

Corinth Planning Board Minutes

February 10th 2021

The PB meeting was called to order at 7:05 pm by Chairman James Connolly. Members in attendance were James Connolly, Cynthia Commeau, Joshua Campbell, and Bill Molloy. Others in attendance were Rodney Kelshaw and (remotely) Steve Griffith of OneEnergy Development, Norman Patterson and Ewell Hicks (abutters), and Hunter Billings (the property owner of the proposed solar site).

[A site visit was done at 5pm Feb 10th]

The minutes from December 2020 and January 2021 were read. A motion to accept the minutes was made by Joshua Campbell, seconded by Bill Molloy, and carried unanimously.

Rodney Kelshaw representing OneEnergy Development, LLC Hornbeam Solar Project requested that the PB approve the Hornbeam Solar Project contingent on their obtaining the MDEP Stormwater Permit by Rule (PBR), and a Driveway Entrance Permit. Rodney confirmed submission criteria items such as preservation of landscape: vernal pools and deer trails, the use of knotty wire fencing to allow small animals to traverse the site, and that construction will be during normal DEP standard hours not to disturb neighbors at night.

The period of construction will run from September 2021 through March 2022. They will use seed to stabilize the ground after construction. Thereafter, maintenance will be on a bi-annual schedule. Emergency contact numbers will be posted by a lighted sign on gate. Turn around on proposed driveway was approved by fire chief.

Ewell Hicks raised concerns about whether deer would be able to travel around the fenced in area. Jim Connolly, also, asked that OneEnergy use a fencing which had reoccurring breaks in it for coyotes, foxes, and raccoons to go in and out, thereby controlling the mouse population.

Bill Molloy made a motion to accept the changes to the Site Plan Review Application contingent upon 1) the presentation approval of driveway entranceway from the Town of Corinth when applying for building permit, 2) presentation Town of Corinth is named as additional insured under decommissioning insurance plan, and 3) Note: Access approval for driveway is for this project only. Joshua Campbell seconded, and the motion carried unanimously.

A motion to adjourn the meeting was made by Joshua Campbell, seconded by Bill Molloy, and carried unanimously. Meeting was adjourned at 7:50 pm.

Respectively Submitted, Cynthia Commeau, Secretary

Does the applicant intend to request waivers of any of the Subdivision or Site Plan Review Ordinance submission requirements?

If YES, list them and state reasons for the request:

No

To the best of my knowledge, all the above stated information submitted in this application is true and correct.

Rodney Kelshaw
Signature of Applicant

12 / 18 / 2020
Date

FEES for Site Plan Review:

Sketch Plan Application \$50.00
Preliminary plan Application \$100.00 Plus Per Lot Fee \$100.00
Final plan Application \$100.00

APPROVED DENIED

Planning Board Signatures:

Date: 2/10/2021

James Berry
Cynthia Commeau
Cynthia Commeau
William Malloy
William Malloy

Joshua Campbell
Joshua Campbell
James Connolly
James Connolly
Jessica Borenstein
Jessica Borenstein

Conditional upon presentation approval driveway entranceway from Town Corinth when applying for Building permit.

Conditional upon presentation Town Corinth is named as additional insured under decommissioning insurance plan.

Note: Access approval is for this project only