

# 239 REVIEW SUBMISSION FORM

**BROOME COUNTY PLANNING AND ECONOMIC DEVELOPMENT, PO Box 1766, Binghamton, NY 13902**

*This referral is made pursuant to the requirements of Section 239 l, m and n of General Municipal Law (GML). Broome County will provide comments within 30 days of the date of receiving a complete application. For info on Broome County's 239 procedures, see our Guide at [www.gobroomecounty.com/planning/forms](http://www.gobroomecounty.com/planning/forms).*

OFFICE USE  
DATE REC:

Referring Agency: Town / Village / City of: Town of Union

Legislative Board       Planning Board       Zoning Board of Appeals      (check all that apply)

Meeting Date(s): LB: \_\_\_\_\_ PB: 05/10/22 ZBA: \_\_\_\_\_ Public Hearing?  Y  N Date: 05/10/22  
*You may note additional meeting details in the project description box if necessary.*

**TYPE OF ACTION (check all applicable):**

Site Plan Review       Planned Development  
 Area Variance       Subdivision Review  
 Use Variance       Special Use Permit  
 Rezoning       Zoning Amendment  
 Local Law or Zoning Adoption  
 Comprehensive Plan Adoption/Amendment  
 Other: \_\_\_\_\_

**PROJECT IS LOCATED WITHIN 500 FEET OF THE FOLLOWING:**

Municipal Boundary\*  
 State/County Park or Recreation Area  
 State/County Road  
 State/County Drainageway/Watercourse  
 Farm Located in an Agricultural District  
 State/County-owned land with a public building/institution

**HAS THIS PROJECT OR A PRIOR PHASE BEEN SUBMITTED PREVIOUSLY:**  Y  N 239 # (if known): 239-1990-182

**PROJECT INFORMATION:**

**Project Name:** First General of Southern NY Contractor's Office and Equipment Yard

**Project Sponsor/Applicant:** First General of Southern NY, Inc.

**Mailing Address:** 2713 E. Main Street, Endwell, NY 13760

**Project Address:** 2904, 2906, 2910 E. Main Street, and 304 Scarborough Drive, Endwell, NY 13760

**Tax Map Number(s):** 157.08-7-6, 157.08-7-7, 157.08-7-8, 157.08-7-9

**Zoning District:** General Commercial and Industrial

**Brief Project Description:** Former restaurant to be converted to an office, permitted in General Commercial zoning district. Parking is existing. Property in the rear, zoned Industrial, will be used for screened equipment storage. Requires special permits for contractor's storage yard and for development in the floodplain. The property did not flood in 2006 or 2011.

**Supporting Documentation Included with this Referral:**

Municipal Application(s)  
 Location Map  
 Project Narrative  
 Complete Site Plan (See Guide for details)  
 Subdivision/PUD Plat  
 Environmental Assessment Form/EIS  
 Stormwater Plan (SWPPP, URRP, Site Plan)  
 Special Studies (Traffic/Visual/Envi/Other)  
 Relevant Local Law or Zoning Text  
 Other: \_\_\_\_\_

**State Environmental Review (SEQR) Status:**  
 Type I     Type II     Unlisted

**Determination of Significance:**  
 Positive Dec     Negative Dec     Not Yet Issued

**\*Adjacent Municipality:**  
*Has notice been given pursuant to GML 239-nn, if project is located within 500 feet of an adjacent municipality?*  
 Yes     No     NA

**Adjacent Muni Name:** \_\_\_\_\_

*Include all relevant documents for a complete submittal. Leave blank if NA.*

Application Submitted By: Marina A. Lane on 3/28/2022  
Signature Date

**PLANNING APPLICATION**

**Town of Union**

3111 East Main Street

Endwell, NY 13760

Phone: (607) 786-2926

Email: [m.lane@townofunion.com](mailto:m.lane@townofunion.com)



**To be Completed by Staff:**

Application Fee: \$ 300.00

Date Received: 3/28/2022

**APPLICATION TYPE**

Site Plan Review

Special Permit Type: \_\_\_\_\_

Special Use Permit

Floodplain Development Permit

Telecommunications Tower \_\_\_\_\_

Microcell Tower \_\_\_\_\_

**PROPERTY INFORMATION**

Property Address: 2906 E. Main St. Endwell, NY 13760 (including 2904,2910 E. Main St. and 304 Scarborough)

Tax Map Parcel #: 157.08-7-7, 157.08-7-6, 157.08-7-8, 157.08-7-9 Zoning District: GC and Industrial

