

PLANNING COMMISSION

MINUTES

Regular Meeting of February 23, 2015

A regular meeting of the City of Cortland Planning Commission was held on Monday, February 23, 2015, at 5:15 PM in the Mayor’s Conference Room at City Hall, 25 Court Street, Cortland, NY.

Present: Commissioners Jeff Gebhardt, Jim Reeners, Denise Bushnell, Joe McMahon, Chris Ryan,

Absent: Comm. Raphael Felix, Troy Beckwith

Staff Present: Zoning Officer Bob Rhea, Secretary Shellie Blaisdell

**Item # 1 – 162 Tompkins Street – (Chris Sweeney) – SD – Storage Shed**

Chris Sweeney is requesting to put a 10’ x 12’ storage shed next to the Sunoco building to put supplies. It changes the footprint, decreasing green space (minor considering the size of the lot) in the service district. He spoke with neighbors who did not have an issue with the addition of the shed. The shed is a nice one, a non-permanent structure. There is no foundation and has runners in case it needs to be moved.

A Motion to approve the application as submitted for a storage shed was made by Comm. Reeners and seconded by Comm. Ryan.

Motion By: Comm. Reeners

Seconded By: Comm. Ryan

Approved: Ayes – 4  
Nays – 0

A request for an additional item to the agenda was requested. A prior applicant is re-submitting due to a move in the building from the original Site Plan Review Application request. With a motion from Comm. Ryan and a second from Comm. McMahon, the board unanimously allows the addition.

**Item #2 – 131 Port Watson Street – (Derek Withey) – GI – New building construction**

Derek Withey is representing his application which was previously approved however, the Zoning Board of Appeals did not approve the Area Variance needed so he is moving the location of the new building to the east property line – moving next to the pavilion building – to meet the buffer of the residential are. The placement is changed and the direction is 30 feet offset from the property line.

Established plantings in the buffer – there is no changes to the existing parking lot.

A motion was made by Comm. Ryan to approve the new application as presented and is seconded by Comm. Reeners with a recommendation to have additional down lighting in the back of the building.

Motion By: Comm. Ryan  
Seconded By: Comm. Reeners

Approved: Ayes – 4  
Nays – 0

**Approval of the January 26, 2015 Minutes**

A motion to accept the January 26, 2015 minutes with attendance correction (McMahon listed twice, Felix to add) was made by Comm. McMahon and seconded by Comm. Bushnell. Comm.

Motion by: Comm. McMahon  
Seconded by: Comm. Bushnell

Ayes – 4  
Nays – 0

**Adjournment:**

Motion by: Comm. Bushnell  
Seconded by: Comm. McMahon

Ayes – 4  
Nays – 0

**I, JEFF GEBHARDT, CHAIRPERSON OF THE PLANNING COMMISSION OF THE CITY OF CORTLAND, NY, DO HEREBY CERTIFY THAT SAID RESOLUTION(S) WERE ADOPTED AT A MEETING OF THE PLANNING COMMISSION OF THE CITY OF CORTLAND, NY, HELD ON FEBRUARY 23, 2015.**

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**JEFF GEBHARDT, CHAIRPERSON**