

Conklin Planning Board Meeting – November 18, 2019

MEMBERS PRESENT: Acting Chairman – Chris Ostrowsky, Dan Smith, Lyle Fassett, Paul Deeley

ABSENT: Sharon Platt, Nick Pappas, Bill Farley

ALSO PRESENT: William Graves, Attorney – Coughlin & Gerhart
Mary Plonski, Secretary

VISITORS: Lori Hochdanner, Maines Paper & Food Service

William Graves (attorney) explained that the Chairperson resigned and no one has been appointed yet. A motion can be made to appoint someone as acting Chairperson for this meeting.

Lyle Fassett made a motion: to appoint Chris Ostrowsky as acting chairperson for this meeting.

Dan Smith second motion. All members agreed.

7:08 PM Acting Chairman Chris Ostrowsky called the meeting to order.

Agenda Item #1 Maines Paper & Food Service
101 Broome Corporate Park, Conklin NY 13748
Tax Map # 194.04-1-19.2

Acting Chairman Chris Ostrowsky asked the board if they had reviewed the application and Broome County comments. He asked if there were any questions the board would like to ask the applicants.

Acting Chairman Chris Ostrowsky read into record the following documents:

1. Application and Letter of Intent dated October 7, 2019
2. Broome County 239 comments dated October 28, 2019
3. NYSDPW Comments dated October 28, 2019

Lori Hochdanner explained that the truck entrance at Darden Way has between 70-100 deliveries between 3:00am – 11:00am. They also have at least 100-150 Maines trucks leaving the property for deliveries, along with the employees going in and out. It is a very congested area. They have a policy that deliveries cannot be there before one hour of their allotted time. They are told they cannot park in the staging area of Maines, Darden Way or along the Corporate Park. Maines is aware that residents are complaining about the trucks parking on the Broome Corporate Parkway. We tell our drivers that they can't but they sneak in and we have security make them leave. They have had "no parking" signs put up along the Corporate Park by Broome County. The Sheriff and State Police have talked with the drivers. We are being proactive at not allowing them to park in that area. Currently there is a construction sign up states that they cannot be there before one hour of their scheduled time. The sign does not work all the time. The sign is solar powered and if it is raining or has snow on it, the sign will not work. We are requesting a programmable sign just like the sign at the high school.

Attorney Graves asked if there would be any advertising on the sign. Lori said there would not be any advertising. It will only be directional. We will be able to tell them where the nearest rest stops and truck stops are for them to park if they are here before their scheduled time.

Attorney Graves asked what the setback will be. Lori stated that it will be setback 20 ft.

Chairman Ostrowsky asked if the sign would be on 24/7. Lori replied yes. She also understood from code that there were rules on how many seconds the sign needed in between changes. She believed it was 8 seconds. She makes sure the rules are met.

Attorney Graves asked if there were any landscaping plans for the area. Lori said yes. They would be installing the sign as soon as it was approved, but will wait until the spring for the landscaping.

Dan Smith made a motion that the Planning Board recommend that the Town Board approve the application of Maines Paper & Food Service to update its special permit to include a changeable electronic variable message sign, with the consideration given to the following:

- 1) The site plan should be updated to include:
 - a) Construction Timeline.
 - b) Power to sign.
 - c) Landscaping.
- 2) The above listed deficiencies in the site plan require the attention of the applicant.
- 3) An EAF is not required as this qualifies as a Type 2 Action.
- 4) The Broome County Planning Departments recommendations were received and reviewed by the Planning Board.

Lyle Fassett second. All present board members approved.

Acting Chairman Ostrowsky thanked Ms. Hochdanner for coming tonight.

Chris Ostrowsky asked for a motion to approve the minutes from October 21, 2019 meeting.

Dan Smith made the motion. Lyle Fassett second. All present board members approved.

Dan Smith motioned to adjourn meeting **Lyle Fassett second.** All present board members approved. Meeting Closed 7:45 p.m.

Next Planning Board Meeting is scheduled for Monday, December 16, 2019 at 7:00 PM.

Respectfully Submitted,
Mary Plonski