

TOWN OF GOSHEN
TOWN BOARD WORK SESSION

April 25, 2016

M I N U T E S

A work session of the Town Board of the Town of Goshen was held on the 25th day of April, 2016 at the Town Hall located at 41 Webster Avenue, Village of Goshen, County of Orange, State of New York.

Present:	Douglas Bloomfield	Supervisor
	Melissa Gallo	Councilmember
	George Lyons	Councilmember
	Kenneth Newbold	Councilmember
	John VanDerMolen	Councilmember

Also Present:	Richard Golden, Esq.	Attorney for the Town
	Priscilla Gersbeck	Town Clerk

The meeting was called to order by Supervisor Bloomfield at 7:30pm, followed by the Pledge of Allegiance and a moment of silence was observed for the passing of former Goshen Justice, Thomas Cione.

Supervisor Bloomfield added item #5 to the Executive Session: Dog Bite Litigation.

1. DISCUSS REQUEST FROM DEVELOPER SCOTT LEYTON TO CHANGE ZONING FROM RU TO HM ON THE HARRIMAN DRIVE SITE. PRELIMINARY PLANS ARE FOR 383 RESIDENCES AND 100,000 SQ. FEET COMMERCIAL/RETAIL PROPOSED ON (±) 272 ACRES.

Supervisor Bloomfield received a phone call from Scott Leyton asking for a preliminary determination as to where the Town Board stands on rezoning the RU to HM on his Harriman Drive site. [Article II: Land Use and Overlay Districts of the Town Code, Chapter 97: Zoning - § 97-8 Establishment of districts clearly defines the zoning for land use. The Rural District (RU) is to promote agriculture and compatible open space and rural uses and to guide residential development so that it protects large blocks of the Town's open space.

The Hamlet Residential District (HR) is to allow the creation of adjoining residential neighborhoods at the traditional scale and density typically found in rural hamlets and villages, provided that water and sewer service is available. The Hamlet Mixed Use (HM) was replaced by the HR in 2009.]

Supervisor Bloomfield called for comments from the Board members.

Councilman Newbold, from past experiences, remembered that the length of time it took to make a decision regarding hamlets took too long. It had been determined that "Hamlets are not a good idea for the Town of Goshen".

Councilman Lyons, asked Attorney Golden about the obligations to answer the request. Answer: there are no specific obligations. It is the role of each Board member, as a Legislative body, to act in the Town's best interest. He believes that "Hamlets are not a good thing for the Town". He is concerned about the lack of water and the outdated sewer lines to adequately supply the proposed density. He noted the roads within and leading to the subdivision are not suitable for the anticipated amount of traffic.

Supervisor Bloomfield, "One of things about Goshen is the historic charm and beauty of our community". Bringing in more traffic is a deterrent to the quality of life. "Water has always been an issue. We don't have an overabundance of water".

Councilman VanDerMolen, As Interstate 86 is remodeled, what are the future plans for Exit 125. If Exit 125 is eliminated it will add more traffic to Exit 124. Also the design of Harriman Drive (one way in and out) is not suitable for the traffic that will be generated by high density housing.

Councilwoman Gallo, is concerned with the availability of water to 300+ units. She has experienced water issues in her development and is aware of water issues in another development.

Supervisor Bloomfield noted that the general consent of the Board members is not to change the zoning From RU to HM. The request is turned down.

Neal Halloran, Building Inspector, pointed out that in 2009, the zoning was changed from HM to HR. There is HR zoning around Hambletonian Park (McDermott Property) and HR zoning at Arcadia Hills (Lone Oak). To Elaborate: Lone Oak proposed 105± homes, submitted a DEIS and has since lost interest in developing the property.

Neal Halloran presented schematics regarding Exit 125. NYS has plans to improve Exit 125 by widening and looping ramps. However, the funds are not available at this time.

2. DISCUSS REQUEST FROM WRENEGADE SPORTS, LLC TO TRAVERSE ON TOWN ROADS AS PART OF USA CYCLING EVENT "FARM TO FORK FONDO" ON JUNE 26, 2016. STARTS AND FINISHES AT PENNING'S FARM IN WARWICK

We are waiting for the Hold Harmless agreement. Discussion is tabled for Thursday's meeting.

EXECUTIVE SESSION:

Councilman Newbold made the motion to enter into Executive Session to discuss the following:

1. UPDATE- LEGAL ACTION – TETZ vs TOWN OF GOSHEN
2. PERSONNEL CASE - PD
3. PERSONNEL CASE – DPW
4. UPDATE - SETTLEMENT OF THE AL TURI CERTIORARI LITIGATION
5. UPDATE – GOSHEN HUMANE SOCIETY DOG BITE LITIGATION

with the intent not to return. The motion was seconded by Councilman Lyons. Motion carried

ADJOURNMENT: 7:55PM

Priscilla Gersbeck, Town Clerk