



TOWN OF WILTON
22 TRAVER ROAD
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PLANNING BOARD

William Rice,
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Brett Hebner
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Christopher Price
Alternate:
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Alternate:
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Amy DiLeone
Executive Secretary

Ryan K. Riper, P.E.
Director of Planning &
Engineering

Joshua Carlsson
Land Use Administrator

Mark Schachner
Planning Board Counsel

PLANNING BOARD

October 19, 2022

A meeting of the Wilton Planning Board ("the Board") occurred on October 19, 2022, at 6:30 P.M., at Wilton Town Hall, 22 Traver Road, Wilton NY 12831.

PLEDGE OF ALLEGIANCE

I. CALL TO ORDER:

At 6:35P.M., Chairman Rice opens the Public Hearing.

II. PUBLIC HEARINGS:

- A. Verizon Wireless "Smith Bridge" Telecommunications Facility: Cellco Partnership d/b/a Verizon Wireless:** Application for Verizon Wireless "Smith Bridge" Telecommunications Facility by Cellco Partnership d/b/a Verizon Wireless for a proposed telecommunications facility to include a 130' tall (134' w/ lightning rod) monopole and related equipment within a fenced compound. Property located at/on 613 Route 9 (Maple Ave Firehouse) on 3.21 acre(s), Tax Map No(s). 153.-1-18; zoned CR-1.

The following Notice of Public Hearing was advertised in the Saratogian Newspaper:

PLEASE TAKE NOTE that the Planning Board for the Town of Wilton will hold a **PUBLIC HEARING** for the Application for Verizon Wireless "Smith Bridge" Telecommunications Facility by Cellco Partnership d/b/a Verizon Wireless for a

proposed telecommunications facility to include a 130' tall (134' w/ lightning rod) monopole and related equipment within a fenced compound. Property located at/on 613 Route 9 (Maple Ave Firehouse) on 3.21 acre(s), Tax Map No(s). 153.-1-18; zoned CR-1.

SAID HEARING will be held on Wednesday, October 19, 2022, at 6:30PM at Wilton Town Hall, 22 Traver Road, Wilton, New York. At that time, all persons will be given a chance to be heard.

BY RESOLUTION of the Planning Board for the Town of Wilton, Saratoga County, State of New York.

E. Hyde Clarke, Law Firm of Young/Sommer, Sara Colman, Airosmith Development, and Rick Andras a Verizon Wireless Radio Frequency (RF) Engineer are present for Verizon Wireless.

There is no public comment.

Mr. Hyde said nothing had changed since the last submission.

Mr. Gabay moves, seconded by Mr. VanEarden to close the Public Hearing.

B. Kloss Subdivision: Stephen and Donna Kloss: Application for Kloss Subdivision by Stephen and Donna Kloss for a three (3) lot residential subdivision and lot line adjustments. Property located at/on Woodard Rd and Corinth Mountain Rd on 39.45 acre(s), Tax Map No(s). 101.-1-64, 101.-1-65.11 and 114.7-1-2; zoned R-2, R-3.

The following Notice of Public Hearing was advertised in the Saratogian Newspaper:

PLEASE TAKE NOTE that the Planning Board for the Town of Wilton will hold a **PUBLIC HEARING** for the Application for the Kloss Subdivision by Stephen and Donna Kloss for a two (2) lot residential subdivision and lot line adjustments. Property located at/on Woodard Rd and Corinth Mountain Rd on 39.45 acre(s), Tax Map No(s). 101.-1-64, 101.-1-65.11 and 114.7-1-2; zoned R-2, R-3.

SAID HEARING will be held on Wednesday, October 19, 2022, at 6:31PM at Wilton Town Hall, 22 Traver Road, Wilton, New York. At that time, all persons will be given a chance to be heard.

BY RESOLUTION of the Planning Board for the Town of Wilton, Saratoga County, State of New York.

Mrs. Kloss is here to represent the application of Stephen and Donna Kloss.

Mrs. Kloss said they would like to subdivide their property for their children and grandchildren.

There was no Public Comment.

Mr. VanEarden moves, seconded by Mr. Price to close the Public Hearing.

III. REGULAR MEETING:

Chairman Rice opens the regular meeting.

PRESENT: Chairman William Rice, Brett Hebner, Dave Gabay, Chris Price, Hal VanEarden, Tom Murphy, and Chad Jerome, Alternates; Ryan K. Riper, P.E., Director of Planning and Engineering, Mark Schachner, Planning Board Counsel, Josh Carlsson, Land Use Administrator, and Amy DiLeone, Executive Secretary

ABSENT: Dave Catalfamo and Jeff Hurt

MINUTES APPROVAL: Mr. VanEarden made a motion, seconded by Mr. Gabay for the approval of the meeting minutes of September 21, 2022, as written. Ayes: Chairman Rice, Brett Hebner, Dave Gabay, Chris Price, Tom Murphy, and Chad Jerome, Alternates

CORRESPONDENCE: None other than those relating to current applications before the Board.

