

Allegany County Planning Board Minutes

01-17-96

Annual Dinner At Houghton College

APPROVED

J. Margison

FEB 22 1996

Attendance:

Planning Board Members: Present

C. Jessup
C. Ackley
G. Bastian
M. Kear
L. Dibble
W. Dibble
P. Regan
L. Walsh
F. Williams
S. Hooker
R. Yanda

Excused

R. Hollis
R. Stuck

Absent

G. Godshalk - EXCUSED (NOT ABSENT) *JD*
K. Skinner

Guest Speaker: Craig Braack - County Historian

Numerous Guests and Spouses were also present:

Welcome by Chairman Jessup

Invocation by F. Williams

Buffet Dinner: Catered by Al Rehn, Houghton College

Introductions of persons at head table by C. Jessup and then everyone introduced themselves. Chairman Jessup thanked the Board members for their efforts and recognized R. Hollis and R. Stuck who were absent due to family illnesses.

Nominations: Chairman Jessup called upon G. Bastian of the Nominating committee for 1996 nominations of a slate of officers. The nominations were Charles Jessup for Chairman; Rick Hollis for Vice-Chairman; Lee Dibble for Secretary; There were no nominations from the floor. On a motion by R. Yanda, seconded by S. Hooker, one ballot for the entire slate was to be cast. Motion unanimously carried.

Chairman Jessup recognized Ron Truax, Vice-Chair of the Allegany County Legislative who expressed thanks and appreciation to the Planning Board from Chairman, John Walchli Jr., who was unable to be present. Support for the Planning Board's efforts in developing a County Master Plan was also part of Chairman Walchli's message.

Chairman Jessup then introduced the guest speaker, Craig Braack, County Historian, whose main focus was tourism in Allegany County, and how we can market the county in a positive manner. Slides and commentary on the recent Sled Dog races in the Lost Nation State Forest near Centerville were the opening segment of Mr. Braack's program. Mr. Braack noted the creative imagination, enthusiasm and hard work, especially of Bill Dibble, which made the event a success.

The rest of the slide program and commentary focused on outstanding places to visit in Allegany County; The state forests, outdoor recreation, noteworthy architecture and buildings, museums, celebrations, and festivals, and natural wonders such as hanging bog were depicted for enjoyment.

Benediction was offered by F. Williams.

Meeting ended at 9:00 PM.

Respectfully submitted;



Lee Dibble
Secretary

2/21/96 Planning Board Minutes

MAR 1996

Present: C. Jessup, L. Dibble, B. Dibble, R. Hollis, S. Hooker,
R. Yanda, J. Sicker, T. Ackley, S. Godshalk, M. Kear,
G. Bastian

Excused: R. Stuck, L. Walsh

Absent: K. Skinner, P. Regan, F. Williams

Board of Legislators Representative - Alton Saylor

Guest: K. Hollis

Guest Speaker: Dwight McKown - Citizens Telecom

NOT
APPROVED

J. Margeson

I. Chairman Jessup called the meeting to order at 7:30 p.m.

II. Minutes

- a) On a motion by C. Ackley, seconded by B. Dibble, the December, 1995 minutes were approved.
- b) The corrected January, 1996, minutes were approved on a motion by G. Bastian and seconded by B. Dibble and R. Yanda. Correction: G. Godshalk was excused, not absent, from the January meeting.

III. Guest Speaker, Dwight McKown of Citizens Telecom presented an overview on the status of telecommunications in Allegany County and our need to access the information highway, i.e. Internet. Mr. McKown briefly reviewed the corporate history of Citizens Telecom (formerly Contel, then GTE). Currently, Citizens Utility Corp. operates in thirty-one (31) states and in thirty-one (31) of the fastest growing counties in the U.S.A. Citizens Telecom now has long distance service (can compete with AT & T) and has fiber optic cable between Andover, Greenwood, Jasper, Alfred and other towns in its service area. Mr. McKown showed samples of traditional cable and fiber optic cable indicating that it costs \$25.00 per foot to put traditional cable in the air while it costs \$5.00 for fiber optic. Traditional cable takes twenty (20) years to depreciate. Fiber optic can transmit 6,000 calls over a pair of strands. Both a temporary method (3M product) and a permanent method (fuser) were described for splicing fiber optic cable. The glass for the cable is made at Corning while the cable itself comes from N. Carolina (CyCor). J. Sicker commented that it was all pioneered at Alfred. A laser is used at each end with fiber and the necessary electronics are very expensive. The fiber which connects Greenwood and Jasper is 13-1/2 miles long with five splices plus one at each end. Other comments and highlights of this presentation include:

1) A project with AT & T in Sydney, New York ran fiber to 100 homes. This illustrated need to run fiber to the curb, not sides of home due to necessity of having current to make the phone ring, i.e. copper cable. Video will also work on this.

2) A project with digital computers to obtain local access to Internet is needed. Citizens expects all its exchanges to have this by the end of 1996.

3) Steuben County obtained an Appalachian Regional grant to do a study with Corning Glass, the school systems and the county to design a comprehensive communications plan for both now and in the future.

4) The new Federal Communications Act, just signed by President Clinton, will create large service areas - possibly one unit per county but Mr. McKown does not expect the Public Service Commission to allow for total deregulation. This new federal act does give the states some power to regulate and does relax some regulations. The old boundaries (on service areas) still existed until last week (second week of February, 1996).

5) NYNEX now has a service where you can call anywhere in your area code for a flat fee of so many dollars per month. This was facilitated because NYNEX needed to give back \$55 million to its customers. This plan will probably end when the \$55 million is given back. This is not a flat rate but is based on your individual rate of toll calls. The program will be reevaluated in three (3) months.

6) Citizens will offer a custom calling plan soon. It will offer one plan within a fifteen (15) mile radius for so many dollars per month; another plan for a 30 mile radius at so many more dollars per month, etc.

7) There is an annual evaluation of calls from each exchange. Customers can be balloted if three (3) out of ten (10) calls go to one particular exchange. Customers must vote at each exchange on whether they want toll-free calls for a small additional monthly increase in rates. If seven (7) out of ten (10) calls go to one exchange, the phone company can offer one way free service without balloting customers.

