



Fall Planning & Zoning Workshop

Conference #9278730
Friday, October 20, 2023
HVCC Bulmer Telecommunications Center
8:30 am – 3:45 pm

Breakfast Sponsor

Lunch Sponsor



Coffee Sponsors



Speaker Sponsors



Department of Environmental Conservation



Department of Health



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Technical Assistance Program

Types of Technical Plans We Have Worked on:



11

**Comprehensive
Plans**



9

**Transportation
Plans**



5

**Environmental
Plans**



2

**Access
Plans**

Program Highlights

A total number of

26 projects

A total of project value

\$400,000

From CDRPC

\$164,287

From CDTC

\$149,403

Local Match

\$72,747

CDRPC and CDTC have provided technical assistance in sustainability, water quality, GIS and mapping, and land use planning since 2018.



Workshop Agenda At-A-Glance

- 8:30 am** Registration, Networking, and Breakfast (Sponsored by Hodgson Russ)
- 9:00 am** Plenary- *Public Participation: The Good, The Bad, and The Ugly* Mark Schachner - (1.5 CM)
- 10:45 am** Coffee Break (Sponsored by Colliers and MJ Engineering)
- 11:00 am** Concurrent Session #1

Auditorium	Meeting Room 1	Meeting Room 2
<i>Tiny Homes, Big Questions: Regulating Tiny Homes in Your Jurisdiction</i> , (1 CM) Katie Hodgdon	<i>Matching your Code to your Streetscape and Transportation Goals</i> , (1 CM) Kathy Ember	<i>Protecting Wetlands and Streams in Your Community</i> (1 CM), Christine Vanderlan & Emily Svenson

12:00pm Lunch (Sponsored by Planning4Places)

1 pm Concurrent Session #2

Auditorium	Meeting Room 1	Meeting Room 2
<i>Special Use Permits</i> , Christopher Eastman & Brent Irving (1 CM)	<i>Local Leader's Toolkit for Attracting Private Investment</i> , Matt Horn (1 CM)	<i>Watershed Protection and Water Quality for People and Wildlife</i> , Anna Palmer (1 CM)

2 pm Coffee Break (Sponsored by Colliers & MJ Engineering)

2:15 pm Concurrent Session #3

Auditorium	Meeting Room 1	Meeting Room 2
<i>The Road Ahead: Solutions for Transportation and Land Use Challenges</i> , Jen Ceponis, Carrie Ward, Andrew Tracy, (1 CM)	<i>Housing Trends and Regulatory Options</i> , Nicole Allen (1 CM)	<i>Free Assistance to Protect Your Community's Drinking Water Source</i> , Lindsey Drew, Stephanie Faccine, Jayme Breschard, Katherine Black (1.5 CM) (1.5 SR CM)

3:15 pm End of Program

Thank you to our member counties:



AICP members can earn Certification Maintenance (CM) credits for this activity [or many activities at this event]. When CM credits are available, they are noted at the end of an activity description. More information about AICP's CM program can be found at www.planning.org/cm.

AICP members must be in attendance for the duration of the event in order to receive CM Credit.



American Planning Association
New York Upstate Chapter

Creating Great Communities for All



Session Details

9:00 am Plenary Session

Plenary - Public Participation: The Good, The Bad and The Ugly (1.5cm):

CM | 1.5

"Public participation is a cornerstone of the Planning and Zoning process and few would disagree that it is a vital component of sound decision-making. However, unstructured participation can actually impede the process, sometimes causing inefficiency, frustration and even animosity. We will try to discuss participation issues that arise in Public Hearing management, Open Meetings Law and Freedom of Information Law compliance and possibly "Citizen Audits" with an eye (and ear) toward best Planning and Zoning decision-making practices".

Presented by: Mark Schachner, Esq. Miller, Mannix, Schachner & Hafner, LLC

11:00 am Concurrent Session #1

Tiny Homes, Big Questions: Regulating Tiny Homes in Your Jurisdiction:

CM | 1.0

While tiny homes have been around for years, recent trends in downsizing as well as a lack of affordable housing have caused the popularity of tiny homes to skyrocket. This course will provide an overview of the laws governing tiny homes in NY, and the regulatory options available at the local level. The learning objectives are to cover the types of tiny homes local governments may encounter, the codes that are applicable to the structures and the methods available to regulate the structures.

