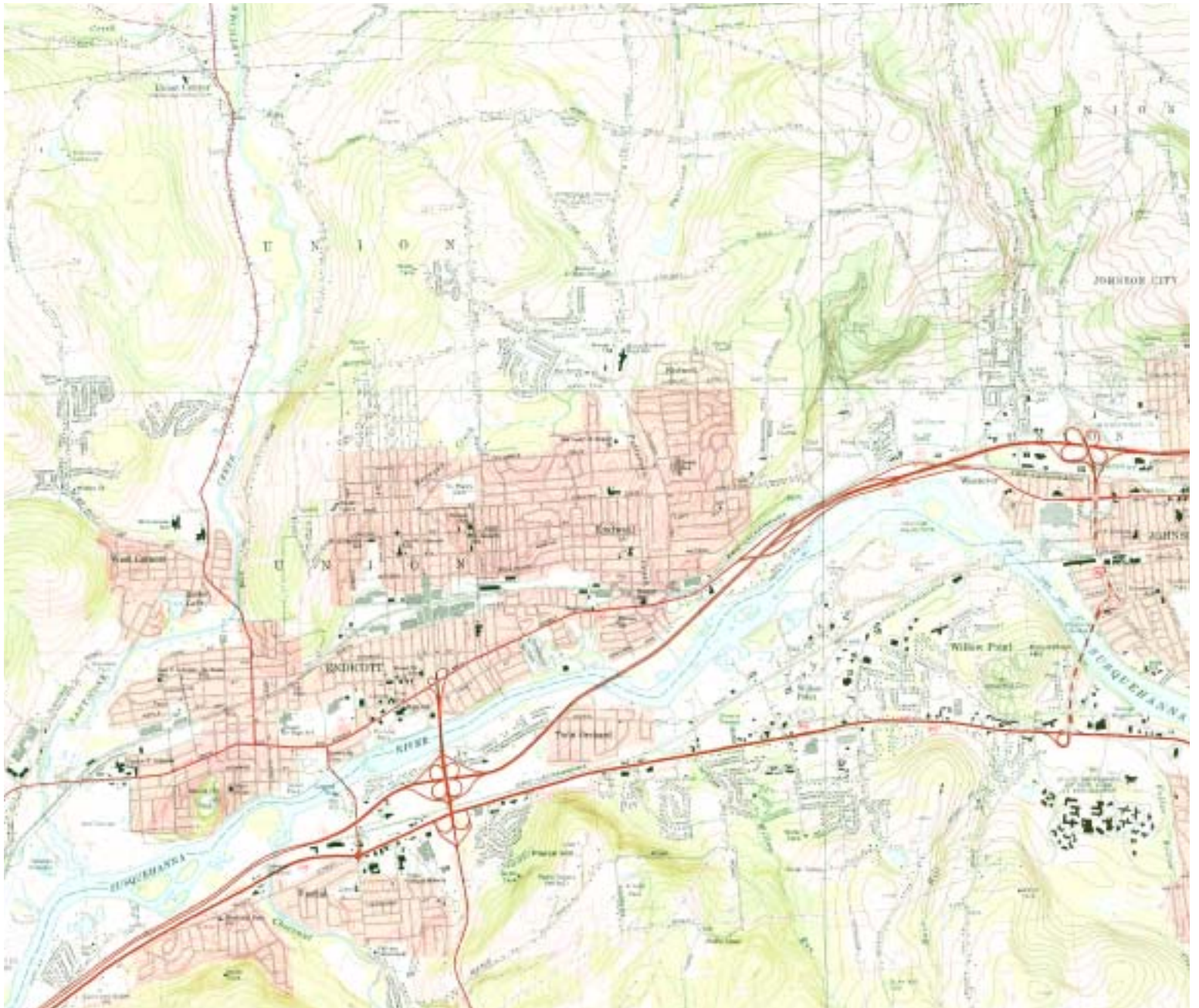


2001 Annual Report



**Broome County Department
of Planning and
Economic Development**

The Broome County Department of Planning and Economic Development serves to promote the sound and orderly economic and physical growth of Broome County and its constituent municipalities. It provides technical planning guidance and assistance to the County Executive and County Legislature and implements projects and programs designed to improve the economy, environment, and physical infrastructure of the County. The department extends professional services to local municipalities and other public and private entities in the areas of land use planning and zoning, grantsmanship, economic development, cartography, community assistance, research and infrastructure development. Divisions of the department include Planning and Economic Development, the Broome County Environmental Management Council and the Binghamton Metropolitan Transportation Study, all of which operate under the general guidance of the statutory Planning Advisory Board.

The Department of Planning and Economic Development is pleased to present its 2001 Annual Report of accomplishments for the Division of Planning and Economic Development, the Environmental Management Council and the Binghamton Metropolitan Transportation Study.

DIVISION OF PLANNING AND ECONOMIC DEVELOPMENT

During 2001 the Division of Planning and Economic Development made significant progress in accomplishing long-standing objectives. The County's Geographic Information System began to take shape with comprehensive and accurate data layers secured from several sources. Grant writing efforts were again rewarded with several successful applications. Most significantly, however, was the initiation of the first countywide comprehensive planning effort since the 1970's. The accomplishments for 2001 are as follows:

Geographic Information System (GIS) Development

The Planning Department continued to lead the development of a comprehensive GIS for Broome County. This work furthers the GIS Needs Assessment and Implementation Plan authored in June 1999.

Utilizing a \$61,193 grant from the NYSARA Local Government Records Management program, the Planning Department acquired a powerful GIS workstation, network servers, new software, consulting services and training for County staff. In addition to the new hardware and software, the Planning Department, in close collaboration with the Binghamton University Geography Department, collected, organized, and manipulated numerous data layers. These layers include parcels, streets, cell towers, wetlands, floodplains, election districts, zoning, rivers, and railroads. In a separate effort, the Geography Department produced digital slope maps and contour maps based on digital elevation model data purchased by the County. The result of this effort is a functioning GIS that will serve as a foundation for future work.

Planner Douglas English undertook several projects to make the use of this information far more user-friendly and efficient. Applications that he developed include a parcel query program, street and contour labelers, automated wizards to generate zoning or election districts maps, and an extension that greatly speeds the process of adding data layers to a map.

One significant GIS initiative of 2001 was the completion of a redistricting program using 2000 Census data. Douglas English developed a user-friendly interface for the GIS software so that election officials can work directly with Census data and computer maps to draw new legislative boundaries. Creation of this program was initiated in 2000 and finalized in early 2001. Doug also trained Tioga County officials in the use of the software application.

In late 2001, the County purchased ArcIMS, a software package for Intra- and Internet mapping. This purchase is the final phase of the NYSARA grant. Planning staff hopes to develop mapping and data for an Intranet service to be accessed by County departments. Ultimately, a full Internet mapping system is planned.

The BCPlan

In late 2000, the Planning Department was awarded a \$100,000 grant from the New York State Quality Communities Program for a Comprehensive Plan for Sustainable Economic Development (the BCPlan). This award was one of the largest allocations made by the Governor's office. The BCPlan is the first countywide planning effort since the late 1970's and represents a significant public-private partnership within the community.

The goal of this collaborative effort is to develop a dynamic and sustainable economic development plan that is responsive to local conditions, resources and needs. The action plan that is developed will lead to economic diversification and generation of wealth, and will foster sustainable development and a high quality of life for Broome County residents.

In 2001, the Planning Department, in cooperation with the Broome County IDA, Partnership 2000, the Chamber of Commerce, the Southern Tier Economic Development Council, and the Broome County Legislature's Planning and Economic Development Committee, formed a management team for this effort. The team prepared and distributed a request for proposals. Following a review of the proposals and interviews with select respondents, the team of AngelouEconomics and Allee King Rosen and Fleming was selected by the Broome County Legislature to prepare the plan. Their work will entail several major components, as follows:

- demographic and economic assessment
- infrastructure inventory
- incentives analysis
- target industry (cluster) analysis
- community benchmarking
- SWOT analysis
- workforce plan
- marketing plan
- land use plan

The consultants began work on the BCPlan in late summer, and made two weeklong visits to Broome County before the end of the year. During those visits, the consultants met with numerous stakeholders, including, but not limited to, local, county and state government, educators, major employers, small business owners, young professionals, community organizations, and the media.

It is anticipated that the BCPlan will be completed by mid-2002.

Wastewater Management

For many years, the issue of centralization or consolidation of sanitary wastewater management systems within the County has been an issue of concern and debate among area government and business leaders. Many of the apparent deficiencies in the existing systems within the County, including inadequate capacity, declining infrastructure and jurisdictional conflicts, have given rise in some quarters to the notion that the County government should play a more prominent and coordinative role in wastewater management.

