






THE
CHEMUNG
COUNTY
COMPREHENSIVE PLAN



Public Workshop #1
May 30, 2024

AGENDA



-  Welcome and Introductions
-  Project Overview
Presentation
-  Small Group Discussions
-  Wrap Up & Next Steps

PROJECT TEAM



Chemung County Partners



Elmira-Chemung Transportation Council

Consultant Team



SWBR





Decision Statement

Over the next year, the Chemung County Planning Department is leading the development of three planning initiatives: (1) a County Comprehensive Plan, (2) an Agricultural and Farmland Protection Plan, and (3) a Long-Range Transportation Plan. In 2025, the Chemung County Legislature will adopt the County Comprehensive Plan and the Agricultural and Farmland Protection Plan after recommendation by the County Planning Board and Ag and Farmland Protection Board. The Elmira-Chemung Transportation Committee will adopt the Long-Range Transportation Plan. The plans will be used to establish and define a long-range vision with broad community support and buy-in, coordinate various county efforts, enhance transparency, and direct investment and program activities in Chemung County.

Comprehensive Plan

- First Comprehensive Plan developed for Chemung County
- Catalogue existing environmental, historical, agricultural, demographic and socio-economic trends in the County
- Develop short- and long-term goals and a vision for the future of the County
- Develop implementation strategies and recommendations including identification of projects, programs, and initiatives to facilitate various goals



Comprehensive Plan

Process and Purpose of a Comprehensive Plan



Draft Plan

- Review of Existing Plans
- Existing Conditions
- Robust Public Engagement
- Implementation Strategies
- Consideration of Cumulative Impacts



Approvals

- Environmental Review
- Public Hearing(s)
- Referral to County and Regional Planning Boards
- Referral to Legislative Bodies and Planning Boards of each Municipality within the County



Adoption

- Adoption by Resolution of the Comprehensive Plan or any Amendment Thereto by the County Legislative Body

Comprehensive Plan

Benefits of a Comprehensive Plan



Develop a unified vision for the growth, development, protection, and future of the County



Create a roadmap for a variety of infrastructural, economic, and community-oriented projects



Guide future land use decisions and development with the needs and desires of the community at the forefront



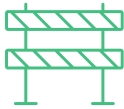
Identify Opportunities for Additional Studies and Planning Efforts

Comprehensive Plan

Potential Funding Implications



Provide a framework for future budget decisions



Allocation of funding towards priority projects and initiatives



Support communities and municipalities in pursuing grant funding opportunities

Long Range Transportation Plan

- Existing Plan: 2040 Long Range Transportation Plan adopted in 2019
- Analyze the existing transportation system and infrastructural / natural / cultural systems that influence the system
- Create a series of strategies for making transportation investments over the next twenty years
- Create a financial plan with projects over a twenty-year period
- Identify implementation strategies and recommendations for short-, medium- and long-term projects, programs and initiatives



Agriculture and Farmland Protection Plan

- Existing Plan: Agricultural Economic Development Plan adopted in 2011
- Data gathering phase, analysis and findings that document local conditions and issues, production, current markets, potential markets, and potential production to serve those markets.
- Identify **potential farmland** based on soil classification, inclusion in New York State Agricultural Districts, land receiving Agricultural Assessments, and underutilized but viable farmlands
- Create a series of **implementation strategies** and recommendations for supporting the County's agricultural industry over the next ten years
- Analyze **existing regulatory frameworks and regulations** that govern the agricultural economy in the county



Inventory Review

Technical Memorandums



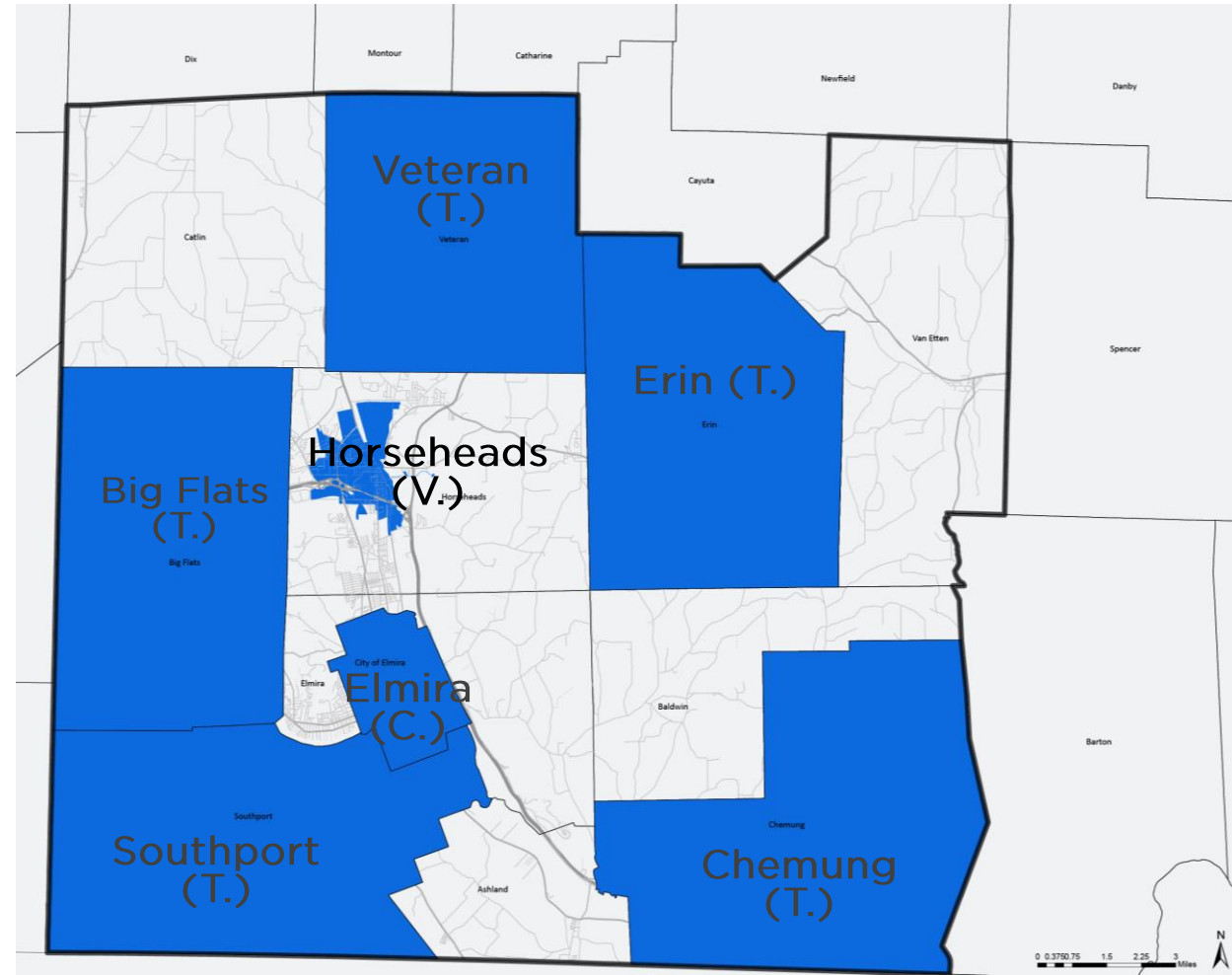
Inventory Review

Municipal Comprehensive Plans



Common Themes:

