

A Work Session was held September 5, 2023 at Hutchinson Hall, Newark Valley at 7:00 P.M.

The following were

PRESENT:

Stuart Yetter, Jr., Supervisor
Joseph Tomazin, Jr. Councilmember
Warren Smith, Councilmember
Lucy Johnson, Councilmember
Brett Walter, Councilmember

Also Present: Joe Tennant, Highway Superintendent; Jared Martin; Dan Cheresnowski, Code Enforcement Officer; Doug Cornwell; Ernest Falero, Jon Neuwerk, Karen Gunther, Hyde Clark, Michael Fratesch, Dan Fratesch, Pam Moore, Caleb Scott, Emily Lurasik, Sherri Hurley, H. Hurley, Josh Judson, Debra Judson, Doug Cornwell: Town Historian, Doug Rockwell and Bob Bloom.

Meeting Called to Order

Supervisor Yetter called the meeting to order at 7:00 P.M.

Pledge of Allegiance

Supervisor Yetter led all in the Pledge of Allegiance.

Public Hearing

Resolution #91-2023

**Open Public Hearing for Solar Farm at
1779 West Creek Rd**

On a motion offered by Councilmember Smith and seconded by Councilmember Johnson. Supervisor Yetter opened the Public Hearing for the Solar Farm at 1779 West Creek Rd. at 7:01 P.M.

Councilmember Walter - AYE
Councilmember Tomazin - AYE
Councilmember Johnson- AYE
Councilmember Smith - AYE
Supervisor Yetter, Jr. – AYE

Motion Carried

Supervisor Yetter said the purpose of this Public Hearing is to gather comments from the public concerning the development of the Solar Farm at 1779 West Creek Rd. There was a very lengthy discussion from several people from the Public on the Solar Farm at 1779 West Creek Rd.

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- The wattage and the grids were discussed
- Regenerative Culture, Varied vegetation, how it can revenue to the Town
- Concerns of population of sheep, how they get the water to sheep, is there a caretaker
- They have cameras set up for live feed, they visit the site on a regular basis
- Vegetation is always maintained by livestock; they have an emergency evacuation plan if there were issues
- Pollenating and Bee keeping are great for Chickens and Turkeys
- Supervisor Yetter would like to see a list of the pollinators they are going to use
- Karen Gunther had done research that sheep do better on prime farm land verses marginal
- Pam Moore spoke that there are a lot of Solar Farms coming to our area and feels that the farmers are being targeted because they think they are poor and desperate for money, and targeting prime farm land
- Was discussed that the power is in flood plain, electric bills are supposed to go down and stated they haven't seen a change
- The Solar Farm is above the 500-year flood and was followed by the Towns Code for the planning
- Was asked by a Board Member how the panels would be turned off, Micro substation is what they have if needs to be shut down
- Karen Gunther stated she has lived on West Creek Rd for 45 years and said the land where they want to build the solar farm has only been and island twice in 45 years
- More discussion that Caleb Scott said they have ways to get animals out if it were to flood
- Was said that there was a solar farm to the north on West Creek Rd on marginal farm land, the proposal now is much more attractive, and that there was lots of land available for these solar farms.
- Studies were done about grazing sheep on solar changing from prime to solar is a negative impact
- Some think they are eyesores and don't want to see them out there back door and had said the fences will not hold up in a flood
- Out west they are building them like crazy, it will take to through it all
- Decommission Plan how to take the solar farms down, there are laws that the land has to be returned to its original state
- Panels get recycled
- Commissioning bond for the developers so that it doesn't end up on the taxpayer
- Sheep are on Solar Farm the first 2 weeks of September
- Some felt they were fighting amongst themselves back and forth and asked why that they take over farm land that is being used
- Mentioned that they work on solar fields and the fence they build is not good and stated that they don't put the land back the way it was, there are better places to build them
- Some asked if this was a public vote, Supervisor Yetter explained that the Town Board decides, that is why the public had the opportunity to share their thoughts and concerns good, bad or indifferent.