With increasing evidence of a rapidly growing consensus in many segments of the County that wastewater management be viewed as a countywide problem, this Department coordinated a public forum on wastewater management in the last quarter of 2000. Following this, the Department prepared a Request for Proposals for a consultant to address wastewater management for the County. In March 2001, the Broome County Legislature authorized an agreement with the Albany based consulting firm, the Hudson Group, LLC, to undertake a comprehensive study of wastewater management throughout Broome County. Specifically, the consultants have been charged with the task of determining the feasibility of County involvement in wastewater management and recommending a prescribed course of action for County government. The objective of this initiative is to ensure that there will be an adequate and efficient wastewater treatment system within the County as a whole (including both sewer and non-sewered areas) to meet the needs for future growth and development, while protecting the health and safety of all residents.

Delivery of the plan is expected for mid-2002.

Municipal Comprehensive Plans

During 2001, the Planning Department continued its long tradition of providing technical assistance to communities interested in developing or revising their comprehensive plans.

As a member of the Comprehensive Plan Advisory Committee, the Commissioner of Planning assisted the City of Binghamton as they prepared their first comprehensive plan update in two decades. The plan is being drafted by Saratoga Associates and is expected to be issued in 2002. The Planning Department, in collaboration with BMTS, also provided technical assistance to the Town of Vestal for the preparation of the Vestal Parkway Corridor Study. The department provided additional guidance to the town in its Comprehensive Plan update that is currently underway, and also being prepared by Saratoga Associates.

In February 2001, the Town of Lisle Town Board adopted its first comprehensive plan. This plan was a collaborative effort between the Town Board, the Town Planning Board and the Broome County Planning Department. The number one goal of the plan is to preserve the rural character of Lisle. Additional goals include the consideration of additional land use regulations, agricultural protections, protection of the environmental resources of the town, improvement of the building permit law, and improvement of the condition of the housing stock. The most significant recommendation in the plan is for the Town to adopt a comprehensive zoning ordinance. Following adoption of the plan, the Town Board established a zoning commission to draft its first zoning ordinance; the Planning Department has provided guidance to this group (and will continue to do so during 2002). A copy of the comprehensive plan is on the County's website.

In 2001, the Town of Triangle began the process of comprehensive planning. The Planning Department is committed to working with Triangle officials as their plan takes shape over the course of 2002.

Economic Development Resource Center

The Department of Planning and Economic Development serves as the principal repository for demographic, land use and other geographic data within the County. As Broome County Government has increased its direct involvement in economic development, the Department's role as a resource center for these economic development efforts also has expanded significantly.

Substantial data collection and analysis, considered critical to support the County's accelerated economic development efforts, continued in year 2001. These efforts included outreach to all

municipalities to identify potential industrial/commercial sites. Their responses, as well as this department's own analysis of available and suitable properties for development or redevelopment, are being developed into database and GIS format. This work will be integrated with the BCPlan and will serve to provide a process of prioritizing the community's development and redevelopment efforts and the resources necessary for infrastructure improvements, remediation work, site planning, or building renovations.

Also in support of economic development, the Planning Department prepared a Community Profile for the Broome County Industrial Development Agency. The profile is targeted at businesses and individuals interested in the area, and is designed to give an up-to-date look at the local economic base, school system, and local demographics.

Empire Zone

Governor George Pataki announced a complete overhaul of the Economic Development Zone program in 2000. One of these changes was in the number of 'sub-zones' permitted. Previously, each zone was limited to three sub-zones, a total of 2 square miles. When the zones program was overhauled, the limitation on sub-zones was lifted. As a result, the Empire Zone can now include properties spread throughout the County.

In anticipation of a rush of requests to be included in the zone following this change, the Empire Zone Administrative Board developed an application process to review proposed revisions. Following the acceptance of individual applications and the input of municipal officials, the Zone Board proposed a comprehensive redrawing of the Empire Zone boundaries. The new zone includes the proposed 'Little Italy' section of Endicott, the 'Union District' and commercial/industrial sections of the Town of Union, a substantial tract of industrial property on the south side of Binghamton and additional industrial land in Kirkwood. The most high profile change was the inclusion of a portion of land on Lewis Road in the Town of Union for the construction of a facility to house NLX Corporation.

The Planning Department continues to maintain the Empire Zone website, which was developed by Chief Planner Frank Evangelisti. Located at www.broomezone.com, the web site has information on zone incentives, a description of the local economic base, and complete maps of the Broome Empire Zone.

Chief Planner Frank Evangelisti is the chairman of the administrative board of the Empire Zone.

Census 2000

In 2001, the Census Bureau began releasing the results of the 2000 Census. The Planning Department compiled this information for Broome County, each municipality, and for the Binghamton Metropolitan Statistical Area (Broome and Tioga Counties). That information is now available on the County's website in the form of succinct municipal profiles. As additional information is released, the Planning Department will update the municipal profiles.

Additional information about the Census can be found at the Census Bureau's web site: www.census.gov.

Grant Writing and Administration

The Planning Department provides valuable technical assistance to other County departments, local governments, and community organizations in the areas of grant research and writing, as

well as environmental review assistance. In addition to this work, the Department directly administers grants on a regular basis.

During 2001, the Planning Department performed the necessary environmental reviews and provided technical assistance to the Office for the Aging for the administration of their successful New York Small Cities Program grant application. The grant provides \$600,000 for the construction of a much-needed senior center in Whitney Point to serve the towns of Triangle, Lisle, Nanticoke, and Barker. The work was put out to bid and construction of the center is expected for 2002.

Also in 2001, the Planning Department secured a \$79,719 grant from U.S. Housing and Urban Development's Disaster Recovery Initiative. The grant will provide funds to clean up debris left behind from the tornadoes that struck the County in 1998. During the year, Planning Staff performed the required environmental reviews, accepted and reviewed applications from homeowners, and bid out the necessary work. County planning was grateful for the assistance of the Broome County Soil and Water Conservation District and the U.S. Department of Agriculture Natural Resources Division in devising the scope of work for this project. Clean up is expected to be completed in early 2002.

In late 2001, the Planning Department submitted a competitive grant application to the U.S. Environmental Protection Agency for a Brownfield Pilot Assessment grant. If funded, the County would have \$250,000 to conduct site characterization, engineering evaluations and pre-remedial/redevelopment planning for brownfield sites throughout the County. The focus will be on sites that occupy prominent positions in key gateway areas and/or are identified in the BCPlan as ideal sites for the proposed business park system.

The Planning Department also served as facilitator of a \$50,000 grant from the New York State Department of Agriculture and Markets and a \$10,000 grant from the Southern Tier East Regional Planning Development Board, both awarded to Broome County to establish a farmland protection plan for the County. The Broome County Cooperative Extension and Shepstone Management Co. conducted the study, with administrative, cartographic and other technical assistance provided by the Broome County Planning Department. The Broome County Agricultural Economic Development Plan was accepted by the Broome County Legislature at the end of 2001.

In addition to the foregoing, the Department provided varying levels of technical assistance to several County departments, municipalities and outside agencies in their respective grantsmanship efforts.

Brownfields

The Planning Department continued its close collaboration with the Environmental Management Council's Brownfield Subcommittee. In addition to grant writing activities, during the past year the Planning Department developed an inventory of brownfield sites within the County. The inventory was assembled into a database and matched to the County's GIS. Interns working under the supervision of the Planning Department provided assistance in these efforts. The resulting inventory can be queried by a variety of factors including parcel size, rail access, distance to highway, location within the Empire Zone, and presence of known contamination.

Land-use Reviews

New York State General Municipal 239 (l) & (m) mandates county review of designated land-use and zoning proposals within the County. Serving as the lead agency for these reviews, the Planning Department coordinates its responsibilities with a number of departments and agencies,

including, but not limited to, the Environmental Management Council, BMTS, Broome County Department of Public Works (Highway Division), Broome County Health Department, and NYS Department of Transportation. During 2001, the Planning Department reviewed and rendered advisory opinions on 243 such proposals. A complete list of these projects is included as an addendum to this report.

Capital Improvement Program

As mandated by the Broome County Charter and Administrative Code, the Commissioner of Planning and Economic Development, with technical assistance from planning staff, reviewed, evaluated and rated County departmental requests for projects to be included in the County's Capital Improvement Program (CIP). The Planning Department's year 2002 recommendations were completed on schedule and submitted to the Director of Budget and Research for review and final action by his office and by the Capital Programs Advisory Committee for ultimate inclusion in the 2002-2007 Capital Improvement Program. As a member of the Capital Improvement Advisory Committee, the Commissioner of Planning and Economic Development participates in the final review process.

