

PATHWAY TO OUR FUTURE

GUILDERLAND COMPREHENSIVE PLAN



Compiled Subcommittee Meeting Notes

- Agriculture Subcommittee
- Economic Growth Subcommittee
- Environment, Climate Change, and Resiliency Subcommittee
- Neighborhoods and Housing Subcommittee
- Parks, Recreation, Open Space, and Historic Resources Subcommittee
- Transportation and Mobility Subcommittee

Draft - September 5, 2023

Agricultural Sub Committee Notes

Meeting #1

The Committee discussed many different topics about agriculture and western Guilderland, these are some of the highlights of the meeting. The committee did not come to any recommendations for the CPUC, this was more of a brain storming session.

1. Developing a small commercial area on Rt 20 near the Princetown border to provide shopping and services to the western end of town so residents would not have to travel into eastern Guilderland to shop. This would require the use of the Princetown water system.
2. We talked about conservation easements in 10, 15 and 25 year sign ups for the conservation of open space and agriculture. A sliding scale of incentives, the longer the commitment the better the financial incentive for the land owners.
3. Zoning in the 3 and 5 acre zones, may be more flexible if water and or sewer is available, hoping to tightening density of house in return of preserving open space and agricultural lands. Finding a way to use agricultural property even with minor development. Ken was going to get the sub committee water maps of Guilderland.
4. Investigate ways to use open space with agriculture, have a agricultural committee that the town manages to help find open space with farmers for hay, vegetables and other agricultural commodities Use the resources of Cornell Cooperative Extension to help with this.
5. Include solar farms in our discussions of agriculture open space, trying to find the best areas of town without impacting the viewshed in town and to be used on poor soils as not to use up the better soils in town.

CPUC Agriculture Subcommittee Meeting 2

Date: August 21, 2023

The following are the topics which were discussed at our Zoom Meeting.

1. Zoning issues; better use of property and not waste space in development, soil and drainage conditions should dictate the size and type of development.
2. Having base zone standards , review clustering standards, density bonus if certain conditions are met. Needs to be further discussion on this issue, it can be complicated.
3. Discussion of solar farms in agricultural zoning areas, encourage solar on marginal farmland and low impact areas on view shed. Town should indentify area where solar should be used. See if there is map to show where 3 phase power is available in town?
4. How to raise revenue for the town to fund, agriculture and open space easements or tax abatements. Fee on large developments in town for projects that cost millions of dollars?
5. One committee member was concerned about the Western Turnpike golf course was still zoned R-40, Supervisor stated they are trying to find the right language to make that zoning change happen.
6. Committee members wanted to find out what type of agriculture is happening in Guilderland, Jim Gade indicated that he may be able to help with that with Farm Bureau help.
7. Find a balanced development plan which does not cause harm to the land owners but plan for development being done the "Right Way".
8. Next meeting start forming recommendations for CPUC.
9. Next Meeting Sept 5, 6pm

Agriculture Subcommittee

Notes from 3rd Meeting

Submitted by Joe Muia

Issues:

1. Relevance of current 3-5 acre zoning. Is such zoning obsolete? Or is there a flexible type of zoning based on drainage and water?
2. Use of cluster zoning to preserve open space and farmland. Possible use of private water and sewer.
3. Development on marginal or poor quality farmland
4. Farmland development v. development
5. Monetary incentives to retain productive farmland and to control developable land through taxes or outright compensation.
6. Landowners' rights
7. Need to identify marginal v. quality cropland
8. Providing or withholding water as a development/open space preservation tool
9. Solar array placement. Sites with poor soils. Viewshed consideration. Substation capacity. Adequate transmittal lines. Based on these consideration, what percentage of open spaces are presently viable for solar development.
10. Legal considerations when a development project meets all Town and zoning requirements yet there is community resistance. Solar, commercial, residential, industrial.
11. Conservation easements- Are they effective? How many exist in the Town of Guilderland. Should the incentives be revised? Should there be a greater financial incentive? Rather than "forever", should there be shorter renewable periods. How much control does the Town exert over conservation easements?
12. Regarding the Rural Guilderland Open Spaces and Farmland Protection Plan of 2005, what, if any, provisions or strategies have been implemented in the Town of Guilderland since 2000

Guilderland CPUC Economic Growth Subcommittee

1st Meeting (Zoom)

Wednesday August 9, 2023

Start time 5:00pm

- Supervisor Peter Barber opened the meeting around 5pm

- We have 2 goals: 1st To get a first draft of goals and recommendations by September 1, 2023 and 2nd
Final Draft due date November 3, 2023

- Discussion on the goals, objectives, ideas and suggestions for each subcommittee

- Discussion on relevant neighborhood studies

- Scribe selected to be Mark Metro for meetings

- Discussion on date and time of next meeting for subcommittee. Goal is to have meetings in person but
zoom can be an option and open to the public for transparency and community engagement.
Meetings should stay at the same location moving forward.

- Future meetings scheduled for Thursday nights at 5pm at the Guilderland Town Hall

- Jessica Montgomery will be sending various excerpts from neighborhood studies that deal with
Economic Growth

- Supervisor Barber will check into different people at Town Hall to help with tools for Economic Growth

- Dates and times of all subcommittee meetings will be posted on the town calendar
- Supervisor Barber closed the meeting

**Town of Guilderland
Comprehensive Plan Update
Economic Growth Subcommittee
Meeting No. 2**

Date: August 17, 2023, 5 PM, at Town Hall (Second Floor Meeting Room)

Present: Peter Barber, Town Supervisor
Don Csaposs, Guilderland Industrial Development Agency
Tara Cristalli, CPUC Member
Cody Betton, CPUC Member
Richard Brustman, CPUC Member

Absent: Dominic Rigosou , CPUC Member
Mark Metro, Subcommittee Member

Peter Barber provided attendees with several handouts for background. They were excerpts from previous area plans dealing with their goals, objectives and/or recommendations. A Town Land Use map was on the wall for reference.

Meeting Discussions: The initial discussion was about Westmere and growth trends that may affect it. Cody noted Western Avenue was an ongoing problem. Rich talked about possible impacts of the proposed Nano Center and other developmental pressures. Don gave an overview of property and sales tax issues. The group shared some general thoughts on how population and business growth may be accommodated.

Attention then turned to the Guilderland Industrial Park. Much of its operation is governed by existing agreements and the owner (Galesi Group) doesn't willingly share information. Don noted most of the school tax it generates goes to the Vorheesville School District. However, it does generate significant town property taxes. Tara asked how its workforce meets dining and intra-day errands. Don said with a combination of an onsite restaurant and visits to nearby Guilderland Center. The general feeling is the Industrial Park is asset because its principal activity, warehousing, doesn't generate pollution and its traffic is mostly by rail and so doesn't unduly burden the highway system. As such we should encourage expansion of its on-site activities.

Next there was a sort of "brain storming" on possible infrastructure and zoning needs. For instance do we handle growth through infilling existing neighborhoods, through setting up a new planned community, or through some combination? What might be the infrastructure impacts of ADUs, expanded multiple density zoning, growing water demands, and post-pandemic impacts on traffic patterns, demands for services, etc.

Next meeting: August 24, 2023, 5 pm, Town Hall

Minutes submitted by Rich Brustman, filling in for Mark Metro

Town of Guilderland
Comprehensive Plan Update Committee
Economic Growth Subcommittee

Thursday, August 24, 2023

Meeting No. 3

A meeting of the Economic Growth subcommittee was held at the Town Hall (2nd Floor), Route 20 McCormick's Corners, Guilderland, New York on the above date starting at 5:00pm.

