Town of New Paltz Environmental Conservation Board October 11, 2017 Community Center 7:30pm

Participants: Mike Domitrovits, Andy Ashton, Joe Bergstein, Kenji Tierney, Jim Littlefoot and Susan Wile

7:36 meeting called to order

Public Comment: None

Approval of July minutes with slight edit. September minutes approved with two abstentions.

CVS & 5 GUYS UPDATE & REVIEW:

* Resubmitted and planning review set for October 12.
* Drafting letter is top priority for EnCB tonight.
* Applicant Trans Hudson Management resubmitted a site plan received September 12, which none of us has reviewed. Since materials are substantial, and were unable to download for thorough review we will request extension.
* Initial comments are that letter is forthcoming

LANDSCAPE PLAN

* To date, site plan has not been approved.
* Trees will be clear-cut. It is within our purview to question how trees will be replaced to offset carbon emissions. Mike D. reads from NPZ tree conservation law chapter 130-1, paragraph A. Site plans are not exempt from tree conservation requirements. It’s necessary to make a tree inventory in order to assess substantial amount of replacement trees. Plan shows a few shrubs near the building and not enough trees for property all of which are small caliper. Caliper size under Ornamental trees is in wrong column. Plan overstates that they’re putting in significant amount of trees.
* Plan indicates adding large amount of impervious surface area next to impervious surface. Historically there have been problems with this intersection regarding storm drainage.
* Need calculations on storm water to compare impervious surface introduced to the natural state today with the regrading plan.
* Existing conditions and demolition plan: It’s a B2 zone that goes into I1 zone. There’s no sidewalk on perimeter of N. Putt and 299 (?) Lights for the sidewalk?
* Plan indicates fill will be screened. EnCB requests certification of fill to ensure it has no contaminants. We will require that all reports be shared with the town. Dave Clouser and Stacey will oversee the project.
* EnCB will request an individual from town hired on part time basis to oversee daily construction and become liaison to the town board.
* Need traction from the public on traffic study.

DIMENSION PLAN:

* 5.68 acres of development with zone I1 a proposed conservation easement of .49 acres. All dead debris in easement should be chipped. Plan is unclear whether sidewalk continues on N. Putt. EnCB should contact Kitty regarding proper language for conservation easement.

GRADING PLAN: dated 2014.

* Not sure if plan is revised. If so, EnCB would like a red-lined copy to see changes.
* There is a great deal of storm water management here. EnCB needs to see the management plan. DEC does spot checks on drop basins and catch basins but this type of development should have a management plan. Gullies appear between the road. How will the velocity and temperature increase storm water impact. What is the capacity? 50 year storm? 100 year storm? What record keeping will they submit to town?
* How are steep slopes addressed? Steep slopes section in our code prohibits development. Chapter 140-132 – purpose of steep slopes – preserve steep slopes as much as practicable to protect public interest, to protect from erosion, etc.)

UTILITIES PLAN:

* Responses are generic and changes aren’t referenced or marked.
* Well is not in conservation easement, but close. “Odor filter recommended.” It should be **required**.

LUMINARIE SCHEDULE:

* EnCB would like to review color details to match with circadian rhythms of wetlands, to de-intensify lights. When business is closed, turn off lights.

Susan will send Amanda email regarding key comments for tomorrow’s Planning Board meeting.

Joe made public statement for green procurement and will work with Chris Marks and Gene Collucci to get cost effective alternatives.

Meeting adjourned at 10:00pm