Committees

The principal committee or board associated with the Department of Planning and Economic Development is the Broome County Planning and Economic Development Advisory Board. This statutory board, which provides advice and guidance to the Commissioner and staff on planning matters, convenes bi-monthly throughout the year.

Departmental staff serve on a variety of County committees, many of an ad-hoc nature, including the Parking Committee, Safety and Security Committee, Wastewater Study Steering Committee, and the Local Emergency Planning Committee.

In addition, the Commissioner and individual staff members are members of, or active participants on, boards, committees and subcommittees of a variety of organizations including, but not limited to the following:

- The Southern Tier Economic Development Council and its various subcommittees
- The Southern Tier East Regional Planning and Development Board (STERPDB), and its various subcommittees
- The Broome County Empire Zone Board
- The Binghamton Metropolitan Transportation Study (BMTS) Planning Committee
- The Broome County Environmental Management Council (EMC)
- Broome County Agricultural and Farmland Protection Board
- Broome County Capital Programs Advisory Committee
- The Broome County Records Management Advisory Committee
- The NYS DEC Region VII Open Space Advisory Committee
- Susquehanna Heritage Area Commission
- American Planning Association, Upstate Chapter, Southern Tier Section
- County Planning Directors Consortium
- The City of Binghamton Comprehensive Plan Steering Committee
- The Town of Vestal Corridor Study Steering Committee

Planning and Zoning Seminars

An integral part of the Planning Department's technical assistance program to local municipal officials involved in the field of planning is the sponsorship of Planning and Zoning Seminars that focus on specific planning topics.

In affiliation with the New York State Department of State, the Department hosted two seminars in 2001. 'Adopting Zoning' was targeted at communities that are considering drafting their first zoning ordinance. This seminar was held at the Town of Lisle Fire Hall, in furtherance of one of the goals of the Lisle Comprehensive Plan to educate the community about zoning. Robert Freeman of the New York State Department of State, an expert on the Freedom of Information Law, conducted the second seminar. Mr. Freeman explained the F-O-I-L process to government officials and private citizens.

The Planning Department partnered with the American Planning Association and surrounding county planning departments in sponsoring the seminars.

Cartography

The Planning Department continued to serve as the cartographic center for the County, servicing the public and other departments/agencies by providing cartographic technical assistance and through the sales and distribution of a variety of products, including several types of maps and aerial photographs. The Division also provides ancillary services relating to cartography, such as flood plain certification and photo searches.

Personnel

In Spring 2001, David "Skip" Reynolds retired from the Planning Department. Mr. Reynolds had been with the Department since 1982, serving Chief Planner since 1986 and as Acting Commissioner during the period July 1989 to January 1993. The Staff of the Planning Department will miss Skip's breadth and depth of knowledge regarding planning matters and the community. His insights and observations informed many Planning Department reports and initiatives.

As the Planning Department moves forward, the necessity for an administrator to oversee the development of a comprehensive GIS has become clear. During 2001, the creation of a GIS Administrator was approved by the Legislature, and the Department began advertising the position. Once this position is filled, the County will be better positioned to expand its GIS capabilities among various County and community users.

Broome Corporate Park

The Department continues to monitor the County's interests and contractual obligations at the Broome Corporate Park in the Town of Conklin. It also provides any assistance requested by the professional development agencies in their respective efforts to bring corporate entities as clients to the Park.

Airport Corridor

During 2001, Planning staff worked with the engineering consultants hired by Broome County to undertake design work for the provision of public water and sewer services to the County landfill and airport. Staff assisted the consultants in identifying existing and future water demand, based

on current and future land use, along the proposed water route. Staff also assisted the consultants in assessing alternatives for the sewer system in order to identify the alternative that best meets the needs of the County, affected municipalities and residents.

Construction Report

Annually, the Department of Planning and Economic Development compiles the Broome County Construction Report. The report provides building permit activity, by municipality, for new construction and improvements of residential and non-residential buildings. As an indicator of growth patterns and trends, it is a useful tool for individuals in government and business who are involved with land-use planning, infrastructure improvement, housing and economic development.

During the past year, reports for 1999 and 2000 (along with 10 year trends) were posted on the County's website, www.gobroomecounty.com.

APA Conference

The Planning Department was part of a team that coordinated a joint conference between the Upstate Chapter of the American Planning Association, the Southern Tier East Regional Planning and Development Board and the ITE (Institute of Transportation Engineers), held in Ithaca during September 2001. In addition to helping coordinate the event, Planning Staff moderated one panel and presented at a session on advanced GIS techniques.

Sale of the former Public Library

With the successful opening of the new central branch of the public library, the former library building officially became surplus property. The building, however, is a key piece of the downtown fabric. Designed by S.O. and H.A. Lacey, Architects, the building is on the State and National Register of Historic Places. Isaac Perry, designer of the New York State Capitol and numerous significant buildings in Binghamton, acted as a consultant on the design competition. This was Perry's last contribution to Binghamton architecture.

Because of the significance of this building, its sale required more than a simple auction process. The Planning Department developed a request for proposals that considered the proposed reuse, renovation plans, number and type of jobs to be created, and project readiness. The result of this work was a bid from Mr. Stephen Antler, which was approved by the County Legislature in September 2001. Mr. Antler has committed to a sensitive, appropriate redevelopment plan for this cornerstone building.

BROOME COUNTY ENVIRONMENTAL MANAGEMENT COUNCIL

The Broome County Environmental Management Council (EMC) has advised County and local government on environmental matters since 1971. The local volunteer citizen environmental advisory board gathers and discusses environmental information and makes policy recommendations to County government. The Council also helps identify and draw attention to environmental concerns through public participation and education programs.

Two full-time staff facilitate the activities of the EMC: a Senior Environmental Planner, and an Environmental Analyst. The EMC is housed within the Broome County Department of Planning and Economic Development, from which the EMC receives technical and mapping support services.

Council staff are responsible for such tasks as coordinating Council committees, implementing Council projects, facilitating public input, fulfilling environmental information requests from various agencies and the general public, and providing technical assistance to the County and municipal governments about the New York State Environmental Quality Review (SEQR) procedures, among other things. Staff is also responsible for Council bookkeeping, including preparation of the EMC's annual budget and work program, in addition to administering a year-round student internship program.

In 2001, the EMC had an effective working budget of \$80,495. Approximately 93% of this amount was used for staff salaries and fringe benefits. The remaining 7% was allocated for supplies, travel and educational expenses used by the Council in carrying out its advisory duties to County government. The EMC received as part of its total budget, \$12,100 for contracted support services with the Broome County Division of Solid Waste Management.

In 2001, EMC voting membership consisted of:

- Fourteen of fifteen Members-at-Large
- Two representatives from local conservation advisory councils (CACs)
- Two special representatives; one each from the local cooperative extension and the soil and water conservation offices

Unfortunately, the EMC was unable to secure student representation from Binghamton University, Broome Community College, and a local high school.

In addition, EMC non-voting membership consisted of:

- One of two County Legislative representatives
- Ex-officio representation from the County's Health, Planning, Public Works, Parks and Recreation, and Solid Waste Management departments
- Any number of Associate representatives

The following accomplishments represent the activities of EMC staff and volunteer members for 2001.

Riverbank Clean Up

The EMC held its 16th annual Riverbank Clean Up on Saturday, September 15th. The event has been very successful in the past, but with the assistance of 419 volunteers, a record number, the EMC obtained unprecedented results. 29 registered groups and numerous individuals collected approximately 10.6 tons of garbage, which includes 2.5 tons of tires from the Susquehanna and Chenango rivers, Nanticoke and Little Choconut creeks, and two Broome County watersheds.

The Clean Up received sufficient local media coverage despite the tragic national events of the week. Staff was impressed with the volunteers' drive and enthusiasm, and their desire to invoke spirit into the community event, which made it a positive experience for everyone.

In 2000, the Broome County Water Quality Coordinating Committee (WQCC) received Clean Water Act funding to enhance and expand the 2001 Broome County Riverbank Clean Up. The funding helped supply volunteers with gloves for the first time and a sufficient amount of bags for trash collection. Each Clean-Up team received an educational packet that included an aerial photograph of their designated clean-up site, among other things. Funds allocated by the grant were also used to subsidize trash disposal costs for participating municipalities. Each Clean Up team received a Certificate of Appreciation from the EMC and a poster-sized U.S.G.S. Land-Satellite image of the Chesapeake Bay Watershed, in which Broome County lies, as a thank you.