Present: Cody Betton CPUC Member, Richard Brustman CPUC Member, Tara Cristalli CPUC Member, Donald Csaposs IDA CEO, Dominic Rigosou CPUC Member, Mark Metro Subcommittee Member

Public Attendance/Public Comment – None

- Discussion regarding previous meeting topics
- Guilderland Industrial Park subcommittee recommending leaving as is for now.
- Discussion on transit friendly Route 20 area, Westmere, and transportation network
- Don shared his experience serving on the last CPUC.
- Tara talked about possibilities to have CDTA shelters/structures for town residents to protect from weather conditions. Tara, also talked about the value of a bus system up and down Western and Carman, looking to better understand the relationship Guilderland has with CDTA and the importance of the bus system, how we could promote and utilize it more as a community in the next 20 years as we become more green.
- Dominic talked about density in the town and available/open land.
- Discussion on CDTA bike stations in the town, electric car charging stations, brainstorming session on future town infrastructure, future town technology needs and other future town resources that could be needed to help support Guilderland's economic growth for the next 20 years.

- Discussion on ways to attract new businesses to Guilderland that are a good fit and value add to grow town's economy and development for the good of the town, talked about local small business owners and more corporate out of town businesses.
- Discussion on town Park and Ride
- Discussion on town demographics and reasons why traffic has decreased, more residents working from home during pandemic and post-pandemic, more residents purchasing goods and services online, some residents may have retired and stopped commuting to work.
- Discussion on architecture, town character, and aesthetic appeal of Guilderland now and in future years, new business design and signage
- Discussion on town water resources, development, and wells to bring online, future water needs of town economy.
- Discussion on quality of life for town residents and good paying jobs
- Recommendation for Town Board to revisit Comp Plan annually.
- Discussion surrounding Town Festivals to highlight different neighborhoods.
- Discussion on increasing land for mixed use
- Discussion on ways to maintain town's current and future tax base, how new businesses in the future can and will meet the needs of local neighborhoods.
- Discussion on Building Department budget
- Discussion on development of vacant land use within the town in future years, possibility of adding a Farmer's Market, arts and crafts, commerce center, social meeting spaces and resident areas for future use.
- Discussion on past and future town parades/vendors
- Discussion on local business zones and Dutch Mill property
- Recommendation for all reasonable efforts to be made by the town to explore land use of Carman Road, other open land zoned for general purpose for economic growth.
- Discussion on ways to enhance and promote economic development that aligns and correlates with town's average household income for residents.

Next scheduled Economic Growth Subcommittee meeting - Thursday, August 31, 2023, at Town Hall (2nd Floor)

Town of Guilderland
Comprehensive Plan Update Committee
Economic Growth Subcommittee

Thursday, August 31, 2023

Meeting No. 4

A meeting of the Economic Growth subcommittee was held at the Town Hall (2nd Floor), Route 20 McCormick's Corners, Guilderland, New York on the above date starting at 5:00pm.

Present: Cody Betton CPUC Member, Tara Cristalli CPUC Member, Donald Csaposs IDA CEO, Dominic Rigosu CPUC Member, Mark Metro Subcommittee Member

Absent: Richard Brustman CPUC Member

Public Attendance/Public Comment – None

B.4 Business, Employment, and Fiscal Resources Goal: Promote a diverse economic base that provides income, employment and fiscal resources to the community in a manner that is compatible with the future land use plan and character of Guilderland.

Recommendation to change wording – and “unique identity of Guilderland” instead of “character of Guilderland”

- General discussion regarding Economic Development personnel, marketing person, liaison, chamber
- General discussion on creating a pedestrian friendly sidewalk on parts of Western Ave.
- General discussion on creating neighborhood associations in Town
- Don talked about complete streets programming is a subject worthy of more discussion
- Dominic talked about 4 lane roads, turn lanes, street parking or bike lanes example Madison Ave.

Objective 2. Identify partnerships and incentives available through federal, state, county and local organizations that support both the existing and future business community, and promote Guilderland's economic future

Recommendation to change wording – “To continue and expand relationships” and incentives available through federal, state, county and local organizations that support both the existing and future business community, and promote Guilderland's economic future

- General discussion about working with Wadsworth labs to develop that area to generate more jobs and increased economy.
- Tara talked about the most in demand jobs in the future starting with solar, could that area be developed for a solar farm.
- Dominic talked about having a public high school, public school campus for future growth combining all schools to a similar area.

Objectives 3. Identify the desired mix and scale of businesses in the commercial districts in a manner that recognizes, and is sensitive to, the neighborhood setting and desired character of the Town

Recommendation to change wording – “Identify and establish” the desired mix and scale of businesses in the commercial districts in a manner that recognizes, and is sensitive to, the neighborhood setting and desired character of the Town

- Don talked about recommending reviewing town home based business zoning and variances.
- Dominic talked about laws and variances setting up home based businesses and process.
- Tara talked about people pursuing passions at home for businesses and the future of home businesses.
- General discussion on home-based businesses may continue to grow in the future and ways to be fair and balances to all parties involved
- Cody talked about supporting home-based business that balance the needs for expanded economic opportunity for protecting the balance and character of neighborhoods.

Objective 5. Identify existing and potential centers for economic and community development, and establish mechanisms and partnerships to encourage appropriate development in these locations

Recommendation to change wording – remove “establish, mechanisms and partnerships” add “those” Objective 5. Identify existing and potential centers for economic and community development to encourage appropriate development in those locations.

- Dominic talked about why waiting for Albany alliance to approach Wadsworth labs in the town and what the potential possibilities are for that area.

Recommendation to put Objective 5. Identify existing and potential centers for economic and community development to encourage appropriate development in those locations as the new Objective 2 – and put Objective 2 “To continue and expand relationships” and incentives available through federal, state, county and local organizations that support both the existing and future business community and promote Guilderland's economic future as the new Objective 5.

Objective 6. Focus marketing efforts, investments in infrastructure and transportation systems, and economic development incentives, on the areas identified as centers for economic and community development.

Recommendation to remove wording to “Focus marketing efforts”

- Don talked about infrastructure investments with the industrial park mainly used for warehousing and distribution, there is not much manufacturing, but the town does not have the capacity to take sewage out of that area which is at capacity. Expanding sewage capacity will cost money.

Recommendation to eliminate Objective 7. Simplify the project review process for those projects that: meet the Town’s identified economic development objectives, which are located in planned centers for economic and community development (according to the future land use plan), and which meet carefully crafted design and impact criteria.

Objective 8. Attract well-paying, job-creating employers who will be able to provide employment opportunities for Guilderland’s residents.

Recommendation to change wording – To develop strategies to attract well-paying jobs creating new employment opportunities for residents and improved quality of life.

Objective 9. Support the efforts of local businesses to thrive in Guilderland.

Recommendation to remove #9

Objective 10. Support the continuation of agriculture as an economic activity in Guilderland and, working with farmers who wish to continue farming, identify ways in which the Town can help make this possible

Recommendation to change wording to “preserving agriculture” as an economic activity in Guilderland and, working with farmers who wish to continue farming, identify ways in which the Town can help make this possible

Objective 11. Encourage partnerships with the University at Albany to promote economic development opportunities in the Town

Recommendation to add wording “Albany NanoTech Complex”

Next scheduled Economic Growth Subcommittee meeting - Thursday September 7, 2023, at Town Hall (2nd Floor)

Town of Guilderland
Comprehensive Plan Update Committee
Economic Growth Subcommittee

Thursday, September 7, 2023

Meeting No. 5 Notes

A meeting of the Economic Growth subcommittee was held at the Town Hall (2nd Floor), Route 20 McCormick's Corners, Guilderland, New York on the above date starting at 5:00pm.

