

RESULTS OF MAPPING EXERCISE

The following pages contain the results of the Mapping exercises conducted during the community outreach sessions on November 13th, 15th, and December 1st and 4th.

The first few pages review the instructions for the exercises. Then the maps are presented for each of the four outreach meetings.

Comments written on the maps have been captured in text boxes to improve legibility.

INSTRUCTIONS FOR MAPPING EXERCISE

Only mark things that are group consensus.

For this exercise, focus on what you as a group want, not how it will or won't happen

STEP 1. APPOINT SOMEONE TO RECORD THE GROUP'S DECISIONS ON THE MAP (EITHER BY DRAWING OR WRITING ON THE MAP)

STEP 2. IDENTIFY **THINGS YOU WANT TO PROTECT** IN YELLOW

STEP 3. IDENTIFY **THINGS YOU WANT TO PROMOTE OR ENCOURAGE** IN GREEN

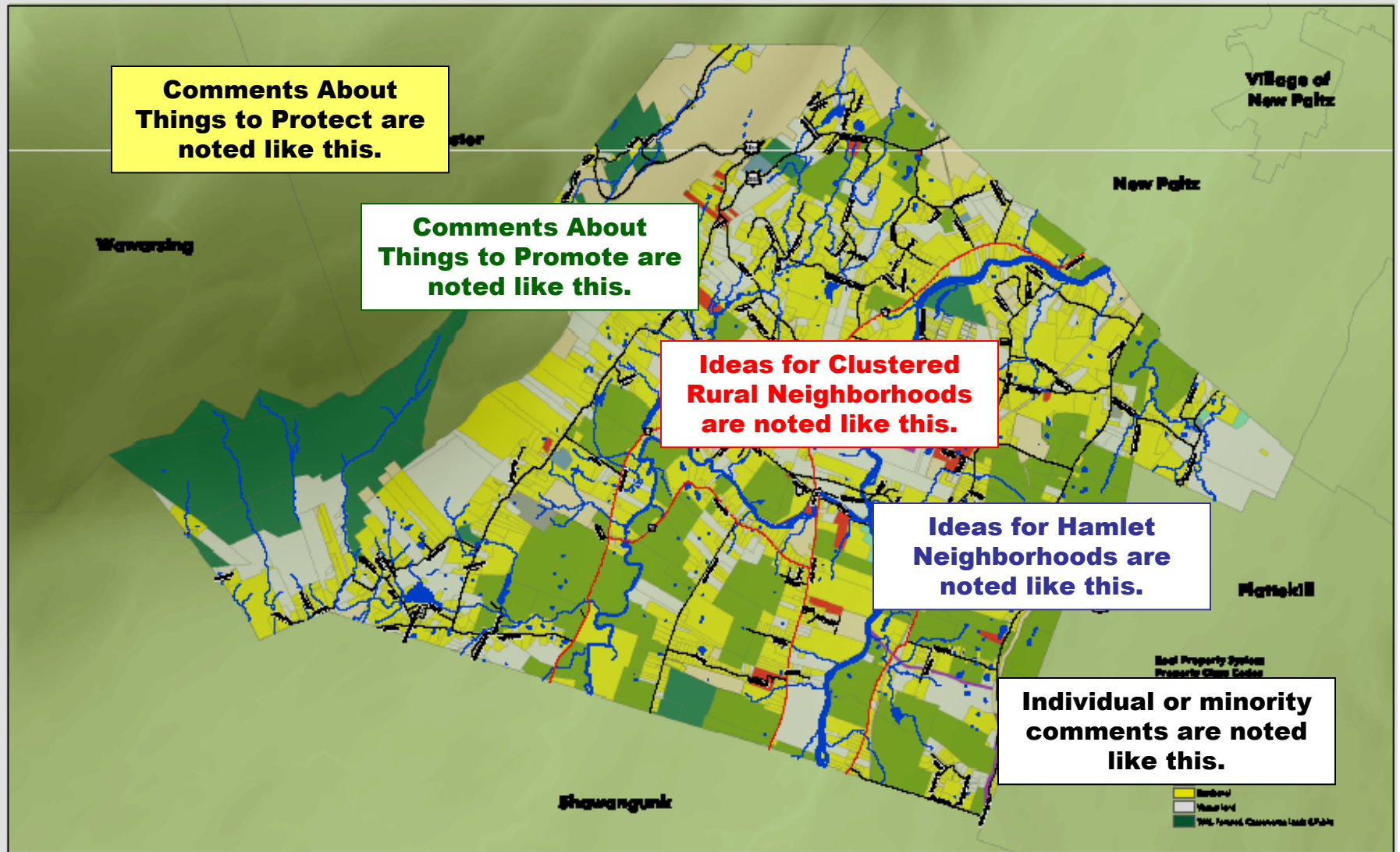
STEP. 4 IDENTIFY PLACES FOR **CLUSTERED RURAL NEIGHBORHOODS** IN RED (See next page for a description of a clustered rural neighborhood)

STEP 5. IDENTIFY PLACES FOR **HAMLET NEIGHBORHOODS** IN BLUE (Flip ahead two pages for a description of a hamlet neighborhood)

ONE PERSON CAN USE **THE BLACK PEN** TO DRAW OR WRITE DOWN THINGS THAT ARE HIS OR HER INDIVIDUAL OPINION, BUT THAT THE GROUP DOESN'T ENDORSE

KEY TO NOTES ON MAPS:

Town of Gardiner Land Use



Clustered Rural Neighborhood

Houses are on lots of 1 acre and sometimes smaller. Roads are relatively narrow, and allow for walking and bicycling.



