

CITY OF KINGSTON

COMPREHENSIVE PLAN STEERING COMMITTEE

Public Hearing  
Re:

DRAFT COMPREHENSIVE PLAN

March 19, 2015  
6:30 p.m.  
Kingston City Hall

STEERING COMMITTEE MEMBERS PRESENT:

JAMES NOBLE, Chairman  
SUZANNE CAHILL, Planning Director

KYLA HABER  
WILLIAM TUBBY  
LEE MOLYNEAUX  
ALAN AIDALA  
JOHN FINCH  
GREGG SWANZEY  
KRISTEN WILSON  
TERYL MICKENS  
PATRICIA MURPHY

COMMON COUNCIL LIAISONS PRESENT:

DEBORAH BROWN

ADVISORY MEMBERS PRESENT:

KEVIN GILFEATHER  
NANCY DONSKOJ  
JULIE NOBLE

REPORTED BY: LORA J. CURATOLO, CSR  
Lora J. Curatolo (845)464-7734

Public Hearing - Draft Comprehensive Plan (1/11/15)

stairwell, go down the stairway to the ground floor and exit the building. Just to allow for emergency personnel to enter.

We also have a ladies and a mens room through this exit door here, right or left. Thank you.

And please keep the doorways open at all times, which I don't think we'll have an issue with this evening.

And please turn off your pagers and cell phones.

And if you wanted to have like a side conversation, could you please just go outside the chambers here just so it doesn't disrupt anyone.

And just be courteous and respectful of others when they're talking about their visions.

The purpose of this public hearing is to afford the public an opportunity to submit oral comments to the Kingston CPSC on the Draft Comprehensive Plan dated January 11th, 2015. Written comments will also be accepted to supplement. Comments may continue to be

Lora J. Curatolo (845)464-7734

Public Hearing - Draft Comprehensive Plan (1/11/15)

THE CHAIRMAN: I'd like to call this meeting of the public hearing for the 2025 Comprehensive Plan. Could everyone please rise for the pledge of allegiance.

(The Pledge of Allegiance was recited.)

CHAIRMAN NOBLE: Thank you very much. Please be seated. I'd like to welcome everyone this evening for coming out to give us your comment, either verbally this evening or submitting something in writing. I believe we have like a week after the meeting to receive any information you want to send us. And we'll be having a meeting of the Comprehensive Steering Committee to review any comments you might have this evening and hopefully incorporating them into the plan, which will be our final draft, which will be submitted to the Common Council, which will also have a public hearing and the possibility of changes before it goes to the Mayor for the final approval.

So I'd like to do some points of order here. So if we have an emergency could you please proceed to the left or right

Lora J. Curatolo (845)464-7734

Public Hearing - Draft Comprehensive Plan (1/11/15)

submitted via e-mail or in writing to Suzanne Cahill, city planner -- everyone I'm sure knows Suzanne -- director of the Kingston Planning Office until March 26th, 2015.

The Kingston CPS, Comprehensive Plan and Steering Committee, CPS, will review and consider all comments received and addressed according with consensus reasoning. Revisions to the document will be made accordingly. I pretty much already told you that but it's written down here so I'm reading it.

Recognize Kingston CPS members present. See attached. Not quite attached.

Myself, James Noble, alderman at large, also the chairman of this Comprehensive Plan, which pretty much started in 2012 and hopefully it will be culminating this year, 2015.

We have Suzanne Cahill, planning director.

Kyle Haber, assistant planner. William Tubby -- I don't know where everyone is. So that's it, raise your hand when I call your name and then everybody can see you.

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 Lee Molyneaux.  
 3 Alan Iadala.  
 4 John Finch.  
 5 Greg Swanzey.  
 6 Kirstein Wilson.  
 7 Patricia Murphy.  
 8 And we also have a liaison, council  
 9 liaison, with us this evening, Alderwoman Deb  
 10 Brown, who happens to be the minority leader  
 11 also.  
 12 Kevin Gilfeather, director of rec.  
 13 Nancy Donskoj.  
 14 And Julie Noble.  
 15 Thank you. These are all members  
 16 and advisories of the Comprehensive Steering  
 17 Committee.  
 18 I'd also like to introduce  
 19 Comprehensive Plan consultant team members  
 20 present.  
 21 Of course we have Dan Shuster. And  
 22 this will be Shuster & Turner Associates.  
 23 And we have Max Stach.  
 24 Turner-Miller Group. Just raise your hand.  
 25 Thank you.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 Stuart Turner.  
 3 Alan Sorensen.  
 4 Thank you, gentlemen, for coming.  
 5 I personally think they've done a  
 6 wonderful job getting this all together. And  
 7 pretty much I mean the original plan was to have  
 8 it completed in two years, so we've run over  
 9 that and they've all still been with us and  
 10 working with us for that extended time period.  
 11 So I'm grateful for that.  
 12 So I just want to review the  
 13 guidelines for speakers at the public hearing  
 14 this evening. A handout was provided at the  
 15 door, so hopefully everyone looked at it  
 16 quickly.  
 17 Speakers will be given a maximum  
 18 speaking time of five minutes and when it gets  
 19 down to four minutes I'll probably remind you  
 20 that you have a minute left. It's just so we  
 21 can make sure we hear everyone that's come this  
 22 evening to speak and we want to make sure  
 23 everyone gets a chance to speak.  
 24 And one last thing is when you come  
 25 up to speak, just give your name and spell your  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 last name because we have a stenographer here  
 3 with us this evening and this way it will make  
 4 sure your spelling is correct on your name.  
 5 So with that I would probably like  
 6 to turn this over to Daniel Shuster, who has  
 7 some remarks he wants to make on the process of  
 8 this whole Comprehensive Plan before we invite  
 9 the speakers to come up.  
 10 Thank you very much. Dan.  
 11 MR. SHUSTER: Good evening  
 12 everybody. I see a lot of familiar faces out  
 13 here but also a few that I haven't seen.  
 14 Although this is your night to  
 15 express your opinions about Kingston's Draft  
 16 Comprehensive Plan, I was asked to make a few  
 17 introductory remarks to put the process in  
 18 context.  
 19 This is Kingston's first  
 20 Comprehensive Plan in over 50 years.  
 21 Preparation of a Comprehensive Plan is a complex  
 22 process involving many people with differing  
 23 viewpoints, objectives and priorities. There is  
 24 no standard formula for a Comprehensive Plan.  
 25 The process tends to evolve as it moves along.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 There's no right way, only the way that results  
 3 in a plan that best serves the citizens of  
 4 Kingston.  
 5 As was mentioned, the process began  
 6 over three years ago when the Common Council  
 7 agreed that an updated Comprehensive Plan was  
 8 necessary. Our team was selected and the  
 9 contracts signed and, as is very often the case,  
 10 it's taking longer than certainly we expected or  
 11 many of you expected as well.  
 12 The plan began with a review of past  
 13 planning studies prepared over the last few  
 14 decades, consideration of existing conditions in  
 15 the city, then a three pronged effort to solicit  
 16 suggestions and opinions from the general public  
 17 was initiated.  
 18 An extensive survey questionnaire  
 19 was posted on the city's website to which over  
 20 three hundred people responded, which is a very  
 21 good turn out.  
 22 Second, a public workshop, attended  
 23 by over a hundred people, was convened in this  
 24 room where the group was broken down into  
 25 smaller groups which spent the evening  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 identifying Kingston's strengths, weaknesses,  
3 opportunities and threats. Otherwise known as a  
4 SWOT analysis.

5 In addition, the public was invited  
6 to submit comments on any issues that they felt  
7 should be addressed to the city website.

8 And finally, local interest groups  
9 were provided an opportunity to submit their  
10 recommendations to the Committee at an open  
11 public meeting.

12 The review of past plans and  
13 existing conditions and gathering of public  
14 opinion culminated in a vision statement  
15 approved by the Comprehensive Plan Steering  
16 Committee that sets forth an image of the city  
17 as it can become in 2025. And that vision  
18 statement is at the very beginning of the Draft  
19 Comprehensive Plan.

20 A Comprehensive Plan is an important  
21 tool with which a city can achieve that vision.  
22 It sets forth goals, more specific objectives  
23 and detailed strategies to achieve them.

24 By and large Kingston's draft plan  
25 is a policy plan rather than a detailed block by  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 block plan for physical development. It seeks  
3 to establish the basis for decision making now  
4 and in the future rather than providing site  
5 specific solutions. This type of plan allows  
6 for flexibility as unanticipated events arise or  
7 objectives or priorities change in the future  
8 while still adhering to the basic policies and  
9 principles of the plan.

10 Following its adoption, the plan  
11 will also provide the rationale for revision to  
12 the city's seriously outdated zoning law.

