

Town of Corning – 20 S Maple Street
Planning Board Meeting and Public Hearing Minutes
July 25, 2023
5:30 p.m.

Members Present:

Wayne Bennett, Chair
Jay Harrison
Donna Gridley
Dale Bly

Others Present:

Brian Toy, STC
Steve Dillon
Sandra Hively

Absent

Sara Hale
Brad Laverty, CEO

Open Meeting

Wayne Bennett asked for a motion to open the meeting; moved by Dale Bly; seconded by Donna Gridley. All said yes and the motion carried.

Roll Call of Planning Board Members

All members were present except Sara Hale.

Minutes

The Board reviewed meeting minutes from June 27, 2023. Wayne Bennett asked for a motion to approve minutes as amended; motion made by Dale Bly and seconded by Jay Harrison; the motion passed.

Subdivision at 2301 Bailey Creek Road, Corning, NY with public hearing and SEQR; tax ID #353.00-03-006.000

Applicant was present.

Wayne Bennett asked for a motion for the Planning Board to classify this as an unlisted action and claim lead agency; motion made by Jay Harrison and seconded by Donna Gridley. Motion passed.

Wayne Bennett led the Board through the 11 question SEQR Part II Impact Assessment Form. Board members answered all questions with a “no.”

Wayne Bennett asked for a motion for a declaration of negative environmental significance; motion made by Donna Gridley and seconded Jay Harrison. Motion passed.

Wayne Bennett asked for a motion to open the public hearing. The motion was made by Jay Harrison and seconded by Donna Gridley. Motion passed. Chair Bennett closed the public hearing.

Wayne Bennett asked for a motion to approve subdivision; motion made by Donna Gridley and seconded by Dale Bly. Motion passed.

Wayne Bennett asked for a motion to have chair sign plats; motion made by Donna Gridley and seconded by Jay Harrison. Motion passed. Chair Bennett then signed all plats and advised applicant that she has 62 days to file with the county.

Presentation from Dennis Ryan on solar farm proposal

The presenter was unable to attend this meeting. This proposal presentation is tabled until further notice.

Concept Plan for Contractor’s Yard on Riter Road

Applicant Steve Dillon was present. Applicant has 9.3 acres and is looking to build a pole barn to store equipment or put up a residence with a large garage for storage.

It was recommended that he go before the Zoning Board of Appeals and request a use variance if he wanted to build a pole barn, or if he is looking to build a residence, then he should bring his proposal before the Code Enforcement Officer.

Other Business:

Brian Toy brought up the following issues:

1. Contractor's Yards are not allowed in the R-1 Zone.
2. Pole barn issues need to be addressed as this has come up several times.

These issues that come up should be reviewed at the end of each year.

Board Members asked about getting copies of the new code book.

Subdivision regulations update:

This was tabled for a future meeting.

Adjournment

Wayne Bennett asked for motion to adjourn the meeting; motion made by Jay Harrison and seconded by Dale Bly. Motion passed and the meeting was adjourned at 6:28 p.m.

Respectfully submitted,

Barbara Sammis
Secretary PBZBA