A bird's eye view

Residential streets lead to “collector roads” with neighborhood convenience retail & services within 2 miles.



The cluster development leads to the permanent preservation of open space that can be held by a homeowners' association, a land trust or sometimes the municipality



Hamlet Neighborhood

Houses are on lots of ½ acre and smaller.
Streets are relatively narrow and often laid out in a grid pattern.

A bird's eye view



NOTE: Municipal sewer and water is almost always necessary for this type of housing.

Residential streets lead to “cross roads” that have neighborhood convenience retail and services.



Most streets have sidewalks to accommodate residents walking to nearby stores and services

**Results from the Meeting
on
November 13**

**Senior Housing
Community Center
Bigger Library
More Parks**

*Senior Housing
Com Center
Bigger Library
More Parks*

Elevation Overlay

**Possible
Commercial
/ Industrial**



Keep private farmland viable

Encourage light industry like Wood Classics

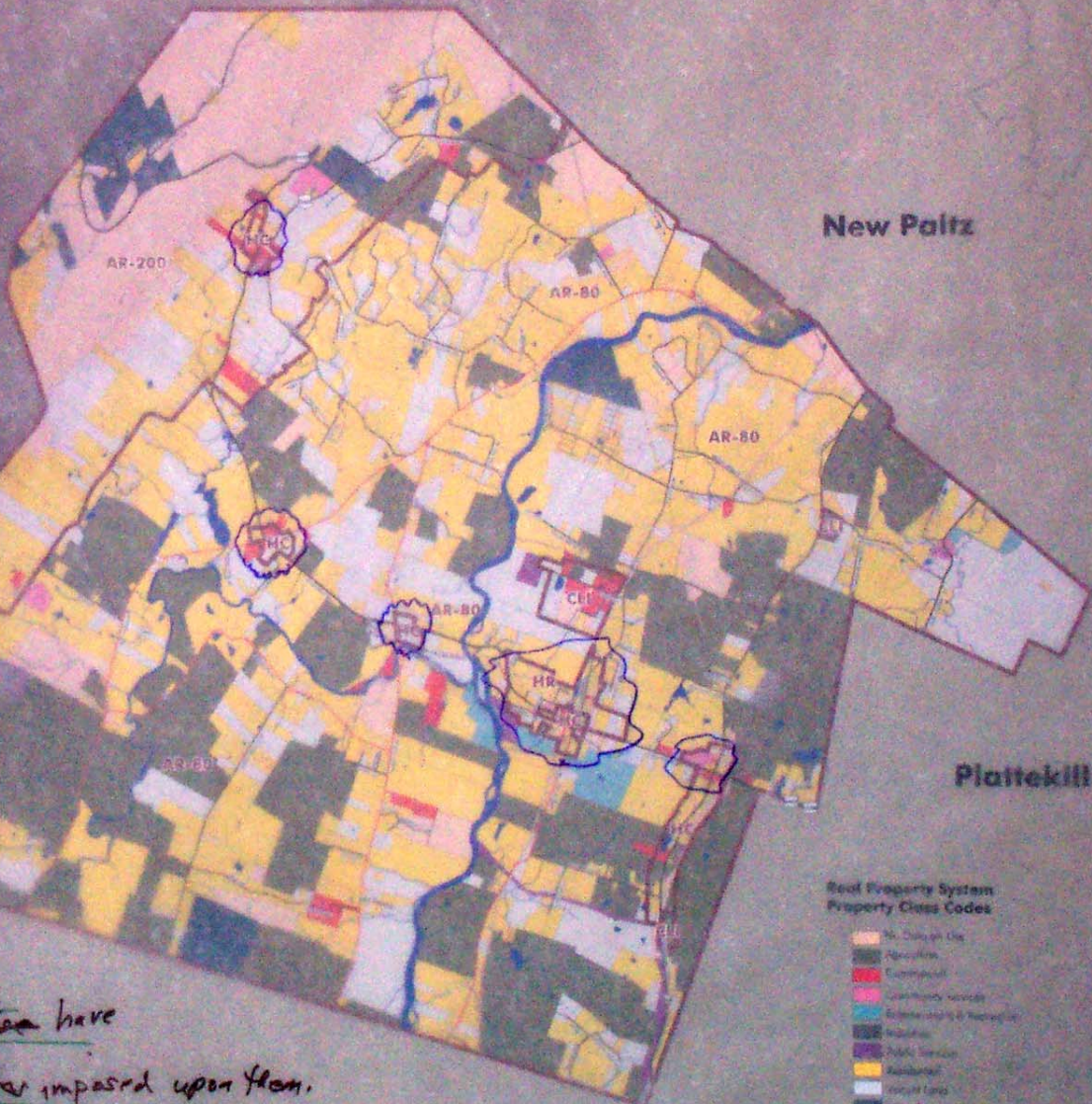
Survey landowners to determine whether they want to have conservation restrictions imposed upon them

Chester

Village of New Paltz

New Paltz

Plattekill



Real Property System Property Class Codes

AR - Single Use
AR-200
AR-80
HR
CEI
Other
Public Service
Residential
Unimproved Land
Wild, Forested, Conservation

private
 Keep farmland viable
 encourage light industry like
 Wood Classics.
 Survey landowners to determine
 whether they want to ~~impose~~ have
 conservation restrictions imposed upon them.



