

**TOWN OF WAPPINGER**

**PLANNING BOARD**

**PROJECT NAME:** Myers Corners Solar Farm - Lightstar

**MEETING DATE:** March 6, 2023

**ACCOUNT NUMBER:** 23-3469 (Site Plan) and 23-4106 (Special Use Permit)

**DATE PREPARED:** February 15, 2023

X  SITE PLAN  X  SPECIAL USE PERMIT   SUBDIVISION

**THE ATTACHED HAS BEEN REFERRED TO YOU FOR YOUR COMMENTS AND RECOMMENDATIONS. PLEASE SUBMIT ANY COMMENTS TO THE TOWN OF WAPPINGER PLANNING BOARD, 20 MIDDLEBUSH ROAD, WAPPINGERS FALLS, NY 12590 WITHIN FIFTEEN (15) DAYS.**

1  TOWN FILE  
 7  TOWN OF WAPPINGER PLANNING BOARD  
 1  ENGINEER TO THE TOWN  
 1  PLANNER TO THE TOWN  
 1  ATTORNEY TO THE TOWN  
  HIGHWAY SUPERINTENDENT  
 1  FIRE PREVENTION BUREAU  
  RECREATION  
 1  ARMY CORP. OF ENGINEERS  
 1  DUTCHESS COUNTY DEPT. OF PLANNING  
 1  DUTCHESS COUNTY DEPT. OF PUBLIC WORKS  
  NEW YORK STATE DEPT. OF TRANSPORTATION  
 1  DUTCHESS COUNTY DEPT. OF HEALTH  
 1  DUTCHESS COUNTY SOIL & WATER  
 1  NYS DEPT OF D.E.C  
  TOWN OF FISHKILL  
  TOWN OF EAST FISHKILL  
  TOWN OF LAGRANGE  
  VILLAGE OF WAPPINGER PLANNING BOARD  
  BUILDING INSPECTOR  
 1  ZONING ADMINISTRATOR-BARBARA ROBERTI  
  TOWN CLERK  
  CAMO POLUTION  
  STORM WATER MANAGEMENT (WALTER ARTUS)  
  CENTRAL HUDSON

\*\*\*\*\* PLEASE NOTE ANY VIOLATIONS UPON YOUR REVIEW\*\*\*\*\*



TOWN OF WAPPINGER PLANNING BOARD  
**SPECIAL USE PERMIT**

Application No. 23-7106  
Date Received: 2-9-23  
Fee Received: \$500.00  
Escrow Received: \$3,750.00

IN ACCORDANCE WITH THE PROVISIONS OF SECTION 240-53 OF THE TOWN OF WAPPINGER ZONING LAW, I HEREBY MAKE APPLICATION TO THE PLANNING BOARD OR TOWN BOARD FOR THE ISSUANCE OF A SPECIAL PERMIT FOR THE USE OF:

PROJECT NAME Myers Corners Solar Farm - Lightstar  
GRID NO. 135689-6258-03-376432 ZONING DISTRICT R-80  
PROPERTY LOCATION 189 Myers Corners Rd

NAME & ADDRESS OF APPLICANT (Corporation or Individual):  
Old Myers NY LLC

<u>501 Boylston Street</u>	<u>Boston</u>	<u>MA</u>	<u>02116</u>
Street	Town	State	Zip
<u>Sam Bailly</u>		<u>+1 (617) 894-9461</u>	<u>sam.bailly@lightstar.com</u>
Contact Person		Phone Number	Email

NAME & ADDRESS OF OWNER (Corporation or Individual):

Sean Thompson

<u>22 Old Myers Corners Rd</u>	<u>Wappingers Falls</u>	<u>NY</u>	<u>12590</u>
Street	Town	State	Zip
<u>Sean Thompson</u>		<u>845-518-2437</u>	<u>seanthomp@aol.com</u>
Contact Person		Phone Number	Email

Pursuant to section(s): \_\_\_\_\_

II. CONCURRENTLY WITH THE ABOVE APPLICATION, AND IN ACCORDANCE WITH THE PROVISIONS OF SECTION 450 OF SAID ORDINANCE, I HEREBY MAKE APPLICATION FOR SITE PLAN APPROVAL OF THE FOLLOWING PLANS TO CONDUCT SUCH USE ON THE AFORESAID PARCEL.

