



**MINUTES OF ASITE VISIT OF THE
PLANNING BOARD OF THE TOWN OF NEW LEBANON HELD ON SEPTEMBER 22, 2021
ON A REQUEST MADE BY NOKOMIS ECOLOGY CENTER (TM#27.-1-26.100)
FOR A SPECIAL PERMIT AND SITE PLAN APPROVAL**

Present: Elizabeth Brutsch Chairperson
Jim Carroll Board Member
Greg Hanna Board Member
Steve Muse Board Member
Monte Wasch Board Member

Absent: William Banker- Board Member, Brent Gawron- Board Member,
Greg Hanna- Board Member

Others Present: 12 community members

Chairperson Brutsch opened the site visit on the above noted case at 6:09 PM.

Chairman Brutsch explained that this was a Site Observation Visit. The public can ask for clarifications but discussions will take place at the time of the meeting.

Bryce Recer led the tour. He explained that the base of the driveway on Wadsworth Road will be 24 feet wide. There will be a 200 foot sight distance on Wadsworth Road, and a 300 foot sight distance from Kelly Road. There will be signs erected directed traffic which way to enter and exit the property.

All of the tree removal will take place between November 1st and- April 1st. This is due to the bat requirements. Mr. Recer walks the public to the site where the building will be erected. The building cannot be seen from the road.

The building will be erected with a 2 foot higher elevation, along with the road and parking area. Board Member Wasch asked about the contour of the building. Mr. Recer provided information of the site of the building. The building will be 90 x 40 depth and the septic is passed the ridge of the property. There were pink markers present to show where the septic will be installed.

Board Member Carroll made note of the retention pond. Board Member Muse asked where the storage tank would be placed. Mr. Recer explained it will be placed to the right of the building, near the driveway. Mr. Recer also explained that the rock on the property is shale and it is easy to be removed. He explained that the well has been approved, and was installed in 2020. The irrigation well was installed in 2021.

Respectfully submitted,

Michelle Bienes
Planning/Zoning Clerk