



Town of East Greenbush Conservation Advisory Council

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Conservation Advisory Council monthly meeting

October 24, 2022 - 7PM
East Greenbush Town Hall
Meeting Minutes

Attendees

Members: Jennifer Dean, Chair (JD), Adam Tobey (AT), Victoria Manieri (VM), Fred Henson (FH), Jennifer Hixon (JH)

Recorder: Jennifer Hixon (JH)

- Call to order - 7:05 PM
- Meeting minutes for [Sept 26, 2022](#) unanimously approved (JD moved, FH seconded)
- Business item updates
 - ZBA (VM)
 - Bank of Greene County– 164 Columbia Turnpike
 - Front Setback variance - approved on condition the applicant connect the building to the existing pedestrian infrastructure along Routes 9 & 20
 - Building Height-variance denied - 1 story only; zoning requires 2
 - The site is all parking lot, except for witch hazel along driveway. Will we have a chance to make planting recommendations? JD will check with Anna Feltham.
 - PRT (JD)
 - Review of Mabey's Phase II for storage facility
 - Minor site plan review for Matchless Chimney Showroom - internal mods, new facade and landscaping, parking lot resealing and restriping
 - Columbia Tpke gas station is not likely to go through as proposed because there must be at least 1200' between gas stations and the Stewart's is closer than that.
 - Best Road Solar not resubmitted.
 - TB (JH)
 - 10/5/22 Special Meeting - Wm. J. Keller & Sons Construction Corp awarded bids for Third Avenue and Barracks Road Sewer Pump Station Upgrades AND for Urgent Repairs to the Old Troy Road Bridge (if approved)
 - 10/19/22 - Resolution to Issue a Negative Declaration of Environmental Significance and Major Site Plan Approval for Immanuel Church, with



stipulation that “the overflow parking area shall not be constructed without obtaining an additional building permit with justification to disturb this area.”

- PB (FH) 10/12/22
 - 40 IROQUOIS PLACE (Nancy Kupiec) - Special Use Permit for garage - granted
- Zoning Committee (AT)
 - Nuts and bolts of setbacks, bulk of regulations for different zones. Definitions of what constitutes, say, nanobrewery, microbrewery, brewery. AT fought back against proposal to reduce setback requirements for rural areas, and committee agreed to keep same setback requirements as now, to preserve rural character.
 - Next meeting 11/14/22 6:30 pm. AT would like to overlap with next CAC liaison. Will go to next couple of meetings. Anna said committee hopes to wrap up in March, could be longer. Having someone from CAC involved keeps conservation mindset in discussions. Board is very town-minded. AT has been able to get them to think a little deeper on some topics.
 - VM volunteers to take over from AT.
 - Supervisor offered per-meeting stipend (\$80/meeting) for CAC representative, to match stipend other members of task force receive.
- Membership in [NYSACC](#) (New York State Association of Conservation Commissions)
 - Membership for CAC - \$75
 - FH - Are there resource sharing options? We could share our solar recommendations, etc.
 - JD - They have excellent resources
 - AT - Community of Practice (COP) - sharing lessons learned
 - Motion to join approved unanimously. (JH moved, JD seconded)
 - JD will move forward with paperwork.
- Development Projects for CAC review
 - Nothing on the docket right now that requires our input
- Other Project Discussions
 - CAC recruitment - replace AT, add additional members up to 7. Evan and Julie have shown interest. Evan will submit application; Julie is still considering.
 - Secretary - \$80/meeting. Events to publicize CAC would help with recruitment.
 - Drain markers - JH talked to Dan Fiacco & Rick Williams of DPW, will meet with Rick to get count of storm drains. Installation most likely in spring. Best to order before 12/31/22. Some drains are already marked - not that noticeable. VM will send us a picture if she gets a chance.
 - Old Troy Rd bridge - someone in public comments said that Mill Creek running under it is not as brimming with life as it used to be - perhaps the CAC could look into this. Would require some research to quantify. Sampling for macroinvertebrates is a fun community project - CAC could help out if there's enough interest. Has DEC done an assessment in the past? VM will contact RLT,



which did a project with Riverkeeper - multiple Mill Creek sampling sites. Salsa Latina was one of the sampling sites. FH will query statewide fisheries database for fish data. JD will look for biological profile. A CAC volunteer could sample once a month.

- Bridge is currently closed - stakeholders are discussing whether to reopen to cars, or leave closed to preserve neighborhood quiet. If they do decide to reopen, we can look at plans for the bridge.
- AT dreams of annual or bi-annual water testing program for CAC with or w/o community participation. Testing before/after zoning law changes to see if they make any difference to water quality.
- Approve planting BMPs and plant list for Carver Ct (with tech fixes to make links work) - unanimously approved. (JH moved, VM seconded)
- VM currently uploading videos and photos of outfalls in today's storm. Will be sending some pictures to Dan and Jack - some safety issues on Maryland Avenue East from filled-in outfalls.
- VM reached out to Buckingham Pond Conservancy, whose cleanup plan she shared by email - hasn't heard back.
- Public Comment
 - David Terpening discussed possible causes of Mill Creek change; definition of green space; need for follow-through to make sure developers keep to their commitments.
 - FH noted that development tends to make streams "flashier": with more pavement, you see more runoff and peak flood, but base flow is lower because there's less groundwater entering the stream.
- 8:15 CAC members turned to editing Hampton Manor Lake Assessment
 - Action items
 - VM will reach out to Dan to see how far water level can be brought down for consideration of strategy to drain and dredge dry lake bed. FH says you can't add turbidity to downstream CTS stream. You'd have to get buy in from neighbors, but hydraulic dredging is just as bad - more expensive, and you have to find a place to dry what's dredged up.
 - CAC members will draft strategy paragraphs by Nov 6.
- Wrap-up/Review action items
 - The next regular CAC meeting will be held December 12, 2022
 - Meeting adjourned 9:08 (JD moved, FH seconded)