Economic Development	Smart Growth Principals	Housing Needs
Environmental Resiliency	Multimodal Transportation	Transportation Infrastructure
Open Space and Recreation	Administrative and Government Functions	Improved Well Being

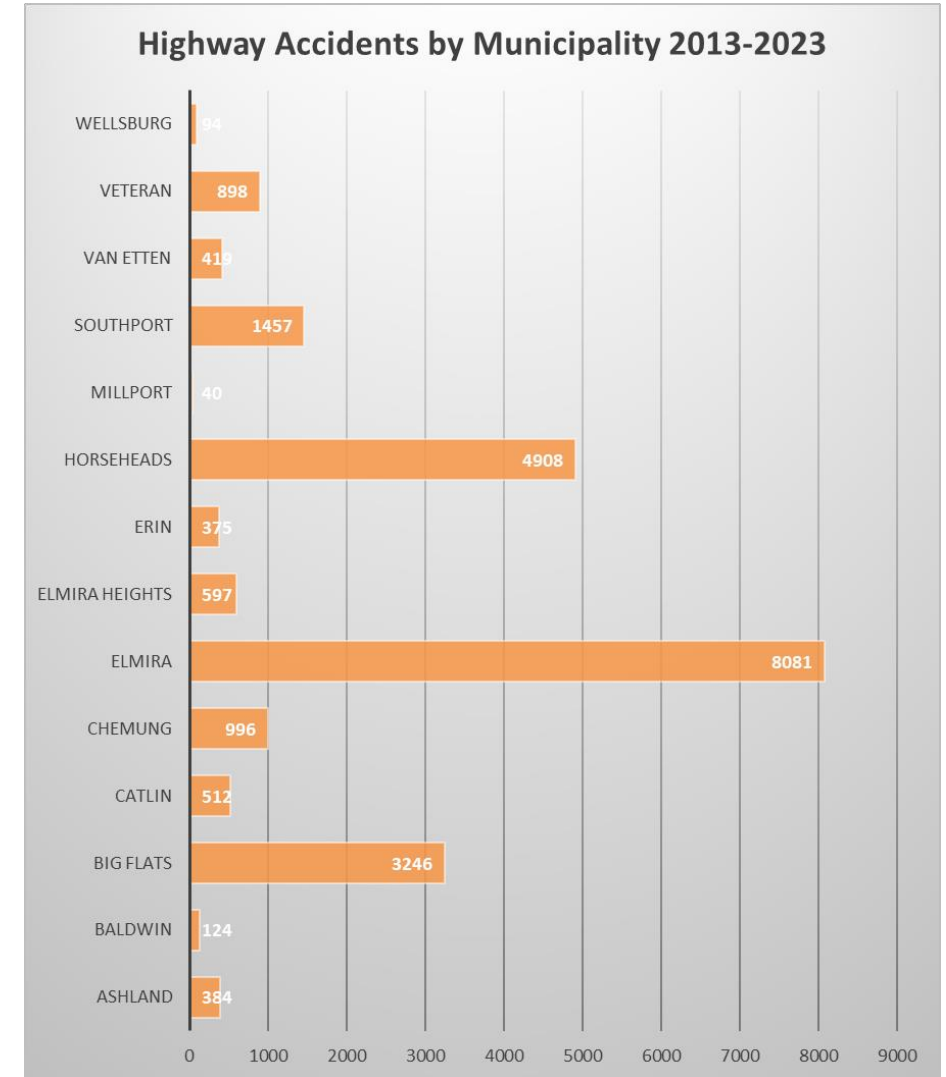


Municipalities in Chemung County with completed comprehensive plans

Inventory Review

Mobility

- 40% roads are “Local Rural” per NYSDOT and FHWA
- >22,000 collisions in County, 2013-2023, predominantly in City of Elmira
- +250 bridges, 82% of bridges were scored as “fair” by NYSDOT
- C-TRAN service grew from 2022-2023
- Sidewalk Survey (C. Elmira) completed 2023: deficient sidewalks are concentrated in census tracts with low income
- I-86 primary truck freight corridor; truck routes in C. of Elmira to be balanced with pedestrian needs
- Rail lines owned by Norfolk Southern (NS) service from Buffalo to NYNJ
- Elmira Corning Regional Airport: most air freight carried via Syracuse airport



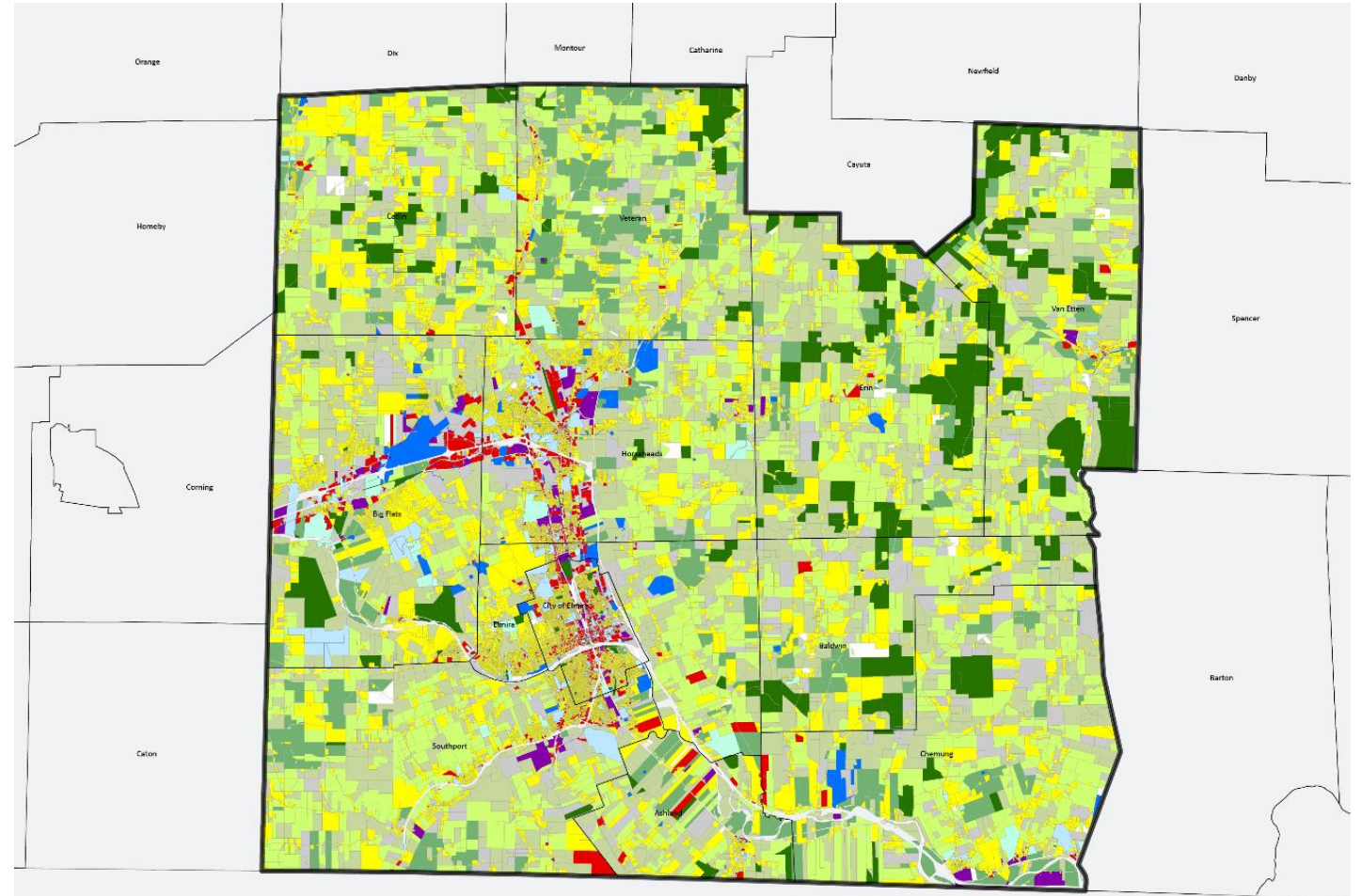
Highway Accidents by Municipality in Chemung County, 2013-2023



