

Upper Delaware Council  
PROJECT REVIEW COMMITTEE MEETING MINUTES  
April 27, 2010

Committee Members Present: Peckham, Keesler, Roeder, Richardson, Rando  
NPS Partner: McGuinness  
Staff: Douglass, Soete, Coney, Ramie  
Guests: P. Chase, N. Rajs, J. Niflot

The UDC's Project Review Committee held its monthly meeting on Tuesday, April 27, 2010 at the Council office in Narrowsburg, NY. Chairperson Fred Peckham called the meeting to order at 8:55 p.m. A motion by Richardson seconded by Roeder to approve the March 23 meeting minutes was carried. There was no public comment on the agenda.

**Discussion Items Report:** Soete said due to the lateness of the hour, he would only cover a few items on the Discussion Items Report that included 20 topics:

**Hawks Nest Café Re-building Plans (Town of Deerpark):** The committee was provided with a copy of the proposed site plan for the re-building of the Hawks Nest Café. The Town of Deerpark Planning Board held a public hearing on the project on April 14 on the application received from the developer. Soete and Douglass did a site review April 14. The re-built structure will be 1.5 stories high and will be built on the existing footprint of the old structure (1-story) which burned down in 2002. The use of the existing water well and septic is anticipated. Parking will be expanded and moved further back from NYS Rt. 97. The NYS DOT still needs to approve the parking and Rt. 97 access. The committee was provided with a draft comment letter on the project. Following review and discussion, a motion by Richardson seconded by Roeder to recommend full Council approval of the comment letter was carried.

**Town of Cocheaton Zoning Law Amendments:** The Town of Cocheaton has been working on zoning amendments with the assistance of a UDC Technical Assistance Grant to address green building standards and natural gas drilling/exploration. The Council has received a first draft of the amendments. Richardson mentioned that there will be a joint meeting of the Town Planning Board and Town Board to review the draft amendments. He asked Soete to provide comments to the town on the amendments. Richardson indicated the town will be reviewing any impacts of gas drilling in relation to the Neighborhood Development District during this process. Richardson also reported that the Multi-Municipal Gas Task Force has settled on its attorney and engineer. He felt the Town of Cocheaton will be one of the first towns to have a Road Use Agreement in place prior to commencement of any gas drilling/exploration in the town.

**UDC Member Towns, gas drilling/exploration:** Richardson indicated that the Town of Cocheaton is remaining neutral on gas drilling. Rajs from the Town of Lumberland also indicated her Town's neutrality. Peckham noted that NYS DEC has opted to have special environmental assessment reviews for applications for gas drilling/exploration in the New York City watershed and the Syracuse water supply reservoir area.

**Orange County Proposed Water Plan Changes:** The committee was provided with a copy of an article in the *Times Herald-Record* of April 20 that noted a proposal encouraging Orange County municipalities to link their water systems will make its formal debut this week, along with at least two other potential amendments to the county master plan. The presentation to the Legislature's Rules Committee will start a review process that may include multiple public hearings. Rajs wondered if Orange County taps into the Delaware Aqueduct (New York City water supply) for water supplies, thus causing NYC to exceed its 800 mgd withdrawal maximum, who will monitor this use or stop any overages. Staff felt that would need to be researched since there were so many players attached to this issue.

**Bluestone Mountain Estates (Damascus Township):** Soete mentioned that the PA DEP has resolved a permit logjam that had threatened to halt much new construction in rural areas throughout PA. Bluestone Mountain Estates developer said he hopes plans for his 12-home subdivision are cleared soon. These

homes are proposed for a ridge top area located across the Delaware River from Fort Delaware that is situated in Narrowsburg in the Town of Tusten, NY.

**Old Business** None

**New Business**

**Technical Assistance Grants Program Grantee Requests:** The committee took the following actions after reviewing the requests—

- TAG 2008-01 Town of Delaware, Zoning standards for alternative energy sources – project completed; request for payment \$2,500 received. A motion by Rajsز seconded by Roeder to approve payment for this grant was carried.
- TAG 2008-03 Town of Hancock, Develop local law for site plan review - request for final six-month project extension received.
- TAG 2008-06 Town of Fremont, Update zoning law – request for final six-month project extension received.

A motion by Rajsز seconded by Rando to approve the extension requests was carried.

**Technical Assistance Grants Program Changes:** The committee will be following a new schedule for the TAG process based on requirements of the modified NPS-UDC Cooperative Agreement. The schedule handed out to the committee would be followed for fiscal year 2011. The TAG allocation for FY 2010 will be re-allocated. Grants awarded will no longer include an option for two, six-month project extensions. Money awarded must be spent within the same fiscal year it was received. New grant contracts will be produced for the grantees to cover any changes. The updated TAG information will be provided on the UDC's website ([www.upperdelawarecouncil.org](http://www.upperdelawarecouncil.org)) once everything is finalized.

**U.S. House of Representatives Bill 4698:** Peckham brought to the attention of the committee and asked staff to research a bill presented Feb. 25, 2010 in the U.S. House of Representatives that provides for the development of the Delaware River Basin Restoration Program, which would include the four-state Delaware Basin and all of Delaware Bay, and portions of Delaware, New Jersey, New York and Pennsylvania located in the Delaware River watershed. Currently the bill has been referred to the Committee on Natural Resources. Richardson requested that a report on the bill be provided to the committee at the May meeting.

**Public Comment** None

**Adjournment** A motion by Roeder seconded by Rajsز to adjourn the meeting at 9:43 p.m. was carried.

Carol Coney, Office Manager