



Waterfront Advisory Board October 28, 2020 Meeting Minutes

Members Present: Chairperson Mercedes Ross, Dale Wolfield, Margaret Phelan, Vincent Coq, Chet Allen, Eli Schloss, Carol Tomassetti and Marion Zimmer.

Also Present: Supervisor Shannon Harris, Town Board Members Kathy Quack and Jaret Geuss, Consultant Matt Rogers of the LaBerge Group, Joshua Hunn, NYSDOS Coastal Resources Specialist, Environmental Board Member Cynthia McVay, Diane Dintruff and Outreach Coordinator Alex Dean

Chairperson Mercedes Ross called the meeting to order at 7:00 p.m.

Sleightsburg Spit Mediation Update:

Member Carol Tomassetti provided update relative to recommendations to the Town Board relative to Sleightsburg Spit and the installation of two cameras (one at the entrance and one at the ramp). The installation of a camera at the ramp needed further investigation relative to feasibility and what type of power could be used to operate it. Chet Allen inquired as to when the recommendations would be addressed by the Town Board. Supervisor Harris indicated that it was preferable to make decisions on the WAB recommendations in November and early December. The concerned citizens were requested to compile a list of proposed signage and information that the Town Board could take action on. Member Tomassetti indicated that the camera recommended at the ramp was supported by the residents and members of the fishing community and may be supported by those individuals.

The kick-off of the Local Waterfront Revitalization Program - Project Advisory Committee (PAC) commenced

Meeting Discussions:

1. History of the Esopus LWRP, Progress and Recent Planning Work

- Matthew Rogers introduced Joshua Hunn, Coastal Resources Specialist with the NYSDOS. Mr. Hunn will be assisting the Town with the LWRP Update and plans on attending each PAC meeting.
- Mr. Rogers provided a brief overview of the existing LWRP, implementation progress and additional relevant studies and planning work.

2. Roles and responsibilities

- Mr. Rogers identified the following individuals that will be involved in leading and coordinating the LWRP Update:
 - Local Coordinators/Co-Chairs: Mercedes Ross and Margaret Phelan
 - Project Outreach: Alex Dean, Community Outreach Coordinator
 - NYSDOS Project Manager: Joshua Hunn, Coastal Resources Specialist
 - Project Consultant: Laberge Group (lead consultant), CLA Site (concept designs), & LAndArt Studio (Design Standards/Guidelines)

3. Overview of the LWRP and Associated Process

- Using a PowerPoint presentation prepared by NYSDOS and modified by Laberge Group, Matthew Rogers, assisted by Josh Hunn, provided an overview of the LWRP and associated process. The PPT was displayed for all participants to view. The following topics were discussed:
 - What is a LWRP?
 - LWRP Benefits
 - LWRP Planning Process
 - Inventory and Analysis
 - Local Waterfront Revitalization Policies
 - Proposed Land and Water Uses and Proposed Projects
 - Techniques for Local Implementation
 - Local Consistency Law
 - State & Federal Actions & Programs Likely to Affect Implementation
 - Local Commitment & Consultation
 - Determination of Significance & SEQRA Compliance
 - Review process
 - Implementation
- Ms. Tomassetti asked what the typical lifespan is for a LWRP. Mr. Hunn stated that the ideal timeframe is to update your LWRP every five years. Mr. Rogers added that once the Town has updated their current LWRP, it will be easier/more efficient to make updates on a more regular basis whether it is every 5 years or when certain local or regional issues require the document to be revised.
- WRA Boundary Discussion: Mr. Rogers discussed the potential for expanding the WRA boundary. Mr. Hunn stated the DOS will review the proposed boundary and reminded the Town that the standard is buffer 1,000 ft. from the shoreline. The Town will need to provide adequate justification for any expansion.
- Discussion on the Waterfront Policies: Mr. Hunn explained that there are 44 policies. The Explanations for each are intended to be refined consistent with the Town's waterfront conditions. Mr. Hunn stated that the policies have changed significantly from the 1987 LWRP and recommends the Town begin with the new ones.

- Land and Water Use Projects. Mr. Rogers discussed the role that CLA Site will provide in assisting with design concepts for up to three projects and LAndArt Studio in preparing the design guidelines/standards.
 - Ms. Tomassetti asked if the identification of projects could include property that is currently not available for development, but might be in the future. Mr. Rogers explained that the LWRP should include these situations as it is a long-term planning document. Mr. Rogers also clarified that the LWRP will include more than just three projects, the PAC will assist in identifying them and they will be noted on the Proposed Project, Land Use and Development Plan Map.
- State and Federal Actions. Ms. Tomassetti asked if the consistency reviews apply to Ulster County. Mr. Hunn explained that the consistency review does not apply to direct County actions. However, if the County directly proposes a project that involves a state-level trigger (e.g., SEQRA, Permits, & Funding), the project would be reviewed against the policies by the applicable state agency).