Inventory Review

Land Use

- Land Use
 - Predominantly **agricultural**
 - Highest densities in City of Elmira and Horseheads
- Zoning:
 - Zoning regulations are **set individually by municipalities** and therefore are not the same County-wide
 - Most municipalities' zoning districts **encourage agriculture** and have relatively simple zoning
 - City of Elmira is an exception, with 16 zoning districts



Legend

Chemung County

Agricultural	Agricultural vacant land	Recreation	Public services
Residential	Vacant land	Community service	Wild, forested, conservation lands and public parks
Rural Residence	Commercial	Industrial	Null/Missing data

Agricultural Land Use

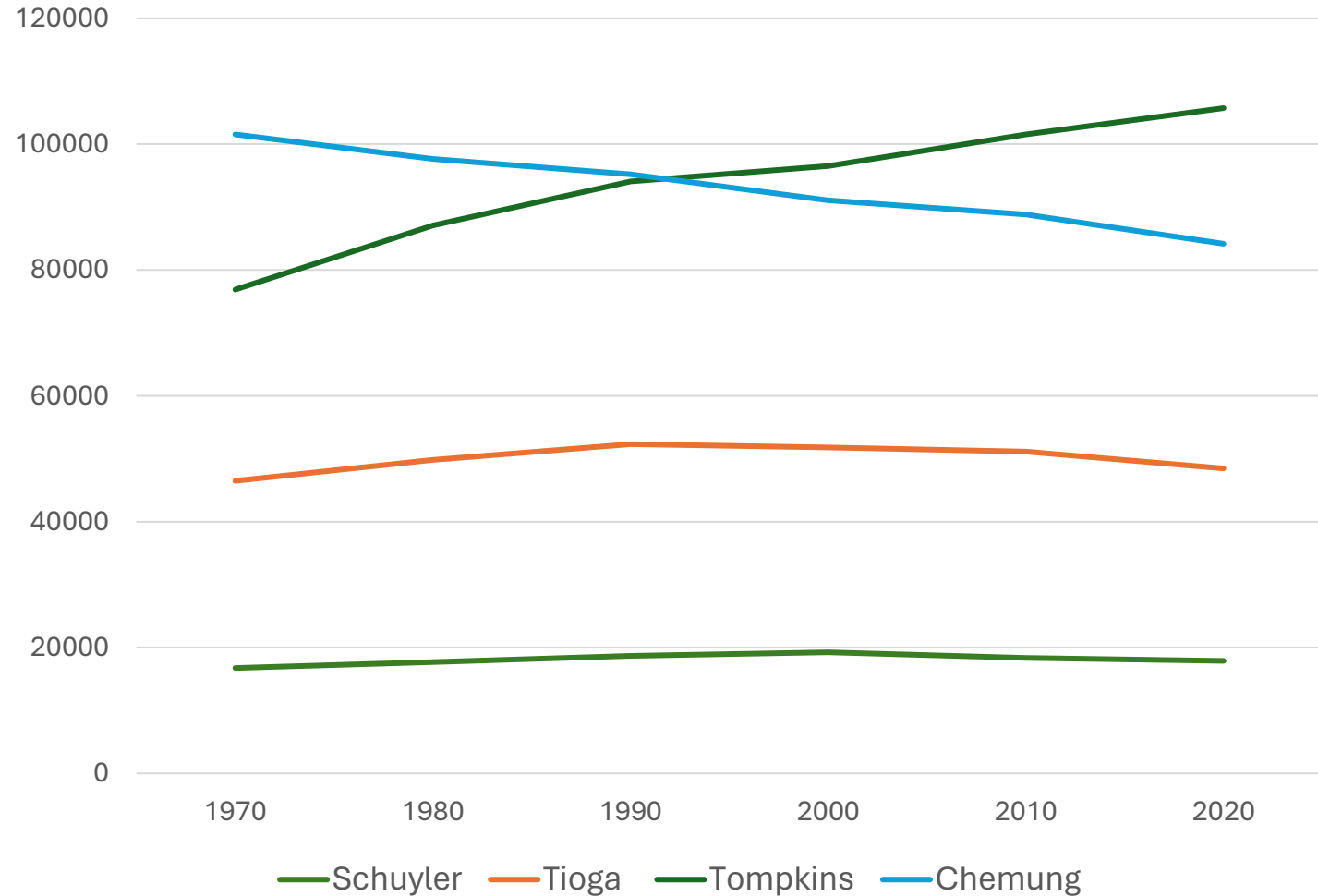
Inventory Review

Demographics



- Trending **downward**:
 - Total Population
 - Unemployment rate
- Trending **upward**:
 - % older residents
 - % residents identifying as diverse race/ethnicity
- Other trends:
 - City of Elmira has **greatest diversity** in County
 - **Lower** rates of higher education than NYS average
 - **Lower** Median Household Income than NYS median