Present: Cody Betton CPUC Member, Tara Cristalli CPUC Member, Richard Brustman CPUC Member, Dominic Rigosu CPUC Member, Mark Metro Subcommittee Member

Absent: Donald Csaposs IDA CEO

Public Attendance/Public Comment – None

B.4 Business, Employment, and Fiscal Resources Goal: Establish and promote a diverse and strategic economic base that provides income, employment, and fiscal resources to the community in a manner that is compatible with the future land use plan and unique identity of Guilderland.

Recommendation to change wording – “Establish and promote a diverse and strategic economic base”

Agreed to Objective 2. new wording:

To continue and expand relationships and incentives available through federal, state, county and local organizations that support both the existing and future business community and promote Guilderland's economic future.

Agreed to Objective 3. new wording:

Identify and establish the desired mix and scale of businesses in the commercial districts in a manner that recognizes, and is sensitive to, the neighborhood setting and desired character of the Town.

Agreed to keep Objective 4 the same.

Agreed to Objective 5. new wording:

Identify existing and potential centers for economic and community development to encourage appropriate development in those location.

Agreed to Objective 6. new wording:

Create marketing efforts and facilitate investments in infrastructure and transportation systems, and economic development incentives, on the areas identified as centers for economic and community development.

Agreed to Remove Objective 7.

Agreed to Objective 8. new wording:

To develop strategies to attract well-paying, job-creating employers who will be able to provide employment opportunities for Guilderland's residents and improve quality of life.

Agreed to Remove Objective 9.

Will have a group discussion regarding Objective 10 during next meeting Sep 14th.

Objective 10. Support the continuation of agriculture as an economic activity in Guilderland and, working with farmers who wish to continue farming, identify ways in which the Town can help make this possible

Recommendation to change wording to "preserving agriculture" as an economic activity in Guilderland and, working with farmers who wish to continue farming, identify ways in which the Town can help make this possible

Objective 11. Encourage partnerships with the University at Albany to promote economic development opportunities in the Town.

Recommendation to add wording "Albany NanoTech Complex

Tara talked about infrastructure thoughts and other geographic areas in terms of planning.

Mark talked about implementing an annual Guilderland small business day to celebrate local town businesses, this idea may have a positive impact on economic growth, increased Public Relations, and media coverage, feel good story to help part of the strong heartbeat of the town come together.

Mark talked about trying to make sure the Comprehensive Plan represents all people and groups living in the town, so we can all grow and thrive together for all residents now and in the future. Mark also talked about implementing additional resources and adding new wording into the plan for town residents who are Disabled, Seniors and Veterans to help support their needs over the next 20 years. All town residents deserve to be a vital part of the town's future economic growth.

Rich talked about general zoning to increase – local business/ general business and about the economic resources to improve the town.

Dominic talked about ways to incorporate public schools into the Comprehensive Plan and the need for improvements.

Next scheduled Economic Growth Subcommittee meeting - Thursday September 14, 2023, at Town Hall (2nd Floor)

Meeting #3:

Thursday, August 24, 2023, EMS Station #1

Present: Laura Barry, Caitlin Ferrante, Neil Gifford, Stephen Wilson

Building off last week's goals:

1. Reduce impacts from climate change on the quality of life and the character of the Town.
2. Reduce townwide contributions to climate change.

Encourage and incentivize resiliency.

- Stormwater: (Open Space protection, stormwater infrastructure, etc...)
- Heat protection: Open Space protection, street trees and greenspace, light colored roofs and pavement, etc...)
- Properly managing town forests - to reduce the risk of wildfire and managing for healthy ecosystems (addressing invasive species, clearing of invasive flora/fauna)
- Pest Management: Reducing use of pesticides/herbicides, maintaining wetlands,
- Making explicit alarm systems for flooding and wildfire to warn town residents of dangers
- Town education opportunities on climate resiliency and environmental issues. (Look into ways the Town can engage with [Green Corps](#))
- Language in Comp Plan to support Conservation Clustering?

Encourage and incentivize reducing emissions.

- Alt and green Transportation and associated infrastructure (bike lanes, ebikes, charging stations, etc...)
- Agriculture and Open space protection (Functional ecosystems, and greenspace are best CO2 sequestration)
- Encourage green energy production and infrastructure. (Solar, Wind, Hydro, microgrids, transmission, etc...)
- Town leading by example: changing to LED lights, light fixtures (to prevent light pollution - see Colonie town laws), Town Fleet, Charging stations, any other ways the town can lead on addressing emissions
- Town shall be proactive where renewable energy can be cited

Neil will send Caitlin rationale bullet points on why we need to address resiliency.

Environment, Climate Change, and Resiliency Subcommittee

Meeting #4:

Thursday, Sept 7, 2023, EMS Station #1

Present: Laura Barry, Caitlin Ferrante, Neil Gifford

Working to finalize the goals we had put together during Meeting #3:

1. **Reduce impacts from climate change on the quality of life and the character of the Town.**
2. **Reduce townwide contributions to climate change.**

Encourage and incentivize resiliency.

WHY (from NYS ClimAid Report):

- Extreme heat events are very likely to increase and extreme cold events are very likely to decrease throughout NYS.
- Intense precipitation events are likely to increase. Short-duration warm season droughts will more likely than not become more common.
 - Stormwater: (Open Space protection, stormwater infrastructure, etc...)
 - Heat protection: Open Space protection, street trees and greenspace, light colored roofs and pavement, etc...)
 - Properly managing town forests - to reduce the risk of wildfire and managing for healthy ecosystems (addressing invasive species, clearing of invasive flora/fauna)
 - Pest Management: Reducing use of pesticides/herbicides (example neonics, glyphosate/RoundUp), maintaining wetlands
 - Making explicit alarm systems for flooding and wildfire to warn town residents of dangers
 - Town education opportunities on climate resiliency and environmental issues. (Look into ways the Town can engage with [Green Corps](#))
 - Language in Comp Plan to support Conservation Clustering?

Encourage and incentivize reducing emissions.

- Alt and green Transportation and associated infrastructure (bike lanes, ebikes, charging stations, etc...)
- Agriculture and Open space protection (Functional ecosystems, and greenspace are best CO2 sequestration)
- Encourage green energy production and infrastructure. (Solar, Wind, Hydro, microgrids, transmission, etc...) - can we have solar arrays on lawns in residential areas?
- Town leading by example: changing to LED lights, light fixtures (to prevent light pollution - see Colonie town laws), Town Fleet, Charging stations, any other ways the town can lead on addressing emissions
- Town shall be proactive where renewable energy can be cited

Rationale for why we need to address resiliency:

- **It's happening:** Impacts appear to be happening more quickly than expected, not only in increasing average temperatures over time, but more importantly and impactfully, through increasingly frequent and powerful extreme events (e.g. exceptional precipitation events, exceptional heat, etc.). Resiliency can reduce the impact of these changes on the community, its infrastructure and its economy.

- **It's a wise investment of planning and dollars:** Investing in climate mitigation through proactive planning and incremental improvements (protecting wetlands and other important open space, improving stormwater systems, reducing heat islands, etc.) is likely less expensive than simply responding to catastrophic events when they occur, as we see repeatedly in other communities (eg. VT flooding in 2023, extremely late frost in 2023, Canadian and HI wildfires, etc.)
- **It's more effective:** Reducing greenhouse gas pollution community-wide/at the municipal level is more likely to have a desired impact for everyone than individuals working separately.

