

RED HOOK TOWN BOARD MEETING
December 18, 2007

A special workshop meeting of the Town Board of the Town of Red Hook, Dutchess County, New York was convened in public session in the Town Hall, 7340 South Broadway, Red Hook, at 7:30 p.m.

Present: Supervisor Marirose Blum Bump
Councilman James Ross (7:45)
Councilwoman Sue Crane
Councilman Harold Ramsey
Councilwoman Lisa Pullaro
Town Clerk Sue McCann

Also Present: Attorney for the Town Christine Chale

Supervisor Blum Bump welcomed everyone to the workshop and opened with the Pledge of Allegiance.

ANNOUNCEMENTS

Supervisor Blum Bump announced a matching grant of \$450,000 from the Environmental Protection Fund for the acquisition and adaptive re-use of St. Margaret's Home. She congratulated and thanked the Task Force and the grant writer.

Supervisor Blum Bump also announced the closing of approximately 28.42 acres of recreational park land on Linden Avenue.

PRIVILEGE OF THE FLOOR

Linda Keeling questioned the wording "acquisition and adaptive re-use" of the Supervisor's announcement. How can the grant be used for the acquisition when the building was donated by Hannaford?

Supervisor Blum Bump explained it was just a matter of language.

Linda Keeling asked how much the purchase price was of the recreation property on Linden Avenue.

Supervisor Blum Bump answered the purchase price was \$415,000.

Marcy Appell asked if the matching part is the property.

Supervisor Blum Bump answered yes, it is the property itself.

Todd Baright asked where the recreation property is located.

Supervisor Blum Bump answered on the west side of Linden Avenue.

REGARDING THE 2005 CDBG GRANT: THE CREATION OF THE OFFICIAL TOWN MAP

Supervisor Blum Bump introduced Mr. Pete Setaro from Morris Associates, who has worked on the grant with the Town. She proceeded to read the grant application which explained the intention of the grant, then read Town Law Article 16 – Zoning and Planning regarding the establishment of the Official Town Map. She explained that the intent is to establish an official Town map which is what the grant money is for.

Pete Setaro of Morris Associates updated the Board regarding the grant. He brought up the question of whether or not the connector road and trail system should be on the map.

Supervisor Blum Bump told Mr. Setaro that the Board feels that at this time the trails should not be on the map.

Pete Setaro explained the first grant was for the overall design of the connector road project. Included in the first grant was coming up with an official Town map. The second grant was for the actual construction of the two portions of road that are on Town property. Those are currently being finished and he hopes the paving will be finished on Thursday. He asked for a bond that will take the Town through winter cycle of 2008 and spring of 2009. He referenced part of the road behind Hannaford that was raised. It was done in order for the road to match what was proposed at Baright's Hardscrabble. He explained that Highway Superintendent Hildenbrand has large concrete blocks to be put at the end of the road. Seeding will be done in the spring. He referred to a letter he sent on December 11, 2007. Regarding the Recycling Center, there wasn't much direction as to what was going to happen there. They worked with Councilman Ramsey, Highway Superintendent Wayne Hildenbrand and Recycling Coordinator TJ Hackett, to come up with a plan to carve out an area behind the recycling center. When they did accounting for the project they thought they had the money for it. In his previous week's documentation it showed there was \$300,000 CDBG money. We authorized the work to be done at the recycling area. It seemed there was plenty of money to incorporate that work. With that, after all was said and done, there would be \$1500 left of the grant money. Today he went to the County Planning Department to verify information. He was surprised to hear that the first grant was for \$120,000 not \$150,000. That presented a little bit of a problem. He asked the contractor to hold off on further work on the recycling center area. Mr. Setaro prepared another document using the \$270,000 figure instead. He reviewed his memo dated December 18, 2007. If they don't pave the recycling area \$11,771.16 remains. It doesn't solve cleaning up the recycling area. He will verify with TJ Hackett if the dumpsters can stay where they are for right now. He wonders if Highway Superintendent Hildenbrand would be agreeable to do some excavating in the back. Beth Doyle said they would pay for Item 4, topsoil, and seeding. He will ask Highway Superintendent Hildenbrand about it. Mr. Setaro asked that the Town Board authorize four change orders. He will send the Town a revised change order. Pete reviewed the map with the Board and asked if they wanted future roads included.

Supervisor Blum Bump again read more background information about the grant. She read from a Public Hearing that met in 2004. She stated at that time she read a letter from the State DOT written in 2000, recommending an access road. Supervisor Blum Bump was to have spoken to the owner of Hardscrabble who she said was agreeable and she was to talk with Mr. Marty Willms, which she did. She invited anyone who was interested to look at records at Town Hall.

Pete Setaro reviewed the map with the Town Board. He asked if the Board wanted future roads included on it.

Councilman Ross explained that we all have the same goal and know where the road is proposed. None of the Board members knows the exact location of the road. We don't know what future development might come in. We know where it starts and finishes but don't know more. We've done everything except work with the people who own the properties right now.

Councilman Ramsey asked if we have an agreement from the landowners and if they have been notified.

