
**Exhibit B:
Detailed Status Report
on Implementation of
Comprehensive Plan
Recommendations**

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IMMEDIATE ACTION RECOMMENDATIONS, AUGUST 2005			
<u>Recommendation</u>	<u>Status</u>	<u>Next Steps</u>	<u>Estimated Completion Date</u>
Update the Town's zoning and subdivision regulations to reflect the recommendations set forth in the this comprehensive plan including the following:	<ul style="list-style-type: none"> ▪ Amended Zoning Law and Subdivision Regulations were adopted by the Town Board on August 24, 2005 ▪ Additional amendments and technical corrections were adopted by the Town Board on August 23, 2006 	A minor technical correction is scheduled for late Fall 2007	The Comp Plan recommendation has been successfully implemented.
Hamlet Zones	Hamlet, Commercial Hamlet and Rural Hamlet zoning districts have been established	Monitor functionality of district	The Comp Plan recommendation has been successfully completed.
In-Town Residential	Core Residential District established with the adoption of the amended zoning law in 2005	Monitor functionality of district	The Comp Plan recommendation has been successfully implemented.
Residential	Residence A, B, and C districts established with the adoption of the amended zoning law in 2005	Monitor functionality of district	The Comp Plan recommendation has been successfully implemented.
Rural	Rural District established with the adoption of the amended zoning law in 2005	Monitor functionality of district	The Comp Plan recommendation has been successfully implemented.
Riverfront Rural	Riverfront Rural District established with the adoption of the amended zoning law in 2005	Monitor functionality of district	The Comp Plan recommendation has been successfully implemented.
Rural Light Industrial	Rural Light Industrial District established with the adoption of the amended zoning law in 2005	Monitor functionality of district	The Comp Plan recommendation has been successfully implemented.
Density versus Lot Size	Included in subdivision regulations amended in 2005 and again in 2006 amendments that established Average Density Subdivision	Monitor functionality of regulation	The Comp Plan recommendation has been successfully implemented.
Conservation Subdivision Design	Established with the 2005 subdivision regulation amendments. Has not been proposed for any residential development project to date and may not be useable in its current form.	Should be re-evaluated as part of the 2007 technical corrections	Winter 2007-2008

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Land Division	Established with the 2005 subdivision regulation amendments. Has been used numerous times and is working very effectively.	Monitor functionality of regulation	The Comp Plan recommendation has been successfully implemented.
Incentive Zoning	Established with the 2005 zoning law amendments. Has not been proposed for any residential development project to date. Open space protection and affordable housing incentives should be reevaluated.	Should be re-evaluated as part of the 2007 technical corrections	Winter 2007-2008
Mixed Economic Development Districts	Established in the 2005 zoning amendments and refined in the 2006 zoning amendments. Two major MED projects in the approval process.	Should be modified based on experience as part of technical corrections in Fall 2007.	The Comp Plan recommendation has been implemented. Refinements might be considered in late Fall 2007.
Develop zoning to protect stream corridors, wetlands, steep slopes and flood plains	Established with the 2005 zoning law amendments.	Should be monitored for further refinement as experience grows.	The Comp Plan recommendation has been successfully implemented.
Design Standards	Established with the 2005 zoning law amendments.	Should be monitored for further refinement as experience grows.	The Comp Plan recommendation has been successfully implemented.

PRIORITY ACTIONS/TIER 1 RECOMMENDATIONS, AUGUST 2005

<u>Recommendation</u>	<u>Status</u>	<u>Next Steps</u>	<u>Estimated Completion Date</u>
Conduct a Linkage Study for the Route 9W Corridor that includes a feasibility analysis of possible "northern alignment" option for the Selkirk Bypass	The Town Board established a citizen's advisory committee and the study commenced in 2006. Several public meetings and workshops have been held.	<ul style="list-style-type: none"> ▪ Prepare preferred alternatives for the Selkirk By-Pass and develop final recommendations for the main line ▪ Hold additional public workshops 	Recommendations should be finalized and the study completed by late summer 2007
Create an Official Map	The discussion of Selkirk By-Pass route selection has raised interest in implementing this tool	Determine utility related to preservation of proposed Selkirk By-Pass alignment and other key corridors	The Town should evaluate and decide whether or not to create an official map by the end of 2007

