



# DIVISION OF PLANNING, COMMUNITY DEVELOPMENT & ENVIRONMENTAL MANAGEMENT

## ACTIVITY REPORT

October 2023

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### I. PLANNING ACTIVITY

#### Land Use Planning & Technical Assistance:

- GML-239 Referrals

GML-239 Referrals, Sept - Oct 2023					
Date Received	Date Requested	Project Name	Action Type	Referral ID #	Legislator
09/26/23	10/17/23	Camp Morris	Site Plan Review	W0023-01	Perrello
09/27/23	10/12/23	Ahava Medical	Site Plan Review	LIV23-12	Alvarez
09/28/23	10/12/23	Mountaindale Heights	Subdivision Review	FAL23-15	
10/4/23	10/25/23	Davidson Subdivision	Subdivision Review	COC23-03	Doherty
10/12/23	10/17/23	Country House Realty	Use Variance	ROC23-02	Brooks
10/12/23	11/1/23	NY Neversink I, LLC	Site Plan Review	NEV23-01	Brooks
10/12/23	11/9/23	Newburg Egg Warehouse	Site Plan Review	FAL23-16	
10/16/23	10/17/23	Rockland Solar LLC	Use Variance	ROC23-03	Brooks
10/16/23	11/6/23	Mizrahi Subdivision	Subdivision Review	LIB23-19	
10/16/23	11/6/23	Village Green Pool	Special Use Permit	LIB23-20	

10/18/23	10/20/23	Van Althius	Area Variance	LUM23-02	Rajsz
10/20/23	11/6/23	Lot coverage increase in B and I zones	Adoption/Amendment of Zoning Map	FAL23-17	
10/23/23	11/14/23	Hirsch Subdivision	Subdivision Review	DEL23-05	Conklin
10/31/23	11/9/23	Emerald Living Estates	Site Plan Review	BLO23-03	Salomone

**Land Use, Strategic and Comprehensive Planning**

- **Neversink Watershed Management Plan**
  - A public meeting to discuss the vision statement, goals, strategies, and actions was held on November 2.
- **Countywide Resiliency Plan:**
  - A meeting of the Advisory Committee was held on October 26 to discuss specific goals, strategies, and actions to include in the plan.
  - The final draft of the plan will be completed by January 31, 2024.
- ***New Initiative: Water Resources and Infrastructure***
  - Division staff are formulating a strategy to address the concerns which have been raised by multiple municipalities with regard to the County’s water resources and possible impacts from development pressure. The strategy is currently broken down into three (3) main areas of study:
    - Water Resources
    - Public infrastructure (water and wastewater)
    - Private wells/septics
  - Sullivan County Planning co-hosted a webinar “Protecting Wetlands and Streams in Your Community” on October 18 with the Rockland Municipal Planning Federation and the Orange County Department of Planning. The webinar covered topics including the importance and functions of wetlands and streams in the Hudson Valley; status and changes to federal and state wetlands and stream regulations; and ways local government can provide more comprehensive protection for these key water resources

- **Hazard Mitigation**

- The Multi-Jurisdictional Hazard Mitigation Plan will expire on April 27, 2026. There is a resolution on the agenda today to authorize pursuit of funding to support the update to the plan.
- Funding is now available through the federal BRIC program (Building Resilient Infrastructures Communities). Planning staff and Grants Administration have begun process of reviewing the funding opportunity and pulling together information that will be needed for the application, as well as letters of commitment from participating jurisdictions.

## **Recreation, Quality of Life & Tourism-based Economic Development**

- **Sullivan O&W Rail Trail**

- More than 50 people participated in this year's HO&WL Event on October 27.
- Staff are working with the design/engineering consultant to move forward with a "switch back" connection between the O&W trail and the D&H Canal towpath/linear park in the Town of Mamakating prior to the 200<sup>th</sup> anniversary of the D&H ground breaking in July of 2025.
- The Sullivan County O&W Rail Trail Alliance is now fiscally sponsored by Catskill Mountainkeeper. Tentative dates have been set for 2024 events:
  - SNO&W (Sat 2/24/24)
  - National Trails Day (Sat 6/1/24)
  - BOW-WO&W (Thurs 8/1)
  - HO&WL (Fri 10/25)

## **Community Development & Revitalization**

- **CDBG Housing**

- **Manufactured Home Replacement**
  - Fully subscribed, 4 applications with signed formal funding awards.
  - \$625,000 total committed funding, fully subscribed: Contracts are complete and signed.
  - Foundations have been poured and the units have been delivered.
  - Estimated time for completion Nov. 15, 2023.
  - The first draw down of funds has been completed.
- **Home Repair**
  - 9 projects are currently under repair and/or finished, totaling \$250,000 of work.
  - RUPCO has conducted Contractor Outreach and implemented a new media campaign to push the information out to homeowners and local agencies. This has resulted in an additional 10 projects for the program.

- We have requested a 6 month extension to allow time to finish construction on the recently identified projects, through May 2024.
- **EPA Brownfields Assessment Grant**
  - Tectonic has completed testing for all three sites – Broadway Theater, Strong Building, and Key Bank. All reports have been received.
  - All invoices were received by the September 30 deadline and the County is currently working on final reporting and grant closeout. BRS continues to assist the County with ensuring all aspects of the project are in compliance with program requirements. Quarterly reporting is current.
- **Bicycle and Pedestrian Infrastructure Master Plan**
  - We anticipate receiving the contract from NYS Department of Environmental Conservation in approximately 2 weeks. Once this contract is executed Planning can move forward with a solicitation to procure a consultant to assist with and write the plan.
  - The plan will focus on connecting residents and visitors in and around community centers (villages, hamlets) with safe pedestrian and bicycle infrastructure.
- **Plans & Progress**
  - Progress continues as we closing out the open projects that were awarded funding for the entirety of the program. This month, we have received disbursement documentation and anticipate to have closed out 3 more grant projects. This leaves only 4 projects left to request reimbursement.