This Clean Up coincided with the National Coastal Clean Up Day sponsored by the American Littoral Society and The Ocean Conservancy. Results from the EMC's Riverbank Clean Up were tallied and reported to these agencies for their final tabulation. Broome County's results amounted to half of the volunteers and garbage collected in the southern upstate region of New York.

Joyce Smith Environmental Photography Show & Competition

In celebration of our local environment, the EMC sponsored its 5th annual Joyce Smith Environmental Photography Show and Competition in the spring. Fifty-two amateur photographers submitted 138 photos in five categories: plantlife, wildlife, natural landscape, cultural landscape, and people in action. Sponsors of the show included the Broome County Public Library, Tuthill's Photo, Garland Gallery and Slideways Graphics.

In July, an opening reception and awards ceremony was held in the 2nd floor exhibit room of the Broome County Public Library. County Executive Jeffrey Kraham attended the reception and presented each winner with a Certificate of Recognition from the County. Two first place photographs were published in the Good Times section of the Press & Sun Bulletin to promote the exhibit. Winning and honorable mention photographs were displayed through the end of August.

EMC staff and volunteers also created a commemorative display about Joyce Smith, the competition's namesake, which included photographs, news articles, and a biography of this impressive long-time EMC member. In addition and in celebration of the EMC's 30th anniversary, a history of the EMC's significant achievements and organizational information was publicized in a second display, along with Riverbank Clean Up photographs and other promotional materials.

Paul Smith, EMC member, husband of Joyce, and an avid photographer was able to attend the July opening reception despite ailing health. EMC staff took one of the last photographs of Paul, which was taken with the County Executive that night. Sadly, the EMC lost this influential member one month later. At the family's request, the EMC administrated donations to the Joyce Smith Memorial Fund in Paul's memory, which was established in 1999 after the death of Joyce Smith to further local environmental education efforts.

Broome County Book Recycling Fair

In late-September and early-October, the EMC sponsored the 3rd annual Broome County Book Recycling Fair, in cooperation with the Broome County Division of Solid Waste Management, Cornell Cooperative Extension of Broome County, Free Read, the Retired and Senior Volunteer Program, and local rotary clubs.

Roughly 100 volunteers collected over 50,000 unwanted books from local residents at Cooperative Extension during the first three days of the event (September). Unwanted school textbooks were also collected from all Broome County school districts during a special collection day at the Johnson City School bus garage. During the first weekend in October, over 7,000 reusable books were given away at the Book Fair and over 12,000 were donated to Free Read for future public distribution.

EMC staff organized volunteer recruitment and scheduling, participated in event planning and promotion, and contributed physical labor. In addition, staff performed administrative duties for the Book Recycling Fair Planning Committee, which met 8 times during the year.

In March, Broome County was the recipient of the National Association of Counties (NACo) Achievement Award for its planning and implementation work for the 2000 Book Recycling Fair.

Earth Fest

Staff, student interns, and EMC volunteers participated in Earth Day Southern Tier's annual Earth Day celebrations on Saturday, April 28th at the Roberson Museum and Science Center in Binghamton. Interns created an educational display about the characteristics of unique natural places and distributed a survey to begin collecting information about special places in Broome County. Other informational brochures and promotional items were distributed to over 200 members of the public.

General

The EMC hosted many speakers and offered informative presentations on the following topics: cataloging special natural places (January), environmental audits for property assessments and general home inspections (March), geese management (April), conducting a stream-side clean up (May), funding reauthorization of and changes to New York State's Brownfields programs (June), West Nile Virus (July), membership recruitment and organizational information (September), the City of Binghamton River Trails Development Project (October), and the Broome County plans for Agricultural Economic Development (November) and Sustainable Economic Development (December).

The EMC held 11 general meetings in 2001; average attendance was 21 people.

Pesticide Neighbor Notification

The EMC's Pesticide Neighbor Notification Task Force, formed per the County Executive's request in 2000, spent many months deliberating whether the County should promulgate the provisions of the New York State (NYS) Pesticide Neighbor Notification Law, which was adopted by Governor Pataki in August 2000. The law gives NYS counties the option to adopt 48-hour pre-notification requirements related to commercial and residential pesticide applications.

As part of the information gathering process, the EMC held two information-gathering sessions with commercial pesticide applicators and the general public (March). In June, the EMC adopted the Task Force's findings and recommendations report, which was submitted to the County Executive and County Legislature in July for their consideration. Members of the Legislature concurred with the EMC's findings to postpone the immediate adoption of State pre-notification requirements. The research found that the amount of pesticides used per capita in the County was minimal when compared to other NYS counties that have implemented or were at the time considering implementation of the pre-notification law. Complicated logistics and enforcement issues were other factors that led to the EMC's recommendation.

The Pesticide Neighbor Notification Task Force met eight times between January and May; average attendance was 9 members.

Land Use and Natural Resources

EMC staff and the Natural Resources Committee (NRC) reviewed and provided advisory comments and recommendations on several environmental impact statements (EIS), environmental assessment forms and development site plans including the following: a final EIS for a gas station and convenience store in the Dickinson (January), a draft EIS for a new high school in Whitney Point (May), a proposed tire store in Vestal (February), a proposal to convert a former inactive hazardous waste site to a golf course in Fenton (June), several cell tower proposals throughout the County (summer/fall), and a proposal to fill a man-made isolated wetland for quarried stone storage in Conklin (October and November).

The EMC adopted two letters petitioning the NYS Department of Environmental Conservation (DEC) to make a determination under the NYS Freshwaters Wetland Act as to whether a 6-acre, former federally protected, isolated wetland was one of unusual local importance. The EMC also rallied support for State Environmental Protection Fund re-authorization (fall/winter), and submitted comments on the draft 2001 NYS Open Space Plan (November).

The EMC supported two Binghamton University professor's efforts to begin compiling information about special natural areas in Broome County (winter/spring). In addition, the EMC supported the work of a student intern who outlined an inventory process, including data that would be needed to compile such a record.

Another intern's research resulted in the creation of two information binders for inclusion in the EMC's research library: one about Canada Geese and methods to control these nuisance wildlife populations, and a Resources Guide to Contaminants that includes information about air, land, and water pollution sources (winter/spring).

The NRC met 11 times in 2001; average meeting attendance was 7 members.

Brownfields Redevelopment

The EMC's Brownfields Subcommittee, a subgroup of the NRC, continued to develop a list of high value, low-hazard brownfield sites in the County with redevelopment potential. Most of these sites were subjected to preliminary screening based upon previously developed ranking criteria (accessibility, environmental threat, reuse potential, etc.). The subcommittee continued to refine site-ranking methodology throughout the year. The subcommittee also assisted the Broome County Department of Planning and Economic Development in developing and submitting a proposal to the US Environmental Protection Agency (EPA) for a Brownfields Assessment Demonstration Program Pilot grant, and identified other potential funding sources (fall). In September, the subcommittee drafted a resolution supporting Broome County Government's pursuit of EPA Brownfields Assessment Demonstration Pilot funds, which was adopted by the full Council in October.

The subcommittee educated itself on the elements of successful brownfield cleanup and redevelopment programs both through member interactions and hosting several presentations by guest speakers. The Deputy Regional Director of the Southern Tier Office of the Empire State Development Program (ESD) discussed the ESD's role in assisting companies seeking to expand, attempting to attract new companies from out of State, and their role in redeveloping brownfields (February). The Manager of Rochester's Division of Environmental Quality presented on Rochester's successful approach to brownfield redevelopment (March). EPA officials, the

Brownfields Coordinator and the Brownfields Project Manager for Region 2, addressed the group about pursuing future EPA grant opportunities (May). Hawk Engineering discussed the impact that infrastructure availability has on brownfields redevelopment (September). GeoLogic NY, Inc., led a discussion on the pros and cons of NYS's Voluntary Clean-up Program (November). Finally, Walter B. Satterthwaite Associates, shared the procedure involved in and the benefits of Pennsylvania's Land Recycling Program (December).

Apart from the work of the subcommittee, EMC staff continued cooperation with the County Law, Health, and Real Property offices to clean up a County owned contaminated property in the Village of Endicott (February and December). In addition, staff assisted with preparation and submission of an NYSDEC Environmental Restoration Program grant (1996 Clean Air/Clean Water Bond Act) for supplemental investigation of this property (July).

The BFSC met 12 times; average meeting attendance was 14 members and guest experts.