4. Review of Project Work Plan and Schedule

- Mr. Rogers reviewed the Project Work Plan and Schedule. Both documents were made available to the PAC prior to the meeting. The schedule was displayed for all participants to review.
- Mr. Rogers explained that there will be a total of 6 PAC meetings (including this Kick-Off meeting). It is recommended that the full PAC meet in between meetings with Laberge Group, during which draft documents can be reviewed and recommendations prepared.
- Ms. Tomassetti asked if the new LWRP can be more user-friendly, an interactive PDF. For example: be able to zoom into areas of the maps and have relevant information in more “digestible forms.” Mr. Rogers stated that the WRA will be divided into at least three subareas which will allow the maps to be easier to view, hyperlinks to the maps and figures could be provided and additional steps could be taken to make the report more user-friendly and usable. Mr. Hunn recommended that the Town provide all documents online. Mr. Rogers explained that the Town has information and related documents for all ongoing projects on the Town website and that as documents are approved by the PAC, they can be placed on the website.

5. Inventory and Analysis

- Mr. Rogers reviewed an outline of the Inventory and Analysis which was displayed and made available to all participants.

6. Waterfront Revitalization Area Boundary.

- The WRA boundary and potential expansion was previously discussed in Item 3 Overview of the LWRP & Associated Process.

7. Community Outreach Plan and Stakeholders.

- Mr. Rogers provided an overview of the anticipated outreach techniques, public meetings to be held and potential stakeholders.
- Specific potential stakeholders discussed: marinas in Connelly and Hidden Harbor Boat Club, Scenic Hudson, NYSDEC (ecological and regulatory input), all First Responders (Fire Depts., TEVAS, and Sheriff's Dept.), Riverkeeper, Hudson 7, Central Hudson Gas & Electric, recreational enthusiasts (boating, fishing, hunting, etc.), and the Lake Katrine Rod and Gun Club.
- Ms. Dintruff inquired about adding Lakeshore Villas. Mr. Rogers stated that the Town might want to avoid formally listing residential developments as stakeholders and instead ensure they are contacted and invited to participate in the public process.
- Ms. Tomassetti asked about the Callanan property west of Connelly and others inquired about all waterfront commercial property. Mr. Rogers stated that he would evaluate all waterfront commercial properties to determine if certain ones should be formally invited as stakeholders.
- Recommendation from Dale Wolfeld to add the Hudson Maritime Museum.
- Mr. Rogers stated that he would update the Stakeholder list and include it in the Community Outreach Plan.

8. Next Steps.

- Mr. Rogers discussed the need for the WAB/PAC to prepare a vision. In advance of the WAB/PAC November meeting, guidance on preparing a vision statement will be provided. Mr. Rogers requested that the WAB/PAC begin working on a vision statement for the waterfront area at their November meeting.
- Mr. Hunn stated the City of Rochester has a good vision that can be used as an example.
- Next LWRP meeting scheduled for December 16, 7-9pm.
- The draft Community Outreach Plan, Revised WRA Map and Guidance on preparing a vision will be provided in advance of the November 18 WAB/PAC meeting.

9. Additional Items.

- Need for additional PAC Members. Mr. Rogers stated that the Town should seek to add additional members to the PAC. The PAC should consist of WAB members supplemented by additional representation. Recommendation that the PAC include one member from the Planning Board, ZBA, and the Env. Board.
- Confirmation that all future LWRP meetings will be held virtually.

- Cynthia McVay suggested that the Env. Board could also be a stakeholder. Mr. Rogers stated that all Town Boards/Committees could be listed as Stakeholders.
- Consistency Review and Referral Process. Ms. Phelan raised the WAB's ongoing concerns that the referral process between the WAB and the PB, ZBA, Town Board and others, is not clear and needs to be improved. Discussion by WAB/PAC members occurred regarding the referral process and recent situations. Mr. Hunn stated that the Town should evaluate the current referral process that is available. The WAB/PAC will review draft revisions to the referral process.
- Cynthia McVay asked if the Town should consider issuing a moratorium on waterfront development until the LWRP is completed. Mr. Rogers explained that the LWRP addresses many more issues than regulatory ones and that a moratorium on development is not an approach Laberge Group would recommend for the Town to consider in this situation. Mr. Rogers stated that if there were specific types of developments/uses proposed within the WRA that concerns the Town/WAB, then the Town should take a closer look. At this stage, there is not enough information to make such a decision on moratoriums.

Meeting Notes Submitted by Laberge Group November 11, 2020

Meeting adjourned at 7:00 p.m.

Respectfully Submitted,

Lisa K. Mance, Secretary