## **Economic Development**

- **Revolving Loan Fund**
  - Payments on all loans are current
  - Working with the County Attorney's Office, County staff and contractor to review the program.

## **Administration**

- Attended "Lunch and Learn" hosted by Pattern for Progress which focused on the Tyler decision and it's impacts to the County foreclosure process and land banks.
- Attended the Upper Delaware Scenic Byway October meeting
- Attended Cornell Cooperative Extension Annual Meeting as well as their ASCEND event and Fall "Farm Mixer."
- Met with County Historian to discuss potential opportunities for collaboration in 2024 and forward.

## II. OFFICE OF SUSTAINABLE ENERGY (OSE)

- OSE continues to act as lead for the Resiliency Plan project. Staff worked with our consultant to host a meeting of the Advisory Committee to develop goals, strategies and actions to incorporate into the plan. The visioning board used during that meeting has been provided as a link to provide an opportunity to members who were unable to attend the meeting to weigh in with their suggestions.
- OSE is in communication with the NYS DEC to get contracts in place for our Climate Smart Communities Grant Program award for a Bicycle and Pedestrian Master Plan. The contract is forthcoming and a meeting has been scheduled to review the draft agreement with NYSDEC staff. OSE staff are also developing a scope of work for an RFP to procure a consultant, keeping in mind the requirements of the grant program.
- Several billing issues have been identified on various utility accounts which are estimated on alternating months. OSE staff are in contact with utility representatives to resolve the problem.

### III. PARKS, RECREATION & BEAUTIFICATION

- Assisted Fisher Associates in the layout of phase I of the proposed hiking trails on the westside of Lake Superior for the development of the Storm Water Management Plan.
- Fisher Associates are developing a scope of work for the Callicoon park property.
- There will be a presentation focusing on the Mamakating portion of the canal on October 22<sup>nd</sup> at 2:00 pm at the D&H Canal Interpretive Center.
- On Friday, October 13<sup>th</sup> the Frederick Cook Society presented Photographs of Robert McNeely, the exhibition featured work from McNeely's career as Chief Official White House photographer along with the Cook Society Lecture Series featuring Paleontologist Patrick De Deckker. Professor De Deckker's talk, focused on the science and heroism of the Belgian Antarctic Expedition. Over fifty of Dr. Cook's photographs are currently on display at the museum.
- Sullivan County BOCES Construction Trades Class will be building picnic tables for the County parks. The County Parks Department is supplying the materials.
- The 200<sup>th</sup> anniversary of the ground breaking of the D&H Canal 200<sup>th</sup> is taking place in 2025. Celebrations for this event are currently being organized with the municipalities and local organizations who are involved with the canal.
- Initiated discussions with Palisades Interstate Parks Commission about addressing Harmful Algal Blooms (HABs) at Lake Superior in the offseason
- Park Maintenance:
  - Completed split rail fencing at the D&H Canal Interpretive Center Lock area.
  - Installed split rail at the Callicoon Park property entrance way.
  - Repaired sign podium at Livingston Manor Covered Bridge Park.
  - Removed swim area ropes, boats, docks and secured the building at Lake Superior.
  - Began leaf clean-ups within the parks.
  - Continued mowing of parks.
  - Filled potholes in the parks parking lots.

## IV. GRANTS ADMINISTRATION

- Activity/Technical Assistance
  - Small Business Guide: DGA staff produced an updated “Help for Your Small Business” guide and, posted on their website and available for distribution to community members seeking funding resource information for startups and expansion projects.
  - Since August 22, we have received two requests for funding resources (records management for a fire company and home repair funding).
- In-County Grant Readiness
  - The DGA “Grants Best Practices” Guide (revised manual) is in final stages of editing. Further discussion will ensue related to a compliance strategy and training opportunities. Staff have discussed the possibility of recording the training and making it available countywide as a webinar.
  - Assistance has been provided to departments requiring support with the grant process, including Public Health, Community Services, Planning, Coroner, and Public Safety.
    - Of note, the Building Resilient Infrastructure Communities (BRIC) grant NOFO was released; DGA reviewed the eligibility requirements for the County to pursue BRIC funding for LHMP update activities.
    - With regard to FEMA / NYS DHSES – Public Assistance for Disaster Declaration DR#4480 for COVID-19 Emergency Protective Measures Projects, the County presented a total of five projects for emergency protective measures reimbursement as related to COVID-19 pandemic. To date the County has requested a total of \$611,689.43 in reimbursements.
- Administrative Activities
  - DGA has submitted to OMB Strategies and Key Performance Indicators focusing on critical goals related to enhancing the County’s capacity to acquire and manage grants. The goals include initiatives involving collaboration with management and Compliance, revision of the grants manual (Grants Best Practices), and training initiatives.
  - DGA has proposed restructuring the DGA webpage; content has been submitted to Dan Hust.
  - DGA has developed an inventory for Department heads to compile a list of all online grant platforms/management systems currently utilized, along with a list of staff who are enrolled as registered users in each system, and their assigned user role / corresponding security level. The process was initiated on October 1, with a response deadline of October 31. Results are currently being compiled.

## **V. AGRICULTURE & FARMLAND PROTECTION**

- CCE September – October Ag report attached