Resolution # 92-2023

**Close Public Hearing for Solar Farm at
1779 West Creek Rd.**

On a motion offered by Councilman Smith, and seconded by Councilman Walter. Supervisor Yetter closed the Public Hearing for the Solar Farm at 1779 West Creek Rd. at 8:24 P.M.

Councilmember Walter - AYE
Councilmember Tomazin - AYE
Councilmember Johnson- AYE
Councilmember Smith - AYE
Supervisor Yetter, Jr. – AYE

Motion Carried

Highway Report

Highway Superintendent Joe Tennant said all the stone is ready for the next wave of Stone and oil.
New Town truck will be here in a couple weeks.

Old Business

Brief discussion on the New Pole Barn, it has been started and it's coming along. There will be more help coming.
Paperwork was given to Supervisor Yetter about a driveway issue.

New Business

Supervisor Yetter discussed with The Town Board that the secretary needed a new computer. Also, that Wanda Grover needs to be removed from tax collector account and add Theresa Pollard as a signatory to Tax Collector Account.

Resolution # 93-2023

**Authorize to remove Wanda Grover from the
Tax Collector Account and appoint Theresa Pollard
As a signatory on the Tax Collector Account**

On a motion offered by Councilman Tomazin, and seconded by Councilman Smith, The Town Board approve to remove Wanda Grover from the Tax Collector Account and appoint Theresa Pollard as a signatory on the Tax Collector Account.

Councilmember Walter - AYE
Councilmember Tomazin - AYE
Councilmember Johnson- AYE
Councilmember Smith - AYE
Supervisor Yetter, Jr. – AYE

Motion Carried

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Department & Council Reports

Code Enforcement Officer

Code Enforcement Officer Dan Cheresnowki discussed paperwork that he has ready to go to the Planning Board to get things straightened out with a building that was built to close to the road at 9607 St. Route 38. A form called a 239 has to be and sent to the Tioga County Planning Board.

Dog Control Officer

No report

Planning Board

No report

Council Members and Committees

Planning Board

No Report

Resolution # 94-2023

Authorize Dan Cheresnowki to forward paperwork
To the Tioga County Planning Board for Sawmill located
at 9607 St Route 38 in Newark Valley NY

On a motion offered by Councilman Tomazin, and seconded by Councilman Smith, The Town Board approves Dan Cheresnowki to forward paperwork to the Tioga County Planning Board for Sawmill located at 9607 St Route 38 in Newark Valley NY.

Councilmember Walter - AYE
Councilmember Tomazin - AYE
Councilmember Johnson- AYE
Councilmember Smith - AYE
Supervisor Yetter, Jr. – AYE

Motion Carried

Executive Session

Resolution # 95-2023

Enter Executive Session

On a motion offered by Councilman Tomazin, and seconded by Councilwoman Johnson, The Town Board entered Executive Session at 8:50 P.M.

Councilmember Walter - AYE
Councilmember Tomazin - AYE
Councilmember Johnson- AYE
Councilmember Smith - AYE
Supervisor Yetter, Jr. – AYE

Motion Carried

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Exit Executive Session

Resolution # 96-2023

Exit Executive Session

On a motion offered by Councilman Smith, and seconded by Councilwoman Tomazin, The Town Board exited Executive Session at 9:05 P.M.

Councilmember Walter - AYE
Councilmember Tomazin - AYE
Councilmember Johnson- AYE
Councilmember Smith - AYE
Supervisor Yetter, Jr. – AYE

Motion Carried

The purpose of this Executive Session was to discuss a personnel matter.

Adjournment

On a motion offered by Councilmember Johnson, the meeting was adjourned at 9:07 P.M.

The next scheduled meeting is a Regular Meeting to be held on September 19, 2023 at 7:00 P.M.

Respectfully submitted,

Lora L. Corson
Town Clerk