Town of Corning – 25 South Elm Street

Planning Board Meeting and Public Hearing Minutes

July 28, 2026

5:30 p.m.

Members Present:
Wayne Bennett, Chairman
Sara Hale
James Allen
Daly Bly

Others Present:
Alison Salisbury, STCRP&DB
Randol Smith
Linda Shock
Mary Lynn Zuder

Open Meeting
Wayne Bennett asked for a motion to open the meeting at 5:31 p.m.; a motion was made by Dale Bly and seconded by Sara Hale. All said yes and the motion carried.

Roll Call:
All members were present.

Minutes
The Board reviewed meeting minutes from June 23, 2026. Wayne Bennett asked for a motion to approve the minutes; a motion was made by Sara Hale and seconded by James Allen. All said yes and the motion passed.

Subdivision with public hearing for at 3826 Markle Hollow Road, Corning, parcel #283.00-01-022.112.

Applicant Randol Smith was present. The applicant is seeking to subdivide 3.299 acres from 22.247 acres.

Allison Salisbury noted that, on the proposed site plan, there is a existing right of way easement from the bottom (southern) corner of the property on Markle Hollow Road to access the property directly to the east (3808 Markle Hollow Road), which is owned by Randol L and Deborah L Smith.

Based on the information presented, Wayne Bennett asked for a motion to deem the application complete, for the Planning Board to claim lead agency, and classify this as an unlisted action. The motion was made by Sara Hale and seconded by Dale Bly. All said yes and the 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 to issue a declaration of negative environmental significance; a motion was made by Dale Bly and seconded by Sara Hale. All said yes and the motion passed.

Wayne Bennett asked for a motion to open the public hearing. The motion was made by Sara Hale and seconded by Dale Bly. All said yes and the motion passed.

Chair Bennett closed the public hearing.

Wayne Bennett asked for a motion to approve subdivision; a motion was made by Sara Hale and seconded by Dale Bly. All said yes and the motion passed.

Wayne Bennett asked for a motion to have the Planning Board Chair sign the plats; a motion was made by James Allen and seconded by Sara Hale. All said yes and the motion passed. Chair Bennett then signed all plats.

Chair Bennett advised the applicant that he has 62 days to file with the county.

Other Business

Alison Salisbury noted that there will probably be a Planning Board meeting next month regarding an application for a telecommunications tower on 2724 Riter Road.

Adjournment

Wayne Bennett asked for a motion to adjourn the meeting at 5:41 p.m.; the motion was made by Dale Bly and seconded by Sara Hale. All were in favor and the motion passed.

Respectfully submitted,
Barbara Sammis
Secretary PBZBA