

**TOWN OF SWEDEN
Planning Board Minutes
February 24, 2020**

A regular meeting of the Town of Sweden Planning Board was held on Monday, February 24, 2020, at the Town Offices, 18 State Street, Brockport, New York, commencing at 7 p.m.

Members present: Richard Dollard; David Hale; Craig McAllister; Matthew Minor; Arnie Monno; Wayne Rickman, David Strabel.

Also, present: Nat O. Lester, III, Planning Counsel, James Oberst, P.E., MRB, Joe Hens, Ingalls & Associates, LLP; Jerry Glogowski, Glogowski Surveying; Michael Morich.

Chairman McAllister called the meeting to order at 7 p.m. and asked everyone present to say the Pledge of Allegiance.

Correspondence was passed to members for review.

Moved by Mr. Dollard, seconded by Mr. Strabel, that the minutes of February 10, 2020, be approved.

*Chairman McAllister – Aye
Mr. Dollard – Aye
Mr. Hale - Aye
Mr. Monno – Aye
Mr. Minor – Aye
Mr. Rickman - Aye
Mr. Strabel – Aye*

Morich Subdivision-3 Lots. 20 Bader’s Way. 083.04-1-1.1.

Mr. Jerry Glogowski addressed the Board. The applicant, Michael Morich, is proposing a 3-lot subdivision on a 5-acre parcel, located on Lake Road, just south of the intersection at Bader’s Way. Lot 2 will have the existing 2-story frame home and barn, which is serviced by public water and septic system. Lots 1 and 3 will remain vacant. All existing zoning requirements have been met.

Mr. Strabel and Chairman McAllister explained when Bader’s Way was put in, NYSDOT stated there would be no more accesses permitted off Lake Road for that property. A proposed access easement to Bader’s Way is shown for Lot 1 on the map. The access easement is over Duryea property not Town property.

Moved by Mr. Strabel, seconded by Mr. Rickman, that the Morich Subdivision – 3 Lots be accepted for review.
Mr. Minor confirmed with the Clerk that payment had been received.

*Chairman McAllister – Aye
Mr. Dollard – Aye
Mr. Hale - Aye
Mr. Monno – Aye
Mr. Minor – Aye
Mr. Rickman - Aye
Mr. Strabel – Aye*

The Public Hearing will be March 23, 2020.

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Solar Park Energy 12 Solar Farm Subdivision, Site Plan & Special Use Permit. W. Sweden Road. 082.04-1-5, 6.

Mr. Joe Hens addressed the Board. Mr. Hens distributed a new plan, which clarifies the northern property boundary. The plan now shows the two lots being combined so that the solar farm is on one parcel. The project is for a new 5 MWAC solar farm, located at 275 W. Sweden Road.

The project is similarly to the Helios project in that tracker panels are proposed and evergreen screening consisting of staggered trees along West Sweden Road. Access will be off West Sweden Road. Mr. Strabel asked if National Grid will have to redo the poles all the way to north of the site, approximately one mile. The answer was yes.

The Clerk stated that the project application fees had not been received as expected from Mr. Guzek, and he is not present tonight. The Board discussed the project further. Mr. Hale confirmed with the Clerk that the application is, in fact, a resubdivision of the DeBona Subdivision. Solar Park Energy LLC is owned by Mr. Guzek. He was a consultant for the Helios Energy project. The leased area for the solar farm needs to be shown so it doesn't include any accessory buildings, well, and/or septic system. The leased area will be approved as a subdivided lot to ensure required setbacks are met for the solar farm. Mr. Hens needs to update the subdivision map prior to the public hearing.

Moved by Mr. Hale, seconded by Mr. Strabel, that the Solar Park Energy 12 Solar Farm Subdivision, Site Plan, Special Use Permit be accepted for review contingent upon receiving payment by Friday, February 28, 2020.

The Board stated that the property is in an Ag District and that the mailing of the legal notice should include Orleans County and all affected farms.

*Chairman McAllister – Aye
Mr. Dollard – Aye
Mr. Hale - Aye
Mr. Monno – Aye
Mr. Minor – Aye
Mr. Rickman - Aye
Mr. Strabel – Aye*

The Public Hearing will be March 23, 2020.

The meeting was adjourned on motion at 7:25 p.m.

Respectfully submitted,
Phyllis Brudz – Planning Board Clerk