**APPLICANT INFORMATION**

Applicant: First General of Southern NY, Inc

Applicant's Address: 2713 E. Main St.  
Endwell, NY 13760

Applicant's Phone #: Home \_\_\_\_\_ Work 607-757-9177 Cell 607-343-1834

Applicant's E-Mail Address: tim@fgsny.com or lil@fgsny.com

**PROPERTY OWNER INFORMATION (if different from the applicant)**

Property Owner: North and Main Development, LLC

Owner's Address: 2713 E. Main Street Endwell, NY 13760

Owner's Phone #: Home \_\_\_\_\_ Work 607-757-9177 Cell 607-343-1834

Owner's E-Mail Address: tim@fgsny.com or lil@fgsny.com

**ARCHITECT/ENGINEER INFORMATION**

Architect/Engineer: N/A

Address: \_\_\_\_\_

Phone #'s: Office \_\_\_\_\_ Cell \_\_\_\_\_ Fax \_\_\_\_\_

E-Mail Address: \_\_\_\_\_

**DESCRIPTION OF PROPOSED ACTION - DETAILED SITE PLAN MUST ACCOMPANY THIS APPLICATION**

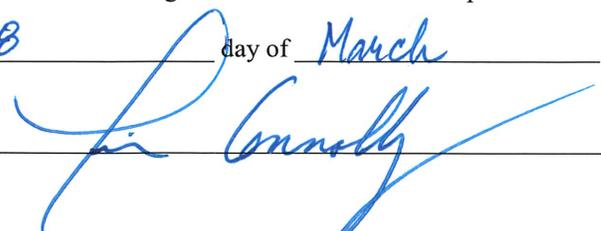
Purpose/Description of proposed action: Re-purpose space for 5 offices for restoration company. Non load bearing partition walls, Suspended ceilings, drywall and paint, carpet tile, metal siding, replace glazing. Site floor plan and site plan attached.

Equipment yard - utilize the part of the rear of the building by attaching 3-6' high sections of privacy fencing

Special use permit for contractors storage yard in industrial zoning

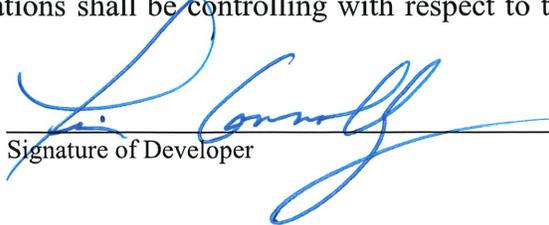
The undersigned being duly sworn, deposes and says that he/she is the owner/applicant or the authorized agent of the owner/applicant and that everything contained in this application is a true statement and representation of the proposal and that permission is herewith granted for inspections of the property by the Town Planning and Code Enforcement Departments.

Sworn to this 28 day of March, 20 22

Signature (Owner/Applicant) 

**DEVELOPER'S CLAUSE**

On behalf of \_\_\_\_\_ (Developer-Applicant), we hereby certify and agree that the submitted plans meet all the requirements and specifications described in Article 63 (Site Plan), and any other applicable sections of the Town of Union Code. Notwithstanding any notes, provisions or specifications in the plans, we agree on behalf of the Developer-Applicant that Town of Union Code specifications shall take precedence over any such notes, provisions or specifications, which may be inconsistent with and/or not in conformance with the Town of Union Code specifications. We further agree that in the event of any inconsistency or ambiguity between the notes, provisions or specifications on the final plans and the Town of Union Code, that in all cases the Town of Union Code specifications shall be controlling with respect to the work, materials or other requirements.

  
\_\_\_\_\_  
Signature of Developer

\_\_\_\_\_  
Signature of Developer's Engineer or Design Professional

---

**APPLICATION FEES**

- Site Plan Review -**
1. Existing Building < 10,000 sq. ft. - \$100
  2. Existing Building > 10,000 sq. ft. - \$200
  3. New Construction - \$250 or \$0.02/s.f., whichever is greater
  4. Minor site plan review - \$50.00

**Special Permit** - \$100.00 application fee

**Telecommunications Tower Special Use Permit Application Fee** - \$5,000.00

**Micro Cell - new tower** - \$75

To be completed by Staff:

