

PLANNING BOARD

**Town of Kirkwood
70 Crescent Drive
Kirkwood, NY 13795**

PUBLIC HEARING

December 11, 2023

SITE PLAN REVIEW TO CONSTRUCT AN 815 SF ADDITION TO THE REAR RIGHT CORNER OF THE EXISTING BUILDING ON THE PROPERTY LOCATED AT 2 INDUSTRIAL PARK DRIVE IN THE TOWN OF KIRKWOOD, KNOWN AS TAX MAP NO. 162.01-1-15 AND LOCATED IN A BUSINESS TWO AND INDUSTRIAL DEVELOPMENT DISTRICTS ON THE APPLICATION OF LOVE'S TRAVEL STOPS & COUNTRY STORES

Chairman Woolbaugh read the notice of public hearing and commented we have the affidavits of posting by the Town Clerk, notice to property owners within 500 feet of the project, affidavit of publication in the Press & Sun Bulletin. We have the Broome County Planning Department 239-m recommendations. Broome County Planning Department commented they want the applicant to be aware that the project is located partially within the Special Flood Hazard Area and the Town should make sure the site plan shows compliance with the DPW and BCHD comments. The Broome County Department of Public Works commented the applicant should be aware that the project area is located entirely within the New York State Department of Environmental Conservation wetland checkzone with the following wetland on-site; NYSDEC Class 2 Wetland, Federal Freshwater Forested/Shrub Wetland, and a Federal Freshwater Emergent Wetland. To minimize the impact on the wetland areas, all on-site construction activities should follow updated erosion and sedimentation control guidelines found in the NYSDEC publication "New York State Standard and Specifications for Erosion and Sediment Control (2016 Blue Book)". Erosion control measures including but not limited to a soil stockpile area (if applicable), catch basin protection, and a concrete washout should be shown on the provided site plan. These measures should remain in place until work is complete and/or final stabilization of the disturbed ground is achieved; whichever applies to the implemented measure. The site is also located within the Broome County MS4 area with previously reported spill incidents and organic sheens. Care should be taken during construction to minimize risk of potential spills and/or contamination of the surrounding area and/or stormwater.

Broome County Health Department commented that no permit or floor plan review applications are needed. The applicant should contact the NYS Department of Agriculture & Markets for any required documentation associated with this project.

Ms. Middleton explained that the Short EAF has been filed, this is a Type II Action under SEQR which means we don't have to take any further action with regard to SEQR. Following public comments, we will have an EAF Determination based on that Type II action.

Chairman Woolbaugh opened the public hearing to public participation at 7:04 p.m.

Hearing no comments Chairman Woolbaugh closed the public hearing at 7:04 pm.

Respectfully Submitted,

Mary Kay Sullivan
Secretary, Kirkwood Planning Board