TOWN OF PLATTSBURGH
TOWN BOARD WORK SESSION AGENDA
October 22, 2026

The meeting was called to order at 6:00 PM by the presiding officer at the Town of Plattsburgh Town Hall, 151 Banker Road.

		Present	Absent
MEMBERS:	**Charles A. Kostyk, Supervisor**	**X**	
	Thomas E. Wood, Councilor	**X**	
	Dana M. Isabella, Councilor	**X**	
	Daniel A. Bosley, Councilor	**X**	
	Ilona M. Kelting, Councilor	**X**	
	Jonathan J. White, Town Clerk	**X**	
	Matthew G. Favro, Town Attorney	**X**	

Public Comments:

No Public Comments

Supervisor's Report:

Thanks to everyone for the budget meeting, and for keeping the budget under the 2% cap. There will be a county transportation meeting next Monday, where we'll discuss among other things, the rising cost of salt and our contract to plow county roads. We're looking to re-establish the LDC and start looking at future investments. As next Thursday is the fifth Thursday of the month, there will be no town board meeting.

Public Informational Meeting (at 6:05pm)**:** Hamlin Heights Site Plan 2026. 11 residents spoke about the proposed housing project. Town Planning Department, project applicant, project developer and project engineer representatives responded.

Resolutions:

026-260 Disposal of Obsolete Items
026-261 Request for Waiver from the Solar Local Law-Rugar Street Solar Project
026-262 Resolution Authorizing Tree Removal Services for Town-Owned Property on Cumberland Head

Draft Resolutions:

026-xxx Minutes
026-xxx Monthly Reports

026-xxx Authorizing Consent to Assignment of Professional Services Contracts from Laberge Group to Artheon, Inc.
026-xxx Recreation Program Contract of Services – Cookie Decorating
026-xxx Allocation of Funds from 'Cavern Solar Site Plan and SUP' Public Environmental Benefit
026-xxx Adoption of Budget 2027
026-xxx Completed Assessment Rolls for 2027

Committee Reports:

No Committee Reports were given.

Town Board meeting be adjourned at 7:39 PM.

TOWN CLERK, TOWN OF PLATTSBURGH

OCT 29 2026

TOWN OF PLATTSBURGH
151 BANKER ROAD
PLATTSBURGH, NY 12901-7307

WWW.TOWNOFPLATTSBURGHNY.GOV
MAIN LINE: (518)-562-6800
SUPERVISOR: (518)-562-6813
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TDD: (800)-662-1220

TOWN SUPERVISOR
CHARLES A. KOSTYK

DEPUTY SUPERVISOR
DANA M. ISABELLA

EXECUTIVE SECRETARY
EMILLIE A. LAMAY

October 9, 2026

Dear Property Owner:

PLEASE TAKE NOTICE that the Town Board of the Town of Plattsburgh will hold a public informational meeting on Thursday, October 22, 2026, at 6:05 PM, prevailing time, at the Town Hall, 151 Banker Road, Plattsburgh, NY, for the purpose of providing information about, and hearing comments regarding the following:

HAMLIN HEIGHTS SITE PLAN 2026- Request to construct ten (10) multi-family buildings containing 200 apartments, a future day care facility, community building and related site improvements. Located on Tom Miller Rd.

Please note the Town Board will not be considering any action on this project. The authority to approve or disapprove the project is within the jurisdiction of the Town Planning Board, whose meetings are publicly noticed. This meeting is for informational purposes only.

Said public meeting will take place on the 22nd day of October 2026, at the Town Hall, 151 Banker Road, Plattsburgh, NY, beginning at 6:05 P.M., prevailing time.

In compliance with the Americans with Disabilities Act, special accommodations, within reason and upon request at least 48 hours in advance of the meeting, will be provided to persons with disabilities.

Sincerely yours,

Emillie LaMay

Emillie LaMay
Secretary to the Supervisor

TOWN OF PLATTSBURGH
TOWN BOARD WORK SESSION
October 22, 2026

Resolution No. 026-260 **Disposal of Obsolete Items**

WHEREAS, it has been determined that the items listed below are obsolete and no longer needed; and

FACILITIES:

1 – 2023 EMAX Rotary Screw Air Compressor
2 - (103) Streetlight Lumec Road Focus Medium Light Heads
3 – Sears Craftsmen 12" Belt Drive Band Saw-Sander
4 – Sears Craftsmen 16" x 10" Jointer Planer
5 – (3) Vintage hand operated stencil cutters

HIGHWAY:

6 – 1979 OSH-Kosh Bucket Truck
7 – (2) Fuel Pumps (1 gas, 1 diesel
8 – (2) Overhead Garage Doors-disassembled
9 – 5th Wheel Plate
10 – Sander – trackless pull behind
11 – Trackless hydraulic Sander
12 – Hot Box Trailer
13 – Back Rack for 2018 Ford F250
14 – Partner concrete saw (for parts)
15 – Empty Milwaukee Storage boxes
16 – Stihl Pro chainsaw
17 – Husqvarna chainsaw
18 – (2) Truck side toolboxes
19 – Partner concrete chainsaw
20 – (2) Lincoln grease guns
21 – Mikita Sawzall
22 – Mikita Grinder
23 – Drill
24 – Impact ½" wrench
25 – (2) air drill & 3/8" impact wrench
26 – (2) Aluminum water tanks

WHEREAS, the equipment will be put out for bid through Auctions International for the proper disposal; therefore, be it

RESOLVED, that the Town Board does hereby authorize the sale of said equipment; and it is further

RESOLVED, that a copy of this Resolution be given to the Finance Manager.

Motion: **Thomas E. Wood**

Seconded by: **Daniel A. Bosley**

Discussion: **None**

	YES	NO	ABSENT	CARRIED YES	TABLED
Thomas E. Wood	**X**				
Dana M. Isabella	**X**				
Daniel A. Bosley	**X**				
Ilona M. Kelting	**X**				
Charles A. Kostyk	**X**				

TOWN OF PLATTSBURGH
BUSINESS OFFICE
151 BANKER ROAD
PLATTSBURGH, NY 12901-7307

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MAIN LINE: (518)-562-6825
FAX: (518)-563-8396
TDD: (800)-662-1220

FINANCE MANAGER
JENNIFER WHITNEY

SENIOR ACCOUNT CLERK/TYPIST
KAREN PROVOST

SENIOR ACCOUNT CLERK/TYPIST
JODIE SEYMOUR

October 16, 2026

To : Charles Kostyk & Town Board Members

Re : Obsolete items

I am requesting a resolution to submit obsolete items to be sold through Auctions International. See attached. Thank you for your consideration.

Sincerely,

Karen Provost

Karen Provost

The Town of Plattsburgh is an equal opportunity provider and employer

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KAREN PROVOST

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FACILITIES

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HIGHWAY

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23 – Drill
24 – Impact ½" wrench
25 – (2) air drill & 3/8" impact wrench
26 – (2) Aluminum water tanks

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TOWN OF PLATTSBURGH
TOWN BOARD WORK SESSION
October 22, 2026

Resolution No. 026-261

Request for Waiver from the Solar Local Law- Rugar Street Solar Project

WHEREAS, the Solar Local Law of the Town of Plattsburgh is in effect which does not allow development of tier 3 solar projects within the Industrial (I) District; and

WHEREAS, the Planning Board has received and approved a sketch plan application for a tier 3 solar project located within the Industrial (I) District located on Reeves Lane; and

WHEREAS, in order for the project to proceed to the detailed preliminary review stage, a waiver from the Solar Local Law would be required to allow the Tier 3 Solar use in the Industrial District in the location proposed; and

WHEREAS, on October 19th, 2026 the Town received a request for said waiver from the Solar Local Law and the request was accompanied by site plans and related materials; and

NOW, on motion duly made and seconded, it was

RESOLVED, that after a review of the proposed request for waiver from the Solar Local Law it has been determined that the proposed project is a Type II action requiring no further environmental review; and be it further

RESOLVED, that a public hearing shall be held on the 12th day of November, 2026 at 6:05 P.M. EST, at the Plattsburgh Town Hall, 151 Banker Road, Plattsburgh, New York, on the question of a waiver from the Solar Local Law to be allowed to construct a Tier 3 Solar Project (Rugar Street Solar) in the Industrial (I) District; and be it further

RESOLVED, that a Notice of Hearing on the waiver request from the Solar Local Law shall be published in the Press Republican not less than five (5) days prior to that hearing; and be it further

RESOLVED, that the Town Clerk shall post that Notice on the bulletin board maintained by the Town Clerk pursuant to Town Law 30(6), and on the Town of Plattsburgh website, for a period of not less than five (5) days prior to that public hearing; and be it further

RESOLVED, that the Town Clerk shall provide a certified copy of this resolution to the Planning & Community Development Department, and the Codes and Zoning Department.

Motion: **Thomas E. Wood**

Seconded by: **Daniel A. Bosley**

Discussion: **Mr. Kostyk:** We may need to adjust the time of this meeting. There is a groundbreaking ceremony for the YMCA at 5:30pm on the same day. As a point of reference, this project is being developed on a brown field, making this an ideal project for the location.

	YES	NO	ABSENT	CARRIED YES	TABLED
Thomas E. Wood	X				
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				

TOWN OF PLATTSBURGH

PLANNING & COMMUNITY DEVELOPMENT

151 BANKER ROAD
PLATTSBURGH, NY 12901-7307

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SENIOR PLANNER
TREVOR COLE, AICP

SENIOR PLANNER
JESSICA KOGUT, AICP

PLANNING BOARD SECRETARY
MICHELE BUCKMINSTER

10/20/2026

Honorable Members of the Town Board,

The Planning Board has received and approved a sketch plan for the Rugar Street Solar Project located on Reeves Lane. The location is zoned Industrial and is an existing brownfield that had previously been under NYSDEC management for remediation. It is highly suitable for Tier 3 solar development, and the developer is choosing not to clear any trees. This lot sits several hundred feet back from Rugar Street. The adjoining properties are also zoned industrial or service center, as well as the City of Plattsburgh's various municipal uses on Reeves Lane. Additionally, New York State has determined this development is classified as a Type II Action under SEQRA, meaning it does not require further environmental review.

The project is requesting a waiver from the Solar Local Law to develop this project in the Industrial (I) District. We believe this waiver is reasonable and the use is suitable for the site. For these reasons, it is our recommendation that you consider approval of the waiver request.

If you have any questions regarding the project or our recommendation, please do not hesitate to reach out.

Respectfully,

Jessica E. Kogut

Jessica Kogut, AICP

Senior Planner

TOWN OF PLATTSBURGH
NOTICE OF PUBLIC HEARING
November 12, 2026

PLEASE TAKE NOTICE that a Public Hearing of the Town of Plattsburgh Town Board will be held at the Town Hall, 151 Banker Road, Plattsburgh, New York, on Thursday, November 12, 2026, beginning at 6:05 p.m. prevailing time for the purpose of reviewing the following item. A public hearing will be held for the item as noted.

Applicant requests waiver from the Town's Solar Local Law for the Rugar Solar Project located on Reeves Lane.

In compliance with the American with Disabilities Act, special accommodations, within reason and upon request at least 48 hours in advance of the meeting will be provided to persons with disabilities in accordance with Section 276 of Town Law. Requests shall be made to the Town Clerk's office at (518) 562-6830.

/s/ Jonathan J. White, Town Clerk

Planning Board Review
Site Plan Application

Town of Plattsburgh
151 Banker Road
Plattsburgh, NY 12901

This Application is made to the Town of Plattsburgh Planning Board for site plan review as per article VII of the Town Zoning Ordinance.

Project Information		
Project Type: ☑ Site Plan Review		☑ Special Use Permit
Date of Submission: 10/15/2026	Tax Map Parcel ID: 220.-4-30.21 & 220.-4-30.22	Zoning District: Industrial (I)
Project Name: Rugar Street Solar Project		
Project Address: 00 Rugar St (access via Reeves Ln), Town of Plattsburgh, New York 12901		
Project Description: Zuvan Renewables LLC proposes to develop, construct, and operate a 2.88 MWdc / 2.25 MWac ground-mounted solar photovoltaic energy facility (Tier 3) located at 00 Rugar Street in the Town of Plattsburgh, New York. The project will be situated on a 32-acre parcel zoned Industrial, with approximately 7.0 acres developed (roughly 21.88% of the parcel) within the previously cleared northern portion of a former sand and gravel pit. Site Plan Review and a Special Use Permit are requested.		
Property Owner Name: Edward Champagne Jr		Applicant Name (if different) Zuvan Renewables LLC
Address: 101 Clinton Street, P.O. Box 549		Address: 17 State Street, 40th Floor
Keeseville, NY 12944		New York, NY 10004
USA		USA
Phone: 518-834-7700		Phone: 212-739-0432
Project Contact Person: Anurag Bhyravajjula		Phone: 732-581-6368
Address: 17 Cross St. Apt 23, Marlborough MA 01752, USA		
E-mail: anurag.b@zuvanrenewables.com		

Planning Board Review
Site Plan Application

Town of Plattsburgh
151 Banker Road
Plattsburgh, NY 12901

Current use of property:
Vacant former sand and gravel pit (northern portion cleared; southern portion forested)

Site Description The subject parcels total approximately 32 acres; the project will use approximately 7.0 acres of previously cleared, partially vegetated land in the northern portion of the site, within the Town of Plattsburgh.

