

Town of Lindley Planning Board Meeting

Lindley Town Hall, 637 County Route 115, Box 62, Lindley, NY 14858

April 20, 2026

Official Minutes held at the Town Clerk's Office

Planning Board Members Present:

Willis Haar Ed Foote Larry Swan Deb King Jason Duffield

Public Attendance:

Art Gotshall Kim Gotshall Barbara Alcantara Mollie Messenger Dennis Smith Delores Smith Katie Youmans Brandon Youmans Roger Reep Earl Titus James Bixby Jennifer Baker

7:00 pm: Meeting called to order by Willis Haar

Pledge of Allegiance

March 2026 meeting minutes reviewed via email by the board

Motion by: Ed Foote to approve minutes as printed (emailed)

2nd by: Deb King

All in favor: Motion carried

Willis mentions that registration is due for the Southern Tier training workshops coming up in early June. Reminds the board to register accordingly for these with Callie so that she can get approvals by the next Town board meeting.

We will continue working on the Comprehensive Plan the first Monday of each month in our workshop. Appendix E and Section 9 are being reviewed by the Lawyer, currently. These will most likely be needing revisions.

Public hearing opened at 7:04 for the subdivision on Watson Creek Road, tax map no. 422.00-03-006.100. 15.79 acres being divided into 2.01 acres and 13.78 acre lots. Board reviews survey. Discussions amongst board about road footage and right of ways. No public comments/questions. Public hearing closed at 7:07 p.m.

Motion by: Deb King to accept subdivision application as submitted

2nd by: Larry Swan

All in favor: Motion carried

Willis mentions that Delaware River Solar is present with project updates. Willis mentions that the property sale between Mr. McCreary and the Solar company is a civil suit and that we should continue with the process that has been started on recommendation of our lawyer. A new set of site plans have been submitted, based on neighbors concerns and wishes. Placing the solar fields back further from the residential area. Battery storage is being added to the project as well. This is a new concept with the Solar projects and will require further planning and approvals. Mollie provides visual aids explaining

these changes and proposals. There is still research going into these concept changes. Mollie also mentions that they are also working with a pollinator company. Landscaping is still in the works, and Mollie is looking for any suggestions from the residents as to what they'd like to see.

Discussions/questions from the public. Mollie also requests that the Planning Board make the decision on lead Agency. Willis asks if it is still the pleasure of the board to take lead agency. Board agrees that we will assume lead Agency.

Jennifer Baker comments on her concerns about the sections being revised in the current zoning laws. These were submitted to the Town Board and are currently being reviewed by our attorney. Willis responds to her questions and explains that all revisions are still being worked on and nothing is finalized. Jennifer also has questions regarding non-conforming lots. Willis explains that we are working on the Zoning Law after we complete the Comprehensive Plan re-write and that we are trying to push through the Section 9 and Appendix E changes to help the community and their current needs.

Brandon Youmans had questions regarding the current revisions being made to the Comprehensive Plan and Zoning Laws. Willis explains the difference between the Comprehensive Plan and the Zoning Laws and the process we're working through. Discussions ensue. Willis invites the public to attend our workshops to help with this process.

Meeting adjourned at 7:45 p.m.

Respectfully submitted

Jennifer Cisco, Planning Board Clerk