Village of New Paltz

Rochester

New Paltz

Wawarsing

Plattekill

Shawangunk



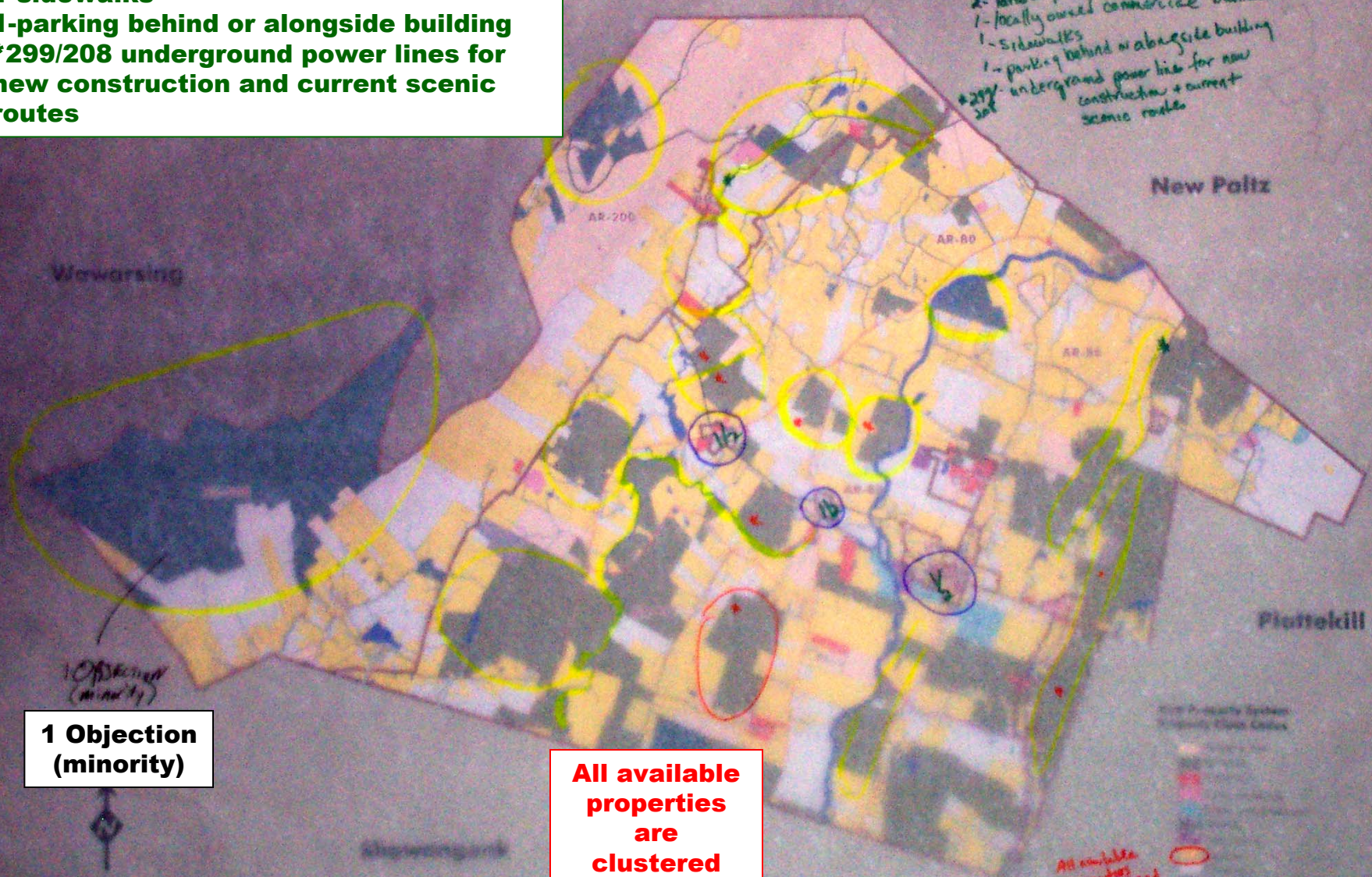
Centralize Shopping & Commercial Centers

CENTRALIZE SHOPPING + COMMERCIAL CENTERS

***Protected with Clustering**

- 2- landscaping/architectural standards for all development, where appropriate
- 1- locally owned commercial business
- 1- sidewalks
- 1- parking behind or alongside building
- *299/208 underground power lines for new construction and current scenic routes

