

**Dutchess County Planning Board
MINUTES – November 8, 2023**

Present

Peter Doro
Edith Greenwood
Hans Klingzahn
J. Patrick Lambert
James Nelson
Chris Pantano
Rick Wilhelm

Absent

Gary Baright
Dale Culver
Phil DeRosa
Ken Migliorelli
Jill Way
Randall Williams

Ed Hauser, *County Legislative Liaison*
Chris Baiano, *Assistant County Executive*
Ron Hicks, *Assistant County Executive*
Dylan Tuttle, *Staff*
Ian Wickstead, *Staff*
Eoin Wrafter, *Staff*

Hans Klingzahn called the meeting to order, and a roll call was taken.

Approve Minutes from April 12, 2023 Meeting

A motion to approve the minutes from April 12, 2023 as amended was made by Pat Lambert and seconded by Chris Pantano.

With no nays, the motion passed, and the minutes as amended were adopted.

Zoning Application

Dylan Tuttle, Senior Planner, Department of Planning & Development briefly presented and demonstrated the new zoning application to the Planning Board. He explained that this dynamic way of viewing the data will be very useful to Planners and Planning and Zoning Boards. In addition, it can show if a parcel is in more than one zone, which ParcelAccess is not currently able to do. Great care was taken to ensure that the application is as accurate as possible. It will be updated at least annually, but it can be updated more frequently if new information becomes available. Eoin Wrafter asked members of the Planning Board to let us know of zoning changes in their respective communities that they become aware of so that the application can stay as up-to-date as possible. Dylan asked the members of the Planning Board for their feedback and suggestions for how the application can be most useful to them. Chris Pantano suggested having a glossary or key to describe the county-wide zoning types.

Economic Development Initiatives

Ronald Hicks, Assistant County Executive, gave a presentation on the Economic Development Initiatives in Dutchess County, starting with a brief introduction of the part of county government which deals with economic development. The economic development organization is currently called Th!nk Dutchess, which is an umbrella organization that includes agencies for both private and non-

profit investments. The goals of the organization have been achieved. However, there are new challenges and more work ahead. Ron also explained some of the indicators of the economy such as the unemployment rate. The unemployment rate for Dutchess County is currently at 3.1%, which is too low because it indicates that there are more jobs than people are looking for jobs. Tourism also makes up a significant part of our economy. 2022 was a good year, but it has gone down in 2023 because of bad weather this summer, wildfires, and more people traveled abroad. Residential real estate inventory is extremely low, despite the housing construction in the County. Industrial, office, and retail vacancy rates have gone down, but the amount of available retail space available is still quite high. In addition, live births and enrollment in DCC and DC BOCES are declining while much of the job growth is occurring in sectors that don't pay the wages required for a single individual to live in a one-bedroom apartment.

In response, Pipelines to Jobs was created in the aviation and mechatronics industries. Furthermore, a new urban trail is underway in the city of Poughkeepsie, which will create another connection between people and job opportunities. For example, the County has been working on getting the Schatz Bearing property remediated. When complete, it will include affordable housing, and some commercial space, and the Urban Trail is right behind the property. Another redevelopment project that the County is working on is the Bleachery in the Village of Wappingers Falls. In the City of Poughkeepsie, Scenic Hudson will be building a new headquarters on Parker Avenue. Ron showed a rendering of how it will look when it is complete. The new headquarters will also be adjacent to the Urban Trail. The Culinary Institute of America has plans to build a luxury resort hotel on their property. Lastly, an older property in Beacon will be transformed into another luxurious hotel, creating another tourist destination. The hotels will attract the higher-end market, which we currently lack, while also creating jobs.

After the presentation, a brief discussion ensued about the economic indicators and initiatives in the County.

Nomination and Election of Officers:

Eoin Wrafter announced that the February 2024 meeting will be the annual reorganization meeting when the nomination and election of officers will be done. Since nine of the Planning Board members' terms will expire at the end of 2023, they'll need to go through the reappointment process, after which Eoin will send an email to request nominations for the Chair and Vice Chair of the Board so we'll have the names before the meeting date. In addition, the bylaws must also be reviewed and revised, if necessary. Eoin distributed copies of the bylaws to all the members present for their review.

Finalize 2024 Meeting Dates:

Following the tradition of meeting on Wednesdays and the usual meeting schedule, Eoin proposed the following meeting dates for 2024: February 14th, April 10th, September 11th, and November 13th. The Board approved the meeting dates for 2024.

Commissioner's Update:

Eoin reported that as of October 31st, the Planning Department had responded to 311 referrals, which is about 78% of the anticipated referrals for the year, with an average response time of 12 days.

The first of six housing trust fund projects is expected to close by the end of this year. The three-unit home will be located at 30-32 Smith Street in the City of Poughkeepsie. The rent will be set for households with 60%-80% AMI.

Partnership for Manageable Growth (PMG) Updates:

There is approximately \$215K in unallocated PMG funds. We have asked the land trusts to see if they are aware of any projects. Due to a variety of delays, projects we hoped would close by the end of this year have been pushed to 2024. Future PMG funding will be discussed with the new County Executive. Finally, the last open space project, Bennett Park, has closed. All other pending applications are for farmland preservation.

Correspondence

The members of the Planning Board did not receive any correspondence.

Announcements

None.

Adjournment

The next meeting is scheduled to take place on February 14, 2024.

Edie Greenwood made a motion to adjourn; Chris Pantano seconded, the motion passed, and the meeting was adjourned.

Respectfully submitted,

Charonique Roberts