



TOWN OF ULYSSES

PLANNING BOARD

Notice of Public Hearing

PROJECT FILE SUMMARY

Project Name: Koskinen 2 Lot Minor Land Division
Project File No.: MNSUB2609-01
Applicant: Roger Koskinen
Property Owner: Roger Koskinen
Project Address: 6237 Podunk Road
Tax Parcel No.: 22.-5-4
Zoning: A/R: Agricultural/Rural Zone and DD6: Development District 6 Koskinen Auto Repair

PROJECT DESCRIPTION

The applicant and property owner, Roger Koskinen, applied for a minor subdivision for the subject site to subdivide the approximately 26.50 acre lot into two lots, Parcel 1 approximately 1.20 acres and Parcel 2 approximately 25.29 acres.

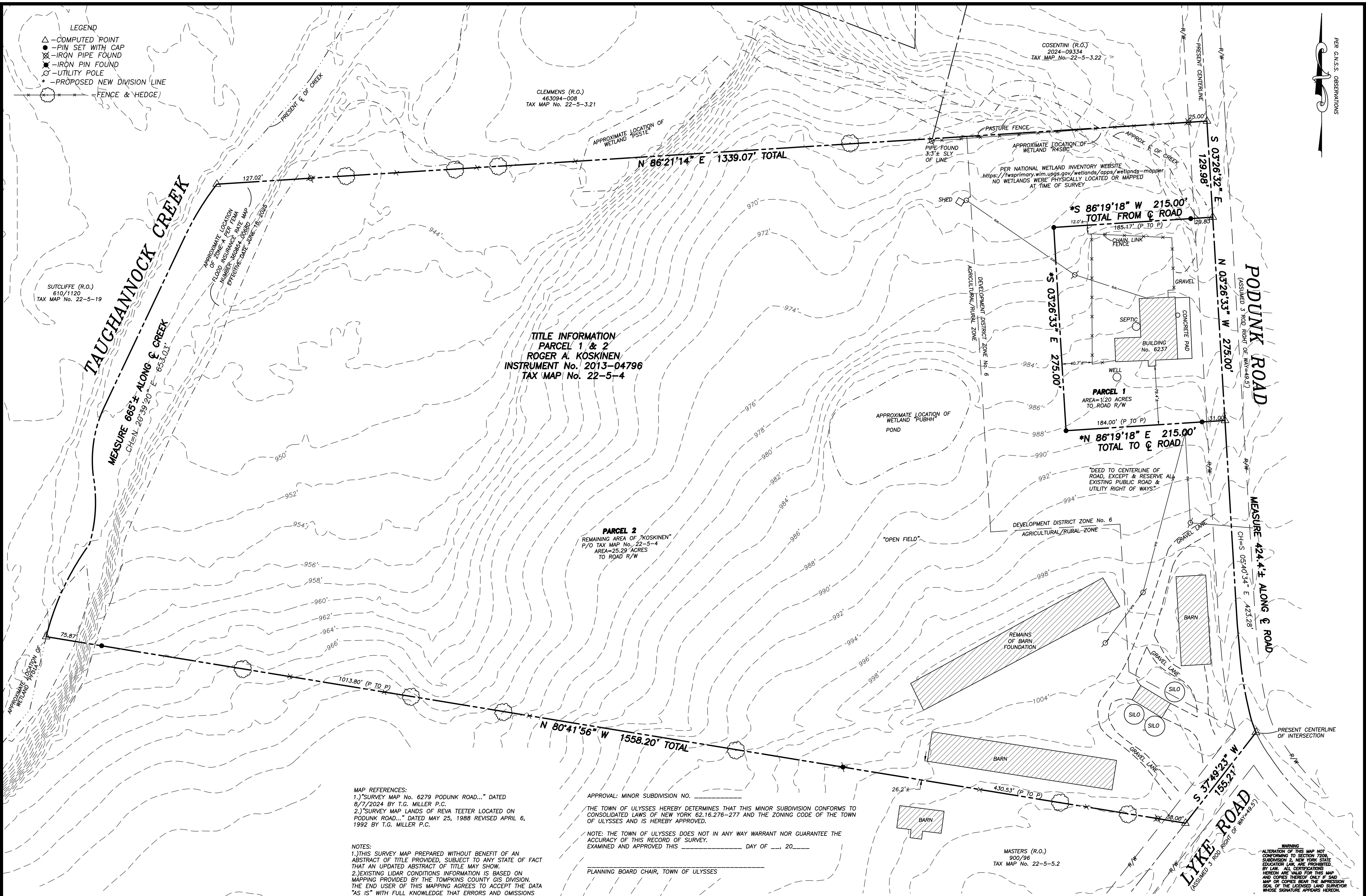
PUBLIC COMMENT PERIOD

The application is available for inspection at: <https://townofulyssesny.gov/calendar/>. Written comments on the application are solicited and all interested parties or their representatives will be afforded an opportunity to submit written and/or oral comments during the hearing. Written comments may be sent in advance to the Town Planner via email to planner@townofulyssesny.gov by 3pm on October 6, 2026, or hard copy sent to Town Hall, 10 Elm St., Trumansburg NY 14886.

PUBLIC HEARING

Date & Time: Tuesday October 6, 2026 at 7:00 PM
Location: Town Hall, 10 Elm St., Trumansburg.
Videoconferencing will be used, and the public may either join in person at Town Hall or via Zoom at: <https://zoom.us/j/96593175470>
Meeting ID: 965 9317 5470
+1 646 876 9923 US (New York)

The Town strives to provide accommodations for individuals with disabilities. Please contact our office at least two days prior to the scheduled event if accommodations are needed.