From Neil:

Important context for the Town's consultants from NYSDEC website [Climate Change Effects and Impacts - NYS Dept. of Environmental Conservation](#). The hyperlinked references below have the details that may be worth summarizing and referencing in the Comp Plan Update to explain why action is needed or why the new goals are recommended.

"New York's [Responding to Climate Change in New York State](#) (ClimAID) report (2011, 2014) (leaves DEC website), the [National Climate Assessment](#) (2018) (leaves DEC website), DEC [Observed and Projected Climate Change in NYS](#) (PDF), and other climate impact assessment reports show that a variety of climate change impacts have already been observed across the northeastern United States and in [New York State](#). These climate change reports clearly show, based on scientific data, that significant climate change impacts are already occurring. People, plants and wildlife, and ecosystems are facing an uncertain future unless adequate actions are taken to adapt to climate change impacts already unfolding and expected to intensify over time. GHG emissions must also rapidly and significantly be reduced in the near future and eventually eliminated to prevent the increasingly harmful impacts of climate change over the next several decades."

CPUC Subcommittee: Environment, Climate Change, and Resiliency

Initial Meeting:

Wednesday, August 9, 2023, via Zoom

Present: Peter Barber (Town Supervisor), Ken Kovalchik (Town Planner), Laura Barry, Caitlin Ferrante, Neil Gifford, Stephen Wilson

Subcommittees: each subcommittee will look at relevant portions of the Comp Plan, update any goals/recommendations if needed. Is there anything else we need to address as we look forward to the next 20 years, etc?

Purpose: Recommendations on updated goals to send to CPUC for November 2023 meeting.

Meetings aren't required to follow open meetings law, but Town is trying to be transparent. Looking to plan recurring meetings of subcommittees. Can meet via zoom. Also open to meet in person/gatherings in areas around Town.

Important Dates:

- Sept 1st: Draft Recommendations for Goals due
- Middle/End of Oct: Final recommendations from Subcommittees
- Nov 14th: Summarizing full Subcommittee recommendations to CPUC

Next Subcommittee meetings:

- 4pm EMS Station 1, Thursdays (weekly, as needed), starting Thursday, 8/17/23

From Jesse at MJ (Email 7/27/23):

As this involves an *update* to the existing Comprehensive Plan for Guilderland, the work of the subcommittee will be to:

1. Review the *existing* goal(s) pertaining to the natural environment and determine whether changes are needed to the wording and/or content of the stated goal(s), to account for the changing needs of the community/region;
2. Generate a list of draft recommendations/objectives/action items to achieve the updated goal(s).

The existing goal for Natural Resources (Goal B.7) can be found on page 3-15 of the *Guilderland Comprehensive Plan 2000* (available in hyperlinked folder). Documents relevant to the work of this subcommittee can be accessed by clicking the hyperlink [HERE](#). Summaries of public input received through the update process can be viewed via [the Project Website](#).

Meeting #2:

Thursday, August 17, 2023, EMS Station #1

Present: Ken Kovalchik (Town Planner), Laura Barry, Caitlin Ferrante, Neil Gifford, Stephen Wilson

Are we putting together several goals, or are we overlaying environmental issues over other subcommittees?

Watervliet Reservoir: high setbacks/buffers (town rules/laws)

500ft - high water mark

250ft - tributaries flowing

100ft - natural drainage

We need to really start planning for larger and more frequent storm systems. High rain events, hot weather events. Buffering the community from these damaging storms

Things to consider:

- Open space conservation
- Smarter planning along Rt 20 - more trees, pedestrian-friendly
- Conservation Easement Program
- Clustering subdivisions - microgrids (Idea: density bonus for micro solar division)
- Traffic - culvert maintenance
- Flood water and erosion

School districts: Voorheesville, Guilderland, Chalmont

Other things discussed:

Heat islands

Porous pavement - pros/cons

Green roofing - pros/cons, white roofs are better than black (reflects heat vs absorb)

Rainwater collection

Solar panels - different options: roofs, pedestals, solar canopies

All new subdivision roads need to have gray asphalt/concrete

Wastewater treatment

What are we tinkering with?

- Water
- Roofs
- Air related
- Energy

Two "Bins" of Thought:

- 1) Encouraging resiliency
- 2) Reducing emissions

Bethlehem - no further extensions of their water/sewer districts (stops development and focuses on areas ripe for redevelopment in the town).

CDTA - no service to Pine Bush

Goal: Get from Neil

Goal from 2000:

(INSERT)

We should take some language from Albany Climate Plan as a rationale for why we have these goals.

Town of Guilderland CPUC Neighborhoods and Housing Subcommittee

Meeting 1

Date: August 8, 2023 (Zoom meeting)

Present: Peter Barber, Jessica Montgomery, Ken Kovalchik, Robyn Gray, Laurel Bohl, Ellen Manning, Dominic Rigosu, Elizabeth Lott, and Lisa Hart.

The Neighborhoods and Housing Subcommittee will be working to review the 2001 Comprehensive Plan to decide if the goals of that plan are outdated and if we need to add new goals due to the changing needs of the community. We will need to put together our ideas for recommendation to the CPUC Committee.

Discussion:

- Lisa will take notes and send the minutes to the subcommittee and MJ.
- Housing and neighborhood discussions and recommendations will be separate.
- We need to have first draft of goals/recommendations ready to submit by September 1 or soon after for submission to CPUC for their meeting on September 12, 2023. The final draft will need to be in by November 3rd for CPUC meeting in November 2023.
- Supervisor Barber stated that town staff would be available for assistance.

Next meeting:

Date and Time: August 15, 2023, 5:30 to 7:00 p.m.

Location: EMS 1 (next to Westmere Firehouse)

Town of Guilderland Neighborhoods and Housing Subcommittee

Meeting 2

Date: August 15, 2023

Present: Ken Kovalchik, Laurel Bohl, Ellen Manning, Dominic Rigosu, Donald Csaposs, Gustavo Santos, Robyn Gray, Rosemary Centi, and Lisa Hart.

Absent: Elizabeth Lott.

Discussion:

- We need to identify the problem of housing. Affordable housing... Is there a town code that defines affordable housing? Where do we build them? Should the town create a percentage to be allocated to affordable housing in any new development project?
- What type of housing are we building (single family, apartments, townhomes, workforce housing). Do we do cluster homes?
- Would tenement-type housing (duplexes, triplexes) fit in with the character of our town? Do we allow duplexes and triplexes in single family residential areas? Are they more likely to deteriorate due to out-of-town/absentee landlords?
- Currently, town code for ADUs (accessory dwelling units) in Guilderland are only allowed for immediate family and the larger home has to be owner occupied. We could look at making more allowances in the town code for these type units so that they could be rented out to others that are not family members.
- We need to protect the character of our neighborhoods with any new build.
- Do we also make any new build include a percentage of green space to be kept in that project?
- The PDR Program (Purchase of Development Rights) and Green Energy Program that the town of Ballston Spa has used was brought up by Ken Kovalchik, who forwarded that information to the subcommittee for their review.
- We discussed better outreach to residents to get their input in their respective neighborhoods by advertising at the library with flyers (Guilderland Center is not represented in our group) and we also agreed to try to personally invite a couple of residents from our own communities to attend these meetings to get their input before the final draft is completed.
- We agreed that each subcommittee member would work on 1 to 3 goals for Housing and Neighborhoods and 1 to 3 goals for Town character to be discussed at our next meeting.

Next meeting:

Date and Time: August 22, 2023, 5:30 to 7:30 p.m.

