



## **Town of Mount Hope Comprehensive Plan Update**



### **Comprehensive Plan Update Committee (CPUC) Committee Meeting #12**

Mount Hope Town Hall  
Thursday, December 21, 2017

#### **Meeting Notes**

The following members of the Comprehensive Plan Update Committee (CPUC) were present:

- Dominick Cambareri,
- Daniel Golebiowski,
- Lee Runnalls, and
- Ike Palmer

Also in attendance were:

- David Bavoso (Town Attorney), and
- Michael Welti (B&L), and

The meeting began at 5:00 PM. Mr. Welti welcomed everyone, reviewed the meeting agenda (attached), and began discussion of committee business.

#### **Committee Business**

The Committee reviewed the notes from its last meeting (October 19<sup>th</sup>) and the notes from the Public Meeting/ Public Hearing (November 27<sup>th</sup>) and agreed that both were complete. The notes will be posted on the comprehensive plan page of the Town's website.

#### **Final Draft Comprehensive Plan (November 2017)**

The Committee discussed the comments from the Public Meeting/Public Hearing that was held at the Community Center on November 27<sup>th</sup>. It was agreed that the public comments were generally positive and that few changes to the draft plan were needed based on the community feedback received that night.

However, one subject that was raised by a couple of people at the public hearing was the draft plan's failure to mention the Old School Community Center in Otisville. Comments (both verbal and written) from Mr. Frank Ketcham, and supported by Mr. Ken Pinkela, identified several instances where the goals of the not-for-profit Friends of the Otisville School (FOTUS) to turn the old building into the Old School Community Center were consistent with or could complement recommendations in the draft comprehensive plan. Members of the Committee noted that over the last several months, simultaneously with its own work on the draft comprehensive plan recommendations, the

not-for-profit organization had purchased the old school building and started to formulate plans for its reuse. At this point, the Committee felt that it would be appropriate to mention the potential of the Old School Community Center to be an asset to the community as long as it was clear that the initiative was being led by the not-for-profit organization and was not a Town funded project.

Mr. Welti suggested several revisions to the draft comprehensive plan (see attached). The Committee reviewed each of these and agreed that they were an appropriate response to the comments received and good additions to the draft plan.

With that, Mr. Welti asked if the Committee had any further suggestions for changes to the draft plan. There being none, the Committee was in a position to adopt a resolution forwarding the draft plan, as revised, to the Town Board with a recommendation that it be adopted.

The following resolution was offered for consideration.

**WHEREAS**, the Comprehensive Plan Update Committee (CPUC) of the Town of Mount Hope has been diligently working to improve and finalize the existing Comprehensive Plan for the Town; and

**WHEREAS**, the CPUC has drafted a Comprehensive Plan that incorporates recent changes within the Town; and

**WHEREAS**, on November 27, 2017, the CPUC held a public hearing on the draft Comprehensive Plan, pursuant to §272-a(6)(b) of the Town Law of the State of New York, at which all testimony regarding the Comprehensive Plan was received; and

**WHEREAS**, the CPUC has made additional revisions to the draft Comprehensive Plan as a result of the testimony received; and

**WHEREAS**, pursuant to §272-a(4) of the Town Law of the State of New York, the CPUC must refer a proposed Comprehensive Plan to the Town Board for at least one additional public hearing prior to adoption:

**NOW THEREFORE BE IT RESOLVED**, that the CPUC of the Town of Mount Hope hereby refers the attached draft Comprehensive Plan to the Town Board for review and public hearing; and

**BE IT ALSO RESOLVED**, that the CPUC of the Town of Mount Hope hereby recommends adoption of the attached draft Comprehensive Plan by the Town Board following a public hearing.

Dated: December 21, 2017

Motion by: Mr. Runnalls

Seconded by: Mr. Golebiowski

Ayes: 4

Nays: 0

Abstentions: 0

The resolution passed with all in favor.

Mr. Welti and Mr. Bavoso said they would work together to get the Committee's Final Draft to the Town Board for consideration early next year. It was noted that the Town Board would need to refer the document to the County Planning Board and that it would need to conduct at least one public hearing prior to adopting the Comprehensive Plan. In the meantime, the Committee would continue to work on the zoning amendments.

#### Next Committee Meeting

The next committee meeting was scheduled for Thursday, February 15<sup>th</sup> (5:00 PM at Town Hall).

