

Testimony of a Public Hearing of the Town of Union Planning Board held relative to Special Permit for Development in a Floodplain on November 8, 2022, at 7:04 p.m.

PRESENT: Members present: L. Miller
D. Kudgus
S. McLain
T. Crowley
S. Forster
M. Jaros
C. Bullock

Others present: Marina Lane
Rick Materese
Peter Hankin
Maureen Hankin
Ferris Akel III
Sharon Loudon
Jeffrey Loudon
Ferris Akel, III
Ann Machlin
Steve Machlin
Bob Potochniak
Fred Lanfear, III
Nick Scarano
Ming Zhang
Henry Kaphesi
Jane Bennorth
Darla Huff
Marina Wasylyshyn
Jagmohan Sidhu
Jaswinder Sidhu
Amanda Bridges
Tony Augustine
Mark Woodruff
Terri Willerton
James Willerton
Kate Fitzgerald
David Wollin
Pat Wollin
Bill Walsh
Alex Urda

MS. MILLER: We will open the Public Hearing, and I will read the public notice.

The Town of Union Planning Board will conduct a public hearing relative to an application by Ming Zhang to repair vehicles at an existing commercial property in an Industrial zoning district, located at 323, 327 and 331 Chaumont Drive, and 3129 Kensington Road, Endwell, NY (Tax Map numbers 157.08-3-46, 157.08-3-47, 157.08-3-71, and 157.08-3-72). Auto repair in an Industrial zoning district is a permitted use. The project is in the 100-year floodplain; therefore, the proposal requires a special permit for development in a floodplain.

The public hearing for development in a floodplain will take place on Tuesday, November 8, 2022, at 7:00 PM in the Town Board Meeting Room on the second floor of the Town of Union Office Building located at 3111 East Main Street, Endwell, New York. The application is available for review in the Town of Union Planning Department during normal business hours (8 AM to 4 PM).

Individuals with special needs requiring accommodations may contact the Planning Department at (607) 786-2926 at least 24 hours prior to the scheduled public hearing. Lisa B. Miller, Planning Board Chair.

MS. MILLER: Do they want to say anything?

MS. LANE: Why don't you explain to the audience the measures you are going to take for preventing potentially toxic or hazardous fluids from going into the floodplain?

MR. ZHANG: We are going to store most of our stuff on top of wherever that flood line was, eight feet above it. We have racks on top already, so we will be storing all our materials on top of it when it floods.

MR. LANFEAR: We have standard pallet racking and we just put it up. Right now our flood line is at eight feet, and so two feet above that would be ten. We have over fourteen feet of head room in the building so that would allow us plenty of room over that ten foot mark to store all of our chemicals up on that racking, and we would only have them down during the day when we are working. So, we would be able to store everything above the flood line. A flood is not going to happen overnight and we would see rain in the forecast, so we would plan on moving as many vehicles as we can out of the area because it is not good for business to have a customer's car get flooded.

MS. MILLER: Okay. Any questions from any Planning Board members or audience members? Okay, so we will close the public hearing.

Public Hearing concluded: 7:08 p.m.

I, CAROL M. KRAWCZYK, do hereby certify that the foregoing transcript of a Public Hearing of the Town of Union Planning Board is a true, accurate, and complete transcript of my stenographic notes/tape taken at the above time and place.

CAROL M. KRAWCZYK