

PLANNING BOARD
TOWN OF BERNE
PO Box 57
Berne NY 12023

Date: September 6, 2018

Present: Debra Bajouwa (Chair), Mike Vincent, Todd Schwendeman, Mark Sengenberger, Mark Hohengasser (Alternate), Dawn Jordan (Town Board Liaison) and other interested citizens.

Regular Meeting:

Ms. Bajouwa called the meeting to order at 7pm.

Minutes:

The Board reviewed the minutes from the meeting of August 2, 2018. Under Old Business, it was requested that the wording of *community engagement* be changed to *Dollar General Community Engagement Program*. Mike Vincent moved to approve, and Todd Schwendeman seconded; motion passed 4-0.

New Business:

Dark Sky Initiative at Switzkill Farm - A video describing International Dark Sky Association (IDSA) will be distributed to the group.

Placarding for solar installations is in process by National Fire Protection Association (NFPA).

Old Business:

Site Plan Review: Houhlihan (Primax/Dollar General)-SBL #80.-2-40

1. Review by Albany County. Dept. of Health for water supply/waste water discharge/location of wells and septic and other required permits is needed – *this has not been completed.*
2. A storm water pollution prevention plan (SWPP) consistent with the requirements included in NYS Dept. of Environmental Conservation SPDES General Permit is in process.
3. Review of permits by DOT – in process.
4. Short Environmental Assessment form - #4 Agriculture has been checked..
5. Caryn Mlodzianowski provided an update on the new plan and detail sheet (trees and buffering, dumpster enclosure, building lighting) final sub division map and application fees submitted.
6. Lamont Engineer's, town engineers will review the project at the applicant's expense.
7. Landscaping – concerns regarding the general landscape maintenance was highlighted for a similar property in Esperance.
8. It was suggested that a backup generator be included for the pumped sewage system in event of a power outage – store would be closed in the event of a power outage.
9. Consistent with the Town of Berne's pending Clean Energy Community certification with NYSERDA – has Dollar General utilized solar energy elsewhere in NYS? Caryn Mlodzianowski will report back regarding this.
10. Can the lighting be softened to be more consistent with our agricultural bases community to soften the appearance? Caryn Mlodzianowski will check and report back.

11. Mark Sengenberger made the motion to approve forwarding the application to Albany County Planning Board if it is found to be required. Todd Schwendeman seconded. Motion was unanimously approved, 4-0.

Public Comment:

There being no other business before the Board, Mr. Mike Vincent moved to adjourn the meeting, seconded by Mr. Mark Sengenberger, and the motion was approved, 4-0.

Respectfully submitted
Cathy Shultes, Planning Board Secretary