Location: Guilderland Public Library (Westbrook Meeting Room)

Town of Guilderland Neighborhoods and Housing Subcommittee

Meeting 3

Date: August 22, 2023

Present: Ken Kovalchik, Laurel Bohl, Robyn Gray, Elizabeth Lott, Ellen Manning, Gustov Santos, Dominic Rigosu, and Lisa Hart.

Absent: Rosemary Centi and Don Csaposs.

Also present: Gerd Beckmann and Chuck Klaer.

Discussion:

- We discussed ways to inform the public through social media sites (Facebook, Next Door, etc.) and also the Library. How do we engage residents to become more involved?
- We discussed as part of our goals to add housing styles and keeping suburban character.
- As part of the objectives, we discussed adding what types of housing and where. We need to ensure that the Town's zoning accommodates the need for housing diversity.
- We talked again about affordable housing and what types of housing falls under that category, i.e., apartments, starter homes, Section 8 housing. How do we expand affordable housing for families?
- Do we need to tell developers that we need a certain percentage of their build to be affordable housing?
- We discussed incentives to builders to build affordable housing.
- We should only build apartments based on demand.
- We talked again about dwelling units/in-law apartments and what we can do to encourage homeowners to look at that as additional income and being able to offer them to rent to people outside of their family.
- How dense do we want our town to be? Are we going to grow Guilderland and if so, how big do we want it to be?
- Preserving Guilderland's Town character was discussed as each area/neighborhood has specific uniqueness about them.
- Sustainability and going green was discussed. For Housing Goals: Creating sustainability developments that truly focus on diverse housing, environmental improvements, and economic growth.
 - Green Building Standards - Standards and codes that promote energy efficiency, water conservation, and the use of sustainable materials.

- For Town Character: Establish resilience goals/strategies that reduces the Town of Guilderland's vulnerability to potential natural hazards of events.
 - Reduce risk to future developments through careful planning process.
 - Taking steps to protect existing infrastructure and natural resources.
- Other Housing goals and objectives were discussed such as provide and encourage quality housing opportunities, including affordable housing and starter homes appropriately sited so as not to result in piecemeal rezoning with appropriate buffers and aesthetically designed so as to seamlessly blend with more established housing or established neighborhoods in the area. Make sure that housing styles fit into the general expected types for a small town, not a city. We should encourage smaller starter homes for young families and also seniors who age out of their larger homes and want to downsize.
- Avoid putting all commercial businesses along the Western Avenue corridor. Instead, spread them out thoughtfully in town in appropriately zones areas with landscaping (native species landscaping), 2-1/2 story height limits, and buffers to clearly separate them from residential areas
- Center and zone apartments in one or two designated areas of town and limit them to an overall percentage of town housing to match the demand and create a balanced distribution of housing in town.
- Some town character goals discussed were to preserve and enhance Guilderland's special identity, image, and quality of life as a historic small town and maintain and strengthen the distinction between the Town's developed and rural/natural areas, as well as the distinction between the suburban and commercial areas.
- Prevent any trends that move Guilderland towards the look of a city or large commercial town.
- Prioritize residents' quality of life while encouraging small businesses to grow and flourish.
- We agreed that at next Tuesday's meeting, we would get down on paper the specific objectives for these Housing goals, many of which have already been discussed such as affordable housing incentives, attached dwelling units (without a family restriction) in all zones , use of native and non-invasive landscaping, sustainability principles, etc. We will look at the old Comp Plan objectives for housing to see if we think any of those are still applicable and add some new ones or revise them as needed.
- We also agreed to look at the website, "Strong Towns."

Next meeting:

Date and Time: August 29, 2023, 5:30 to 7:30 p.m.

Location: Guilderland Public Library (Westbrook Meeting Room)

Town of Guilderland Neighborhoods and Housing Subcommittee

Meeting #4

Date: August 29, 2023

Present: Laurel Bohl, Robyn Gray, Elizabeth Lott, Ellen Manning Dominic Rigosu, Don Csaposs

Absent: Lisa Hart, Rosemary Centi and Gustavo Santos

Opening Discussion:

- Don informed the board that he is attending the meetings as a Guilderland citizen and all e-mails should be sent to his personal e-mail address: donaldcaposs@gmail.com
- Dominic asked if or where there different neighborhoods are memorialized in a map or if these unofficial designations. Elizabeth pointed out the 2000 Comprehensive Plan defines the areas.

HOUSING GOALS:

Today's discussion: We agreed to review the Housing Objectives and discuss any action items or recommended actions.

Objective #1: Subcommittee had no suggestions or changes and recommended keeping the language as is.

Objective #2: Subcommittee had no suggestions or changes and recommended keeping the language as is.

Objective #3: Subcommittee recommended that AUDs should be allowed in all residentially zoned.

Change the language of the Zoning code from "REQUIRED" to "RECOMMENDED" parking requirements.

The board agreed that the number of parking spaces in many parking lots are excessive and underutilized. It would be better that the TOG Zoning ordinance recommend less parking and let the applicant justify why additional parking is needed.

Banked parking spaces should be encouraged in all cases.

Objective #4: It was recommended that the words "Elderly" be changed to "Senior Citizen" and that "Disabilities" be changed to "Special Needs".

The committee recommends modifying the objective to state "Encourage AFFORDABLE housing opportunities for senior citizens and those with special needs..."

Are there any additional housing opportunities that should be included?

Objective #5: The subcommittee recommended removing this objective as it is similar to item #3.

Objective #6: What are the incentives for creating “Housing Options”? Developers are in the business to make money.

- Sites should be identified
- Tax Breaks?
- Is there a program that TOG can establish similar to a park fund but an affordable housing fund? Developers are granted variances, denser developments and in turn they donate to an affordable housing fund.
- To encourage developing the existing housing stock is there an option that resident can expand their existing residences with a tax incentive such as not increasing taxes for a period. 5, 10 years?
 - This will allow meaningful improvements to the smaller housing stock and a reinvestment in the established neighborhoods.
- Can the TOG be the bank/investor in affordable housing options in the town. Extremely hard to administer and risk that Town should or should not do?
- This objective should be expanded to include:
 - “and encourage development of abandoned or vacant property rather than breaking new ground.”
- Housing Options?
 - What are the housing options needed?
- Small starter homes approximately are needed 1,000 s.f.
 - Sears Roebuck Houses – these were popular starter homes for the middle class in the early to mid 1900’s. Is there a modern version of these?
 - Can modular housing or tiny homes be an option?

Discussion on existing infrastructure:

TOG does not produce any of its own water.

TOG should not extend any of the existing water or sewer further into agricultural districts. This will discourage suburban sprawl and preserve the agricultural district.

TOWN CHARACTER:

The committee recommended removing “Image” and adding “neighborhood groups” to the statements.

Goal: Preserve and enhance Guilderland’s identity, **image**, and quality of life; and maintain and strengthen the distinction between the Town’s developed **neighborhoods** and rural/natural areas.

TOG should not forget the neighboring areas; Suny Albany, Suny Poly, Washington Avenue. As these areas continue to develop, they will influence the growth of the town.

Town Character should recognize the abundance of ethnic groups in the Town.

Objective #1 through #4:

Subcommittee had no suggestions or changes and recommended keeping the language as is.

Objective #5: How do you support this? What was done prior to and after the 2000 CP?

Natural resources should be identified.

Incentivize farmland.

There is a waiting list for the community gardens?

Does the Town look at other areas to introduce community gardens.

Objective #6: This should be addressed in the zoning code.

Objective #7: Add impact on water and sewer infrastructure.

Objective #8: Add "Native/Non-Invasive Species.

Objective #9: Ask Ken or Supervisor Barber about this objective.

