

ULSTER COUNTY PLANNING BOARD
Minutes – Wednesday, December 2, 2020

The Ulster County Planning Board Meeting 7:00 p.m. on Zoom

The Executive Committee Did Not Meet

REMOTE MEETING ONLY - WEB or CALL IN ONLY
PLEASE DO NOT SHOW UP TO THE COUNTY BUILDING – IT IS CLOSED

MEMBERS OF THE PUBLIC WERE INVITED TO LISTEN IN

Join Zoom Meeting: Webinar ID: 875 6300 3273 Password: 834223

Chairman Calimano called the meeting to order and Mr. Doyle read the roll call.

1. **ROLL CALL – Present:** L. Mance, J. Konior, C. Lanzetta, M. Calimano, D. Boggess, T. Wilkin, M. Baden, J. Brown, R. Hlavaty, V. Welton, M. Watkins, F. Almquist, V. Markowitz, M. Rudikoff, J. Winer, W. Murray, V. McLaughlin, G. Gagliardi, D. Doyle, R. Leibowitz, B. Samuelson **Absent:** L. Geary, S. McCarthy, J. Bonavita-Goldman **Excused:** R. Pecora, D. Proctor **Guests:**

2. **APPROVAL OF MINUTES**
The November minutes were approved. Motion by Mr. McLaughlin, seconded by Mr. Konior. All were in favor.

3. **EDUCATION & TRAINING OPPORTUNITIES**
The Chairman noted that a number of virtual training opportunities have been sent out. Mr. Doyle mentioned the list of online classes being offered by NYSDOS. Lisa stated there is one tomorrow (December 3rd) at 10AM by the State Committee on Open Government. Mr. Almquist asked if there was a restriction on registering for the Department of State seminars. Mr. Doyle stated there were no restrictions. Mr. Baden stated that the NY Planning Federation has some offerings for free for members. Mr. Doyle added that our board members can sign up for NYPF classes for free under our membership.

4. **COMMUNITY REPORTS**
Mr. Baden informed the Board that the Town of Rochester will have an official alternate member, Erin Enouin, who is a current member of Town Board and former member of the ZBA.

Ms. Mance informed the Board that the Town of Hurley will be appointing a new member, Mitchell Cohen, and she will become the alternate member.

Mr. Wilkin noted that he sits on UCTC for Plattekill and stated the presentation at last week's meeting was an eye opener regarding County transportation problems and challenges. He added that Wallkill losing the UCAT service was a hard problem to fix. Mr. Doyle stated the Mid-Hudson Connects study is looking at regional transit for the three counties: Ulster, Orange and Dutchess, adding that most systems now are either within the county or to Albany, not to neighboring counties, which is what this study is about.

KEY: (f) = handout will be in folder at meeting
(m) = handout included in the mailing

Mr. McLaughlin noted that Village of Saugerties ZBA will be having a public hearing on December 22 at 7:00PM regarding converting storefront to apartments. Mr. Doyle stated that is on our agenda tonight

5. PLANNING BOARD REPORTS

a. Chairperson Report
No Report

b. Committee Reports

- Nominating Committee – Election of 2021 Officers

Mr. Baden stated the committee has discussed and recommends the following as officers for 2021: Mr. Brown as Chairman, Mr. Boggess as Vice Chair and Mr. Gagliardi as Secretary.

Chairman Calimano asked if there were any other nominations. Having none proposed, Mr. Watkins and Mr. Baden thanked Mike Calimano for serving the past two years.

Motion to approve officers for 2021 as nominated was made by Mr. Baden and seconded by Mr. McLaughlin. All were in favor.

6. PLANNING DEPARTMENT REPORTS

a. Financial Report

Mr. Doyle stated that we haven't seen anything that would amend the Planning Department's 2021 budget, adding that we will end this year in the black. Mr. Baden asked with the census ending the way it did if there was any other work to be done by the County or are we just waiting for numbers. Mr. Doyle stated that the Census is supposed to deliver the final count to the president by the end of the year. It will then be passed on to Congress to consider, then to State government for apportionment in the Spring. At the Local level, the charter provides for an apportionment committee who will make decisions regarding the legislative seats in the County.

b. Environmental Notice Bulletin & Grant Opportunities

Mr. Doyle made note of several items listed in the ENB.

c. Communications

Mr. Doyle stated that that we are happy for the Town of Marlborough and asked Ms. Lanzetta if she wanted to say anything about the Local Waterfront Revitalization Program. Ms. Lanzetta noted that she was not part of the group, but did attend meetings and added that it's a great thing to have in the portfolio of planning documents and will allow them to move forward having become a local waterfront revitalization community.

Mr. McLaughlin informed the Board that the Town of Saugerties Town Hall is now closed due to Covid until further notice.

d. Director/Staff Reports

Mr. Doyle stated that we have completed a number of transportation studies including the Wallkill Valley Rail Trail opportunity study and the Ellenville wayfinding study, and we continue to work with the graphics design for the Long Range Transportation Plan and anticipate it being done by the end of December or beginning of January. Mr. Doyle stated that a call for projects is out for the Unified Planning Work Program (UPWP) and added to contact us if your community has a project. Mr. Baden noted that Rochester/Gardiner will be sending in a shared one for the 44/55 corridor. He added that there would also be one for the O&W trail. Ms. Lanzetta stated she wanted to thank Mr. Doyle and staff with help putting together the statistics for the LWRP. Johanna Winer asked if anything was sent to Ellenville regarding the wayfinding plan. Mr. Doyle stated that Jeff Kaplan and the parks people are aware of it and added that the plan is on our website if she would like to see it.

