

**CHEMUNG COUNTY PLANNING BOARD MEETING  
DISCUSSION/MOTIONS  
AUGUST 24, 2017**

**A. TOWN OF BIG FLATS – Approval of Site Plan – Corning Big Flats LLC**

**DISCUSSION:** R. Olthof reported that property is located on Sing Sing Road north of the intersection of Kahler Road. Petitioner is seeking approval of a site plan for a 200,000 square foot storage building that will be located directly behind another storage building at that location. The applicants propose to also construct a storage dock, full size tractor trailer loading bays and 15 parking spaces for employees. Property is located in a Rural zoning district. The site plan will require approval by the Town Planning Board in addition to approvals of a storm water management plan and an on-site septic disposal permit. A. Avery said the proposal does not change the driveway entrance on Sing Sing Road. R. Olthof said the Town Planning Board is conducting a SEQR review of the project. Comments received back from their engineering consultant to the Town Planning Board. Issues relating to certain details in the storm water plan for the site. The proposed storm water management plan is still under review by the County's Storm Water Coalition. The Town Planning Board will resume review at its September 5 meeting. The proposed use is permitted in that district and it appears to meet the Town's area and bulk requirements. It does not appear that the volume of traffic makes any issues as far as county is concerned. R. Panosian called for a motion to recommend favorable Town action subject to approval of the applicants' storm water management plan, septic disposal permit, and any additional conditions considered warranted by the Town Planning Board.

**MOTION:** Made by Andrew Avery, seconded by Joseph Peters, Douglas Brackley and Anthony Pagano abstaining, recommending Town of Big Flats Town Planning Board approval of the proposed site plan subject to approval of the applicants' storm water management plan, septic disposal permit, and any other approval conditions that the Town Planning Board considers warranted. Members in favor, all; opposed, none. Motion carried.

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**B. TOWN OF BIG FLATS – Approval of Site Plan – Corning Inc.**

**DISCUSSION:** R. Olthof reported that the property is located in an Airport Business Development zoning district. Property is adjacent to the airport itself. Petitioner is seeking site plan approval to construct a small driveway between the applicants' existing parking lot and the existing airport access road (County Route 43A). You have in your package a copy of the basic layout plan. C&S Engineers' Mark Chambers, the engineer representative for Corning Inc. replied that a new airport access road is currently under design. The proposed driveway will be modified once that new airport access road gets constructed. A. Avery said that ultimately the county would be turning over the airport road to the airport. If not this winter they will be maintaining and plowing it. Chambers said currently at that location there is an existing access gate for vehicle traffic, one for pedestrian traffic. It will take that one existing gate for vehicles moving to the

other side to get to the west. R. Olthof noted that the Town Planning Board has no particular concerns about the proposed driveway. It is simple straightforward. The Town Planning Board will resume review on September 5. There are no off-site problems we can envision. R. Olthof asked A. Avery if it were in his jurisdiction to which A. Avery replied that it would require a permit. He advised that DPW would not be picky. He noted that as long as it will jive with the airport's plan, we will approve the permit. R. Olthof said we would recommend approval subject to any specific approval conditions that the Town Planning Board considers warranted.

**MOTION:** Made by Robert Lewis, seconded by Anthony Pagano, Douglas Brackley abstaining, recommending Town of Big Flats Town Planning Board approval of the proposed site plan. Members in favor, all; opposed, none. Motion carried.

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**CHEMUNG COUNTY PLANNING BOARD MEETING  
ATTENDANCE  
AUGUST 24, 2017**

**ATTENDANCE:**

**Members:**

Ronald Panosian  
Andrew Avery  
Robert Lewis  
Joseph Peters  
Anthony Pagano  
Henry Dalrymple  
Douglas Brackley  
Mary Jo Yunis

**Others:**

Randy Olthof, Pl. Commis.,  
Scott Shaw Associate Pl. I  
Jerre Cress, Assistant Plnr.  
Nanette Moss, Secretary  
Jim Fasdette, rep. Pet.,  
Corning Inc., T. of Big Flats  
Mark Chambers, C&S Engrs.,  
rep. Corning Inc., Pet., T. of  
Big Flats

**Absent:**

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