

Planning Board Members Present: Michelle Day, Nancy Nowalk, Tim Conner, Matt Curtis, George Sobierajski and Samantha Hoskins.

Members Absent: John Shearer

Open the Public Hearing at 7:00 PM

Public Hearing: Cup N Cone: Public Hearing Notice read by Matt Curtis. No comments.

Close the Public Hearing at 7:01 PM.

Chairperson Day called the regular meeting to order at 7:01 PM.

Old Business: Cup N Cone: (Committee: Chair-Tim Conner, Nancy Nowalk and John Shearer). Tim Conner felt that the project was well conceived and recommends approval after further review of the sign. Motion by Tim Conner to approve as submitted with the conditions below.

- 1) All lighting to be pointed downwards and remain on building property.
- 2) Hours of operation: 11:00am to 10:00pm. 7 days a week.
- 3) Signage; We approved a new five foot by five foot internally illuminated sign on the original sign's 13-foot support. To be on only during business hours.
- 4) Comply with application submitted.
- 5) Comply with all Local, State & Federal Rules and Regulations.

Motion seconded by Nancy Nowalk. Ayes from all. Motion carried.

New Business: Greene Community Solar: Owner-OurGeneration LLC. Location of site: 283 NYS Route 12, Greene NY. Ground Mounted Community Solar Project with associated electrical wiring. Project will consist of 22 acres of solar panels and racking, installed using driven steel I-beams, and connecting to the NYSEG electrical distribution system along Highway 12 via new utility poles near the site entrance. Leasing the property from Sanford Excavating, LLC. Committee: Chair-Matt Curtis, Michelle Day, Nancy Nowalk, Tim Conner, George Sobierajski, John Shearer and Samantha Hoskins.

Other Business:

- 1) Comprehensive Survey: Reviewed the draft results document, members provided feedback. Results document will be updated and sent to members and Town Board. Results will be utilized by planning board for future activities.
- 2) Training is on hold at the present time.
- 3) December meeting change: Monday, December 21st at 7:00pm. Possible Microsoft Teams meeting.

Approval of Minutes: A motion was made by Matt Curtis, seconded by Nancy Nowalk to approve the October 26, 2020 meeting minutes as submitted. Ayes from all. Motion carried.

Town of Greene Planning Board
November 23, 2020

Adjournment: Nancy Nowalk made a motion to adjourn the meeting, seconded by George Sobierajski. Ayes from all, motion carried.

Chairperson Day closed the regular planning board meeting at 8:30 PM.

Next regular Planning Board Meeting is scheduled for December 21, 2020.

Respectfully Submitted,

Lou Ann Day, Town of Greene Planning Board Clerk