

**Town of New Paltz**  
**Clean Water and Open Space Preservation Commission**  
**Meeting Minutes**

**July 14, 2010**

Members present: Marty Irwin, Lynn Bowdery, Brad Barclay, Seth McKee, Cara Lee,

Jeff Logan- Town Board Liaison

Absent: Jim Hyland, Jim Delaune, Fawn Tantillo, Marion DuBois

Guest: Doug McBride

The meeting was called to order at 7:13pm by Seth McKee.

**Public Input:**

Doug McBride- has attended a few meetings to decide if he would like to be a member of this Commission. Asked what the Commission would expect of him if he were to become a member? Ms. Lee explained that it would be important to come to meetings and to understand the goals of the Commission. Mr. McKee says the Commission was formed 2 ½ years ago to oversee the Open Space Commission Bond. The Commission is helping the Town determine how to spend a \$2,000,000.00 bond they were granted.

Ms. Lee stated that if he is interested in becoming a member, they would recommend it to the Town Board. It was the sense of the Commission that he would be a good candidate for the Commission.

**Membership Recruitment:**

Michael Knutson declined becoming a member. Would be glad to help out however.

Ms. Lee has asked Jim Hyland to see if he can find someone who is associated with farming to become a member. He told her he would look into it. Ms. Lee asked the members to continue thinking about possible members.

**Minutes:** The Commission was not able to approve the minutes as there was not a quorum at the meeting. They were tabled until the next meeting.

**Update on Sunset Ridge:** Mr. McKee reported that the financing looks good and things seem to be moving along well. He also commented that Dave Clouser has looked at the survey and noticed that there appears to be a 10' discrepancy on the survey. Supervisor Toni Hokanson has asked Mr. Clouser to speak with the surveyor to make the corrections. Mr. Logan confirmed that the Town has received a bid from M & T Bank for the loan. They would like to use a local bank to help the Town's bond rating.

- Mr. Logan will check the status of SEQRA with Mr. Clouser.

The Commission spent some time discussing how the announcement would be made. Ms. Lee suggested doing a press release announcing an event. Suggested that the event be a walk of the property starting at the back of Duzine school and end with a ribbon cutting.

- The Secretary will gather some documentation from the Planning Board files regarding Sunset Ridge for Ms. Lee to help her write the press release.

**Proposal to National Park Service for Millbrook Preserve:** Mr. McKee has begun to draft the application. He presented what he has done so far to the Commission members, for their feedback and input. Told the members that he has also forwarded this to Karl Beard for his comments. The deadline for the application is August 1<sup>st</sup>. The Commission feels that they will need to establish a "Friends" group to oversee the preserve. They will also need letters of support.

- Ms. Lee will work on getting letters of support to attach to the application. She asked the members for suggestions of who she should try to get letters from.
- Ms. Bowdery will take some photographs of the property.
- Mr. McBride had several photos of the area on his computer, he will forward them to Ms. Bowdery

The Commission members helped Mr. McKee flesh out the wording for the application. Mr. McKee talked about the importance of getting community volunteers to help with this project. It will be very important to get the word out to the community to help encourage volunteers.

Mr. McKee also reported that Rachel Lagodka is organizing a public update to be held on August 4<sup>th</sup> for this project. Mr. McKee will inform the members where the meeting will be held.

**Farm Rating for Dave Jones:** Ms. Bowdery has done some preliminary work on this property on Old Kingston Road. She reported that it is in an old farm and consists of approximately 25 acres. The main parcel is 22 acres. She walked the property and took pictures. The property is in the Ag. District and he has applied for the Ag. exemption. Mr. Jones is looking to sell the smaller parcel to the west of the mail parcel to gain capital to continue to farm the larger parcel. Mr. Jones would like to sell to someone who intends to farm the property. Ms. Bowdery read through the complete rating of the property. She asked the Commission members to help her complete the final portion of the rating form.

The rating totaled 137. The members talked about this rating compared to other properties they have reviewed. Felt this was a property that was worth looking into further.

- Marty Irwin will meet with Mr. Jones to discuss the Commission's assessment of the property. He will discuss his financial expectations with him.  
The next meeting will be August 11, 2010 at 7pm.

The meeting was adjourned at 9:00pm.

These minutes are respectfully submitted by Michelle Hamill.