

Town Board Meeting
June 14, 2021

The Regular meeting of the Town of Cambridge duly called 14th day of June 2021 at the Town Hall, the following were present:

Supervisor Catherine Fedler

Councilman Douglas Ford

Councilman Brian Harrington

Councilwoman Gretchen Wilmot

Councilman Bruce Bailey

Others present: Heather Greenawalt Town Clerk, Jim Buckley Highway Superintendent, James Morris from the Eagle, Alan Wrigley Town Attorney, Eric Pearson Planning Board Chair, Scott Clark Vice Chair Planning Board

Supervisor Fedler opened the meeting and led in the Pledge Allegiance to the Flag.

Resolution #32

Executive Session

Councilman Ford motioned, seconded by councilwoman Wilmot to enter into Executive Session at 7:30 PM to get advice from the Town Attorney on how to handle the litigation.

Vote: Ayes – 5 Noes – 0

Resolution #33

Executive Session

Councilman Bailey motioned, seconded by Councilman Harrington to exit out of Executive Session at 7:40 PM.

Vote: Ayes – 5 Noes – 0

Solar

There was a short discussion on Solar. They discussed the topics already covered in the previous meetings of the Town Board and the Planning Board. Eric Pearson the Planning Board Chair and Scott Clark the Vice Chair were present at the Town Board Meeting and discussed possible options for a Site Plan for Solar.

Discussion of the list of Planning Board Suggestions for the Solar Law:

Eric Pearson and Scott Clark mentioned the concern of having a **Bond for Decommissioning** in the Solar Law– this would help in the future. If the Solar Farm becomes obsolete in 20 – 25 years and needs to be torn down at the end of its life and disposed of. This is where the Decommissioning Plan comes into play.

The **Glare restriction** was not a big concern. In fact, Scott Clark said that he was not even sure a restriction could be put in place for Glare. The Glare restriction is not as concerning because the Solar panels are not reflecting light, they are collecting it.

If a Solar Law was created, it would then be written into the Law that the SEQR automatically would be triggered: anything that would be over the net metering, would trigger a Site Plan Review for a SEQRA- for an evaluation of the project. Then this evaluation would address any concerns that the Planning Board might have in regards to soil erosion, which would cover environmental or watershed impacts. At this time in the review process, it will be addressed whether there is a Decommissioning Plan and Restoration Plan in place for the future.

It was the Planning Boards hopes to advise the land owner on what they should have in place when doing a solar project, not to regulate what they do or put restrictions on their land.

The Planning Board asked the Town Board if they had any concerns. Councilman Harrington had questions of Nonresidential vs. Residential: If a farmer wants to put Solar panels on the barn is that nonresidential? Would that farmer have to come in for Site Plan Review? They said yes at first, they would bring everyone in that was over the net metering. Then the Planning Board would be able to view project, if there were no issues, they would send them on their way. It was mentioned that a large farm can still be behind the meter / could be considered a remote net metering arrangement. Some projects might need more environmental review than others. Being that we are starting from the beginning lets start large and bring all over net metering projects in for review. If later down the road the Law needs to be adjusted it can be done. All the things that want to be done should be in this law such as Decommissioning Plan, Restoration Plan, has legal counsel reviewed these agreements, etc. The Town is not sure how many of these projects they are going to run into, so for now all will be reviewed. Councilman Harrington wondering if could tailor whether the energy is being used onsite or offsite? This would drive the permit whether it is residential or nonresidential. Scott Clark mentioned you cannot get a permit if you are going to oversize your system, residential must be behind the meter. The company will view electric bills for the last 12 months can only have a 10% oversize. In the situation of a Farm they are going to be behind their meter with a very large system. An example was used of a apartment building would be remote net metering – nonresidential. Scott Clark mentioned that not sure where to start so this is why they are doing a site plan review. It is not the intent of the Planning Board to legislate that can't go in certain direction, just want to catch what the impacts are going to be. Right now, the intent of the Planning Board was to separate the single-family residents and the Ag are the multifamily residences. It is possible in 8 months the Town may have to readdress Solar and change the law slightly. Councilman Bailey said the Town Board would have to decide that, if they feel there is a problem. Eric Pearson asked at what point the State takes over, Scott said State takes over the project at 25 megawatts or higher. This would be a very large-scale solar project such as power plant or hydroelectric power. 7 to 10 acres is equal to 1 mega watt

It was asked if it could be put in the Solar Law if the Solar array is on the existing structure, it is exempt. They also had concerns if the Solar array is on the roof, I must be structurally sound. It was suggested that the Town seek Legal Council on what kind of limit can put in this law and still have teeth. It was also suggested that there be a setback, possibly 50 ft. from neighboring boundaries. It was also suggested that the project should come to the Town Board first and then be sent on to the Planning Board.