8) Various comments and observations by Planning Board members and Mr. McKown included the following:

a) C. Jessup - the county is divided as it is served by three (3) phone companies, several newspapers and radio stations.

b) D. McKown - Keuka Lake has three (3) exchanges on the east side of the lake. Customers will soon be able to choose their own service; this option will start in New York City and other big cities. NYNEX is partly digital and partly electronic while Citizens is 100% digital.

d) B. Eastman - noted the need of making it possible to work from their homes.

e) B. Dibble commented on the need to link the EDZ (at Friendship), Cornell Cooperative Extension, the Ceramic Corridor and the colleges and university (Alfred).

f) D. McKown - observed that with Distance Learning, the colleges must be able to prove they can make money in order to warrant the expenditure of money; schools don't have to do this. Video conferencing with switch network is now available. The equipment is expensive; i.e. cameras, software, etc.

g) Congressman Amo Houghton has done a lot with the Working Together 2000 Program.

h) B. Dibble asked if there are any maps available showing where fiber has been run. D. McKown replied that he doesn't know what NYNEX has; Citizens has maps; NYNEX must have maps but there is no composite showing the whole picture.

i) D McKown - New York state has forty-eight telephone companies; the largest is NYNEX, the second largest is Rochester Telephone while Citizens is third largest and is now in an acquisition mode. McKown foresees more alliances, mergers and partnerships. A question about the use of satellites prompted McKown to observe that this would involve the privacy issue. Mr McKown further observed that NYNEX would like to sell off all its service areas outside New York City. PCS is the next generation of cellular but is more local than cellular; for every two (2) cell towers, seven (7) towers are needed for PCS.

j) D. McKown will write a report of this meeting for the regulatory officials of Citizens noting our interest and concerns particularly the need to make calling areas larger - possibly county-wide.

IV. Correspondence - none received by M. Kear

V. Reports

1) Rushford has been visited as well as Hume where we have been asked to return in two (2) months. Rushford has zoning in place and has been working on a subdivision ordinance. Rushford also wants to see a pool of water maintained year 'round.

2) R. Yanda commented that our workshop on subdivisions apparently inspired Rushford. C. Jessup said he'd received lots of positive comments.

3) G. Godshalk has received no new information on Keaney Swamp.

4) R. Wanda observed that Keaney Swamp project would be a big uphill battle because of federal wetlands regulations. In conversation with the (Army) Corps of Engineers, it is not impossible but would be a long, hard road. A dam at Keaney Swamp would help Garwoods and Canaseraga. S. Hooker observed that the January '86 flood caused much damage at Swain.

5) G. Bastian reported that the Entrepreneurs' Group has discussed the need for a lake as a destination spot to draw people to the county. Seven (7) to ten (10) years ago the Planning Board worked on reestablishing the idea of building a lake south of Wellsville. At that time the landowners objected strongly but that situation may have changed due to the fact that original landowners may have died, sold their land or moved away. Niagara Mohawk's objection was because the dam would create a lot of power. The Corps had obtained considerable funding to do the engineering work. This project should be brought up again but a lot of sales work needs to be done ahead of time. C. Ackley commented that the feasibility study indicated that they could not guarantee enough water continuously to generate power.

6) B. Dibble noted that Dyke Creek maps still have not been changed. He also reported that in the 1967 study done by the Corps that dams were proposed at Portage, Houghton and Stannards. Letters or resolutions from Potter, Allegany, Livingston and Monroe Counties all requested that the Corps not build those dams. Smaller dams on feeder streams were the alternatives requested. M. Kear has F. Williams minutes, books and will check them. A. Saylor remembered protest demonstrations in the northern part of the county. The lake surface of the swamp at Swain was so large that the evaporation rate would make it impossible to support a lake.

7) M. Kear reported he is a member of the county mitigation team which will be looking at problem areas to determine how to alleviate same. He will bring this idea up at the meeting next week (last week of February, 1996). A FEMA official will be present to set up guidelines. There is a possibility of looking at one big project. The example of the construction of lakes in Tioga County, Pa. illustrated that people were originally very much against that project but today attitudes have changed. They now use the lakes year around; it has helped the economy and is now regarded as a positive benefit to the area. That project was originally designed to protect Corning, Elmira and Painted Post.

VI. New Business

1) G. Bastian reported that the people of Wellsville are trying to entice the National War Birds Museum with Wings of Eagles Air Show to relocate there. The Wellsville Chamber of Commerce is putting together the proposal. Space, runway length, etc. other specifications are all satisfactory. The only problem is parking and that can be solved through the use of shuttle buses. A letter of support will be sent on a motion by S. Hooker, seconded by R. Hollis - carried.

2) B. Dibble reported on Jerry Farris's snowmobile perimeter ride around New York State. Jerry was in Allegany County February 10-12 (Sunday and Monday) and the story was carried in the major newspapers.

3) B. Dibble also reported on the NYS Horse Council at a Resource Management meeting which has the manpower to make trails. Their spokesperson, Angie Chud, further relayed their dissatisfaction with the way they have been treated at Allegany State Park where they have donated \$6,000 and 2,000 man hours of work but still have to pay park admission and are not allowed to park overnight.

4) C. Jessup reported that the Economic and Recreational Development report is nearly complete. This has been done by students at the Bolivar-Richburg School. Pictures and a news release will be forthcoming soon.

5) The county resolution to adopt the motto created by Shelby Foltz has been approved. A county certificate will be presented to Ms. Foltz.

6) B. Dibble reported that the Canal Trail grant application for just under \$3 million has been submitted.

7) M. Kear reported that previously the county did not want to pursue obtaining use of snowmobile registration money for snowmobile trails as a county-wide project.

VII. Adjournment - Motion by C. Ackley, seconded by R. Hollis - carried at 9:30 p.m.

Respectfully submitted,

Lee G. Dibble

Lee G. Dibble
Secretary

NOT

APPROVED

4/17/96 PLANNING BOARD MINUTES

MAY 2 1996

1. Members Present: R. Hollis. R. Yanda. R. Stuck. C. Heckley. L. Dibble. W. Dibble. G. Godshalk. M. Kear. L. Walsh. P. Regan. K. Skinner. S. Hooker. C. Jessup

Absent: J. Sicker

Excused: G. Bastian. F. Williams



Other Attendees: S. Myers. K. Hollis. H. Wightman

The meeting was called to order at 6:35 p.m. by Vice Chairman R. Hollis.

On a motion by G. Godshalk and seconded by R. Yanda, the minutes were accepted as corrected. The correction: P. 2, paragraph E. line 10 should read N.Y.S. Code (not cable).

Vice Chairman Hollis then turned the meeting over to L. Walsh and M. Kear for a program on strategic planning. Some of the major highlights follows. The total program will be the subject of a detailed report by L. Walsh and M. Kear.

1. L. Walsh first went over the ideas of values, vision goals and mission as described on our worksheets.

2. Next we established what we consider to be our important values. Some of these were rural country, fresh air and water, nature, lack of cities, the terrain, quality of life, confidence in each other, security, individuality, sense of community.

3. We then viewed a video called The Power of Vision by Joel Barker. One quotation from the film was: "Nations with a positive vision are powerfully enabled; nations without a vision are seriously at risk" Four characteristics of vision were presented as follows:

1. It is the role of leadership to develop a coherent, powerful vision.

2. Visions must be shared by their team and the team must agree to support it.

3. A vision, in order to be successful, must be comprehensive and detailed.

4. The vision must be positive and inspiring.

After further discussion and brainstorming, the Planning Board developed the following vision statement:

The vision for Allegany County is people working together to achieve prosperity through embracing education, technology, opportunity and initiative while valuing the uniqueness of our individual towns and villages.

Values Statement: Our values are rooted in our sense of rural community with respect for both nature and the uniqueness of our towns and villages.

