

Real Property Tax Committee Minutes  
August 13, 2018 – 2:30 p.m.

Present: Chairman Dan Pemrick; Supervisors Phil Barrett, Tara Gaston, Scott Ostrander, Sandra Winney, Tom Wood and Chairman of the Board Ed Kinowski; Spencer Hellwig, County Administrator; Steve Dorsey, County Attorney; Joanne Bosley, Chris Aldrich, Audra Hedden, Real Property; Cindy Baker, Treasurer; Chris Schall, County Auditor; Craig Hayner, County Clerk.

Chairman Pemrick called the meeting to order and welcomed all in attendance.

**On a motion made by Mr. Wood, seconded by Ms. Winney, the minutes of the July 9, 2018 meeting were approved unanimously.**

**A motion was made by Ms. Gaston, seconded by Mr. Ostrander, to authorize a tax credit on outstanding taxes owed to the County in the amount of \$61.18 due to a Veterans' exemption error. Unanimous.**

Mrs. Bosley distributed a handout listing the details of the credit. The property is located in the Town of Wilton, SBL 127.-1-13. Taxes due presently through the end of this month are \$432.86 and will be corrected to \$371.68. Mrs. Bosley said that Town Assessors have been on notice that the NYS Comptrollers officers will be auditing the Eligible Funds exemption, Alternative Veterans' exemption and Senior Aged exemption. The Assessor in Wilton reviewed their exemptions and found out that the eligible funds exemption needed to be raised.

Mrs. Bosley distributed a copy of a letter from Borrego Solar that was recently filed by the County Clerk. The letter notifies the County of their intent to construct a solar energy system in the Town of Clifton Park. The purpose of the letter is to give the County 60 days to let the company know if they would like the company to enter into a PILOT agreement with the County. The 60 days ends on September 23, 2018. Mrs. Bosley said that the project is going before the Town of Clifton Park Planning Board tomorrow. The project is the construction of a 9.2 MW ground mounted solar energy generated facility, it will cover approximately 33.09 acres, be surrounded by a 7ft fence, and associated road will cover approximately an additional 1.4 acres. Presently the parcel is 127 acres of which 125 acres are receiving an agricultural exemption. Mrs. Bosley said that if the parcel in question is converted into a different use, there are penalties involved.

Mrs. Bosley said that the County currently allows for Solar exemptions which would make it exempt for 15 years after which they would begin paying taxes, the County can also require the company to enter into a PILOT agreement, or another option would be to opt out of the exemption which would require a local law. Mr. Dorsey said that opting out would require a special meeting of the Real Property Tax Committee this week in order to set a public hearing for next month.

Mr. Barrett said that solar panels start to degrade after 10 years and could last 20-25 years. Mr. Barrett said that they have another large solar farm in Clifton Park on Ashdown which has a PILOT program. Mr. Barrett said that NYSERDA has a template that calculates the value that is

applied. Mr. Barrett also said that this is a way for the farm to generate income to remain viable in the future.

It was agreed upon by the committee not to opt out. Mr. Pemrick suggested that a sub-committee be formed to come back to the full committee with a PILOT recommendation for the next Real Property Meeting. Supervisors Gaston, Ostrander and Wood agreed to serve on the sub-committee.

**On a motion made by Mr. Wood, seconded by Ms. Winney, the meeting was adjourned unanimously.**

Respectfully submitted,  
Therese Connolly  
Deputy Clerk of the Board