

Montgomery County Planning Board
Meeting Minutes
June 10th, 2021
(digital meeting via Zoom)

MEMBERS PRESENT:

Wayne DeMallie, Chairman
Ronald Jemmott, Member
Irene Collins, Member
David Wiener, Member
John Lyker, Member
Mark Hoffman, Vice Chair
Doug Stahura, Member

STAFF MEMBERS PRESENT:

Alex Kuttesch, Senior Planner
Karl Gustafson Jr., Grant Assistant
Andrew Santillo, Economic Dev. Assistant

ABSENT:

Betty Sanders, Alternate
Angela Frederick, Member
Erin Covey, Member

OTHERS PRESENT:

Jim Edwards, CT Male
Tim Riley, Town of Glen
Eric Redding, Solar Project
Jack Raymer, Pilot Project

I. Call to Order

The meeting was called to order by Chairman Wayne DeMallie at 6:31 p.m.

II. Roll Call

The roll call of board members was done by Chairman DeMallie.

III. Adoption of the Agenda

John Lyker made a motion to adopt the agenda, Mark Hoffman seconded. All members present were in favor.

IV. Approval of Previous Meeting's Minutes

Dave Wiener made a motion to accept previous meeting minutes, Ron Jemmott seconded the motion. John Lyker abstained. The previous minutes were approved.

V. Public Comment

There was no public comment.

VI. Town of Amsterdam- Site Plan Review

Alex Kuttesch explained to the board that this project is a storage unit facility located in the Town of Amsterdam. Three of the buildings will be 30' x 150' and one building is 20' x 150'. David Wiener stated that he reviewed the site plan and had no comments, pointed out that there will be no use of public water at the site. There was no other discussion.

Dave Wiener made the motion to approve the referral, seconded by John Lyker. All were in favor.

The referral was approved.

VII. Town of Glen- Special Use Permit

Alex Kuttesch explained that this will be a special use permit referral for a Pilot truck stop and Taco Bell in the Town of Glen just off the New York State Thruway. David Wiener stated that every form was complete and CT Male was very thorough. There was no other discussion.

Dave Wiener made the motion to approve the referral, seconded by Ron Jemmott. All were in favor.

The referral was approved.

VIII. Town of Mohawk- Site Plan Review

Alex Kuttesch stated that this referral is a site plan review and an area variance for a solar project in the Town of Mohawk. The solar project is applying for an area variance for 100 foot setbacks, with the Town's setbacks being 200'. This solar project will be 1.75 megawatt project on seven acres. There is a forest located on the southwest portion of the property and on the southeast portion of the property they are going to be constructing a fence.

Mark Hoffman, a member of the Town of Mohawk Planning board stated that their board sent this project to the zoning board for the area variance. Mark also stated that there are only two neighbors in the area and they had no problem with the project. Eric Redding from the project stated that the project did receive the area variance with no push back.

David Wiener noticed there is no access road through the site. Eric Redding stated that there is only one equipment pad because this project is so small. There is also enough space for a

truck to drive completely around the project. Irene Collins asked if the project is visible from the road. Eric stated that on the southeast side you can see it from the road but they are planting evergreen trees to block the road and restated that the neighbors have no issue with the project.

John Lyker asked what the setbacks in the Town are. Eric restated that the Town's setbacks are 200 feet but they got the area variance to do 100 feet. John Lyker stated that the zoning board should follow the law that is on the books and stick to the 200 foot setbacks.

Ron Jemmott made a motion to approval the referral, seconded by Wayne DeMallie. There was a roll call vote. There were four Aye votes and one Nay vote. Doug Stahura excused himself before the action. Mark Hoffman abstained.

The board took no action on the referral and it will be sent back to the Town of Mohawk.

IX. Other Business

There was no other business.

X. Adjournment

David Wiener made a motion to adjourn the meeting at 7:10 p.m., seconded by Mark Hoffman. All were in favor.

Respectfully submitted,

Karl Gustafson Jr.
Economic Development Grant Assistant