Counties Population Trend 1970-2020

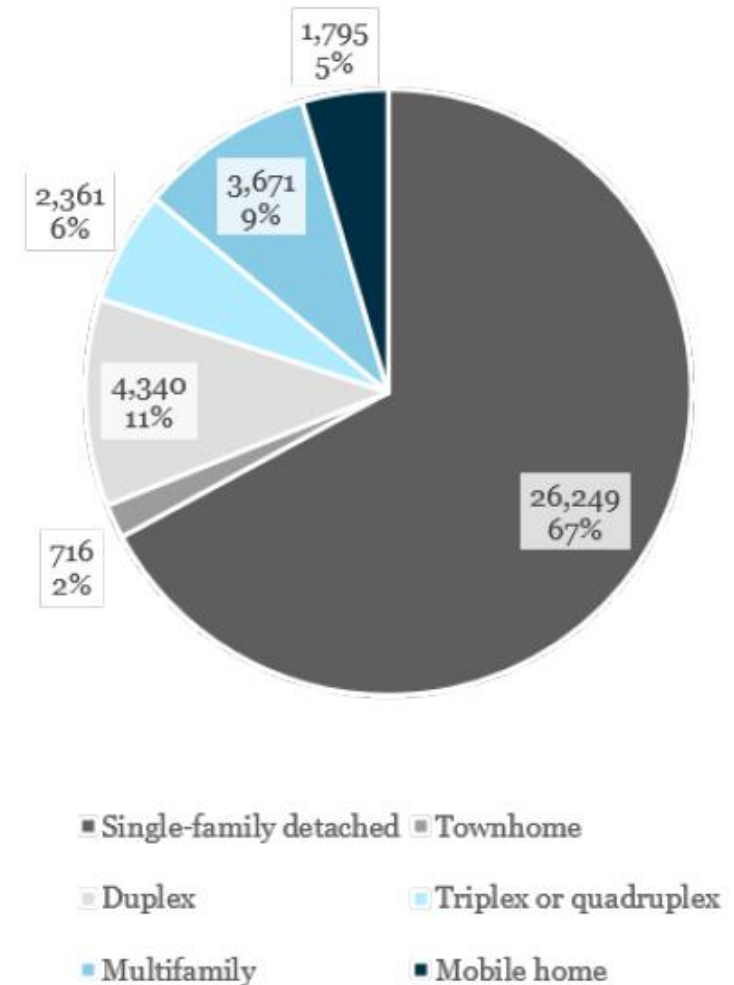


Population Trends in Chemung County and Surrounding Counties

Inventory Review

Housing

- Excess vacancy rate and pent-up housing demand
- Most single-family homes are too large for current household sizes
- **Single-Family Detached** are most common homes in County
- High demand for **multifamily homes for rent**
- **More affordable housing options** than surrounding Counties, but many residents are still **cost-burdened**



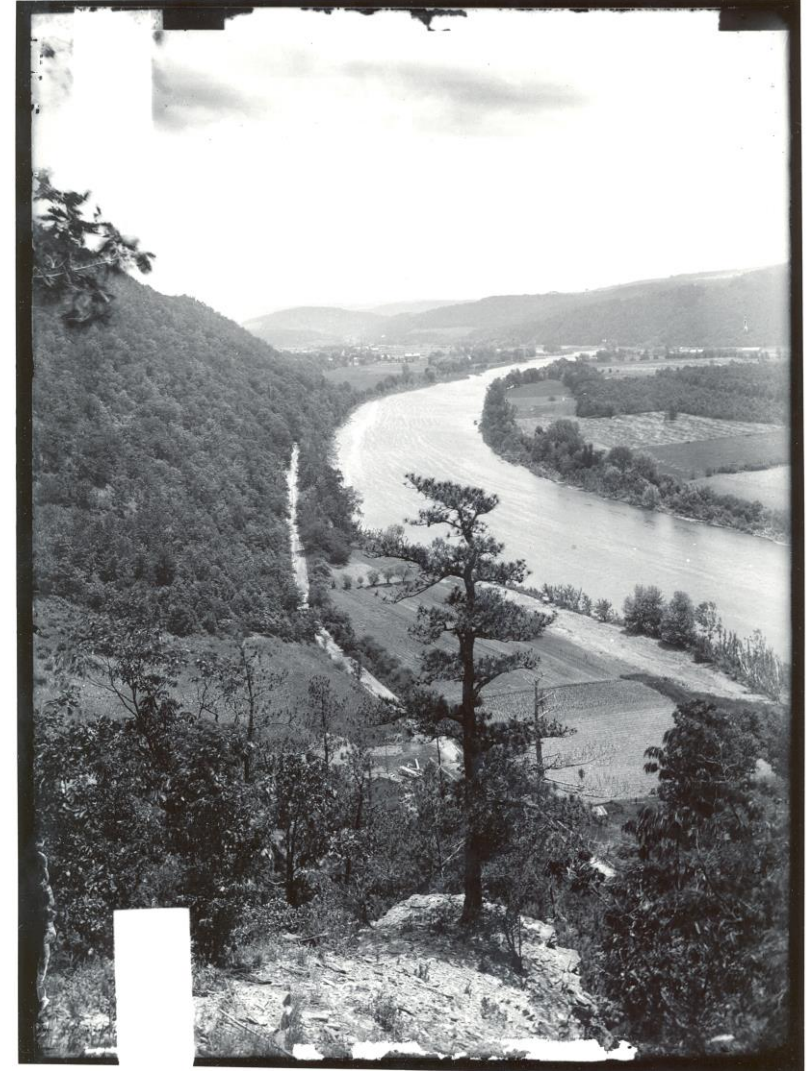
Housing Stock Breakdown



Inventory Review

Cultural Resources

- 48 National Register-listed Buildings
- 18 National Register-listed Building Districts
- 176 National Register-eligible Buildings
- Archaeologically sensitive areas also concentrated in Chemung, Big Flats, Horseheads, and Elmira
- Chemung County Historical Society & Museum is the local expert on the County's historic and cultural resources



Chemung River, courtesy of Chemung County Historical Society

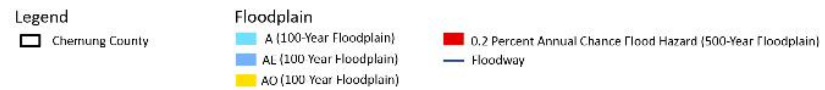
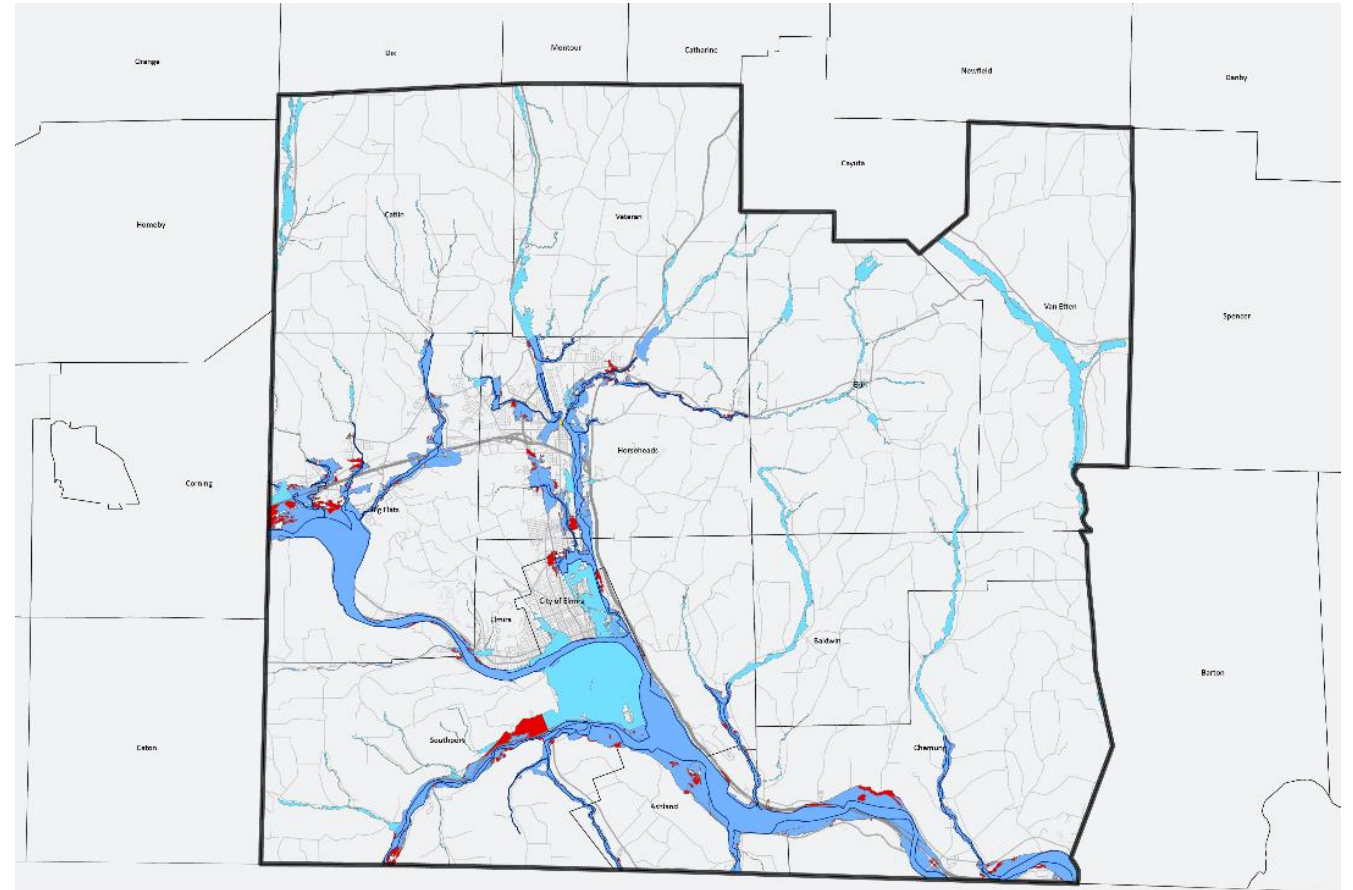