Following a brief recess for refreshments, we then watched a second video by Joel Barker called Paradigms. Some major ideas in the film were:

1. Paradigm was defined as a pattern or a model: sets of rules and regulations which establish boundaries. The rules and regulations then tell us how to be successful within those boundaries. One important quotation from the film was: "When a paradigm shifts, everyone goes back to zero." Six key ideas on paradigms were described as follows:

1. Paradigms are common.
2. Paradigms are useful.
3. Sometimes your paradigm can become the paradigm. (called paradigm paralysis).
4. The people who create new paradigms are usually outsiders.
5. Those practitioners of the old paradigms who choose to convert to the new paradigm must be very courageous: trust in their own judgment.
6. You can choose to change the rules and regulations.

After the second film, M. Kear led us in a SWOT analysis (Strengths, Weaknesses, Opportunities and Threats) for our county. From this we brainstormed, discussed and finally developed the following mission statement.

Mission Statement:

The mission of the Allegany County Planning Board is to provide a framework for planning, visionary leadership resulting in a common direction for the county, to seek funding and to provide guided support for each community's efforts.

Adjournment - On a motion by C. Ackley, seconded by R. Stuck, the meeting was adjourned at 10:25 p.m.

Addenda: Additional information pertaining to this meeting will be contained in a report by L. Walsh and M. Kear.

Respectfully submitted.

A handwritten signature in cursive script that reads "Lee G. Dibble". The signature is written in dark ink and is positioned above the printed name and title.

Lee G. Dibble
Secretary

Planning Board Minutes: 3/20/96

Present: C. Jessup, L. Dibble, R. Hollis, B. Dibble, M. Kear, County Planner, G. Godshalk, C. Ackley, L. Walsh, P. Regan, John Margeson - representing John Walchli

Excused - S. Hooker, R. Stuck

OCT 17 1996

Absent - G. Bastian, K. Skinner, R. Yanda, J. Sicker, F. Williams

Guest - K. Hollis

I. The meeting was called to order at 7:35 P.M. by Chairman Jessup.

II. The February minutes were approved as corrected on a motion by R. Hollis and seconded by B. Dibble. The correction was: #6 (Page 3) last sentence should read: "It was reported that the lake surface of the swamp at Swain was so large that the evaporation rate would make it impossible to support a lake of that size."

III. Correspondence:

A. M. Kear reported a request for an inter-agency review from STW for the city of Allegany for a loan/grant of \$985,000. The purpose is to build Jandrew's Farm and Home Center = to refinance and do improvements. On a motion to send a letter of no objection to the intergovernmental review from STW, made by R. Hollis and seconded by P. Regan; motion carried.

B. C. Jessup reported a request for a zoning variance from the Almond Town Board of Appeals for a business owned by Randy Gillette. A hearing has been scheduled for 3/27/96 at 7:00 p.m. in the Almond Town Hall. A motion to send a response of no objection to the application for this variance was made by R. Hollis, seconded by B. Dibble; motion carried.

L. Walsh questioned why reviews for Cattaraugus County are done. M. Kear reported that there might be land use impact in Allegany County or that we may have the same kind of business. It is also a matter of courtesy and it may impact state highways, subdivisions or land use management. The difference between special use (occupation) and variance (buildings) was also noted.

C. M. Kear announced an April 19th conference in Syracuse by the Onondaga County Planning Federation. Purpose of the conference is to Identify Relationship Between Land Use Development and Economic Development Strategies. Featured speaker - Planner: Andres Duany. If interested, call Lorene Porillo at #315) 471-2181 or Cathy Clark at (315) 435-2611.

D. C. Jessup distributed copies of:

1) Entrepreneur's Group of Thirteen Suggestions

2) Letter sent on behalf of the Planning Board in support of Wellsville's proposal to locate the War Planes' Museum at their airport.

E. M. Kear reported on a letter from the Manufactured Home Association concerning the concept of modern housing. They want the county to become more pro-active on these types of housing projects. This group will come to a meeting, highlight better projects, will work with towns and villages on zoning ordinances, devise ordinances to eliminate single-wide mobile homes/develop ordinances to allow only double-wides. C. Jessup suggested opening up that meeting to all zoning and planning boards from all county municipalities. M. Kear noted that there is a big difference between the national code and the N.Y.S. code with the national code being more stringent. C. Jessup further noted that this is information which we (Planning Board) and the municipalities need. L. Walsh asked if loans are available to do rehabilitations. P. Regan related the experiences of a Buffalo couple who put up a nice home, neglected to buy the neighboring lot and then had three mobile homes locate there. A program for the May 15th Planning Board meeting to last about one hour was suggested. All towns and villages will be invited to send representatives. M. Kear will take care of notices and announcements.

IV. Reports:

A. G. Godshalk reported that the N.Y. Application of Evaluation Branch of the Corps of Engineers apparently lost his original letter but will send a reply in two weeks.

B. Town meetings

1) A presentation was made in Belfast on 3/11/96 by C. Jessup, R. Hollis, M. Kear, P. Regan, B. Dibble and others. No response has been received yet. This was the twenty-third such presentation made to towns and villages.

2) M. Kear has received a reply from the Town of Granger. They followed M. Kear's outline line by line.

3) M. Kear can now provide a new checklist for towns at these meetings. The use of a pocket recorder for council members' comments was suggested.

4) P. Regan suggested going over the outline and asking for responses as well as sending the information to all town board members.

5) The next meeting will be with the Village of Alfred Planning Board on April 4, 1996 at 7:30 p.m. in the Municipal Building on Shaw Road.

C. B. Dibble reported on the need for a fiber optics link to provide transmission of video and high speed data from Rochester to Cornell to Alfred University and Ag Tech, the Friendship EDZ and numerous other locations throughout the county. This would tie Allegany County into the Internet. Frontier is considering using RG & E poles to access the area. P. Regan's Planning and Development Committee will hear a presentation this Friday (March 22).

D. L. Walsh reported that Dresser-Rand has video conferencing. P. Regan commented that it was good for learning situations but not for meetings and is impossible for executive sessions. B. Dibble noted there are wide differences in equipment. G. Godshalk asked how the county could entice somebody to wire the whole county. P. Regan noted that deregulation could help with that. The main question is how will we prevent the same fracturing (when wiring for fiber) that we now have with telephones. How do we get one area code? Frontier is currently contacting potential customers and are close to justifying the expense. Other observations noted the need for having one common carrier and that the price must be right for customers to select one particular carrier.

E. L. Walsh noted that we have the environment for telecommuters and that we need cheap cable, better shopping opportunities, more restaurants, more culture, more businesses and more low-end jobs (housekeepers, gardeners, etc). L. Walsh further noted that we need a plan first. To accomplish this we need to look at how other towns are marketing themselves to others. We could use the diversity between our towns and villages in a brochure and use this idea as an asset in promoting the county. These ideas led to a discussion on planning tools, the use of a computer matrix which enables us to look at strengths and weaknesses. Other comments on the use of planning tools included the following.

1) Both L. Walsh (Dresser) and M. Kear (Planner for Allegany County) have this computer capability.