Utilities: ☐ Public Water ☐ Public Sewer ☐ Private Water ☐ Private Sewer

Character of Surrounding Area:
Industrial/commercial uses to the NE; forest to the S, E and W; I-87 to the west. Outside the Town Center District.

Property Size (acres):	**Area of Disturbance (acres):**
32	~7.0

Description of Proposed Structures and Improvements:
Zuvan Renewables proposes a 2.88 MWdc / 2.25 MWac ground-mounted solar photovoltaic energy facility on approximately 7.0 acres of the 32-acre industrially zoned parcel. The project includes 4,498 Silfab 640W modules on driven-pile, fixed-tilt (25°) racking, fifteen (15) SMA string inverters, one 3,500 kVA pad-mounted transformer, a 20-ft gravel access road from Reeves Lane, perimeter security fencing, underground electrical collection lines, and a point of interconnection to the NYSEG 12.5 kV distribution system (subject to approval).

Will the Project be Phased: ☐ Yes ☑ No

Commencement:	**Completion:**
February 2027	July 2027

Anticipated increase in number of residents, users, shoppers, employees, etc. as a result of the project:
None. Except periodic maintenance and inspection personnel.

Anticipated Increase in Number of Delivery Vehicle Trips as a Result of the Project:
Temporary increase in delivery and construction vehicles during construction / decommissioning (approx. 4-5 months).

Does the Project Require Area or Use Variances: ☐ Yes ☑ No

Explain:
The proposed solar energy facility is permitted in the Industrial zoning district subject to Site Plan Review and a Special Use Permit from the Town of Plattsburgh. No area or use variance is anticipated.

Other Comments:
Note: Edward Champagne Jr (owner of the land) has authorized his attorney, Mark Cowen, Esq., to manage the property on his behalf.

Application Checklist: ☑ Completed Application ☑ SEQRA Form ☑ 5-Sets 24"X36" Plans ☑ 1-Set 11"X17" Plans ☑ Completed Notarized Affidavit ☑ Applicable Fees

Preparer: Anurag Bhyravajjula **Signature:** [signature] **Date:** 10/15/26

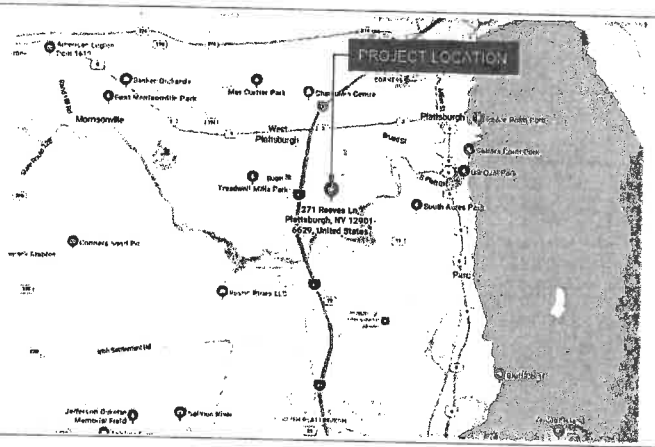
RUGAR ST. PLATTSBURG NY

2.88 MW-DC SOLAR PV SYSTEM

00 RUGAR ST, PLATTSBURGH, NY 12901, USA

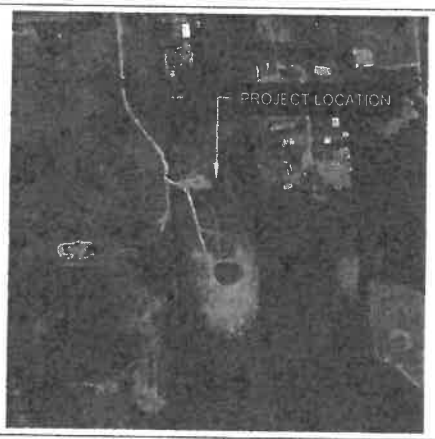
LOCATION MAP

SCALE: NTS



SATELLITE MAP

SCALE: NTS



PROJECT SUMMARY:

SCOPE OF WORK

1. THE PROJECT IS NEW PHOTOVOLTAIC SYSTEM CONSISTING OF SOLAR ARRAY(S) AND ASSOCIATED POWER CONDITIONING EQUIPMENT WITH NO BATTERY STORAGE.
2. THE SYSTEM WILL BE INTERCONNECTED TO THE ELECTRICAL UTILITY GRID IN ACCORDANCE WITH THE REQUIREMENTS OF NYSEG.
3. THE CONTRACTOR SHALL PROVIDE LABOR FOR CONSTRUCTION OF THE ARRAY AND INSTALLATION OF ALL ELECTRICAL EQUIPMENT. THE CONTRACTOR WILL PROVIDE COMPETENT SUPERVISION FOR THE WORK TO BE ACCOMPLISHED. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR APPROVAL BY OWNER AS REQUESTED.
4. THERE WILL BE NO SUBMISSION FOR ANY EQUIPMENT WITH THE VENDOR PART NUMBER ON THE DRAWING WITHOUT WRITTEN APPROVAL OF THE PROFESSIONAL ENGINEER. COMMON ITEMS SUCH AS CONDUITS, WIRE, FITTINGS, ETC. ARE NOT SPECIFIED BY VENDOR BUT THE SIZES CANNOT BE REDUCED.
5. THE CONSTRUCTION CONTRACTOR AND HIS SUBCONTRACTORS AGREE THAT IN ACCORDANCE WITH THE GENERALLY ACCEPTED CONSTRUCTION PRACTICES CONSTRUCTION CONTRACTOR AND HIS SUBCONTRACTORS WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR THE SAFETY OF ALL PERSON AND PROPERTY, AND THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND IS NOT LIMITED TO NORMAL WORKING HOURS.
6. CONSTRUCTION CONTRACTOR AND HIS SUBCONTRACTORS FURTHER AGREE TO DEFEND, INDEMNIFY AND HOLD HARMLESS THE DESIGN PROFESSIONAL FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE DESIGN PERSONNEL.
7. CONSTRUCTION CONTRACTOR AND HIS SUBCONTRACTORS WILL BE REQUIRE TO REPAIR ANY DAMAGE DONE TO BUILDINGS, GROUNDS OR UTILITIES AT NO ADDITIONAL COST TO THE CUSTOMER. DEFECTIVE MATERIAL OR WORKMANSHIP WILL NOT BE ALLOWED ON THIS PROJECT.REASONABLE HOUSEKEEPING AND CLEAN UP SHALL BE CONDUCTED BOTH DURING THE EXECUTION OF AND AT THE CONCLUSION OF THE PROJECT.

GENERAL

1. THE ACTUAL SYSTEM EQUIPMENT SPECIFICATIONS FOR THE PHOTOVOLTAIC SYSTEM ARE INCLUDED IN THE PV SYSTEM SPECIFICATION ON THE TITLE PAGE AND THROUGHOUT THE DRAWING AS NECESSARY FOR CLARITY.IN ADDITION THE ACTUAL VENDOR SPECIFICATION DATA SHEETS WILL BE INCLUDED AS PART OF THE PERMIT SUBMITTAL.
2. ONLY NEW MATERIAL WILL BE INSTALLED AS PART OF THE PROJECT. ALL NEW INSTALLED EQUIPMENT WILL BE APPROPRIATELY LISTED AND NEMA RATED.
3. ALL NEW EQUIPMENT SHALL HAVE PERMANENT PLASTIC ENGRAVED IDENTIFICATION TAGS INSTALLED.
4. ALL CUTTING AND PATCHING REQUIRED FOR INSTALLATION OF NEW RACEWAYS AND EQUIPMENT SHALL BE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR. ALL WORK SHALL BE PERFORMED BY TRADESMAN EXPERIENCED IN WORK REQUIRED. ALL FINISHES SHALL MATCH THE EXISTING ADJACENT FINISHES. OPENING IN FIRE RATED WALLS WILL BE PATCHED IN A MANNER MAINTAINING THE ORIGINAL FIRE AND SMOKE RATING.
5. DRAWINGS ARE DIAGRAMMATIC IN NATURE AND CANNOT SHOW EVERY CONNECTION, JUNCTION BOX, WIRE,CONDUIT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A COMPLETE AND FUNCTIONAL ELECTRICAL SYSTEM.
6. CONTRACTOR SHALL COORDINATE ALL POWER OUTAGES WITH THE OWNER'S REPRESENTATIVE IN ADVANCE.
6. PANEL DESIGNATIONS SHOWN ON THESE DRAWINGS ARE GIVEN FOR CLARIFICATION OF THE CIRCUITING ONLY AND MAY NOT CORRESPOND TO THE DESIGNATIONS FOUND IN THE FIELD.
7. ELECTRICAL TESTING SHALL BE IN COMPLIANCE WITH NFPA 70E

GENERAL NOTES:

EQUIPMENT

1. ALL ELECTRICAL COMPONENTS INSTALLED OUTDOORS, EXPOSED TO WEATHER OR IN DAMP LOCATIONS SHALL BE RATED FOR NEMA 3R OR GREATER.
2. ALL RACEWAYS, CABINETS, BOXES, FIXTURES SHALL BE SUPPORTED FROM THE BUILDING STRUCTURE IN AN APPROVED MANNER.
3. AT THE COMPLETION OF THE PROJECT NEATLY TYPED ACCURATE PANEL BOARD DIRECTORIES INDICATING ALL BRANCH CIRCUITS AND SPARES WILL BE PROVIDED. ALL SPARES SHALL BE LEFT IN THE OFF POSITION.
4. ALL SAFETY SWITCHES SHALL BE HEAVY DUTY TYPE WITH COVER INTERLOCK AND HANDLE LOCK OFF PROVISIONS. SWITCHES SHALL BE MANUFACTURED BY A COMPANY CONSISTENT WITH OTHER INSTALLED EQUIPMENT WHENEVER POSSIBLE. PART NUMBERS, RATING AND FUSING SHALL BE AS SHOWN ON THE DRAWINGS.
5. CONTRACTOR SHALL ENSURE ALL CEC AND MAINTENANCE CLEARANCE REQUIREMENTS ARE MET FOR NEW EQUIPMENT AND MAINTAINED FOR EXISTING EQUIPMENT.
6. CONTRACTOR SHALL FIELD VERIFY EQUIPMENT CLEARANCE AND PLACEMENTS WHILE COORDINATING LOCATORS WITH OTHER TRADES CONSTRUCTION MANAGERS, AND SITE SUPERVISORS PRIOR TO PURCHASING AND INSTALLING EQUIPMENT.
7. EVERY STRUCTURE AND PORTION THEREOF, INCLUDING NONSTRUCTURAL COMPONENTS THAT ARE PERMANENTLY ATTACHED TO STRUCTURES AND THEIR SUPPORTS AND ATTACHMENTS, SHALL BE DESIGNED AND CONSTRUCTED TO RESIST THE EFFECTS OF EARTHQUAKE MOTIONS IN ACCORDANCE WITH ASCE 7, EXCLUDING CHAPTER 14 AND APPENDIX 11A. THE SEISMIC DESIGN CATEGORY FOR A STRUCTURE IS PERMITTED TO BE DETERMINED IN ACCORDANCE WITH SECTION 1613 OR ASCE 7.
8. ALL CONTROLS AND SWITCHES INTENDED TO BE USED BY THE OCCUPANT OF THE ROOM OR AREA TO CONTROL LIGHTING AND RECEPTACLE OUTLETS, APPLIANCE AND COOLING, HEATING AND VENTILATING EQUIPMENT, SHALL BE LOCATED NO MORE THAN 48 INCHES MEASURED FROM THE TOP OF THE JUNCTION OR DEVICE BOX NOR LESS THAN 15 INCHES MEASURED TO THE BOTTOM OF THE JUNCTION OR DEVICE BOX ABOVE THE FINISHED FLOOR.
9. ALL RECEPTACLE OUTLETS ON BRANCH CIRCUITS OF 30 - AMPERES OR LESS AND COMMUNICATION SYSTEM RECEPTACLES SHALL BE LOCATED NO MORE THAN 48 INCHES MEASURED FROM THE TOP OF THE RECEPTACLE OUTLET BOX OR RECEPTACLE HOUSING NOR LESS THAN 15 INCHES MEASURED TO THE BOTTOM OF THE RECEPTACLE OUTLET BOX OR RECEPTACLE HOUSING ABOVE FINISHED FLOOR.