Presented by: Katie Hodgdon, NYS Association of Towns

Matching your Code to your Streetscape and Transportation Goals: Want to reinvigorate and revitalize your Main Street and downtown? Your code matters! Learn how to make sure your zoning matches the streetscape and transportation goals your municipality wants to achieve. If you would like to encourage transit coming to your neighborhood, make sure you have the density for transit (and your zoning matches). If you want to encourage traffic calming, consider reducing your travel lanes and adding traffic calming elements and street trees. Do you have mixed use zoning, build-to-lines (building to the sidewalk), etc.? Is walking and biking encouraged in your code? Can you get developers to add a portion of sidewalk as they come in for development? The key is just ask... And if your code requires it, it is even better.

CM | 1.0

Presented by: Katherine Ember, Planning4Places

Protecting Wetlands and Streams in Your Community: Wetland and stream regulations are changing at the federal and state level. Many wetlands and streams are vulnerable to degradation and loss. This session will detail changes to federal and state wetlands and stream regulations and ways local governments are protecting these key water resources.

CM | 1.0

Presented by: Christine Vanderlan, Hudson River Estuary Program and Emily Svenson, Gordon and Svenson

1 pm Concurrent Session #2

Special Use Permits: Some uses require additional review and should be granted permission only if certain conditions are met. SUPs are used in environmentally sensitive overlay zones (like wetlands or steep slopes). Rules local boards must follow for reviewing and approving applications are covered.

CM | 1.0

Presented by: Christopher Eastman and Brent Irving, NYS Department of State

Local Leader's Toolkit for Attracting Private Investment: "Far too often, local leaders relegate the responsibility for economic development to county or regional leadership. Even the best county economic developer will struggle to meet local expectations without a clear sense of community vision.

CM | 1.0

This session overviews the foundation of local planning that is critical to any economic development effort, as well as tools and tactics that local leaders can deploy to understand their assets, invest in critical infrastructure, and market their community as a destination for private investment."

Presented by: Matt Horn, MRB Group

Watershed Protection and Water Quality for People and Wildlife: Watershed-based planning is the foundation of the Hudson River Estuary Program (HREP) watershed team's work. I will present on behalf of the HREP watershed team and highlight examples of projects we've been involved in through various partnerships and funded projects, including local examples of projects in the portion of CDRPC's area that overlap with HREP's boundary (15 munis in Rensselaer and 16 munis in Albany). Social justice and equity topics will be covered by explaining how HREP is working to include environmental justice in our work proactively by using data for the prioritization of environmental justice work, highlighting a few specific projects, and giving a big-picture overview of the implications of recent legislation such as New York's Climate Leadership Community Protection Act (CLCPA) and President Biden's Justice 40 initiative that each set a goal for 40% of state and federal investments flow to disadvantaged communities." **CM | 1.0**

Presented by: Anna Palmer, NYS DEC Hudson River Estuary Program

2:15 pm Concurrent Session #3

The Road Ahead: Solutions for Transportation and Land Use Challenges: The session will highlight the key findings of its draft Congestion Management Process & Coordinated Transportation-Human Services Plan. These recently completed initiatives are integral to the development of the long-range transportation plan. The presentation will focus on the connection between land use planning & transportation & how tools like site design, access management, corridor planning, & zoning practices can be utilized to reduce congestion & create more connected communities. It will also touch on important topics like Smart Growth, ADA requirements, & evolving technologies. The session will offer attendees a first opportunity to provide input on these plans & to learn about their relationship to the regional transportation plan, known as New Visions 2050. The session will conclude with an opportunity for attendees to voice their ideas on the future of the Capital Region for the update of the regional transportation plan due in 2025. **CM | 1.0**

Presented by: Jen Ceponis, Carrie Ward, and Andrew Tracy, Capital Region Transportation Council

Housing Trends and Regulatory Options: This session will explore the rising need in housing, how municipalities are identifying and addressing key obstacles, and focusing on evaluating required local code modifications to support housing diversity. Program speaker will discuss key housing goals of New York State and will identify various funding streams available to communities to update local plans and to fund housing programs. **CM | 1.0**

Presented by: Nicole Allen, Laberge Group

Free Assistance to Protect Your Community's Drinking Water Source: Wetland and stream regulations are changing at the federal and state level. Many wetlands and streams are vulnerable to degradation and loss. This session will detail changes to federal and state wetlands and stream regulations and ways local governments are protecting these key water resources. Participants will increase their familiarity with the types and values of wetlands in the Hudson Valley. They will gain knowledge of the changes to federal regulation of streams and wetlands in the context of the Supreme Court's ruling in Sackett v. EPA and EPA rulemaking and of the significant pending reforms to NYS wetlands regulations. Participants will gain knowledge of the gaps in protection for smaller wetlands, seasonal streams, and adjacent buffers and knowledge of local measures to protect these sensitive and important resources. **SR | 1**
CM | 1.5