Code Reference(s): \_\_\_\_\_

239 Review Required? Y / N If yes, date Submitted to Broome County: \_\_\_\_\_

Public Hearing Required? Y / N If yes, date & by whom: \_\_\_\_\_

---

***Additional Project Information***

---

---

---

---

---

---

---

---

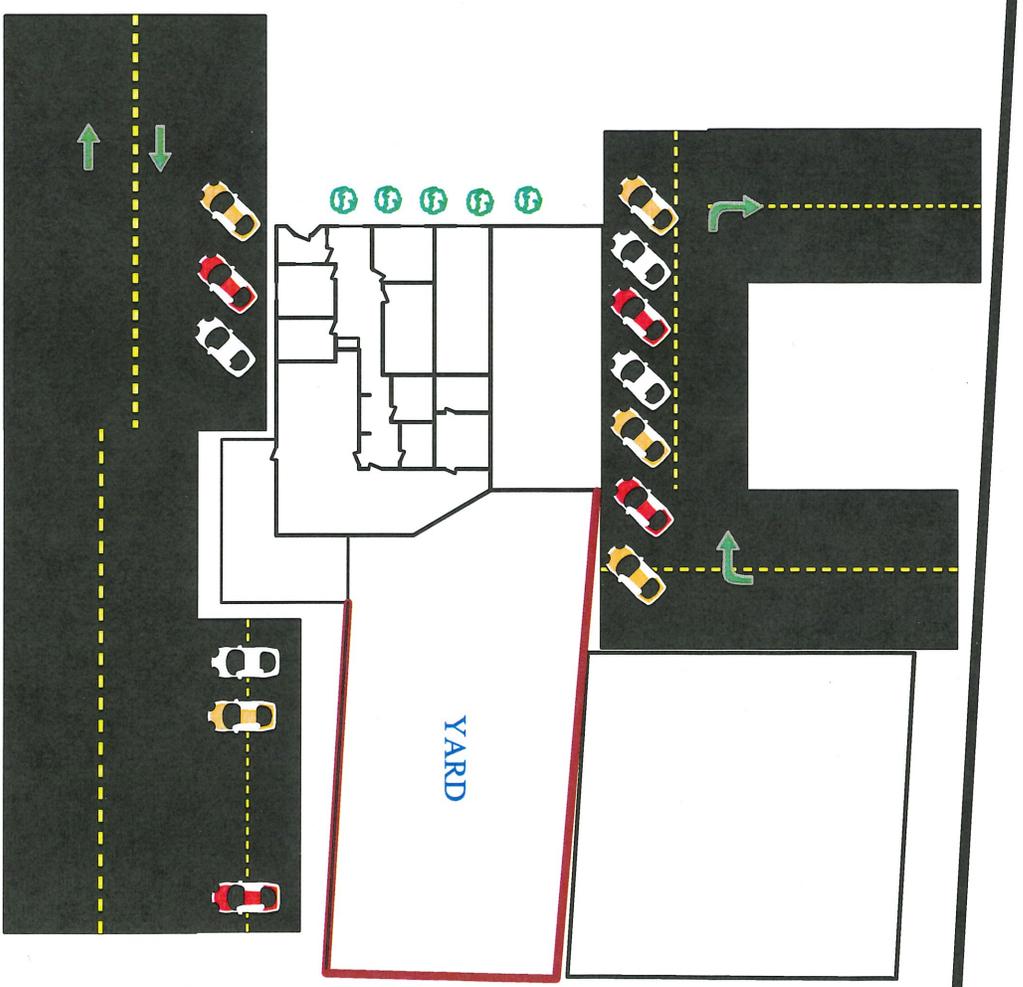
---

---

North Street

East Main Street

Scarborough Drive



YARD



# Short Environmental Assessment Form

## Part 1 - Project Information

### Instructions for Completing

**Part 1 – Project Information.** The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

<b>Part 1 – Project and Sponsor Information</b>			
North and Main Development, LLC			
Name of Action or Project: First General of Southern NY, Inc.			
Project Location (describe, and attach a location map): 2904, 2906, 1910 E. Main Street, and portion of 304 Scarborough Drive			
Brief Description of Proposed Action:  Convert former restaurant into office space for a restoration company. Will create 5 new offices within existing building located in a General Commercial zoning district. Will enclose an equipment yard in the rear of the building on property zoned Industrial. The material storage area is already paved. A portion of the storage yard is in the 100-year floodplain.  The project will require a Special Use Permit for the contractor's storage yard, and a Special Permit for development in the 100-year floodplain.			
Name of Applicant or Sponsor:  North & Main Development, LLC		Telephone: 607-575-9177  E-Mail: tim@fgsny.com and lil@fgsny.com	
Address: 2713 E. Main Street			
City/PO: Endwell		State: NY	Zip Code: 13760
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO	YES
		<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:		NO	YES
		<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ 0.63 acres b. Total acreage to be physically disturbed? _____ 0.0 acres c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ 4.52 acres			
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input checked="" type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): <input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?  b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?  b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:

Shoreline    Forest    Agricultural/grasslands    Early mid-successional

Wetland    Urban    Suburban

15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered? Bald Eagle	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>

16. Is the project site located in the 100-year flood plan?	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>

17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,  a. Will storm water discharges flow to adjacent properties?  b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe:  _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>

18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment:  _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>

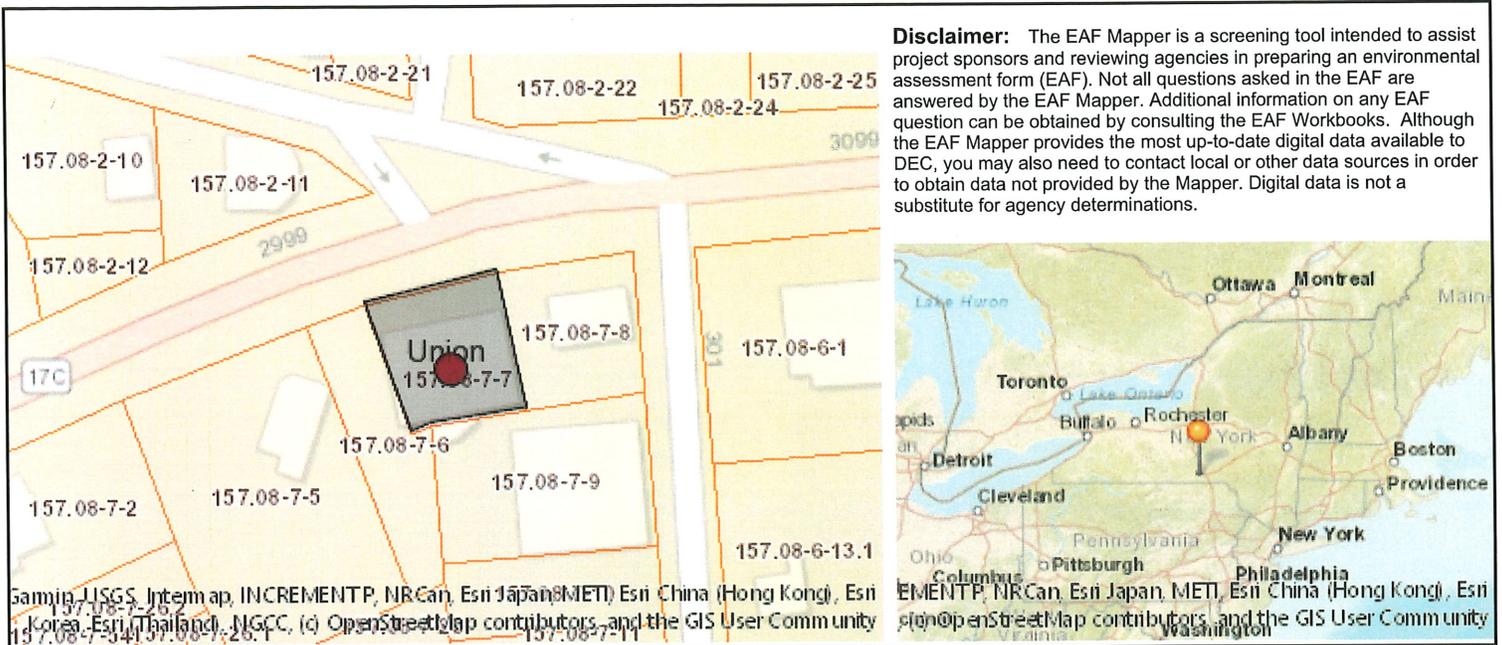
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>