#### Public Comment

There were no public comments.

#### Adjourn

There being no further business the meeting was adjourned at about 6:00 PM.



**Town of Mount Hope  
Comprehensive Plan Update  
AGENDA**



**Comprehensive Plan Update Committee (CPUC)  
Meeting #12**

Mount Hope Town Hall  
Thursday, December 21, 2017 - 5:00 PM

**1. Welcome and Agenda Review**

**2. Committee Business**

- Meeting notes from October 19 and November 27
- Project website

**3. Final Draft Comprehensive Plan**

- Discuss comments received at public hearing
- Final refinements to the plan
- Vote to recommend the Committee's proposed plan to the Town Board?

**4. Zoning Amendments**

- Progress Update

**5. Next Committee Meeting**

- No meeting in January
- Thursday, February 15<sup>th</sup>, 5:00 PM

**6. Public Comment**

**7. Adjourn**

**Town of Mount Hope**  
**Comprehensive Plan Update Committee 12-21-17**

In response to public comments at the Committee's November 27, 2017 Public Hearing, the following refinements to the Final Committee Draft Comprehensive Plan (November 2017) are suggested:

Page 3: End of the "How was the Comprehensive Plan prepared?" section, insert paragraph -

The Comprehensive Plan Update Committee held a Public Meeting / Public Hearing on November 27, 2017 to review its draft of the Comprehensive Plan with the public. Based on public comments received, the Committee made some final refinements to the document before voting to recommend the proposed plan to the Town Board on December 21, 2017.

Page 17: In the discussion about the Otisville-Mount Hope Trail Network, insert –

...The first is the **Otisville-Mount Hope Trail Network**. This proposed local linkage, first identified in the Otisville Veteran's Park & Town of Mount Hope Park Master Plan Document (Fall 2010) commissioned by the Otisville Grange, illustrates a possible connection between two important recreational facilities in the community. Taking this concept a step further, it would be possible to work with landowners to further define the possible route of this connection; and perhaps to show how appropriate residential development south of the Village of Otisville, utilizing conservation subdivision design, could be organized as a network of well-connected residential neighborhoods that are tied to the Village and to the two parks by a highly-desirable bike and pedestrian trail system. The Old School Community Center (OSCC) site is also located almost immediately south of the Otisville Veteran's Park, and could be incorporated as a destination along the Otisville-Mount Hope Trail Network.

Page 22: In the discussion about Eco-tourism / Agri-tourism – insert –

Eco-tourism / Agri-tourism – Tourism is an increasingly important component of the economy in Orange County and the Hudson Valley. Proximity to the New York Metropolitan Region means that millions of the region's residents and visitors could potentially be drawn to the abundant attractions that exist in this area. The Montreign Resort Casino, opening later this year in neighboring Sullivan County, is just the latest addition to the Hudson Valley's offerings. The Town of Mount Hope, with its beautiful rural landscape and connections by car and rail to the larger region, could take advantage of this macro-trend by encouraging opportunities for eco-tourism / agri-tourism in the Town. Allowing for a wide-range of agricultural related business activities and craft industries as described above, or permitting inns and bed-and-breakfasts in appropriate locations, would support these efforts. The Old School Community Center (OSCC), a cultural, artistic, education and recreation center under development by the not-for-profit Friends of the Otisville School, could also become an attraction. Some of the other suggestions in this plan, such as the proposed extension of the Orange County Heritage Trail to Otisville and the proposed Otisville-Mount Hope Trail Network, are also consistent with this approach.

Page 41: Recreation – following the second paragraph, insert paragraph –

The old Otisville School in the Village may become another recreational asset for the community. Purchased by the not-for-profit Friends of the Otisville School (FOTOS) in May 2017, the 33,000 square foot, 3-story brick building on approximately 5 acres is now known as the Old School Community Center Inc. (OSCC). The organization envisions a number of potential community-based activities for this site including both indoor and outdoor recreational uses.

Page 43: Cultural and Historic Resources – after the last paragraph, insert paragraph -

As described above, the not-for-profit Friends of the Otisville School (FOTOS) intends to develop a cultural, artistic, education and recreation center at the 101-year old former Otisville School in the Village. If successful, the Old School Community Center could become a significant cultural and historic asset for Otisville, Mount Hope, and the surrounding region.