- * protected of clustering*
- 2- landscaping/architectural standards for all development, where appropriate
 - 1- locally owned commercial business
 - 1- sidewalks
 - 1- parking behind or alongside building
 - *299/208 underground power lines for new construction and current scenic routes



1 Objection (minority)

All available properties are clustered

All available properties clustered

**Results from the Meeting
on
November 15**

**Preserve Ridge (Mountain Road & Up)
Only if not infringing upon rights of
property owners**

Village of
New Paltz

PRESERVE RIDGE (MT. ROAD AND UP)
ONLY IF NOT INFRINGING ON
RIGHTS OF PROPERTY OWNERS

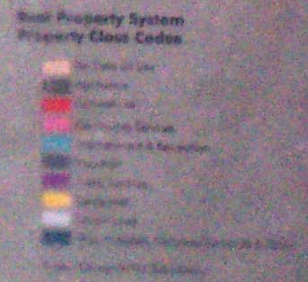
EXTEND MAJESTIC PARK

New Paltz

Extend Majestic Park

Plattekill

Shawangunk



Protect Agricultural lands.

Protect all from sprawl.

Protect all, especially hamlets, from franchises.

Develop town park on river.

No strip on highways.

TDR's—the reason for hamlet neighborhoods is to have less density outside them.

**Cluster higher density where you don't see it.
Need to be close to stream for septic outlet/ constructed wetland**

*****Mandate design standards for commercial**

**Sidewalks
Better parking
Sign control
Underground utility
Public water & better sewer
Local businesses/economy**

DePiero Property

Town maintenance of Rail trail

Cluster

Rochester

New Paltz

AR-200

AR-50

AR-50

Cluster

Cluster

Cluster

Handwritten notes in red and green ink:
"Mandate design standards for commercial"
"Cluster higher density where you don't see it. Need to be close to stream for septic outlet/ constructed wetland"
"Mandate design standards for commercial"

Handwritten notes in black ink:
"prior agricultural lands"
"prior lots from general"
"prior lots, especially hamlets from franchises"
"develop a new road on the inside"

Handwritten notes in black ink:
"DePiero Property"
"Town maintenance of Rail Trail"
"along highway intersection of water sewer project would"



Village of New Paltz

Rochester

Protect viewshed and current property owners' rights

New Paltz

**Protect viewshed—
No strip malls
Allowable retail space
Single businesses**

Hamlet development only no strip malls



Encourage small independent businesses & mixed use in hamlets

Better access to industrial area for trucks

Small-scale, hidden historic-looking

Attractive small retail

Hamlets with housing near main state roads

Strongly encourage preservation of the Ridge

Encourage small independent businesses & mixed use in hamlets

through encourage preservation of the Ridge

Preserve large area

Preserve rights of individual home owners

Preserve rail trail & promote town green w/gazebo

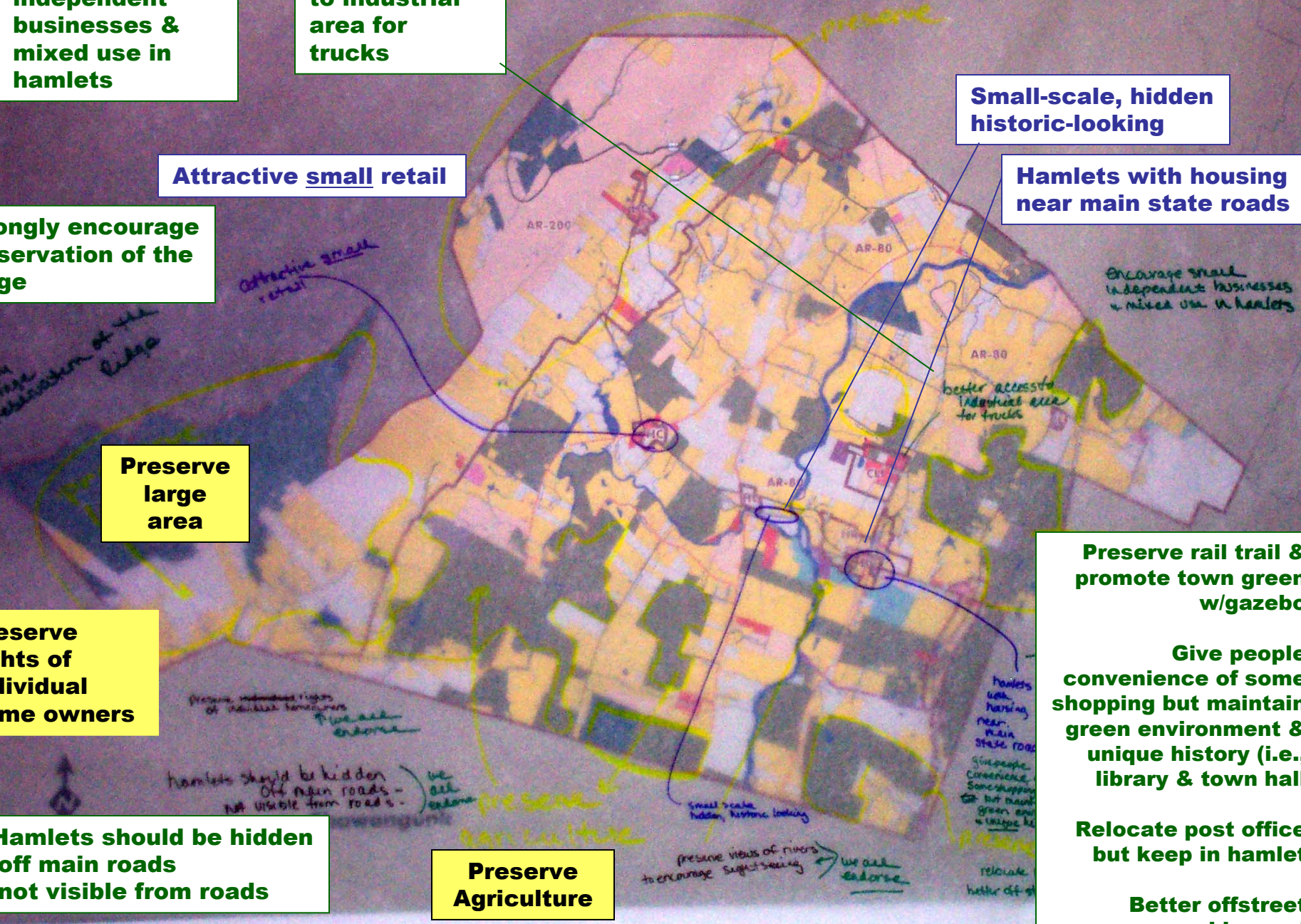
Give people convenience of some shopping but maintain green environment & unique history (i.e., library & town hall)