Next meeting: September 5th, 2023 5:30 to 7:30 pm

Location: Guilderland Public Library (Westbrook Meeting Room)

Town of Guilderland Neighborhoods and Housing Subcommittee

Meeting 5

Date: September 5, 2023

Present: Laurel Bohl, Elizabeth Lott, Dominic Rigosu, Ellen Manning, Robyn Gray, Ken Kovalchik, Don Csaposs, and Lisa Hart.

Absent: Gustavo Santos.

Also present: Frank Casey.

Discussion:

- Dominic will be spokesperson for Neighborhoods/Housing subcommittee for updates to CPUC.
- Dominic started out the discussion with going over the Housing Goals and Objectives that were discussed at last week's meeting. We talked about the wording of our goals and objectives as this is still a work in progress.
- We discussed amending town codes to allow for a few special housing zones that would allow smaller lot sizes for smaller homes (e.g. < 1,500 sq. ft.) as a way to create an area of more affordable homes/smaller homes. What kind of incentives can we give to builders to do projects with smaller homes? Can we use municipality-owned land for use in building affordable housing?
- Ken Kovalchik will try and speak to Town of Colonie Planner to get information on their project of smaller homes off Dunsbach Ferry Road and will pass that information along to this subcommittee.
- Robyn brought up requesting a moratorium at this point in the updating of the Comp Plan. Not all members support this idea, but it was agreed that we will revisit this topic for future discussion.
 - We need to be specific in our recommendations for this such as the group agreed that the Town should carefully review any development that would require expansion of the water pipes. If water already exists in the neighborhood, we are not opposed. If a housing project requires more than ? amount of pipes to connect to an existing water source, we are asking that the Town proceed with caution and consider the strain on our water supply as an urgent concern. We discussed and agreed to recommend not extending water lines to agricultural land/property to preserve that area.
- Dominic wanted to revisit the ADUs and had questions:
 - How will ADUs address parking. Will these units be allowed to use street parking or will the homeowner need to provide 1 or 2 parking spaces?

- It was discussed that street parking is allowed but is restricted during the winter months, so parking should be provided on-site. Question is: Should 1 or 2 parking spaces be required?
- Do the set-backs of an ADU meet the requirements of the main structure or does it meet the requirements of an accessory structure?
 - Ken stated ADUs should meet the setback requirements of the main structure.
 - How does water and sewer work? Dominic believes that the town only allows one hook-up per building lot. If the existing utility does not have the capacity for the additional demand, will the town allow for additional hook-up(s)?
 - Elizabeth said she has a meeting with the Town Engineers and will ask them the question.
- Dominic asked about design review. He stated that some homeowners might see this as an opportunity to make money and not construct a structure that is appropriate to the surrounding area; basically, using cheap and not attractive.
 - Elizabeth explained that she is envisioning ADUs would follow the Special Use Permit process and the Zoning Board would be reviewing/acting as the design reviewer.
 - Ken mentioned that ADUs are often added to the code as a special category of “Special Use Permits” in the code and the code would establish permissible sizes (e.g., an ADU cannot be bigger than 30% of the principal residence, the principal residence must be owner-occupied and not rented, etc.)
 - Ellen brought up the fact that some HOAs won’t allow ADUs.
- Dominic asked if the intent of ADUs is to increase density and affordable housing; how can the town encourage the owners to keep rents low?
 - Dominic stated a 1,000 s.f. ADU could cost in the range of \$150,000.00 to \$200,000.00 to construct. This would add \$3,000.00 to \$4,000.00 to the owners’ taxes. Can or will the town provide tax breaks if rented to low-income individuals/families?

The following Housing Goals and Objectives suggested recommendations are as follows:

Housing Goals:

1. Provide a balanced blend of quality housing opportunities, including a desirable range of housing types and price ranges, which are affordable and accessible for residents.
2. Avoid putting all commercial businesses along the Western Avenue corridor. Instead, spread them out thoughtfully in town in appropriately zoned areas in conformance with the town's height limit and with landscaping and buffers to clearly separate them from the residential areas with native species scaping.

3. Center and zone apartments in one or two designated areas of town near transportation centers and limit them to a percentage of overall town housing to match the actual demand and to create a balanced distribution of housing in town.

Housing Objectives:

1. Subcommittee had no suggestions or changes and recommend keeping the language as is.

2. Subcommittee had no suggestions or changes and recommend keeping the language as is.

3. Ensure that the Town's zoning accommodates the need for housing diversity. Subcommittee recommended that ADUs should be allowed in all residentially zoned areas.

- Change the language of the Zoning code from "REQUIRED" to "RECOMMENDED" parking requirements.
- The board agreed that the number of parking spaces in many parking lots are excessive and underutilized. It would be better that the TOG Zoning ordinance recommend less parking and let the applicant justify why additional parking is needed.
- Banked parking spaces should be encouraged in all cases.

4. Encourage affordable housing opportunities for Senior Citizens and those with Special Needs that will allow residents to remain in the Town despite their changing housing and care requirements.

5. The subcommittee recommended removing this objective as it is similar to item #3.

6. What are the incentives for creating "Housing Options"? Developers are in the business to make money.

- Sites should be identified.
- Tax breaks?

Is there a program that TOG can establish similar to a park fund, but an affordable housing fund? Developers are granted variances, denser developments, and in turn, they donate to an affordable housing fund.

- To encourage developing the existing housing stock; is there an option that residents can expand their existing residences with a tax incentive such as not increasing taxes for a period of 5, 10 years?
 - This will allow meaningful improvements to the smaller housing stock and a reinvestment in the established neighborhoods.
- Can the TOG be the bank/investor in affordable housing options in the town? Extremely hard to administer and risk that Town should or should not do.
- This objective should be expanded to include: "and encourage development of abandoned or vacant property rather than breaking new ground."

- Housing Options?
 - What are the housing options needed?
- Smaller homes are needed, approximately 1,000 to 1,200 square feet.
 - Sears Roebuck Houses -- these were popular smaller homes for the middle class in the early to mid-1900's. Is there a modern version of these?
 - Can Modular housing be an option?

Town Character Goals:

1. Preserve and enhance Guilderland's identity and quality of life, and maintain and strengthen the distinction between the Town's developed areas and rural/natural areas, as well as the distinction between neighborhood and commercial areas.
2. Prevent any trends that move Guilderland towards the look of a city or large commercial town.
3. Prioritize residents' quality of life while encouraging small businesses to grow and flourish.
4. Town character should recognize the abundance of ethnic groups in the town and encourage and promote diversity.

Town Character Objectives:

- 1 - 4: Subcommittee had no suggestions or changes and recommend keeping the language as is.
5. Support continued use of viable agricultural lands; preserve open spaces, and natural resources. How do you support this? What was done prior to and after the 2000 Comp Plan?
 - Natural resources should be identified.
 - Incentivize farmland.
 - There is a waiting list for the community gardens.
6. Improve the quality of site design, including harmonious signage, lighting, planting, and building façade design in commercial districts. This should be addressed in the Zoning code.
7. Ensure that new development does not result in adverse impacts such as noise, odor, vibrations, and impact on water and sewer infrastructure.
8. Encourage street tree planting and other aesthetic improvements in residential neighborhoods including native/non-invasive species.
9. Identify potential public and private partnerships to implement needed improvements.
 - Grant programs.
 - Encourage tree planting.

- Developer responsible for land giveback?
- Zoning incentives need to be recommended.

***We will not be meeting on September 12, 2023 due to CPUC meeting that evening.

Next meeting:

Date and Time: September 19, 2023, 5:30 to 7:30 p.m.