Inventory Review

Natural/Scenic Resources



- **64%** of soils are Prime Farmland, Farmland of Statewide Importance or Prime Farmland if Drained
- **3** major watersheds
- **7** major rivers/streams
- **5,460 acres** of NWI mapped wetland
- Large floodplain around Chemung River, history of **major floods**
- **5** New York State Department of Environmental Conservation Significant Natural Communities



Floodplains in Chemung County

Inventory Review

Environmental Resiliency



- Infrastructure and flood control to address Chemung River **flooding concerns.**
- Existing **Resiliency Plans** :
 - Certified Climate Smart Community (2022)
 - Hazard Mitigation Plan (2019)
- Tree Mitigation Program (Building Resilient Infrastructure and Communities Grant)
- Local Waterfront Revitalization Program (in progress)

Figure 2-1. Mitigation Planning Process

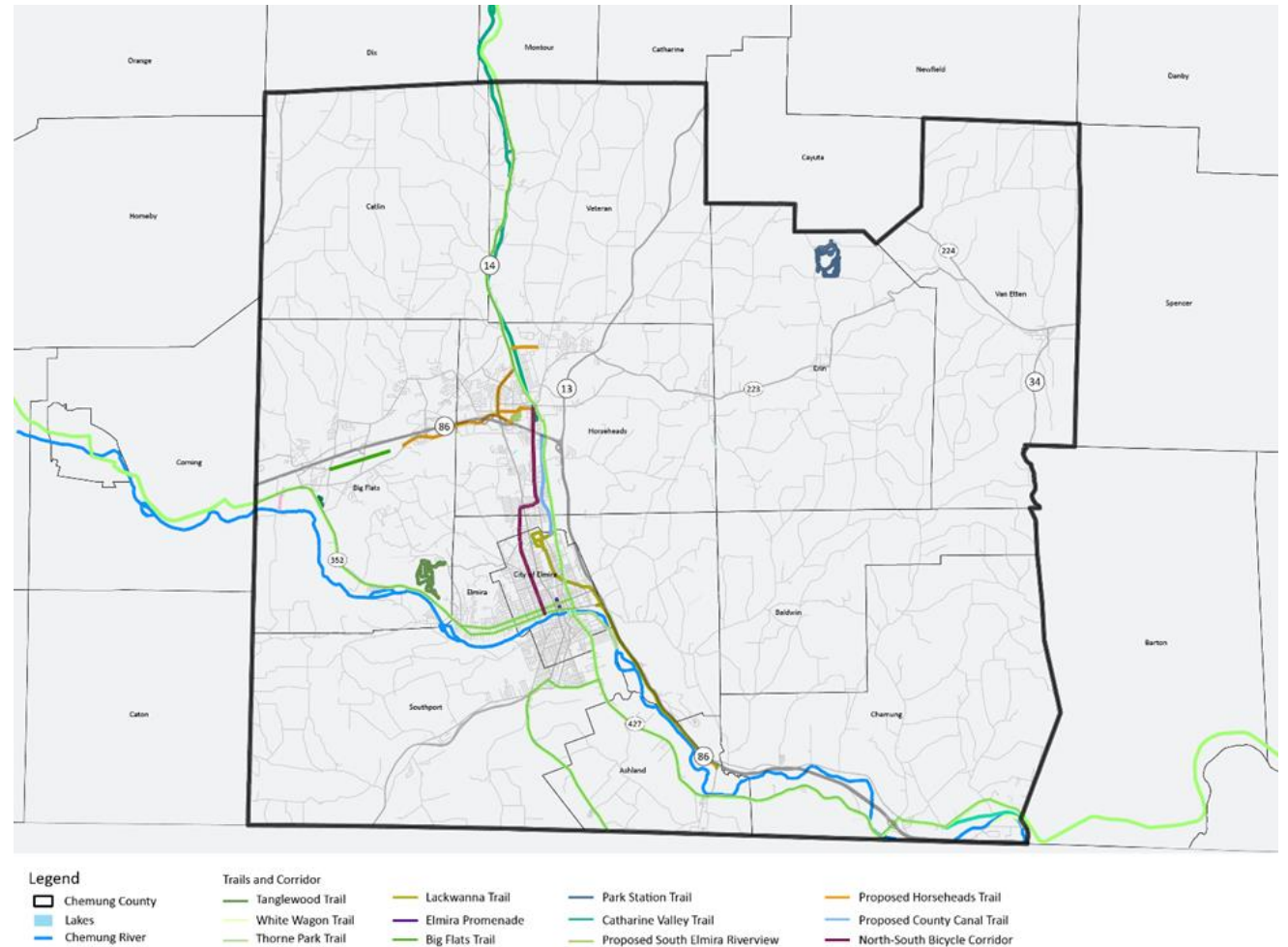


Mitigation Planning Process, Chemung County Hazard Mitigation Plan (2019)

Inventory Review

Parks and Open Space

- 80 recreation areas
- 3 County parks
- Various trails and state parks throughout the County
- Rinks, sports fields, and athletic centers throughout County
- Boat launches and kayaking along Chemung River
- +800 acres of golf courses
- Chemung County Youth Bureau programs