20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____  C704038 - the Endicott Area-Wide Investigation. The associated contamination does not affect this site.	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>

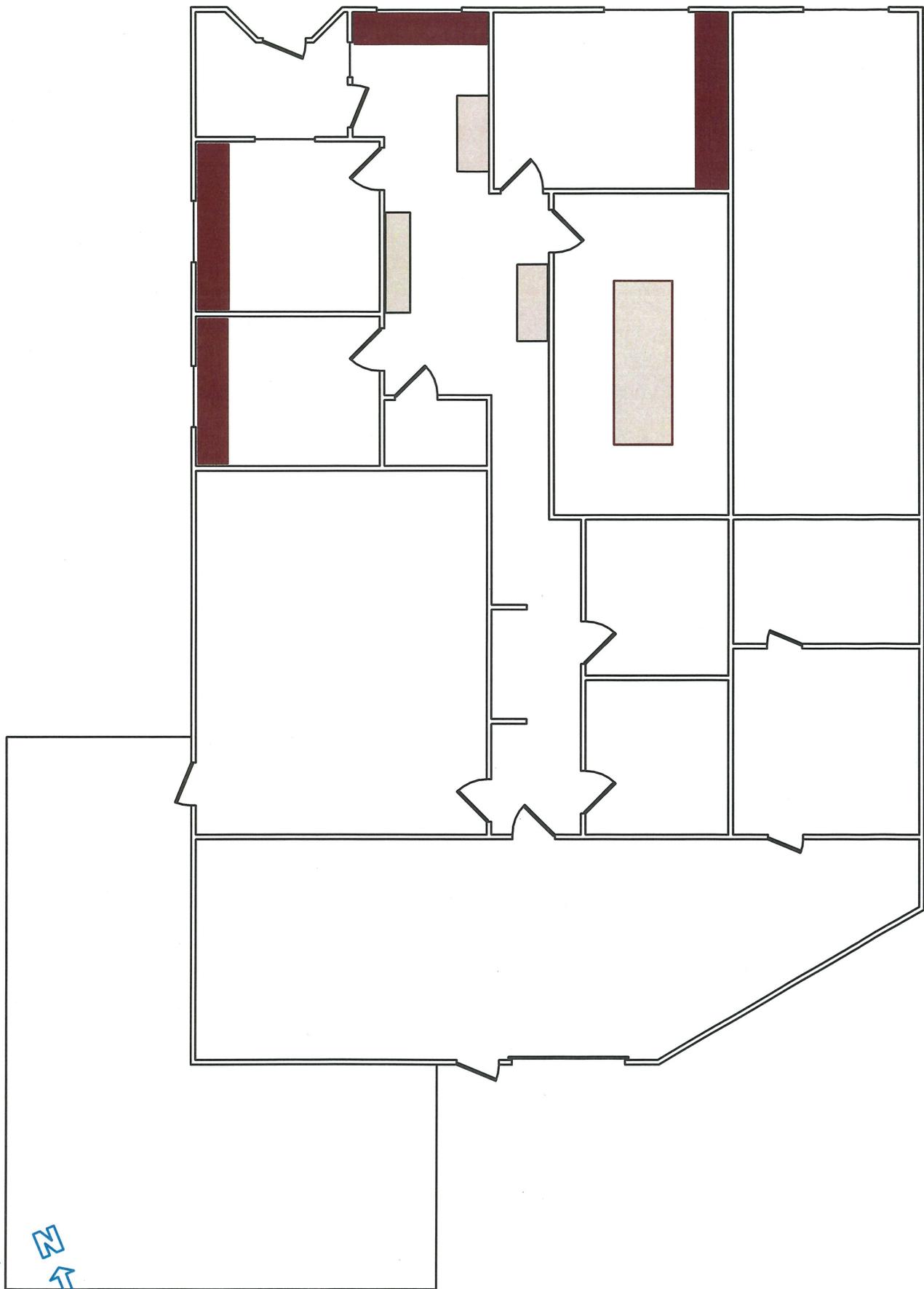
**I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE**