GROUNDING

1. THE GROUNDING SYSTEM SHALL MEET THE REQUIREMENTS OF THE NEC AND THE LOCAL ADOPTED CODE, ALL ELECTRICAL EQUIPMENT AND RACEWAYS SHALL BE PROPERLY GROUNDED.
2. AN INSULATED EQUIPMENT GROUNDING CONDUCTOR, IN ACCORDANCE WITH NEC CODE OR LOCAL CODES , SHALL BE PROVIDED IN ALL CONDUITS WITH CURRENT CARRYING CONDUCTORS. ALL LUGS AND CONNECTORS SHALL BE RATED FOR THE CONDUCTOR MATERIAL AND THE CONDITIONS OF USE.
3. THE GROUNDING RESISTIVITY WILL BE TESTED AFTER INSTALLATION TO CONFIRM 5 OHM OR LESS RESISTANCE FROM RACKING TO GROUND. IF GROUND RESISTANCE IS GREATER THAN 5 OHMS ADDITIONAL GROUNDING WILL BE INSTALLED UNTIL RESISTANCE IS LESS THAN 5 OHMS.

WIRING DEVICES

1. RECEPTACLES SHALL BE AS DESIGNED ON THE DRAWINGS AND SHOULD BE A BRAND CONSISTENT WITH OTHERS IN THE VICINITY WHENEVER POSSIBLE.
2. ALL WIRING DEVICES SHALL BE PROVIDED WITH APPROPRIATE COVER-PLATES. ANY EMPTY BOXES SHALL HAVE BLANK COVER PLATES. COVER-PLATES SHALL BE LEXAN, PLASTIC OR STAINLESS STEEL IN FINISHED AREA. GALVANIZED COVER-PLATES MAY BE USED IN EQUIPMENT ROOMS.

LABELING AND PHASING

1. FOR LABELING USE NUMBERED UV RATED LABELS TO INDICATE STRING NUMBER.
2. AS A SUBSTITUTE FOR LABELS YELLOW TAPE MAY BE USED FOR PHASING
3. EACH METHOD DESCRIBED ABOVE WILL NEED TO BE PERFORMED ON BOTH POSITIVE AND NEGATIVE AT POINTS WHERE CONDUCTORS ARE TERM

DRAWING LIST

DWG. NO.	REV. NO	DRAWING TITLE
T - 001	-	TITLE PAGE
T - 001.1	-	ADDITIONAL NOTES
A - 000	-	SITE PLAN
A - 001	-	CIVIL DETAILS
A - 002	-	ARRAY DETAIL
A - 003	-	ALTERNATE FOUNDATIONS SECTIONS & DETAILS
A - 004	-	CONNECTION DETAIL
E - 001	-	ELECTRICAL LINE DIAGRAM
S - 001	-	SPEC SHEET

SYSTEM SPECIFICATIONS	
DESIGN	RUGAR ST. PLATTSBURG NY
MODULE DC NAMEPLATE	2.88 MW
INVERTER AC NAME PLATE	2.25 MW
ANNUAL PRODUCTION	3.5 GWh
PERFORMANCE RATIO	75.2%
kWh/kWp	1206.4
WEATHER DATASET	TMY, 10KM GRID (44.65,-73.45)

ZUVAN RENEWABLES

DENVER CO 80223

Phone : +1 (720)441-4509

E-mail: leads@zuvanrenewables.com

www.zuvanrenewables.com

Note

SCOPE OF WORK IS SOLELY FOR THE INSTALLATION OF THE INSTALLATION OF THE SOLAR ELECTRIC GENERATING SYSTEM ALL OTHER WORK IS NOT TO BE RELIED UPON AS BEING APPROVED AND/OR PERMITTED BY AHJ

AHJ APPROVAL STAMP

REGISTERED PROFESSIONAL

CONTRACTOR

Revision

Rev.	Review	Date
01	ISSUED FOR TENDER	01/30/26
02	REVISION	02/20/26
03	REVISION	03/02/26
04	REVISION	03/12/26
05	REVISION	03/26/26
06	REDESIGN	05/12/26
07	REDESIGN	05/20/26

PROJECT: RUGAR ST. PLATTSBURG NY 2.88 MW-DC SOLAR PV SYSTEM 00 RUGAR ST, PLATTSBURGH, NY 12901

DATE: 05/20/2026

DRAWN BY: PVI | CHECKED BY: LS

PROJECT ID:

SHEET NAME: TITLE PAGE

DWG. NUMBER: T-001 1 of 9

GENERAL PROJECT INFORMATION

1. PROJECT DESCRIPTION
THIS PROJECT CONSISTS OF THE DESIGN AND CONSTRUCTION OF A TIER 3 GROUND-MOUNTED PHOTOVOLTAIC SOLAR ENERGY SYSTEM WITH A TOTAL INSTALLED CAPACITY OF 2.88 MWDC / 2.25 MWAC, LOCATED AT 00 RUGAR ST, PLATTSBURGH, NY 12901, PARCEL ID 094200-220-000-0004-013-000-0000.

2. ZONING AND LAND USE
- ZONING DISTRICT: INDUSTRIAL
- TOTAL PARCEL SIZE: 32 ACRES
- APPROXIMATE DEVELOPABLE AREA: 7.0 ACRES
- PERCENTAGE OF PARCEL UTILIZED BY PROJECT: ~21.88%
- PROJECT IS OUTSIDE THE TOWN CENTER DISTRICT AND 889.21 FEET FROM THE TOWN CENTER DISTRICT BOUNDARY
- PROJECT IS NOT LOCATED WITHIN A WELLHEAD PROTECTION AREA

3. SOLAR ENERGY SYSTEM CLASSIFICATION
THIS PROJECT IS CLASSIFIED AS A TIER 3 SOLAR ENERGY SYSTEM UNDER THE TOWN OF PLATTSBURGH SOLAR ENERGY LAW AND IS SUBJECT TO SITE PLAN REVIEW AND SPECIAL USE PERMIT APPROVAL IN ACCORDANCE WITH ARTICLES VII AND VIII OF THE TOWN ZONING ORDINANCE.

4. POINT OF INTERCONNECTION (POI)
THE POINT OF INTERCONNECTION IS LOCATED LESS THAN 0.05 MILES FROM THE PROJECT SITE.

CODE AND PERMIT COMPLIANCE

5. APPLICABLE CODES AND STANDARDS
ALL WORK SHALL COMPLY WITH THE MOST CURRENT ADOPTED VERSIONS OF:
- NEW YORK STATE UNIFORM FIRE PREVENTION AND BUILDING CODE
- NATIONAL ELECTRICAL CODE (NEC)
- NYSERDA SOLAR GUIDELINES (AS APPLICABLE)
- TOWN OF PLATTSBURGH ZONING ORDINANCE AND SOLAR ENERGY LAW
- UTILITY INTERCONNECTION REQUIREMENTS

6. PERMITS AND APPROVALS
CONSTRUCTION SHALL NOT COMMENCE UNTIL ALL REQUIRED APPROVALS ARE OBTAINED, INCLUDING BUT NOT LIMITED TO:
- SPECIAL USE PERMIT
- SITE PLAN APPROVAL
- BUILDING PERMIT
- ELECTRICAL PERMIT
- UTILITY INTERCONNECTION APPROVAL

SITE DESIGN AND CIVIL NOTES

7. UNDERGROUND UTILITIES
ALL ON-SITE ELECTRICAL AND UTILITY LINES SHALL BE INSTALLED UNDERGROUND TO THE MAXIMUM EXTENT FEASIBLE, EXCEPT AT THE UTILITY RIGHT-OF-WAY AND REQUIRED ABOVE-GROUND INTERCONNECTION EQUIPMENT, IN COMPLIANCE WITH SERVING UTILITY STANDARDS.

8. ACCESS ROADS AND VEHICULAR PATHS
- ACCESS ROADS SHALL MINIMIZE IMPERVIOUS SURFACE AREA AND SOIL COMPACTION.
- ROADS SHALL BE DESIGNED TO ACCOMMODATE EMERGENCY AND MAINTENANCE VEHICLES IN COORDINATION WITH THE LOCAL FIRE DEPARTMENT.
- FUTURE ROADWAY RESERVATIONS IDENTIFIED ON THE TOWN OF PLATTSBURGH OFFICIAL FUTURE ROADS REGULATING MAP SHALL BE PRESERVED.

9. SITE ACCESS
PRIMARY SITE ACCESS SHALL BE PROVIDED FROM REEVES LANE, WITH CROSS STREETS I-87 AND RUGAR STREET.

STRUCTURAL AND MECHANICAL NOTES

10. FOUNDATIONS
SOLAR RACKING FOUNDATIONS SHALL CONSIST OF DRIVEN PILES, MONOPOLES, OR HELICAL PILES DESIGNED PER GEOTECHNICAL RECOMMENDATIONS AND STRUCTURAL CALCULATIONS.

11. HEIGHT AND SETBACKS
- MINIMUM SETBACK FROM ALL PROPERTY LINES: 75 FEET
- ACTUAL SYSTEM SETBACK EXCEEDS 160 FEET FROM ANY EXISTING STRUCTURE
- MAXIMUM SYSTEM HEIGHT SHALL COMPLY WITH INDUSTRIAL DISTRICT ZONING REQUIREMENTS

12. LOT COVERAGE
LOT COVERAGE CALCULATIONS INCLUDE:
- FOUNDATION SYSTEMS
- INVERTERS, TRANSFORMERS, SWITCHGEAR
- PAD-MOUNTED EQUIPMENT
- PAVED OR GRAVEL ACCESS ROADS

TOTAL LOT COVERAGE SHALL NOT EXCEED THE MAXIMUM PERMITTED UNDER THE UNDERLYING ZONING DISTRICT.

ELECTRICAL AND SAFETY NOTES

13. EQUIPMENT CERTIFICATION
ALL SOLAR MODULES, INVERTERS, TRANSFORMERS, AND ASSOCIATED EQUIPMENT SHALL BE UL-LISTED AND CERTIFIED FOR THEIR INTENDED USE.

14. SIGNAGE
- SIGNAGE SHALL BE LIMITED TO MANUFACTURER IDENTIFICATION, EQUIPMENT RATINGS, NEC-REQUIRED SAFETY LABELS, AND 24-HOUR EMERGENCY CONTACT INFORMATION.
- HIGH-VISIBILITY VOLTAGE WARNING SIGNAGE SHALL BE INSTALLED AT PAD-MOUNTED TRANSFORMERS AND SUBSTATIONS.

15. FENCING AND SECURITY
- ALL MECHANICAL AND ELECTRICAL EQUIPMENT SHALL BE ENCLOSED BY A SELF-LOCKING SECURITY FENCE COMPLIANT WITH NEC AND TOWN ZONING REQUIREMENTS.
- FENCE DESIGN SHALL BE APPROPRIATE TO THE SURROUNDING INDUSTRIAL CONTEXT AND ALLOW FOR WILDLIFE MOVEMENT WHERE REQUIRED.

16. LIGHTING
SITE LIGHTING SHALL BE LIMITED TO THE MINIMUM NECESSARY FOR OPERATIONAL AND SAFETY PURPOSES AND SHALL COMPLY WITH TOWN LIGHTING REGULATIONS.

17. GLARE CONTROL
ALL PHOTOVOLTAIC MODULES SHALL UTILIZE ANTI-REFLECTIVE COATINGS TO MINIMIZE GLARE IMPACTS ON ADJACENT PROPERTIES AND ROADWAYS.

ENVIRONMENTAL AND LANDSCAPING NOTES

18. VEGETATION AND TREE CLEARING
- NO FORESTED OR WOODED LAND CLEARING IS PROPOSED.
- SOLAR ARRAYS WILL BE INSTALLED EXCLUSIVELY WITHIN PREVIOUSLY CLEARED AREAS.
- REMOVAL OF TREES GREATER THAN 6 INCHES IN DIAMETER SHALL BE MINIMIZED.

