

Town of New Paltz
Environmental Conservation Board
May 10, 2017
Community Center
7:30pm

Participants: Mike Domitrovits, Andy Ashton, Ingrid Haeckel, Joe Bergstein, Noel Russ, Jim Littlefoot, Susan Wile, Amanda Gotto from New Paltz Planning Board

Public Comment: none

Meeting called to order 7:36 pm.

MISCELLANEOUS:

Per Joe -- Ted Nitza (sp?) is new to village Environmental Conservation Commission and would like to attend EnCB meetings occasionally to exchange info between village and town. Joe will let him know next meeting is June 14 at 6pm with public workshop to follow at 7pm. Moratorium board has next official meeting May 23.

Per Amanda, Taliaferro subdivision was approved.

April EnCB minutes approved unanimously.

1. FERRIS WOODS RESPONSE:

They made a few changes...moved it a little to the west. Wetland inspector signed off. Swapped well locations and changed emergency exit to primary entrance. They will need to do traffic study. The reserve septic is still in the back. Added more parking. They claim to have sufficient areas for storage of 12" snowstorm behind buildings, which appears inaccessible. After Ingrid did some quick calculations, it appears that 56% of snow storage is in non-accessible locations. They are basing it on a 4' stack of snow. It appears that they're addressing our concerns without modifying their plans. They've addressed some of our larger concerns; wetland buffers, added additional parking, but habitat concerns still exist because they're using every square inch of space. A well-intentioned cluster it is not. Traffic is an unknown. Well testing will be done within one thousand feet. Their plan effectively eradicates the habitat, which is worth reiterating and we haven't seen a lighting plan. Does NPZ have a dark skies ordinance? Mike D. will investigate. We do not want them to dig the back up wells and cap them.

Comments to reiterate:

1. This type of development is best closer to the village
2. Still a tight fit considering the limited buildable area
3. Result in permanent destruction of habitat
4. Concern for impervious surfaces.
5. Snow removal
6. Are there green infrastructure things we can propose?

- We will urge them to think creatively. As an example, they could add an extra floor and reduce one building. Eliminating just one of the units would eliminate a lot of our concerns. We will still encourage the applicant to downsize the project. Do we want to argue if they remove a building they could reduce parking, snow removal, impervious surfaces? Per Amanda this will be on agenda on the 22nd. We should get letter out to them before.

Ingrid met with Neil Bettez who wants to move forward with Master Plan. Neil will inquire if EnCB can have a line in the budget.

- **GOPAL HOUSING:**
Resubmit questions/comments to planning board. Susan volunteers to send to Pat Atkins@planning board with request to send to planning board members.
- **HABITAT ASSESSMENT:**
Review of Ingrid's list of proposed updates to NPZ subdivision and site plan application to screen for Habitat Assessment. Neil was interested in how we could update code to require HA. Should specify 100 and 500 year flood plain boundaries. Ingrid will revise guidelines document to remove language that it is required and substitute with the word *recommended*.
- **TREE LAW PSA:**
Joe revised document, which is now 8 bullets drawn from 6 pages of tree cutting rules. (Per Amanda - Planning board would say the code already covers this.) This will go out on social media. Noel will put it on FB, Joe will contact Dan to get in touch with Terrance. Joe will put together list of arborists. Reviewed by town supervisor who agrees with need to provide this information.
- **NEW BUSINESS:**
Town and village applied for climate smart community grant. Ingrid made contact with Simon Gruber. NRI is a small component of grant. Greenhouse gas inventory with recommendations to reduce. We got grant for electric vehicle charging station. There are 6 on campus. He's looking for input on NRI. Laura wants our ideas for gateway zoning and what sort of recommendations we will have.
- **NEW BUSINESS PER JOE:**
Neil Bettez and Joe met to discuss feasibility for green infrastructure. They are looking at RFP's from 3 or more engineering firms where green infrastructure could be applied. Grant manager is Emily Vale. Committee includes Noel Lynch, Tim Rogers, Tom Nitza, Michael Zimler? George Proffus, Dave Gilmore. Committee will be reviewing elements for RFP and identifying opportunities and priorities. Sewer is one possibility.

Greening procurement possibility? Would be really great if NPZ would green our procurement for municipal applications. EPA has program called Safer Choice. Joe asked Neil if he could look at spread sheets to see how \$\$ breaks down and look for comparable products.

Meeting adjourned at 9:26pm.