

APPLICATION FOR SITE DEVELOPMENT PLAN APPROVAL

Preliminary X Date: 3/24/2023 Final Date:

Name of Proposed Development: Lansing Community Solar Project

Applicant:

Plans prepared by:

Name: Lansing Community Solar LLC
Address: 520 Broad Street
Newark, NJ 07102
Telephone: 419-508-1405

Name: C.T. Male Associates
Address: 50 Century Hill Drive
Latham, NY 12110
Telephone: 518-786-7649

Owner (if different)

(If more than one owner, provide information for each)

Name: Turek Farms LLC
Address: 8558 State Route 90
King Ferry, NY 13081
Telephone: 315-364-8735

Ownership intentions - i.e., purchase options: Lease area within parcel

Location of site: Lansingville Road between Jerry Smith Road and Dublin Road.
Off the west side of Lansingville Road

Tax map description

Section: 16 Block: 1 Lot: 19.2

Current zoning classification: RA

State and federal permits needed (list type and appropriate department)
NYSDEC: SPDES Stormwater General Permit

Proposed use of site: 5.0 MW AC ground mounted solar farm

Total site area (square feet or acres) 107.2 (piece north of NYSEG parcel)

Anticipated construction time: Q4 2023

Will development be staged? No

Current land use of site (agriculture, commercial, undeveloped, etc.)
Agriculture: cultivation

Current condition of site (buildings, brush etc.) Corn field

Character of surrounding lands (suburban, agriculture, wetlands, etc.)
Rural residential, solar farm, undeveloped/wooded, agricultural

Estimated cost of proposed improvement: \$ 3-4 million

Anticipated increase in number of residents, shoppers, employees, etc. (as applicable)
N/A. The solar farm is a passive land use.

Describe proposed use including primary use, ground floor area, height and number of stories for each building:

- for residential buildings, include number of dwelling units by size (efficiency, one bedroom, two bedroom, three or more bedrooms) and number of parking spaces to be provided.
- for non-residential buildings, include total floor area, total sales area, number of automobile and truck parking spaces.
- other proposed structures.

The solar farm will be approximately 18 acres within the fence line, including row spacing and setbacks from the fence line. An existing farm road will be improved to provide access to the array from Lansingville Road. Vehicle turn-arounds will be provided inside and outside of the fence line.