19. SCREENING AND BUFFERS
- A 75-FOOT LANDSCAPED BUFFER SHALL BE MAINTAINED ALONG ALL ADJOINING PROPERTIES, PUBLIC ROADS, AND FUTURE ROAD RESERVATIONS.
- BUFFERS SHALL INCLUDE A MINIMUM OF FIVE (5) NATIVE TREES, MINIMUM 6 FEET TALL, PER 100 LINEAR FEET.
- A DETAILED LANDSCAPING AND SCREENING PLAN SHALL BE PROVIDED, INCLUDING SPECIES, SPACING, AND ELEVATIONS.

20. VISUAL IMPACT ASSESSMENT
A LINE-OF-SIGHT PROFILE ANALYSIS SHALL BE PROVIDED. ADDITIONAL VISUAL SIMULATIONS MAY BE SUBMITTED IF REQUIRED BY THE PLANNING BOARD.

HAZARDOUS MATERIALS AND FIRE SAFETY

21. HAZARDOUS MATERIALS
- PROJECT COMPONENTS SHALL NOT CONTAIN HAZARDOUS MATERIALS SUCH AS CADMIUM OR PFAS.
- SDS/MSDS DOCUMENTATION SHALL BE SUBMITTED FOR ALL MAJOR COMPONENTS.
- EQUIPMENT SHALL BE DESIGNED TO PREVENT LEAKAGE OR SOIL CONTAMINATION OVER THE PROJECT LIFE.

22. FIRE DEPARTMENT COORDINATION
EMERGENCY ACCESS, SHUT-DOWN PROCEDURES, AND SNOW REMOVAL PLANS SHALL BE COORDINATED WITH THE TOWN OF PLATTSBURGH FIRE DEPARTMENT.

DECOMMISSIONING AND FINANCIAL SECURITY

23. DECOMMISSIONING PLAN
A DECOMMISSIONING PLAN SHALL BE SUBMITTED AND APPROVED PRIOR TO CONSTRUCTION, DETAILING:
- REMOVAL COSTS
- RESPONSIBLE PARTIES
- TIMELINE FOR REMOVAL
- SITE RESTORATION PROCEDURES

24. DECOMMISSIONING DEPOSIT
A CASH DECOMMISSIONING DEPOSIT SHALL BE PROVIDED TO THE TOWN CLERK IN AN AMOUNT DETERMINED BY THE TOWN BOARD, INCLUDING A 2% ANNUAL ESCALATOR FOR THE LIFE OF THE SYSTEM.

25. ABANDONMENT
ANY SYSTEM CEASING OPERATION FOR 12 CONSECUTIVE MONTHS SHALL BE CONSIDERED ABANDONED AND DECOMMISSIONED WITHIN 360 DAYS OF TOWN NOTIFICATION.
OWNERSHIP, ENFORCEMENT, AND CONTINUITY

26. OWNERSHIP CHANGES
ANY CHANGE IN OWNERSHIP OR OPERATOR SHALL NOT AFFECT THE VALIDITY OF THE SPECIAL USE PERMIT OR DECOMMISSIONING OBLIGATIONS. WRITTEN NOTICE SHALL BE PROVIDED TO THE TOWN AT LEAST 30 DAYS PRIOR TO ANY OWNERSHIP CHANGE.

27. ENFORCEMENT AND SEVERABILITY
VIOLATIONS SHALL BE SUBJECT TO ENFORCEMENT UNDER THE TOWN ZONING ORDINANCE. IF ANY PROVISION IS DEEMED INVALID, REMAINING PROVISIONS SHALL REMAIN IN FULL FORCE.

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AHJ APPROVAL STAMP

REGISTERED PROFESSIONAL

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05	REVISION	03/26/26
06	REDESIGN	04/12/26
07	REDESIGN	05/20/26

PROJECT:
RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
00 RUGAR ST,
PLATTSBURGH, NY 12901

DATE: 05/20/2026

DRAWN BY: PVI | CHECKED BY: LS

PROJECT ID:

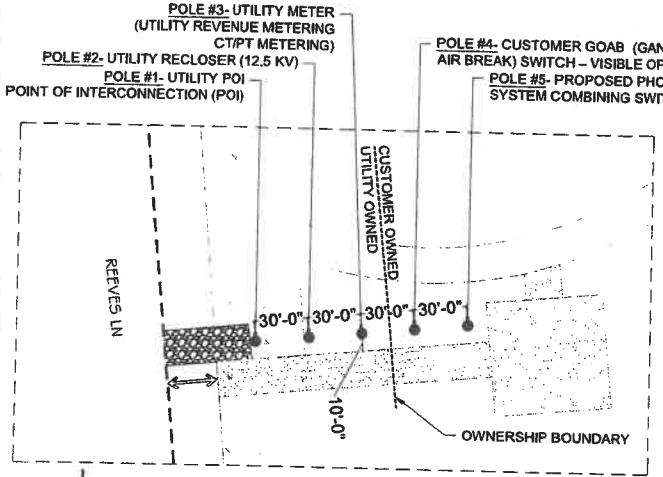
SHEET NAME:
ADDITIONAL NOTES

DWG. NUMBER: T-001.1 2 of 9

OVERALL SYSTEM SPECIFICATIONS	
PROJECT LOCATION	44°40'54.0"N 73°29'02.2"W
PARCEL NUMBER	094200-220-000-0004-013-000-0000.
OVERALL SYSTEM SIZE	2.25 MWAC 2.88 MWDC
DC/AC RATIO	1.28
ENTIRE Nos OF MODULES	(4498) SILFAB, SIL-640 XL (640W) MODULES
INTER-ROW SPACING	15'-0"
ENTIRE Nos OF INVERTERS	(15) SUNNY HIGHPOWER PEAK3 150-US INVERTER
Nos OF MODULES /STRING	23 & 24 MODULES
TABLE CONFIGURATION	2 MODS, HIGH N-S
MOUNTING METHOD	FIXED TILT
MODULE TILT	25°
AZIMUTH	180°
TOTAL PARCEL AREA (IN ACRE)	32
TOTAL GM ARRAY AREA (IN ACRE)	7.0
TOTAL AREA COVERED BY THE PROJECT (%)	21.88

ARRAY TYPE	TILT UP	AZIMUTH	# OF MODULE	ROW SPACING	MWdc
A	25°	180°	4498	15'-0"	2.88

- INTERCONNECTION POLES INSTALLED PARALLEL TO ACCESS ROAD AND PERPENDICULAR TO (E) STREET



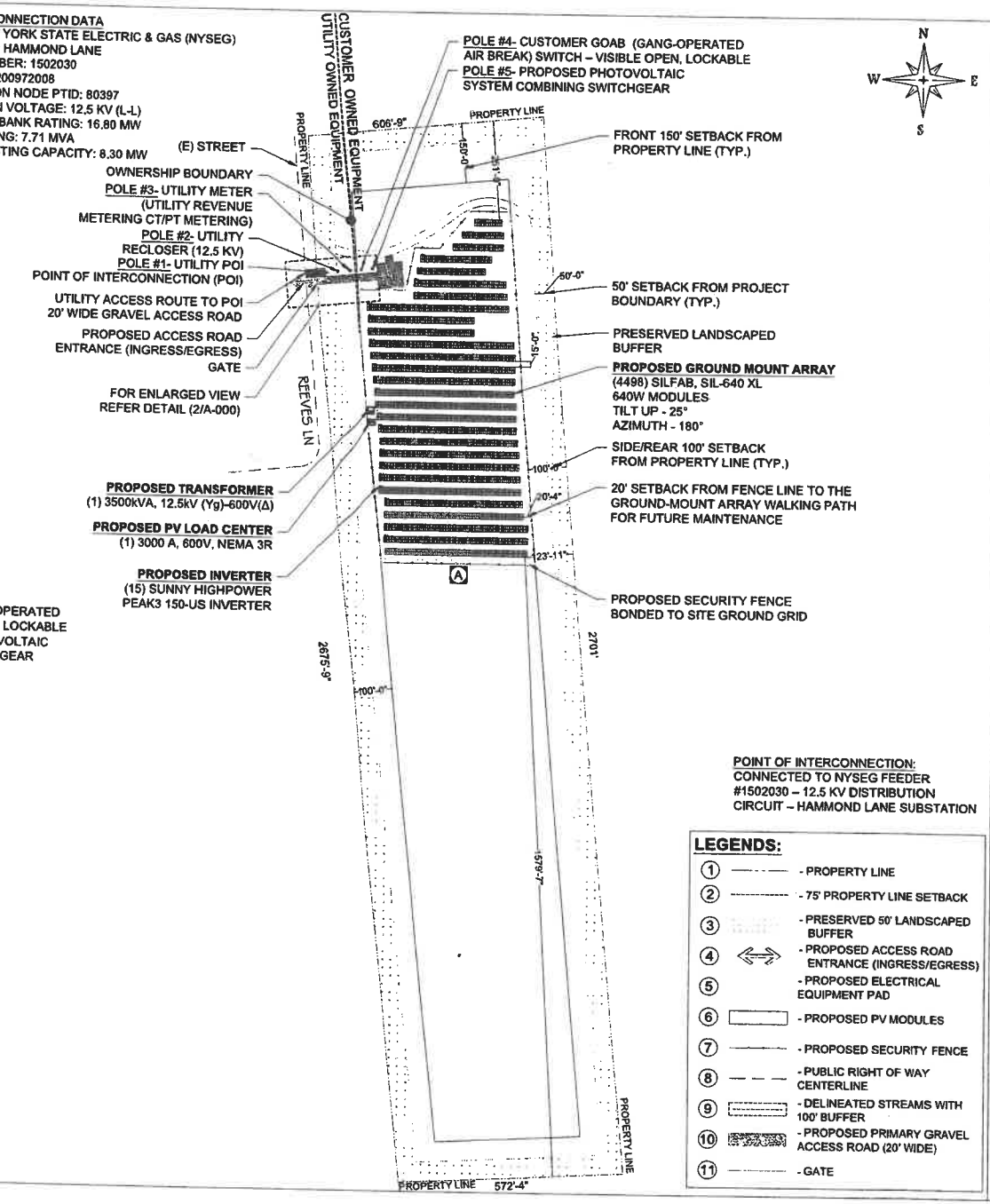
2 | INTERCONNECTION POLE LAYOUT (ENLARGED)

A - 000 | SCALE: 1/32" = 1'-0"

1 | SITE PLAN

A - 000 | SCALE: 1/128" = 1'-0"

UTILITY INTERCONNECTION DATA
- UTILITY: NEW YORK STATE ELECTRIC & GAS (NYSEG)
- SUBSTATION: HAMMOND LANE
- FEEDER NUMBER: 1502030
- SECTION ID: 200972008
- TRANSMISSION NODE PTID: 80397
- DISTRIBUTION VOLTAGE: 12.5 KV (L-L)
- SUBSTATION BANK RATING: 16.80 MW
- FEEDER RATING: 7.71 MVA
- SECTION HOSTING CAPACITY: 8.30 MW



POINT OF INTERCONNECTION:
CONNECTED TO NYSEG FEEDER
#1502030 – 12.5 KV DISTRIBUTION
CIRCUIT – HAMMOND LANE SUBSTATION

LEGENDS:

1. - PROPERTY LINE
2. - 75' PROPERTY LINE SETBACK
3. - PRESERVED 50' LANDSCAPED BUFFER
4. - PROPOSED ACCESS ROAD ENTRANCE (INGRESS/EGRESS)
5. - PROPOSED ELECTRICAL EQUIPMENT PAD
6. - PROPOSED PV MODULES
7. - PROPOSED SECURITY FENCE
8. - PUBLIC RIGHT OF WAY CENTERLINE
9. - DELINEATED STREAMS WITH 100' BUFFER
10. - PROPOSED PRIMARY GRAVEL ACCESS ROAD (20' WIDE)
11. - GATE

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06	REDESIGN	05/12/26
07	REDESIGN	05/20/26

PROJECT: RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
00 RUGAR ST,
PLATTSBURGH, NY 12901

