

Meeting Summary



Date: 9/22/2016

Project: Marlborough LWRP and Comprehensive Plan

Topic: Committee Meeting

Attendees: Al Lanzetta, town supervisor, John DeMarco, deputy supervisor, Howard Baker, town council, Cindy Lanzetta, volunteer project administration, Barbara Kendal, NYS Dept. of State, Matt Kierstead, Chip Kent, Daniel Pinnavaia

Consultant: John Behan, Cynthia Behan, Allison Hargrave, Behan Planning and Design

Location: Milton on Hudson Train Station

Agenda: Barbara Kendal for NYS Dept. of State (DOS) will discuss the LWRP in general and the role of DOS and the town in the project, John Behan will review the project's schedule and the topics of the upcoming community forums, Cynthia Behan will present a PowerPoint with some observations for the 9W corridor.

Barbara Kendal and the Local Waterfront Revitalization Program:

LWRP: Leads to projects that will improve the town.

The Comprehensive Plan has more policy statements; it is a general guide for the future of the town.

- The DOS staff is involved in the process
- LWRP will have projects listed, acts as a blueprint and guides grant applications
- LWRP is a 50/50 matching grant; Cindy Lanzetta will keep track of town's time
- Tasks are tied to deliverables and a payment request
- Adoption process at the end of the LWRP, adoption of the plan amends the Federal Coastal Boundary.
- Behan to ensure that DOS environmental protection fund (EPF) grant attribution is included on all materials; Barbara Kendall to send the most recent attribution.
- Harbor Management Plan (HMP)- part of the LWRP. Need to figure out if the town boundary is the shoreline or if it extends into the river. OGS has underwater land ownership maps. Cindy suggested seeing how some of the surrounding communities have handled this in their LWRPs.
- The shipping channel is close to the west shoreline, will be included in the HMP along with all docks, other riverfront and submerged features.

It was asked how the LWRP could relate to the US Coast Guard's proposal to moor vessels somewhere in the area? Once the LWRP is adopted, any project proposed in the waterfront areas will have to meet the Local Consistency Laws; town will also have a comment period on the project.

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Review of Schedule: Tied to work program of the LWRP

- JB says we are setting it up from the start for the Draft Generic Environmental Impact Statement (DGEIS), not project specific, but reviews how the overall plan may affect the town.
- Behan currently working on the Inventory and Analysis for the town
 - Includes, but is not limited to: Environmental and historic resources, vacant properties, land use, housing
- Copies of materials will be sent to committee before meetings from now on so that everyone can have a chance to look them over.
- Need to submit all materials to DOS before they are published on the website.
- Draft goals and objectives of the plan to be reviewed during the October Committee Meeting,
- Once the town adopts the plan, then there is a 60-day review period by the state agencies. The end of that review completes the town's obligations under the grant.

Review of 4 Community Forum Topics:

- John Behan asked for 1 or 2 Committee Members to volunteer to be our liaison for each topic
- It was suggested that we kick off the forums with Topic #2: Economic Development, Hamlet Revitalization and Waterfront Access.
- It was suggested that Historic Preservation be included in one of the forum topics, the committee decided that it should be included in Topic # 3: Land Use, Transportation, Community Character and Zoning.

Topic #1: Agriculture, Agritourism and Working Forests – Forum will be scheduled for early 2017.
Committee Member Liaison: Chip Kent.

Topic #2: Economic Development, Hamlet Revitalization and Waterfront Access – To kick off forum series. Committee Member Liaison: John D.

Topic #3: Land Use, Transportation, Community Character and Zoning – Forum to be scheduled for early 2017 to potentially coincide with the 9W Corridor Study. Topics will include Historic Preservation.
Committee Member Liaison: Matt K.

Topic #4: Housing and Community Services – Will be the second community forum. Ulster County Planning Department will be contacted for any pertinent data. Committee Member Liaison: Al L.

Cynthia Behan presents general 9W Corridor ideas:

Cynthia Behan presented a PowerPoint of a “drive” down 9W with suggestions for corridor improvements – suggested the gateway areas for the hamlets;

- The purpose of this exercise is not to single out a specific business, but to develop suggested guidelines for businesses and for the overall landscape character along 9W in order to help create a stronger sense of place and add to the economic attractiveness for the town;
- Think of what is unique about Marlborough—the orchards and vineyards, bring these right up to the highway edge—Think Tuscany and the landscape. Create a common theme for the edge treatment along the road—consider elements that exist and build upon these:
 - Stone walls with grass, trees, a few plantings
 - Nice signs that are clear but don't overwhelm
 - Open views—especially long views and across the valley and the river

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- Roadside attractions: especially those that relate to agriculture (farm-to-table restaurants, etc.). All that has been done toward this end so far has been positive.
- Look for a centerpiece for this—consider a “Taste of New York” location somewhere on 9W to bring more to town to learn of the town/county/region’s bounty.
- Consultant suggestions included: Improve pedestrian amenities, installing landscape treatments that improve the aesthetics of the corridor and encourage traffic to slow down, improving maintenance of views from 9W, decreasing areas of open access to parking lots- installing curbs, review the “Y” shaped intersections.
- We don’t want guidelines to be a burden for locally-owned businesses—rather, something businesses would want to participate in to improve the overall quality of the corridor.

Discussion:

- Comments that were made included: too many signs—especially billboards, it would be nice to bury the utilities.
- Identify the “Top 10” projects for the town in the LWRP-- 9W Corridor is one of them- keep the momentum rolling for this project.
- Look at Port Ewing as a potential model for hamlet revitalization
- LED lights are much more efficient than the existing street lights—attractive lighting would do much to improve the corridor.
- DOS has funding opportunities for streetscape improvements in the hamlets after the LRWP is complete/in draft form.

Next Steps

- Behan Planning and Design (Allison H.) will reach out to liaisons to coordinate community forums.
- Town to post project schedule and public involvement program on town website. Confirm/clarify municipal boundary along Hudson (shoreline or mid-river).
- Behan to complete the review draft of the inventory and analysis section of the LWRP and waterfront area map and discussion draft goals and objectives to share with committee and DOS.
- Next meeting 5:30 p.m. Thursday, October 27, Milton-on-Hudson Train Station.