Hamlets should be hidden -off main roads -not visible from roads

Preserve Agriculture

Relocate post office but keep in hamlet

Better offstreet parking and sidewalks in hamlet



Attractive small retail

better access to industrial area for trucks

Preserve individual rights of individual homeowners

hamlets should be hidden off main roads - not visible from roads - we all endorse

small scale hidden, historic looking

Preserve views of rivers to encourage sightseeing

hamlets with housing near main state roads give people convenience some shopping but maintain green environment & unique history

we all endorse

relocate post office

Preserve Agriculture

**Results from the Meeting
on
December 1**

- Protection:**
1. Water
 2. Vistas
 3. Wild, forested ridge
 4. **Agricultural lands**

Residential convenience stores

Gateway Tourism

Promote historic business

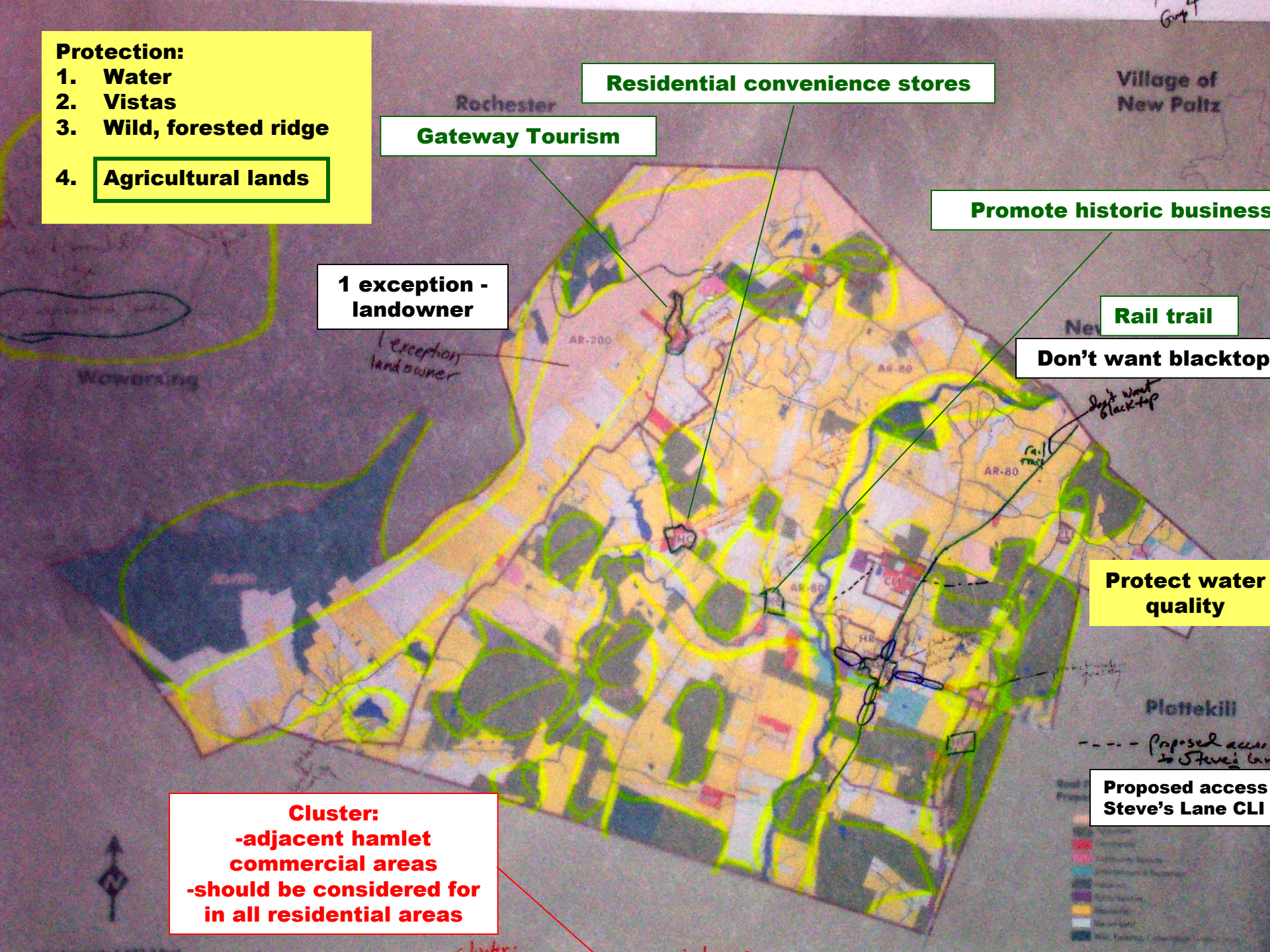
1 exception - landowner

Rail trail

Don't want blacktop

Protect water quality

Cluster:
 -adjacent hamlet commercial areas
 -should be considered for in all residential areas



Plottekill
 Proposed access to Steve's Lane

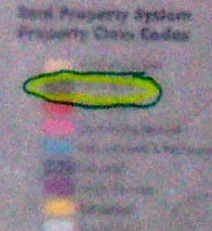
Proposed access Steve's Lane CLI



Hamlet neighborhoods around all "HC" areas. Clustering where appropriate, like around the hamlet centers. I feel the entire Cohn property should be clustered so houses are walking distances to shops (Ireland Corners)

12/1/04

* hamlet neighborhoods around all "HC" areas
 clustering where appropriate
 site around the hamlet center -
 + If not the entire Cohn property should be clustered so houses are walking distances to shops (Ireland Corners)



Shawangunk






New Paltz


Plattekill

Rochester

New Paltz

Consensus:

-  River protection with appropriate access
-  Rail Trail
-  Encourage & promote agriculture
-  Sidewalks in hamlet
-  Promote & Link Hamlets

-  Recreational activities (hazardous) i.e.: Mt. climbing, sky-diving, should be charged for emergency services