DATE: 05/20/2026

DRAWN BY: PVI | CHECKED BY: LS

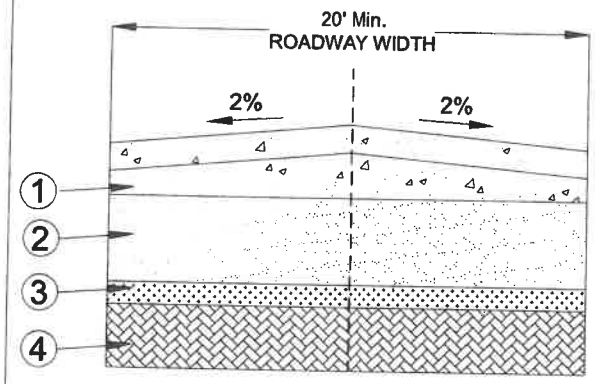
PROJECT ID:

SHEET NAME: SITE PLAN

DWG. NUMBER: A-000 3 of 9

CIVIL GENERAL NOTES

1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE LOCAL, STATE, AND FEDERAL CODES AND REGULATIONS.
2. CONTRACTOR SHALL VERIFY ALL EXISTING SITE CONDITIONS AND DIMENSIONS PRIOR TO CONSTRUCTION.
3. ACCESS ROAD SHALL MAINTAIN A MINIMUM UNOBSTRUCTED WIDTH OF 20 FEET.
4. ACCESS ROAD SHALL BE CONSTRUCTED AS AN ALL-WEATHER SURFACE CAPABLE OF SUPPORTING EMERGENCY AND MAINTENANCE VEHICLES.
5. ROAD SUBGRADE SHALL BE PROOF-ROLLED AND COMPACTED TO A MINIMUM OF 95% STANDARD PROCTOR DENSITY.
6. PROVIDE POSITIVE DRAINAGE AWAY FROM ELECTRICAL EQUIPMENT, PV ARRAYS, AND ROADWAYS.
7. CONTRACTOR SHALL REPAIR ANY DISTURBED AREAS RESULTING FROM CONSTRUCTION ACTIVITIES.
8. ALL MATERIALS SHALL BE FREE OF ORGANIC MATERIALS, DEBRIS, AND UNSUITABLE SOILS.
9. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION.
10. FINAL ROAD GRADING SHALL PREVENT PONDING, RUTTING, AND SURFACE EROSION.
11. CONTRACTOR SHALL COORDINATE ACCESS REQUIREMENTS WITH LOCAL FIRE AUTHORITY AND AHJ.
12. ALL DIMENSIONS ARE TO FACE OF MATERIAL UNLESS OTHERWISE NOTED.



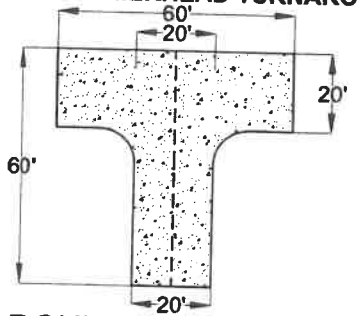
1.1 GRAVEL ROAD TYPICAL SECTION
A - 001 SCALE: NTS

NOTES:

- ROADWAY WIDTH: 20'-0" MINIMUM
- SURFACE SLOPE: 2% CROWN OR CROSS SLOPE
- VERTICAL CLEARANCE: 13'-6" MINIMUM
- PROVIDE ADEQUATE DRAINAGE ALONG ROADWAY.
- REMOVE UNSUITABLE MATERIAL PRIOR TO BASE INSTALLATION.
- COMPACT EACH LIFT PRIOR TO PLACEMENT OF NEXT MATERIAL.

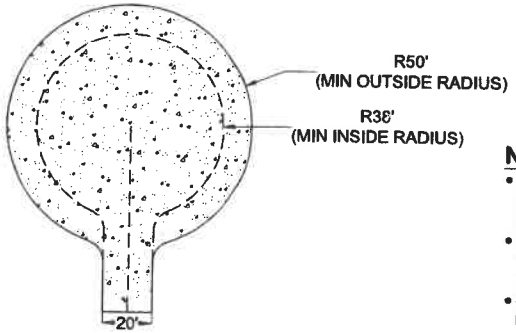
1. 4" MIN. CRUSHED GRAVEL SURFACE COURSE MATERIAL.
2. 8" MIN. COMPACTED AGGREGATE BASE COURSE
3. GEOTEXTILE FABRIC (OPTIONAL/AS REQUIRED)
4. COMPACTED SUBGRADE TO 95% STANDARD PROCTOR

OPTION 1 - HAMMERHEAD TURNAROUND



1.2 TURNAROUND DETAIL
A - 001 (FOR DEAD END ACCESS ROAD) SCALE: NTS

OPTION 2 - CUL-DE-SAC



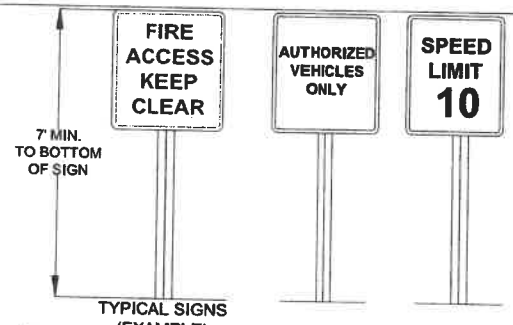
NOTES:

- TURNAROUND SHALL BE MAINTAINED FREE OF OBSTRUCTIONS AND ACCESSIBLE TO EMERGENCY VEHICLES AT ALL TIMES.
- IF ACCESS ROAD EXCEEDS 150 FEET IN LENGTH WITHOUT THROUGH ACCESS, PROVIDE TURNAROUND AREA.
- DIMENSIONS SHOWN ARE MINIMUM REQUIREMENTS

EROSION CONTROL NOTES (OPTIONAL)

1. INSTALL SILT FENCE OR OTHER SEDIMENT CONTROL MEASURES PRIOR TO EARTH DISTURBANCE.
2. MINIMIZE DISTURBED AREA DURING CONSTRUCTION ACTIVITIES.
3. STABILIZE DISTURBED SOIL AREAS AS SOON AS PRACTICABLE.
4. PROVIDE STONE CONSTRUCTION ENTRANCE TO REDUCE TRACKING OF SEDIMENT.
5. INSPECT EROSION CONTROL MEASURES AFTER RAIN EVENTS AND REPAIR AS NECESSARY.
6. REMOVE ACCUMULATED SEDIMENT FROM CONTROL DEVICES AS REQUIRED.
7. CONTRACTOR SHALL COMPLY WITH LOCAL SWPPP REQUIREMENTS IF APPLICABLE.

1 CIVIL DETAILS
A - 001 20' WIDE GRAVEL ACCESS ROAD



1.3 ROAD SIGNAGE DETAIL
A - 001 SCALE: NTS

- PROVIDE SIGNAGE AS REQUIRED BY LOCAL FIRE AUTHORITY.

SIGN REQUIREMENTS:

- REFLECTIVE ALUMINUM SIGN PANEL
- MINIMUM SIGN HEIGHT: 7' ABOVE FINISHED GRADE
- INSTALL ON GALVANIZED STEEL POST
- EXACT SIGNAGE AND LOCATIONS TO BE COORDINATED WITH AHJ/FIRE AUTHORITY.

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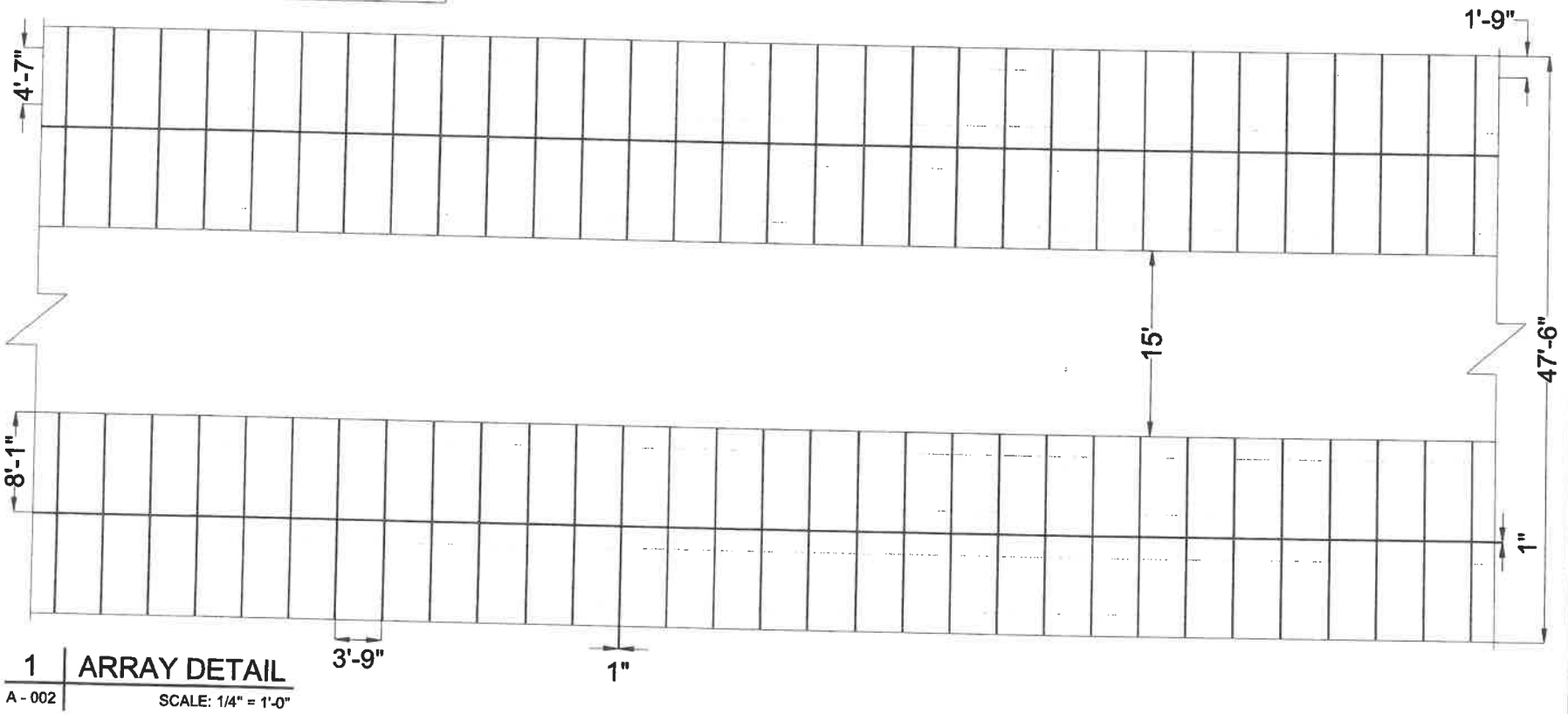
PROJECT:
RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
00 RUGAR ST,
PLATTSBURGH, NY 12901

DATE: 05/20/2026
DRAWN BY: PVI
CHECKED BY: LS
PROJECT ID:
SHEET NAME: CIVIL DETAILS
DWG. NUMBER: A-001

OVERALL SYSTEM SPECIFICATIONS	
PROJECT LOCATION	44°40'54.0"N
	73°29'02.2"W
PARCEL NUMBER	094200-220-000-0004-013-000-0000.
OVERALL SYSTEM SIZE	2.25 MWAC
	2.88 MWDC
DC/AC RATIO	1.28
ENTIRE Nos OF MODULES	(4498) SILFAB, SIL-640 XL (640W) MODULES
INTER-ROW SPACING	15'-0"
ENTIRE Nos OF INVERTERS	(15) SUNNY HIGHPOWER PEAK3 150-US INVERTER
Nos OF MODULES /STRING	23 & 24 MODULES
TABLE CONFIGURATION	2 MODS, HIGH N-S
MOUNTING METHOD	FIXED TILT
MODULE TILT	25°
AZIMUTH	180°
TOTAL PARCEL AREA (IN ACRE)	32
TOTAL GM ARRAY AREA (IN ACRE)	7.0
TOTAL AREA COVERED BY THE PROJECT (%)	21.88

RUGAR ST. PLATTSBURG NY				
INVERTER	# OF MODULE	MWdc	MWac	DC/AC RATIO
#1-#15	4498	2.88	2.25	1.28

ARRAY TYPE	TILT UP	AZIMUTH	# OF MODULE	ROW SPACING	MWdc
A	25°	180°	4498	15'-0"	2.88



1 | ARRAY DETAIL
A - 002 | SCALE: 1/4" = 1'-0"

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07	REDESIGN	05/20/26

PROJECT:
RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
100 RUGAR ST,
PLATTSBURGH, NY 12901