Applicant/sponsor/name: Jim Connolly Date: 3-28-2022

Signature: Jim Connolly Title: President



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	No
Part 1 / Question 15 [Threatened or Endangered Animal]	Yes
Part 1 / Question 15 [Threatened or Endangered Animal - Name]	Bald Eagle
Part 1 / Question 16 [100 Year Flood Plain]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 20 [Remediation Site]	Yes



Actual

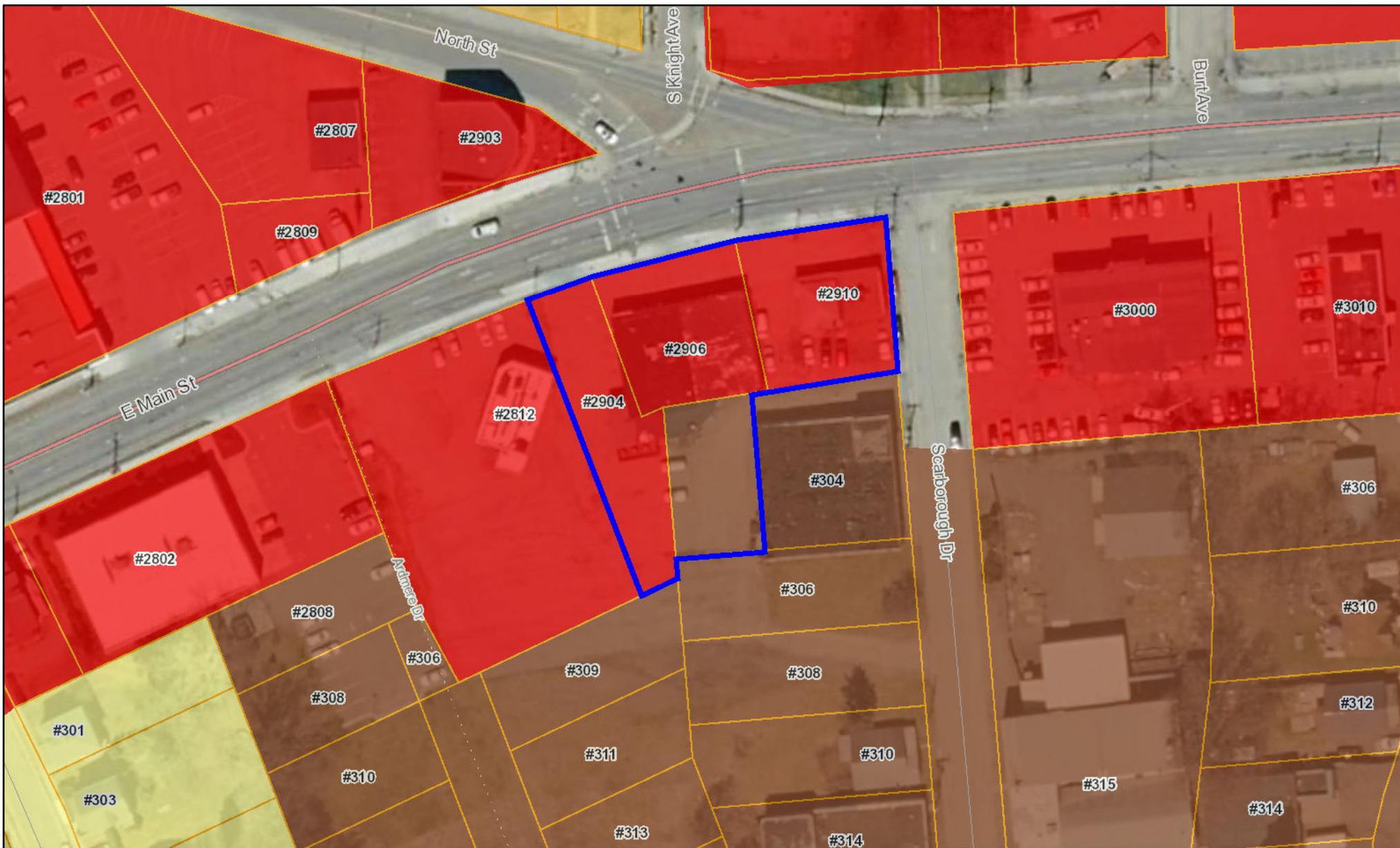


# First General of Southern NY



DISCLAIMER: Broome County does not guarantee the accuracy of the data presented. Information should be used for illustrative purposes only.