Trails in Chemung County



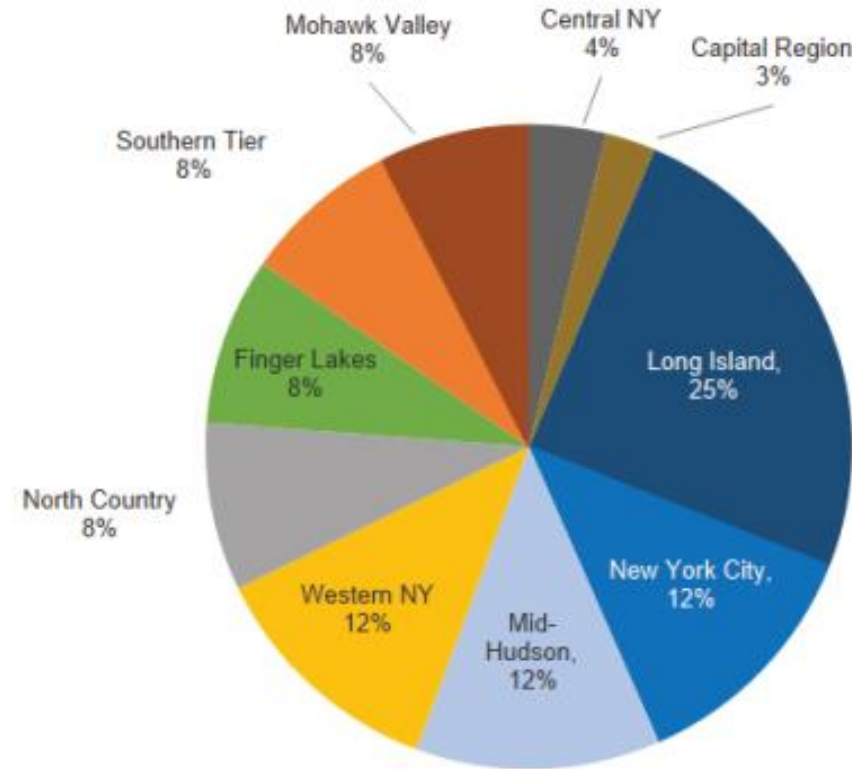
Inventory Review

Utilities and Infrastructure



- 80% residents serviced by public water
- Sewer system covering 4,300 acres and over 45,000 people. Two sewer districts
- NYSEG is predominant electrical/gas supplier in County
- County/regional agencies are working on studying and improving access with the County budgeting more than \$1 million in 2023

Distribution of People Without Broadband Available in New York State, by Region, 2019



Note: Based on a 25/3 Mbps standard relied on by the Federal Communications Commission.

Source: Office of the State Comptroller analysis of Federal Communications Commission, Fourteenth Broadband Deployment Report, January 19, 2021

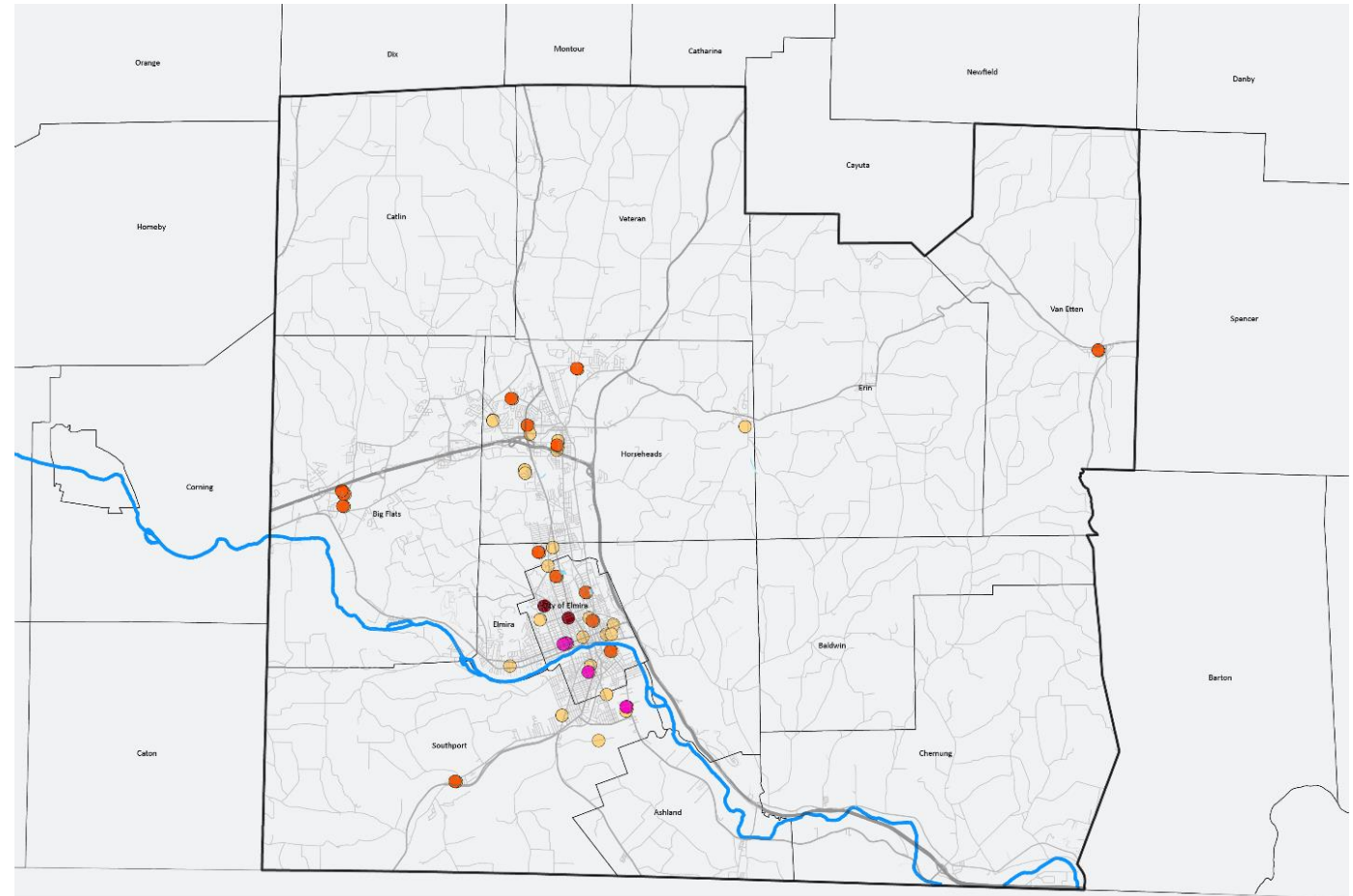
Broadband Availability Graph from 2021 report, "Availability, Access, and Affordability: Understanding Broadband Challenges in New York State"

Inventory Review

Education and Community Facilities



- **39** K-12, Kindergarten, and schools for at-risk youth
- **3** Higher Education Institutions
- **5** municipalities served by County Library District
- **11** Fire Departments
- Chemung County Fairgrounds



