

**TOWN OF KENDALL  
PLANNING BOARD  
MEETING MINUTES**

**Tuesday, June 29, 2021 at 7:07p.m.**

ATTENDANCE:	Chairwoman Patty Pfister	- present
	Jeff Conte	- present
	Phil D'Agostino	- present
	Steve Catone	- absent

Also present: Bob McGregor, 1909 W. Kendall Rd., Brian Harper, NextEra Resources, LLC., Code Enforcement Officer Hennekey, Code Enforcement Officer Strong, and Recording Secretary Bakutis.

Chairwoman Pfister called the meeting to order at 7:08 p.m.

**REVIEW REVISED SITE PLAN FOR THE W. KENDALL ROAD SOLAR PROJECT AND THE CENTER ROAD SITE PLAN:**

Brian Harper, NextEra, told the board they have reached an agreement with Bob and Diane Furness for a purchase option for the piece of parcel needed for the project, which is about a half an acre, 255-feet from the top of the property down past the projects access road, this should give enough road frontage to meet the code requirement for the town. Furness's will have to file an application for a subdivision with specific frontage information, etc. and at some point we will need a final survey for our records. Chairwoman Pfister noted they have been given till July 9<sup>th</sup> to have all updated documents in order for the upcoming county board's meeting deadline and the application for the proposed subdivision should be included. Brian told the board the only updates to the site plan is the access road being moved more to the south to avoid the wetlands coming down from the north of the projects parcel and the gravel mix that will be used for the project's road. The board reviewed the revised plans. CEO Strong would like the operation maintenance plan for this project to state the grass height not to exceed ten inches. Knox box at gate. Every 500-feet there must be a 20-foot wide by 60-foot long turn-out for emergency vehicles. Final grade of land for project will have to be addressed, weight capacity is needed with assurance that it will support the weight of emergency vehicles the whole length. (Refer to the letter from Orleans County Emergency Management dated 5/14/2021). CEO Hennekey stated a definite plan from the fire company of how they will approach a fire on the site. Brian provided a maintenance agreement to review.

Jeff Conte made a motion to grant a 30-day extension, seconded by Phil D'Agostino. All in favor. Chairwoman Pfister made a motion to send the revised W. Kendall Road site plan and SWPPP to the County Planning Board for review at their July 22<sup>nd</sup> meeting, Jeff Conte seconded. All in favor.

Chair. Pfister would like all documents from all involved submitted by July 9<sup>th</sup>, July 15<sup>th</sup> is the County Planning Board deadline to submit paperwork. Patty informed Brian if all paperwork is submitted on time and is reviewed by the county then she will schedule a public hearing at our next scheduled meeting on July 27<sup>th</sup>. Phil will speak to someone from the fire department for their feedback on how they will handle a fire on a solar site and possibly come in-person or by a conference call to speak with the board or code enforcement at some point.

**NEW BUSINESS:**

Chair. informed the board the Center Road project was approved by the County Planning Board at their May meeting. The plans were reviewed, working toward a public hearing for our July meeting. Hearings for both projects are contingent on everything being submitted on time as stated previously. Should the hearings take place in July, this board will still have 62 days to decide after the hearing. The board agreed if the hearings take place in July the W. Kendall Rd. hearing will be scheduled for 7:00 p.m. and the Center Rd. will be scheduled for 7:30 p.m. Chair. informed the members that the Town Board will be approving the decommissioning agreement prior to our July meeting for the W. Kendall project. There will be no need for an additional SWPPP. The engineers will have the SEQR resolution ready.

**OLD BUSINESS:**

Chair. spoke with Phil and Jeff regarding Harassment & Discrimination Training done by their place of employment, she spoke with the Town Supervisor and that will be accepted. She informed them both she emailed the Town Board their ideas for keeping the public informed.

**CODE ENFORCEMENT UPDATE:**

CEO Hennekey informed the board property owner Mike Zingler, Zingler Farms, located at 17165 Kenmore Rd. Tax ID #33.-1-15.111, would like to subdivide a piece of property off the farm to build a new home on a one lot subdivision.

**APPROVAL OF MINUTES:**

Minutes from the April 27, 2021 and June 28, 2021 meeting submitted by Recording Secretary Bakutis were reviewed. Jeff Conte moved to accept the minutes as presented, seconded by Patty. All in favor.

**ADJOURNMENT:**

Jeff Conte made a motion to adjourn, seconded by Patty Pfister. Meeting adjourned at 9:07 p.m.

**NEXT MEETING:**

Regular scheduled meeting rescheduled for Tuesday, June 29, 2021 at 7:00 p.m.

Respectfully Submitted,

Tammy Bakutis  
Recording Secretary