Presented by: Lindsey Drew, Stephanie Faccine, and Jayme Breschard, NYS DEC – DWSP2

Speaker Bios

Nicole Allen, AICP manages the planning department and directs all planning, grants, and community development projects and staff. With more than 20 years of experience, she has developed and managed a wide range of planning projects, including: comprehensive plans; “town center” plans; waterfront revitalization plans; economic and community development strategies; zoning regulations; and design guidelines. She is well-versed in NEPA and SEQRA documentation and uses these skills to ensure that planning actions conform to both state and federal regulations. Ms. Allen has assisted numerous communities with zoning reviews and code revisions and has served as a planning consultant to numerous municipal boards to oversee the site plan and subdivision plan review processes. As a regionally recognized planning expert, Ms. Allen is a frequent author and speaker on a variety of planning topics. She also routinely designs and implements public engagement initiatives that generate robust public participation.

Jayne Breschard, AICP, is a Senior Managing Community Planner at Barton & Loguidice, leading the firm's Climate Action initiatives as a Climate Action Specialist. Over the past 20 years, Jayme has led interdisciplinary teams and facilitated projects for a variety of clients. Her specializations include land use, water resources, general municipal planning, local government technical assistance, and stakeholder engagement. Jayme is also the B&L Project Manager for the state's Drinking Water Source Protection Program (DWSP2), serving as the primary point of contact for the New York State Departments of Environmental Conservation (DEC) and Health (DOH), sub-consultant teams, municipalities, stakeholder groups, and various partners. Jayme holds a MA in Historic Preservation Planning from Cornell University.

Jen Ceponis is the Director of Regional Planning at the Capital Region Transportation Council. She has been with the Transportation Council since 2008. She earned her Master's in Regional Planning from the State University at Albany and her Bachelor of Arts from Siena College. Previous to working for the Transportation Council, Jen worked for Jacobs. She leads long range planning activities as well as initiatives related to active transportation planning, resiliency, and climate.

Lindsey Drew is an Environmental Analyst for the Drinking Water Source Protection Program (DWSP2) at the New York State Department of Environmental Conservation. In her role she supports program management and outreach for the program.

Christopher Eastman Christopher Eastman has been manager of the Local Government Training program at the New York Department of State since 2009. He's also worked as a city planner, a county planner, and for the Preservation League of New York State. He received his master's in regional planning from the State University of New York at Albany in 2002.

Katherine Ember, AICP is Founding Principal of Planning4Places, LLC and is a member of the New York Planning Federation Board. Katherine is a professional planner with 23 years of experience in community planning focusing on land use planning and resiliency, public engagement, and transportation planning. Katherine has extensive experience working throughout New York State including leading the award-winning Historic Stockade District Comprehensive Streetscape Plan in the City of Schenectady and the Hudson Riverfront Route 4 Form-Based Code for the Town and Village of Stillwater, NY. She has experience working on land use regulations and developing streetscape plans, design guidelines, land use and transportation corridor studies, and Complete Streets plans.

Stephanie Facchine is an Environmental Analyst for the Drinking Water Source Protection Program (DWSP2) at the New York State Department of Health. In her role she supports program management and outreach for the program.

Katie Hodgdon serves as counsel to the Association of Towns of the State of New York. As counsel, Ms. Hodgdon provides legal assistance and training to town officials on a variety of municipal issues and administrates the Association's Continuing Legal Education program. Prior to joining the Association of Towns, Ms. Hodgdon acted as counsel for the New York State Conference of Mayors. Ms. Hodgdon also completed a clerkship as an Appellate Court Attorney for the New York State Supreme Court, Appellate Division, Third Judicial Department in Albany, New York. She received her undergraduate degree from SUNY Geneseo and received her Juris Doctorate, cum laude, from the University at Buffalo. Ms. Hodgdon is a member of the New York State Bar Association, where she serves as co-chair of the Taxation, Finance and Economic Development Committee of the Local and State Government Law section. In 2023, she was appointed to serve on the New York State Bar Association's Task Force on the Ethics of Public Sector Lawyering. In 2018, she was appointed to the Third Judicial District's Committee on Character and Fitness for a five-year term. Katie is also a troop leader for the Girl Scouts of Northeastern New York and serves as treasurer for Girl Scouts of Northeastern New York Service Unit 208.