Location: Guilderland Public Library (Westbrook Meeting Room)

CPUC: Parks, Recreation, Open Spaces, and Historic Resources Subcommittee

August 8 2:00 Town Hall

Attendees: CJ Gallup, Tom Capuano, Charles Klaer, Charles Rielly, Kim Gurney

Meeting focus was CJ Gallup reviewing the current parks and types of facilities/activities that are available at each s

CJ suggested the committee review the interactive mapping that is available at the Town website. This allows the user to filter by interests, i.e. trails, residences, population centers, school districts, and soil types.

CJ provided a list of Town parks and reviewed status on each. Several have plans for improvements.

Discussion that members become familiar with the UAlbany study that was conducted in the recent years. It was a joint effort between Town staff and the Urban Planning Department at UAlbany.

Solar farm requests were discussed. Concern was raised about what happens at the end of the lease of land to the solar company. The committee agreed this should warrant further discussion, and recommendations about how such requests should be reviewed moving forward.

As the Comprehensive Plan is being developed, will there be a moratorium on subdivisions until the Plan is completed? Many proposals require variances to current zoning. Perhaps these should be curtailed while the various subcommittees prepare their recommendations.

Next meeting is scheduled for Tuesday August 15 at 2:00 PM.

PARKS, RECREATION, OPEN SPACES, AND HISTORIC RESOURCES SUBCOMMITTEE

Meeting September 6 2pm
Attending Chuck Klaer, Tom Capuano, Kim Gurney
Guest Jeff Perlee

- Peter Barber informed the group the final goals/objectives/recommendations are due November 3
- Group discussed the recommendations in the previous comprehensive plan were not implemented. Can there be some feedback from the town to the community of plan implementation once the new comprehensive plan is adopted? There are community groups meeting to review development proposals: Guilderland Coalition for Responsible Growth, McKownville improvement association, and Pine Bush coalition. The subcommittee agreed that these existing groups are sufficient for oversight, no additional committee is recommended.
- The subcommittee would like to see concise language in the plan defining the goals. The last plan's language was vague in places. i.e., recommendations to increase open spaces by 10% did not specify how that might be accomplished or the timeframe.
- Jeff Perlee was able to clarify how the comprehensive plan works. The plan suggesting goals and objectives, but the Town boards, including zoning, need to establish the regulations. In the past, the boards did not act on parts.
- Buffers around hamlets, protected wetlands, and streams should be documented in regulations. These might also include historical and cultural areas, and town parks. It was noted that that such buffers need to be compelling to gain the approval of the community at large.
- Establish corridors that keep the rural nature of the landscape. Setbacks, treed landscape
- Discussion of limiting the extension of water and sewer systems. Providing the infrastructure spurns development. Care should be taken to establish a plan for expansion, rather than reacting to developers' requests. The infrastructure could work to create cluster development. Would that change the mandated lot size by creating a common green space so the development's average per house is in keeping with the current minimum lot?
- Next meeting will be Tuesday September 12 at 2:00 PM.

**Town of Guilderland
Comprehensive Plan Update
Transportation & Mobility Subcommittee
Meeting No. 1**

Date: August 8, 2023 – through Zoom

Present: Peter Barber, Supervisor, Ken Kovalchik, Town Planner, Richard Brustman, Lisa Hart, Pat Slavick

Absent: Erin Nievels, Gus Santos

The work of the Transportation & Mobility subcommittee will be to:

1. Review the *existing* goal (below) and determine whether changes are needed to the wording and/or content of the stated goal, to account for the changing needs of the community;
2. Generate a list of draft recommendations/objectives/action items to achieve the updated goal.

Transportation Goal – from Guilderland Comprehensive Plan 2000:

B.2 Transportation and Mobility Goal: Provide safe, convenient, and efficient transportation options for people

and goods within, through and around the Town of Guilderland, which are supportive of the Town's future land

use plan and which minimize the impact of traffic on the Town's character and quality of life.

Additional factors from input received:

- o Desired for increased walkability
- o Transportation needs of aging population – flexible public transit, etc.
- o Support for roundabouts for mitigating traffic and improving safety
- o Need for infrastructure to support electric vehicles and other emerging technologies
- o Desire to make transportation infrastructure (inc. bridges and culverts) resilient

Meeting Discussions:

- Pat will be the note taker and send the minutes to this sub-committee and MJ
- If this subcommittee has any items of interest to share, the items should be circulated to the subcommittee.

Richard shared several thoughts; i.e.; more walking areas for children, plan for old bridges, and not enough

exits on I87 forcing traffic to Washington and Western Ave.

- Water and Sewer Subcommittee (water capacity/infrastructure) will go to Economic Growth or Transportation

& Mobility

- NYSDOT will be an external resource.
- Capital Region Transportation Council (CRTCC), formerly Capital District Transportation Council, CDTC, can be used as a resource.

- o **Followup:** Supervisor Barber will contact Steve Feeney.

Next meeting:

Date/time: August 16, 2023, 6 – 8 pm,

Location: Town Hall

**Town of Guilderland
Comprehensive Plan Update
Transportation & Mobility Subcommittee
Meeting No. 2**

Date: August 16, 2023

Time: 6 – 8 pm

Location: Town Hall

Present: Peter Barber, Supervisor, Richard Brustman, Lisa Hart, Erin Nievels, Gus Santos, Pat Slavick

Absent: None

Meeting Discussions:

The following topics and related concerns were discussed:

Biking:

- There is a need for increased biking networks/accommodations. (Pat)
- Electric bikes can go very fast. We should accommodate Class 1. (Rich)

NYS Thruway:

- There is a need to look at the regional system that can serve us locally.
- There is only one exit on the NYS Thruway between Albany (24) and Schenectady (25). Colonie, Guilderland, and Bethlehem would not have as much traffic if there were additional exits.
- We need more exits - to Washington Ave.
- This is a State issue. The State should fund the exits.
- A coalition with Albany, Colonie, Bethlehem, Guilderland and Coeymans is needed.
- Coeymans to Schenectady should be toll free.
- There would need to be cooperation between Capital Region Transportation Council (CRTC) and the State. (Rich)

Public Transportation:

- There is a need for more public transportation on Route 20/Western Ave. past Route 155 (westbound) - transit, car rentals, and mobility. (Rich)

Sidewalks/Walkability:

- Route 146 from Route 20/Western Ave. to Tawasentha Park - sidewalks will be on one side.
- Include sidewalk up to the winter park area. (Rich)

Traffic Calming:

- There is a need for traffic calming at Johnston Road and Route 20/Western Ave. intersection and pedestrian accommodations. (Lisa)
- Determine which other parts of Route 20/Western Ave. need traffic calming. (Lisa)
- Installation of medium in the middle of Route 20/Western Ave. instead of continuous turn lanes or convert median into something other than pavement; i.e.; landscape architecture similar to Manning Blvd. in Albany. (Erin)
- **Observation:** Traffic on Route 20/Western Ave. is decreasing due to remote work vs driving to work daily.

Traffic Congestion:

- Reduce speed limit on Route 20/Western Ave. to mitigate traffic congestion on Route 20/Western Ave. (Gus)

Documents provided by Supervisor Barber:

- CDTC recently changed its name to the Capital Region Transportation Council (CRTC). Link to its new webpage (<https://www.capitalmpo.org/index.php>). Includes data for each community.
- CDTA Letter regarding service issues/route changes

Documents provided b Ken Kovalchik, Town Planner:

- CDTA Transit Development Plan
- Microtransit flex
- Report prepared by the police department that includes 2012-2022 bicycle and pedestrian crash data.