2) R. Hollis suggested inviting two or three towns to these sessions (to facilitate their input for the Master Plan).

3) "We don't all have to be alike" but we do need to work toward a common goal.

4) First, the Planning Board needs to have an idea of how this planning is done. Then we can select the action items to be addressed.

5) C. Ackley remembered a 1973 Kingsley Study which was done for Wellsville.

6) Yates County spent \$80,000 for a plan which was never adopted. We have used Onondaga County's approach in formulating a master plan.

7) We are handicapped by everybody's lack of time, since we are all volunteers with other full time responsibilities.

8) It was agreed to devote next month's meeting (April 17th) to becoming familiar with these planning tools and options. Meeting will start at 6:30.

9) C. Jessup noted that going to town and village meetings has resulted in good communication and has met with good reception.

10) G. Godshalk noted that the image of the Planning Board has changed and he appreciates all the effort which has gone into this.

F. 1) B. Dibble reported on a visit by Angie Chud of the Western Region of the N.Y.S. Horse Council. This group has volunteered to help build horse trails in the county. This group has previously donated time and money in building horse trails at Allegany State Park where they no longer feel welcome.

2) B. Dibble reported on three resolutions which will be voted on at the next regular meeting of the County Legislature. The three resolutions are as follows:

a) An Agriculture Exemption for horse boarding.

b) The county to act as agent to apply for money (from snowmobile registrations) for building and maintaining snowmobile trails, signage and maps, etc.

c) A Route 408 extension from Route 390 at Mt. Morris to Route 17 exit at Belvidere.

3) B. Dibble further reported on Jerry Ferris's snowmobile perimeter ride around N.Y.S. Allegany County extended Jerry a warm welcome, conducted him across the county and helped him to ling up with a delegation near Arkport in Steuben County.

G. M. Kear noted that ATV enthusiasts would help with trails. B. Dibble noted that numerous trails are in various stages of planning and usability, i.e. the River Trail, the possible Canal Trail and the fact that Allegany County is in the Open Space Plan which is part of the EPF (Environmental Protection Fund).

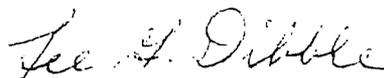
H. R. Hollis reported that there are 37,500 private organizations that fund grants.

I. L. Walsh noted that Amo Houghton's Corning foundation has helped development in the Southern Tier and that it might be possible to apply for a planning grant.

J. Reminder that the annual Planning Board picnic is in July.

V. Adjournment - On a motion by C. Ackley and seconded by R. Hollis, the meeting was adjourned at 9:10 p.m.

Respectfully submitted,



Lee G. Dibble
Secretary

May 15, 1996
 Planning Board

I. Present: R. Hollis, S. Hooker, B. Dibble, L. Dibble, F. Williams, M. Kear, C. Ackley, J. Sicker, R. Yanda, L. Walsh, R. Stuck, P. Regan

Excused: C. Jessup, G. Bastian *G. GODSHALK*

OCT 17 1996

Absent: , K. Skinner

Guests: S. Myers - County Legislator; K. Hollis *J. Margen*

1) In the absence of Chairman C. Jessup, the meeting was called to order by Rick Hollis, Vice Chair, at 7:05 p.m..

2) Minutes: On a motion by B. Dibble, seconded by L. Walsh, the minutes were approved as corrected. Correction: Add proposal before the Vision, Values and Mission Statements on Page 2.

3) Correspondence:

A) R. Hollis reported on a letter from NYS-DOT Commissioner Daly re: Extension of Route 408 would cost \$20-25 million. The extension of Route 243 to Garwoods would cost \$40-45 million. This would also involve a major bridge across the Genesee River. A four-lane from Mt. Morris would cost \$100 million. B. Dibble commented that the bridge alone would cost \$2.5 million. There is twenty-four miles of road on Route 243 which would involve some acquisition of property. The resolution for the extension of Route 408 will be redone as a two-lane road. It would be desirable to work up an ARC (Appalachian Regional Commission) grant for the bridge for the two (2) resolutions and then work with the NYS-DOT. McKinley law of 1936 refers to this road as a state road to Dalton. The first six (6) miles are paved. It may be legally referred to in said legislation to build the road. Letters of support from Olean, Nunda and Mt. Morris are desirable. Mike Kear noted that Route 15 is a designated ARC highway.

B) B. Dibble reported that the county is actively pursuing registration monies for trails, signage, maintenance, maps, etc. This has been a state law since 1980 but Allegany County has never asked for money. There is now a resolution enabling Mike to apply for said monies. B. Dibble also reviewed the Jerry Ferris perimeter ride around NYS. We are part of the lower corridor route plus there are other routes throughout the county to connect trails in Pennsylvania, Wyoming County, Erie County, Cattaraugus County and Steuben County. The county will act in behalf of all the towns; the money will go to the Snowmobile Federation which will then disperse it to the various (snowmobile) clubs. There is a proposed \$1 million insurance policy.

4) Planning Strategy Document - In the absence of Chairman C. Jessup, Vice Chair, R. Hollis, asked for a motion to table work on the Planning Strategy Document. A motion to table was made by S. Hooker, seconded by R. Yanda, carried.

5) Ag District #1 - R. Hollis asked that a parcel owned by him and rented to Bennett Brothers be added to Ag District #1.

6) Topics of Information -

A) B. Dibble reported that William Muldoon will be inducted into Boxing Hall of Fame in June. This is the first time that an Allegany County native has been inducted into a major sports Hall of Fame.

B) The Budweiser Clydesdales are coming to Cuba Dairy Week, June 3rd - 10th, 1996.

C) Laurie Heithoff is a resource person on land use planning and zoning.

D) Cattaraugus County has a list of all town and village planning boards, their meeting times and a form for referrals from the town and county.

E) Connie Beckman is a resource person on telecommunications for high speed data and interactive video.

F) A letter was sent to all Town Supervisors, Town Planning Boards, Town Clerks, Building Code Officers and local planning boards re: the program on manufactured housing.

7) Program - Steve Hooker: Manufactured Housing

Steve first presented a slide program detailing the history, growth and changes in mobile homes starting in the 1930's. Trailers started in 1936, were six feet wide, 12 feet long and had a leather exterior. These were built in Elkhart, Indiana, which is still the base for the mobile home industry. Subsequent slides denoted changes: for example - bathtubs, eight foot wides, running water, electricity, ten foot wides (1950's), aluminum siding, crank-out windows, skirting, ten-foot wides (1960's), construction of mobile home parks etc. Steve informed us that mobile home parks are rated by National Mobile Home Magazine. Later changes in the 1960's and 1970's included additions on homes, twelve-wides, two and three bedrooms, etc. In 1976 the HUD standards were established. These included specifications on water lines, electric wiring, insulation, size of windows, insulation underneath, storm windows, pitched roofs, etc. The result was that prices went up and some manufacturers dropped out. Various statistics on the number of units manufactured and requirements for setting them on blocks or concrete pads with tie-down were also detailed by Mr. Hooker. Allegany County receives the sales tax for these (which 60% is taxable). This is based on where point of use is. These homes are subject to property taxes. The costs of a mobile home is \$56.00/sq. ft. compared with a stick built (traditional construction) home at \$97.00/sq. ft. Since 1995, additional insulation, thermopane windows, insulated doors, etc. make these more efficient than stick-built homes.

