

**Town of East Windsor
Conservation Commission
Minutes**

Thursday, September 24, 2020

Location:

Zoom meeting due to Covid-19

Agenda

I. CALL TO ORDER – 7:35 PM

II. ESTABLISHMENT OF QUORUM

1. Attended by: Albert Grant, Donna Grant, Jamie Sydoriak, Kurt Kebschull
Absent Fran Neill

III. ADDED AGENDA ITEMS

IV. APPROVAL OF MINUTES OF PREVIOUS MEETING

Minutes not available - tabled

V. NEW BUSINESS

1. Solar Leases. Albert Grant contacted the Solar Panel company putting in solar array. Gravel Pit Solar. They have a 25-year lease, no purchase. 2 - 5 yr. options.

Question: Are landowners getting more rent from Solar than from farmers?

Boosting Station on Barber Hill Rd. makes Windsorville appealing for solar development.

Vendor who manages the EW GIS site? Rebecca Talamini may know.

VI. OLD BUSINESS

1. Discussion – PA 490 for Open space. Provides a 25% reduction in real estate tax.

Reviewed wording used by many other towns. Members liked Ellington's and Suffield's.

Suffield's was written by E.W. Town Assessor, Helen Totz, when she worked for Suffield.

A motion was made by Jamie Sydoriak;

Move that E.W. Conservation Commission recommends that the town of East Windsor establishes a P.A. 490 classification for Open Space with 4 acres more than the minimum lot size as the minimum acreage to qualify.

2nd by Donna Grant. Motion passed.

Chairman Albert Grant will run the P.A. 490 ordinance wording by Helen Tetz, E.W. Assessor

The balance in the Open space Fund account is \$57,300 currently.

Discussion of how to bolster Open space Fund. Inquire about line item in town budget to incrementally increase every year. Suggested amount \$25,000. What else in budget is around that amount?

Motion made by Jamie Sydoriak to pursue getting a line item for Open Space into the Town budget. 2nd by Donna Grant. Motion passed.

Albert Grant will inquire of Town assessor if the line item funds can accumulate?

Discussion about what kinds of land to preserve. Farmland, river frontage. Recreational and public access might help get buy in from the town and the public. Gets written into deed. Biggest problem is finding people who want to preserve their land.

Last landowner contact letter was sent in 2017. Needs more sizzle. Send to P.A. 490 list and also gather names. Articles to promote. Jamie Sydoriak will create a letter.

VII. MISCELLANEOUS

1. General Discussion

List of properties over and under 30 acres.

VIII. REPORTS OF STAFF

VIX. PUBLIC PARTICIPATION

IX. ADJOURNMENT

1. Motion made to adjourn by Donna Grant, 2nd by Kurt Kebschull. Meeting adjourned at 8:25 PM.

Respectfully Submitted by Donna Grant