
Village of Philmont Comprehensive Plan Update

Meeting #2 Summary April 2, 2023 – 7:15 P.M.

Attendees:

Robin Andrews, *Chair*
Nabal Camacho
Allison Hoppe
Robert Macfarlane

Nancy Myers
Debra Gitterman (via zoom), *Village Board Liaison*
Nicole T. Allen, AICP, *Laberge Group*
Adriana Beltrani, AICP, *Laberge Group*

I. General Business

- a. The March meeting minutes were provided, CPC members will review and provide any comments at the May meeting.
- b. Update on contracts. No news, but it should be coming soon.
- c. Robin is tracking in-kind services, CPC members have been tracking their time including reviewing prior plans and documents and attending relevant educational webinars.
- d. Recent affordable housing webinar attended by Rob and Deb. We discussed their key takeaways: Building in a safety net for people to go if/when they are displaced is being considered by the Village. The CPC discussed the health and social costs of affordable housing being too small for families to safely and comfortably live there (spread of illness, lack of privacy etc). The Village may consider regulating apartment sizes to ensure a base size, but wouldn't want that to limit tiny homes/accessory apartments.
- e. The Village is testing an initiative for renters to raise housing concerns without filing official reports with the Building Department.

II. Public Engagement

- a. Website is up, marketing and branding to be prepared. The CPC discussed who would prepare a logo for "Future Philmont" and Nabal offered to give it a try. By the end of the meeting he had sketched a number of options and the CPC agreed on a concept, to be finalized at the next meeting.
 - i. Laberge Group to send a blurb on the grant funding for inclusion in the website.
- b. Outreach Materials. Laberge Group to prepare a flyer with the Hudson Valley Greenway and Philmont Logos for the CPC to disseminate. This will be provided in advance of the May meeting.
- c. Survey. Discussion of the survey took up the remainder of the meeting. Question 2 on homeownership will be spread into two questions- one about ownership and one focused on whether homeowners also rent full time, part time, seasonally etc. The big picture priorities for the Village (Q7) were heavily discussed, and will be revised to more appropriately speak to Village context. All ranking questions will have five options as opposed to three. Question 10 on new businesses for the Village will be edited

Village of Philmont – Comprehensive Plan Committee Meeting Summaries

for Village context. Question 11 on housing options will provide numbers for market rate and workforce housing.

- i. Regarding businesses, a laundromat has long been a known missing service in the Village. Robin indicated that the cost of water has been prohibitive to this particular use. Debra- the Laundromat in Germantown has expressed interest in property on Main Street for a second location.
- d. Workshop. Preferred housing and community planning typologies can be presented for people to react to at the workshop (such as cluster development etc.)
- e. A community tour was scheduled for May 1, 2023 at 4pm, preceding the regular CPC meeting.

III. Next Steps

- a. Updated Survey will be sent to CPC before next meeting in interactive online format.
- b. CPC Meeting #3: Monday, May 1, 2023 at 7:15PM
- c. Site Visit: Monday, May 1, 2023 at 4:00PM