Auditing of the Bills

General	#106 – 128	\$2,370.32
Highway	# 61 – 69	\$6,387.43

Approving Supervisor's Report

Resolution #34

Councilman Bailey motioned, seconded by Councilwoman Wilmot to approve the Supervisor's report from May 2021.

Vote: Ayes – 5 Noes – 0

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Approving of the minutes

Resolution #35

Councilwoman Wilmot motioned, seconded by Councilman Bailey to approve the minutes from the May 20, 2021 minutes with a few corrections. The first correction being on page 3 - #3 of the Planning Board list should be SEQRA not seeker. Then per a request of Councilman Bailey that expand more on the Solar discussion, make sure that they are clear and more detailed information. The Town Clerk did mention that the Planning Board report is only brief report, more can be read in the Planning Board minutes. On page 4, first paragraph should read conversation not conservation. On page #1The second paragraph mentioned that Highway Superintendent had to get 6 Quotes. It should read Highway Superintendent had in mind different roads he needed to pave and was unsure of the money available. So looked at all possible options. Wording should be changed in regards to when it was mentioned that Highway Superintendent received the letter Monday, the last day of paving. Highway Superintendent Jim Buckley mentioned that knew the amounts before paving it was the State notification letter that he received on the Monday of paving about the amount of money awarded for CHIPS, EWR and PAVE NY.

Vote: Ayes – 5 Noes – 0

Planning Board Report

The Planning Board meet on June 3, 2021 with 4 members present and the secretary. Henry Demoy was supposed to present a boundary line adjustment on 1347 King Rd., however he was not at the meeting. The Planning Board Secretary has already reported in the beginning of this meetings minutes what was discussed for Solar and what the Planning Board suggestions are for Solar. The next Planning Board meeting will be on July 1, 2021.

Town Clerk Report

The Town Clerk Heather Greenawalt reported that the Temporary position in Jackson seems to be going well and the hours are working out between the two offices. Bob Wallace the computer programmer has been to the office and installed the Outlook program and it is running well.

Highway Report

Jim Buckley the Highway Superintendent reported that they paved Petteys Road, the upper half of Gillis Road and the intersection of Petteys and Kenyon Roads. The paved roads have all been mowed one pass and some of the guiderails have been mowed. They had the excavator boom re-bored and bushed on the bucket end, and replaced part of the rear corner post on truck #2's body. They have been ditching and grading. They have done their MSHA training, and safety days and a driver safety class are scheduled. Highway Superintendent attended the Virtual Highway School. The next step in the Bridge NY application process has been submitted for King Rd. The CHIPS reimbursement forms have been sent to D.O.T. Highway Superintendent Jim Buckley thanked Margaret Shaw and Heather Greenawalt for helping with the filing of the CHIPS paperwork.

Town Board

Councilwoman Wilmot asked about the Horse and buggy signs and if there was anything they could do to help make people aware of the Amish. Highway Superintendent Jim Buckley mentioned that they have posted signs and also spoke with the Amish about concerns. Highway Superintendent mentioned to the Amish they need to put reflectors on the buggies. Due to their beliefs, they can not put anything

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that decorates or draws attractions to their buggies. A notice has been put in the paper to make people aware of the Amish horse and buggies.

Broadband survey

The Broadband survey was mentioned! The county is conducting a broadband survey to find out where the need is for internet service. The survey can be completed in paper form or on your computer if you have internet to test the speed of the internet available. This survey can also be accessed by the phone scanning the QR code and completing the survey. Also, can call phone number 518-746-2290 at the county and receive help completing the survey. The notice has been posted on the Town of Cambridge website and in the Town Hall.

The Supervisor also reported that the Rescue Plan still has no guidance. The Metropolitan areas have guidance and how the money can be used. Still not sure how the money will be split between the Town of White Creek, Cambridge and the Village. The state can't hold the money, state just disperses the money.

It was requested that the Planning Board Secretary send copies of the Solar Laws to the Town Board members for review.

There being no further business before the Town Board the meeting was moved and carried for adjournment at 9:15 pm.

Respectfully Submitted,

Heather Greenawalt
Town Clerk/Town of Cambridge