

Town of Madrid
Planing Board Minutes
August 3, 2023

Time: 6:30

Attendees: Joe Finnegan Chr., Allen Kelly Sec., Wayne Day, Bill Hull, Bruce Durant, Tony Cooper Sup.
Jeff Gilson Code Enforcement.

Others: David Fisher, Jordan Fisher, Brian Flis of LF Bioenergy. Brian Hardy of Massena.

Old Business:

The minutes of the July meeting were distributed for review electronically. A motion to approve the minutes was made by Bruce Durant And seconded by Bill Hull. The minutes were then approved by unanimous consent of the members present.

New Business: David Fisher appeared this evening to put forth a proposal to construct a Manure Digester Project on his Farm aka: Maple View Dairy Inc. This would process raw manure for the purpose of creating and capturing Methane Gas to then Distribute into existing systems for use elsewhere. He was accompanied by Brian Flis of LF Bioenergy in Colorado. LF Energy would partner with Maple View to construct assemble this system, the buildings and the equipment needed to build this facility on the property.

They will be in a partnership agreement where LF Bioenergy will pay to construct the facility then the two parties will be in a partnership and profit sharing agreement going forward. The majority of the digester will be below ground with about 3 foot exposed above ground. The GAS would be piped to the Sweet road where it will connect to a commercial gas line located there. That line is owned and operated by Liberty Gas Company. They reported to the board that The Army Corp of Engineers and DEC have looked at the project and have approved of the proposal as it stands.

They agreed that they will provide plans of the project to the Planning Board and to the County Planning Board for their review. Further Presentations will come in the future to provide more information on the facility. A similar system exists currently in the Brasher Falls area.

Brian Hardy of Massena came to speak with the board. He is working with Shawn Thrana on a property 2855 Ste Hwy 310. It is Owned by Eric Thrana. They are proposing building 3 Bill boards on this property. Each would be about 900 Square feet in size. It is currently zoned commercial. Due to existing law this likely it will be refused as the signage is too large under existing rules. They were advised of this and that they would need to appeal our decision to the Zoning Board of Appeals to try to obtain a Special Use Permit. It remains unlikely that they would be successful in that endeavor as code does not permit for large signages such as billboards.

Motion to Adjourn

By Wayne Day and Seconded By Bill Hull.

Meeting was adjourned at 8:00