# First General of Southern NY



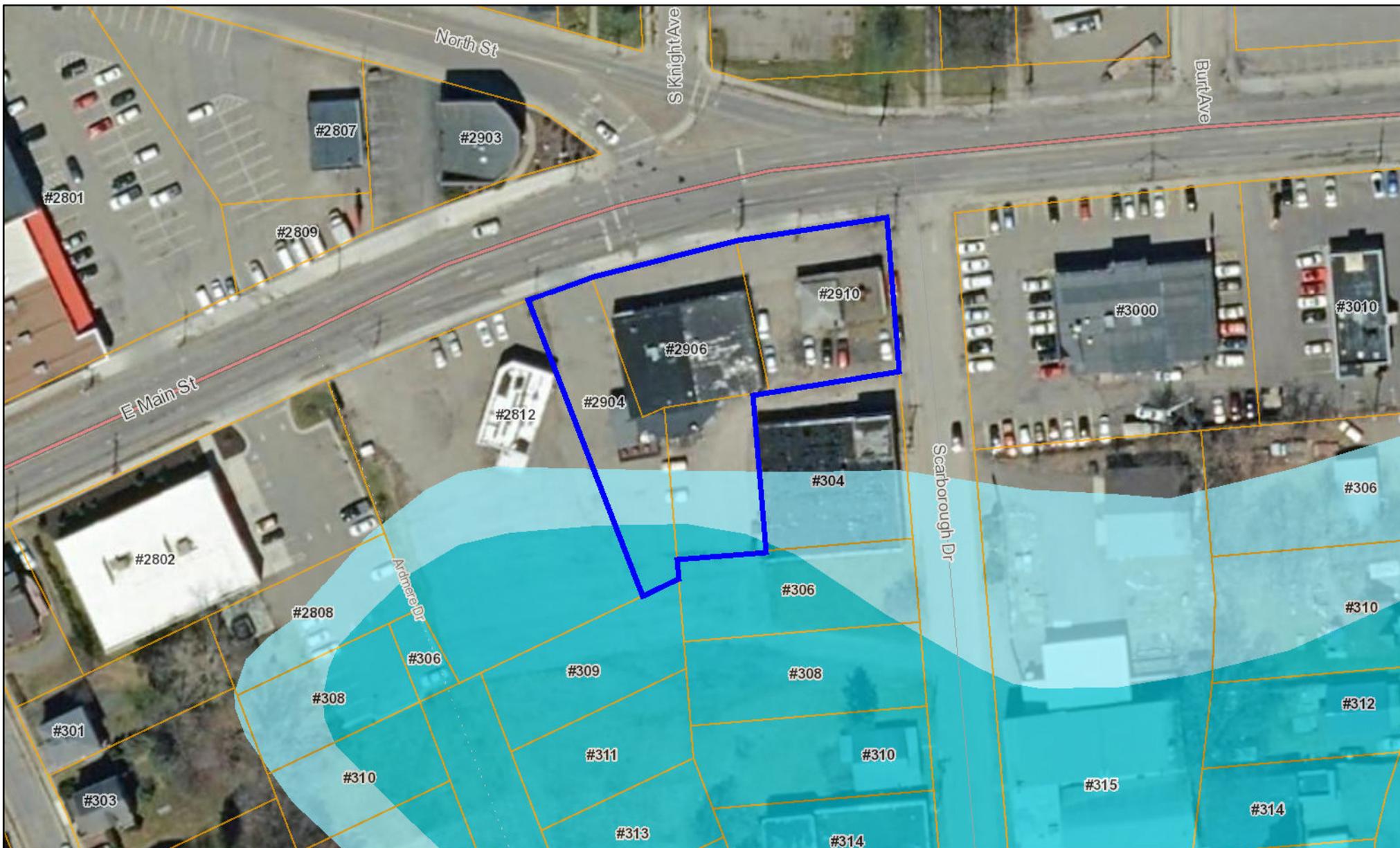
Parcels	Suburban Single Family	Neighborhood Commercial
<b>Union Zoning</b>	Urban Single Family	Commercial Office
Hooper Road Neighborhood Commercial Overlay	Urban Two Family	General Commercial
Open Space District	Suburban Multi-Family	Industrial
Rural Residential	Urban Multi-Family	Planned Unit Development

1 inch = 78 feet

0 50 100  
ft

DISCLAIMER: Broome County does not guarantee the accuracy of the data presented. Information should be used for illustrative purposes only.

# First General of Southern NY



Parcels

**Existing FEMA Floodplain**

- SFHA: 100 Year
- Non-SFHA: 500 Year

1 inch = 78 feet

0 50 100  
ft

Broome County, NY  
**GIS**  
www.bcgis.com

DISCLAIMER: Broome County does not guarantee the accuracy of the data presented. Information should be used for illustrative purposes only.

# First General of Southern NY



 Parcels  
 2011 Flood Inundation

1 inch = 78 feet  
0 50 100  
ft  
  
Broome County, NY  
GIS  
www.begis.com

DISCLAIMER: Broome County does not guarantee the accuracy of the data presented. Information should be used for illustrative purposes only.



