



April 29, 2022

Mr. John VanVorst, Chairman  
Town of Ballston Planning Board  
323 Charlton Road  
Ballston Spa, NY 12020

Sent Via Email: jvanvorst@townofballstonny.org

Re: **Bloomfield Solar (CSI)**  
**Gillian Black, Bloomfield Solar, Applicant**  
**Mann Road**  
Tax Lots 215.-1-48.1  
MJ File: 1078.049  
PB 2021-017

Dear Chairman VanVorst and Planning Board Members:

MJ Engineering and Land Surveying (MJ) has reviewed the above referenced application within the Town of Ballston with respect to the landscaping plan and planting selection. Based upon our review, we offer the following comments for consideration.

101, Planting Plan (dated January 25, 2022):

1. The species specified are mainly deciduous shrubs or trees. These will not provide screening during the winter. It is understood that *T. occidentalis* and *I. opaca* are evergreen, but these species make up only 20% of the total plants specified. Consider adding more evergreens and/or broadleaf evergreens.
2. The Planting Plan nor the Planting Schedule shows plant spacing. 1:120 scale is too small to evaluate the spacing. It is not possible to evaluate the summertime screening or plant longevity without knowing the spacing. Please provide plant spacing in the plant schedule. On center spacing is typical.
3. *A. rubrum* was counted and measured, and it appears the average tree spacing is 81-ft. An adequate tree screen using *A. rubrum* would be 40 to 50-ft. on center.
4. Most of the shrub/tree species (specified in the plant schedule) are shade tolerant and can withstand closer *A. rubrum* spacing.
5. The proposed plant screen on the east side of the solar array is upslope and likely on dry soil conditions with full sun. The proposed planting should reflect that change in growing conditions and select appropriate species for that eastern vegetation screen.

Additional comments:

6. The selection of northeastern North American native plants is appreciated.
7. The Planting Plan does not use rows to organize plants, rather a naturalistic plant pattern is applied, which is appropriate in the areas delineated as wetlands.

Should you have any questions, please do not hesitate to contact me at (518) 371-0799 x 462.

Sincerely,

Jenny Lippmann, P.E.  
Associate, Project Manager/Senior Engineer



Bloomfield Solar CSI  
April 29, 2022  
Page 2 of 2

ecc: Jeff Stickles, Town of Ballston  
Bill Keniry, Esq Planning Board Attorney  
Gillian Black, Eden Renewables ([gillian.black@edenrenewables.com](mailto:gillian.black@edenrenewables.com))  
Anna Rehder, EDP