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Develop a Local Waterfront Revitalization Plan (LWRP)	Commenced in Fall 2006 with grant from NYS Department of State; Saratoga Associates was selected to assist in preparing the LWRP, and advisory committee has been formed and has been meeting regularly	Prepare draft recommendations including Henry Hudson Park master plan and policies for consideration by the Town Board and forward draft recommendations to New York State for review and approval	The draft LWRP should be completed by October 2007 and the formal LWRP adopted in Winter 2007-2008
Update Planning Department and Building Department Information Systems	Refresher training for the Building Division has been implemented. A new HTE planning and engineering module has been purchased, designed, installed and is now in service	Require staff use of the systems and provide for periodic training	This project has been largely implemented although a commitment to continuous improvement will result in ongoing staff training and system enhancements
Actively coordinate development of the proposed Vista Technology Park in Slingerlands with planning and development of the proposed New Scotland Road Hamlet	The Town Board will be considering final SEQR steps in late May and will shortly thereafter be considering approval of the proposed master plan for the project. The New Scotland Road hamlet master plan has been completed and designed to interface favorably with the Vista	<ul style="list-style-type: none"> ▪ Continue encouraging site consolidation to assist in moving the hamlet plan forward ▪ Meet with Picotte Cos. About former Blue Cross building ▪ Assist Vista Tech Campus in completing utility and access improvements 	<ul style="list-style-type: none"> ▪ Vista SEQR was completed in June 2007 ▪ The Master Plan was approved in July 2007 ▪ Hamlet plan to continue to evolve over next 24-36 months
Establish a Citizens Advisory Committee on Conservation (CACC)	CACC was formed in 2006 and has completed two tasks assigned to it by the Town Board. CACC currently working on a map task (Task 3) to document public and private recreation and conservation lands	<ul style="list-style-type: none"> ▪ Complete task 3 ▪ Seek Town Board direction regarding the preparation of an Open Space Plan ▪ Consider recommendations to improve flexibility of CACC 	<ul style="list-style-type: none"> ▪ Task 3 should be completed by late-Summer 2007 ▪ Further Town Board direction anticipated by September 2007
Establish a Comprehensive Plan Oversight Committee	Established by the Town Board in April 2007 to review progress to date in implementing the recommendations of the Comp Plan.	<ul style="list-style-type: none"> ▪ Organize the committee ▪ Establish the work plan ▪ Publish a report 	The committee's report should be published by September 2007

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Identify locations for infill development and redevelopment activities and encourage the use of such locations	The Town has assisted in the transformation of the former Glenmont Plaza, the lease-up of 158 West Yard Road, and several other adaptive re-use projects. It is actively encouraging the redevelopment of the former Blue Cross/Blue Shield building on New Scotland Road, and it is assisting the developer of the proposed Beacon Harbor mixed use project on a former heavy industrial site off River Road.	Continue to identify and cultivate infill and redevelopment opportunities.	This task will be ongoing for the foreseeable future.
Develop a "Citizen's Guide to Town of Bethlehem Land Use and Development Regulations"	This been accomplished in a different manner than considered during the Comp Plan process. The many public meetings associated with the 2005 and 2006 amendments to the Zoning Law and Subdivision regulations exposed the public to many of the details and nuances of the code. The code is readily available to the public on the Town's web site. In addition, the Town has commenced an electronic newsletter that is a good vehicle for providing timely information regarding land use issues in Town. The Development Planning Committee also provides an excellent public forum for discussion of land use regulations.	Continue to provide opportunities for public education on land use controls and monitor need to prepare a formal guidebook.	As part of the 2007 technical review of the land use controls, the Town should revisit the notion of a Citizen's guide and make recommendations on methods to continue to familiarize the public on Town land use controls in a non-technical manner

MIDTERM ACTIONS/TIER II RECOMMENDATIONS, AUGUST 2005

<u>Recommendation</u>	<u>Status</u>	<u>Next Steps</u>	<u>Estimated Completion Date</u>
Consider development of hamlet master plans for specific hamlets	New Scotland Road Hamlet Master Plan has been completed	Identify next potential study area	A new hamlet master plan is targeted for 2008

