

**Conklin Planning Board Meeting – September 13, 2022**  
**Joint meeting with Town Board**

**MEMBERS PRESENT:** Chairman Paul Deeley, Dan Smith, Sandra Beam, Chris Ostrowsky, Art Boyle, Supervisor Dumian, Sherrie Jacobs (secretary), Councilman Boyle, Councilman Finch, Councilman Farley, Councilman Francisco.

**ABSENT:** none

**PRESENT:** **Cheryl Sacco**, Attorney – Coughlin & Gerhart, John Mastronardi, town engineer, Nick Pappas, Code Officer, Mary Plonski, Secretary

**VISITORS:** Shawn Henderson, CMC Design-Build, Tyler Lozzi, Keystone Associates

**6:00 PM** Supervisor Dumian called the meeting to order.

**Agenda Item #1 Lineage Parking Lots.**  
**101 Broome Corp Parkway and 1 Darden Way, Conklin, NY 13748**  
**Tax Map # 194.04-1-19 and 194.04-1-39**

Notice of Public Hearing having been duly advertised, Mr. Dumian opened the Public Hearing at 6:05 PM and invited those to speak either for, or in opposition to, the site plan application for Lineage Logistics requesting permission to expand their parking lot at 1 Darden Way and another at 101 Broome Corp Park. Discussion ensued regarding the application from Lineage Logistics to add two additional parking lots to their facility. It was noted that the site plan should be amended to record that less than 10 acres (9.92 acres) would need to be disturbed, so only the short EAF (Environmental Assessment Form) would be required. Tyler Lozzi of Keystone Associates stated that the storm drainage issue has been addressed with the creation of two bio-retention ponds on each site. He stated that the entrances meet the New York State Department of Transportation standards. Mr. Lozzi explained that the addition will create 128 new spaces with Darden Way and 78 at 101 Broome Corp Park. He stated that there is a chain link fence at the Darden Way lot, adding that any new lighting is focused downward and shaded to control glare.

There being no further questions or public comments, Mr. Dumian closed the Public Hearing at 6:06 PM.

Sandra Beam from the planning board asked how long tractor trailers might be parked on this site and Mr. Dumian stated that this is a non-issue now. It was noted that the Broome County 239 review found no significant impact to the community.

The Town Board Reviewed Part 2 of the SEQR (State Environmental Quality Review), answering all 11 questions regarding impact on the environment as “No”, thereby creating a Negative Declaration for SEQR.

Chairman Deeley motioned that the Planning Board make the recommendation for the Planning Board to approve the Site Plan to the Town Board, seconded by Art Boyle, with all five members of the Planning Board voting to recommend approval of the site plan.

Chairman Paul Deeley made a motion to close the meeting.

Dan Smith second the motion.

**Chairman Deeley motioned** to adjourn meeting Dan Smith **second**. All present board members approved. Meeting Closed 6:10 p.m.

**Next Planning Board Meeting is scheduled for Monday, October 17, 2022 at 7:00 PM.**

Respectfully Submitted,  
Mary Plonski