7. SPECIAL TOPICS DISCUSSION

- Capital Program Discussion

Mr. Doyle noted that at the last board meeting the Board agreed to have the Executive Committee submit comments on the program. He thanked Mr. Boggess and other members of the Committee for their comments. Mr. Doyle noted our submission was completed yesterday and filed this morning with the Legislature for their consideration.

8. PUBLIC COMMENT

No Comment

9. ZONING REFERRALS – *See Separate Zoning Minutes*

10. ADJOURNMENT

The meeting adjourned at 8:45PM. All were in favor.

Ulster County Planning Board Minutes



12/2/2020

Marbletown

Referral Number **2020142** Received: 11/12/2020
Name: **Local Law #4 of 2020** Type of Referral: **Zoning Statute Amendment**
Description: Add Roosa Farmhouse to historic landmark designated places.
Project Location: 200 Bone Hollow Road, Accord
Recommendation: **No County Impact** Abstentions:
Motion: Watkins
Second: Konior
Vote: Yes No Recusals:

New Paltz Village

Referral Number **2020140** Received: 11/23/2020
Name: **21 Millbrook Road** Type of Referral: **Site Plan Review**
Description: Site plan for single-family home
Project Location: 21 Millbrook Road
Recommendation: **No County Impact** Abstentions:
Motion: Baden
Second: Gagliardi
Vote: Yes No Recusals: Murray

New Paltz Village

Referral Number **2020141** Received: 11/23/2020
Name: **31 Millbrook Road** Type of Referral: **Site Plan Review**
Description: Site plan for single-family home
Project Location: 31 Millbrook Road
Recommendation: **No County Impact** Abstentions:
Motion: Baden
Second: Gagliardi
Vote: Yes No Recusals: Murray

Rochester

Referral Number **2020139** Received: 11/10/2020
Name: **Local Law #5 of 2020** Type of Referral: **Zoning Statute Amendment**
Description: Regulation of short-term rentals law.
Project Location: Townwide
Recommendation: **Required Modifications** Abstentions:
Motion: Watkins
Second: Konior
Vote: Yes No Recusals: Baden
NO: Welton

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Saugerties Town

Referral Number **2020131** Received: 10/30/2020
Name: **Comprehensive Plan** Type of Referral: **Comprehensive Plan**
Description: Joint Comprehensive Plan Update with the Village of Saugerties
Project Location: Town and Village Wide
Recommendation: **Required Modifications** Abstentions:
Motion: Gagliardi
Second: Konior
Vote: Yes No Recusals: Hlavaty

Saugerties Town

Referral Number **2020138** Received: 11/20/2020
Name: **SherLilly, LLC** Type of Referral: **Site Plan Review**
Description: Dog training facility.
Project Location: 51 Industrial Drive
Recommendation: **Required Modifications** Abstentions:
Motion: Baden
Second: Gagliardi
Vote: Yes No Recusals: Hlavaty

Saugerties Village

Referral Number **2020132** Received: 10/30/2020
Name: **Comprehensive Plan** Type of Referral: **Comprehensive Plan**
Description: Joint Comprehensive Plan Update with the Town of Saugerties
Project Location: Town and Village Wide
Recommendation: **Required Modifications** Abstentions:
Motion: Gagliardi
Second: Konior
Vote: Yes No Recusals: Hlavaty

Saugerties Village

Referral Number **2020143** Received: 11/25/2020
Name: **Dangel, Inc.** Type of Referral: **Use Variance**
Description: Convert commercial use to first-floor apartment.
Project Location: 141 Ulster Avenue
Recommendation: **Advisory Comments** Abstentions:
Motion: Baden
Second: McLaughlin
Vote: Yes No Recusals:

Shawangunk

Referral Number **2020133** Received: 11/13/2020
Name: **Jason Puckett, etc.** Type of Referral: **Area Variance**
Description: Lot width and lot area variances.
Project Location: 398 Awosting Road Pine Bush, NY 12566
Recommendation: **No County Impact** Abstentions:
Motion: McLaughlin
Second: Konior
Vote: Yes No Recusals:

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Ulster

Referral Number **2020134** Received: 11/6/2020
Name: **Joseph Emanuele** Type of Referral: **Site Plan Review**
Description: Construct two storage buildings.
Project Location: 2310-2332 Route 9W
Recommendation: **Required Modifications** Abstentions:
Motion: Gagliardi
Second: Baden Recusals: Almquist
Vote: Yes No

Ulster

Referral Number **2020135** Received: 11/17/2020
Name: **Albany 7 LLC** Type of Referral: **Site Plan Review**
Description: Redevelop two parcels for mixed-use including laundromat and apartments and reuse of existing for manufacturing.
Project Location: 721-723 Ulster Avenue
Recommendation: **Required Modifications** Abstentions:
Motion: Watkins
Second: Konior Recusals: Almquist
Vote: Yes No NO: Gagliardi

Ulster

Referral Number **2020136** Received: 11/6/2020
Name: **Urban Precast** Type of Referral: **Site Plan Review**
Description: 3,533 sq. ft. addition to existing manufacture use to enclose temporary batch plant.
Project Location: 6-8 Kieffer Lane
Recommendation: **No County Impact** Abstentions:
Motion: Watkins
Second: Konior Recusals: Almquist
Vote: Yes No

Wawarsing

Referral Number **2020137** Received: 11/19/2020
Name: **Event Venues** Type of Referral: **Zoning Statute Amendment**
Description: Amendment to zoning statute to regulate event venues.
Project Location: Townwide
Recommendation: **Required Modifications** Abstentions:
Motion: Konior
Second: Welton Recusals:
Vote: Yes No