# PROPERTY DETAIL SUMMARY

Parcel # **157.08-7-6**  
**2904 MAIN ST E, 13760**

## VIEW:

[GIS Map](#) | [Tax Map](#) | [Real Property \(IMO\)](#) | [Deed](#) | [Streetview](#) | [Bird's Eye](#)

### Ownership Information

Property Owner(s): NORTH & MAIN ST DEVLPMNT L  
Mailing Address: 2713 E Main St | Endwell, NY 13760  
Deed Book & Page: -

### Site Information

Land Area: 0.17 Acres | 40 ft x 93 ft  
Property Use: Commercial  
Class Code: 438  
Water: Public | Sewer: Public  
Utilities: Gas & Electric  
[Broadband Availability](#)  
Highway Access: Under 1 mile  
Adjacent to Rail? No  
[Location Map & Directions](#)

### Building Information

Year Built: | Historic? No  
Square Feet: | Stories: 0  
Condition: NA | Grade: NA  
[Detailed Inventory and Improvement](#)

### Assessment Information

Assessed Value:	Full Value:
Land: \$1,600	Land: \$39,801
Total: \$1,600	Total: \$39,801

Exemptions: None  
School District: [Maine-Endwell](#)  
Special Districts: FP461 LB462 PK461 SL461  
SW462 SW463 UV461  
Property is Taxable  
[Municipal Taxes](#) [School Taxes](#)  
Last Sale: None Found

### Planning Information

Municipality: [Town of Union](#)  
Zoning: General Commercial  
239 Review? Yes, within 500 feet of State/County Road  
Census Tract #: 131 [Demographics](#)  
In Historic District? No  
NYS Historic Tax Credit Eligible? Yes  
In Opportunity Zone ? No | In HUB Zone? No  
In Ag District? No  
Fire Coverage: Endwell Fire  
Election District: Union 33 | [Officials](#)

### Existing FEMA Information

FEMA SFHA: Partially Within, AE  
Panel #: 3600560025B | Date: 09/30/1988  
[Official FEMA Map](#)

### Preliminary FEMA Information

FEMA SFHA: Out, X  
Panel #: 36007C0332F | Date: 02/05/2010  
[Preliminary FEMA Map](#)

### Natural Features

DEC Wetlands? No | NWI Wetlands? No  
Watershed: Patterson Creek  
Aquifer: Primary | Steep Slopes? No  
Soil(s): Cy

**DISCLAIMER:** The information provided is prepared from a variety of sources including recorded deeds, plats, tax maps, surveys, and other public records and data. Users of this data are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information. Broome County assumes no legal responsibility for the information contained herein. Document created on January 5, 2022 by Broome County GIS and Mapping Services.



# PROPERTY DETAIL SUMMARY

Parcel # **157.08-7-7**  
**2906 MAIN ST E, 13760**

## VIEW:

[GIS Map](#) | [Tax Map](#) | [Real Property \(IMO\)](#) | [Deed](#) | [Streetview](#) | [Bird's Eye](#)

### Ownership Information

Property Owner(s): NORTH & MAIN ST DEVLPMNT L  
Mailing Address: 2713 E Main St | Endwell, NY 13760  
Deed Book & Page: -

### Site Information

Land Area: 0.17 Acres | 89 ft x 92 ft  
Property Use: Commercial  
Class Code: 485  
Water: Public | Sewer: Public  
Utilities: Gas & Electric  
[Broadband Availability](#)  
Highway Access: Under 1 mile  
Adjacent to Rail? No  
[Location Map & Directions](#)

### Building Information

Year Built: 1980 | Historic? No  
Square Feet: 4,800 | Stories: 1  
Condition: NA | Grade: NA  
[Detailed Inventory and Improvement](#)

### Assessment Information

Assessed Value:	Full Value:
Land: \$3,500	Land: \$87,065
Total: \$10,500	Total: \$261,194

Exemptions: None  
School District: [Maine-Endwell](#)  
Special Districts: FP461 LB462 PK461 RS462  
RW462 SL461 SW462 SW463 UV461  
Property is Taxable  
[Municipal Taxes](#) [School Taxes](#)  
Last Sale: None Found

### Planning Information

Municipality: [Town of Union](#)  
Zoning: General Commercial  
239 Review? Yes, within 500 feet of State/County Road  
Census Tract #: 131 [Demographics](#)  
In Historic District? No  
NYS Historic Tax Credit Eligible? Yes  
In Opportunity Zone ? No | In HUB Zone? No  
In Ag District? No  
Fire Coverage: Endwell Fire  
Election District: Union 33 | [Officials](#)

### Existing FEMA Information

FEMA SFHA: Out, X  
Panel #: 3600560025B | Date: 09/30/1988  
[Official FEMA Map](#)

### Preliminary FEMA Information

FEMA SFHA: Out, X  
Panel #: 36007C0332F | Date: 02/05/2010  
[Preliminary FEMA Map](#)

### Natural Features

DEC Wetlands? No | NWI Wetlands? No  
Watershed: Patterson Creek  
Aquifer: Primary | Steep Slopes? No  
Soil(s): Cy Cv

**DISCLAIMER:** The information provided is prepared from a variety of sources including recorded deeds, plats, tax maps, surveys, and other public records and data. Users of this data are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information. Broome County assumes no legal responsibility for the information contained herein. Document created on January 5, 2022 by Broome County GIS and Mapping Services.