Mr. Willms asked if they (landowners at the meeting) could also see the map.

Councilman Ramsey wants to hear from the landowners who were present at the meeting who will be directly impacted. They were Mr. Baright, Mr. Domkowski, and Mr. Willms.

Marty Willms understands that the road will be going down his existing lower driveway. He has structures within 10 feet of that road, and has tenants who would walk out of their door on to a main road. He had a vague conversation with the Supervisor about the possibility of a future road. They were supposed to have a second meeting but that never happened. He doesn't mind a road but it should be done so that it doesn't impact just his property.

Councilman Ross said the road is a nice idea but from Metzger to the recycling center is fully developed. It will drastically impact Mr. Willms properties and if needed to be moved, it would impact other landowners as well. He sees no advantage to Mr. Willms or other landowners.

Ed Mercier, who lives on the corner of Metzger Road and Mr. Willms property, is another interested landowner in attendance.

The Domkowski's were given one day's notice of the informal discussion about the map.

Councilwoman Crane wants it noted in the minutes that residents were only give one day's notice to get to the meeting to voice their concern.

Mrs. Domkowski is concerned that there has been so much discussion about this which does involve their property and they were never notified about it.

Supervisor Blum Bump said she spoke with Mr. Domkowski in 2004 and invited him to meetings. Now they are trying to close on the grant. She showed everyone another map which they reviewed. This would solve objectives of easing traffic on Route 9. Once it is on the map it can still be worked with.

Councilman Ramsey stated that Councilman Ross asked years ago to have an official survey done and it still hasn't been done. He is concerned about the property owners.

Mr. Domkowski said he did not see the map as it is laid out now, involving his property. When might discussions regarding this road and his property become formal?

Supervisor Blum Bump answered if and when he wants to develop it.

Councilman Ramsey said it will be made official when there is a Public Hearing on the issue.

Councilwoman Crane suggested waiting until the spring to walk with the DC Planner to see what the recommendations will be.

Councilman Ramsey is concerned about putting a tentative road through land owner's properties when they don't know that it is coming. He requested the Board finish the official map tonight without the road on it and continue discussion with the landowners. We can put one more road on it next year.

Supervisor Blum Bump said that nothing will happen without a Public Hearing. We should propose what the Town wants. The property owners will not be left out of the process. She wants to motion to set a Public Hearing.

Mrs. Domkowski is concerned about how involved the process would be to have the specific road changed on the map.

Attorney Chale explained the Public Notice process and the Planning Board having comments regarding a change on the location of the road.

Councilwoman Crane suggested having the Commissioner of Planning walk the Board through this together. We should wait until spring to invite him to discuss what DC Planning would recommend.

Mr. Willms said don't you think it would have been beneficial to talk to landowners. If he wants to build right now, he goes through a process where he doesn't have to pay for a road and he doesn't want to be faced with that.

Supervisor Blum Bump said they could compromise and keep the road off the map.

Councilman Ramsey said that's exactly what he suggested.

Pete Setaro explained that if the Board decided to take the road off, it wouldn't be hard to tweak. The changes would be minor. Most of the information is here.

RESOLUTION 2007 #128

RE: AUTHORIZING MORRIS ASSOCIATES TO MAKE THE NECESSARY CHANGES AND FINISH THE OFFICIAL MAP

On a motion of Councilman Harold Ramsey, seconded by Supervisor Marirose Blum Bump, move that we delete the connector road, Anderson Commons Road, the scenic roads designation until we have an understanding of what those are, the trails, add the newly acquired Town property, and we allow Morris Associates to finish the map and allow the map to go to the Planning Board as requested.

Adopted	Ayes	5	Blum Bump, Ross, Crane, Ramsey, Pullaro
	Nays	0	

On a motion of Supervisor Blum Bump, move to establish the official Town map as we just described it. (Motion not seconded)

Councilman Ramsey suggested waiting until the map is back and the Planning Board approves it. The next step is the Planning Board has 30 days to review the map.

Councilman Ross explained that we also don't have the map.

On a motion of Supervisor Blum Bump, moved to set a Public Hearing to put before the public and approve the official Town map so that we establish it and the map would exist as Councilman Ramsey's motion described it to which everyone on the Board could agree including herself. The second Tuesday in February was suggested. (Motion not seconded)

Pete Setaro will have the map revised by Friday, December 21, 2007. He suggested that all the potentially affected property owners be notified in regard to the connector road.

Councilman Ramsey asked that someone confirm the recycling center can be run as it is now.

MOTION TO REFER THE PROPOSED LOCAL ZONING AMENDMENT LAW TO ATTORNEY CHALE FOR REVIEW AND COMMENT

On a motion of Supervisor Blum Bump, seconded by Councilman Ramey for discussion, move to refer the proposed zoning law as it stands now, to Attorney Christine Chale for her comments and review.

No Vote

Councilman Ross feels we should be done with discussion before it goes to the attorney for review. He does not feel it's ready to be forwarded to the attorney for her in depth review.

Councilman Ramsey feels the affordable housing section is an outstanding issue. The main issue being whether affordable housing would be Town wide or in a traditional neighborhood district. He doesn't think the Board voted Town wide or TND.

