



PLANNING BOARD WORK SESSION

Monday, May 22, 2017 6:00 PM
Council Chambers, City Hall

MINUTES

Approved 6/12/2017

Mr. Wahrlich called the meeting to order and asked for a roll call.

I. Roll Call

Present: James Short, David Putnam, Bruce Kolenda, Marilyn Harris, Richard Wahrlich, Charlene Lovett, Victor Bergeron, Marlene Jordan

Absent: William Greenrose, Nicholas Koloski

City Staff: Michael McCrory, City Planner

II. Review of Minutes –

a. May 8, 2017 Work Session

Motion: To approve the minutes of the May 8th work session

Made by: Mr. Short **Second:** Mr. Kolenda

Vote: Mayor Lovett abstained; all others were in favor

III. Master Plan Update – *Land Use* chapter

The last work session focused on the “inner workings” of the *Land Use* chapter. It was agreed to look at the goals and objectives at this meeting. Because there were several more members at this meeting than at the last meeting, Mr. McCrory asked if anyone had any comments or questions about the main portion of the chapter.

The following points were discussed:

- Section 3.1, 3rd bullet: why isn't public transit listed as part of the transportation network? Mr. McCrory said there were distinct comments on public transportation; there was also one survey response focused on public transit. Therefore Mr. McCrory felt that it rose to the level of having its own sentence. He said many people wrote specific comments about transit during the public forum mapping exercise. Mayor Lovett said that the way it's written, public transit seems like it's an add-on. Mr. Putnam said that transit is its own entity, and that maybe this is more about how the paragraph is worded. Mr. McCrory said the first sentence is meant to be all-encompassing, but it could be modified to be more inclusive.

Mayor Lovett asked if (recreational) water transport should be included. Mr. McCrory said the language could be modified to clarify that water, bike/ped and trails are included. It was

suggested that recreational transportation assets be listed in a separate bullet. Mr. McCrory agreed.

- Section 3.1, 4th bullet: Mayor Lovett suggested either stating, “included but not limited to” in front of the list of institutions, or including Stevens High School in the list. The high school is an important institution because it has been in existence since 1867. Mr. McCrory said the institutions in the list were specifically called out by public input. Mr. Bergeron asked why they are in this chapter at all – what do they have to do with land use? Mr. Kolenda didn’t feel they needed to be in the chapter. Mr. McCrory said this is recounting the city’s institutional resources. He said that institutional resources like these are important for the overview of what is important to City residents. The fact that there are these assets in the landscape that will probably direct planning and how land use planning is done in the future. If we have a new bus route, these will likely be some of the primary nodes on that bus route. He recommended that the institutional resources be mentioned in general -cultural, educational, secondary education, state college locations – rather than bringing out the names specifically.
- Section 3.2, 2nd paragraph: “*Today, as manufacturing regains prominence as an emerging industry in Sullivan County,*” Mayor Lovett found it strange to label manufacturing as *an emerging industry*, because manufacturing has always been a big industry in Sullivan County (from the 20th century on). She said it may be gaining prominence, but would not call it an emerging industry, because it has been here so long. It was agreed to amend it to say, “*Today, as manufacturing regains prominence in Sullivan County,*”.
- Section 4.1, 3rd bullet: It was agreed to add “*advanced manufacturing*” to the list of new jobs.
- Section 4.4.2, 3rd bullet: *Socially and physically cohesive neighborhoods*. Mayor Lovett asked what this means. Mr. McCrory said the intent is to have a sense of place and a social network integrated into the neighborhood.
- Section 4.2.3: add “educational” to the 1st sentence of the 1st paragraph and remove the word “local”
- Section 4.2.3, 1st bullet: Remove the word “all”
- Goal #3, 2nd bullet: *Implement a regular cycle of evaluating and updating all land use policies and regulations*. Mayor Lovett said there is already in place a 5-year cycle to review ordinances, but it is not being followed.
- Mr. Putnam had an issue with the caption of the Future Land Use map, but was unable to articulate it. He and Mr. McCrory will discuss it.

Motion: To approve the *Land Use* chapter as presented with the amendments as noted.

Made by: Mr. Putnam **Second:** Mr. Short

Vote: Unanimous in favor

IV. Other

Mr. McCrory briefly reviewed the site plan review process with the board members in preparation for the upcoming meeting.

V. Adjournment

The work session adjourned at 7:00 PM.

Respectfully submitted,
deForest Bearse