Solid Waste Management

The EMC and members of its Recycling and Waste Management Committee (RWMC) met jointly with the Nanticoke Landfill Citizens Advisory Committee (NLCAC) and received a presentation about the results of Broome County's Landfill Efficiency study, (February). The joint committees also heard concerns from residents living near the landfill about the County's desire to change the landfill expansion area access from an adopted underpass to an entrance on Dunham Hill Road in the Town of Barker (September), and heard residents additional concerns about a County Legislative Negative Declaration (SEQR) with regard to new landfill access on Dunham Hill Road (October). The EMC Director provided logistical support to the NLCAC throughout the year.

The RWMC kept abreast of permitting for the County landfill expansion project (summer, fall and winter); received information about the County's residential well testing program, which is a component of the Host Community Benefits package for residents living near the landfill (December); and generated a list of property owners within ½ mile of the current and proposed landfill boundaries (summer/fall) to share with host municipalities (fall/winter).

EMC staff offered information about the future of computer and electronics recycling (winter/spring); solicited a proclamation from the County Executive for America Recycles Day celebrations (November); and encouraged residents to take advantage of the NYS Energy and Research Development Authority's air-conditioner-recycling program (summer). Staff also shared an EMC fact sheet about the effects of backyard burning and related County ordinances with other NYS counties (spring).

In the spring, RWMC members were given a tour of the Aurora Plastics Facility in Conklin, which processes industrial grade plastics for recycling (April). The EMC's Environmental Analyst toured a year-round book recycling collection center in Tompkins County (January), and EMC staff toured the Broome County Landfill and its related structures (June and October).

The RWMC met nine times in 2001; average monthly attendance was 14 people.

Household Hazardous Waste

The Environmental Analyst maintained the County's Household Hazardous Waste (HHW) Registration Line. In total, inquiries were addressed and HHW drop-off appointments were scheduled for 714 Broome County residents and 68 Tioga County residents. The EMC provided these support services for the Division of Solid Waste Management.

Environmental Education

EMC staff maintained and made available to the public its extensive library of books, periodicals, pamphlets, and information sheets; and hosted five student interns from Binghamton University.

Staff attended and sent informational displays to Binghamton University's Career Day and Volunteer Resource Fair events (April and September, respectively), and a Broome County Health Department (BCHD) organized Bicycle Rodeo and Skills Clinic for youth at Ross Park Zoo (May).

EMC staff and/or members attended a variety of conferences and seminars in 2001. These included, the NYS Smart Growth Conference (April) and Waterfront ReDiscovery Conference (October); one of two Planning and Zoning Training seminars (June), which were offered by the Broome County Planning Department in conjunction with several regional counties, the NYS Department of State, and the American Planning Association; the NYS Association of EMC's (NYSEMC) annual Conference on the Environment in Saratoga Springs (November); and the Environmental Business Association's Brownfields Redevelopment Conference for Upstate NY (December).

Municipal Development Reviews

The EMC continued to provide information and technical assistance to government agencies and the public on environmental subjects and regulations, including the SEQRA Act.

EMC staff reviewed 38 site plans, special permits, use variance, and area variance applications, and provided responses related to potential significant environmental impacts per NYS General Municipal Law, §239 I & m.

Agency Coordination

The EMC had representation on the BMTS Pedestrian and Bicycle Advisory Committee and continued to participate in transportation and metropolitan greenway project planning and implementation. In addition, staff continued to provide project planning and environmental review assistance to the Broome County Security Division (Outdoor Public Safety Training Facility). EMC staff and/or volunteers also participated in the activities of the BMTS Planning Committee, the County Planning Advisory Board and Economic Development Council, Earth Day Southern Tier, the Broome County WQCC, the West Nile Task Force (BCHD), and the Healthy HEART Coalition, among others. The EMC Director continued to serve throughout the year on the NYSAEMC's Board of Directors and Awards Committee, and the Upper Susquehanna Coalition's Education Committee.

BINGHAMTON METROPOLITAN TRANSPORTATION STUDY

The Binghamton Metropolitan Transportation Study is designated by the Governor to carry out Federally mandated regional transportation planning functions for the Binghamton metropolitan area. The BMTS Central Staff, administratively housed within the Department of Planning and Economic Development, performs all of the technical tasks to support the planning process. These tasks are enumerated in the Unified Planning Work Program, approved each year by the BMTS Policy Committee. In 2001, BMTS Central Staff was comprised of five full time professionals, one part time support position, and two seasonal traffic counters. One traffic engineer position became vacant in July; despite varied recruiting attempts, it remained vacant at year's end.

Long Range Planning

TRANSPORTATION TOMORROW:2025 was adopted by the BMTS Policy Committee in March 2000. This year saw the initial work on implementing the plan, particularly through the conduct of planning studies on two of the identified High Priority Metropolitan Corridors

The Vestal Corridor Study, which began in 2000, moved toward completion. The study is being conducted by a consultant under contract to the New York State DOT, with substantial involvement of BMTS Central Staff. BMTS is responsible for all traffic forecasting activities, and for assisting in public outreach. By year's end, all tasks related to land use and traffic forecasting were complete. The Vestal Study Advisory Group had reached consensus on objectives and deficiencies. Next steps include identification and analysis of project alternatives to address congestion and safety problems. The study is slated for completion in mid-2002.

BMTS Central Staff is the lead on the City of Binghamton Access Study. This study is examining the opportunities to improve access into downtown Binghamton, the First Ward/Anitec site, and the East Frederick St/Brandywine area. It was intended that the study be progressed in conjunction with the City of Binghamton's Comprehensive Plan Update. Unfortunately, that work was substantially delayed, so the BMTS work was deferred. It is intended that the BMTS study be completed in 2002. It will include a Visual Preference Survey™ to elicit opinions of the public on alternative treatments for gateway streets connecting the Binghamton CBD to the regional highway network.

Traffic Engineering and Project Development

BMTS Central Staff continues to provide professional traffic engineering assistance upon request and at no cost to Broome County and local governments within the metropolitan area. In 2001, BMTS responded to requests ranging from independent review of traffic impact studies for site development to studies of safety and traffic operations at various intersections. This work ensures that municipalities can respond with appropriate professional standards to these issues. BMTS cooperates with the Planning Department in the review of §239 (l) and (m) actions; these are certain classes of local land use actions that require county review. The senior BMTS traffic engineer also participates in and provides technical assistance to the City of Binghamton Traffic Board, and the NYSDOT Region 9 Site Impact Review Committee.

Project development activities focus on working with NYSDOT on the scoping and preliminary engineering of metropolitan area Federally funded capital projects. This includes the determination of the objectives that the completed project must address, and the traffic operations, engineering, and environmental analysis that leads to the development of a limited number of design alternatives. In 2001, BMTS staff also took on the responsibility to facilitate initiation and scheduling for Federal aid projects being managed by local municipal governments. These include Broome County (Hooper Road over NS Railroad bridge rehabilitation, Lester Ave

bridge rehabilitation, Bevier Street bridge rehabilitation), City of Binghamton (NS Railroad over Front St bridge replacement, Court St bridge rehabilitation), Village of Endicott (North Street reconstruction, McKinley Ave over NS Railroad bridge rehabilitation), Village of Johnson City (Burns Street bridge), Town of Chenango (Front Street service road), and Town of Vestal (two bridge rehabilitations).

BMTS continued to participate with NYSDOT in the scoping and preliminary engineering and design of projects including the Route 201 Traffic Circle replacement, the Route 17/I-86 Prospect Mountain reconstruction, Court Street reconstruction, and others.

Pedestrian and Bicycle Planning

BMTS Central Staff continued to work on the Greenway Implementation Plan. Initial success was reflected in awards under the Federal STP Transportation Enhancement Program for the Vestal Rail-Trail project and the Otsiningo Park Trail Extension. BMTS has assisted the City of Binghamton and Town of Vestal in applying for enhancement funds for greenway segments included in the BMTS plan.

BMTS Central Staff, in cooperation with the Broome County Environmental Management Council and the Broome County Health Department, and with the assistance of members of the BMTS Pedestrian and Bicycle Advisory Committee, produced "Walk 'n' Roll 2001". This is a week long series of promotional and educational events designed to encourage area residents to consider walking or cycling for some of their travel needs.

Transit Planning

BMTS Central Staff took the lead on continuing the development of the Binghamton Intermodal Transit Terminal project. This included providing materials to Senator Schumer's and Congressman Hinchey's offices for their consideration in seeking Federal discretionary funding. An earmark of \$2 million was obtained in the Federal fiscal year 2002 budget, and an additional \$1 million was programmed in FHWA Surface Transportation Program funds in the BMTS Transportation Improvement Program. Congressman Hinchey has indicated a willingness to progress a request for an additional \$2 million in the FY 2003 budget. Work will begin in early 2002 on the environmental studies and preliminary design.