New Paltz

Plattekill

Minority Report

Agriculture










Do not develop 44/55 corridor. Development off of [??]

Minority Report:

-  Agriculture
- Do not develop 44/55 corridor.
- Development off of [??]

gunk

Rail Property System
Property Class Codes

-  Agriculture
-  Commercial
-  Commercial Services
-  Institutional & Religious
-  Industrial
-  Medium Density
-  Residential
-  Unimproved
-  Utility, Storage, Transportation, Parks & Recreation

Map Date: 10/17/01

Promote:

- Agriculture/farms**
- Trees/forestation**
- Sidewalks in Gardiner**
- Town Hall/Old School House**
- Architectural character of Gardiner**
- Preservation of distinct character**
- Promote appropriate locally owned socially responsible businesses**
- Promote constructed wetlands for septic in cluster in the hamlet**
- Promote rural character of our roads**
- Replant trees along roads**

Protect:

- Protect waterfronts & wetlands**
- “ ridge and view of & from view**
- “ view**
- Protect state campsites from overuse**
- “ farmland**
- “ rail trail**

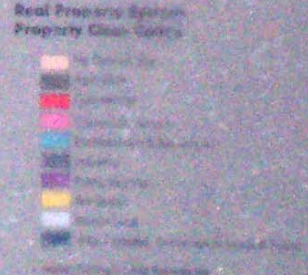
Handwritten notes on a yellow sticky note, partially illegible.

chester

New Paltz

Plattekill

Shawangunk



Prohibit:

- Chain stores**
- Gas stations**
- Neon signage**
- Light pollution**

1 inch equals 1,075 feet

**Results from the Meeting
on
December 4**

Rochester

Village of New Paltz

Light Industry

Small Business, Mixed Use

Small Business

Watershed Viewshed Wildlife Habitats

Agriculture Park

Protect & develop Rail Trail

PROTECT + DEVELOP RAILTRAIL

Real Property System Property Class Codes

[Light Blue]	High Density Office
[Dark Blue]	Agriculture
[Red]	Industrial
[Light Green]	Community Services
[Yellow]	Entertainment & Recreation
[Purple]	Residential
[Orange]	Public Services
[Pink]	Neighborhood
[White]	Unimproved Land
[Dark Green]	Other, Unlisted Category

Water Zoning Districts/Reserves



Want:
Mixed use
walkable hamlet
communities
based on
sewerage &
water
availability

