

**TOWN OF BARRE
PLANNING BOARD
DECEMBER 9, 2019**

CALL TO ORDER: 6:31 PM

BOARD MEMBERS PRESENT

Tom Keeler	Wes Miller
Jean Depatie	Kurt Dudley
Kirk Mathes	Jean Peglow

BOARD MEMBERS EXCUSED

Stephen Harling	Dr. George McKenna
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BOARD MEMBERS ABSENT

Eric Watson

Others present: Larry Gaylard, Tom McCabe, and Shellye Dale-Hall

II. OLD BUSINESS

Mr. Keeler reviewed the information from Mr. Mark that was emailed to him regarding Mr. Wietler. Mr. Mark (due to weather) nor Mr. Wietler were in attendance last month to discuss this. The board or Mrs. Dale-Hall has not received a letter from Mr. Wietler's lawyer stating why a special use permit was not required. The property remains in disarray. Mr. Wietler has erected a shed without obtaining a building permit as of yet. Mrs. Dale-Hall stated that all sheds need to have a building permit. However, sheds under 144 square feet do not need to have a building fee. The consensus of the board was that Mr. Wietler does require a special use permit. The board also was in agreement that Mr. Wietler can get a building permit for the newly erected shed. However, if there are any more additions, permits will be required and he must come before the planning board.

The currant solar law was discussed with Mrs. Dale-Hall as she has received an application for an area variance from Ms. Wilcox and Paul Piscitelli (Josh Piscitelli's father) on Root Road. Their house is set way back from the road (more than 75 feet). The requirements for small scale freestanding and ground-mounted solar collectors as found in 350-117 are:

- A. Freestanding and ground-mounted solar collections shall be subject to the following conditions:
1. In all Districts, a lot must have a minimum size of 40,000 square feet for a freestanding or ground-mounted solar collector to be permitted.
 2. The location of a ground-mounted or freestanding solar collector shall comply with the setback requirements for accessory building, as set forth in the Barre Town Code
 3. No ground-mounted or freestanding solar collectors shall be permitted in the front yard.

Discussion took place:

- What is the definition of front yard which is not included in the law? The definition needs to clarify whether the front yard is directly in front of the dwelling or anywhere on the property that is forward of the house.
- Any changes to the law would first have to go to the Town Board, County Planning Board, and have a public hearing.

The other potential solar project on Rt. 98 was discussed.

- There has not been a formal application submitted as of yet.
- The front 500 feet of the property is zoned general business and the back half residential

In the future, should we change the solar law to allow solar in all districts with restrictions. Also, should we revise our zoning to all ag/residential. Some members of the board have spoken with Dr. Pogue about changing on extending general business district to Root Rd. on Rt. 98 and 31 A to Eagle Harbor Road. This process will probably start in January. Dr. Pogue, Mr. Miller and Mr. German from the County Planning Board have also been discussing this.

Regarding battery storage proposed law, it should be a stand-alone law as it could be for solar or wind. It should be in a dedicated building. Mr. Keeler has some information on a model battery storage law and a proposed energy storage law that he will get to Mrs. Preston for her to send out to the board members.

The attendance/training record was reviewed for the year.

III. NEW BUSINESS

Everyone was in agreement with the proposed meeting dates for 2020 keeping it on the second Monday of the month at 6:30 pm.

Everyone was in agreement to ask the Town Board to reappoint Mr. Miller to the planning board.

Mr. Miller stated that he was handed information on Eagle Harbor Sand & Gravel and the town going appoint the DEC to do the SEQR at their meeting on Wednesday. They would like to mine deeper than they are allowed at this time.

VI. COMMUNICATION

ORLEANS COUNTY PLANNING BOARD

The November County Planning Board was cancelled.

VII. ADJORNMENT

Mrs. Peglow made a motion to adjourn the meeting at 8:11 pm; seconded by Mr. Depatie and carried (6-0).

Lee A. Preston, Clerk