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Consider adopting right to farm practice forestry laws; encourage use of Agricultural Districts	No action to date. Albany County has adopted a Right to Farm law.	Speak with agricultural interests in Town to determine desirability of such a law.	This will continue to be monitored on an ongoing basis
Revive efforts to create a business improvement district demonstration project along Delaware Avenue	This will be considered as part of the Delaware Ave. linkage study that will be commenced	Include topical area in scoping of Delaware Ave. linkage study	This will track with the Delaware Ave. linkage study
Conduct a Delaware Avenue Linkage Study	Staff has submitted a grant application that has been approved by CDTC and is mobilizing for a project start during Summer 2007.	<ul style="list-style-type: none"> ▪ Execute agreement with CDTC ▪ Appoint advisory committee ▪ Select consultant 	The study should be completed by late Summer 2008
Consider reducing street width in new residential developments	No action taken, requires some community outreach and conversation with service providers	Engineering Division is currently developing recommendations	Recommendations should be made during Autumn 2007
Consider developing a Town recreational trail system and identify potential funding mechanisms	CACC has assisted in development of integrated pedestrian plan for the greater Slingerlands area and has identified potential funding mechanisms.	<ul style="list-style-type: none"> ▪ Consider preparation of Town-wide pedestrian/bike master plan ▪ Identify opportunities in land use review process for establishing key pedestrian linkages 	To be determined at a later date after Town Board consideration
Consider a Town-wide referendum to create funding for land acquisition and preservation of open space and parkland	CACC has prepared baseline materials to support enhanced open space planning. It is currently completing a task to identify and map public and private conservation and recreation properties.	<ul style="list-style-type: none"> ▪ Determine relative priority of task ▪ Receive Town Board direction to develop an Open Space Plan ▪ Make recommendations to the Town with regard to financing open space protection projects 	To be determined at a later date after Town Board consideration.
Consider developing an inventory of farmland, open space, recreational uses and natural resources	There continues to be debate in the community regarding the use of an involuntary land inventory.	Consider this task in the context of undertaking an open space planning process.	To be determined at a later date

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Consider creating a farm and open space protection program including the purchase of development rights and the use of conservation easements	CACC has prepared baseline materials to support enhanced open space planning. It is currently completing a task to identify and map public and private conservation and recreation properties.	<ul style="list-style-type: none"> ▪ Consider development of town-wide master plan for pedestrian and bike linkages and a methodology for prioritization ▪ Receive Town Board direction to develop and Open Space Plan 	To be determined at a later date
Conduct a Town-wide inventory of historic and cultural resources	No specific action taken in this regard although LWRP is assisting in expanding knowledge and understanding of historic and cultural resources in the Town.	Determine relative priority of task	To be determined at a later date
Consider development of a community center to provide community, youth, and senior programs and activities	The Town has completed a facility needs assessment and is considering its priorities and options.	Town Board must determine relative priority of task	To be determined at a later date

ONGOING ACTIONS/TIER III RECOMMENDATIONS, AUGUST 2005

<u>Recommendation</u>	<u>Status</u>	<u>Next Steps</u>	<u>Estimated Completion Date</u>
Maintain and enhance pedestrian connections within and between neighborhoods, recreation facilities, and hamlet centers	Several new sidewalk projects in various stages of planning and design including Maple Ave. Selkirk, Feura Bush Road (Elsmere Ave. to Wemple Rd), Elsmere Ave. (Walden Fields to Rt. 32), and Delaware Ave. (Fisher Blvd. to YMCA).	<ul style="list-style-type: none"> ▪ Arrange funding for existing projects ▪ Consider bike and other non-motorized forms of connections ▪ Implement funded projects 	Ongoing; specific projects will have individual implementation schedules
Prepare for and comply with the new Phase II Stormwater Management Regulations	Continuous progress has been made and the annual stormwater report has been completed	<ul style="list-style-type: none"> ▪ Development of two local laws (Illicit Discharge and Stormwater law) 	Ongoing; there are specific milestones that must be met
Promote the use of alternative, renewable energy sources for public and private buildings	The hamlet master plan for New Scotland Road encourages the use of "green" technologies in planning for the hamlet	<ul style="list-style-type: none"> ▪ Identify opportunities to encourage energy efficient design in development projects 	This will be an ongoing task as new development projects are identified