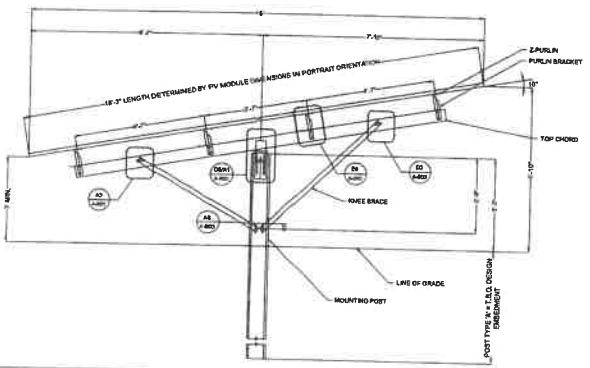
DATE: 05/20/2026

DRAWN BY: PVI | CHECKED BY: LS

PROJECT ID:

SHEET NAME: ARRAY DETAIL

OWG. NUMBER: A-002 4 of 9



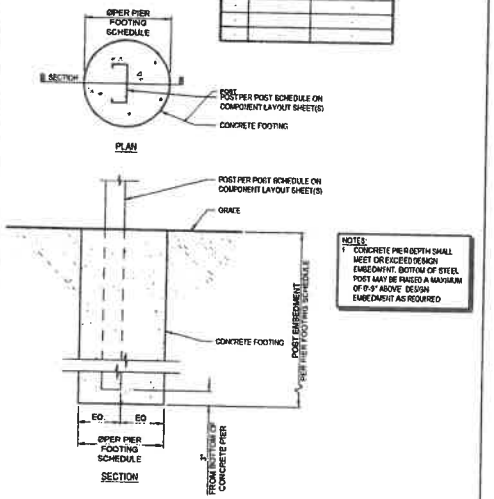
NOTE:
IF DESIGN EMBEDMENT IS NOT ACHIEVED, REFERENCE REFUSAL REMEDY PROCEDURE NOTES ON SHEET A-002

NOTE:
1 Z-PURLINS #1 & #4 HAVE RAISED MODULE MOUNTING ELOTS. (REF FMA-005)
2 Z-PURLINS #2 & #3 HAVE FLAT MODULE MOUNTING ELOTS. (REF FMA-003)

A6 SCALE: 1/2" = 1'-0" **DESIGN RACK SECTION**

PIER FOOTING SCHEDULE

TYPE	DIAMETER	DEPTH
ALL	1'-6"	7'-0"



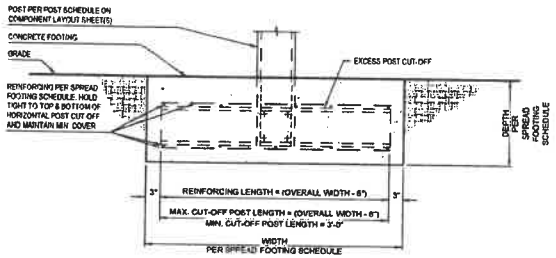
NOTES:
1 CONCRETE PIER DEPTH SHALL MEET OR EXCEED DESIGN EMBEDMENT. BOTTOM OF STEEL POST MAY BE RAISED A MAXIMUM OF 6"-0" ABOVE DESIGN EMBEDMENT AS REQUIRED

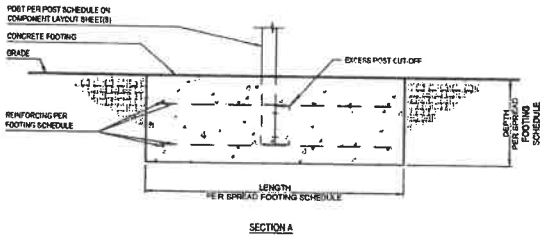
E5 SCALE: 1" = 1'-0" **ALTERNATE FOUNDATION PIER FOOTING DETAIL**

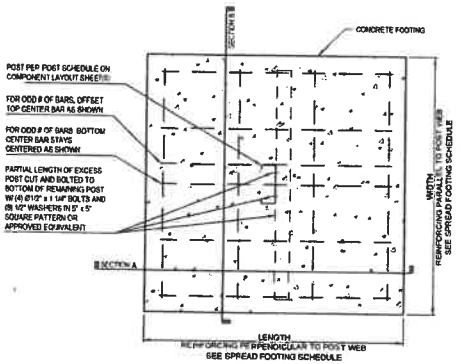
SPREAD FOOTING SCHEDULE

TYPE	LENGTH	WIDTH	DEPTH	REINFORCING PARALLEL TO POST WEB AND POST CUT-OFF	REINFORCING PERPENDICULAR TO POST WEB AND POST CUT-OFF
ALL	8'-0"	4'-0"	1'-6"	(4) #4 BARS T&B OR (4) #5 BARS T&B	(4) #4 BARS T&B OR (4) #5 BARS T&B

NOTE: ALL REINFORCING TO HAVE 3" MINIMUM COVER



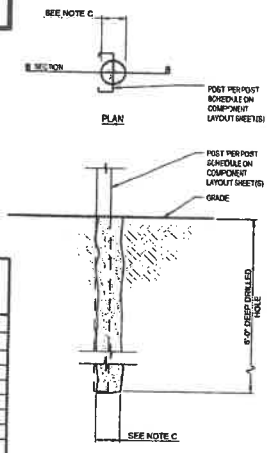




NOTE: REINFORCING SHOWN MAY NOT REPRESENT THE ACTUAL REINFORCING REQUIRED. SEE SPREAD FOOTING SCHEDULE FOR REQUIRED REINFORCING. PROVIDE MINIMUM 3" COVER FOR ALL REINFORCEMENT.

A8 SCALE: 1" = 1'-0" **ALTERNATE FOUNDATION SPREAD FOOTING DETAIL**

NOTE:
A POST NOT REQUIRED TO BE CENTERED IN HOLE
B POST SHOULD BOTTOM OUT AT THE HOLE
C WHEN DRILLING SOLID ROCK, HOLE TO BE 1/2"-1" LARGER THAN DIAMETER OF POST. WHEN DRILLING LOOSE ROCK & SOFT SOIL, OR STIFF SOIL, HOLE TO BE 1/2"-1" SMALLER THAN DIAMETER OF POST.



AGGREGATE MATERIAL SPECIFICATION FOR PRE-DRILL, FILL, AND DRIVE

SIEVE	% PASSING	
	OPTION A	OPTION B
1"	100	100
3/4"	90-95	85-100
#4	35-65	50-85
#10	25-50	40-70
#40	15-30	25-45
#200	<5	<5

NOTE:
1. AGGREGATE SHALL BE CRUSHED STONE, SLAG, GRAVEL, OR CHERT
2. FINES ARE TO BE MANUFACTURED SAND OR OTHER FINE MATERIALS NATURALLY CONTAINED OR ADDED TO MEET SPECIFICATIONS ABOVE
3. AGGREGATE TO BE WELL GRADED.

A5 SCALE: 1" = 1'-0" **ALTERNATE FOUNDATION PRE-DRILL, FILL, AND DRIVE DETAIL**

REFUSAL REMEDY PROCEDURE:

WHEN DRIVEN POSTS DO NOT ACCOMPLISH DESIGN EMBEDMENT DEPTH(S) AS SPECIFIED ON A6/S0301 AND, IF APPLICABLE, SHEET S0201 DUE TO REFUSAL, FOLLOW THIS PROCEDURE

1 WHEN REFUSAL IS ENCOUNTERED EFFORTS TO DRIVE THE POST FURTHER SHOULD BE STOPPED AND DRIVEN POST DEPTH AND LOCATION SHALL BE RECORDED.

2 ATTEMPT TO DRIVE RELOCATED POST TO THE DESIGN EMBEDMENT DEPTH SPECIFIED ON A6/S0301 AND, IF APPLICABLE, SHEET S0201. IF POST DOES NOT REACH THE MINIMUM EMBEDMENT DEPTH OF 5.5 FEET, AN ALTERNATE FOUNDATION SHALL BE REQUIRED

3 IF POST DOES NOT REACH DESIGN EMBEDMENT DEPTH SPECIFIED ON A6/S0301 AND, IF APPLICABLE, SHEET S0201, BUT REACHED THE MINIMUM EMBEDMENT DEPTH OF 5.5 FEET, THE POST MUST PASS THE FOLLOWING VERTICAL AND LATERAL TESTS
A VERTICAL TEST - MINIMUM UPLIFT FORCE 2250 LBS RESULTING IN VERTICAL DEFLECTION LESS THAN 1/2"
B LATERAL TEST - MINIMUM LATERAL FORCE 2000 LBS APPLIED AT 4 FEET ABOVE GRADE AND POST DEFLECTION < 1.00 INCH MEASURED AT GRADE

4 ANY POST BELOW THE DESIGN EMBEDMENT DEPTH THAT DOES NOT PASS THE VERTICAL AND LATERAL TEST SHALL REQUIRE AN ALTERNATE FOUNDATION

5 IF THE POST REACHED THE MINIMUM EMBEDMENT DEPTH OF 5.5 FEET AND PASSED THE VERTICAL AND LATERAL TESTS SPECIFIED ABOVE, THE POST CAN BE FIELD-CUT AND DRILLED ACCORDINGLY

6 ALL FIELD-CUT SURFACES SHALL BE PAINTED WITH BRUSH-ON GALVANIZING PAINT. TERRASMART, INC. DOES NOT RECOMMEND SPRAY GALVANIZING FOR REPAIR AND PAINTING OF CUT SURFACES.

7 FOR INSTANCES WHERE IT IS DESIRED TO REDUCE THE POST EMBEDMENT BUT REFUSAL IS NOT ENCOUNTERED, PLEASE CONTACT THE TERRASMART, INC. ENGINEERING DEPARTMENT FOR RECOMMENDATIONS

A1 SCALE: NONE **REFUSAL REMEDY PROCEDURE**

ZUVAN RENEWABLES
DENVER CO 80223
Phone : +1 (720)443-4509
E-mail : [illegible]

Note

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AHJ APPROVAL STAMP

REGISTERED PROFESSIONAL

Revision

No.	Review	Date
01	ISSUED FOR TENDER	01/30/26
02	REVISION	02/20/26
03	REVISION	03/11/26
04	REVISION	03/12/26
05	REVISION	03/26/26
06	REDESIGN	05/12/26
07	REDESIGN	05/20/26

PROJECT:
RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
00 RUGAR ST,
PLATTSBURGH, NY 12901

DATE: 05/20/2026

DRAWN BY: PVI | CHECKED BY: LS

PROJECT ID:

SHEET NAME:
ALTERNATE FOUNDATIONS SECTIONS & DETAILS

DWG. NUMBER: A-003 5 of 9

NOT USED

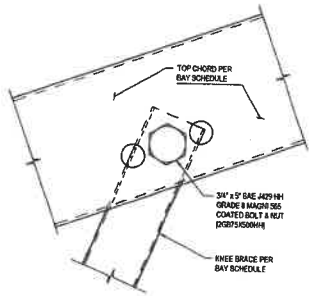
G1 SCALE: 3" = 1'-0"
X-BRACE TO POST CONNECTION DETAIL

NOT USED

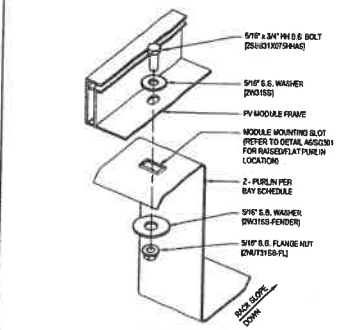
G3 SCALE: 3/8" = 1'-0"
X-BRACING ELEVATION

NOT USED

D7 SCALE: NONE
WEEB PV MODULE BONDING WASHER DETAIL

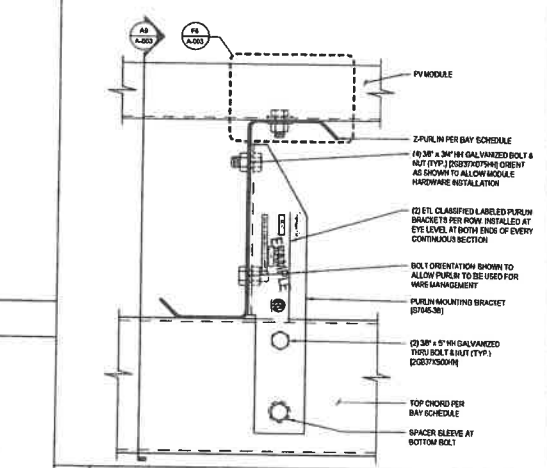


D3 SCALE: 6" = 1'-0"
UPPER KNEE BRACE TO TOP CHORD CONNECTION DETAIL



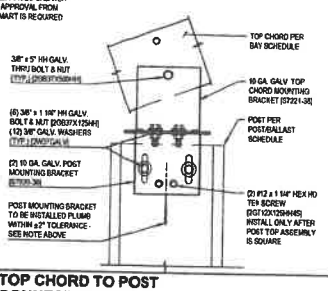
NOTE: TORQUE TO THE HIGHER OF 10 ft-lb OR THE PV MODULE MANUFACTURER'S REQUIRED TORQUE VALUE

