

**CITY OF KINGSTON PLANNING BOARD and CONSERVATION ADVISORY
COUNCIL JOINT SPECIAL MEETING Minutes**

January 22, 2015

Common Council Chambers – 6:00 PM

PLANNING BOARD MEMBERS: Wayne D. Platte, Jr., Chairman; John Dwyer Jr, Vice- Chairman, Robert Jacobsen, MaryJo Wiltshire, and Charles Polacco

PLANNING BOARD ALTERNATES: Jonathan Korn, Jamie Mills and William Tubby

PLANNING DEPARTMENT STAFF: Suzanne Cahill & Kyla Haber

CONSERVATION ADVISORY COUNCIL MEMBERS: Julie Noble, Chair;
Elizabeth (Betta) Broad, Emilie Hauser, Lynn Johnson, Kevin McEvoy, Casey Schwarz,
Gregg Swanzey

Guest Presenters:

Amanda LaValle, Coordinator, UC Department of the Environment

Dennis Doyle, Director, UC Planning Department

Rick Umble, UC Information Services, GIS Technology

Laura Heady, NYS DEC Hudson River Estuary Program

1. Welcome and Introductions: Chairman Platte and Chairwoman Noble called the meeting to order at 6:05PM. After the attendees' introduction, Chairwoman Noble provided a very brief overview of the agenda as it would cover web based planning tools and the NRI.

2. Technology in Planning and Environmental Analysis: Presentation by Ulster County Departments of Environment, Planning and Information Services.

Dennis Doyle gave an overview with a power point presentation regarding technology in planning and environmental analysis; and tools used routinely for use in Site Plan Review by County including the parcel viewer indicating that technology is the center of a circle of tools and activities, including but not limited to, public meetings, municipal plan analysis and regulatory analysis.

a. Municipal Plans: Amanda LaValle discussed green infrastructure, habitat core planning, creating maps (unfragmented habitat layers and ranked cores) and using the maps to ascertain links between the region, the county and the towns/city.

Examples shown included:

- i. Habitat core map for Ulster County indicating links between Kingston and surrounding areas specifically the ridges from the south including the ridge from Rosendale and Shawangunks and the Hudson Highlands converging at Kingston continuing to the ridge to the north leading through Town of Ulster to Saugerties.
- ii. Saugerties Open Space Plan (OSP) linking local level data to county level data with regional corridors discerned.

- iii. Green infrastructure mapping as an opportunity to link the municipalities to the county and to the region.

b. Corridor Area Planning and Visualizations: Dennis discussed how corridor area planning is used extensively within the context of transportation planning and how visualization techniques are often used. Business aspects discussed included how county contracts reserve intellectual property rights and how the county gets data in native format and user friendly formats such as PDF. Examples provided included:

- (i) Town of Ulster 9W Corridor: Planit (Alan Sorenson, principal) was the consultant. Corridor area planning included a light pole inventory using GPS and photographs sometimes enhanced by Photoshop or other photo editing software.
- (ii) Town of Lloyd: This was an example with visualizations of form based codes for Highland showing density and traffic pattern changes and design guidelines use Smart Growth. Perspective drawings were done by Scenic Hudson and graphic art consultants showing how technology can illustrate zoning statutes rather than using complicated text.
- (iii) Nevele Casino Proposal: This was used as an example of viewshed analysis. Various view sites explained leaf on and leaf off seasons (Holzman Moss Bottino architects). Dennis indicated that the visualization presentations and report costs might start at about \$5K and rise contingent upon scope necessary.
- (iv) New Paltz Village Hall: This showed visualizations of proposed structures with hotel and housing in area behind the hall.
- (v) Citizens Savings Bank Kingston: This was an example of pre-technology intuitive planning with a view of the Old Dutch Church steeple planned.
- (vi) Kerhonksen (Dollar General): This was an example of a Wawarsing/Rochester border area project with map layers showing base layers, environmental layers and scanned site plan layer with a contextual sense of the site plan seen in the relationship to adjoining properties and environmental features showing how mapping tools can be used to explore alternative site plans by manipulating the scanned image layer.

c. Discussion: Wayne indicated that KPB has asked for alternative site plans but many buildings are pre-existing making them unnecessary. Suzanne indicated that many applications are now submitted as digital and that Kingston zoning calls for 100 Foot buffer for adjoiners. Regarding tools, Google SketchUp was discussed for architectural elevation renderings.

google-sketchup.downloadtx.com

d. Parcel Viewer:

i. Overview of Mapping Software: Rick Umble led this presentation which included a GIS overview regarding implementing Geographic Information System (GIS) mapping and tools such as ARC GIS and ARC Reader (free download) software introduction, Google Earth (free), shp2kml which transforms GIS shp layers (shape files) to Google Earth and Quantum GIS (QGIS) which is free download and Mac compatible but may require more training which can be found on You Tube. Lynn discussed Pace training classes on GIS.

ii. Parcel Viewer Specifics: Rick mentioned that he did much of the work on the parcel

viewer while Tom Hynes did much of the work on the base maps. Rick discussed specific aspects of the Ulster County Parcel Viewer mentioning different basemap layers available including 2013 Aerials, 2009 Aerials, 2009 Aerials Infrared, 2004 Aerials, 2001 Aerials, USGS Topographic, USGS Aerials w/ Contours, Open Street Map further mentioning other layers available including various layers under the following categories including Municipal Layers, Water Resources, Geology and Soils, Ecological Resources, Tourism & Recreation. Additional Parcel Viewer features include a Measurement & Coordinates tool and Parcel Details. Parcels are searchable by Owner, Name, SBL (Section, Block, Lot) and address. Links to the Parcel Viewer:

<http://ulstercountyny.gov/ucis/gis-data>

<http://ulstercountyny.gov/maps/parcel-viewer/>

iii. Other Mapping Tools: Dennis discussed other mapping tools including the Scenic Hudson hosted Sea Level Rise Mapper used by the Rondout Waterfront Flooding Task Force which together with LIDAR (Light Detection And Ranging or alternatively Laser Illuminated Detection And Ranging and earlier as Light and Radar) are newer mapping technologies. As a mapping example, Dennis mentioned that Hurricane Sandy evacuations were based on expected tidal surge models. The presentation concluded with a brief discussion of Bing and Google Maps and the DEC Environmental Assessment Form Mapper. Links to DEC EAF Mapper and the Sea Level Rise Mapper are below:

<http://www.dec.ny.gov/eafmapper/>

<http://www.scenichudson.org/slr/mapper>

iv. Link to the Power Point Presentation for the above portion of the meeting:

[http://www.kingston-](http://www.kingston-ny.gov/filestorage/8463/10432/10440/10479/Technology_in_planning_and_Environmental_Analysis_KINGSTON.pdf)

[ny.gov/filestorage/8463/10432/10440/10479/Technology_in_planning_and_Environmental_Analysis_KINGSTON.pdf](http://www.kingston-ny.gov/filestorage/8463/10432/10440/10479/Technology_in_planning_and_Environmental_Analysis_KINGSTON.pdf)

3. Kingston Habitat Mapping and Natural Resource Inventory (NRI): Emilie Hauser gave an overview of the inventory listing proposed layers in the NRI including Basemaps, Aerial Views from 2001, 2004 & 2009, Geology, Soils & Topography including Bedrock & Steep Slopes, Wetlands, Coastal (Hudson & Rondout) Water Resources including Steams, Subaquatic Vegetation & Surface Waters, Climate, Recreation & Cultural, Open Lands, Habitat including Forests & Vegetated Land Cover, Agricultural including Urban Agriculture, Hazardous including Brownfields, Green Infrastructure, Night Lighting, Environmental Justice and Historic. Emilie described the use of the maps in planning and discussed additional related documents of planning interest including the Esopus Biodiversity Study, Hudson River Estuary Program Habitat summary and Hudsonia Habitat mapping and the Preliminary Summary of Natural Resources and Open Space for which she was the primary author. The county and other agencies have provided data layers to the CAC which has an intern working on GIS data to provide maps for the NRI. Julie indicated that the additional related documents that Emilie mentioned are on the City website. See link below for Preliminary Summary of Natural Resources and Open Space:

http://www.kingston-ny.gov/filestorage/8463/10432/10440/10479/13377/KingstonReviewOpenSpaceNatResDRAFT12_3_13.pdf

4. Overview of Process to date and moving forward ~Presentation of Kingston Habitat Maps and Summary: Laura Heady

a. Introduction: Before giving an overview of the Kingston Habitat Map and Summary as Planning Tools for planning in Kingston with habitat in mind, Laura started with an overview of the Hudson River Estuary Program (HREP) core mission which includes but is not limited to, is to have clean water, protect habitats, fish, wildlife, water recreation and river access explaining why habitats and natural areas are of planning concern. Citations in this regard are the March 2010 report by NYS Comptroller on the economic benefits of open space :

<http://www.osc.state.ny.us/press/releases/mar10/032510.htm>

<http://www.osc.state.ny.us/reports/environmental/openspacepreserv10.pdf>

b. Brief Presentation of Kingston Habitat Work to Date: Laura presented the Hudsonia Habitat Map explaining the various layers available as paper and PDF which were created by Hudsonia and volunteers focusing on three substantial habitat areas identified through map and aerial photo analysis with some field verification. Laura indicated that the Hudsonia Habitat Map is suitable for general land use planning. Laura continued with a description of the City of Kingston Habitat Summary she created which was compiled from existing databases with no field verification and which includes maps, tables and a written summary of major ecological features suitable for general land use planning but not for detailed or jurisdictional planning. The Habitat Summary can be used in a Natural Resource Inventory, Open Space Index or Plan, a Comprehensive Plan, a Zoning update. It was noted that planning board procedures are mentioned in the new HREP NRI Guidebook. Habitat Map and Summary data helpful for City planning include indication of habitat such as species and habitats of concern, forested areas to keep intact, wetlands, shorelines and floodplains which data can enable development areas to be designed to minimize habitat impacts and help planning with regards to site visits. Laura used a Delaware Forest example to show development placement to minimize habitat impact and Hudson Valley examples in Amenia to show habitat information for site plan review, Rhinebeck to show site analysis and Hyde Park to show critical habitat. Laura suggested pre-application checklists and meetings with applicants to review their proposed projects during the initial stages. Links to the Habitat Summary and Habitat Map are below:

http://www.kingston-ny.gov/filestorage/8463/10432/10440/10479/13377/HABITAT_SUMMARY_-_Kingston_-_LHeady_-_FINAL.pdf

http://www.kingston-ny.gov/filestorage/8463/10432/10440/10479/13377/Kingston_final_habitat_map_Hudsonia_2014_for_web.pdf

c. Wrap Up: Laura concluded the presentation with a summary concerning the importance of protecting larger contiguous habitat areas, preserving links and buffer

zones, directing development towards altered or least sensitive area of sites and considering habitats and natural areas early in the planning process and a final word on maps which when exported from GIS to PDF can be viewed in Acrobat Reader.

d. Links to Laura's Power Point Presentation:

http://www.kingston-ny.gov/filestorage/8463/10432/10440/10479/Heady_Kingston_PlanningCACJointMtng_22Jan15.pdf

Adjournment: Meeting was adjourned at 7:45 PM.