13 The draft plan includes a broad  
14 array of goals and objectives concerning the  
15 city's physical, social and economic components,  
16 among these are emphasis on strengthening  
17 Kingston's three historic mix use core areas;  
18 the Stockade area, Midtown and the Rondout.

19 Special attention has been devoted  
20 to Midtown in the plan since more extensive  
21 planning has taken place in recent years for  
22 both the Stockade area and the Rondout area.

23 It promotes preservation of existing  
24 neighborhoods in terms of architectural form and  
25 increased homeownership. It promotes protection  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 of open space and natural resources in  
3 environmentally constrained areas of the city by  
4 reduction in density, promotion of agricultural  
5 uses. Important in the plan is enhancement of  
6 all forms of transportation in a manner that  
7 promotes mobility and safety for all. And the  
8 plan strongly endorses preservation and  
9 promotion of the city's extensive historic  
10 resources and use of them to generate economic  
11 development.

12 The Steering Committee participated  
13 throughout the preparation of the plan, provided  
14 valuable input to the consultants who are  
15 working for the Committee and reviewed several  
16 drafts at open meetings.

17 But before determining that the  
18 draft, which is the subject of tonight's public  
19 hearing, was appropriate for public review -- I  
20 must emphasize the word "draft" because that's  
21 what it is at this point, a document subject to  
22 change.

23 The process of arriving at an  
24 approved plan is by no means over after this  
25 public hearing. The Steering Committee will  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 meet and carefully consider each and every  
3 comment received tonight and over the next week  
4 and we'll determine by consensus whether the  
5 current draft should be revised.

6 When that process is complete, the  
7 Committee will submit the revised plan to the  
8 Common Council and the Mayor as its recommended  
9 Comprehensive Plan for the city.

10 The process doesn't end there, the  
11 Common Council will review the Committee's  
12 recommendation and determine if it wishes to  
13 make any revisions. The Council will then  
14 conduct its own public hearing to receive public  
15 comment and determine if further revisions are  
16 warranted.

17 Prior to any approval of the plan  
18 the Council is required to make findings and  
19 determinations as to the environmental effects  
20 of the plan in accordance with the State  
21 Environmental Quality Review Act, other know as  
22 SEQRA.

23 As you can see, the process of  
24 developing a Comprehensive Plan is pretty  
25 comprehensive in itself. We are pleased to have  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 been a part of it and to be assisting the city  
3 and we look forward to hearing your comments.  
4 Thank you.

5 MS. CAHILL: So what we're going to  
6 do is maybe a little different than the norm.  
7 I'm going to call up four speakers at a time,  
8 the first individual will take the podium and  
9 the other three can sit in the bench that's been  
10 reserved for speakers on bay I suppose. We're  
11 trying to make it run a little smoother, this  
12 way I thought that we'd give it a try and see  
13 how it works. It may take off, it may not. But  
14 we will try.

15 So I'm going to start with the first  
16 four. I have Daniel Mackay, if you'd come up.  
17 Jennifer Schwartz Berky, if you would come up.  
18 Jack Braunlein, if you would come up. And  
19 George Donskoj, if you would come up.

20 MR. MACKAY: Good everything, folks.  
21 My name is Daniel Mackay. I'm director of  
22 public policy for the Preservation League of New  
23 York State, New York State wide historic  
24 preservation advocacy not for profit, and I've  
25 been working with a number of local residents  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 here in Kingston. And I'm here tonight at the  
3 encouragement and invitation of them, Kitty  
4 McCullough in particular.

5 I spent a lot of time over the last  
6 few weeks looking through the Kingston draft  
7 plan. I should also say I'm an elected official  
8 in the Town of New Scotland up in Albany County.  
9 There's much in this plan that I admire and wish  
10 was incorporated in our own local planning. But  
11 in my area of professional expertise, which is  
12 historic preservation and historic preservation  
13 policy, I'm quite concerned at this point, as of  
14 the January 2015 draft, that what I am seeing  
15 here in regards to historic preservation and the  
16 opportunities for this city's continued  
17 revitalization and rebuilding and reinvigoration  
18 that historic preservation and historic  
19 resources provide is not really built into this  
20 plan. This is quite weak I think in those areas  
21 and I'm hopeful that this process will begin to  
22 build into the plan a greater recognition of the  
23 city's resources and a greater recognition of  
24 the numerous opportunities that those historic  
25 resources can provide this community.

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 I will leave off -- I have about  
3 twelve pages of written comments, I'm not going  
4 to dig through them but I will say at the onset,  
5 at the introduction to the January plan there  
6 are numerous omissions of references to sort of  
7 key historic resource data sets and designations  
8 and recognition.

9 This is a city that is densely  
10 historic, it has been well recognized for that  
11 with designations and recognition at both the  
12 national and state level. And there's no  
13 reference either in the introduction to this  
14 document or in the later historic preservation  
15 chapter to the National Register districts that  
16 exist here, the individual National Register  
17 listings, the National Historic Landmark that  
18 has been designated here in the community, the  
19 National Register eligible structures that the  
20 State Preservation Office has found here as  
21 well, nor any reference to the Federal Heritage  
22 Area that overlays Kingston and numerous other  
23 communities here in the Mid-Hudson Valley or the  
24 greenway, etcetera.

25 So what I am trying to define for  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 you is that there are numerous sort of  
3 components of historic preservation recognition  
4 and infrastructure that aren't even yet  
5 acknowledged in this plan, and they need to be,  
6 they need to be upfront.

7 And I think one reason there is a  
8 reference in the plan on page 47, I suspect it's  
9 from the SWOT analysis, I think endorses a  
10 relook, fresh look, an integration of more focus  
11 on historic preservation.

12 And so on page 47 the draft plan  
13 acknowledges, it became clear that the  
14 overwhelming majority of Kingston residents and  
15 stakeholders saw Kingston's historic resources  
16 as one of its greatest assets. From providing  
17 educational opportunities to establishing  
18 neighborhood character to drawing tourism, the  
19 city's historic resources and their preservation  
20 drew the most consistent interest in the public  
21 outreach phase of this document to date.

22 So what do you have here, you have  
23 680 buildings that are listed on the National  
24 Register, four National Register districts; you  
25 have six of your eight census tracks that  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 overlay the City of Kingston are qualified for  
3 use of the State Rehabilitation Tax Credit,  
4 meaning that any historic structure within those  
5 six census tracks is qualified for a  
6 rehabilitation incentive for either commercial,  
7 income producing properties or owner occupied  
8 residences. You have use throughout the city of  
9 the Federal Rehabilitation Tax Credit for any  
10 commercial income producing historic structure.

11 What I would love to see in a  
12 community that's as densely historic as this is  
13 a recognition going forward with this type of  
14 planning, this type of visioning, is you need to  
15 build upon your most fundamental assets; that is  
16 the Hudson River and your proximity here and the  
17 waterfront but it is also --

18 MS. CAHILL: One minute.  
19 MR. MACKAY: Thank you. It is also  
20 the density of historic resources here. I think  
21 you need to capitalize them in a way that's not  
22 yet identified here in the plan. I've left you  
23 eleven pages of comments on how to begin doing  
24 that.

25 Please don't turn your back on what  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 exists here nor on the preservation  
3 infrastructure that supports that. The Heritage  
4 Area Commission, the Landmark Preservation  
5 Commission, there are suggestions throughout  
6 this document that those entities be  
7 consolidated or merged for the purpose of some  
8 vague improvement from streamlining.

9 I don't think there's justification  
10 for that, I don't think the community should  
11 turn its back on the incentives and the funding  
12 that comes from having a local preservation  
13 commission and being a certified local  
14 government. So I talked about that in more  
15 detail here.

16 I'm going to listen to comments this  
17 evening and provide additional comments by the  
18 date of March 26th.

19 And I do appreciate the chance to  
20 work with so many folks locally. It's been a  
21 pleasure to spend additional time here. My  
22 schedule doesn't often bring me here.

23 MS. CAHILL: Time.  
24 MR. MACKAY: So thank you for the  
25 opportunity.

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 (Applause.)

3 MS. CAHILL: Dan, just before you  
4 sit down. Would you just spell your last name.

5 MR. MACKAY: M-a-c-k-a-y.

6 MS. BERKY: Jennifer Schwartz Berky  
7 at 35 Holmes Street. I'm also the principal of  
8 Homes Strategic, LLC, urban planning, historic  
9 preservation and development advising firm.

10 I'm very grateful to the committee,  
11 the planning department and the consultants for  
12 integrating so much of the work that has been  
13 done in our community on climate change,  
14 complete streets, waterfront flooding, green  
15 infrastructure and urban agriculture. I've  
16 noted so many changes since the previous draft  
17 and I appreciate --

18 MS. CAHILL: Jennifer, if you'd just  
19 try and speak up a little louder.

20 MS. BERKY: Sorry. I appreciate  
21 your integration of all of the comments that  
22 were made on climate change, complete streets,  
23 waterfront flooding, green infrastructure and  
24 urban agriculture.

