

Minutes of the Sandy Creek Regional Planning Board

Wednesday, November 1, 2023

Sandy Creek Town Hall

Members Present: Frank Dixon, Bill Joyce, Sybil Cummins, Richard Machemer, Pat Machemer and Shirley Rice

Members Missing: Larry Rice

Discussion of the minutes of the meeting October 4, 2023 found that no changes were needed. A motion to accept the minutes as presented was made by Shirley Rice, seconded by Frank Dixon. All voted in the affirmative and the motion carried.

Bill provided the Treasurers Report. Expenditures for the period ending November 1, 2023 included salaries for Board members of \$92.35 per person and 438.66 for Bill Joyce as Secretary/Treasurer. Also, there was a payment of \$164.48 for EFTPS. A balance of \$6,593.62 remains in the account.

Correspondence included: Minutes of the meeting of the Town of Sandy Creek Board dated September 13, 2023; a letter from ABUNDANT Solar Power, Inc. received September 7, 2023 concerning the proposed purchase of 30 acres at the old Sandy Creek Dump for the purpose of building a Community Solar Array.

A discussion followed concerning S&R Automotive and the need for them to apply for a modification of the Site Plan. It is understood that S&R has purchased the adjoining property and has already begun parking vehicles on the open lot. John Howland has been apprised of the situation and has actively discussed the need for this modification with the owner.

The Town Board has asked the Planning Board to look into an amendment to the Town Solar Local Law in consideration of the recent fire at a solar facility in the Town of Chamount. This fire occurred in a battery containment building and was extremely difficult to extinguish. A discussion followed with proposals from Board members as to the content of the proposed amendment. Language for the amendment would include several "shall" statements referring to the owner/developer of a commercial solar farm large enough to include a battery storage facility on site. It was proposed these statements should include: firefighting training; firefighting equipment purchase; reimbursement for the expense of any firefighting action; access to the site for fire department; snow removal for access; updated contact information on a regular basis; remediation after accident and proper disposal of any contaminated debris or soil. Consideration may also be given for the waiver of these requirements in part or in full. Bill will also get in touch with the Fire Chief in Chamount to learn what the outcome of their experience has been.

With no further business before the Board, a motion to adjourn was made at 8:15 pm by Sybil Cummins and seconded by Frank Dixon. All voted in the affirmative and the motion carried.