

Minutes of the Public Hearing of the Board of Trustees of the Village of Montgomery, held in the Meeting Room at 133 Clinton Street, Montgomery, NY 12549, on Tuesday, December 17, 2019 at 7:00 pm.

Present: Mayor Brescia, Deputy Mayor Scheels, Trustee Andolsek, Trustee Hembury, Trustee Lindner, Marianne Lindner, Kevin Conero, Tom Steed, Don Berger, Isabelle Murphy, Randi Green

RE: OPEN PUBLIC HEARING TO UPDATE COMPREHENSIVE PLAN 2017

Moved by Mayor Brescia, seconded by Trustee Lindner, the Board opened the Public Hearing to Update the Comprehensive Plan 2017. Motion carried, 5-Ayes, 0-Nays.

Mayor Brescia asked Deputy Village Clerk Murphy if all of the papers have been filed to hold this Public Hearing.

Deputy Village Clerk Murphy replied yes, all of the paperwork has been filed to hold this Public Hearing.

Mayor Brescia asked **Chrm. Conero** if he had any comments before public comment. He added that they would continue at the January meeting, due to the weather. The hope is to have the Master Plan Committee continue with Trustee Lindner and a few other individual's input regarding street-scape.

Chrm. Conero said you can actually amend it. There is an implementation plan in part of it, there are 87 or 89 different things listed as short term, immediate and long-term planning. The original Master Plan and the update committee were comprised of myself, Darlene, Ken Blake, Shane Daley, Bill Freeman, Sophia Romano, JoAnn Scheels, Tom Steed and Charlie Wallace. Those were the original members and he's sure most of them would be happy to come back and if you wanted to add some other people, they could do that, too.

Mayor Brescia said they could always form sub-committees. **Chrm. Conero** said that's 9 people on a committee. **Mayor Brescia** said they could ad hoc subcommittees to look at street scape, downtown revitalization, things like that. Hopefully, they'll have the public hearing tonight and January 7th and come up with some ideas for the Board to adopt this. It's a living document; they can always make changes 6 months hence.

Chrm. Conero said at this point, they should take comments from the public on it and make the modifications that they feel are necessary in the plan; if they want to make modifications, if they want to add things. The committee would be completely separate from the public hearing, that just acts as a liaison to you guys.

Trustee Lindner said he thinks it's a terrific job and particularly page 105, "The Village Board should appoint a Comprehensive Plan subcommittee to spend time each month reviewing progress on the implementation of this Comprehensive Plan." And when you go through it and you go through all the recommendation items, they are nicely categorized by grouping: Transportation, Cultural Historic & Recreation, Community Facilities, and he thinks you can really have a subcommittee, Downtown Revitalization. There's a lot of great ideas in there. A lot of them involve getting in touch Main Street America and applying for those kinds of things. If we had subcommittees for some of those groupings there, to kind of look at what can be done. We've talked about sidewalks and then connecting the Village. A subcommittee can do the footwork in terms of what's it going to cost. He and Steve were just talking about putting a walkway between 17K and the Winery and Buddy feels that that in itself is about \$60,000.

Chrm. Conero asked, up Factory Street?

Trustee Lindner said, right. He said Buddy said about \$24 per foot, as a rough estimate. With those numbers they can look at other places that are mentioned in here where we want to have sidewalks. Like Boyd Street going to Beaver Dam.

Chrm. Conero said, yes, that's in the plan.

Trustee Lindner said if they identify that and maybe the subcommittee can look at where they can get additional funding to try to get some of these things done. He thinks it's a great plan.

Chrm. Conero said to keep in mind that SHPO had mentioned that they don't propose putting sidewalks up Factory Street and to take that into consideration. Their recommendation was not to widen it, not to disturb it, not to do anything with it except to leave it the way it is now.

Mayor Brescia asked if that were the upper end or the entire length?

Chrm. Conero said the whole length. They asked self-storage to put sidewalks in front of their place, because that was part of that subdivision, but they haven't required anyone to put sidewalks in other parts of that.

Mayor Brescia said it's something they can look at and talk about. He mentioned to Walt that Railroad Avenue doesn't have sidewalks, Presidential Heights doesn't have sidewalks, Charles has sidewalks...**Chrm. Conero** added, not continuously. **Mayor Brescia** said that is one of the most needed places, by 88 Charles, that's one of the most trafficked areas. **Chrm. Conero** said, and towards the park to the Senior Center. **Trustee Lindner** said other ideas are by the church; maybe widening the street a little bit and angle parking, as parking is a huge issue in the Village. It might be one thing to look at.

Mayor Brescia opened the Public Hearing for public comment.

Don Berger – 158 Waters Edge - in listening to you folks in describing the subcommittees and going back to conversations on November 4th, he's not sure how it works. He's trying to get a better understanding, if you approve this Comprehensive Plan, the subcommittees would come after the approvals of the Comprehensive Plan to implement stuff and you would put it in, incorporate it into the Comprehensive Plan?

Trustee Lindner said that was his thought, to incorporate everything; all 87 suggestions are definitely a budget busting enterprise if you just say we're going to do all these things in fiscal year 2020. You couldn't do it. He thinks it's a map, a plan for the future. It doesn't mean that it has to be done in one year but he thinks that they're all in agreement that most of those things that they'd like to see.