25 I just want to speak to a few  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 overarching issues, and they're wide ranging so  
3 I will include them in my comments when I submit  
4 them. Here I just want to speak a little bit  
5 about historic preservation, economic  
6 development, infrastructure and the questions of  
7 social equities as we go forward.

8 But overarching, one of the issues  
9 is what sustainability and resiliency mean to  
10 the city. And I will give you what I think is a  
11 statement that might be broader, and I will put  
12 that in my comments, regarding how it includes  
13 things like social equity, economic opportunity,  
14 locally driven business and citizen involvement  
15 to benefit all residents.

16 I also think the concept of  
17 resilience, which isn't mentioned in the plan,  
18 the capacity to withstand stress is something we  
19 should articulate. And it's articulated in many  
20 of the climate plans, because what is said is  
21 that we don't turn our back on our principles  
22 even in times of stress.

23 For cultural and historic resources  
24 I want to say that Kingston's greatest visible  
25 asset, as Dan said, is its historic

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 architectural heritage. We should make this  
3 part of the framework for our plan, we should  
4 protect it to the maximum extent possible. In  
5 every city where I've seen successful economic  
6 development with historic resources, it was  
7 because they utilized the maximum extent of the  
8 tax incentives, the low income housing tax  
9 credits and all of the potential resources that  
10 were available through other government  
11 resources. And they made it very clear to  
12 developers that these were resources that were  
13 valued and should become a part of the unique  
14 cityscape and historic fabric.

15 So I and several of my colleagues on  
16 the Landmarks Commission and other groups are  
17 recommending a very clear and strong bolstering  
18 of this to the committee as well as, as we go  
19 forward in the plan, in our adoption of the plan  
20 and in the zoning.

21 What we don't want to see happen is  
22 a death by a thousand cuts, which is something  
23 that can happen in the city where the laws are  
24 not strong enough to reenforce a streetscape  
25 that values historic resources.

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 So I'll move to the next thing,  
3 which is infrastructure. As we've noticed in  
4 recent months, maintaining the quality of the  
5 city's waste water and water resources is  
6 critical and I think it should be mentioned in  
7 the plan. And I think we should seek to work  
8 with other communities, whether it's the Town of  
9 Ulster or the Town of Woodstock, to come up with  
10 intermunicipal agreements that can support our  
11 maintenance of this infrastructure. It's very  
12 important to our economic development and we  
13 should not let it degrade to the point that we  
14 feel we have to make compromises in the time of  
15 stress in a way that would not support our own  
16 internal goal driven economic development.

17 Finally I just want to say also I  
18 want to support the infrastructure of our  
19 bluestone, which is critical to the way that  
20 this city feels and makes it extremely unique.  
21 You should incorporate all of Jack Braunlein's  
22 comments on that because they are really  
23 supportive of a modern city that respects its  
24 bluestone heritage.

25 Finally on social equity, I just  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 want to say that the final plan has incorporated  
3 a number of strategies, including access to  
4 food, transportation and jobs. But we need to  
5 strengthen the policies for affordable housing.  
6 For example, a five-story building that has only  
7 5,000 square feet cannot afford --

8 MS. CAHILL: One minute.

9 MS. BERKY: One minute, okay --  
10 cannot afford to reduce the affordable housing  
11 requirement to ten percent or you won't even get  
12 one apartment out of that. And the low income  
13 housing tax credit regulations and the  
14 incentives won't be supported by that. We won't  
15 have access to affordable housing support for  
16 it. So I think we should maintain that.

17 Also we have to be very careful of  
18 not to support what might become exclusionary  
19 zoning in the city because that could open us up  
20 to a whole can of worms that Westchester has  
21 recently experienced.

22 I'm going to submit my written  
23 comments in support of these and other  
24 recommendations. And I thank you for your time.  
25 It's very, very hard work to make the progress

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 you've made in this Comprehensive Plan. Thank  
3 you.

4 MS. CAHILL: Jennifer, would you  
5 just spell your last name, please.

6 CHAIRMAN NOBLE: It's for the  
7 stenographer.

8 MS. BERKY: It's B-e-r-k-y.  
(Applause.)

9 MR. BRAUNLEIN: Good evening. I'm  
10 Jack Braunlein, B-r-a-u-n-l-e-i-n, a board  
11 member of the Friends of Historic Kingston,  
12 which I think everybody here knows probably is  
13 our city's oldest not-for-profit preservation  
14 organization.

15 What was reassuring to read in the  
16 Comprehensive Plan, that residents and  
17 stakeholders alike identify the city's historic  
18 resources as one of its greatest assets. The  
19 plan does little to insure the preservation of  
20 these assets.

21 First, we would posit that historic  
22 resources are the city's greatest assets. For a  
23 municipality of this size, the breadth and depth  
24 of historic resources is incredible. From the  
25

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 Colonial period to the 20th Century, they're  
3 excellent examples of wonderful structures, of  
4 houses, churches and synagogues, schools,  
5 municipal buildings, retail stores, industrial  
6 buildings and factories, not to mention the  
7 bluestone. Despite losses, there's so much  
8 intact that it is a glaring oversight not to  
9 recognize their extent, their value and their  
10 importance.

11 Second, while the plan notes that  
12 the success of its land use policies depends  
13 upon an appreciation of that history, it is the  
14 preservation of that history that is important,  
15 not merely its recognition. It is not through  
16 awareness alone that assets are preserved, as  
17 the plan currently suggests, it is through a  
18 series of action steps emanating from a formerly  
19 adopted preservation plan.

20 Third, the value of all of this is  
21 that preservation of these assets is a driver  
22 for economic development. We can all think of  
23 beautiful cities throughout America that value  
24 and promote their architecture; Charleston,  
25 Santa Fe, Portsmouth, Chicago, for example, and  
Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 can then reflect that this value brings  
3 tourists, brings homemakers and brings business  
4 owners to their cities. A city that recognizes  
5 and promotes its architecture, recognizes and  
6 promotes its people and all they have  
7 accomplished, that is a city that draws people  
8 to visit, to live and to work there.

9 Therefore, we recommend that the  
10 importance of Kingston's historic resources be  
11 given the prominent place by moving the historic  
12 preservation section to the beginning of the  
13 Comprehensive Plan and that action steps  
14 necessary to ensure the preservation of those  
15 assets be fully delineated throughout the plan.

16 Further, we recommend that the  
17 Comprehensive Plan advocate a proactive  
18 preservation ethic for the city and the  
19 establishment of a formally adopted preservation  
20 plan.

21 Sadly we have lost a great deal of  
22 our history through the ravages of urban  
23 renewal, the complicity of weak and unenforced  
24 regulations and the delinquency of benign  
25 neglect. We must ensure that that does not  
Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 continue.

3 By taking a strong positive stand  
4 for historic preservation, the Comprehensive  
5 Plan will establish the foundation for the  
6 retention of Kingston's greatest asset and for  
7 the promotion of the city's economic growth and  
8 future development. Thank you.

9 (Applause.)

10 MS. CAHILL: Thank you.

11 MR. DONSKOJ: George Donskoj, 101  
12 Abeel Street, Kingston. D-o-n-s-k-o-j.

13 I've been chair of the Historic  
14 Commission here for over ten years and we're  
15 fortunate now to have on the commission a  
16 preservation architect, a real estate attorney  
17 who's a previous planner, and we have a planner  
18 who's a deputy planner for Ulster County and  
19 also running a preservation business consulting  
20 firm, and a preservation technician from  
21 Huguenot in New Paltz. We'd like to see the  
22 potential role that preservation --

23 MS. CAHILL: George, would you  
24 please speak up, please.

25 MR. DONSKOJ: We'd like to see the  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 potential role that preservation can play in  
3 Kingston revitalization fully recognized through  
4 the well defined objectives, strategies and  
5 actions of the Comp Plan. We think it's very  
6 important that the misassumptions about  
7 preservation and especially about design review  
8 be removed from the current draft and that the  
9 emphasis shift to coordination of the work of  
10 the two commissions and away from conflicting  
11 design standards in a way that would revoke  
12 Kingston's certified local government plan.

13 Preservation isn't the city's  
14 practice, where selective enforcement results in  
15 married streetscapes and compromised property  
16 values, and we believe very strongly that this  
17 selective enforcement of city codes must end.

18 We look forward to working with the  
19 Heritage Commission and the Friends of Historic  
20 Kingston to make the preservation plan for the  
21 city. We believe that with the making of a plan  
22 we will have many opportunities to help the  
23 public and the city officials fully understand  
24 the importance of both preservation incentives  
25 and preservation design requirements.