Broome County was able to use the BMTS Binghamton Regional Job Access Plan as the basis for its successful application for funds from the Federal Transit Administration's Job Access Reverse Commute Grant. The County received \$200,000 from the FY 2000 program and \$250,000 from the FY 2001 program, as well as over \$600,000 from the New York State TANF/CST program. The money will be used to extend BC Transit service hours on weekday nights and on Saturday and Sunday beginning in March 2002. Doing so was identified in the BMTS plan as the top priority in assisting people without cars in entry into the workforce.

BMTS initiated the Broome County Rural Paratransit Study in 2001. This task, using consultant services, will evaluate current operation of BC Country, and then focus on measuring the unmet demand for public transportation service by rural residents, particularly for employment and medical trips. Once the demand is quantified, service alternatives will be proposed to better serve it.

Capital Programming

The 2002-2006 Transportation Improvement Program was approved by the BMTS Policy Committee in June. This program includes all of the transportation projects in the metropolitan

area that will be funded with Federal aid. This TIP represents about \$100 million of Federal investment in the metropolitan transportation system over the next five years, and an additional \$50 million in State funded projects. It demonstrates BMTS' priorities in maintaining and improving the safety and efficiency of travel for all users.

Travel Demand Modeling and Geographic Information Systems

BMTS continued to maintain its computerized Binghamton Regional Traffic Model, which was used not only to produce traffic forecasts for the BMTS long-range plan, but also for a number of NYSDOT capital projects, including the Vestal Corridor Study. Work also continued on development and application of the ArcView based geographic information system (GIS) in cooperation with the Planning Department, with a variety of traffic items being added to the database.

Professional Development

BMTS Central Staff Director Steven Gayle served in the office of International President of the Institute of Transportation Engineers (ITE) for a one year term beginning in January 2001. ITE is a professional society of nearly 15,000 members practicing in the disciplines of traffic engineering, transportation planning, design, safety, and operation of transportation facilities. These members are employed by public agencies, private consulting firms, and academic institutions. ITE is responsible for developing standards and professional practices for transportation engineering. Mr. Gayle also served as the co-chair of the Policy Committee of the National Association of Metropolitan Planning Organizations, and continued as chair of the Economic Development Council's Transportation Subcommittee.

ADDENDA

- 2000 Staff Roster– Department of Planning and Economic Development
- Case Listing of Reviews Under N.Y. General Municipal Law 239

**BROOME COUNTY DEPARTMENT OF
PLANNING AND ECONOMIC DEVELOPMENT**

As of December 31, 2001

Staffing

Julie M. Sweet, Commissioner

Planning and Economic Development Division

David J. (Skip) Reynolds	Chief Planner, retired Spring 2001
Frank Evangelisti	Chief Planner
<i>Vacant</i>	Senior Planner
Douglas English	Planner
Lowell E. Carman	Planning Technician
Susan Holly	Secretary

Environmental Management Council

Stacy Merola	Director
Joanna Corey	Environmental Analyst

Binghamton Metropolitan Transportation Study

Steven B. Gayle	Director
Cynthia M. Paddick	Traffic Engineer
John J. Sterbentz	Senior Transportation Planner
Scott E. Reigle	Transportation Planner
Cecelia Laurendeau	Account Clerk Typist

Case Listing of Reviews under NY General Municipal Law 239 for 2001

Action	Applicant	Address
Chenango		
Area & Use Variances:Area-Ground Sign Larger Than Allowed Use	Newman Development Group	1314 Front St.
Area Variance & Use Variance: Less Than Required Side Yard Setbacks	W. & B. Evanitsky	188 Dimmock Hill Rd.
Area Variance: Attached Garage with Less Than Required SideSetback	David & Katherine Short	504 Castle Creek Rd.
Area Variance: Deck on Corner Lot w/Less Than RequiredFront Setback	Holly Lurenz	763 River Rd.
Area Variance:Accessory Building Exceeds Height Limit (Carriage House)	Randy Pope	71 Dorman Rd.
Area Variance:Construct Garage with Less Than Required Rear Setback	Reputable Auto	1462 Front St.
Area Variance:Demo Existing Trailer & Garage-Replace w/New	Thomas Hoyt	23 Wilson St.
Area Variance:Exceeding Allowable Signage for Shopping Plaza	John Matzo	1143 Upper Front St.
Area Variance:FrontPorch with Less than Required Front Yard Setback	Robert Shutt	6 Everett Rd.
Area Variance:Height of Accessory Building	Peter Matwey	7 Heights Ct.
Area Variance:Less than Required Frontage to Add Deck	Richard Knowlton	3 Terrace Dr.
Area Variance:Less Than Required Rear Yard Setback for 2nd Story Deck	Jennifer Wales	142 Kennedy Rd.
Area Variance:Non-Conforming Use-Signage	Rapp Signs	1272 Upper Front St.
Area Variance:Place Garage in Front of Principal Use	Eric Rittenburg	281 Fox Rd.
Area Variance:Reduce Ag. Minimum Lot Size	James Lee	422 W. Chenango Rd.
Area Variance:Storage Shed in Front of Principal Use	Osipov Yuriy	30 Aitchison Rd.
Area Variance:Subdivide Parcel into & Build Home	Barbara Keppler	269 Brooks Rd.
Preliminary Site Plan:Subdivision for 17 Lots	Howard Guy	150 Port Rd.
Re-Occupancy for Moving Liquor Store	C&D Liquors	1304 Front St.
Replace Existing State Pile Composting System with Containerized System	Town of Chenango	1137 Front St.
Site Plan Review Update:Change Angle of Existing Bank	HSBC Bank/FGR Realty	1314 Front St.
Site Plan Review/Re-occupancy:Open Cellular Store	QSR Wireless	1139 Front St.
Site Plan Review: Reoccupancy for Book Clearinghouse.	Colleen Grogan	1149 Front Street
Site Plan Review:Re-Occupancy for Knickknack Shop	Nicole Dougherty	528 Main St.
Site Plan Update:Add Full Service Auto Repair to Existing Business	Clifton Williams	1157 Front St.
Site Plan Update:Addition to Sled Shop	The Sled Shop	233 East Hill Rd.
Site Plan Update:Expand Parking for Existing Floor Space	S. Romanowski, DDS	528 Main St.
Site Plan Update:Place Storage Trailer on Property	Michael Langton	1159 Castle Creek Rd.
Site Plan/Re-Occupancy:Move Current Business to Giant Plaza	Paul's Cleaners/Jean Chen	1304 Front St.
Site Plan: 16x12' Storage Shed on Property as Principal Use in PPD Zone	Kevin Baldwin	7 Alice St. W.
Site Plan:Expand Office for Prototype Bldg. & Gazebo	AL Burke	101 Castle Creek Rd.
Site Plan:Lighting & Overhang on Garage for Existing Business	Jeff Markham	NYS Rte. 12
Site Plan:New Ice Cream Establishment	S. Kallfelz	1441 Front St.
Site Plan:Place 2 Propane Storage Tanks	Mirabito Fuel Group	1166 Castle Creek Rd.
Site Plan:Place 32x48' Storage Garage for Tools and Lawn Equipment	Chenango Commons Mgnt. LLC	2 Kattleville Rd.
Site Plan:Place Recreational Vehicle on Site During Production Season	Steven Infanti	17 Thomas St.
Site Plan:re-Occupancy - Dog Grooming	Amy Singer	32 Wallace Rd.
Site Plan:Re-Occupancy for Chinese Take-Out Restaurant	Great Wall Chinese Take-Out	1264 Upper Front St.
Site Plan:Re-Occupancy for Restaurant	Chenango Commons Café	1 Kattleville Rd.
Site Plan:Re-Occupancy Jan's Café	Janis Buchinsky	82 Castle Creek Rd.
Site Plan:Re-Occupancy of Business	Mr. Rooter	1155 Front St.
Site Plan:Re-Occupancy of Old Candle House to Re-Decorating Shop	Black Hound Re-Decorating Shop	526 Main St.
Site Plan:Re-Occupancy to Operate Used Car Lot	R. Gault	308 Front St.
Site Plan:Re-Occupancy Update to Cook Outside 4 Months of Year	J. Buchinsky	82 Castle Creek Rd.
Site Plan:Use as Parking Lot for Daily Bus Trips	John Flannery	1365 Front St.
Special Permit:Construct Wireless Telecommunications Facilities	Richard Rusnok	1006 Castle Creek Road
Special Permit:Harbor More than 3 Dogs	David Confer	84 Savitch Rd.
Special Permit:Harbor More Than 3 Dogs	Luanne Corbett	14 Hill St.
Special Permit:Logging in Residential Area	Larry Schaefer	33 Grandview Dr.
Special Permit:Operate Home Occupation - Nail Salon	Tina Vanderlinde	911 Lower Stella Ireland
Special Use Permit:Collocate Antenna on Existing Tower	Nextel Partners, Inc.	8 John Smith Rd.
Special Use Permit:Selective Logging	Jack O'Brien	6 Chenango Lane
Special Use:Home Occupation-Operate Auto Repair in Garage	H. & C. Sickles	179 Perry Rd.