Steve then showed a video on how Ritz-Craft Modular Housing is produced. This business is located at Mifflensburg, Pa. The video depicted the affordability, versatility in floor plans, the quality and the opportunity to work with business partners.

8) Subsequent comments on Manufactured Housing Program

A) J. Sicker noted that Allegany County has missed an opportunity to build a retirement community based on this concept.

B) Lewis Homes (located at Level Acres, Wellsville) will do Allegany County a good service. They set one hundred (100) homes last year.

C) J. Sicker asked what we should do to get rid of old trailers. M. Kear noted that some are used as storage buildings.

D) Steve Hooker reported that there is 25-30 years before there is need for any renovation or upkeep and that the resale value is staying where it is or going up. Banks are financing double-wides up to thirty (30) years and single-wides up to twenty (20) years.

E) Local code enforcements and local zoning laws must change program.

F) There is no salvage for getting rid of old trailers. Possibly a rural beautification grant could be obtained to get rid of them.

G) Most localities will not allow homes without the HUD sticker. Technically, the new homes are very safe.

9) Town Meeting schedule - Ward, Willing, Angelica and Clarksville are still to be visited. The Planning Board representatives will plan tentatively to visit Willing on June 10th at 7:00 p.m. and Clarksville June 13th at 7:00 p.m. This is subject to confirmation with C. Jessup. Possible backup will be at Angelica.

10) Adjournment - On a motion by C. Ackley and seconded by S. Hooker, the meeting was adjourned at 8:25.

Respectfully submitted



Lee G. Dibble
Secretary

Present: C. Jessup, R. Hollis, L. Dibble, B. Dibble, L. Walsh, S. Hooker, R. Yanda, P. Regan, M. Kear

Excused: C. Ackley, F. Williams, G. Bastian, G. Godshalk

Absent: J. Sicker, R. Stuck, K. Skinner

Guest: S. Myers

SEP 20 1996

J. Margeson

1. The meeting was called to order at 7:30 p.m. by Chairman C. Jessup.

2. Minutes - On a motion by R. Hollis, seconded by B. Dibble, the minutes of the May 15, 1996 were approved with one correction - should read signage; maintenance #3B - 2nd line

3. Correspondence

A. M. Kear reported on an inter-agency review request from STW. This was an ACCORD application for \$824,250 through HUD on a care program for the homeless and domestic violence victims for about 100 families in collaboration with existing service agencies. On a motion by R. Hollis and seconded by P. Regan, a letter of support for this project will be sent.

B. M. Kear reported on a scoping fact sheet from the Army Corps of Engineers asking all public agencies concerned for comments on all work they did on the river after the January '96 flood. This work included rip-rap, channel widening and deepening construction of levees and embankments in the area around Wellsville. The Corps has indicated they will construct a sheet pile wall above Dyke Creek and embankments around the Wellsville Country Club. Pat Regan will meet with Jerry Martin (WCC grounds keeper) and Mike Kear re: work on the river in Wellsville Country Club environs. A letter of support for this project with a specific reference to encompass the Wellsville Country Club area will be sent. Motion was made by R. Hollis and seconded by B. Dibble; carried.

C. It was reported in the Grants Action Newsletter that a rural New York grant program is available. Applications for a planning grant and seed money for starting a land trust are two possibilities.

D. C. Jessup reported that G. Godshalk had received a reply re: Keaney Swamp. The response was that the review would be "rigorous and exhaustive" and that "approval was unlikely given the magnitude of possible impacts to wetlands". "Wetlands of this size and quality are scarce on a regional basis". C. Jessup suggested that we wait for further word from G. Godshalk before taking any action.

4. Reports

A. M. Kear and C. Jessup reported that no town/village meetings have been held due to scheduling and personal calendar conflicts. Next month (July) they will meet in Willing on July 8, 1996 at 7:00 p.m. and at Belmont on July 16, 1996 at 7:30 p.m. with the Towns of Ward and Clarksville and possibly Angelica. Everyone concerned will be notified in writing once the meetings are confirmed.

B. B. Dibble reported that the Snowmobile Federation grant application for trail development, maps, signage, etc. included requests for 400 miles of trails and a total of \$43,000. The decision on this application is due in September. B. Dibble also reported on the resolution to extend Route 408 as a two-lane highway from Transit Bridge to Dalton and the extension of Route 243 from Route 17 to Route 390. A telecommunications meeting was held with STW on June 14, 1996, and while we did not receive funding for the Canal Trail, it is expected that the Governor will announce the purchase of the RG & E right-of-way for the Greenway in the near future - possibly in two weeks.

5. New Business

A. The annual Planning Board picnic is scheduled for July 16, 1996, at 5:30 p.m. at the Angelica Conservation Club. County Historian, Craig Braack will present a slide program on Allegany County architecture. Invitations will be sent to Planning Board members, the Economic Development Advisory Board, all County Legislators and all active Zoning and Planning Boards within the county. All State Assembly persons and Senator Present will be invited. All spouses of the above are included in these invitations. Menu will be a dish to pass with beef-on-weck and soft drinks supplied by the Planning Department. RSVP's are to go to M. Kear.

B. Traditionally - there is no August meeting.

C. A program on codes enforcement with Billy Braun originally scheduled for September will be deferred until later. A tentative program on telecommunication may be scheduled.

D. S. Hooker volunteered to do his program on manufactured housing for other groups. He will also do it again for the Planning Board, Zoning Boards, Town/Village Planning Boards, etc. No mailing for the previous presentation appears to have gone out as there was no response.

E. Darlene Bainbridge, CEO Cuba Hospital, was introduced and spoke briefly. She stated that she had come to the meeting in ~~order~~ to get an idea of what is going on in the county and to report that in order for the Cuba Hospital to survive that it must reconfigure its services. The focus will be on geriatric medicine and they will request an additional thirty (30) more long-term care beds. Acute care will continue along with their rehab services. Full service acute care will continue at larger facilities; i.e. Olean General. The Cuba facility will be looking for support from the county. S. Myers suggested that they consider rehab care for younger patients. Lab and x-ray departments will remain there. The goal is to define what the community needs access to. Cuba and Olean have an EACH-RPCH agreement; the advantage being volume purchasing. They will focus on preserving rural health care in Allegany County. B. Dibble suggested that the Master Plan should dovetail with a Health Care Plan. D. Bainbridge reported that she had visited Dr. Menhoff at the Tri-County Hospital in Gowanda about the need for a dental clinic that will accept Medicaid patients. There are grant funds available and it may be viable for Cuba Hospital to get involved with that.

F. B. Dibble reported that the Carson and Barnes five-ring circus would put on two performances in Angelica at the fairgrounds on August 25, 1996.