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 I'm sure that I speak for HLPC  
3 commissioners and the HAC and the Friends when I  
4 say that we're willing to help. Thank you.

5 (Applause.)

6 MS. CAHILL: The next four speakers  
7 are going to be Hayes Clement, Kevin McEvoy, Pat  
8 Murphy and Kitty McCullough.

9 MS. MURPHY: Sue, I'm going to cede  
10 because what I was going to say has already been  
11 said by Jack Braunlein and Dan Mackay. It has  
12 to do with a stronger historic preservation  
13 plan.

14 MS. CAHILL: So then the fourth  
15 person will be Tom Polk.

16 MR. CLEMENT: My name is Hayes  
17 Clement, I live at 48 West Chestnut Street. I'm  
18 speaking of behalf of Friends of Historic  
19 Kingston, on whose board I serve, and also as  
20 chairman of the City of Kingston Heritage Area  
21 Commission.

22 MS. CAHILL: Hayes, can you spell  
23 your last name, please.

24 MR. CLEMENT: C-l-e-m-e-n-t. I  
25 happened to serve on the Common Council when the  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 funding for the Comprehensive Plan was approved  
3 back in 2011, so it's nice to be back and sort  
4 of seeing this come full circle. And I too  
5 applaud all of your hard work and what's been  
6 produced so far.

7 I want to endorse and reiterate what  
8 Daniel Mackay and Jack Braunlein already said so  
9 eloquently. I do think the section as pertains  
10 to historic preservation in the plan needs to be  
11 moved up front and I think it needs special  
12 emphasis. Not just in terms of what our  
13 heritage is as a community, but this is sort of  
14 the key differentiation between Kingston and a  
15 lot of other similar communities in the Hudson  
16 Valley. And I do think some revised language  
17 that you're going to be presented over the next  
18 few days about how to improve that section of  
19 the plan speaks more powerfully to not only the  
20 key point of differentiation but how it can be  
21 utilized as a really effective tool for economic  
22 development, not just preservation.

23 Secondly, there is mention in the  
24 plan of merging or streamlining the historic  
25 preservation -- Landmarks Preservation

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 Commission and Heritage Area Commission. And  
3 both George and I have sat with Dan and with Sue  
4 very openly to explore that. I am convinced,  
5 upon sort of review of this with Daniel Mackay  
6 and folks from the State Historic Preservation  
7 Office, that in fact that's difficult to do  
8 without violating mandates from Albany and also  
9 jeopardizing our status as a certified local  
10 government and all of the funding that  
11 potentially comes from that.

12 George and I, and I think all of the  
13 members of the two commissions, are incredibly  
14 committed, very sincerely committed to  
15 streamlining the review process wherever  
16 possible, making things as easy as possible for  
17 applicants to come before either commission, and  
18 doing it in a coordinated way. But I would urge  
19 you to sort of resist this notion those two can  
20 be merged in some way or made subordinate to the  
21 planning board. I don't think that's what state  
22 law says and I don't think that's what best  
23 practice in historic preservation requires.  
24 Thank you.

25 (Applause.)

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 MR. McEVOY: I'm Kevin McEvoy  
3 M-c-E-v-o-y. I live at 254 Delaware Avenue. I  
4 serve on the Heritage Commission with Hayes, I  
5 serve on the Conservation Advisory Council and  
6 I'm the secretary of the Kingston Land Trust.  
7 But I'm not speaking on behalf of any of those  
8 commissions, boards or councils.

9 First I want to thank the Steering  
10 Committee and the consultants for all of the  
11 work that they've done and for including  
12 complete streets, green lines, urban agriculture  
13 and open space components in the Comp Plan. The  
14 draft of it anyway.

15 But what I'm principally going to  
16 speak about right now I think is the historic  
17 preservation and reiterate some of what the  
18 other speakers have already said.

19 Protecting certified local  
20 government status should be a principal priority  
21 of the Comp Plan. Losing the funding involved  
22 with that, losing tax benefits, that just  
23 doesn't -- I don't think that's appropriate. I  
24 think we really have to think that one out.

25 Another portion concerning historic  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 preservation has to do with foreign based codes.  
 3 These may not be appropriate for historic  
 4 districts since the areas do not lend themselves  
 5 to homogenous forms. Kingston is well known for  
 6 its variety of architectural styles starting  
 7 with the 17th century dutch colonial and moving  
 8 forward through a variety of Victorian styles  
 9 and on into the arts and crafts period,  
 10 etcetera. This isn't homogenous.

11 Regarding the multiple agency  
 12 review, which results were just covered by the  
 13 previous speaker, merging the Heritage Area  
 14 Commission and the Historic Landmark  
 15 Preservation Commission would appear to be  
 16 inappropriate and possibly a violation of law.  
 17 However, a coordinated agency approach would be  
 18 appropriate if we see a problem with  
 19 coordinating applicants reviews. That should be  
 20 definitely considered. But certified local  
 21 government status should not be endangered under  
 22 any circumstances.

23 Regarding Chapter 264 of the code  
 24 and its perceived redundancy with zoning. The  
 25 preservation law should be strengthened, not  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 weakened, and made consistent with the model of  
 3 State Preservation Law.

4 We'll move on to open space. It's  
 5 appreciated that the section was included, which  
 6 I've already said but it really is. That was  
 7 very good. However, some of the text could be  
 8 articulated as to specific recommendations. A  
 9 quick easy solution to part of this would be to  
 10 take the Kingston habitat summary and mapping  
 11 that was done by Hudsonia and by the Hudson  
 12 River Estuary Program recently and including  
 13 some of the texts or maps. The Kingston CAC is  
 14 also working on a national resource inventory as  
 15 we speak. Some of our work may be available  
 16 before this process is finished, in which case  
 17 that could be included in the open space  
 18 portion.

19 And finally I think regarding  
 20 infrastructure. A resiliency discussion  
 21 concerning both water and sewer should be  
 22 included in the plan.

23 And I'm going to thank you very much  
 24 and written comments will follow.

25 MS. CAHILL: Thank you.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 (Applause.)

3 MS. McCULLOUGH: I'm Kitty  
 4 McCullough, M-c-C-u-l-l-o-u-g-h. I'm with  
 5 Historic Kingston Waterfront, an organization  
 6 chartered as a museum by New York State that  
 7 works to build the capacity of arts and cultural  
 8 heritage organizations in the Rondout. I also  
 9 work with the city's Economic Development Office  
 10 and city preservation consultant Jack Braunlein  
 11 on certified local government grants that survey  
 12 bluestone sidewalks in Kingston's historic  
 13 districts and historic resources in Midtown and  
 14 are now surveying the area joining Midtown and  
 15 the Stockade District. Each of these should be  
 16 included in the plan.

17 I want to begin by thanking the  
 18 members also of the Committee for their hard  
 19 work to herd all the calves that want to have  
 20 input into this. And I want to note that, as  
 21 Daniel Mackay said, the draft notes that the  
 22 overwhelming majority of Kingston residents  
 23 holds historic resources as important.

24 And also in the state of the city  
 25 address this year the Mayor reminded us that we  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 have a very high proportion of artists living in  
 3 Kingston, yet both historic resources and the  
 4 arts get only cursory lip service in the draft.  
 5 Indeed the current draft would greatly  
 6 compromise preservation.

7 Over the past twenty years  
 8 communities across the U.S. have successfully  
 9 revitalized their urban centers by leveraging  
 10 their historic resources in the arts. In the  
 11 post recession economy, this trend has become  
 12 even more pronounced. Data shows that cities  
 13 where the economies are moving ahead are growing  
 14 from their historic neighborhoods out and that  
 15 continued sprawl is the single greatest  
 16 predictor of continued economic stall for small  
 17 cities. Sprawl and stall.

