

PRESENT: George Brehm Chairman, Gregory Bernard, Jay Erickson, Aaron Cioppa and Dr. Thomas Bloom.

EXCUSED: Steven Jobe and Mark Friedman.

ALSO PRESENT: Brendan Liberati Esq. and Michael Liguori Esq. from the Law firm of Hogan, Rossi and Liguori.

CONTENTS: Escrow Reimbursements. Referral of Solar Energy Law and Minutes.

Chairman Brehm opened the meeting at 7:00p.m. and then led the salute to the flag.

ESCROW REIMBURSEMENT

Administrative Tasks/Resolution

**Town of Pawling Planning Board Recommendation for Escrow Balances Reimbursement Town Code Chapter 95 Resolution #13 of 2023. "Mr. Cioppa MOVE Refund Resolution #12 of 2023, REPAYMENT OF UNUSED ESCROW." and Mr. Bernard second the Motion all were in favor and the Motion carried.**

<b>Aldo Casola</b>	<b>Environmental Permit</b>	<b>\$125.00</b>
<b>Ecco Development</b>	<b>Site Plan</b>	<b>\$975.93</b>
<b>Gennaro Bonavenia</b>	<b>Environmental Permit</b>	<b>\$200.00</b>
<b>Whaley Lake Properties</b>	<b>Site Plan</b>	<b>\$2,652.11</b>
<b>Billy Colbert</b>	<b>Environmental Permit</b>	<b>\$25.00</b>

SOLAR ENERGY SYSTEMS LOCAL LAW

Chairman Brehm said the Board members are in receipt of a recommendation letter on the Proposed "Solar Energy Systems:" Local Law. The letter has been drafted based on the discussion held at the October 02, 2023 Planning Board meeting. This evening Mr. Erickson has provided revision/updates for the Boards discussion. The draft Local Law currently under consideration by the Town Board is to regulate solar panel installations in the Town. The Board feels while the intention of these regulations is understandable, this is clearly a cutting-edge technology which is rapidly advancing. The additional recommendation made this evening are as follows:

Paragraph E ("Applicability"; pg 6-8)

a. sub-paragraph (3) refers to solar energy systems within farms in Agricultural Districts. The first line the top of page 7 should be re-written to state – "Additionally, farms shall not utilize prime farmland for such solar systems", for clarity. Further, a definition should be included in the Local Law, as the term "Prime farmland" is a designation assigned by U.S. Department of Agriculture defining land (see below) - **Prime farmland** is a designation assigned by [U.S. Department of Agriculture](#) defining land that has the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops and is also available for these land uses.<sup>11</sup>

Prime Farmland Soils (622.04) a. Definition. Prime farmland is land that has the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops and that is available for these uses. It has the combination of soil properties, growing season, and moisture supply needed to produce sustained high yields of crops in an economic manner if it is treated and managed according to acceptable farming methods. In general, prime farmland has an adequate and dependable water supply from precipitation or irrigation, a favorable temperature and growing season, an acceptable level of acidity or alkalinity, an acceptable content of salt or sodium, and few or no rocks. Its soils are permeable to water and air. Prime farmland is not excessively eroded or saturated with water for long periods of time, and it either does not flood frequently during the growing season or is protected from flooding. Users of the lists of prime farmland map units should recognize that soil properties are only one of several criteria that are necessary. Other considerations include land use, frequency of flooding, irrigation, water table, and wind erodibility.

Update language to read

2. D. It is also worth keeping in mind that efficiency of panels will continue to improve and any fixed (like 25 KWh DC) will be achievable with a smaller and smaller footprint which makes the regulation **less** relevant as the technology evolves.

The Planning Board recommends that, upon its adoption, the Town Board revisit the Solar energy Local Law annually (12 months) as solar energy is an environmentally fluent technology rapidly changing.

### MINUTES

Motion by Dr. Bloom to approve the Minutes of September 05, 2023 and September 18, 2023 as read.

Second by Mr. Cioppa. Chairman Brehm asked for discussion.

All were in favor and the Motion carried.

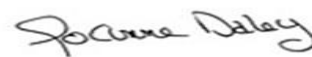
### NEW BUSINESS

No new business was discussed this evening.

### ADJOURNMENT

On a Motion by Mr. Erickson and seconded by Mr. Cioppa to adjourn the meeting at 8:30 p.m. All were in favor and the Motion carried.

Respectfully submitted,



JoAnne Daley  
Recording Secretary

non-approved minutes