

MINUTES OF THE TOWN OF FORT EDWARD PLANNING BOARD MEETING HELD ON WEDNESDAY, JUNE 26, 2024 AT TOWN HALL COMMENCING AT 7:00 P.M.

Acting Chairman Valerie Ingersoll called the meeting to order at 7:00pm

Pledge of Allegiance

PRESENT: Valerie Ingersoll
Max Fruchter
Joe McMurray
Zachary Middleton
Dolores Cogan

ABSENT: Donald Sanders, Jr.
Mark Belden

OTHERS PRESENT: Mitch Quine and Planning Board Clerk Aimee Ives

APPROVAL OF MINUTES: MOTION by Valerie Ingersoll, Seconded by Max Fruchter to approve the minutes of the meeting of April 24, 2024 **ALL AYES**

BUSINESS:

**Public Hearing
CS Energy
Dolan Solar Project
7:05 P.M.**

The public hearing was opened at 7:05pm

The following notice was published in The Post Star on June 18, 2024:

PLEASE TAKE NOTICE, the Town of Fort Edward Planning Board will hold a public hearing on Wednesday, June 26, 2024 at 7:05pm to hear comments regarding the Site Plan Review application submitted by CS Energy for the proposed 20(MW) Dolan Solar Project located between Woodard Road and Patterson Road in the Town of Fort Edward.

At the meeting anyone that wishes to comment will be heard.

PUBLIC COMMENT: None

Mitch Quine: We have submitted the Draft SWPPP and the HydroCAD Calculations that are associated with the SWPPP. We have been in coordination with the Gailor's to try and get some

tree species recommendations. We are working with DEC to get a letter of what they told us about the 2025 rule which is that if we get our wetland permit before the end of this year it grandfather's us in under the 2024 rules. We are waiting on a new comment letter from Chris before we finalize our plans for submission. Our goal is to wrap up conditional site plan approval and SEQR determination by the end of July; we have a submission we need to make in early August to NYSERDA.

Max Fruchter: Were you able to find out the availability of specified trees?

Mitch Quine: I don't have the details on that yet, we are working with the Gailor's and we will be incorporating it into our final site plan.

Max Fruchter: Did Chris tell you the weight of the Firetruck in regards to the wooden bridges?

Mitch Quine: I have not seen that weight limit come through but I will check into it.

Dolores Cogan: What is the difference between DEC's 2024 and 2025 rule?

Mitch Quine: It hinges around what DEC has to take jurisdiction over vs. not. Prior to 2025 if a wetland is of a certain low quality or not hydraulically connected to DEC mapped wetlands, DEC can elect not to take jurisdiction over the wetland even if it's over a certain size. Starting in 2025 any wetland over 12.4 acres, regardless of its quality and what it's connected to, DEC automatically has to take jurisdiction over it. There is a wetland that is 12.42 acres on the site and they have clarified that right now they do not take jurisdiction over it but starting in 2025 they would have to. Another reason that we need to get through the SEQR process is because DEC will not deem the wetland application complete until the SEQR determination has been made.

Joe McMurray: I was under the impression that for 2025 they are lowering the acreage as well from 12.4 to 7.4.

Mitch Quine: My interpretation of that is that 7.4 is the new threshold at which they can take jurisdiction.

Zachary Middleton: Is there anything else outstanding besides the updated site plan and the SWPPP?

Mitch Quine: The only thing we are waiting on is CT Male's comment letter so we can make the changes and get the final site plan submitted. Hopefully we will be getting it all submitted before the next meeting.

The public hearing will remain open

ADJOURNMENT:

MOTION by Max Fruchter, Seconded by Zachary Middleton to adjourn the meeting at 7:18pm
ALL AYES

Dated: June 28, 2024

Aimee Ives, Clerk