

TOWN OF BATAVIA PLANNING BOARD  
REGULAR MEETING, FEBRUARY 21, 2017, 7:00 P.M.

PRESENT: Acting Chairman Don Partridge, Members Paul McCullough, Paul Marchese, Lou Paganello, and Jon Long

ALSO ATTENDING: Bruce Gerould, Dan Lang, Secretary Brittany Witkop, Sharon White, Tom Lichtenthal, Tim Ahrens of Forefront Power and Jodi Hunt of Tetra Tech, Guy Pellegrino of Pellegrino Auto Sales, Ron Robbins and John Oehler (residents of Oak Orchard Road)

ABSENT: Members Kathy Jasinski, Gordon Offhaus, and Jeremy Liles

Alternate member will vote.

Public Hearing announcement made regarding the application for a Special Use Permit for the Project "Solar Farm Sun Grove Farm" by Forefront Power, to construct an 11 acre solar farm on 93 acre parcel (8169 Bank St. Rd.) in the Town of Batavia. Land is zoned Agricultural Residential.

Public Hearing announcement made regarding the application for a Special Use Permit for the Project "Solar Farm Sun Grove Farm" by Forefront Power, to construct an 11.5 acre solar farm on 83 acre parcel (7755 Oak Orchard Road) in the Town of Batavia. Land is zoned Agricultural Residential.

FOREFRONT POWER - SOLAR FARM PROPOSAL AT 8169 BANK ST. RD. & AT 7755 OAK ORCHARD ROAD

Tim Ahrens of Forefront Power and Jodi Hunt of Tetra Tech presented the board with information on both projects. At this time Forefront Power's home office is based in San Francisco, California, but they will be opening a New York office soon. For the Bank Street site they propose an 11 acre solar farm to produce 2000 kW and on Oak Orchard Road they propose an 11.5 acre solar farm to produce 2000 kW as well.

Some key points are:

- Tetra Tech goes through a constraints mapping process to establish where to place the project to avoid negative environment impact.
- There is a very small amount of concrete on the site for the transformer and inverter pad.
- Gravel access road.
- Fencing is placed around the site.
- Panels are 3.5'W x 6.5'H and are 9 across by 2 high
- The panels are south facing with a 25 degree tilt for both sites.
- Grass trimming and proper maintenance will be hired out.
- Both areas will be monitored remotely.
- Panels are anti-glare.

Questions were posed by both Mr. John Oehler and Mr. Ron Robbins.

1. Will they use weed killers because there is a nearby trout stream?

Per Forefront, no they will not.

2. Is the land for these projects leased?

Yes

3. Will the land be restored after the lease is up?  
Yes, that is the purpose of the decommissioning bond.

4. Why did they choose the Oak Orchard location?  
It is near circuit & NYS Thruway. The land owner is interested in having this project on his parcel. It helps farmers by leasing a small portion of their land.

5. Who does this serve?  
Locally - National Grid  
It is a form of renewable energy and brings stability to the grid. Studies are done prior to installation to look at line capacity.

6. What is the target date for these projects?  
Late Summer start and built by the end of November 2017.

7. Can the public have a copy of the site plan?  
Yes. Per Dan they can stop by the Town Hall and he will give them a copy.

8. Is there an intention to make the solar farms on these sites larger?  
No, not at this point. Per Dan in order to do that a variance would have to be approved because the Town has limited the size of solar farms.

9. Will there be ground cover?  
Yes, it will be comparable to what is native to this area. Shade tolerant and low growth. Don Partridge gave Tim Ahrens a list of ground cover that he received from Cornell that would be best suited to also help our bee population. Tim said he would look into it and that should doable.

The public hearing was closed at 7:26 p.m.

#### MINUTES FEBRUARY 7, 2017 MEETING

Lou Paganello made a motion to approve the minutes as submitted. Seconded by Paul McCullough. Vote unanimous for approval.

#### PELLEGRINO AUTO SALES - GUY PELLEGRINO, 4060 PEARL ST. RD., COMPLETE SEQR AND SITE PLAN REVIEW

The proposed project is a 30' x 40' addition to the existing shop toward the west. The project was reviewed and approved by Genesee County Planning without modifications. It was also approved by the Town of Batavia Zoning Board of Appeals. Our board completed SEQR, Short Form, Part II, led by Don Partridge and found negative declarations. Paul Marchese made a motion for a negative declaration on SEQR, Part II, and seconded by Lou Paganello. Vote unanimous for approval.

#### ZONING ENFORCEMENT OFFICER REPORT

Per Bruce Gerould and Dan Lang - Nothing new to report. More solar projects will be coming.

#### CHAIRMAN REPORT

Don Partridge, acting chairman has nothing new to report. Kathy Jasinski is absent, so we will follow-up with her at our next meeting on March 7, 2017 at 7 p.m.

Lou Paganello made a motion to adjourn the meeting at 7:41 p.m. Seconded by Paul Marchese. Vote unanimous for adjournment.

Respectfully submitted,

Brittany Witkop  
Secretary

Respectfully submitted,

Kathleen Jasinski  
Chairman