Meeting Adjournment: 7:30 pm

Next meeting:

Date/time: August 23, 2023, 6 – 8 pm

Location: Town Hall

Prepared by: Pat Slavick

**Town of Guilderland
Comprehensive Plan Update
Transportation & Mobility Subcommittee
Meeting No. 3**

Date: August 23, 2023

Time: 6 – 8 pm

Location: Town Hall

Present: Peter Barber, Supervisor, Richard Brustman, Lisa Hart, Erin Nievels, Pat Slavick

Absent: Gus Santos

Meeting Discussions:

The following topics were discussed:

- Effects of the pandemic on traffic patterns.
- Residents want more outdoor activity.
- Lower speed on Town roads to 25 mph.
- The following topics and related concerns which were discussed at the August 16, 2023 Transportation & Mobility Subcommittee meeting were reviewed with respect to how they would impact updates to the Transportation and Mobility goal and objectives in the 2000 Guilderland Comprehensive Plan:
 - Biking
 - NYS Thruway
 - Public Transportation
 - Sidewalks/Walkability
 - Traffic Calming
 - Traffic Congestion
- Transportation goal and objectives in the 2000 Guilderland Comprehensive Plan were reviewed and there was discussion on how they should be updated.

Draft for Updated 2000 Comprehensive Plan B.2 Transportation and Mobility Goal:

Provide safe, convenient, and efficient transportation options for people and goods within, through and around the Town of Guilderland, which are supportive of the Town’s future land use plan and which minimize the impact of traffic on the Town’s character and quality of life.

Note: the committee did not have any changes to the goal, as stated in the 2000 Guilderland Comprehensive Plan.

Draft for Updated 2000 Comprehensive Plan B.2 Transportation and Mobility Objectives

Draft Objectives were prepared by Rich Brustman, 8/25/2023, based on committee input.

1. Promote an attractive and efficient transportation network that integrates pedestrians, bicycles, automobiles and public transit.
2. Enhance pedestrian mobility in all areas of Town. Expand sidewalk and multi-use trail system to better link community centers, shopping and employment areas, recreation areas, and neighborhoods.
3. Explore ideas to improve the pedestrian experience. On arterial roads this may include traffic calming and pedestrian safety measures, reviews of speed limits, street landscaping and visual aesthetics.
4. Create a town-wide network of bike routes composed of trails, sidewalks and low traffic streets. Design it to encourage errands and other short-trip trip travel, not just recreational use. Take special care to safely accommodate electric bikes and to assure the safety of school age children.
5. Identify programs and incentives to reduce traffic on arterial roads, single-occupancy vehicle use in particular. For example, demand transit (i.e. CDTA Flex,) work from home days, and enhanced bus services where densities support it. Also work with state transportation agencies to assure early deployment of beneficial technologies such as advanced signal control.
6. Make sure the transportation needs of the town's retail, commercial, and service businesses are met so they may prosper. And actively coordinate pedestrian, bicycling and transit amenities with residential and commercial development proposals.
7. Have the Thruway better serve Guilderland and the other localities it passes through. Configured in the 1950s as a rural interstate between Albany and Schenectady, it inadequately serves this now urbanized area. Adding exits and removing local tolls will draw traffic off nearby arterial roads. The State did this for the Buffalo and NYC areas and should now do it for the Capital District.
8. Support planning efforts with adjoining municipalities and regional entities such as: Albany County, the Capital District Transportation Council (CDTC), the Capital District Transportation Authority (CDTA), the Capital District Regional Planning Commission (CDRPC), the New York State Department of Transportation (NYSDOT) and the New York State Thruway Authority.

Meeting Adjournment: 7:30 pm

Next meeting:

Date/time: September 6, 2023, 6 – 8 pm

Location: Town Hall

Minutes prepared by: Pat Slavick

**Town of Guilderland
Comprehensive Plan Update
Transportation & Mobility Subcommittee
Meeting No. 4**

Date: September 6, 2023

Time: 6 – 8 pm

Location: Town Hall

Present: Peter Barber, Supervisor, Richard Brustman, Lisa Hart, Erin Nievels, Gus Santos, Pat Slavick

Absent: None

Meeting Discussions/Concerns/Observations:

- The Transportation & Mobility Subcommittee reviewed the 2000 Guilderland Comprehensive Plan B.2 Transportation and Mobility objectives as updated at the August 23, 2023 meeting (listed on Page 2). The subcommittee agreed that the updated objectives accurately reflect subcommittee discussions and that no further changes are required.
- Rich will present the updated objectives at the Comprehensive Plan Update Committee Meeting on 9/12/2023 (Town Hall Board Room).
- Focus should be on the NYS Thruway - models are available.
- In Guilderland, residents over the age 65 is larger than number of school children.
- Concerns were raised regarding Costco traffic.
- There seems to be more traffic around 2 pm.
- The Transportation & Mobility Subcommittee agreed that 80% of 2000 Comprehensive Plan is still valid.
- The Transportation & Mobility Subcommittee should review all other subcommittee minutes for overlap between subcommittees and possible combinations of objectives.

Next step: MJ Consultant will provide direction for next steps.

Meeting Adjournment: 7:15 pm

Next meeting:

- **Date/time:** September 20, 2023, 6 – 8 pm
- **Location:** Town Hall

Minutes prepared by: Pat Slavick

Draft for Updated 2000 Comprehensive Plan B.2 Transportation and Mobility Goal:

Provide safe, convenient, and efficient transportation options for people and goods within, through and around the Town of Guilderland, which are supportive of the Town's future land use plan and which minimize the impact of traffic on the Town's character and quality of life.

Note: the subcommittee did not have any changes to the goal, as stated in the 2000 Guilderland Comprehensive Plan.

Draft for Updated 2000 Comprehensive Plan B.2 Transportation and Mobility Objectives

Draft Objectives were prepared by Rich Brustman, 8/25/2023, based on committee input.

1. Promote an attractive and efficient transportation network that integrates pedestrians, bicycles, automobiles and public transit.
2. Enhance pedestrian mobility in all areas of Town. Expand sidewalk and multi-use trail system to better link community centers, shopping and employment areas, recreation areas, and neighborhoods.
3. Explore ideas to improve the pedestrian experience. On arterial roads this may include traffic calming and pedestrian safety measures, reviews of speed limits, street landscaping and visual aesthetics.
4. Create a town-wide network of bike routes composed of trails, sidewalks and low traffic streets. Design it to encourage errands and other short-trip trip travel, not just recreational use. Take special care to safely accommodate electric bikes and to assure the safety of school age children.
5. Identify programs and incentives to reduce traffic on arterial roads, single-occupancy vehicle use in particular. For example, demand transit (i.e. CDTA Flex,) work from home days, and enhanced bus services where densities support it. Also work with state transportation agencies to assure early deployment of beneficial technologies such as advanced signal control.
6. Make sure the transportation needs of the town's retail, commercial, and service businesses are met so they may prosper. And actively coordinate pedestrian, bicycling and transit amenities with residential and commercial development proposals.
7. Have the Thruway better serve Guilderland and the other localities it passes through. Configured in the 1950s as a rural interstate between Albany and Schenectady, it inadequately serves this now urbanized area. Adding exits and removing local tolls will draw traffic off nearby arterial roads. The State did this for the Buffalo and NYC areas and should now do it for the Capital District.
8. Support planning efforts with adjoining municipalities and regional entities such as: Albany County, the Capital District Transportation Council (CDTC), the Capital District Transportation Authority (CDTA), the Capital District Regional Planning Commission (CDRPC), the New York State Department of Transportation (NYSDOT) and the New York State Thruway Authority.