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Coordinate with fire and emergency services providers regarding long term growth needs and facilities planning	A committee has been formed to evaluate potential improvements to emergency service provision	Committee will develop recommendations for presentation to the Town	Autumn 2007
Encourage the use of Leadership in Energy and Environmental Design (LEED) standards for both new and redeveloped buildings in town	The Town has strongly encouraged the Vista Tech Campus project to seek LEED certification and meet LEED standards for new construction.	<ul style="list-style-type: none"> ▪ Follow-up with Vista TC ▪ Identify other potential projects 	This will be an ongoing task as new development projects are identified
Assist developers in understanding and identifying available funding opportunities supportive of sustainable design and construction	To date, this has simply entailed directing developers to contact NYS Energy Research and Development Authority	<ul style="list-style-type: none"> ▪ Continue to monitor and promote NYSERDA programs 	This will be an ongoing task as new development projects are identified
Provide educational services related to septic system maintenance and the prevention of illicit discharges into the Town's storm drainage system	As part of the Town's Stormwater Management Program, septic system maintenance literature has been provided for the public	<ul style="list-style-type: none"> ▪ Include link on Town website to Cornell Cooperative Extension septic system information website ▪ Participate with Albany County MS4 group to develop and distribute septic system maintenance information 	This will be an ongoing responsibility as part of the Town's Stormwater Management Program
Initiate a "buy local" program and develop an agricultural economic strategy	There has been community conversation but little program activity to date regarding this topic	<ul style="list-style-type: none"> ▪ Consider "buy local" in developing district master plans ▪ Coordinate with Bethlehem Chamber to promote and support local businesses 	This will be an ongoing responsibility of DEDP and the BIDA
Provide adequate bicycle facilities and establish signed systems of routes throughout the Town	An initial step has been taken through the development of the Slingerlands Integrated Pedestrian Network Plan by the CACC in 2007.	Assign responsibility for further implementation; establish bike and ped priorities	TBD as funding permits.
Coordinate with the Beth. Chamber to promote local business and employment	The BIDA has embarked on a Town marketing initiative	Refine strategy and develop collaboration mechanisms	Initial implementation Fall 2007, ongoing thereafter

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Establish a Park Master Plan coordinated with community growth projections	Henry Hudson Park master plan being prepared as part of LWRP. Also, recommends development of plan for Town owned land on Simmons Road	Hire a consultant to prepare a town-wide public and privately owned parks and recreation facilities plan.	TBD as funding permits.
Coordinate with school districts, neighboring communities, and other community and regional organizations	Periodic meetings with School Districts have been ongoing; Town participates in CEG, CDRPC and CDTC activities	Continue interaction	Ongoing
Enhance entranceways and community gateways	The Town has assisted the Bethlehem Garden Club in creating attractive plantings and signage at key gateways to the Town including Delaware Ave, Cherry Ave. at Kenwood Ave., Rt. 32 at Frontage Road. and Maple Ave. at Cottage Lane.	Develop plans for improvements near Maher Road at the Rt. 85 By-Pass Extension, and on Cherry Ave. Extension where the median will be improved at part of the project.	This is an ongoing effort
Investigate the current condition of an improve as necessary, the Town's technology infrastructure	DEDP and the Engineering Division will be evaluating methods to document technology infrastructure. There are legal and proprietary obstacles to overcome.	<ul style="list-style-type: none"> ▪ Continue dialogue with utility providers ▪ Include technology infrastructure in digital submission requirements for subdivisions 	This is an ongoing effort
Encourage continuing education for members of the Planning Board and Zoning Board of Appeals	Effective January 2007, training is now mandated by New York State and Town assists in scheduling training.	Continue to assist Planning and Zoning Board members in fulfilling their continuing education requirements.	This recommendation has been successfully implemented.

LONG TERM ACTION RECOMMENDATION, AUGUST 2005

<u>Recommendation</u>	<u>Status</u>	<u>Next Steps</u>	<u>Estimated Completion Date</u>
Review the comprehensive plan within five to ten years	No action, less than two years since adoption	Review annually	2010- 2015