

Planning Board Meeting  
May 6, 2021

The Regular meeting of the Town of Cambridge Planning Board duly called Thursday, May 6, 2021, 7:30 PM at the Town Hall.

The following were present: Eric Pearson, Dorothy Yurschak, Kathleen Quinn, Ron Ford, Secretary Heather Greenawalt and 2 people from the public

Absent: Scott Clark

### Approving of the minutes

Kathleen Quinn motioned, seconded by Dorothy Yurschak to approve the April 1, 2021 minutes as mailed.

Vote:                      Ayes – 4                      Noes – 0

### Communications

Report from the Town Board Meeting April 12<sup>th</sup>. Eric Pearson Planning Board Chair and Scott Clark the Vice Chair attended the April 12<sup>th</sup> meeting and reported to the Town Board on the Virtual Meeting. They also reported what they felt would be the best step for the Town to take towards managing large solar projects/arrays. The Supervisor requested that Scott Clark put in writing and present to the Planning Board what his recommendations are for a Site Plan for Large Solar projects/arrays.

Scott's suggestions can be reviewed in his email to the secretary to the Planning Board, and some of them are listed in this list:

The Planning Board Suggestions:

1. Bond for Decommissioning - Biggest concern
2. Glare restriction

It was suggested by Eric Pearson that this Law be strictly for Solar - Stand alone issue.

3. Anything outside General Homeowners for Solar would trigger the seeker (anything over the net metering - size of the trigger)
4. Pick up lawyer fees and need professional consultant

It was suggested to put in the Law whatever we need to review the project.

### Public Hearing Wilbur's Minor Subdivision

Public Hearing was opened at 7:40 PM.

Public Hearing was held for Matthew and Jessica Wilbur's property located at 89 Tollison Rd. and extending southwest on Whiteside Road tax map #279.-1-6.1. They proposing a minor subdivision of 3.65 acres off of the main farm which is 193.95 acres. The lot is located on Southwest wooded portion of Whiteside Road. Planning Board thought that all boundaries looked good, as they were the same as last meeting. The Planning Board granted final approval.

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Ron Ford motioned,

Seconded by Kathleen Quinn,

WHEREAS, the Town of Cambridge Planning Board has carefully reviewed and considered the minor subdivision application of Wilbur Family, and

WHEREAS, the Town of Cambridge Planning Board familiarized themselves with property in question, and

WHEREAS, the Town of Cambridge Subdivision Rules & Regulations has been satisfied, and

WHEREAS, the Planning Board is of the opinion that no significant adverse environmental impact will result from the action,

NOW THEREFORE, BE IT RESOLVED, that the Wilbur's minor subdivision of 3.65 acres located at 89 Tollison Road and extending southwest on Whiteside Road tax map #279.-1-6.1 is granted final approval.

Vote:

Ayes – 4

Noes – 0

Public Hearing Closed at 7:55.

Next Planning Board Meeting will be July 1, 2021.

There being no further business before the Planning Board the meeting was moved and carried for adjournment at 8:17 pm.

Respectfully Submitted,

Heather Greenawalt  
Town of Cambridge  
Planning Board Secretary