K-12 and Higher Education Institutions in Chemung County

Inventory Review

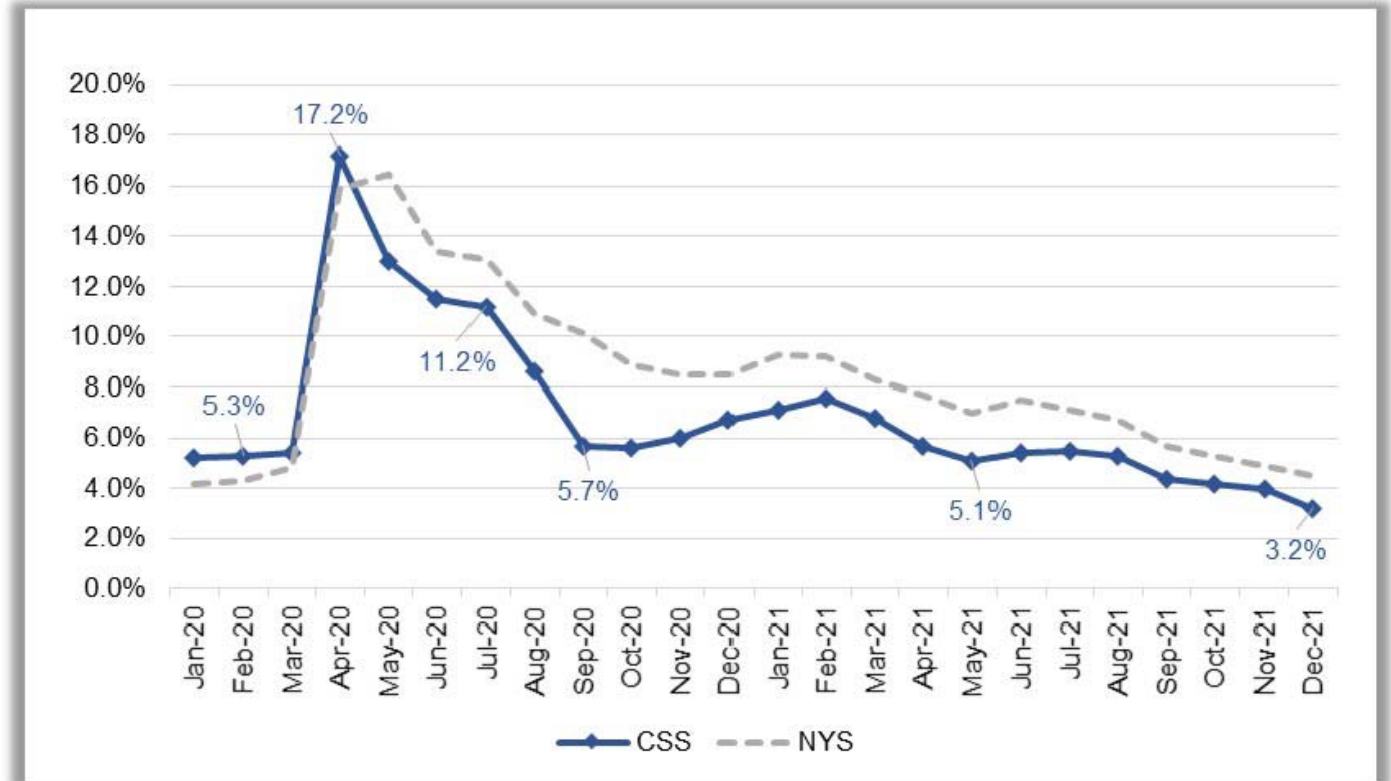
Economy



- **Workforce Development** crucial consideration for all regional partners and major employers
- Major Industries: **Health Care, Manufacturing, Retail Trade**
- The **agricultural industry** is critical to the County's identity and land use
- **Unemployment** grew in 2020, but dropped below NYS average in 2021
- REDC Southern Tier 2023 Strategic Plan indicates a **4% drop in tourism** to Chemung County

Figure 5: Monthly Unemployment Rates, 2020-21, Chemung-Schuyler-Steuben and NYS

Source: NYS Department of Labor, Local Area Unemployment Statistics

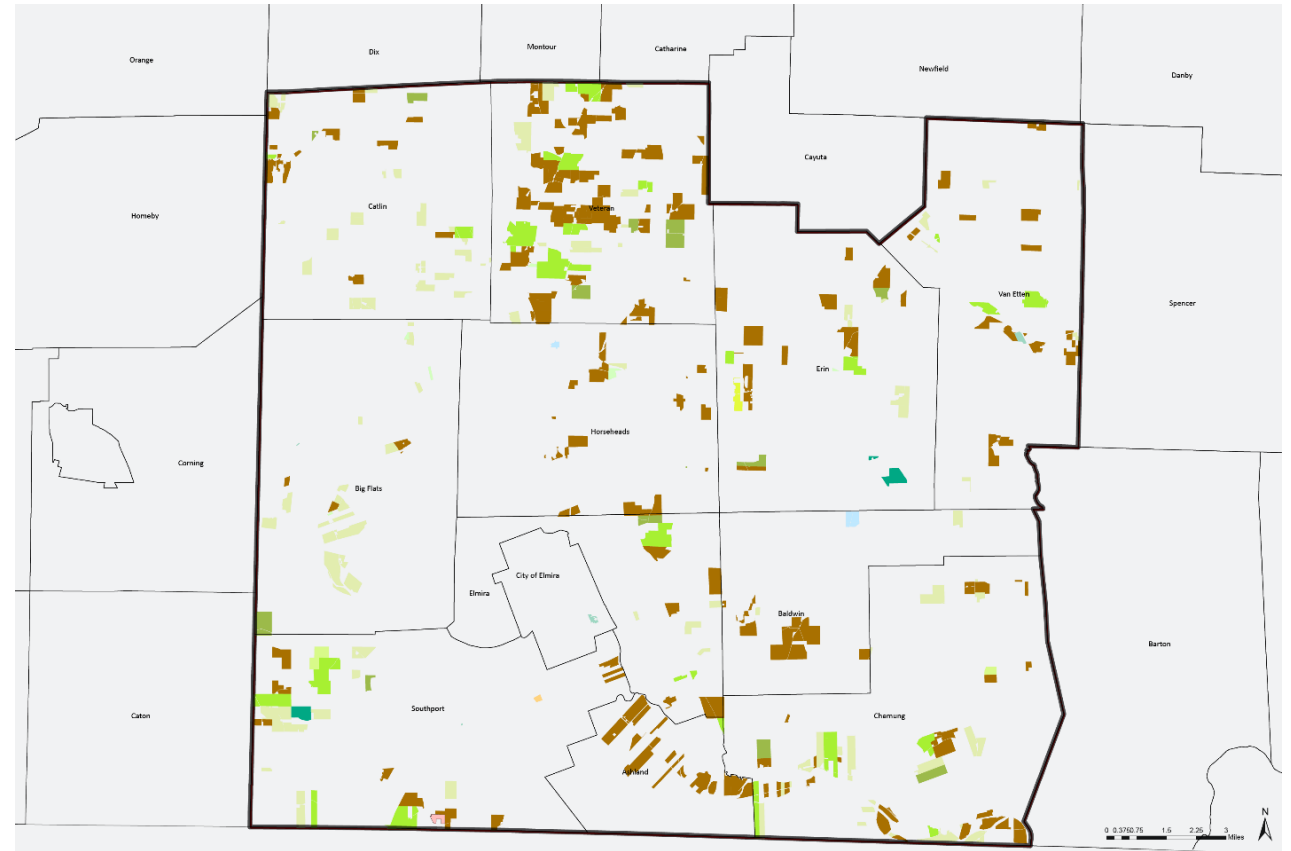


Unemployment Rates in Chemung, Schuyler, and Steuben Counties & New York State

Inventory Review

Agriculture

- One Agricultural District (consolidated in 2018)
- 352 Farms which has **decreased in number of farms (2002-2022)**; total acreage of farmland has also decreased (2002-2022)
- **\$34,453,000** total farm sales (2022), has almost tripled since 2002
- Highest crop cover is **forage** (hay, haylage, grass silage, green chop) then **corn**
- Lower **market value per acre** than Schuyler and Tompkins counties; higher than Tioga county



