
Town of Esopus Local Waterfront Revitalization Program Update
Waterfront Advisory Committee (WAC) Meeting #2
February 24, 2021
7 pm to 9 pm via Video Conference
Summary Meeting Notes

Participants:

Waterfront Advisory Committee: Members: Margaret Phelan, Co-Chair; Shannon Harris, Town Supervisor; Eli Schloss, Carol Carson Tomassetti, Dale Wolfield, Marion Zimmer, Vincent Coq, Chet Allen, Kathie Quick, Town Board Liaison; Diane Dintruff, Cynthia McVay, Environmental Board Liaison; Alex Dean, Community Outreach Coordinator; Lisa Mance, Secretary.

Laberge Group: Matthew Rogers, Senior Planner, Laberge Group.

Meeting Discussions:

1. Waterfront Revitalization Area Boundary Map

- Matthew reviewed the Draft WRA map and more specifically the Future Inclusion Area for Discussion. This area includes approximately 20 parcels with a mix of commercial, residential and vacant land and is dominated by NYSDEC wetlands and Class B Streams. With the recent proposed changes to the WRA boundary, this approximately 140 acre area would be left out of the WRA. Due to the open space and environmental resources, it was recommended to include in the WRA.
 - The WAC agreed on the addition.
 - The Revised WRA Map and summary will be submitted to NYSDOS for review.
 - The Inventory and Analysis will be updated to reflect the proposed expanded boundary.

2. Draft Inventory and Analysis

- The Draft I&A was provided to the WAC on Feb. 12 for initial review. Matthew asked if there were any general comments on the I&A.
 - The WAC only had a few comments, including the need to add details about the City of Kingston Harbor Management Plan including proposed dredging.
- Matthew clarified that the goal of the I&A is not to regurgitate the inventory from the Comprehensive Plan and River Access Plan, rather, the Town will be building upon the existing information and focus on key areas within the WRA. As these areas and potential projects and policy recommendations begin to emerge, the I&A would be revised accordingly.

3. Harbor Management Plan

- a. LWRPs must include a Harbor Management Plan (HMP). Matthew reached out to NYSDOS to discuss options for Esopus' HMP. The HMP should involve the City of Kingston and specific to harbor issues within the Rondout Creek. The City prepared a HMP with the Coast Guard, although this HMP is not consistent with NYSDOS requirements. The City will eventually need to prepare one consistent with state requirements.
- b. There are three primary options for proceeding:
 - i. Esopus prepares their own HMP without City of Kingston involvement.
 - ii. The Town seeks to have the City partner to prepare a joint HMP as part of the Town's current LWRP update.
 - iii. The Town inventories key harbor existing conditions, identify issues that must be addressed including joint issues with the City, and identifies preliminary recommendations. The Town and City would then seek funding to prepare a formal joint HMP in the near future.
- c. The recommended approach is #3. The Town should not prepare their own without the involvement of the City given the clear need to partner on the Rondout Creek. There is insufficient time to enter into agreement with the City to prepare a joint HMP within the current Town schedule.
- d. Matthew will provide an outline and basic summary of what will be in the draft HMP for this LWRP and how the Town and City would approach a formal joint HMP in the future. The Town and WAC will need to sign off on the preferred approach. Matthew will also reach out to the City of Kingston regarding this approach.

4. Key Sites – Abandoned, Vacant, Underutilized, etc.

- Matthew reviewed the Google Docs folders being prepared for known sites of interest. The purpose of the folders will be for the WAC to add info, recommendations, concerns, etc. for each site and to identify additional sites for LWRP consideration. Recommendations should focus on new and enhanced waterfront access, other projects that are either water-dependent or water-enhanced, also policies for sites and other areas should be identified and discussed, including, but not limited to rezoning ideas, open space protection, habitat assessments, shoreline and habitat improvements, etc.
- The WAC agreed to this format and will populate information in advance of the March meeting.
- Matthew reviewed the sheet on the former Kingston Oil site (KOSCO). The WAC briefly discussed the site.
 - There was a question about how the past owner was allowed to add deed restrictions to the site and concern that other properties could also be restricted by similar restrictions. Matthew explained that in the case of the KOSCO property, the former property owner was seeking to protect themselves from liability due to the high potential for the site to be contaminated. Property owners have the right to place deed restrictions on their property, provided they are legal restrictions. It generally takes the current owner and the past owner who placed the restrictions to agree to modify or remove them.
- There was a question about the water treatment plant site access and the adjacent property. Matthew stated he will reach out to Mercedes who previously was going to check on the adjacent property and current conditions.

5. Community Outreach Plan

- Matthew briefly reviewed the Outreach Plan. The WAC has had an opportunity to review the Plan and did not have any comments. The Plan was approved to be submitted to NYSDOS for review.
- Matthew will submit the Plan to NYSDOS for review.

6. Vision and Goals:

- Brief discussion to clarify that they are a work in progress. The WAC should now focus on the I&A and projects/policies. The vision and goals can be amended going forward as new information and ideas come to light.

7. Next Steps:

- a. Continue adding information and questions on the potential sites, projects and policies Google Docs. Seeking to have a draft list of site, projects and policies by the April 28 meeting.
- b. Continue reviewing and revising the Inventory and Analysis.
- c. March 24 Meeting:
 - i. Mary Moore Wallinger will begin the process for preparing design standards and guidelines (DSG) and will review what DSG are, what they include, what they address, different types, etc.
 - ii. Matthew Rogers will work with the WAC to identify the primary areas of Town (districts, hamlets, waterfronts, specific property, & land uses) that should be regulated by DSG. This will also include initial discussions of the key issues (location, architecture, lighting, etc.)
- d. Inventory and Analysis will be revised for review by the WAC at the April 28 meeting and submitted to NYSDOS for formal review.
- e. First Public Meeting – Planning to conduct the meeting in May or June. Format TBD.

Meeting Notes Submitted by Laberge Group March 23, 2021