

The Town of Deerpark Planning Board met for a BIMONTHLY MEETING on WEDNESDAY, MAY 22, 2024. The Meeting was held at Town Hall 420 Route 209.

The following were present on the meeting:

**BOARD MEMBERS PRESENT:**

Robert Vicaretti-Chairman

Theresa Santiago

Patrick Kean

Craig Wagner-Vice-Chairman

Willard Schadt

**OTHERS PRESENT:**

William Bavoso-On behalf of Glen Plotsky, Town Attorney

John Nosek-Representative from Fusco Engineering

Alan Schock-Town Councilman

Rob Whitney-Town Councilman

Pledge of Allegiance

Meeting was brought to order at 7:02 p.m. by Chair Robert Vicaretti.

IPP SOLAR – 1149 ROUTE 209 – SOLAR ARRAY – PUBLIC HEARING –

Maziar Dalaeli-IPP Solar Associate-Representative for Property Owner

Joe Hens-Representative from Ingalls & Associates LLP

Robert Honders-Applicant

Maziar Dalaeli explained the project to the public 2 solar arrays on about 150 acres. Mr. Nosek stated that there were comments in February from Fusco Engineering, there was a resubmission the steep grade of the interior roadway was fixed, but SWPPP (Storm Water Pollution Prevention Program) still needed to be submitted and still looking for NYSDOT (New York State Department of Transportation) approval. Mr. Hens acknowledged that they have reached out to them and they are using an existing entrance.

Motion made by Theresa Santiago, 2<sup>nd</sup> by Willard Schadt to open the public hearing for IPP Solar Honders Solar Array.

**Vote 5 Ayes:** Theresa Santiago, Craig Wagner, Patrick Kean, Willard Schadt, Robert Vicaretti.

**MOTION CARRIED**

Secretary Gorr read the public hearing notice into record.

Mailings were verified.

John Nosek asked if the site was visible from the road, Mr. Hens answered No.

Public Comment:

Charles Gillander: Mr. Gillander stated that with solar when there is a cloud cover the reliability is not good, there are outages, and it is unstable. He added that more electric was used in the winter and Orange County Department of Planning gave suggestions and none were taken by the Board. He also acknowledged that work was being done on the property and he felt the application should be denied.

Stephen Grillo: Mr. Grillo felt that more information was needed, a wildlife impact statement should be done. He asked how the area under the panels would be kept clean, he has seen where sheep are brought in and questioned where their waste would go and how it would affect the land. He also asked about inspections and who would do them and how often. He also suggested a bond be put in place for latter years if this is abandoned.

Christine Dolan: Ms. Dolan asked how far away the panels will be from homes and if there are any health concerns she should be worried about in the future.

Melissa Tempone: Ms. Tempone echoed her concern for health and asked if fencing would be in place and asked if the whole 149 acres would be solar.

Michael Singer: Mr. Singer stated there is solar all over the County, he addressed his concern with health issues and asked for a impact study on the wildlife. He also asked about the fence and setbacks. He also was concerned about the heat generated and the attraction of bugs to the solar. He continued his concern with cutting down trees and the runoff it could potentially make for the homes below this, he further added that he hopes a generous amount would be bonded so it will not impact the town tax payers. He asked if there would be any noise from the transformers and if there were any odors. He further asked if this would be leased and if the neighbors would benefit from the solar.

Joseph Fulum?-Stag Gun Club: He asked what the plans were with the property after the life is done on the panels an where they go after.

**PLANNING BOARD MEETING MAY 22, 2024 continued –**

IPP SOLAR – 1149 ROUTE 209 – SOLAR ARRAY – PUBLIC HEARING – continued –

Chairman asked if there was any written comment, Secretary answered No.

Motion made by Theresa Santiago, 2<sup>nd</sup> by Williard Schadt to close the public hearing for IPP Solar Honders Solar Array.

**Vote 5 Ayes:** Theresa Santiago, Craig Wagner, Patrick Kean, Willard Schadt, Robert Vicaretti.

**MOTION CARRIED**

Chairman suggested that they write something up to answer the questions and concerns raised and come back at a later meeting to discuss. Mr. Dalaeli acknowledged he would be happy to answer all concerns. John Nosek stated that the SWPPP will answer any drainage issues, Joe Hens confirmed. Chairman stated they could be put on the next agenda for June 12 to discuss the answers. John Nosek acknowledged that there is a decommissioning bond that will be established and it is reviewed by the Town Engineer. Mr. Dalaeli also acknowledged that there is a link that Town residents can log on to and subscribe to solar after the array is up and running and can get a discounted rate on their electricity.

CHINESE CHRISTIAN HERALD CRUSADES – 300 EDDY FARM RD – SITE PLAN REVIEW –

Chairman stated that at the May 8 meeting a public hearing was scheduled, on May 9 John Fuller sent an email that they would not be able to attend that meeting and asked for hearing to be scheduled until June 12.

Motion made by Theresa Santiago 2<sup>nd</sup> by Craig Wagner to reschedule a public hearing for Chinese Christian Herald Crusades for June 12, 2024 at 7PM.

**Vote 5 Ayes:** Theresa Santiago, Craig Wagner, Patrick Kean, Willard Schadt, Robert Vicaretti.

**MOTION CARRIED**

MOTION TO APPROVE MINUTES

**Motion to approve May 8, 2024 Minutes.**

Motion made by Craig Wagner, 2<sup>nd</sup> by Theresa Santiago to approve the minutes for Wednesday, May 8, 2024 meeting.

**Vote 5 Ayes:** Theresa Santiago, Craig Wagner, Patrick Kean, Willard Schadt, Robert Vicaretti.

**MOTION CARRIED**

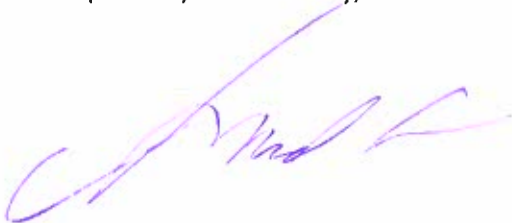
**Motion to adjourn meeting.**

Motion made by Theresa Santiago, 2<sup>nd</sup> by Craig Wagner to adjourn May 22, 2024 Planning Board meeting at 7:42 pm.

**Vote 5 Ayes:** Theresa Santiago, Craig Wagner, Patrick Kean, Willard Schadt, Robert Vicaretti.

**MOTION CARRIED**

Respectfully submitted by,



Amanda Gorr, Planning Board Clerk