B1 SCALE: NONE
PV MODULE TO PURLIN CONNECTION DETAIL

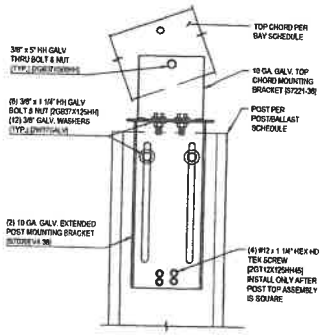


C2 SCALE: 6" = 1'-0"
TRANSVERSE PURLIN CONNECTION DETAIL

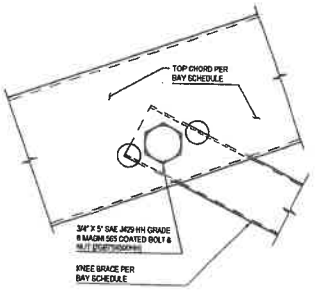
NOTE:
FOR TOLERANCES GREATER THAN 2" APPROVAL FROM TERRASMART IS REQUIRED



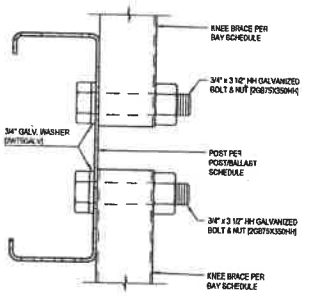
D6 SCALE: 3" = 1'-0"
TOP CHORD TO POST CONNECTION DETAIL



A1 SCALE: 3" = 1'-0"
TOP CHORD TO POST CONNECTION DETAIL (EXTENDED)

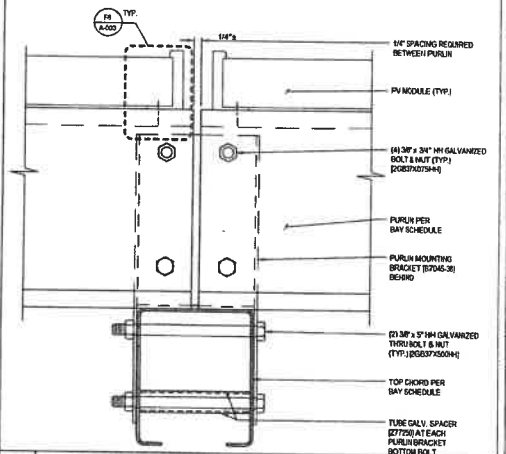


A3 SCALE: 6" = 1'-0"
LOWER KNEE BRACE TO TOP CHORD CONNECTION DETAIL



NOTE: BOLT MAY BE REVERSED BUT WASHER MUST BE INSIDE POST AS SHOWN.

A6 SCALE: 6" = 1'-0"
KNEE BRACE TO POST CONNECTION DETAIL



C1 SCALE: 6" = 1'-0"
LONGITUDINAL PURLIN CONNECTION DETAIL

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AHJ APPROVAL STAMP

REGISTERED PROFESSIONAL

EXPEDITOR

Revision

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01	ISSUED FOR TENDER	01/30/26
02	REVISION	01/31/26
03	REVISION	03/02/26
04	REVISION	03/12/26
05	REVISION	03/26/26
06	REDESIGN	05/12/26
07	REDESIGN	05/20/26

PROJECT:
RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
00 RUGAR ST,
PLATTSBURGH, NY 12901

DATE: 05/20/2026

DRAWN BY: PVI | CHECKED BY: LS

PROJECT ID:

SHEET NAME:
CONNECTION DETAIL

DWG. NUMBER: A-004 6 of 9

IEEE 1547-2018
27 / 59 – UNDER/OVER VOLTAGE
81U / 81O – UNDER/OVER FREQUENCY
32 – REVERSE POWER
25 – SYNC CHECK
50 / 51 – OVERCURRENT
46 – NEGATIVE SEQUENCE (12.5 KV)

MAXIMUM STRING VOLTAGE	
*#MODULES x (Voc + TCOEFF x Voc x (TLOW-25))	
MODULE Voc	57.76
TEMPERATURE COEFFICIENT	-0.25
LOW TEMPERATURE	-23
AMBIENT TEMPERATURE	36
MODULES PER STRING	23 & 24
MAX VOLTAGE	1328.48 & 1386.24

CABLE IDENTIFICATION	
1	(3) 2/0 AWG, COPPER, XHHW-2 (1) 4 AWG, COPPER, XHHW-2 EGC in 2.5" PVC CONDUIT
2	(3) 3/0 AWG, COPPER, XHHW-2 (1) 4 AWG, COPPER, XHHW-2 EGC in 3" PVC CONDUIT
3	(3) 250 KCMIL, COPPER, XHHW-2 (1) 4 AWG, COPPER, XHHW-2 EGC in 3" PVC CONDUIT
4	(3) 350 KCMIL, COPPER, XHHW-2 (1) 4 AWG, COPPER, XHHW-2 EGC in 3.5" PVC CONDUIT
5	(3) 500 KCMIL, COPPER, XHHW-2 (1) 4 AWG, COPPER, XHHW-2 EGC in 4" PVC CONDUIT
6	(8 RUNS) (3) 500 KCMIL, COPPER, XHHW-2 (1) 3/0 AWG, COPPER, XHHW-2 EGC in 5" PVC CONDUIT
7	MEDIUM VOLTAGE (MV) COPPER CORE CABLE, 4/0 AWG, SINGLE CORE CONDUCTOR, 20/25 KV, TR-XLPE WITH COPPER TAPE SHIELD

PROJECT DESCRIPTION	
DC SYSTEM SIZE	2.88 MWDC
AC SYSTEM SIZE	2.25 MWAC
MODULE	(4498) SILFAB, SIL-640 XL (640W) MODULES
INVERTER	(15) SUNNY HIGH POWER PEAK3 150-US

INVERTER SPECIFICATIONS		
MANUFACTURER/ MODEL NUMBER:	SUNNY HIGHPOWER PEAK3 150-US	
NOMINAL AC POWER	150.0	KW
NOMINAL OUTPUT VOLTAGE	600	Volt
MAXIMUM OUTPUT CURRENT	151	Amps
MAX SYSTEM VOLTAGE	1500	Volt
MAX OPERATING INPUT CURRENT	180	Amps
CEC EFFICIENCY	98.5	%
MPP VOLTAGE RANGE	855-1425	Volt
MAXIMUM ARRAY POWER	225.00	KW

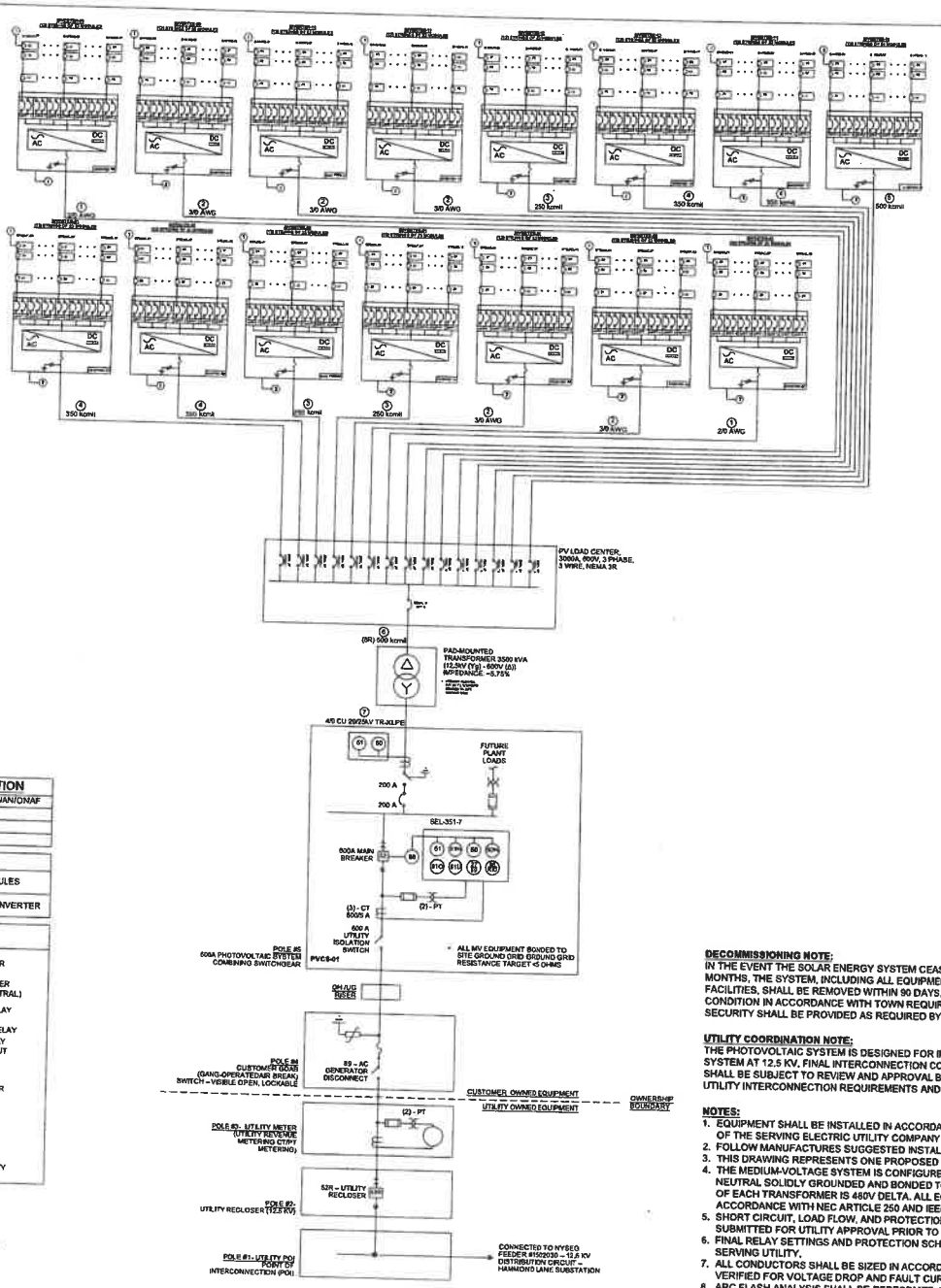
PV MODULE SPECIFICATIONS		
MODEL NUMBER:	SILFAB, SIL-640 XL (640W) MODULES	
WEIGHT:	65.80 lbs	
DIMENSIONS:	97.0"L x 44.8"W x 1.4"D	(in inch)
POWER @ STC:	640	Watts
RATED VOLTAGE (Vmpp)	48.78	Volt
RATED CURRENT (Impp)	13.12	Amps
OPEN-CIRCUIT VOLTAGE (Voc)	57.76	Volt
SHORT-CIRCUIT CURRENT (Isc)	13.76	Amps
VOC TEMP COEFF:	-0.24	%/°C

TRANSFORMER SPECIFICATION	
RATING	3.0/3.75 MVA ONAN/ONAF
SECONDARY VOLTAGE	600V (Δ)
PRIMARY VOLTAGE	12.5kV (Yg)
IMPEDANCE	~5.75%

KEYED NOTES	
1	SILFAB, SIL-640 XL (640W) MODULES
2	SUNNY HIGHPOWER PEAK3 150-US INVERTER

LEGENDS:

- POWER TRANSFORMER
- FUSED DISCONNECT SWITCH
- MEDIUM VOLTAGE CIRCUIT BREAKER
- SURGE ARRESTER
- CURRENT TRANSFORMER (REVENUE)
- POTENTIAL TRANSFORMER (REVENUE)
- MEDIUM VOLTAGE STRESS CONE
- CIRCUIT BREAKER
- DISCONNECT SWITCH
- SOLAR PHOTOVOLTAIC INVERTER
- FUSE
- DISCONNECT SWITCH WITH GROUNDING OPTION
- INSTANTANEOUS OVER CURRENT RELAY
- INSTANTANEOUS OVER CURRENT RELAY (NEUTRAL)
- 51 AC INVERSE TIME OVER CURRENT RELAY
- 51N AC INVERSE TIME UNDER CURRENT RELAY (NEUTRAL)
- 81O OVER FREQUENCY RELAY
- 81U UNDER FREQUENCY RELAY
- 50/27 COMMUNICATION RELAY REMOTE INPUT / OUTPUT DEVICE
- 86 LOCKOUT RELAY
- 27/59 UNDER VOLTAGE / OVER VOLTAGE RELAY
- 32 REVERSE POWER
- 25 SYNC CHECK
- 46 NEGATIVE SEQUENCE
- MM REVENUE GRADE UTILITY METER



DECOMMISSIONING NOTE:
IN THE EVENT THE SOLAR ENERGY SYSTEM CEASES OPERATION FOR A PERIOD OF 12 CONSECUTIVE MONTHS, THE SYSTEM, INCLUDING ALL EQUIPMENT, STRUCTURES, FOUNDATIONS, AND ASSOCIATED FACILITIES, SHALL BE REMOVED WITHIN 90 DAYS. THE SITE SHALL BE RESTORED TO ITS ORIGINAL CONDITION IN ACCORDANCE WITH TOWN REQUIREMENTS. A DECOMMISSIONING PLAN AND FINANCIAL SECURITY SHALL BE PROVIDED AS REQUIRED BY THE TOWN OF ONEONTA.