18 If you've been to the Town of Ulster  
 19 sprawlville across from Adams Grocery, where  
 20 many of Kingston's medical services have moved,  
 21 you've seen the problem. Kingston and Ulster  
 22 County are lagging behind the national economy  
 23 because they are lagging behind national best  
 24 practice for economic development. It's as  
 25 though many New York officials have taken a

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 U-turn to the 1980s.  
 3 Historic neighborhoods and historic  
 4 commercial corridors are the hands down winners  
 5 in property appreciation and have the lowest  
 6 foreclosure rates. Preservation, with its  
 7 toolkit of certified local government, tax  
 8 incentives, tax forbearance, etcetera, has been  
 9 demonstrated to have a dependable net positive  
 10 impact on tax revenues.  
 11 I've been working with Richard  
 12 Frumess and his group that is looking to create  
 13 a Midtown arts district. With four arts  
 14 manufacturing businesses on Ten Broeck employing  
 15 sixty people and more than a hundred additional  
 16 arts, crafts and design maker spaces in Midtown,  
 17 Kingston already has two hundred so-called  
 18 cultural creative jobs and livelihoods and many  
 19 buildings back on the tax rolls in Midtown  
 20 alone.  
 21 Richard's teams have been studying  
 22 cultural districts around the country. We're  
 23 finding example after example of communities,  
 24 some with great historic architecture but not as  
 25 great as Kingston. Some of these start with  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 little of the vibrant arts activity that  
 3 Kingston has become nationally recognized for  
 4 and many of them aren't right on a major metro's  
 5 doorstep but they have proactively used the arts  
 6 and historic preservation to build strong,  
 7 vibrant economies, create jobs and put under  
 8 used buildings back on the tax roll. They've  
 9 used the same tax incentives, depressed census  
 10 tracks and public grant streams that Kingston  
 11 has access to to create programs that have  
 12 turned their economies around.  
 13 An interesting example is  
 14 Cumberland, Maryland. Population 21,000.  
 15 Median household income in 2012 \$31,000. 136  
 16 miles --  
 17 MS. CAHILL: One minute.  
 18 MS. McCULLOUGH: -- 136 miles from  
 19 Washington, D.C. Centered on a canal heritage  
 20 district. Sounds a lot like us. Their 2004  
 21 Comp Plan called for a sustainable economic  
 22 development strategic plan and they completed  
 23 one in 2005. Their cultural district created in  
 24 2008 had an economic impact of 18.4 million plus  
 25 a wage impact of six million in 2013.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 Our comprehensive plan needs to lay  
 3 out a plan, P-L-A-N, for how we use these arts  
 4 and historic resources to revitalize our city.  
 5 Thank you.  
 6 (Applause.)  
 7 MR. POLK: Good evening. My name is  
 8 Tom Polk. P-o-l-k. I want to thank the  
 9 Comprehensive Plan Steering Committee for  
 10 providing the time to fully review the draft  
 11 plan and for this opportunity to make comments  
 12 in the public forum.  
 13 I speak as chairman of the Complete  
 14 Streets Advisory Council. The Council was  
 15 created in 2010 to advise the mayor and Common  
 16 Council on policies and tools to implement the  
 17 city's complete streets strategy.  
 18 Tonight I wish to make some comments  
 19 on the transportation and mobility section of  
 20 the draft plan. My comments are on a general  
 21 level. The Council's suggestions for detailed  
 22 changes in the draft will be sent separately.  
 23 At the outset I want to commend the  
 24 draft's goal in this section. It presents a  
 25 definition of complete streets that is inclusive  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 of all users and clearly charts the course for  
 3 the remainder of the objectives and strategies.  
 4 My comments, while critical in the specifics,  
 5 recognizes that the overall goal is well stated  
 6 and frames all that follows.  
 7 There's four specific aspects I  
 8 would like to highlight.  
 9 First, the organization and  
 10 presentation of the detailed objectives and  
 11 strategies does not lend itself to easy  
 12 interpretation. The first two objectives in  
 13 this section contain similar content and could  
 14 be revised to be clearer without losing any of  
 15 the content.  
 16 Looking at the long-term nature of  
 17 the plan it's important that its language be  
 18 rendered more understandable to the general  
 19 public and to future policy makers. The  
 20 Council's suggestions for these changes will be  
 21 detailed and specific. As I said, these will  
 22 come in written form before the end of the  
 23 comment period.  
 24 Second, I think the plan should be  
 25 more visual. Not with pictures of existing  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 Kingston streets but what I mean is there should  
 3 be visual representations of generic complete  
 4 streets treatments included in the sections  
 5 where they are discussed. So when  
 6 infrastructure is mentioned, accessible curb  
 7 ramps, pedestrian oriented signs, raised  
 8 medians, shared use paths, etcetera, they should  
 9 be accompanied by a picture or a diagram  
 10 illustrating what those words mean. This has  
 11 been done to great effect in the City of San  
 12 Diego's general plan issued in 2008. Changes in  
 13 presentation like this will add tremendous value  
 14 to the plan.

15 Third, I think it is important the  
 16 plan stay away from discussions of implementing  
 17 complete streets in specific situations.  
 18 References to the I-587 intersection, for  
 19 example, give some guidance for implementing  
 20 complete street strategy in that particular  
 21 intersection at this particular time. While  
 22 they are good ideas here, it will not provide  
 23 policy makers in the future with direction  
 24 regarding other intersections that may or may  
 25 not be suitable for a traffic circle.

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 By including current projects the  
 3 plan will quickly become dated. This plan is  
 4 intended to guide elected officials,  
 5 professional staff and the public over the  
 6 course of the next ten years and beyond. I  
 7 would hate to see all the time and energy that  
 8 has gone into it be so poorly served. Thank  
 9 you.

10 Last, the ability of this plan to be  
 11 of longer term value to the city must lie in  
 12 setting a clear, tangible goal for implementing  
 13 complete streets, which I think it does. And by  
 14 setting out the range of complete streets tools  
 15 we have. It can do this by showing them and  
 16 encouraging new and innovated complete street  
 17 solutions in the future. These tools are the  
 18 means to implement the goals of creating streets  
 19 for all of the communities. By laying them out  
 20 in clear terms and with visual images, this can  
 21 truly become a plan for Kingston that we want to  
 22 see in 2025. Thank you.

(Applause.)

24 MS. CAHILL: Our next four speakers  
 25 are Emily Hauser, Richard Frumess, Gerald Berke

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 and Jeff Anzevino.

3 MS. HAUSER: Emily Hauser.

4 H-a-u-s-e-r. 63 Highland Avenue. Thank you for  
 5 the opportunity to speak tonight.

6 I was involved with the writing of  
 7 the Climate Action Plan, I participated on the  
 8 Kingston Waterfront Flooding Task Force and I'm  
 9 a member of the Conservation Advisory Council.  
 10 I'm speaking for myself tonight and I will be  
 11 providing written comments.

12 I appreciate the changes that have  
 13 been incorporated based on the submissions made  
 14 this summer, especially the inclusion of the  
 15 guiding principles. I would ask that you list  
 16 the eleven goals at the beginning of the  
 17 document. It was really hard to figure out what  
 18 the goals were, they are just listed in each  
 19 chapter.

20 Natural resources seem to be  
 21 delegated to the peripheries of the city, where  
 22 actually natural resources are all around us;  
 23 they are throughout this city, we depend on  
 24 them, we derive many benefits from them, such as  
 25 soil. Soil absorbs water and it nurtures our

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 vegetation. Vegetation takes up water and  
 3 provides cooling, it sequesters carbon and gives  
 4 off oxygen. Our water bodies carry away the  
 5 water. And these are throughout the city. We  
 6 could call this our green infrastructure.

7 There are very specific areas that  
 8 are natural resources and the city has received  
 9 a habitat summary done in May 2014 and a habitat  
 10 map done in 2013. And the habitat map was  
 11 submitted in December of 2013 to this committee,  
 12 I believe. So we would hope that you would put  
 13 that in the document.

14 An inventory of natural resources  
 15 helps to identify specific open spaces which  
 16 should be preserved and conserved, and then you  
 17 can identify your open spaces. I appreciate  
 18 that an open space chapter has been included but  
 19 as opposed to limiting -- originally it was  
 20 termed environmentally constrained lands, that's  
 21 the only thing that was talked about, where open  
 22 space is environmentally constrained lands,  
 23 parks, cemeteries, playgrounds, many places,  
 24 especially in an urban area. You just can't say  
 25 natural areas.

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 Open space is related and should be  
 3 integrated, cross blocked or cross referenced  
 4 with many of the other documents -- or many of  
 5 the other issues, such as urban forestry, urban  
 6 agricultural, green lines, trails, complete  
 7 streets, built green infrastructures such as  
 8 green roofs. All of these should be taken into  
 9 account that these are part of open space and  
 10 they're interrelated.

11 I wanted to say specifically on page  
 12 nine there's mention of constrained lands and  
 13 only the Rondout and the Hudson are listed as  
 14 having a flood plain. The Esopus Creek has a  
 15 flood plain, it has wonderful wetlands and many  
 16 other areas that are in a constrained area.  
 17 Plus the area of the plaza is very constrained  
 18 since there's no longer a valid levy there, so  
 19 the plaza is in a constrained area.

20 As stated in the chapter, again, the  
 21 Conservation Advisory Council is working on the  
 22 natural resource inventory and open space  
 23 planning. We would hope that you could provide  
 24 us with some recommendations for preserving or I  
 25 would hope that you would recommend --  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 MS. CAHILL: One minute.  
 3 MS. HAUSER: -- recommendations for  
 4 preserving and enhancing and conserving natural  
 5 resources and open space. Give us some ways to  
 6 fund it and so on.

