

**Park Point Resolution:**

This allows the applicant to apply for a grant, to the extent that there is a Town benefit for Water & Sewer infrastructure. A motion was made by Councilwoman Gallucci to accept the following resolution:

**WHEREAS**, the Mid-Hudson Regional Economic Development Council has issued a call for economic development projects to be considered for designation as priority projects in the Council's 2012 regional economic development strategy; and

**WHEREAS**, Wilmorite, Inc. has submitted a proposal to the Town of New Paltz to create a student housing project, to be known as Park Point New Paltz, on land adjacent to the SUNY New Paltz Campus; and

**WHEREAS**, Wimorite, Inc., as the project sponsor, has expressed its intent to submit the Park Point project to the Regional Economic Development Council for consideration as a 2012 priority project; and

**WHEREAS**, the project, if approved and developed as proposed, would result in the creation of water and sewer infrastructure consistent with the Town's longstanding zoning of the South Putt Corners Road and Route 32 South corridors for diverse mixed use and commercial development; and

**WHEREAS**, the proposed infrastructure would facilitate the provision of water and sewer capacity that would allow the aforesaid areas of the Town, which have been zoned for mixed use and commercial development; to be developed for such uses at the densities contemplated by the existing zoning; and

**WHEREAS**, the proposed project is undergoing environmental review by the Planning Board, as SEQRA Lead Agency, with participation by involved and interested agencies, and the public, that will evaluate any environmental impacts of the project, including the proposed water and sewer infrastructure, and require appropriate mitigating measures to address any such impacts; and

**WHEREAS**, although the project is only at the initial stage of environmental review, it appears that the Park Point project provides a significant opportunity to advance the general infrastructure and comprehensive planning objectives for this area, as articulated in the draft comprehensive plan, which objectives derive from the Town's longstanding planning, as manifested in and reflected by the Town's existing Master Plan, the Town's existing zoning, and the planning and environmental review conducted for the South Putt Corners Joint Plan, which was the subject of a Generic EIS; and

**WHEREAS**, a conclusion with respect to the merits of the Park Point New Park project itself would be premature, as the project is undergoing environmental review, but it is the sense of the Town Board that the project, as proposed, is generally consistent with the Town's existing development objectives, as reflected in existing zoning; that the project is located in an area zoned for denser residential

development adjacent to the Village, and the proposed water and sewer facilities are necessary to serve such developments;

**WHEREAS**, the construction of central water and sewer facilities as part of the Park Point project, if approved and constructed, would support the Town's planning for commercial development of this area, and be consistent with the Town's objective to enhance its water and sewer infrastructure, and so encourage the development of rateables in this area, which has been identified as a primary employment area for the Town in the draft comprehensive plan'

**NOW, THEREFORE, BE IT RESOLVED** the Town Board of the Town of New Paltz does hereby authorize the Town Clerk to send a copy of this resolution to the Regional Economic Development Corporation in support of the submission of the Park Point New Paltz Project for designation as a regional priority project.