6. Work Session re: Values and Vision Statements, SWOT Analysis and Action Plans

L. Walsh reviewed these and pointed out the high impact threats and opportunities and the need to make a plan. The steps, tasks, persons responsible, timelines, milestones, status updates and the need for marketing paradigm shifts were outlined along with the need to get communities to focus on these ideas. Tasks were identified as follows:

1. Obtain grant money and identify other sources of money.
2. Sell the plan by talking to the towns.
3. Revisit the towns to provide visionary leadership; i.e. show them how to do a plan then ask them to help us by telling what they want.

Comments generated from this analysis were as follows:

1. Elections have changed town boards. We want their stamp of approval.
2. Zoning will filter into the plan but many will resent the idea.
3. S. Hooker observed that we need to show more enthusiasm; people tend to be followers and we need to be leaders. We can't go to the towns enough.
4. We need to publicize any success!
5. Why not do a survey at the Fair? This will help us determine who our customer is.
6. C. Jessup observed that selling the plan is 90%.
7. P. Regan suggested having the survey heavily weighted toward selling the plan.

7. Designing and Implementing the Survey

A. Six or seven survey questions will ask what the respondents want.

B. Results will be compiled for the towns and villages.

C. A daily prize for doing the survey will be awarded via a raffle. Said prize will be a coffee mug with the county motto on it.

D. A sub-committee was appointed to facilitate getting the survey written, purchasing the mugs, getting raffle tickets, etc. Members of this sub-committee are M. Kear, L. Dibble, P. Regan, S. Hooker and L. Walsh.

E. C. Jessup will have final approval of survey question content.

F. The first draft is due July 3, 1996 and printing deadline is July 10, 1996.

G. Question topics are: natural resources, telecommunications, small vs. large industry, education, tourism, town and/or village individuality and the need for planning.

H. Stickers saying "I'm proud to live in Allegany County" will be given to each person completing a survey questionnaire. S. Hooker took on this task.

I. C. Jessup will present the results of the survey at a Board of Legislators' meeting.

J. C. Jessup will provide appropriate press releases for the newspapers.

8. Adjournment

On a motion by S. Hooker and seconded by R. Hollis, the meeting was adjourned at 9:50 p.m.

Respectfully submitted,



Lee G. Dibble
Secretary

NOT
APPROVED

NOV 1 1996

PLANNING BOARD MINUTES
9/18/96

J. Margison

Present: C. Jessup, R. Hollis, L. Dibble, C. Ackley, S. Hooker, M. Kear, G. Bastian, R. Stuck, B. Dibble, J. Sicker, P. Regan

Excused: L. Walsh, R. Yanda

Absent: K. Skinner, F. Williams, G. Godshalk

Guests: S. Myers, M. Bastian, K. Hollis

Call to Order

I. The meeting was called to order at 7:35 p.m. by Chairman Jessup.

II. Minutes: On a motion by R. Hollis, seconded by B. Dibble, the minutes of the previous meeting (6-19-96) were approved as presented.

III. Correspondence:

a) M. Kear read the notice of a workshop on the siting of cellular towers to be held on 9-24-96 in Cattaraugus County. M. Kear will be unable to attend.

b) M. Kear notified the Planning Board of a New York Planning Federation Conference to be held in Syracuse from 9-29-96 thru 10-2-96. M. Kear will attend on 10-1-96 and has the full agenda if others are interested.

c) M. Kear informed us of pending legislation to license planners. This license would require a \$200 fee and two years or more experience in planning. Some professional planners are opposed to it. This will be a topic at the October conference. If this bill is passed, no documents will be accepted unless the planner is certified. It will also drive up salaries. On M. Kear's recommendation and a motion by S. Hooker, seconded by R. Hollis, and passed, a letter will be sent to the bill's sponsor in the Assembly saying that we are not in favor of this legislation that we regard it as a step backward for planning. M. Kear will write the letter. Copies will be sent to David Church, Senator Jess Present and Assembly members Pat McGee, Tom Reynolds and Jerry Johnson.

d) Chairman C. Jessup informed us of a letter of invitation from the Allegany County Development Advisory Board to meet with them on 10-16-96 at 9:00 a.m. at the Belmont Court House. The purpose of the meeting is to review economic development efforts in the county and to discuss strategy for better coordination and communications endeavors. M. Kear, L. Dibble and C. Jessup (if his schedule permits it) will attend this meeting.

IV. Reports:

A. G. Bastian distributed copies of a report from the Entrepreneurs' Association containing their observations and suggestions for Allegany County growth and development. G. Bastian explained that this report was a compilation of the Entrepreneurs' ideas and suggestions that had then been further refined and ultimately put into report form by M. Bastian. Considerable discussion centered around the suggestion for regular flight service from the Wellsville Airport. This could possibly be a regularly scheduled charter service to connect with commercial flights at peak times in such airports as Buffalo and Rochester. It was suggested that a questionnaire be circulated to all businesses, schools, etc. to see if there is any interest in this. G. Bastian has had some preliminary talks with Gary Barnes, Mike Mead and the Twombly Brothers on this. They expressed some interest if the service was subsidized. G. Bastian and J. Sicker will establish some further dialogue with G. Barnes and M. Mead to look at the possibilities for scheduled charter service. J. Sicker observed that the Res. Transportation Program wants to improve the isolation aspect and improve transportation and communication in rural areas. This could tie into search and rescue aircraft needs.

B. Planning Board Survey (conducted at Allegany County Fair - B. Dibble reported that 1083 persons, all voting age adults had responded. This is approximately one of every thirty-five people in the county. P. Regan observed that inclusion of the comments makes the survey more meaningful. Data relevant to each particular town will be sent to those towns and a copy will be sent to the Fair Board. M. Kear reported that he had discussed the survey at a Town of Independence meeting. They had found the survey to be interesting and worthwhile. B. Dibble stated that the survey needs a summary document to explain what it means. M. Kear, L. Dibble and P. Regan will work on this summary. Many more comments and discussion relevant to particular questions on the survey ensued. Some of these included the observation that people seem to be looking for planning and the fact that we are not trying to tell people what to do; we are asking for their opinions. L. Dibble urged the Planning Board to do a repeat survey next year.

R. Hollis stated that the number of comments on tourism would support the hiring of a full-time tourism director. The survey results were compiled by Rick and Kate Hollis. To compensate them, a motion was made by L. Dibble, seconded by S. Hooker to replace their Laser Jet #3 toner cartridge which was used up in the printing of the survey. Motion carried.

V. Old Business - none

VI. New Business:

STACHURA.

A. S. Myers invited all planning board members to meet the new circuit rider, Fred ~~Stoebura~~, on 10-23-96 at 7:00 p.m at the elementary school for a round table discussion. There will also be an Open House from 5:00 p.m - 7:00 p.m. on 10-25-96 at the Hornell American Legion. If anyone wants to go, notify the Mayor of Wellsville.