CERTIFICATION

I hereby certify to ROGER A. KOSKINEN
that I am a licensed land surveyor, New York State License
No.050096, and that this map correctly delineates an
actual survey on the ground made by me or under my direct
supervision and that I found no visible encroachments either
way across property lines except as shown hereon.

SIGNED: Lee Dresser DATED: 4/10/2026

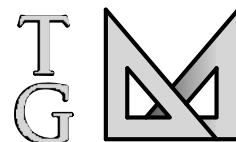


APPROVAL: MINOR SUBDIVISION NO. _____

THE TOWN OF ULYSSES HEREBY DETERMINES THAT THIS MINOR SUBDIVISION CONFORMS TO
CONSOLIDATED LAWS OF NEW YORK 62.16.276-277 AND THE ZONING CODE OF THE TOWN
OF ULYSSES AND IS HEREBY APPROVED.

NOTE: THE TOWN OF ULYSSES DOES NOT IN ANY WAY WARRANT NOR GUARANTEE THE
ACCURACY OF THIS RECORD OF SURVEY.
EXAMINED AND APPROVED THIS _____ DAY OF _____, 20____

PLANNING BOARD CHAIR, TOWN OF ULYSSES



T.G. MILLER, P.C.
ENGINEERS AND SURVEYORS
605 WEST STATE STREET, SUITE A
ITHACA, NEW YORK 14850
WWW.TGMILLERPC.COM
607-272-6477

TITLE:
FINAL MINOR SUBDIVISION
SHOWING PORTION OF LANDS OF
ROGER A. KOSKINEN
LOCATED ON PODUNK ROAD

TOWN OF ULYSSES, TOMPKINS COUNTY, NEW YORK

DATE: **4/10/2026**

S251081-B

SCALE: **1"=80'**

REVISED



WARNING
ALTERATION OF THIS MAP NOT
CONFORMING TO SECTION 7209,
SUBDIVISION 2, NEW YORK STATE
EDUCATION LAW, ARE PROHIBITED
BY LAW. ALL CERTIFICATIONS
HEREON ARE VALID FOR THIS MAP
AND COPIES THEREOF ONLY IF SAID
MAP OR COPIES BEAR THE IMPRESSION
SEAL OF THE LICENSED LAND SURVEYOR
WHOSE SIGNATURE APPEARS HEREON.