

Conservation Advisory Council | City of Newburgh, New York

123 Grand Street, Newburgh, New York, 12550

Phone: (845) 569-7380 www.cityofnewburgh-ny.gov/conservation-advisory-council

Council Members:

Chuck Thomas, Chair

Marcel Barrick

C. Kippy Boyle

Deborah Dresser

Gail Fulton

Karen McCarthy

(vacancy)



March 20, 2017

MEMO TO: Lisa Daily, Chair
City of Newburgh Planning Board

FROM: Chuck Thomas, Chair
Conservation Advisory Council ("CAC")

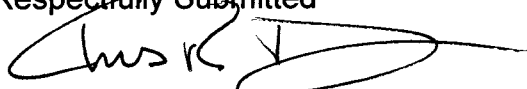
Re: Proposed Projects within the LWRP requiring Coastal Consistency Forms:
1 Park Place

The above-referenced project is coming before the Planning Board for review. CCF's (Coastal Consistency Forms) for the City of Newburgh First Street Streetscape Improvements, 1 Park Place and 100 Third Street were presented to the CAC at our regularly scheduled meeting of March 2, 2017. We offer the following comments and recommendations to the Planning Board and the applicants. Our comments are also to be included in the official record of any Public Hearings.

1 Park Place (CCF attached) The Coastal Consistency Form was reviewed and the project was found to be Consistent with the Local Waterfront Revitalization Program (LWRP) for the City of Newburgh as outlined in Chapter 159, Article III of the City of Newburgh Code of Ordinances. The actions proposed are designed to promote the economic development of harbor areas by encouraging traditional uses and activities and are Consistent with the LWRP. Questions were asked regarding Question 1.i) Discharge of toxics, etc. into coastal waters and we have insufficient information but it would appear to be NO. Question 1. J) will the project result in draining storm water runoff into coastal waters and insufficient information was available to assess that. Question 2.b) Is the location a federally designated flood area? Insufficient information was available. Exception was taken by the CAC to the response to Question 1.c) which would appear to be underutilized site if there is not a deck with a river view. Question 3.a) the proposed activity does not require a waterfront site but will certainly benefit from a waterfront site. Question 4 of the Coastal Assessment where the answer should be YES, the proposed activity does take place within an area covered by a State approved LWRP.

The CAC reviewed the project also with a view of reducing storm water runoff and the potential use of permeable materials to alleviate storm water runoff. It is recommended that efforts to provide permeable materials and landscaping to prevent runoff under the proposed deck be considered by the applicant and planning Board. The CAC remains committed to reducing storm water runoff into the Hudson River or runoff into the combined storm and sewer system and to recommend the use of permeable materials wherever feasible to reduce runoff.

Respectfully Submitted



Chuck Thomas, Chair