7 I also wanted to briefly mention  
 8 public facilities. It does not cover drinking  
 9 water. It does not cover our pipes, our  
 10 electric utilities, our gas utilities. It  
 11 doesn't cover our waterfront erosion protection  
 12 infrastructure. All of those things are public  
 13 facilities.

14 And I also wanted to specifically  
 15 note that the waste water treatment plant is not  
 16 only affected by sea level rise from storm surge  
 17 but also from flooding from the Rondout water  
 18 shed, that was left out.

19 I also feel that implementation of  
 20 the long term control plan is in direct  
 21 contradiction with using green infrastructure  
 22 because the long term control plan says green  
 23 infrastructure would not help with eroding  
 24 soils. Thank you.

25 MS. CAHILL: Thank you.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 (Applause.)

3 MR. FRUMESS: My name is Richard  
 4 Frumess, that's F-r-u-m-e-s-s. My company is R  
 5 & F Handmade Paints on Ten Broeck Avenue.

6 As Kitty mentioned, and thank you  
 7 for laying the groundwork on a discussion of the  
 8 arts, we are a group on Ten Broeck Avenue of  
 9 arts businesses and what we represent as such,  
 10 along with a number of other arts businesses  
 11 throughout the city, is an economic driver that,  
 12 as Kitty was saying in talking about arts  
 13 districts throughout the country, many of them  
 14 don't have.

15 And what we have been doing as a  
 16 group is starting to develop an arts district,  
 17 creating an arts advisory commission, exploring  
 18 the possibility of a museum. These are things  
 19 that were not really gone into in the  
 20 Comprehensive Plan.

21 Yes, there was a lot of mention of  
 22 the arts and there were details but what wasn't  
 23 there was the sense of how something like the  
 24 arts can be a unifying factor for a  
 25 Comprehensive Plan for the city, something that  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 in many ways can help to unite the heritage  
 3 preservation, the conservation, can reach out to  
 4 education. It's something that in a sense -- in  
 5 reading the Comprehensive Plan and actually  
 6 having very little contact with the group made  
 7 me feel that, you know, again, like many efforts  
 8 in the city, we're working in sort of disparate  
 9 directions. We're not -- there was no reach out  
 10 to the arts community that we felt, those of us  
 11 who have been working on the arts district and  
 12 working on the other projects, and as a result  
 13 it would be very good if there was a lot more  
 14 connection between what we're doing and the  
 15 Comprehensive Plan, to get input from us and for  
 16 us to participate more.

17 I think that really is all, I hate  
 18 to say. Thank you.  
 19 (Applause.)

20 MR. BERKE: Hi. My name is a Jerry  
 21 Berke. I live in Kingston at 26 Maiden Lane,  
 22 that's right on the Academy Green. Very sweet  
 23 spot.

24 MS. CAHILL: Can you spell your last  
 25 name, please.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)

2 MR. BERKE: B-e-r-k-e. A  
3 Comprehensive Plan for a city includes a full  
4 view of transportation. Transportation for  
5 citizens and visitors. It's going to define the  
6 routes, the accessibility and define how  
7 citizens and visitors can travel a city.

8 But more than how they can travel  
9 the city, a Comprehensive Plan has to tell the  
10 people how they ought to travel the city,  
11 especially for visitors who come to Kingston  
12 looking for the main street. What they get  
13 instead of the main street is they say well, you  
14 can visit Uptown or if you want to you can go to  
15 Midtown or actually Rondout is really good. But  
16 there is no Main Street.

17 This problem was addressed some  
18 years ago with the Main Street Manager Program,  
19 which specifically addressed towns like  
20 Kingston, which had very valuable main streets  
21 but which seemed to be lost.

22 The city initiated a Main Street  
23 Manager Program, the city spent \$50,000 on that  
24 and to manage that program they selected and  
25 hired Nancy Donskoj for a two-year period. The  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)

2 Main Street Manager Program identified and named  
3 Kingston's main street as the Kingston corridor.  
4 And that was a three mile stretch well defined,  
5 in the best of situations to be clearly visibly  
6 marked and ran consistently from the traffic  
7 circle to the Rondout. I suggest that the  
8 Comprehensive Plan include the Kingston corridor  
9 as Kingston's main street.

10 A shuttle service, a shuttle bus  
11 service has been defined for the Kingston  
12 corridor. And that shuttle service can be put  
13 into place now, immediately, or certainly in  
14 time for the tourist season.

15 I recently wrote a letter to the  
16 Kingston Times, if I can find it in a timely  
17 fashion I'll read it to you and then I'll be  
18 done.

19 Kingston corridor shuttle bus. More  
20 and more the development of the Rondout  
21 waterfront calls for a shuttle bus service along  
22 the Kingston corridor to make it accessible from  
23 any point along Kingston's main street, as  
24 designated by the Main Street Manager Program  
25 under Nancy Donskoj.

Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)

2 The shuttle's defined as a two bus  
3 service with 15 minute inter-service time, one  
4 dollar for a full days use on/off, it celebrates  
5 the various districts and attractions all along  
6 the corridor, at the same time it makes them all  
7 easily accessible to pedestrians and traffic as  
8 well, easing auto traffic on the Kingston  
9 corridor and combines well with a distributed  
10 parking along that same path.

11 Note that the Kingston corridor  
12 extends all the way through Uptown to Dutch  
13 Village, about three miles in length. Some  
14 commuters could park at their most convenient  
15 intersection with the corridor --

16 MS. CAHILL: One minute.

17 THE SPEAKER: Thank you -- and it  
18 certainly makes Kingston more attractive to the  
19 Town of Ulster shopping traffic to get away from  
20 the mall and get to Kingston's shops,  
21 restaurants, parks and museums.

22 That kind of transportation ought to  
23 be a part of the thinking of the Comprehensive  
24 Plan serving the Kingston High School, the SUNY  
25 campus, City Hall, UPAC, Cornell Street, the art  
Lora J. Curatolo (845)464-7734

1 Public Hearing - Draft Comprehensive Plan (1/11/15)

2 district, the green line, the Trailways Bus  
3 Terminal, and the brilliant nightlife in Uptown,  
4 including Backstage Productions, Keegan's and  
5 The Anchor.

6 There is information at  
7 Kingstoncorridor.com and a Facebook page,  
8 Kingston corridor shuttle bus.

9 It makes sense from a complete  
10 streets point of view for pedestrians, citizens  
11 and visitors alike and it also supports a  
12 greener Kingston as well. Thank you.

13 (Applause.)

14 MR. ANZEVINO: Good evening. My  
15 name is Jeffrey Anzevino, A-n-z-e-v-i-n-o,  
16 director of Land Use Advocacy for Scenic Hudson.

17 Scenic Hudson has a long history of  
18 working closely with the City of Kingston to  
19 insure its land use policies contribute to  
20 Kingston's long-term viability and its  
21 waterfront will become ever more resilient to  
22 the impacts of sea level rise and storm surge.

23 Most recently we've partnered with  
24 the City, New York State Department of  
25 Environmental Conservation and the Consensus

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 Building Institute to develop planning for  
 3 rising waters, the final report to the City of  
 4 Kingston's Waterfront Flooding Task Force. This  
 5 innovative report offers 24 recommendations that  
 6 will help the Rondout and Hudson waterfronts  
 7 adapt to future sea level rise, flooding and  
 8 storm surge and help the city be more resilient.

9 The scenic Hudson commends the City  
 10 of Kingston and the Comprehensive Plan Committee  
 11 for updating its Comprehensive Plan. The plan's  
 12 goals, objectives and strategies are consistent  
 13 for the most part with both revitalizing Hudson  
 14 River fronts and the planning for rising waters.  
 15 The plan also advances recommendations in the  
 16 City's Climate Action Plan.

17 Scenic Hudson supports many aspects  
 18 of the plan, including concentrating density in  
 19 the three urban core areas, implementing  
 20 complete streets, promoting urban agriculture,  
 21 protecting open space and addressing sea level  
 22 rise issues.

23 The plan's guiding principle,  
 24 concentrating density and retail uses in Uptown,  
 25 Midtown and Rondout districts is a sound

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 approach and consistent with the tenets of smart  
 3 growth. This outcome can be achieved by a  
 4 specific land use strategy, such as proposals to  
 5 adopt foreign based codes that focus development  
 6 in existing cores and encourage a mix of use,  
 7 safer walking and bicycling and repurposing of  
 8 existing buildings.

9 On that note, I would urge the city  
 10 to work closely with historic preservation  
 11 organizations. There are some instances where  
 12 foreign based codes can work in places.  
 13 Savannah, Georgia is one example. But the  
 14 historic preservation goals of the city should  
 15 not be sacrificed through the foreign based code  
 16 approach.