Want: Village
green
Ballfields
Village Center
area
Library
Post Office
Town Hall

Change the color! Several people agreed to build a family!
AFFORDABLE
MULTI-FAMILY
AD ADG IMPROV
→ seniors, handicapped
Integrating some
Special needs

Hamlet
mixed use walkable
hamlet communities
based on sewerage +
H₂O availability

*Want: Village Green/Ballfields/
Village Center area /Library/
Post office/Town Hall*

*large parcels
(agricultural land)
turned into
clusters
Do not overuse -
it will lead to a
"boring" landscape
Do not promote suburban sprawl*

Affordable multi-family
apartments -> seniors,
handicapped integrating
some special needs

Protect scenic & rural quality of roads
Protect A-200 area & agricultural area

Large parcels (agricultural
land) turned into clusters
Do not overuse - it will lead
to a "boring" landscape. Do
not promote suburban
sprawl.



(B)

Attached Notes:

- Protection of Shawangunk Kill & Wallkill Waterways & Waterway near Jenkinstown
- Ridge area protected based on slope, existence of aquifers and viewsheds.

Bad Water: Wild

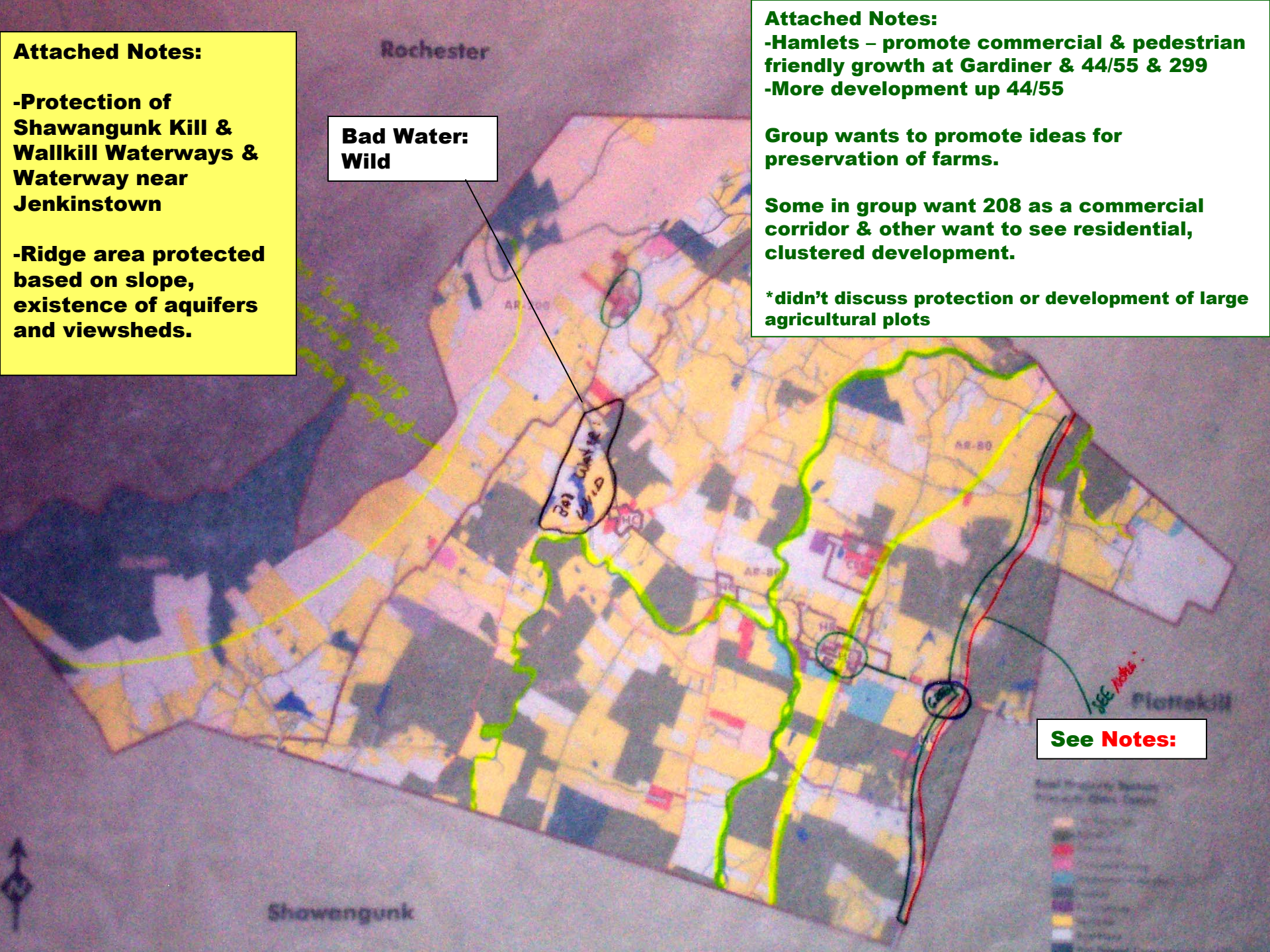
Attached Notes:

- Hamlets – promote commercial & pedestrian friendly growth at Gardiner & 44/55 & 299
- More development up 44/55

Group wants to promote ideas for preservation of farms.

