

**PLANNING ADVISORY BOARD**  
**Tuesday, July 11, 2023**  
**FINAL MEETING MINUTES**

**Members Attending**

Name		Representation	Name		Representation
Liddy Bargar	P	Human Services	Christine O'Malley	P	Cultural/Historic Preservation
Joe Bowes	P	Housing	C.J. Randall	P	Local Planning (non-urban)
Fernando de Aragón	P	Transportation	Leslie Schill	P	Education #2
Jordan Decker	E	Energy	Andy Zepp	P	Land Preserv./Public Land Mgmt.
Yamila Fournier	P	Built Environment			
George Frantz	P	Agriculture	<b>Others Present</b>		
David Herrick	E	Facilities/Infrastructure	Eliot Benman	P	Housing & Community Development Planner
David Kay	P	Local Planning (urban)	Katie Borgella	P	Commissioner
Thomas Knipe		Business	Abigail Conner	P	Environmental Planner
Anne Koreman	P	County Legislature	Joan Jurkowich	P	Planning Administrator
Ernie McClatchie	P	Education #1	Kristin McCarthy	P	County Staff
Heather McDaniel	P	Economic Development	Megan McDonald	P	Deputy Commissioner
Gay Nicholson	E	At-Large	Cathy Wiiki	P	Principal Account Clerk/Typist

**Guests:** None

**Call to Order/Agenda Review and Changes/Privilege of the Floor:** Chair C.J. Randall called the meeting to order at 4:03pm. Group welcomed Cathy Wiiki, and there was a round of introductions.

**Action: Approval of Draft Minutes (May 2023):** The draft May 2023 minutes were approved (moved by Leslie Schill, seconded by Fernando de Aragón) as submitted.

**Report/Discussion: County Comprehensive Plan – Review of Development Focus Areas Strategy**

– Joan Jurkowich, DPS

Joan returned to the PAB to solicit feedback on review of the Development Focus Areas Strategy. She started her report by giving a quick recap of relationship between the County Comprehensive Plan and its related strategies and shared factors staff is keeping in mind when determining whether to update a strategy before or after the comprehensive plan – e.g., has the information on which the strategy was based changed substantially, or is better information now available? Her report highlighted recommendations from the Development Focus Areas Strategy, which calls for mixed-use development at sites with water and sewer infrastructure that offer opportunities for multimodal transit and discourages sprawl, among other considerations. Topics covered in report and discussion included housing units, population demographics, employment opportunities, diversity of services to promote community livability, emerging nodes, infrastructure capacity, property tax-based impact analysis, the need to stay current with data (e.g., FEMA flood maps, T.G. Miller water & sewer infrastructure update), conducting municipal outreach and seeking local authority input, investigating grants and other funding opportunities, and importance of drilling down what is actionable in coming years. Joan thanked everyone for their insights and invited members to follow up by email with additional feedback.

**Report/Discussion: Update on Development Opportunity Outreach – Eliot Benman, DPS**

Eliot provided an overview of the department's plans to launch a series of outreach activities this fall to identify affordable and workforce housing development sites throughout the county. He explained how this initiative corresponds with objectives of the 2017 Housing Strategy to assist municipalities and other entities in advancing residential development in targeted areas. The County plans to hold one-on-one meetings with these groups, with

its role varying. At some points, the County may play a more direct role, while at ones it will act as a convenor and provide data or facilitate introductions. Eliot's report and subsequent discussion touched on multiple topics. These included how to connect municipalities and large employers with developers and funding sources, determining role of County government in process, using GIS mapping to locate development sites, gathering parcel data and conducting preliminary site analysis, access to public transit, sewer and water infrastructure, zoning considerations, and more. Leslie offered to connect with Eliot after the meeting to share insights from an institutional perspective gleaned from her campus planning work at Cornell, and Heather to provide him with more employee numbers data from the county's largest employers.

### **Member Items**

George shared observations on parallels he noted between discussions on tourism development and infrastructure, as well as other topics, held at today's meeting and ones he recently had with local planners and other colleagues on a recent trip to China. David K. reported that the City of Ithaca Sustainability and Climate Justice Commission has met twice and is trying to think broadly about land-use issues and sustainability. Heather highlighted news that microelectronics manufacturer Menlo Microsystems is investing \$50 million to retrofit a plant in Village of Lansing, its first domestic fabrication facility, and creating over 100 new jobs. She talked about importance of identifying other industrial sites suitable for redevelopment in the County. Last, the Dalai Lama Library and Learning Center will host its grand opening ceremony on Sept. 8.

**Adjournment:** Chair C.J. Randall adjourned the meeting at 5:02pm.