

**Orange County Planning Board**  
**Meeting Minutes**  
**April 2, 2019**

**Members Present:** E. McClung, M. Sweeton, T. Gottlieb, S. Turner, C. Best, M. J. Guinchard, J. Wolfe  
**Staff:** D. Church, J. Richmond, F Budde, K. Schmidt, E. Russell

Meeting was called to order at 4:30 PM.

It was noted that S. Turner should be added to the minutes as a guest at the February 5<sup>th</sup> meeting. A motion was made by M. Sweeton and seconded by T. Gottlieb to approve the minutes from the February 5, 2019 meeting, approved.

F. Budde prepared the GML 239 Referrals report for the month of March 2019. There were 48 mandatory GML 239 referrals sent to the Department by municipalities throughout the County. A total of 1,423 dwelling units and 429 thousand square feet of nonresidential development were proposed, as well as 2 small scale solar facilities countywide. 1,014 of the multifamily dwelling units involved the resubmission of amended plans from Kiryas Joel. Notable referrals include: Crawford – 31 lot subdivision; Montgomery – Special use permit for BHT Montgomery for large inoperable car storage and warehouse which is causing concern about potential pollution to water supply. There have been quite a few solar projects, close to 50 over the last couple of years. There are fields of panels in the southwest part of the County and in Montgomery and Minisink. The panels are warranted for 20 years, but some are still working from the 80's. The efficiency is degrading. The old panels can be recycled, but still a lot is unknown at this time.

The Legislature held two public hearings on the Comp Plan updates. There were 22 comments received – 10 from the first hearing and 12 from the second. Five written comments were received, but four of those were from speakers at the hearings. Comments were all specific relating to public transit service, transportation and comments dealing with the core document and Priority Growth Areas. There were concerns about specific transit service issues like getting from Newburgh to Goshen, people getting to colleges and employment, bus terminal not located in the City of Newburgh. There were general transportation concerns about reducing congestion on Route 17M, maintenance of existing roads and greater trail connectivity. In the core document, there were general concerns over the Priority Growth Areas including open space, economic development, traffic and general quality of life. There were questions about how we describe trends. There seems to be a general need to clarify how these plans supersede the previous plans. The recommendations and policies outlined in the Open Space Plan, for example, are still relevant. We received the Legislature's summary from the public hearings yesterday. We are trying to give a sense of the feedback, but it doesn't seem that a big edit is required. Since we only received the summary yesterday, we haven't had time to complete the edits. There were comments about adding growth area by Tuxedo Park along Route 17. The section in the Village of Chester near Walton Lake is out. The Schunnemunk Mountain area is environmentally sensitive and should not be in the Priority Growth Area. From the comments, it seems that people are just looking at the map and ignoring the narrative. They will add a footnote to the map referring to the narrative. People want confidence that source water is protected and treated specially. All water supplies should be removed from Priority Growth Area. Priority Growth Area south of Village of Tuxedo Park should be increased. Transit hubs include park and rides as well as train stations. Areas with primary park and rides will be transit hubs. Stewart Airport will be a transit hub. There is strong interest in getting a train connection there or a dedicated service or shuttle. There is some language work to do. We have to call out in the text environmental constraints, because they are not coming off as obvious. Changes in the language under trends referring to Kiryas Joel, Palm Tree and satellite communities needs to be changed. There were many transportation operating comments. There are currently several studies underway. We are working with Cambridge Systematics to look at public – private partnerships and best practices in other communities. With cell phone data, we can analyze where people are coming from and going to. We are going to develop an open trip planner on the Orange County website. The user will be able to put in a location and find transit options available. One of the future goals will be to develop a housing piece for the Comprehensive Plan. All the edits should be completed on the Comp Plan and we can share that with you before the next meeting. We are trying to get on the legislative agenda by April with Comp Plan amendments. They might decide they need more time.

K. Schmidt distributed an updated points list for Climate Smart Communities recertification. Some items for recertification will be updated and resubmitted. She is optimistic that we will make the 120 points required for recertification. The yellow highlighted items are where the Planning Board can guide, make suggestions and help prioritize. Emphasis should be placed on the Innovation section. Stream monitoring and well testing is something that we have been doing, but not reported. They will look at that as innovative. The Community Preservation Act provides local government, Counties or Towns the ability to apply to Albany to charge Real Estate transfer tax. The Town of Warwick has approval. It took over three years to get this passed. It took effect in 2007 and expires in 2026. It generates ¾% on land transactions. It generates about \$60,000 per month. It is authorized by the state and signed by the governor. It has allowed Warwick to have matching funds available for State or Federal funding for land preservation. On the County level, in subcommittee they have endorsed this and it will go to full legislature. The Planning Board agreed to be the Task Force for the Climate Smart Communities. There are 9 board members and the task force will be expanded a bit for the quarterly meetings. The Task Force will consist of one legislator, a senior representative from County DPW, a representative from Sustainable Warwick, the sustainability coordinator from SUNY Orange, a representative from the public school system, a representative from Hudson Valley Regional Council, Carla Castillo, a representative from Black Rock Forest, a representative from Orange County Land Trust, a librarian for communication issue, and Mike Sweeton is here representing Mayors and Supervisors. The proposal is that there will be quarterly agenda items where they will join the board meetings. The Task Force meeting could be in June. By the next meeting, we should have more definition on the task force. Think about a cap limiting the number of members and define what you want the group to do.

The next meeting is scheduled for May 7, 2019. The meeting was adjourned at 6:07 PM.