Legend

Chemung County

Agricultural Land Use

Agricultural vacant land (productive)

Dairy products

Cattle, calves, hogs

Sheep and wool

Honey and beeswax

Other livestock: donkeys, goats

Horse farms

Field crops

Apples, pears, peached, etc

Other fruits

Nursery and greenhouse

Fish, game, and wildlife preserves

Agricultural Land Use

Inventory Review

Public Health

- Lead exposure and prevalence of environmental remediation sites are large public health concerns in County
- County has higher rates of diabetes, obesity, lung cancer, and chronic respiratory disease than NYS
- Planning strategies can help influence transportation, development, and land use patterns that impact public health



Lead pipe replacement in Elmira, courtesy of Press & Sun Bulletin, June 2022

Project Website



<https://www.chemungcountyny.gov/CompPlan>

Services

Resources/Activities

Business



THE CHEMUNG COUNTY COMPREHENSIVE PLAN

Chemung County is developing a Comprehensive Plan to shape the future of our communities! This plan will build consensus around a vision for the County and identify actionable strategies for topics like land use, economic growth, agriculture, transportation, housing, sustainability, resilience and more. The Comprehensive Plan is a living document with a long-term outlook that is updated periodically to respond to evolving growth and conditions in the County.

What is a Comprehensive Plan?

A Comprehensive Plan establishes a community-based vision for the future and identifies priorities and strategies across inter-connected key opportunity areas such as land use, transportation, economic development, and sustainability. It guides future land use decision making and development with the needs and desires of the



Public Engagement Surveys

- Surveys have been developed for various audiences:

Abbreviated Survey

Long Survey

Youth Survey

Teenager Survey

Economic Development Survey

Agriculture Survey

Long Range Transportation Survey

<https://www.chemungcountyny.gov/CompPlan>



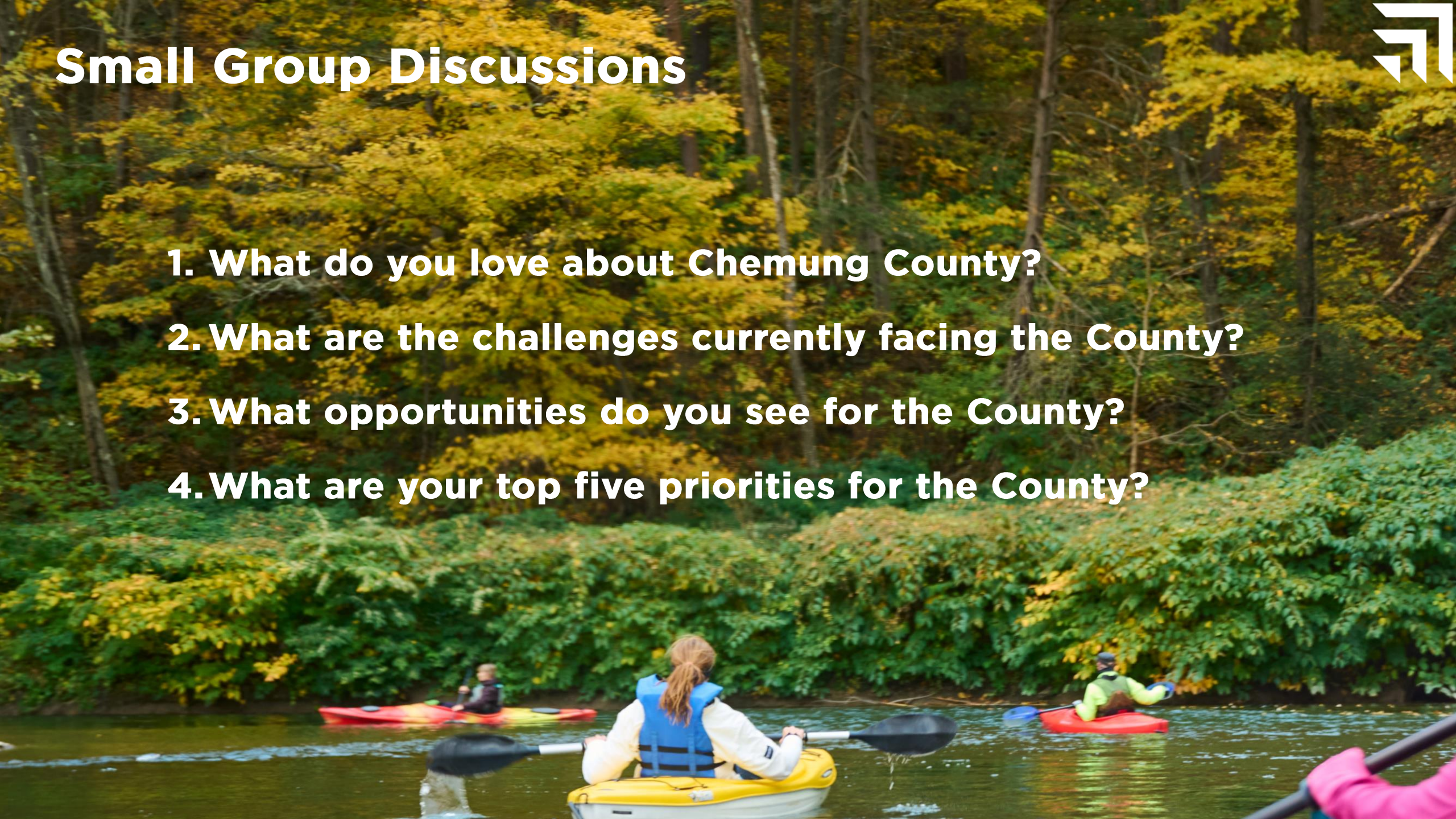
Schedule



Small Group Discussions



- 1. What do you love about Chemung County?**
- 2. What are the challenges currently facing the County?**
- 3. What opportunities do you see for the County?**
- 4. What are your top five priorities for the County?**



Key Contact Information



County Contact

Chemung County
Planning Department

Email: planning@chemungcountyny.gov

Phone: (607) 737-5510

Consultant Team

Frank Armento, AICP

Fisher Associates
Planning Studio Manager

Email: farmento@fisherassoc.com

Phone: (716) 858-1234 ext. 306

Sarah Martin, AICP

Fisher Associates
Associate Planner

Email: smartin@fisherassoc.com

Phone: (716) 858-1234 ext. 321