IV. APPLICATIONS:

A. Verizon Wireless "Smith Bridge" Telecommunications Facility: Cellco Partnership d/b/a Verizon Wireless: Application for Verizon Wireless "Smith Bridge" Telecommunications Facility by Cellco Partnership d/b/a Verizon Wireless for a proposed telecommunications facility to include a 130' tall (134' w/ lightning rod) monopole and related equipment within a fenced compound. Property located at/on 613 Route 9 (Maple Ave Firehouse) on 3.21 acre(s), Tax Map No(s). 153.-1-18; zoned CR-1.

E. Hyde Clarke, Law Firm of Young/Sommer, Sara Colman, Airosmith Development, and Rick Andras a Verizon Wireless Radio Frequency (RF) Engineer are present for Verizon Wireless.

Mr. Hyde said nothing had changed since the last submission.

There were no questions from the Board.

There were no new comments from Mr. Riper, Town Engineer.

On a motion introduced by Mr. Gabay the Board adopts the following resolution:

NOW, THEREFORE, BE IT RESOLVED, that the Planning Board does hereby move to approve the Application for Minor Amended Site Plan for Verizon Wireless "Smith Bridge" Telecommunications Facility by Cellco Partnership d/b/a Verizon Wireless for a

proposed telecommunications facility to include a 130' tall (134' w/ lightning rod) monopole and related equipment within a fenced compound. Property located at/on 613 Route 9 (Maple Ave Firehouse) on 3.21 acre(s), Tax Map No(s). 153.-1-18; zoned CR-1.

The motion is seconded by Mr. VanEarden and duly put to vote, all in favor, on October 19, 2022.

B. Kloss Subdivision: Stephen and Donna Kloss: Application for Kloss Subdivision by Stephen and Donna Kloss for a two (2) lot residential subdivision and lot line adjustments. Property located at/on Woodard Rd and Corinth Mountain Rd on 39.45 acre(s), Tax Map No(s). 101.-1-64, 101.-1-65.11 and 114.7-1-2; zoned R-2, R-3.

Mrs. Kloss is here to represent the application of Stephen and Donna Kloss.

Town Counsel Mark Schachner reads the SEQRA Part II questions of the FEAF to the Board. All questions were answered "No" with all subsequent questions answered "No" or "Small."

Mrs. Kloss has no further comments.

Mr. Riper, Town Engineer has no new comments.

The Board has no questions or comments.

On a motion introduced by Mr. Gabay the Board adopts the following resolution:

NOW, THEREFORE, BE IT RESOLVED, that the Planning Board does hereby move for a negative declaration on SEQRA for the Application for Kloss Subdivision by Stephen and Donna Kloss for a two (2) lot residential subdivision and lot line adjustments. Property located at/on Woodard Rd and Corinth Mountain Rd on 39.45 acre(s), Tax Map No(s). 101.-1-64, 101.-1-65.11 and 114.7-1-2; zoned R-2, R-3.

The motion is seconded by Mr. VanEarden and duly put to vote, all in favor, on October 19, 2022.

On a motion introduced by Mr. VanEarden the Board adopts the following resolution:

NOW, THEREFORE, BE IT RESOLVED, that the Planning Board does hereby move to approve the Application for Preliminary and Final Subdivision for Kloss Subdivision by Stephen and Donna Kloss for a two (2) lot residential subdivision and lot line adjustments. Property located at/on Woodard Rd and Corinth Mountain Rd on 39.45 acre(s), Tax Map No(s). 101.-1-64, 101.-1-65.11 and 114.7-1-2; zoned R-2, R-3.

The motion is seconded by Mr. Jerome and duly put to vote, all in favor, on October 19, 2022.

C. Wilton Road Solar: Wilton Road Solar, LLC Application for Wilton Road Solar by Wilton Road Solar, LLC for development of an approximately 4.1 MW solar project. Property located at/on 448 Wilton-Gansevoort Rd on 65.58 acre(s), Tax Map No(s). 102.-1-18.3; zoned R-2.

Mike Chandler of Seaboard Solar and Steve Wilson of Bohler Engineering are here to represent Wilton/Gansevoort Solar.

Mr. Wilson: Since we last saw you, we have submitted full set of design drawings and a SWPPP as requested by Ryan. We received some comments from Ryan at the beginning of this week and we provided a very preliminary response. At this point we really do not see anything major in those comments that we cannot address formally with some plan revisions.

Mr. Riper, Town Engineer addresses his letter dated October 14, 2022, to the Board.

- Owner's permission to walk the site.
- Clearing easement on the plans.
- DEC has been out to the site to verify wetlands.
- Site is in the Agricultural District, which needs to be addressed.
- Steep slopes need to be addressed.
- Level spreaders: applicant is using Maryland's Design Guide, also used by DEC.
- Use coir logs or silt socks instead of silt fence.
- County curb cut permit.
- Trees and stumps are proposed to be chipped on site.
- Concern for the residents, buffering should be considered.
- Contact residents prior to the Public Hearing.
- Leave a buffer around the perimeter.
- Concerns of clearing the site and the array not being built.

Discussion of what the Planning Board can do to control the clearing of a site to ensure the array will be built.

Public Hearing set for November 16th at 6:30P.M.

Now THEREFORE, BE IT RESOLVED On a motion made by Mr. VanEarden that the meeting of the Planning Board be adjourned at 7:25P.M.

The motion is seconded by Mr. Hebner and duly put to vote, all in favor on this day October 19, 2022.

Date Approved November 16, 2022.

Amy DiLeone,
Executive Secretary