Matt Horn is the Director of Local Government Services for MRB Group, a multi-disciplinary local government support firm. In this role, he supports communities in their current and long-range planning, economic development, and operational challenges and opportunities. Prior to joining MRB Group, Matt served as a City Manager, Assistant City Manager, economic developer, and grant writer for communities throughout the U.S.

Brent Irving is a Local Government Specialist with the New York State Department of State. Prior to joining the Division of Local Government Services, he was a transportation planner for the Capital District Transportation Authority for four years. Brent holds a master's degree in Urban Planning from the University at Albany, SUNY, and a bachelor's degree from Syracuse University in Engineering.

Anna Palmer is an Environmental Analyst with the Hudson River Estuary Program, in her role, she supports regional organizations, municipalities, community groups, and other local partners wanting to protect drinking water resources throughout the Hudson Valley. Her work emphasizes integrating environmental justice considerations into community planning efforts. Palmer holds master's and bachelor's degrees in environmental science from SUNY Purchase and Ohio University. Her expertise includes geospatial analysis, coding, downscaling of climate data, communication, and outreach. She has been with the Hudson River Estuary Program since 2020, starting as a Student Conservation Association member, planting trees along streams with the Hudson Estuary Trees for Tribes program, and joined full-time through in June 2022 to support source water protection and implementation.

Mark Schachner is the Senior Principal Attorney of Miller, Mannix, Schachner and Hafner, LLC in Glens Falls and Round Lake. While the firm maintains a general practice of law, Mr. Schachner's efforts are concentrated in the areas of municipal, environmental, land use and planning/zoning law. Mr. Schachner and his colleagues represent numerous municipalities in Essex, Franklin, Fulton, Hamilton, Herkimer, Saratoga, Warren and Washington Counties. He also serves as Counsel to the Saratoga County Water Authority, the Gloversville-Johnstown Joint Sewer Board, Fonda-Fultonville Joint Sewer Board, Glens Falls Open Door Mission and LifeWorks Community Action (formerly Saratoga County Economic Opportunity Council). His practice includes extensive participation in regulatory proceedings before the New York State Department of Environmental Conservation, Adirondack Park Agency and Lake George Park Commission. Mr. Schachner is a graduate of Brown University and Boston University School of Law. He is author of the chapter entitled "Environmental Law - New York State Environmental Quality Review Act ("SEQRA")" in the book Pitfalls of Practice published by the New York State Bar Association in 1993 and 2002. Mr. Schachner has lectured about municipal, environmental, planning and zoning law matters at numerous conferences throughout the State. He is Vice President of the New York Planning Federation.

Emily Svenson is a partner in the Poughkeepsie law firm Gordon and Svenson. She counsels and represents residents, nonprofit organizations, and municipalities on environmental and land use matters. In addition to having a J.D. with concentrations in land use and environmental law, Emily Svenson has a broad background in state government managing water pollution prevention programs and as an elected town board member and deputy supervisor.

Andrew Tracy is a Senior Transportation Engineer at the Capital Region Transportation Council, the Metropolitan Planning Organization for New York's Capital Region. Andrew has 11 years of experience in metropolitan transportation planning. He earned his Master's in Civil Engineering from the State University of New York at Buffalo. Andrew gained eight years of experience at a New Jersey Metropolitan Planning Organization prior to joining The Transportation Council in 2019. In his position at The Transportation Council, Andrew leads efforts relating to operations & infrastructure planning.

Christine Vanderlan is a Conservation and Land Use Specialist with the Hudson River Estuary Program through a partnership with Cornell University. In that role, Christine provides technical assistance in science-based conservation and open space planning to municipalities and community partners in the greater capital region. Christine earned a Master of Science in Biodiversity, Conservation, and Policy from the University at Albany.

Carrie Ward is a Senior Transportation Planner at the Capital Region Transportation Council with a focus on accessibility, complete streets, human services transportation, & safety.



Village of Skaneateles Solar Array



**Clean Energy
Communities**



**Climate Smart
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NYSERDA CLEAN ENERGY COMMUNITIES PROGRAM

- Free Technical Support for completing high impact action items + achieving program **designation**
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DEC CLIMATE SMART COMMUNITIES PROGRAM

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- Government + Community Greenhouse Gas Inventory
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- Climate Smart Communities Grant support



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**Municipal
Sustainability
Support**
O: 518-453-0850

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