Mr. Berger said he agrees that they are all great things, he's just trying to get in his head how that becomes part of the Master Plan if it's already been approved.

Trustee Lindner said by approving the Master Plan we say that these are the goals that we'd like to work towards.

Mr. Berger said the one thing that really stood out for him at the November 4th meeting is when Kevin was talking about shovels in the ground zone. And the idea that was talked about was evaluating open space here, changing zones if necessary, and there were a lot of questions whether you can or can't. Kevin said as long as there's no shovel in the ground, you can, if he got that right.

The Board said yes.

Mr. Berger said he thinks, from his point of view, the Town and Village are going through a lot of stuff right now and he thinks it's a great idea to reevaluate space and to change zoning on some properties if need be. Reevaluation must be made on certain parcels of property and identifying what properties are without structure or whatever, just a piece of space. Do we have a list of all those properties?

Trustee Lindner said they do.

Mr. Berger said he thinks the reevaluation of some of that zoning is critical for the Village with what's happening. There is probably about 5 or 6 projects before the Village, right now, potentially and whether they're good, bad or indifferent, who knows, but with what's happening throughout the Town, coming into the Village and all this type of stuff that we're all aware of what's going on, the voice of residents and their concerns. He thinks the Village Board should start evaluating this stuff in a prompt manner before it gets out of hand...

Mayor Brescia said it doesn't happen in a prompt manner.

Chrm. Conero said remember, too, that you can't spot zone. You can look at all the open space properties but if they're in a district, like an industrial zone, you can make changes in the industrial zone such as use changes, add changes, lower square footage, height requirements...

Mayor Brescia said that they can look at that as soon as they can.

Mr. Berger said they really need to crunch those things and figure what our future is here and what we want to do. Those are great examples; evaluate, come up with something that we want our Village to be and move on it and all those other things. He agrees this takes time but time gets prolonged if we don't start it promptly.

Trustee Lindner said one of the things the plan has is where they talk about the Planned Business District; the PBD is a terrific idea for some of these parcels. If we can make that available so that you don't just have a choice between a warehouse or nothing. Try to have the County, Maureen Halihan, to try to bring something else in besides a warehouse.

Mr. Berger said, with saying that, the project down here by Rowley's is going to be happening soon, it's in the making, they are going to lose a lot of parking there. You brought up the parking problems that are here and he thinks that all needs to be evaluated and everybody here knows that Thursday, Friday, Saturday it's tough around here.

Trustee Lindner said the Rowley project is not public parking.

Mr. Berger said he understands that but people park there. On Friday night the place is packed. He knows Steve wouldn't consider, but he'd make himself available to help out on any of these committees.

Mayor Brescia said thank you. Maybe the committee can reconvene and look at the more salient concerns about some of the industrial property. JoAnn would remember almost 30 years ago, they were talking about up-zoning in the downtown B2 area and the residential area when people had 5,000 sq. ft lots and when they were talking about up-zoning to 7,500 sq. ft, people were irate. Kevin Wild was one of the guys, RIP, who ran the charge on that and the Village Hall was packed with people who were concerned, so they never really changed that. But the Industrial Zones, there was a concern awhile ago about the uses in the Industrial Zones, in the I1's and I2's at the edge of the Village and that's why they opted for some of the PDD language; and some areas have gotten residential approvals and that's a concern, too. They'll have to look at that. No one wants a tall warehouse. You mentioned one lot being 15 ft away from the car wash. That's a concern. You can always make them buffer and do extra things. We need to look at that very soon. Maybe reconvene your committee after this is adopted and look at that or subcommittee on that, as well.

Chrm. Conero asked, zoning and land use?

Mayor Brescia said, yes. You can't just completely wholesale change what's there, especially when you have applications but there's certain changes...

Chrm. Conero said he thinks having reasonable setbacks and 15ft is too small...

Mayor Brescia said, and larger buffers, site view from the street...

Randi Green – Owner, Eat This Bakery – How far are you, realistically, from approving or adopting it.

Mayor Brescia said very soon. We're going to continue this public hearing on January 7th. If you want to make comments regarding this, let us know.

Ms. Green asked how do you apply for a subcommittee?

Mayor Brescia said Mike will handle the Traffic Study Committee and he knows you have an interest there. They will meet initially and they will probably invite you and a couple of town members that are interested in serving. Mike will give an update at the regular meeting.

Mayor Brescia asked if there were any other questions on the Master Plan?

They will keep it open. Written comments will be open until Tuesday, January 7th.

Chrm. Conero said he is hoping they get more comments.

Mayor Brescia said you guys were pretty thorough with this update, it's pretty good. It is a roadmap and we try to follow it.

RE: PUBLIC HEARING ADJOURNED

Moved by Deputy Mayor Scheels, seconded by Trustee Andolsek, the Board adjourned the Public Hearing for Updating the Comprehensive Plan 2017, to reconvene on January 7th at 7 pm. Motion carried, 5-Ayes, 0-Nays.

Tina Murphy, Deputy Clerk