

WEBSTER PLANNING BOARD

MARCH 17, 2021 Meeting Minutes



The Webster Planning Board met for a scheduled organizational meeting
By Zoom March 17, 2021 at 5:30 pm.

CALL TO ORDER: Eric called the meeting to order at 5:36 pm.

MEMBERS PRESENT: Eric Myers, Sara Stahlman, Leigh Anne Milligan-Young, Will Whitfield, Tonya Basse, Dale Collins (joined late)

MEMBERS ABSENT: Walter Turner, Jenny Reisinger

OTHERS PRESENT: Tracy Rodes, Mayor

GENERAL MEETING

Approval of Agenda and Minutes

The ethics statement, agenda and February 17th meeting minutes were reviewed.

MOTION: Will motioned to approve the agenda. Tonya seconded. Motion carried. Sara motioned to approve the February 17, 2021 minutes. Tonya seconded. Motion carries.

Informal comments by the public: None

Administrative Reports: Tracy Rodes noted that the ballfield site will at some point include open public bathrooms and have a crosswalk from sidewalk.

Leigh Anne indicated the Town Board will be having a work session on April 7 at 5:15 pm to discuss the budget. If there's anything we want included in this year's budget, that would be the place to start. Can also reach out to Leigh Anne or Tracy with items we'd like included.

Chair Report: Eric nominated a playground and pavilion for the Webster Ballfield through Lowes. Eric thanked Leigh Anne for her work on the latest Land Use Plan draft.

Planning Board member reports: Dale reported on the Sustainability and Stewardship Committee from TDA. Dale is chair of this committee. Met with Chris Lee and Steven Buchanan from DOT, wanted Rusty Ellis as fly fishing is recreation, but he wasn't able to attend. Meets 4x/year. In 3 meetings, most of the conversation has been about Webster. On 5 year strategic plan for TDA to address this.

- Litter: Some no littering signs were placed along Dillard Road, unsure how those were placed. Greek organization clean up happened a few weeks ago.
- Pull offs to make them safer and mitigate erosion or trash. Discussed ways we could place guardrails in some areas, but that removes access. Can we fill mudhole in gravel - if the gravel shows up there, DOT could help spread it because of right-of-way. TU worked with Leigh Anne and Chamber on a clean up along South River Rd. That went well. Trying to document things going on - getting into the busy fishing season along River Rds. Trying to document overuse areas to address these issues. Gayle Woody is on the committee. Trying to get some short term answers that will also have a long term effect, but it's a slow process. Very interested when DOT does their 2x/yr mowing of the banks and roadsides to pick up trash ahead of time so it doesn't get blasted into the river or explode styrofoam into people's yards.
- Bathrooms are the other issue. Dale also represents fly fishing and trying to grow sport, but closest bathroom to island is at Locust Creek and CJ Harris access. Trying to determine ways to educate existing anglers on bathroom opportunities so it's not just out in the open which is a current issue. TDA will add that to their website to showcase public restroom access points. There are many in the

3 mile radius around Webster - around 15 bathrooms. Will show on Google Maps and will show on the Fly Fishing page. DOT is aware of the need to mitigate litter. When a pocket park is created at the Ballfield site, bathrooms will be public and a crosswalk will add access for anglers.

- Discussion of legal options for land procurement and floodplain to add parking and bathrooms.

OLD BUSINESS

1. Reviewed Land Use Plan Draft Discussion included:

- A. Implementation sections in the document: Should we include these throughout or move into a recommendation chart? Repetition between recommendations and implementation sections. Repetition causes confusion. Without implementation recommendations, no responsibility for doing the work. Will remove the implementation section and include it into the chart - to be deferred to after reviewing document or completed after document. The implementation chart is critical - culmination of all the work - how to ensure this happens. Sara will go through and integrate the implementation section into recommendations or ensure it's incorporated into the current draft of implementation chart.
- B. Order of items in Background: Pull forward the Purpose Statement to the beginning of the Background section: Under purpose - part of our purpose is to maintain Vision Statement and Guiding Principles and turn those into subheadings. Took vision statement and guiding principles into account in drafting LUP, so determined we should leave it in the Background section. Retitle as Town of Webster Vision and Guiding Principles.
- C. Acknowledgement section: Determined we should adjust stakeholder title to Community Partners - look into other Land Use Plans for other options and remove paragraph about community stakeholders later in the document.
- D. Short term rentals inclusion on Economic Development and Housing as well as discrepancies between the two: Determined there isn't clarity here and we can acknowledge that.
- E. Highlighted challenges with demographic info since it's changing so quickly and it's such a small town. Discussed striking some inaccurate sections of demographics.
- F. Buchanan Loop pedestrian improvements and impact on loop residents: Are these initiatives community driven? May be useful to ask residents who live on the one way stretch (who at one time did not want it widened). Greenway walkers now use the greenway instead of the loop. Perhaps when TWSA infrastructure through the loop could be combined with roadway improvements. Does the community want these services? Will add something to this about learning more about desires of community members as well as safety / speed calming measures.
- G. Infrastructure: Discussion of infrastructure map illegibility - all we can do for now, may not be allowed to include higher quality maps. Combine energy and gas under one heading; combine water/sewer under one heading. Match subheadings under future opportunities and overall information.
- H. Economic development: Discussed potential alternative zoning locations and ordinances. Possibility of lesser restrictive ordinances for multi-family housing or business zoning. Discussion about food trucks, farmer's market, craft market opportunities - the planning board could make these recommendations consistent with town's guidance and adopted LUP. Question about if it's possible to be specific about businesses in town.

Discussed a goal to have the LUP circulated to the town board by May meeting and will later be launched to the public. Tracy reminded the planning board to notify the town board prior to our planned presentation to the town board. When we schedule the public hearing, the planning board is encouraged to attend that meeting to help answer questions about the process.

NEW BUSINESS

Dale noted there have been conversations about water quality in Mill Creek, so there may be work to improve water quality and decrease bank failures. Tracy indicated TWSA would want to be involved in any projects.

MEETING SUMMARY:

We discussed changes to LUP and board reports. Set a goal to have a Land Use Plan draft circulated to the town board by the May meeting.

Next steps:

All will send Sara Stahlman editorial changes - scan, take photos, Sara can pick up the printed document with your edits written on it from you, or you can translate edits to the [online shared edit document](#). Remember that the online link will show updated versions of the document for your review.

All will look at the Future Land Use section and Existing Land Use Map to give feedback and add ideas for how we want to change any of the existing zoning or future plans.

All will review Maps to determine which are useful and which should be removed.

Sara Stahlman will remove implementation sections and repurpose information in implementation table development or recommendation sections.

Eric Myers will start an abstract / executive summary to clarify what the document says for those who need a quicker glance at the document.

Tracy Rodes will try to get better TWSA maps for the LUP document.

Leigh Anne Young will ensure the referenced documents are available on the Town of Webster website under Land Use Plan.

NEXT MEETING PLAN(S): April 21, 2021, 5:30 pm by Zoom.

MOTION: Sara motioned to adjourn at 7:28. Motion carried.

REMINDER: Next meeting is April 21, 2021 at 5:30 pm by Zoom.

Eric Myers, Webster Planning Board