17 The city's emphasis on rebalancing  
 18 its transportation system by implementing its  
 19 existing complete streets policy and creating a  
 20 system of urban trails that will help strengthen  
 21 and connect the core urban areas is a good idea.  
 22 These policies will bring economic benefits to  
 23 business while providing recreational, health  
 24 and quality of life benefits to residents.

25 The plan promotes urban agriculture  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 by recommending as a permitted use in city  
 3 zoning code and allowing community gardens and  
 4 fruit trees in city parks. This step can help  
 5 strengthen local and regional food systems,  
 6 particularly in low income communities.

7 We would particularly applaud the  
 8 plan's recommendations to develop and adopt a  
 9 natural resource inventory and open space plan.  
 10 While cities are the right place to focus  
 11 development, city residents also need access to  
 12 nature, parks and recreation. Further, an open  
 13 space plan, as well as the plan's proposal to  
 14 create green streets, can help manage  
 15 contaminated storm water that would otherwise  
 16 burden the city's sewage treatment plant.  
 17 Proactive policies such as these can avoid  
 18 unnecessary costs to taxpayers while protecting  
 19 local waterways that are important to the city's  
 20 tourism industry.

21 Finally we commend the plan's  
 22 inclusion of several strategies to help  
 23 implement the recommendations and planning for  
 24 rising waters.

25 There are a few recommendations that  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 we'll make in writing but just tonight I'd like  
 3 to note that the plan doesn't appear to  
 4 reference the Hudson River waterfront's context  
 5 in the view shed of several state and nationally  
 6 recognized scenic areas. While the former  
 7 cement works and brick yards north of Kingston  
 8 Point include some blighted buildings --

9 MS. CAHILL: One minute.

10 MR. ANZEVINO: -- nature has  
 11 nonetheless reclaimed much of the landscape and,  
 12 as a result, Kingston Hudson River shoreline for  
 13 the most part presents itself to these historic  
 14 and scenic areas as a natural landscape and  
 15 intact ridge line.

16 So the plan should reference things  
 17 like the 16-mile National Historic Register  
 18 district, the estates district scenic areas of  
 19 statewide significance and the Mid-Hudson  
 20 historic shoreline and lands scenic district.

21 I'd like to conclude by saying that  
 22 I work up and down the Hudson River, many cities  
 23 are envious of what Kingston has. Kingston is  
 24 competing with places like Beacon and  
 25 Poughkeepsie and Newburgh. Right now you have a  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 leg up. And I think with some changes to this  
3 plan, make it stronger in the historic  
4 preservation aspects, I heard some other good  
5 ideas, putting the goals up front, illustrating  
6 those complete streets and green street  
7 guidelines will be a big step, I think Kingston  
8 will be a leader in planning and smart growth in  
9 the Hudson Valley.

10 Thank you very much for this  
11 opportunity. And thanks to the Comprehensive  
12 Planning Committee.

13 (Applause.)

14 MS. CAHILL: The next four speakers  
15 will be Weston Davey, Harold Grunenwald, Chris  
16 Allen and Jordan Scruggs.

17 MR. DAVEY: Hi. My name is Weston  
18 Davey, D-a-v-e-y. And I just wanted say I am a  
19 member of the Kingston Landmarks Commission,  
20 speaking on behalf of myself.

21 I just wanted to reiterate all of my  
22 several colleagues comments concerning historic  
23 preservation and how it's treated in the Comp  
24 Plan.

25 And I wanted to say that I think  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 we're all here in such force because we're all  
3 pretty concerned about our historic resources  
4 and the effect that some of the suggestions that  
5 the Comp Plan had concerning historic  
6 preservation.

7 And I think that preservation  
8 community has spoken in the past to the Comp  
9 Plan Committee and hopefully will be able to see  
10 some of our ideas incorporated into the plan.  
11 Thank you.

12 MS. CAHILL: Thank you.  
13 (Applause.)

14 MR. GRUNENWALD: Harold Grunenwald,  
15 G-r-u-n-e-n-w-a-l-d. I live at 23 Coffey Place  
16 off of Hurley Avenue.

17 In this plan, and unfortunately I  
18 can say to some people, or fortunately, I've  
19 been a career educator and I've seen a lot of  
20 master plans. This one, as far as I can tell,  
21 interacts very very little with Kingston's  
22 largest employer, which is the school district,  
23 and that needs to be included.

24 When you are talking about  
25 transportation. We already have a  
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2 transportation system, we're moving kids around  
3 this city every day, and those two systems could  
4 interact. I remember when I was a child growing  
5 up that I took a city bus to school. So there's  
6 that.

7 The other portion of this is I saw  
8 less planning -- I'm sorry, not planning, but in  
9 order to get someplace you need to know where  
10 you are starting from and I saw too little  
11 emphasis on the current infrastructure and what  
12 needs to be changed and how that is going to  
13 occur in this plan.

14 We have a hundred plus year old  
15 sewers, we have power lines that go down fairly  
16 often. All of those pieces of infrastructure  
17 need to be replanned with this. And it's the  
18 old story about trying to get someplace in  
19 Vermont. You can't get there from here. It  
20 needs to be more step wise.

21 I see the goals as lofty. I see the  
22 product as wonderful if we can get there. But I  
23 don't see a way from where we are now to how  
24 we're going to get there really outlined in this  
25 plan, at least not in enough detail, to give not  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 only citizens of Kingston but legislators and  
3 other people that are going to work and  
4 hopefully allow us to get the money and  
5 resources necessary to complete this. Thank  
6 you.

7 MS. CAHILL: Thank you.  
8 (Applause.)

9 MS. CAHILL: Chris Allen is not  
10 here?

11 MR. ALLEN: Hi, my name is Chris  
12 Allen, I'm a legislator that represents District  
13 2, which is Saugerties and Malden, in the Ulster  
14 County Legislature. I serve on the Economic  
15 Development Committee. And I want to let  
16 everyone know that Mike Hines' office and the  
17 Economic Development Committee within the  
18 Legislature, we're all on the same page when it  
19 comes to economic development. And there has  
20 been a professional marketing company hired to  
21 market Ulster County to prospective companies to  
22 come into Ulster County and bring jobs, ideally  
23 quality jobs.

24 Since IBM left the Kingston area in  
25 1994, Ulster County has not fully recovered.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 We're essentially in the midst of a boom and  
 3 bust economy. IBM's presence for over forty  
 4 years lulled this area into thinking that we  
 5 were a mini Silicon Valley, and we're not.

6 And now, in 2015, we are mostly in  
 7 the midst of a strip mall economy, which  
 8 unfortunately does not provide the same  
 9 frequency and abundance of well paying jobs as  
 10 IBM did. With the loss of IBM and other  
 11 manufacturing based facilities, local residents  
 12 now commute great distances to stay in the area  
 13 as middle class residents who earn a middle  
 14 class income.

15 Between 2002 and 2011 there was an  
 16 increase of forty-five percent in the number of  
 17 Kingston City residents who commute to the five  
 18 burrows of New York City for employment. And  
 19 there was nearly a twenty percent increase in  
 20 the number of Kingston City residents who  
 21 commute outside of Ulster County for employment.

22 Goals number four and seven in the  
 23 Comprehensive Plan address the need for  
 24 increased opportunities and employment and how  
 25 infrastructure improvements, like broadband

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 internet being brought into Kingston, will make  
 3 Kingston more desirable for high quality and  
 4 industry based jobs to come into Kingston.

5 Last summer I spoke right here in  
 6 the chambers at the request of the working  
 7 families party on the expansion of broadband  
 8 internet. A single county legislator drafted a  
 9 comprehensive plan for high speed internet and  
 10 he brought it to Ulster County and it passed  
 11 unanimously through the Legislature last summer,  
 12 shortly after that speech here and that  
 13 presentation.

14 Verizon is the number one most  
 15 profitable company in New York State. And  
 16 Verizon has essentially made a policy statement  
 17 that I have inside information on. They do not  
 18 want to expand in the Albany area. They do not  
 19 want to expand in upstate New York. They do not  
 20 want to expand in the Catskill Mountains. They  
 21 want to keep their expansion in the Long Island  
 22 area, Rockland County, Westchester County and  
 23 select part of New York City.

24 Verizon needs to do right by Ulster  
 25 County. They need to bring broadband internet  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 expansion into Ulster County so we're desirable  
 3 for companies to come in here and, with that,  
 4 ideally quality jobs will come here too.

5 When the streets of Broadway are  
 6 being torn up a section at a time and other  
 7 parts of the City of Kingston, that's the  
 8 opportunity that Mayor Shane Gallo brought up  
 9 when the broadband internet cable should be  
 10 installed in this area. That's what's going to  
 11 make Kingston viable in the 21st Century, for  
 12 businesses to come into Kingston and provide  
 13 quality jobs.