B. October's Planning Board meeting will include Steve Hooker's program on manufactured housing ("Low Cost Manufactured Housing - A New Approach For Allegany County's Future"). C. Jessup asked for suggestions on how to publicize this presentation. Ideas included the following:

1. Ask Jesse Case and John Walchli to put it on the Wellsville Cable TV channel
2. Invite real estate agents
3. Invite assessors
4. Ask all Town Board members - M. Kear will get labels
5. Put notices in newspapers
6. Issue press release
7. P. Regan and S. Hooker will attempt to get on the radio program Contact 790; tentatively scheduled for 10-14-96
8. Contact SMAAC; their meetings are the 4th Thursday
9. Print a flier
10. Contact Hornell Radio: Kevin Doran

Comments included: J. Sicker noted that the aging population needs cheaper housing. Investors who wish to construct campuses or clusters will make money. These can be subsidized for low or medium income people. S. Hooker noted that the goal is to bring what manufactured housing was in the 1950's up to what it can be today. R. Stuck reported that the state is now saying that there will be no changes or amendments without a comprehensive written plan. M. Kear, C. Jessup and S. Hooker will meet on 9-23-96 at 10:00 a.m. in Belmont to put together a flier and coordinate publicity for this event.

C. B. Dibble suggested that the program on land use planning with Matt Perkins, Bill Pulos, etc. be rescheduled.

D. B. Dibble reported on Governor Pataki's announcement that the state has purchased the R.G. & E right-of-way. This is known as the Genesee Valley Greenway while the thirty-mile segment in Allegany County is called the Canal Trail.

VII. Adjournment:

On a motion by R. Stuck and seconded by P. Regan, the meeting was adjourned at 9:10 p.m.

Respectfully submitted,



Lee G. Dibble
Secretary



DEC 6 1996

NOT
APPROVED

Planning Board: 10/16/96

Present: C. Jessup, L. Dibble, R. Yanda, R. Hollis, S. Hooker,
M. Kear, F. Williams, C. Ackley, G. Godshalk, B. Dibble, P. Regan

Excused: L. Walsh, R. Stuck

Absent: G. Bastian, J. Sicker



Guests: E. Sherman, A. C. Legislator, C. Corkey, A. C.
Legislator, D. Gresham, T/Wellsville Planning Board, Jerry
Carpenter, T/Wellsville Planning Board, George Colby,
T/Wellsville Planning Board, Ed Mearsdorf, Councilman/Amity,
Betty Hooker, Gerald Hooker, Michelle L. Norton, Kate Hollis

- 1) The meeting was called to order by Chairman Jessup at 7:32 P.M.
- 2) Minutes: On a motion by R. Hollis, seconded by S. Hooker, the minutes were accepted as corrected: The circuit rider's name is Fred Stachura, Part VI, Paragraph A, 2nd line.
- 3) Program: "Low Cost Manufactured Housing - a New Approach For Allegany County's Future" by Steve Hooker. Steve has worked in all aspects of the mobile housing industry. His program consisted of slides with narrative covering mobile housing from 1936 to the present. Affordability, laws, restrictions, variety of designs and floor plans, HUD regulations and the latest improvements were all included in Steve's presentation. The conclusion of the program consisted of a video depicting the actual manufacturing process for new manufactured houses. How the houses are installed and set up was also depicted. Steve then described a pamphlet from NCSBC which describes what should be done when a mobile home is put together. Guidelines are available to towns and code changes and code enforcement were also discussed. Many members of the audience then asked specific questions.
- 4) Adjournment: On a motion by B. Dibble, seconded by S. Hooker, the meeting was adjourned at 8:30 p.m.

Respectfully submitted;



Lee Dibble
Secretary

Margeson

NOT
APPROVED

Planning Board Minutes: 12/18/96

Present: C. Jessup, L. Dibble, M. Kear, B. Dibble, C. Ackley, G. Bastian, F. Williams, S. Hooker, R. Hollis, R. Stuck

Excused: G. Godshalk, L. Walsh

FEB 20 1997

Absent: K. Skinner, J. Sicker, R. Yanda

Guests: S. Myers - County Legislator; E. Sherman - County Legislator; K. Hollis

1. The meeting was called to order at 7:30 p.m. by Chairman C. Jessup.

2. Minutes: On a motion by R. Hollis and seconded by S. Hooker, the minutes were accepted as presented.

3. Correspondence:

A. M. Kear reported on a Southern Tier West (STW) Regional Review from the Town of Wellsville re: Wellsville Municipal Airport for snow removal and improvements for the taxi lane and apron. Total amount is for \$4,800,000. Monetary breakdown is Federal \$4,320,000; State \$240,000; other \$240,000. G. Bastian commented that FAA funds are derived from taxes paid on aviation fuel. On a motion by G. Bastian and seconded by B. Dibble, which was approved, the Planning Board will send a letter of support to STW for this project.

B. M. Kear reported on a proposal from Andover Country Estates for twelve units, one bedroom apartments for senior housing. Area of impact is Andover. Total amount is for \$675,000. (Monetary breakdown is Federal \$125,000; State \$200,000; Applicant \$350,000. A motion to send a letter of support for this project was made by R. Stuck, seconded by R. Hollis and carried.

C. With reference to a proposed change in the zoning code in the Town of Alfred, Chairman C. Jessup, because of a possible conflict of interest, requested that Vice-Chair, R. Hollis conduct this portion of the meeting. With R. Hollis acting as Chair, C. Jessup was asked to give a brief explanation of the background history of the creation of the Light Industrial Park know as Sugar Hill. C. Jessup reported that this project was given impetus by the construction of the Ceramics Incubator and that they are in the process of obtaining a NYS-DOT Grant to redo the road. The EIS has been accepted and they have their own

water supply from wells. On a motion by B. Dibble, seconded by C. Ackley and carried, it was agreed that the Planning Board would send a letter of support for this project. At the conclusion of this piece of business, Vice-Chair R. Hollis stepped down and Chairman C. Jessup again carried on the conduct of the meeting.

D. Memorandum of Understanding. To formalize cooperation, make referrals and enhance communication between various entities, a proposed Memorandum of Understanding was forwarded to the Planning Board from the Allegany County Department of Development. Several members of the Planning Board questioned the purpose and the long range intent of this document. Some of the questions raised and relevant comments are listed below:

1. Is the IDA one of the agencies being asked to join in signing this document?

2. "The Planning Board doesn't have anything to do with economic development strategies".

3. "The Planning Board does these things anyway". (i.e. cooperate, communicate, etc.). The wording is all one way - states that we will cooperate with them.

4. Has the County Board of Legislators approved this? (Of the three county legislators present, none of them had seen the document previously).

5. "We need to see the operational plan for this document".

6. "Has the Memorandum been reviewed by the County Attorney?" The Planning Board is a statutory body and the legalities of this document need to be examined. We also need copies of what we are agreeing to.

Because of the questions and concerns detailed above, R. Hollis made a motion to table action on this Memorandum. The motion, seconded by F. Williams and R. Stuck, was carried.

E. We received a notice from the Canisteo Valley Regional Planning Board re: NYSEG deregulation within the state. Meeting was scheduled for 12/19/96 at 7:00 p.m. in the NYSEG building in Hornell.

