

Conservation and Sustainability Advisory Committee

Minutes of April 13, 2017 meeting

Present: Roxanne Marino, David Diaz, Don Ellis, Andy Hillman, Bara Hotchkiss, Robert Oswald, Sue Poelvoorde

Excused: Brice Smith

Roxanne called the meeting to order at 7:02 p.m.

Approval of Minutes

Roxanne presented draft minutes for the March 30, 2017 meeting, noting that she had just sent them out earlier in the day. David asked to table approval of the minutes until the next meeting on April 24th as he did not have time to review them. The committee agreed and the minutes were tabled. The committee agreed that draft minutes will be emailed to members at least three days prior to the meeting.

Roxanne noted that she did not prepare an agenda for the meeting as the primary reason for the meeting is to discuss the draft Agriculture/Rural Zoning proposal.

The committee started the review with Section 212-22 Definitions. The following edits were discussed.

- In several of the definitions the terms on-site, on-farm, on-premises are used. Should use one term consistently. Where the definition uses farm operation the addition of one of these terms is not necessary.
- **Agricultural Commerce:** Need to reconsider the requirement that there be no outdoor display or storage of products. This is unreasonable for equipment or larger products that would take a up a large amount of indoor storage space. While understanding the desire to keep an organized appearance around an operation and minimize the chance of junk accumulating, it would be better to apply design standards to cover the issue.

Why does the processing and packaging of food have to have an ingredient that is predominately grown on the farm? What about a grain miller processing grains from multiple area farms? The focus of promoting and preserving agriculture in the Town should strive to allow farmers to support one another. This does the opposite.

- **Agricultural-Related Commerce:** Same comment about outdoor displays applies to this definition.
- **Agricultural Education and Recreation Facilities:** With regard to the item distilled and brewed products...., needing to be composed predominantly of on-farm produced, why?

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- **Agricultural Events:** Same comment as above regarding the produced at the farm statement in the definition.
- **Animal Waste Storage Facility:** Need to research the definition of bulk or should have a definition in the ordinance to clarify the quantity where you hit the “bulk storage” line.
- **Farm Brewery, Farm Cidery, Farm Distillery, Farm Winery, Winery:** Add the following text to all definitions. ...or some such similar law or regulation as promulgated in the future.
- **Hunting Club:** Design standards are needed for this use to cover hours of operation (times during the day when firearms can be discharged.)
- **Lodge:** Where did the at least 20 acres come from. A property smaller than this can be considered a farm operation if it is a minimum of 7 acres and has net proceeds of \$10,000. By limiting this option to larger parcels, we do not show we are supporting agriculture. For example, a small organic or specialty farm (herbs) might want to supplement with an overnight operation where they can also have folks work with them or just enjoy the product.
- **Silviculture:** Under Ag & Markets, this is a farm operation. Wildlife habitat management should also be listed as an action taken by this operation.
- **Vineyard:** Expand definition. Grapes are increasingly being used in brewing as well.

Article V, Section 212-23 Purpose.

- Consider defining “rural character.”
- Change suburban and urban development to **incompatible uses**.

Section 212-26 Permitted accessory uses.

- Agricultural Commerce – either should have good, clear design standards or require site plan approval as it could be a large operation.
- What about Child Care groups? Adult Care groups listed.
- Lodges – need good, clear design standards or site plan review and further consideration of where to allow.

Section 212-27 Uses allowed by site plan approval.

- E. Animal Confinement – leave in Uses Allowed by Special Permit.

- F. Animal Processing – leave in Uses Allowed by Special Permit.
- G. Animal Waste Storage Facility – leave in Uses Allowed by Special Permit.
- L. Is this meant to include Micro and Commercial Wineries? Again, the issue of it needing to be produced with products made from site-produced agricultural products is not supportive of our local agriculture industry. Change site-produced to farm operation.

Section 212-28 Uses Allowed by Special Permit

This procedure should continue to be assigned to the Town Board.

Next Meeting

The next meeting of the CSAC is scheduled for Monday, April 24th, 4:00 to 6:00 p.m.

Meeting adjourned at 9:20 p.m.