14 With this recessionary based economy  
 15 and the lack of availability in jobs, new jobs  
 16 being brought into Kingston will mean that my  
 17 constituents in Saugerties and Malden will  
 18 commute to Kingston, and vice versa. This will  
 19 allow Kingston City residents to stay closer to  
 20 home for employment and it will allow Ulster  
 21 County residents to stay within the county for  
 22 employment in the Kingston area.

23 In summary, it's good to see  
 24 everyone here today come together and everybody  
 25 in Kingston City government and any associative

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
 2 committees to put together this Comprehensive  
 3 Plan. It's a great thing to market Kingston to  
 4 prospective businesses. And there's not a  
 5 person in this room that wants to see personal  
 6 property taxes go up in the Kingston area. If  
 7 we can increase corporate tax base into the  
 8 area, that will remove and reduce the burden of  
 9 the personal property tax holders.

10 Thank you very much.

11 (Applause.)

12 MS. SCRUGGS: Can you hear me?  
 13 Jordan Scruggs, S-c-r-u-g-g-s. I work for St.  
 14 James United Methodist Church and I'm also one  
 15 of the lead facilitators of Midtown Rising,  
 16 which is a group of citizens who live in Midtown  
 17 and outside of Midtown but who care about the  
 18 community.

19 So I'm here this evening to speak  
 20 with and on behalf of some of them. I  
 21 appreciate the extension of the deadline to  
 22 review the plan, gave us ample opportunity to  
 23 look things over, to discuss. And it's nice to  
 24 be with you all this evening.

25 I was glad to hear about the process  
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2 of collecting data that went into generating the  
3 Comprehensive Plan because most of the people  
4 that I work with have not heard about it at all.  
5 And so when we were asking folks who live in the  
6 Midtown area what their thoughts were about it,  
7 we ended up doing a lot of explaining about this  
8 three-year process that's taken place.

9 I know what it's like to solicit  
10 feedback from people and talk until you're blue  
11 in the face and let people know that something  
12 is happening and ask them for feedback. Because  
13 I work in a church, we do things like that all  
14 the time, say things over and over and no one  
15 responds. So I don't want to cast dispersions  
16 on anyone who's on the committee who is trying  
17 to solicit that feedback because I understand  
18 that it's a very difficult process.

19 However, I am concerned about the  
20 overall viability of this plan in terms of  
21 preventing gentrification in the community.  
22 Midtown is an integral part of the plan. The  
23 plan spends more time discussing Midtown than  
24 any other location. And it's approximately  
25 thirty percent black, thirty percent Latino and  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 thirty percent white, give or take a few  
3 percentage points to get up to a hundred  
4 percent. And I know what it's like also to  
5 organize in that community and really struggle  
6 to connect across racial boundaries.

7 So I think what we are engaging in  
8 here is a historical situation that have caused  
9 mistrust between people. And if we really want  
10 this Comprehensive Plan to truly revitalize the  
11 community, to preserve, as the plan states,  
12 opportunities for mixed income housing and the  
13 ethnic diversity that's in the community, I  
14 think it's really, really, really important that  
15 we include firmer and more specific language in  
16 the plan about preventing gentrification and  
17 specific steps that are going to be taken to do  
18 what we can to prevent that.

19 I know there was a gentleman earlier  
20 who mentioned the fact that Kingston is in  
21 competition with a number of other places in the  
22 Hudson Valley that are undergoing this sort of  
23 revitalization, like Beacon and Newburgh and  
24 Poughkeepsie. And there are other places that  
25 are already actively being gentrified, including  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 Hudson.

3 And so in conclusion I'd like to say  
4 I think that if we really want Kingston to stand  
5 out as a city among cities that are going  
6 through this process, if we can commit to the  
7 ethnic diversity here with concrete steps to  
8 prevent gentrification from happening, that's  
9 ultimately what's going to make this a really  
10 great place, coupled with all of the historic  
11 preservation and the lovely things that this  
12 city has to offer. Thank you.

13 MS. CAHILL: Thank you.  
14 (Applause.)

15 MS. CAHILL: Our last speaker is  
16 Leslie Miller.

17 MS. MILLER: We need a new -- we  
18 need a new plan but I do not agree how we went  
19 about it from the beginning. We sent people  
20 outside this city to live in hotels, and I was  
21 one of them. And I lived in five hotels. Five  
22 hotels in a year. And some people with maybe  
23 four and five children living in one room and  
24 too much moves to a new hotel.

25 My family was one of the lucky ones.  
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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 But my daughter had to bring my grandchildren  
3 from far away, from Ellenville to Kingston to  
4 school. And she did that two times a day. One  
5 way was two hour trip by bus and in the evening  
6 went two hours back to Ellenville because they  
7 did not have no rooms. They have their own  
8 problems. Some do. Some do everybody.

9 But I believe America has a heart  
10 but when you talk of attacking the children.  
11 Now, I was born here and I was raised here.  
12 Something is wrong. (Inaudible) What are we  
13 doing? I hope you reconsider the way you go  
14 about doing it. Thank you.

15 (Applause.)

16 MS. SCRUGGS: So if it's okay with  
17 you, I'll usually -- after Leslie speaks she  
18 likes me to repeat some of the things that she's  
19 said to make sure that everyone understands. Is  
20 that okay?

21 So Leslie, you said quite a bit, so  
22 you'll have to keep me in line.

23 Leslie's expressing some concerns  
24 about how young people and families in the  
25 community of Kingston are treated when they have  
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2 to be -- when they have to take government  
3 housing.

4 Leslie and her family lived in a  
5 hotel for over a year, five different rooms --  
6 two different hotels or five different hotels?

7 MS. MILLER: Five in a year.

8 MS. SCRUGGS: Five different hotels  
9 over the course of a year and has really, really  
10 struggled throughout that process.

11 She's got grandchildren that are in  
12 school. They were having to bus back and forth  
13 from Ellenville to stay in school and to be on  
14 the bus from Ellenville to here is two hours one  
15 way, is that right? And so she's expressing  
16 concern about I guess whether or not the  
17 Comprehensive Plan is going to address  
18 affordable housing within Kingston.

19 MS. MILLER: That's right.

20 MS. SCRUGGS: And also I think feels  
21 as though maybe her voice wasn't heard during  
22 the process of creating the plan, especially  
23 somebody who's a pretty active community member.  
24 And so she agrees with the idea that things need  
25 to change but is expressing some frustration and  
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2 feels that it's important for us, as Americans,  
3 to really care about our young people so that  
4 they don't have to be in that position.

5 Is that pretty solid?

6 MS. MILLER: Pretty solid.

7 (Applause.)

8 MS. CAHILL: Thank you.

9 CHAIRMAN NOBLE: Okay, that  
10 concludes the people that have signed up. Is  
11 there anyone in the audience that for whatever  
12 reason hasn't signed up that would like to  
13 address the committee?

14 Okay, then I'd like to call this  
15 public hearing to a close. I would like to  
16 again thank everyone for their comments. And  
17 you have until the 26th to submit any written  
18 comments.

19 And of course the Steering Committee  
20 will meet after that to discuss all of these  
21 proposals or suggestions to the committee.

22 Yes, Mr. Berke.

23 MR. BERKE: Can I ask a question?

24 When people submit comments, where can we see  
25 the comments that other people have submitted?

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1 Public Hearing - Draft Comprehensive Plan (1/11/15)  
2 MS. CAHILL: Once the comment period  
3 closes we will post all of the comments and  
4 statements.

5 CHAIRMAN NOBLE: On the city  
6 website.

7 MS. CAHILL: On the city website.

8 MR. BERKE: I was wondering whether  
9 you couldn't publish the comments over the  
10 period while you are getting them so people can  
11 read them and they don't submit the same things,  
12 to get to see if other issues are covered. But  
13 as you get comments, would you please publish  
14 them immediately.

15 CHAIRMAN NOBLE: Sue said she can do  
16 that.

17 MR. BERKE: Great. Thank you.

18 CHAIRMAN NOBLE: Anyone else?  
19 So what I was saying, so the process  
20 will be the Steering Committee liaison, the  
21 Advisory Committee will all meet and discuss all  
22 of these proposals or recommendations and go  
23 through them. And then once we have an  
24 agreement between the Committee they'll be  
25 submitted to the Council, who will also have a  
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2 public hearing, another chance, an opportunity  
3 for the public to speak. And then of course  
4 they'll vote on it and it will go to the Mayor.

5 So with that I would like to -- got  
6 motion and second but I don't think we need  
7 that. I would like to declare this meeting  
8 closed this evening. Thank you again for  
9 coming. Thank you.

10 (Applause.)

11 (Whereupon, the Public Hearing was  
12 concluded at 8:02 p.m.)  
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