F. M. Kear reported on a request from the Town of Wellsville Planning Board for a letter of support for their own master plan to be developed jointly with the Village of Wellsville. A motion to send said letter of support was made by S. Hooker, seconded by F. Williams and carried. A suggestion was made that they apply for a planning grant (for up to \$5,000) thru David Church.

4. Guests & comments related to manufactured housing

A. S. Myers, in a reference to the November Planning Board Minutes, commented that her conversation re: low paying jobs in manufactured housing was part of a discussion that took place several years ago.

B. S. Hooker reported that he had looked into the possibility of having manufactured housing businesses locate in New York State. In general, these businesses are unwilling to do so because land taxes, utility costs, workmen's compensation payments and wages are all too high.

C. S. Hooker will go talk to the N.Y.S. Buyer's Group which is reportedly looking at locating a plant in N.Y.S.

D. E. Sherman commented on the affordability of manufactured housing and his impressions of a manufactured housing facility near Selingsgrove, Pa.

E. Chairman C. Jessup asked what would be the initial investment to set up a plant for manufactured housing. R. Stuck commented that Charlie Kaltroff (ACCORD) has a manufactured housing business plan and that capitalization to turn the money around was the main problem. M. Kear reported that he had talked previously with Carl Peterson (E & T) and Joan Sinclair (EDZ Chair.). They stated that the greatest requirements were for capital and skilled labor.

5. Reports:

A. M. Kear reported that Ag. District #2 (the largest in Allegany County) is up for review. Ag District #2 originated in 1989 and this is the first, eight (8) year review. This is a legal procedure involving advertising a thirty (30) day comment period. Ag. District #2 is located mostly in Hume, Granger and Caneadea primarily in the valleys with some uplands and is very fertile. There is one request from NYS-DOT to withdraw a 5.61 acre parcel (#65-1-12.5) in Caneadea as they want to build a new maintenance facility. The Cartwright family wants some of its

lands included in Ag. District #2. However, those lands conform more nearly with Ag. District #1 in Hume, Grove, Birdsall, Granger, Caneadea and Allen. R. Stuck commented that neighboring property owners should be notified of these Ag. District changes. M. Kear stated that he had a database of all property owners and acreages. M. Kear stated that legal notices are sent to all the towns. M. Kear explained that the Planning Board is asked to review Ag. Districts for the following reasons:

(1) Is it in keeping with the county growth plan?

(2) Does it comply with general land patterns in Allegany County?

(3) Is it a viable agricultural area?

Three motions were made and passed re: Ag. Districts #2 and #1.

(1) A motion to allow the NYS DOT to withdraw the acreage it requested was made by R. Hollis and seconded by S. Hooker; carried.

(2) A motion stating that Ag. District #2 complies with the general land patterns of Allegany County and is a viable agricultural area was made by F. Williams, seconded by B. Dibble; carried.

(3) A motion for the inclusion of the Cartwright property in Ag. District #1 (not in Ag. District #2) was made by B. Dibble and seconded by R. Hollis and S. Hooker; carried. This is to be done with the Cartwright family's approval that they will be part of Ag. District #1 and not in Ag. District #2.

B. M. Kear reported that a task force for Ag. Districts will be part of the Ag. Land Protection Plan. M. Kear is working with Fred Sinclair and Paul Westfall on this proposal. They are working on strategies for which \$50,000 is available if a plan is developed. Once a plan is developed, money is made available through the Department of Ag. and Markets and will become a part of the Master Plan. B. Dibble volunteered to work with M. Kear on this.

C. M. Kear reported on his attendance at a meeting on 12/18/96 in Buffalo on the Clean Air and Water Bond Act. M. Kear noted that \$250,000,000. is available under various titles (i.e. clean water, landfill closings, etc.) and that \$75,000,000 for clean water projects under Titles 2 and 3 will be made available in the first quarter of '97. There will be workshops in January for local officials and projects are being sought in Region Nine (9). Municipalities should send letters of intent for projects as John Spagnoli could help get a project funded here. M. Kear wants to send a letter to the towns and villages and issue a

press release. Various Allegany County locations were discussed as probable sites for point source water pollution and possible consideration as projects. A motion to authorize M. Kear to send a letter to all municipalities and to issue a press release was made by Frank Williams, seconded by S. Hooker; carried. B. Dibble further suggested that these letters be sent to each member of the Town and Village boards. Additional questions about funding for sewer projects (i.e. in Canaseraga and to Swain, in Friendship, in Wellsville for the Morningside area, etc.) were also asked. Ed Sherman mentioned the water problem in the Village of Richburg (Town of Wirt). Willing needs three (3) impoundments for flood control and recreation. Because of the projected closing of Fish Kills, C. Jessup suggested sending a notice of possible dump laws to the towns. B. Dibble suggested sending this letter in the same packet as discussed above. These laws must be enacted at the town level - not the county. A general discussion on solid waste laws ensued.

D. M. Kear reported on his schedule for last month and work on the Master Plan. John Margeson was asked about staff support for word processing. The reply was that there is no staff support available at night but that Alice is available during regular office hours. R. Hollis suggested that the county should purchase a laptop computer for Planning Board use. M. Kear has gone to several committee meetings to request that remaining revenue in the amount of \$2,800 from STW for the storm water management grant be used for this purpose. M. Kear has a voucher for this money and expects to receive it in January, '97. Ed Sherman has talked to the Technology Committee about this and they will review the request. Mike's original computer (p.c.) was donated by RG & E largely due to the efforts of B. Dibble. However, that computer is too slow to effectively handle Mike's new software, particularly for graphics and mapping. Chairman Jessup, speaking for the Planning Board, encouraged Mike to keep trying.

6. New Business:

A. The Allegany County Planning Board annual dinner is scheduled for January 15, 1997 at 6:00 p.m. at Swain in honor of their 50th anniversary. Cost is \$11.00 per person with no charge for Planning Board members. Dinner will be a buffet in the Groomer's Dining Room with a slide show by Robin Smith to follow. A tour of the facility will be offered prior to the dinner. Mitch Osur, a ski shop owner, will also be part of the program. Invitations will be sent within the next week to the County Legislators, all county department heads, our three State Assembly Representatives (namely Pat McGee, Jerry Johnson and Tom Reynolds) plus our State Senator Jess Present.

B. B. Dibble announced that the Lost Nation Sled Dog Races are scheduled for January 4 and 5, 1997.

C. B. Dibble reported that a grant of \$24,990 for the developing of snowmobile trails, signage, mapping, etc. will be confirmed in writing (by the state) soon.

D. B. Dibble reported on his attendance at a conference in Rochester on 12/18/96. Allegany County is currently ineligible for \$120,000,000 for canal related projects in a H.U.D. program. B. Dibble is seeking to have Allegany County declared eligible.

E. M. Kear reported that he has been working at selling ads for the 1997 Tourism Guide.

7. Adjournment:

On a motion by C. Ackley, seconded by F. Williams, the meeting was adjourned at 9:18 p.m.

Respectfully submitted,



Lee G. Dibble
Secretary