Attorney Chale said Michelle Grieg of Greenplan asked her to deal with the problematic issues which are the income level issues and description of what constitutes income. Michelle suggested we work with the County and their models. Attorney Chale thinks they can make progress on those issues.

Councilman Ross' concern is that we as a Town Board haven't agreed on Town wide or not Town wide, income levels or other things. We should agree on the issues then give it to Attorney Chale. Then the Attorney can tell us if it's ok.

Intermunicipal Task Force Chairman Bill O'Neill explained that the affordable housing component of the Centers and Greenspace Plan is really a separate matter. It came up because the Board said there was a need for affordable housing. There are many issues. He asked the Board that if it is extended into next year they have more public input, then ask the Board to move ahead with the Centers and Greenspace Plan. He suggested not having the affordable housing component a necessary component of the Centers and Greenspace Plan.

Supervisor Blum Bump removed her motion from the table.

REGARDING THE 2008 REORGANIZATION

Supervisor Blum Bump asked if anyone received a response to the memo as to who would like to serve on Boards and committees.

RESOLUTION 2007 #129

RE: POTENTIAL COMMITTEE OR BOARD MEMBERS SUBMIT LETTER OF INTEREST

On a motion of Councilwoman Sue Crane, seconded by Councilman Harold Ramsey, move that potential candidates for Town Board committees submit their interest in writing before the year's end.

Adopted	Ayes	5	Blum Bump, Ross, Crane, Ramsey, Pullaro
	Nays	0	

Supervisor Blum Bump asked the Town Clerk to identify the open committee seats.

Town Clerk Sue McCann told her they are noted on the updated Town Appointment list.

Supervisor Blum Bump asked how we let the residents know about the openings.

Town Clerk McCann told her that in the past the Supervisor's office sent out a press release. If the Supervisor gives Town Clerk McCann a copy of a press release she will be sure to get it on the Town website.

Councilman Ross suggests the framework of committees be in place.

Councilwoman Crane said that about a month ago she suggested talking about structure as a reorganization concept and that the structure include the committees we feel are important to us as we move forward into 2008. She wants to discuss a reorganization structure. We are running a very important business with huge assets and it's not to be taken lightly.

Councilwoman Crane will report on her plan for the next meeting.

Councilman Ross suggested having a meeting on December 27, 2007.

Supervisor Blum Bump wants to close the meeting and talk about it at the December 20, 2007 meeting.

Councilman Ross feels there won't be time to get through everything. We should schedule the meeting now.

Supervisor Blum Bump does not want to schedule another meeting at this time and asked for public comments.

PRIVILEGE OF THE FLOOR

Linda Keeling is concerned about an archeological report in regard to St. Margaret's Home. In 2004 Mrs. Keeling submitted a resume to be on the St. Margaret's Committee and would like to be considered.

Denise Barton told the Board that logistically trying to maneuver in the Recycling Center is not good. There is also a lot of ice and packed snow and suggested placing signs at the center.

Marcy Appell said the Recycling Center is awful while under construction.

Councilman Ramsey will contact Pete Setaro and TJ Hackett regarding the issues at the Recycling Center while the road is being constructed.

Supervisor Blum Bump thanked everyone for coming and would like to close the meeting.

Councilman Ross would like to address the Board concerning two issues. He had the night's agenda faxed to him today and took issue with the announcement that the Supervisor announced the purchase of the recreation land. The whole Board worked on it for a couple of years and it would have been nice if they were informed of the closing. None of the Board members were informed that there was a closing and he himself wasn't aware of it until he received the agenda today. Secondly, he insisted on having a meeting on December 27 in order to complete our reorganization.

Supervisor Blum Bump said the Board didn't want to meet and she feels that the new Board can work on some of the reorganization in January if they can't complete it at the December 20th meeting. The reorganization should go smoothly. She has a pile of responses of interested people.

Councilman Ramsey said tonight's meeting was supposed to be to go over the responses and the reorganization.

No other Board member has any information regarding interest in committees.

Councilman Ross is concerned that the reorganization and closing the books will not be able to be accomplished in one meeting.

RESOLUTION 2007 #130

RE: AUTHORIZING THE SCHEDULING OF A TOWN BOARD MEETING

On a motion of Councilman James Ross seconded by Councilman Harold Ramsey, move to hold a Town Board meeting on Thursday, December 27, 2007, at 7:30 p.m.

Adopted	Ayes	4	Ross, Crane, Ramsey, Pullaro
	Nays	1	Blum Bump

Supervisor Blum Bump understood the meeting to be tentatively scheduled.

Councilman Ross responded, no, it was set to schedule an official meeting at this point. The majority of the Board can set a special meeting.

Supervisor Blum Bump disagrees.

On a motion of Councilman Ramsey, seconded by Councilman Ross, moved to adjourn the meeting at 9:55 p.m.

Adopted	Ayes	5	Blum Bump, Ross, Crane, Ramsey, Pullaro
	Nays	0	

Respectfully submitted,

Sue McCann, Town Clerk