Some in group want 208 as a commercial corridor & other want to see residential, clustered development.

***didn't discuss protection or development of large agricultural plots**



See Notes:

Promote gateway standards

Protection of buffers on water courses/bodies
Protection of all agricultural parcels
Protection/enhancement of rail trail

Bike Shoulders

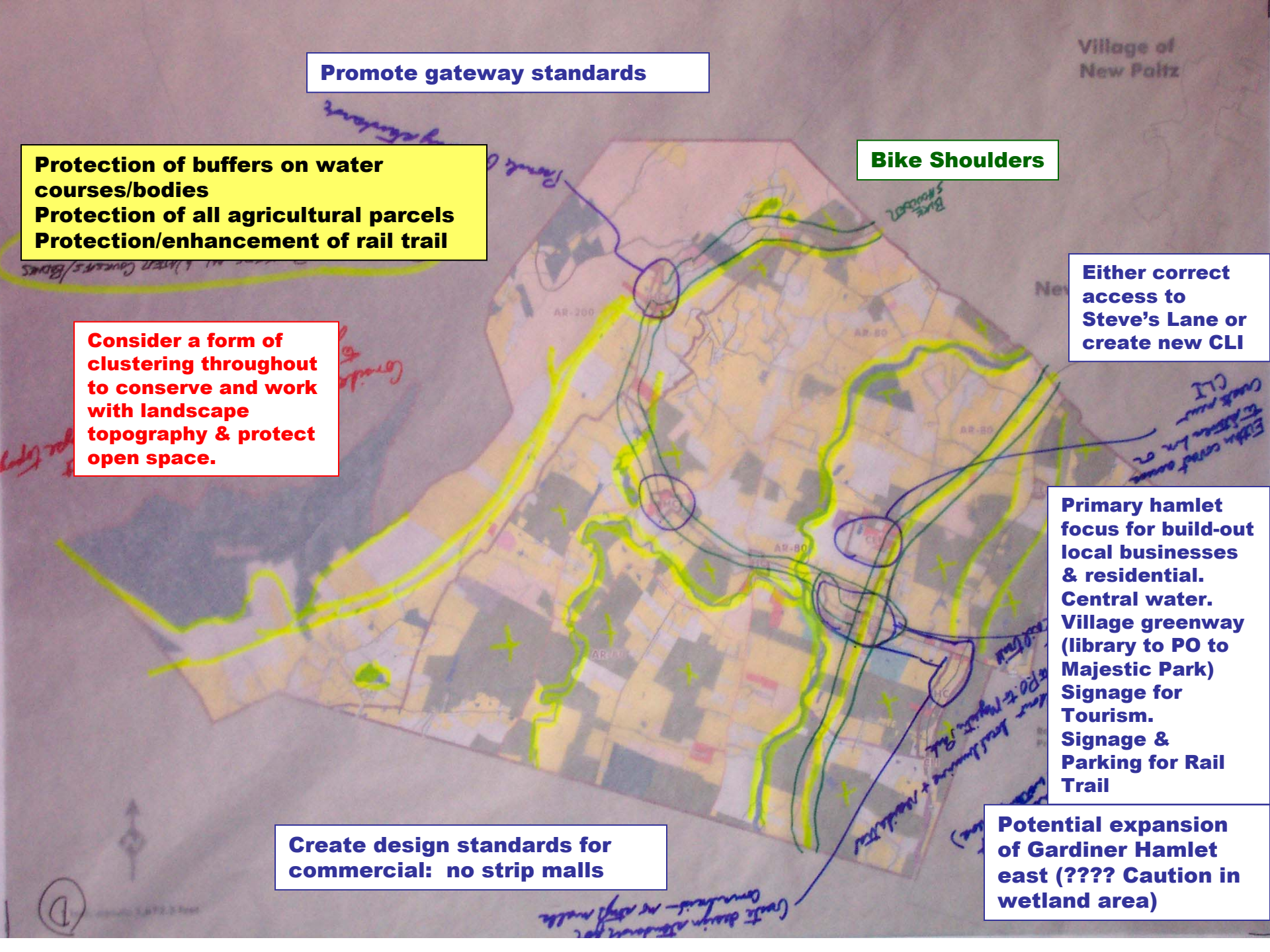
Consider a form of clustering throughout to conserve and work with landscape topography & protect open space.

Either correct access to Steve's Lane or create new CLI

Primary hamlet focus for build-out local businesses & residential. Central water. Village greenway (library to PO to Majestic Park) Signage for Tourism. Signage & Parking for Rail Trail

Create design standards for commercial: no strip malls

Potential expansion of Gardiner Hamlet east (???? Caution in wetland area)



Rechester

Village of New Paltz

Promote camping @ Jenny Lane

**Protect Farmland
Open Space
Groundwater
Aquifers**

Bike Path

New Paltz

Ridge views on west side of Burnt Meadow

Protect Farmland
Open Space
Groundwater
Aquifers

Town Part of Tillson Lake

Already dense - continue with cluster here & protect small areas of space

Protect River & Promote Camping

Village Green

Plattekill