UTILITY COORDINATION NOTE:
THE PHOTOVOLTAIC SYSTEM IS DESIGNED FOR INTERCONNECTION WITH THE LOCAL UTILITY DISTRIBUTION SYSTEM AT 12.5 KV. FINAL INTERCONNECTION CONFIGURATION, PROTECTION SCHEME, AND EQUIPMENT SHALL BE SUBJECT TO REVIEW AND APPROVAL BY THE SERVING UTILITY. ALL WORK SHALL COMPLY WITH UTILITY INTERCONNECTION REQUIREMENTS AND APPLICABLE STANDARDS INCLUDING IEEE 1547.

NOTES:
1. EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH THE NEC AND ALL APPLICABLE REQUIREMENTS OF THE SERVING ELECTRIC UTILITY COMPANY AND THE LOCAL AUTHORITY HAVING JURISDICTION.
2. FOLLOW MANUFACTURES SUGGESTED INSTALLATION PRACTICES AND WIRING SPECIFICATIONS.
3. THIS DRAWING REPRESENTS ONE PROPOSED ARRANGEMENT AND IS SUBJECT TO CHANGE.
4. THE MEDIUM-VOLTAGE SYSTEM IS CONFIGURED AS 12.5 KV GROUNDED WYE (YG) WITH THE PRIMARY NEUTRAL SOLIDLY GROUNDED AND BONDED TO THE SITE GROUNDING GRID. THE LOW-VOLTAGE SIDE OF EACH TRANSFORMER IS 480V DELTA. ALL EQUIPMENT GROUNDING AND BONDING ARE IN ACCORDANCE WITH NEC ARTICLE 250 AND IEEE 80.
5. SHORT CIRCUIT, LOAD FLOW, AND PROTECTION COORDINATION STUDIES SHALL BE PERFORMED AND SUBMITTED FOR UTILITY APPROVAL PRIOR TO INTERCONNECTION.
6. FINAL RELAY SETTINGS AND PROTECTION SCHEME SHALL BE REVIEWED AND APPROVED BY THE SERVING UTILITY.
7. ALL CONDUCTORS SHALL BE SIZED IN ACCORDANCE WITH NEC AMPACITY REQUIREMENTS AND VERIFIED FOR VOLTAGE DROP AND FAULT CURRENT.
8. ARC FLASH ANALYSIS SHALL BE PERFORMED AND APPROPRIATE LABELING PROVIDED PRIOR TO ENERGIZATION.

1 ELECTRICAL LINE DIAGRAM

E - 001

SCALE: NTS

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DENVER CO 80223
Phone : +1 (720)441-4509
E-mail : [redacted]@zuvanrenewables.com
www.zuvanrenewables.com

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EXPIRATION

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01	ISSUED FOR TENDER	01/30/26
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04	REVISION	04/12/26
05	REVISION	03/26/26
06	REDESIGN	05/12/26
07	REDESIGN	05/20/26

PROJECT:
RUGAR ST. PLATTSBURG NY
2.88 MW-DC SOLAR PV SYSTEM
00 RUGAR ST,
PLATTSBURGH, NY 12901

DATE: 05/20/2026

DRAWN BY:	CHECKED BY:
PVI	LS

PROJECT ID:

SHEET NAME:
ELECTRICAL LINE DIAGRAM

DWG. NUMBER: E-002 8 of 9

SILFAB UTILITY NTC

SILFAB SOLAR

BIFACIAL



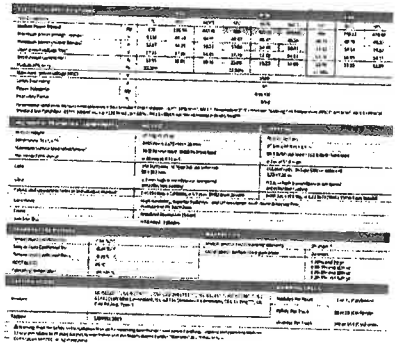
SILFAB UTILITY PANEL WITH N-TYPE CELL TECHNOLOGY

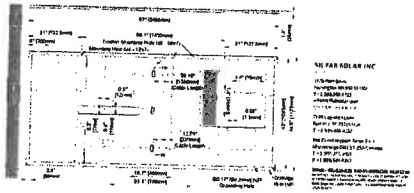
Manufactured exclusively in the USA.

- Improved Shade Tolerance
- Improved Low-Light Performance
- Improved Performance in High Temperatures
- Efficient Bifacial Energy Yield
- Enhanced Durability
- Reduced Degradation Rate
- 25-Year Product Warranty; 30-Year Performance Warranty

SILFABSOLAR.COM

CE





SILFAB FAR SOLAR INC

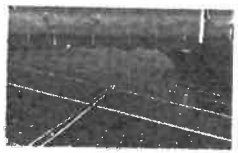
GLIDE Wave

tarrament

When EPCs and developers need a dependable, low-maintenance fixed-tilt ground mount system, they turn to GLIDE Wave. With over 5 GW of projects deployed across the U.S., our flexible design can be adapted to meet project-specific needs and the simplified parts result in quick and easy installation.

Benefits

- Continuous rows engineered to eliminate loads along each horizontal row, allowing for fewer foundations
- Quick & easy installation with adjustable tolerances, simplified hardware, and no special tools required
- Pre-assembled parts and components reduces the number of connections needed at each table/bay
- Propriety bonding method eliminates need for bond/grounding washers
- Integrated wire management



Specifications

Wind loads	170 mph
Snow loads	90 psf
Slope	Accommodates up to 20%
Wire part #	
Pound driven	20 years
	Can post, I-beam, or ballast available
Structure options	Portrait or landscape (all modules frames typical)
Tilt angles	0°-20°
Listing	UL 2703

SMA

SUNNY HIGHPOWER PEAK3 125-US / 150-US



Cost effective

- Modular architecture reduces BOS and maximizes system uptime
- Conserve design and high power density maximize transportation and balance efficiency

Maximum flexibility

- Scalable 1,500 VDC building block with bankability performance
- Flexible architecture creates scalability while maximizing land usage

Simple to install, operate and service

- Ergonomic handling and simple one person assembly each installation
- Centralized commissioning and service with SMA Data Manager

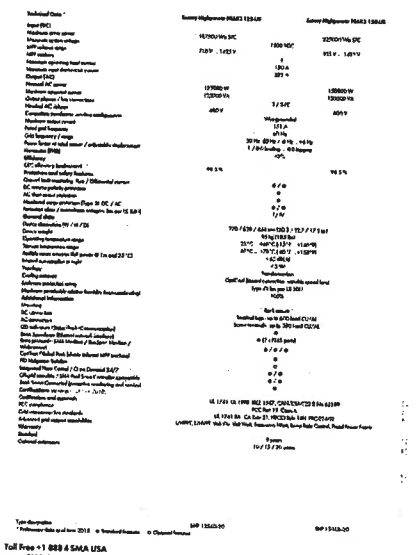
Highly innovative

- SMA Smart Connected reduces O&M, aids and simplifies field servicing
- Powered by award-winning emerOS from the PV energy management platform

SUNNY HIGHPOWER PEAK3 125-US / 150-US

A superior modular solution for utility power plants

The new Sunny Highpower PEAK3 is SMA's latest addition to a comprehensive portfolio of utility solutions. The 1,500 VDC inverter offers high power density in a modular architecture that achieves a cost-optimized solution for utility-scale PV integration. With fast, simple installation and commissioning, the Sunny Highpower PEAK3 is accelerating the path to energization. SMA has also brought in field-proven Smart Connected technology to the PEAK3, which simplifies O&M and contributes to lower lifetime service costs. The PEAK3 utility system solution is powered by the emerOS cross sector energy management platform. 2018 winner of the Intersolar smarter E AWARD.



Toll Free +1 888 4 SMA USA
www.SMA-America.com

SMA America, LLC

ZUVAN RENEWABLES

DENVER CO 80223

Phone : +1 (720)443-4529
E-mail : kanik@zuvanrenewables.com
www.zuvanrenewables.com

Note

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REGISTERED PROFESSIONAL

ENGINEER

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DATE:
05/20/2026

DRAWN BY: PVI
CHECKED BY: LS

PROJECT ID:

SHEET NAME:
SPEC SHEET

DWG. NUMBER:
S-001

TOWN OF PLATTSBURGH
TOWN BOARD WORK SESSION
October 22, 2026

Resolution No. 026-262

Resolution Authorizing Tree Removal Services for Town-Owned Property on Cumberland Head

WHEREAS, in 2003, Lake Champlain Land Trust, Inc. donated 44 acres of land on Cumberland Head to the Town of Plattsburgh to expand public access to outdoor recreational parks and areas; and

WHEREAS, the Town of Plattsburgh is committed to maintaining and managing the upkeep of said donated property; and

WHEREAS, professional tree removal services have been determined to be necessary, and the Town of Plattsburgh Highway Superintendent, Greg Burnell, recommends the removal of trees deemed unsafe to mitigate potential safety risks to neighboring residential properties; and

WHEREAS, T&T Leasing has reviewed the property and provided a quote to safely and properly remove the necessary trees at a cost not to exceed $9,500.00; now, therefore, be it

RESOLVED, that the Town Board of the Town of Plattsburgh hereby authorizes the Town Supervisor to engage T&T Leasing to perform the necessary tree removal on parcel 208.8-2-15, located on Cumberland Head, at a cost not to exceed $9,500.00, with payment to be made from Budget Account #A1620.4100.1000; and be it further

RESOLVED, that a certified copy of this resolution be provided to the Business Office.

Motion by: **Ilona M. Kelting**
Seconded by: **Daniel A. Bosley**

Discussion: **Mr. Kostyk:** This parcel has many ash trees that are affected by the ash borer and many of the trees are near resident homes, posing a safety risk. The town does not have the proper equipment to clear up this property.

	YES	NO	ABSENT	CARRIED	TABLED
				YES	
Thomas E. Wood	X				
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				

TOWN OF PLATTSBURGH
HIGHWAY DEPARTMENT
151 BANKER ROAD
PLATTSBURGH, NY 12901-7307

WWW.TOWNOFPLATTSBURGHNY.GOV
DEPT. LINE: (518)-562-6880
FAX: (518)-563-8396
TDD: (800)-662-1220

HIGHWAY SUPERINTENDENT
GREG BURNELL

DEP. HIGHWAY SUPERINTENDENT
JASON COOK

HIGHWAY SECRETARY
KAREN PROVOST

October 21, 2026

It is of the recommendation of the Town of Plattsburgh Highway Superintendent that non-sustainable trees be removed from the Conservation Easement donated by Lake Champlain Land Trust (in 2003), Parcel 208.8-2-15 in Cumberland Head. Professional tree removal needs to occur to avoid any future safety risks for bordering residential properties. T&T Leasing has the equipment and ability to properly and safely remove the unsafe trees on this property. The cost will not exceed $9,500.00 and will be paid from Account Budget #A1620.4100.1000.

If you have questions, or need more information, please contact me at 518-265-5719.

Sincerely,

Greg Burnell
Highway Superintendent

The Town of Plattsburgh is an equal opportunity provider and employer