

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

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**Present**

Gary Baright  
Dale Culver  
Phil DeRosa  
Edith Greenwood  
Hans Klingzahn  
J. Patrick Lambert  
Ken Migliorelli  
Rick Wilhelm

**Absent**

Jim Nelson  
Jill Way  
Randall Williams  
  
Linda Fakhoury, *County Attorney Liaison*

Ed Hauser, *County Legislative Liaison*

Jen Coccozza, *Staff*

Mark DeBald, *Staff*

Tara Grogan, *Staff*

Clayton Gurnett, *Staff*

Devin Rigolino, *Staff*

Charonique Roberts, *Staff*

Eoin Wrafter, *Staff*

Yasmine Aziz, Policy Research Associate, Pattern for Progress, *Guest*

Adam Bosch, COO, Pattern for Progress, *Guest*

Celeste Springhouse, Vassar Student, *Guest*

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

Nomination and Election of Officers

Eoin Wrafter announced that two nominations have been received to reappoint Hans Klingzahn as Chairman and James Nelson as Vice-Chairman. No other nominations were received. Phil DeRosa made a motion to approve the nominations and Gary Baright seconded the motion. With no nays or abstentions, the motion passed.

Presentation – [Electric Vehicle Charging in the Hudson Valley by Adam Bosch, Hudson Valley Pattern for Progress:](#)

Adam Bosch, from Hudson Valley Pattern for Progress presented one of their recent studies about Electric Vehicle Charging in the Hudson Valley. They decided to research public electric vehicle charging infrastructure after realizing that there are very few good options in our area. In addition, the way we power our vehicles will soon change from gas to electricity, so we'll need reliable charging stations.

Currently, there are about 16,000 electric vehicles on the road and about 400 charging stations in the Hudson Valley. The number of electric vehicles in our area and neighboring states has been increasing sharply for the last few years. Also, since our location is a gateway for travelers within and through

the state, the demand for places to charge vehicles effectively has and will continue to increase. In addition, State and Federal laws and car manufacturers are setting targets for reducing carbon emissions by increasing the number of electric vehicles.

Of the 400 charging stations throughout the region, 349 are medium-level chargers, which are not effective for long-distance travelers since they only provide up to 25 miles per hour of charge. A few level 3 chargers, which can charge a battery up to 80% in 20-60 minutes, are scattered throughout the region. But many of those only have one plug, which can cause a queuing problem. So, while there is a need for more chargers, there is also a need to place them strategically throughout the region.

The International Energy Association recommends having a ratio of one public charger for every 10 electric vehicles on the road in the area. Dutchess County is currently meeting that target. Most are currently located at shopping centers, car dealerships, and municipal parking lots. But it would also be wise to install charging stations at college campuses and nearby hotels and attractions.

There is funding available to build out EV infrastructure along highway corridors. Disadvantaged communities, as defined by New York State, are even eligible for 100% reimbursement of electricity infrastructure by utility companies. However, utility companies have not actively promoted the funding since it is an enormous job to provide electricity and they aren't necessarily prepared to deliver the quantity of power that it will demand. Adam suggests that communities call utility companies for information as early as possible so they can plan ahead to ensure that they can secure the funding they will need to complete the installation.

Strategic placement outside of highway corridors is also key. If chargers are placed near locations where there are local businesses, travelers can patronize those businesses while they wait for their vehicles to charge. But it also makes sense to place them at hospitals, multi-family housing units, and near electric substations and emergency facilities. Moreover, Pattern for Progress has created a multi-family zoning ordinance based on best practices.

Unfortunately, there is also a federal code that prevents charging stations from being built along certain highways. That code will need to be amended to ensure that the charging stations can be installed to support long interstate trips. Adam also encouraged Planning Board members to think about what else should go along with the installation of the charging stations in their communities to address future needs while our current needs are met effectively.

After the presentation, discussion ensued about the installation of the chargers, the increased demand for power, modifying the grid and parking lots to meet those demands, and future policy changes and goals. The need for emergency services to be properly trained was also mentioned. Eoin expressed that he considers the Planning Board a conduit for the flow of this information. Planning Board members can take the information back to their respective communities and make them aware of the report so they can prepare for it according to the needs in their communities. He also informed the group that the Planning Department is available as a resource to the communities. He encouraged them to look at their comprehensive plans and zoning codes to see if EV infrastructure is addressed and look at priority areas where new developments are likely to be built and proactively

suggest the inclusion of EV infrastructure effectively. Hopefully, there will be a presentation to the Mayors and Supervisors Association in the near future.

Review/Consider Adoption of Revised By-Laws:

There were no proposed changes to the by-laws by Planning Department staff or Planning Board members.

Finalize 2023 Meeting Dates:

There will not be a call for PMG projects this year so the July 12<sup>th</sup> date will not be necessary. The dates for the meetings for the rest of the year are April 12<sup>th</sup>, September 13<sup>th</sup>, and November 8<sup>th</sup>.

Approve Minutes from November 9, 2022 Meeting

A motion to approve the minutes from November 9, 2022, without changes was made by Pat Lambert and seconded by Edie Greenwood.

With no nays, or abstentions, the motion passed, and the minutes were adopted.

Partnership for Manageable Growth (PMG) Updates:

Eoin shared that there are currently seven projects. Of those, we hope that Bennett Park, Cedar Ridge Farm, Heritage Acres, Obercreek Farm, and Primrose Hill will close this year. Hahn Farm and Meadowland Farm will likely close in 2024.

Meadowland Farm recently had a change in their appraisal in which the value of the conservation easement rose significantly. They have asked the County if they would consider awarding contingency funds. In the original application, which was approved in 2020, they were approved for 30% of the cost, or \$182,738. The new value has increased by about \$20,192, so, if approved, the percentage would increase to 30.5%. Without the funding, they would not be able to proceed with the project on their projected schedule. Hans Klingzahn recommended approving the project since there are available funds, the project was approved, and it is a minimal increase; other members agreed. In anticipation of that decision, Eoin distributed a draft resolution to the Planning Board members.

Hans asked for a motion to approve the resolution. Rick Wilhelm made the motion, which Ken Migliorelli seconded. There were no nays or abstentions, and the motion was passed.

The 2022 applications will be announced shortly; all three of the projects that were recommended were approved and will receive funding. Pat Lambert inquired about the balance of funding; Eoin responded that it is about \$200K. We will likely do another round of funding and call for applications in 2024.

Commissioner's Update

Since there are several projects happening at the same time in the Planning Department, Eoin will brief the Board on some of the bigger projects at the next meeting.

Correspondence

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

Adjournment

The next meeting is scheduled to take place on April 12, 2023.

Dale Culver made a motion to adjourn; Rick Wilhelm seconded, the motion passed, and the meeting was adjourned.

Respectfully submitted,

Charonique Roberts