# PROPERTY DETAIL SUMMARY

Parcel # **157.08-7-8**  
**2910 MAIN ST E, 13760**

## VIEW:

[GIS Map](#) | [Tax Map](#) | [Real Property \(IMO\)](#) | [Deed](#) | [Streetview](#) | [Bird's Eye](#)

### Ownership Information

Property Owner(s): NORTH & MAIN ST DEVLPM T L  
Mailing Address: 2713 E Main St | Endwell, NY 13760  
Deed Book & Page: D0-0

### Site Information

Land Area: 0.18 Acres | 90 ft x 91 ft  
Property Use: Commercial  
Class Code: 484  
Water: Public | Sewer: Public  
Utilities: Gas & Electric  
[Broadband Availability](#)  
Highway Access: Under 1 mile  
Adjacent to Rail? No  
[Location Map & Directions](#)

### Building Information

Year Built: 1985 | Historic? No  
Square Feet: 1,250 | Stories: 1  
Condition: NA | Grade: NA  
[Detailed Inventory and Improvement](#)

### Assessment Information

Assessed Value:	Full Value:
Land: \$3,600	Land: \$89,552
Total: \$5,900	Total: \$146,766

Exemptions: None  
School District: Maine-Endwell  
Special Districts: FP461 LB462 PK461 SL461  
SW462 SW463 UV461  
Property is Taxable  
[Municipal Taxes](#) [School Taxes](#)  
Last Sale: None Found

### Planning Information

Municipality: Town of Union  
Zoning: General Commercial  
239 Review? Yes, within 500 feet of State/County Road  
Census Tract #: 131 [Demographics](#)  
In Historic District? No  
NYS Historic Tax Credit Eligible? Yes  
In Opportunity Zone ? No | In HUB Zone? No  
In Ag District? No  
Fire Coverage: Endwell Fire  
Election District: Union 33 | [Officials](#)

### Existing FEMA Information

FEMA SFHA: Out, X  
Panel #: 3600560025B | Date: 09/30/1988  
[Official FEMA Map](#)

### Preliminary FEMA Information

FEMA SFHA: Out, X  
Panel #: 36007C0332F | Date: 02/05/2010  
[Preliminary FEMA Map](#)

### Natural Features

DEC Wetlands? No | NWI Wetlands? No  
Watershed: Patterson Creek  
Aquifer: Primary | Steep Slopes? No  
Soil(s): Cy Cv

**DISCLAIMER:** The information provided is prepared from a variety of sources including recorded deeds, plats, tax maps, surveys, and other public records and data. Users of this data are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information. Broome County assumes no legal responsibility for the information contained herein. Document created on January 5, 2022 by Broome County GIS and Mapping Services.



# PROPERTY DETAIL SUMMARY

Parcel # **157.08-7-9**

**304 SCARBOROUGH DR, 13760**

## VIEW:

[GIS Map](#) | [Tax Map](#) | [Real Property \(IMO\)](#) | [Deed](#) | [Streetview](#) | [Bird's Eye](#)

### Ownership Information

Property Owner(s): NORTH & MAIN ST DEVLPMNT L  
Mailing Address: 2713 E Main St | Endwell, NY 13760  
Deed Book & Page: [D0-0](#)

### Site Information

Land Area: 0.31 Acres | 100 ft x 143 ft  
Property Use: Commercial  
[Class Code](#): 449  
Water: Public | Sewer: Public  
Utilities: Gas & Electric  
[Broadband Availability](#)  
Highway Access: Under 1 mile  
Adjacent to Rail? No  
[Location Map & Directions](#)

### Building Information

Year Built: 1965 | Historic? No  
Square Feet: 7,132 | Stories: 2  
Condition: NA | Grade: NA  
[Detailed Inventory and Improvement](#)

### Assessment Information

<b>Assessed Value:</b>	<b>Full Value:</b>
Land: \$400	Land: \$9,950
Total: \$7,500	Total: \$186,567

[Exemptions](#): None  
School District: [Maine-Endwell](#)  
[Special Districts](#): FP461 LB462 PK461 SL461  
SW462 SW463 UV461  
Property is Taxable  
[Municipal Taxes](#) [School Taxes](#)  
Last Sale: None Found

### Planning Information

Municipality: [Town of Union](#)  
[Zoning](#): Industrial  
[239 Review](#)? Yes, within 500 feet of State/County Road  
[Census Tract #](#): 131 [Demographics](#)  
In Historic District? No  
NYS [Historic Tax Credit](#) Eligible? Yes  
In [Opportunity Zone](#) ? No | In [HUB Zone](#)? No  
In [Ag District](#)? No  
[Fire Coverage](#): Endwell Fire  
[Election District](#): Union 33 | [Officials](#)

### Existing FEMA Information

FEMA [SFHA](#): Partially Within, AE  
Panel #: 3600560025B | Date: 09/30/1988  
[Official FEMA Map](#)

### Preliminary FEMA Information

FEMA [SFHA](#): Out, X  
Panel #: 36007C0332F | Date: 02/05/2010  
[Preliminary FEMA Map](#)

### Natural Features

[DEC Wetlands](#)? No | [NWI Wetlands](#)? No  
[Watershed](#): Patterson Creek  
[Aquifer](#): Primary | Steep Slopes? No  
[Soil\(s\)](#): Cy

**DISCLAIMER:** The information provided is prepared from a variety of sources including recorded deeds, plats, tax maps, surveys, and other public records and data. Users of this data are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information. Broome County assumes no legal responsibility for the information contained herein. Document created on January 5, 2022 by Broome County GIS and Mapping Services.