Action	Applicant	Address
Subdivision Site Plan	P. Yuevtukh	26 Wilson Hill Rd.
Use Variance:Additional Signage for Roof Sign	P. Lenowicz/Burger King	1264 Upper Front St.
Use Variance:Construct Storage Barn as Principal Use	Kevin Worden	9 Poplar Hill Rd.
Use Variance:Garage Overhang	Jeffery Markham	1630 NYS Rte. 12
Use Variance:Log in Residential Zone	Donald Phillips	7 Penny Lane
Use Variance:Operate Financial Business from Property in Ag. Zone	Robert Davis	2412 NYS Rte. 12
Use Variance:Operate Small Wholesale Business	Robert Parsells	176 Castle Creek Rd.
Use Variance:Place Double-Wide on Property	Marty Bunker	305 W. Chenango Rd.
Use Variance:Place Mobile Home on Property	Linda Finch	47 Jacobs Highway
Use Variance:Relocate Existing Roof Sign to New Building	Brian Kallfelz	1441 Front St.
Variance:Additional Signage	J. Buchinsky	82 Castle Creek Rd.

City of Binghamton

Area Variance & Series A Site Plan:Construct Parking Lot	James Corey	2 Howard Ave.
Area Variances & Series B Site Plan:Construct 50x30 Pole Barn	Joseph Miller	444 Court St.
Area Variances:Demolish Existing Hutchings & Construct 30x150' Building	Jeff Klieger	375 Court St.
Expansion of Non-Conforming Use:Construct Maintenance Facility	Binghamton Housing Authority	500 Conklin Ave-Rear
Series B Site Plan: Daycare Center	BC Child Dev. Council	502-508 Court St.
Series B Site Plan:Construct 40x120' Addition	Discovery Center of Southern Tier	60 Morgan Rd.
Special Use Permit & Area Variance:Used Car Sales	Balbir Singh	28 Exchange St.
Special Use Permit, Area Variance, Site Plan:Operate Auto Repair Shop	Paul Warner	46 Hall St.
Special Use Permit:Construct 1-Story 48x21' Storage Building	Buschman Family LLC	75 Travis Ave.
Use & Area Variances:Convert 4 Floors to Roominghouse for Students	Binghamton Associates LLC	92-98 State St.
Use & Area Variances:Convert Single-Family to Bed & Breakfast	Julie Nosky	537 Chenango St.
Use Variance:Manufacturing of Cabinets & Assembly of Electronics	Meadowlark Audio	130-136 Conklin Ave.&1
Use Variance:Operate Custom Sheet Metal Fabrication Business	Richard Hadley	1177 Vestal Ave.

Colesville

Area Variance:Construct Pole Barn Within Highway ROW	Brian Hodges	2173 NY Rte. 7
Area Variance:Construct Pole Barn Within Setback to Right of Way	David Lewis	30 Tannery Rd.
Area Variance:Subdivide 9.3 Acre Parcel	Ed & Ruth Sheehan	22 Ridge Rd.
Change in Zoning:Rural/Ag. To Mining District	Town of Colesville	2004 E. Windsor Rd.
Interpretation:Construct Addition to Existing Pole Barn	J. Gaffney	833 Colesville Rd.
Interpretation:Vehicle Repair Shop on Property	Duane Hawley	36 Station Lane
Site Plan & Special Permit:Sell Used Autos on Property	Larry Champian	79 Dilly Rd.
Site Plan Approval Modification:Change Lighting	Manley's Mighty Mart	Sova Rd. & Martin Hill R
Special Permit & Site Plan:Operate Vehicle	John Havel	2747 Colesville Rd.
Special Use Permit:Mining for the Town	Town of Colesville	PO Box 27
Use Variance:Operate Vehicle Repair Shop in Existing Garage	Duane Hawley	36 Station Lane

Conklin

Area Variance: Construct Garage	Tim Mooney	111 Woodcrest Way
Area Variance:Garage Constructed w/Less Than Required Setback	Chris McGrath	4298 Gregory Rd.
Area Variance:Side Yard Setback for New Garage	Fran Ailport	4 June St.
Site Plan Review:Antiques Shop	Lucinda Palmer	1110 Conklin Rd.
Site Plan:Allow Candle & Gift Shop	M. & N. Rudock	695 Conklin Rd.
Site Plan:Construct Warehouse	Maines Paper & Food	850 Conklin Rd.
Site Plan:Install New Garage	Michael Boland	1403 Milburn Dr.
Site Plan:Internet Service Business	Eugene Bettio, Jr.	1113-1115 Conklin Rd.
Site Plan:Operate Florist Shop	M. Clark/J. Calluta	1092 Conklin Rd.
Site Plan:Proposed Laundry Mat & Car Wash	RJ Development LLC	976 Conklin Rd.
Site Plan:Re-Occupancy/Relocation of Military Clothing & Antiques	Jerry Trotter	772 Conklin Rd.
Site Plan:Re-Occupancy/Relocation of Wholesale Distributors	William Slater	776 Conklin Rd.
Use Variance:Open Used Car Lot	Wheel Busy Auto Sales	1209 Conklin Rd.
Use Variance:Outside Storage	Hobart Bluestone Products LLC	878 Conklin Rd.
Use Variance:Outside Storage	Wesko Safety & Construction	964 Conklin Rd.
Use Variance:Outside Storage	R. Devincentis Construction, Inc.	270 Hardie Rd.

Action	Applicant	Address
Use Variance:Replace Single Wide Home with Double Wide	Steven Winchell	1016 Powers Rd.
Use Variance:Tire Sales and Service	Scott Singer	1092 Conklin Rd.
Variance:2 Pole Signs	Edward Freije	1018 Conklin Rd.
Variance:Allow More Signage	Fastrac Market	976 Conklin Rd.
Variance:Deck on Front of House-Front Setback	Joseph Harder	1133 Conklin Rd.
Variance:Demolish Existing Building and Build New	Jenny Contro	801 Conklin Rd.
Variance:Place Double-Wide on Existing Lot	Jean Albert	103 Hardie Rd.

Dickinson

Area Variance:21' Front Setback Required to Construct Larger Deck	Joan Layton	88 Old State Rd.
District Change:Amend Zoning Classification from PUD to PUD-R	Town of Dickinson	861, 863, 879, 881 Front
District Change:Amend Zoning From PUD to R-M	Town of Dickinson	879 & 881 Front St.
District Change:Create 2 PUD Districts (PUD-R & PUD-C)	Town of Dickinson	842 Front St.
Local Law for 2002 to Amend Zoning for Various Properties	Town of Dickinson	Front St.
Special Use Permit:Co-locate on Existing Cellular Antenna	Independent Wireless One Corp.	Glenwood Rd.
Variance:To Allow Sign Banner Prior to Issuance of Bulding Permit	Howard Johnson's	690 Old Front St.

Fenton

Mining Permit Renewal:Permit Renewal for Additional 5 Years	Barry Hale	Gould Rd.
Site Plan:Addition to Existing Convenience Store	United Refining Co. of PA	Corner of Rt. 36 and Alb

Kirkwood

Area Variance:Erect 100x40' 1-Family Dwelling	K. Singer	941 Old State Rd.
Area Variance:Erect Accessory Structure in Front of Principal Use	Stephen & Mary Haskell	391Gorman Rd.
Area Variance:Setbacks for State Police Communications Tower	Grand Vail Real Estate	84 Crescent Dr.
Proposed Local Law:Change of Zone to PUD	Town of Kirkwood	Frances St., Irving Ave.
Site Plan Review:Erect 5200 s.f. Addition to Existing Building	Donald Beagell, Jr.	216 Colesville Rd.
Site Plan:Add 9600 s.f. Storage Buildings.	All Around Storage, LLC	1429-1447 NYS Rte. 11
Site Plan:Erect 2880 s.f.Storage Building for Construction Equipment	5 Mile Point Industrial Park, Inc.	982 NYS Rte. 11
Site Plan:Lease Frontage for Used Cars	John Boyd	601 Upper Court St.
Special Permit:Co-location (Antenna & Utility Building) on Existing Tower	Nextel Partners, Inc.	50 Fuller Rd.
Special Permit:Co-Location of Wireless Communications Antenna	Independent Wireless One	311 Industrial Park Dr.
Special Permit:Co-location on Existing Wireless Communication Tower	Independent Wireless One Corp.	50 Fuller Rd.
Special Permit:Construct Wireless Telecommunication Tower	AT&T Wireless	311 Industrial Park Dr.
Zoning District Change & Site Plan Review:9-hole Golf Course	Gorick Construction	912 NYS Rt. 11