III.

MAP TITLED: Old Myers Civil Permit Drawings  
PREPARED BY: TRC  
DATED: 2/2/23

III. I HAVE, AS PART OF THESE CONCURRENT APPLICATIONS, SUBMITTED A "STATEMENT OF USE" WHICH FULLY DESCRIBES THE OPERATION AND MAINTENANCE OF SAID USE LISTED IN THE APPLICATION: (Use EXTRA SHEET IF NECESSARY)

3MWdc ground mounted dual-use community solar project. The project will not only provide clean electricity and electricity bill savings to local customers but will support continued farming between the rows of solar panels, contributing to the local food supply.

**Continued page 2 for Special Use Permit**

Old Myers Solar

Type Name (Corporation, LLC, Individual, etc.)

2/3/23

Date

617-894-9461

Owner's Telephone No.

Owner or representative's signature

Sam Bailly, Director of Acquisitions

Type Name and Title

501 Boylston St. Boston MA 02116

Owner's Address

**\*\*\*If this is a Corporation or LLC please provide documentation of authority to sign.**

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- **THE REQUIRED FEES (NON-REFUNDABLE) AND PLANS MUST ACCOMPANY THE APPLICATION.**
- **APPLICANT IS RESPONSIBLE FOR THE COSTS INVOLVED IN PUBLISHING THE REQUIRED LEGAL NOTICE IN THE LOCAL NEWSPAPER.**

TOWN OF WAPPINGER PLANNING BOARD

Application No. 23-3469  
Date Received: 2-9-23  
Fee Received: \$1,500.00  
Escrow Received: See Sup

APPLICATION FOR SITE PLAN APPROVAL

TITLE OF PROJECT: Myers Corners Solar Farm - Lightstar  
Location of Property: 1819 Myers Corners Rd



NAME & ADDRESS OF APPLICANT (Corporation or Individual):

Lightstar Renewables, LLC  
501 Boylston Street, Boston, MA 02116  
Street Town State Zip  
Sam Bailey 617-894-9461 Sam.bailey@lightstar.com  
Contact Person Phone Number Email

NAME & ADDRESS OF OWNER (Corporation or Individual):

\_\_\_\_\_  
Street Town State Zip  
Sean Thompson 845-518-2437 seanthomp@aol.com  
Contact Person Phone Number Email

Grid No. 135689-6258-03-376432

Please specify use or uses of building and amount of floor area devoted to each:

Existing Use: \_\_\_\_\_

Proposed Use: \_\_\_\_\_

Existing Sq. Footage: \_\_\_\_\_ Use: \_\_\_\_\_

Proposed Sq. footage: \_\_\_\_\_ Use: \_\_\_\_\_

Location of Property: \_\_\_\_\_

Zoning District: R-80 Acreage: 38.09

Anticipated No. of Employees: 0 Permanent Employees

Existing No. of Parking Spaces: \_\_\_\_\_ Proposed No. of Parking Spaces: \_\_\_\_\_

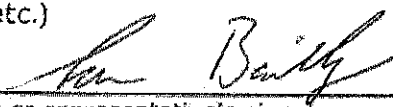
Old Myers NY LLC

Type Name (Corporation, LLC, Individual, etc.)

2/3/2023

Date  
617-894-9461

Owner's Telephone No.

  
Owner or representative's signature  
Sam Bailly, Director of Acquisitions

Type Name and Title\*\*\*  
501 Boylston St. Boston MA 02116

Owner's Address

**\*\*\*If this is a Corporation or LLC please provide documentation of authority to sign.**

Note: \*The applicant is responsible for the cost involved in publishing the required legal notice in the local newspaper;

\* If Special Use Permit for the above use has been applied for, please check ☒.

▪ Application Fees are non-refundable.