

TOWN OF SARDINIA
PLANNING BOARD MEETING MINUTES

March 16, 2022

The Planning Board of the Town of Sardinia was scheduled for Wednesday, March 16th, 2022, and was called to order at 7:00 PM by Chairman Nancy Spink.

Members Present:

Nancy Spink
Bob Hill
Keith Reynolds
Dan Szustakowski

Absent:

Christine Eisensmith

Attendees

Mr. Michael Mahar, Sr. District Manager, Waste Management
Mr. Jonathan Rizzo, Staff Engineer, Waste Management
Mr. Charles Grieco, Esq., Bond Schoeneck & King, Waste Management attorney
Mr. Peter Sorgi, Esq., NED Solar Project attorney

Becky Burke, ZBA and Planning Board Secretary

Correspondence: none

Old Business:

1. Mr. Mahar, Mr. Rizzo and Mr. Grieco from Waste Management, came before the board regarding an ongoing project at the Chaffee Landfill Facility. They handed out materials showing the sites and the proposed changes. They carried out a short presentation on the upcoming project on the property of the Waste Management Chafee Landfill Facility. It concerns a 24 acres XY expansion development and a 25-acre area, where the height of the landfill would be increase by 30 feet from the currently allowed height of 1658 to 1688 elevation. In the proposed area, storm water basins would need to be reconfigured to allow for the new design. Mr. Mahar stated they expect these changes to extend the life of the facility for 7 more years, adding 5 million cubic material.

Bob Hill asked, are the elevation height of the different sections all the same, 1658 feet? Mr. Mahar answered that all the areas are the same elevation height, 1658 ft presently.

Bob also asked if during the construction phase, will the Fire department have access to water? Mr. Mahar stated they will investigate this consideration and report back to the board.

Mr. Mahar explained the time line that had taken place so far for the project. He said in July 2020 they came before the Town Board for a scoping meeting, then a public hearing was held. They then applied to the NY Department of Environmental Conservation (DEC). Waste Management will be getting a Complete Application from the DEC, which will be followed by another public hearing. When the complete application is received from the DEC, it will be put on the Town of Sardinia website.

2. Mr. Peter Sorgi attended the meeting as a representative of NED Solar Project. Chairman Nancy Spink laid out the background to the board of this application, the permits, fees and the Town of Sardinia's responses. She stated the new application was received on March 2, 2022. She stated the forms weren't complete and she contacted Peter on Monday, March 14th to let him know this.

Gene Degman met with Peter on Tuesday and approved the new forms. The Board was provided with the new application and accompanying materials. The packet included the letter for the request for a bond by the Highway Supervisor. Chairman Nancy stated that the Town Board wants to create a block of the view for neighbors. As Drew Reilly, Town Solar Engineer and Dave DiMatteo, Town Solar Lawyer have not had a chance to review the new application, the board cannot make any decisions. In addition, after any planning board decision, the Town Board still needs to have a Public Hearing concerning the project.

Nancy asked if Peter would like to request a meeting ahead of the next regular monthly meeting which he had requested during a telephone conversation. Peter thanked Nancy for her offer and then reiterated what had happened. He stated that on Jan 31st he had sent Dave and Drew the new plans. He stated that on the 2nd Wednesday of February he met with Dave and Drew and paid the \$15,000 fee for the costs incurred by the Town of Sardinia for Town Engineer and Town Solar Attorney. Peter then asked to accept Nancy's offer of a meeting in two weeks on March 30, 2022, which was approved by the board members.

The board will have two weeks to review the materials of the new application and the accompanying letter from Highway Supervisor, Donald Hopkins. Nancy asked the board members to let her know if they found anything wrong. This would allow her to let Peter know in time to correct them before the March 30th meeting.

Nancy then informed the board that she had spoken with the Town Supervisor, Beverly Gambino regarding continuing to work on subdivisions as part of the Comprehensive Plan. It was agreed that the Planning Board should continue the work on subdivisions. Nancy mentioned that at the next monthly meeting, in April, Drew Reilly and Dave DiMatteo will attend to help with the Comprehensive plan and subdivisions. Nancy mentioned that the next full meeting could easily last an hour.

Nancy showed the Subdivision section of the Gainesville Comprehensive Plan. She noted it is a little complicated. She thought it would be better to have a more streamlined plan. She said the board should work on definitions, such as “what is a minor or major subdivision?” Major subdivisions would most likely have to come before the Planning Board. It is important to know what the Planning Board should be overseeing. Nancy stated the board should next work on the farm section of the Comprehensive Plan.

Motion was made by Dan Szustakowski, seconded by Bob Hill to adjourn. Vote was 4 to 0 approving this motion. Meeting was closed by Chairman Nancy Spink at 7:36 PM.

Next scheduled meeting is March 30th, 2022 at 7pm. The regular monthly meeting will be April 13th at 7 pm.

Submitted by: Becky Burke, Town of Sardinia Planning Board and Zoning Board of Appeals Secretary