

**VILLAGE OF CORNWALL-ON-HUDSON
COMPREHENSIVE PLAN COMMITTEE MEETING
THURSDAY, APRIL 27, 2017 – 7:00 P.M.**

Present Were:

Led Klosky, Chairperson
Mary Aspin, Vice Chair
Dominic Cordisco
Bill Grisoli
Lorraine McGuinness

Also Present:

Brendan Coyne, Mayor
Roberta Hastey, Recording Secretary
Kerry McGuinness, Chair of Town Planning
Jeffrey Small – Duncan Avenue
Suzanne Voge – Grandview
Steve Fowler – Roe Avenue

Mr. & Mrs. Moran – Mountain Road
Jason Kaplan from Cornwall Local
Niklas Moran – Mountain Road
Rachel Zollner – Grandview
Rick Gioia – Hudson Street

Meeting opened at 7:00 PM.

Mr. Klosky laid out the intentions for the meeting and for the Committee – laws and code will be made by the Village Board not the committee. The Committee will make recommendations as to the best uses of land and other resources. The committee has developed a scope which the Village Board has adopted. The goal is to complete the Comprehensive Plan by the end of 2017. And to having an updated zoning map shortly after that.

Handouts were made available to the public – Scope, Table of Contents from 2007 (which will be used as a blue print) and Goals and Objectives (which will be modified to fit the current environment). Mr. Klosky noted these items as well as the entire 2007 draft are available on the Village's website.

PUBLIC COMMENT

Mr. Klosky opened the meeting to public comment

Mayor Brendan Coyne, thanked everyone for attending and for the members of the committee for volunteering their time.

Niklas Moran, Mountain Road - Sea level rise should be considered in planning as Shore Road will under water in the future (possibly by 2100). Mr. Moran will send the projections over to Mr. Klosky. Funding is available for alternative energy like recharging stations. Other concerns and projects the committee might want to keep in mind: Greenway Project; Culvert resizing; Forecast of 20 percent more inundation events which will affect the waste water treatment plant; Fossil fuel infrastructure; and Internet Access – will help keep the characteristics of the Village and help with economic development.

Jeffrey Small of Duncan Avenue, Areas he feels are important: addressing bulk regulation in the zoning code, adopting floor area ratio rules, have lot coverage include impervious areas to help with storm water; clarify the definition of building height; increasing lot size for subdivisions;

prohibit the use of private roads to circumvent road frontage requirements; lighting and landscaping should be better addressed in the zoning code.

Mr. Klosky asked the public about their feelings regarding lighting.

Rick Gioia, Hudson Street, Lighting and Noise are ephemeral issues but are quality of life issues and greatly affect the character of an area. The market is being flooded with overpowering, intrusive lighting. Qualitative objections should be set to allow for security needs but not to overwhelm entire neighborhood. Character of village must be protected and the limits need to be codified that are reasonable not draconian but enforce basic consideration for others.

Mr. Cordisco - committee could make recommendations regarding lighting and noise limits.

Kerry McGuinness, Chair of the Town's Planning Committee. They are currently updating demographic and economic data. Goal is to create Business and Vision Statement, solicit public input. They are looking to working with the Village's Committee.

Mr. Klosky, the two committees are very closely linked in Economic Development, Storm Water System, a pending infrastructure bill with the sewage treatment plant and other areas.

Rachel Zollner, Grandview, interested in preserving open spaces, and making some parking at the water front available for non-residents. Ms. Zollner also was interested in view preservation rules staying intact.

Mr. Klosky commented that while many might see the issues Ms. Zollner brought up as being purely environmental issues, they are also very closely linked with economic development.

Mr. J. Moran, Mountain Road. Recreational opportunities should be highlighted so there is better use of the wonderful resources in the area. There should be better signage/maps/ promotion for hiking trails to increase usage.

Suzanne Voge of Grandview wanted more information on noise code/law. Mr. Gioia informed her there was an organization with existing legislation from other areas and information on noise called Noise Pollution Clearinghouse [NoNoise.org].

Ms. Voge added while she understood it might be beneficial to use properties within the residential area as businesses, we have to be careful not to allow the business to change the character of those areas to the detriment of all.

Mr. N. Moran remarked that the committee might consider setting environmental goals and that might help with applying for grants.

Mr. Gioia thinks it would be good for the Village to have Storm King Theatre active again and that it could be an anchor business and be in character with the Village. Mr. Klosky heard mention of using it as a community space. Mr. Cordisco sees the interest in that sort of use just by the response to COHES' movie nights but the process of converting what is left of the Storm King Theatre back to its original use would be difficult. Mr. Gioia currently it is being sliced and diced but thinks it would be viable as a theatre.

Steve Fowler, Roe Avenue expressed his support for renovation of the movie house. Sees a cultural shift going on now and feels one of the biggest benefits to a community is its walkability. Be nice to fill vacant buildings with businesses before going into residential areas. Asked if mass transit was going to be addressed in the plan, sees more millennials turning towards mass transit and it would be better to bring others into visit the community.

Mr. Klosky answered transportation will be part of the comprehensive plan. Unfortunately rail service west of the Hudson is tied to the vitality or lack of in the City of Newburgh

Mr. Cordisco said Orange County Planning is discussing plans to expand coverage to more areas. One issue is that bus companies like Shortline are having trouble finding drivers.

Mr. Klosky - connecting the rail line (Salisbury station) to the Airport could have a huge impact to the region and buses to the Newburgh Ferry or to the Salisbury train station for the Village.

Mr. Small (going back to the discussion of lighting) mentioned that the Dark Skies Association was a useful resource. Invited public to attend some Planning Board meetings to see how they frequently incorporate lighting (e.g. full cut off fixtures) and landscaping into projects.

Mr. Gioia brought up erosion on Dock Hill Road. Previously there was a push towards stabilizing with plantings with deer resistant shrubs (which are still there and helping to stabilize the road side).

UPCOMING MEETINGS

Mr. Klosky invited the public to come back for future meetings.

May 25 Meeting

June 22 Meeting

Next task is to work on Goals and Objectives, Table of Contents

Mr. Klosky also noted there were plans to hold a workshop and to present to the public afterwards. Additional items that might be added to the contents include home businesses, lighting, noise pollution, and the micro-economy (e.g. AirBnB). At the end of the process he hopes that the Committee can present the Village Board with an updated zoning map.

Mr. Grisoli asked the public to also look at the Goals and Objectives, Scope and Table of Contents available in the back and on the Village website.

MINUTES

Mr. Cordisco made a motion to approve 2/23/17 minutes as amended by

Ms. Aspin. Motion seconded by Mr. Grisoli and approved 5-0.

Adjournment

Dominic Cordisco made a motion to adjourn meeting at 8:02 PM, seconded by Lorraine McGuinness – approved 5-0.

Respectfully submitted

Roberta Hastey, Recording Secretary