Lisle

Approval of Comprehensive Plan for Town	Town of Lisle
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Maine

Proposed Local Law:Change of Zone R-1 to R-R	Town of Maine	PO Box 336
Proposed Local Law:Horses in R-R and R-1 District	Town of Maine	PO Box 336
Site Plan Review & Variance:Construct Mini Storage Units in Ag District	James Matt	3190 NYS Route 26
Site Plan: Construct 3000 s.f. Commercial Office Building	Charles Fenson	2030 Airport Rd.
Site Plan:30x60' Addition	E. & N. Shaw	2007 NY Rt. 26
Tower Special Use Permit:Proposed Wireless Telecommunication Facility	Strategic Communication Svcs.	217 Sherder Rd.
Variance:Construct Garage in Front of Front Line of Property	Derek Milaski	356 Old Newark Valley

Sanford

Local Law:Prohibit Personal Watercraft & Prop Craft on Oquaga Lake	Town of Sanford	146 Front St.
Proposed Local Law:Amend Law Establishing & Imposing Sewer Rents	Town of Sanford	
Special Use Permit:Construct Telecommunication Tower	Independent Wireless One Corp.	2163 Old Rte. 17
Variance:Side Lot Setback Needed for Construction of Home	Thomas Libous	695 Oquaga Lake Rd.,

Union

Amendment to Zoning Ordinance	Town of Union	3111 East Main Street
Area Variance:Ground Sign	Petr All Corp.	2105 E. Main St.

Action	Applicant	Address
Change of Zone:Rezone form AG to RS-7 (Res. Suburban Low Density)	James Spak	346 Boswell Hill Rd.
Determination:Definition of Lumber Mill and Nursery	William Shager	1000 Robinson Hill Rd.
Determination:Parking Requirements for Masoleum	Riverhurst Cemetary	2500 E. Main St.
PUD Revision:Revisions to Approved Plans for Lobby	Town of Union	701 Hooper Rd.,Endwell
Site Plan Review: New Showroom, Office and Warehouse	Paul Yaman, Inc.	430 Airport Rd.
Site Plan Revision:Cooler and Storage Additions	Topper Saloon	1001 Union Center Main
Site Plan:(ZBA allowed Proposal for 2 years from final town approval)	CPR Corp.	4210 Watson Blvd.
Site Plan:Addition to Existing Building	Union Center Christian Church	950 Boswell Hill Rd
Site Plan:Construct 115,022 s.f. Manufacturing & Warehouse Bldg.	Broome County IDA	33 Lewis Rd.
Site Plan:Construct 5,460 s.f. Bldg. On Existing Slab	State Wide Sheet Metal	407 Airport Rd.
Site Plan:Construct New Gas Station	Kwik Fill	3408 E. Main St.
Site Plan:Motor Vehicle Repair Garage	Peter Shkatulyak	1600 Union Center Main
Site Plan:New Construction of Building for Construction Building	Bortani Construction	429 Airport Rd.
Site Plan:Opening Bar/Restaurant w/Dance Lessons in Building	Winnie's Dance Ranch	1460 Union Center Main
Site Plan:Operate Automobile Repair Shop	Jimmy's Auto Works	304 Glendale Dr.
Special Permit:Construct Wireless Telecommunications Facilities	Independent Wireless One	333 Hooper Rd.
Use Permit:Change Non-conforming Use to Another Non-conforming Use	Jim Wagner	304 Glendale Dr.
Variance: Place Tower Required to be Height from Property and Power Lines	American Tower	2710 Watson Blvd., 8 Ha
Variance:2"7" Side Setback to Allow Residential Addition	Robin Lavo	619 Wilma St.
Variance:4' Street Setback for Covered Deck	Lawrence Hartley	908 MartinSt.
Variance:5.5' Elevation Variance to Allow Residential Addition	Dorothy Ziemba	10 Woodland Ave.
Variance:6.5' Lot Depth Variance Required to Divide Existing Lot	Michael Rosinsky	3651 Country Club Rd.
Variance:9' Rear Setback Required	James Randall	2104 Tracy St.
Variance:Allow Enlargement of Non-Conforming Use	Burr Cornell	1622 Union Center Main
Variance:Locate Private Club in Heavy Industrial District	CPR Corp.	4210 Watson Blvd.
Variance:Reduce Perimeter Strip for 2 Additional Parking Spaces	Steve Grossman	947 Harvard St.
Variance:Sign Setback	Church of the Nazarene	1381 Union Center Main

Vestal

Rezone/Site Plan: Construction of 4 Multi-dwelling Units	Dean Akman	5 Wakeman Rd.
Site Plan & Rezone:From ID to C2 to Allow Truck Driving School	Ish Chopra	2319 & 2275 Vestal Rd.
Site Plan, Special Permit:New Motorcycle Shop w/ Vehicle Service	Christy Everitt	2400, 2404 Main St., SR
Site Plan:2304 s.f. Addition-2-story	Kampai Restaurant	3325 Vestal Parkway E.
Site Plan:Construct New 1,800 sf Building after Demolishing Old	Vestal Auto Mart	2912 Vestal Pkwy. W.
Site Plan:New Driveway Access and Modify Traffic Light	Barney & Dickenson	Vestal Rd.
Special Permit & Site Plan:Construct Bldg. For Tire, Muffler, Brake Ctr.	Kost Tire	Vestal Rd. & Bunn Hill R
Special Permit & Variance:Construct 190' Wireless Tower	Crown Atlantic Co., LLC	3942 Gates Rd.

Village of Deposit

Variance: Enlarge Convenience Store & Gas Sales	Verona Oil Co.,Inc.	Second & Dean Sts.
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Village of Endicott

Area Variance:Addition on Homes	Maria Buttino	324-326 N. Rogers Ave.
Area Variance:Construct Carport Within 14" of Side Yard Line	Ignazio Gambino	111 Hayes Ave.
Special Permit:Occupy Premises as House of Worship	New Life Ministries	201 Hill Ave.
Zone Change & Variance: Reduce Number of Parking Spaces	SEPP,Inc.	401 Hayes Ave.

Village of Johnson City

Rezone:From General Commercial to Industrial for Sale to Present Tenant	BCIDA	40 Lester Ave.
Site Plan & Variance: To Locate Drive-up ATM and Kiosk	Empire Federal Credit Union	212 Reynolds Rd.
Site Plan:Distribution Center	Meier Supply	123 Brown St.
Site Plan:Temporary Placement of 3 Portable Storage Containers	Olum Frurniture Co.	19 Willow St.
Special Permit: Locate Telecommunication Tower	Independent Wireless One Corp.	33 Harrison St.
Special Permit:Erect and Operate Monopole Type Cell Telephone Tower	AT&T Wireless	124 Brown St.
Subdivision:Subdivide 1.814 into 2 Parcels	Doug Gardner	123 Brown St.

Village of Port Dickinson

Action	Applicant	Address
Area Variance:FrontPorch with Less than Required Front Yard Setback	William Ruppert	1 Newton Street
Area Variance:Place "Free Standing" Car Port	Village of Port Dickinson	22 Beacon St.
Area Variance:Replacement of Landing Step with Less Than 30' Setback	Steven Randall	7 Newton St.
Proposed Local Law:Annual Training for ZBA and Planning Board Members	Village of Port Dickinson	786 Chenango St.
Proposed Local Law:Redefining "Family"	Village of Port Dickinson	

Village of Whitney Point

District Change:From Ra1 to C	Village of Whitney Point	West Main St
Site Plan:Construction of Northern Broome Senior Center	Village of Whitney Point	Liberty Street

Village of Windsor

Use Variance:Additional Professional Office Located Within Residence	Elizabeth Hempstead	22 Academy St.
Use Variance:Erect Shed on Lot with More Than One Assesory Building	Lawrence & Sandra Smith	70-72 Chapel St.
Use Variance:Permit Bottled Water Distribution and Sale	Nomdak, Inc.	38 Chapel St.

Windsor

Site Plan:Construct McDonalds Restaurant	McDonalds Corp.	North Rd.
Site Plan:Rental/Storage Building	Scott Pierson	1208 Old Rt. 17
Special Use Permit & Area Variance:Wireless Communication Tower	American Tower	155 Old Rte. 17