

THE 2017 COMPREHENSIVE PLAN

**A FRAMEWORK FOR THE FUTURE OF
NEW CASTLE**

INNOVATIVE COMPREHENSIVE PLANS

Westchester Municipal Planning Federation

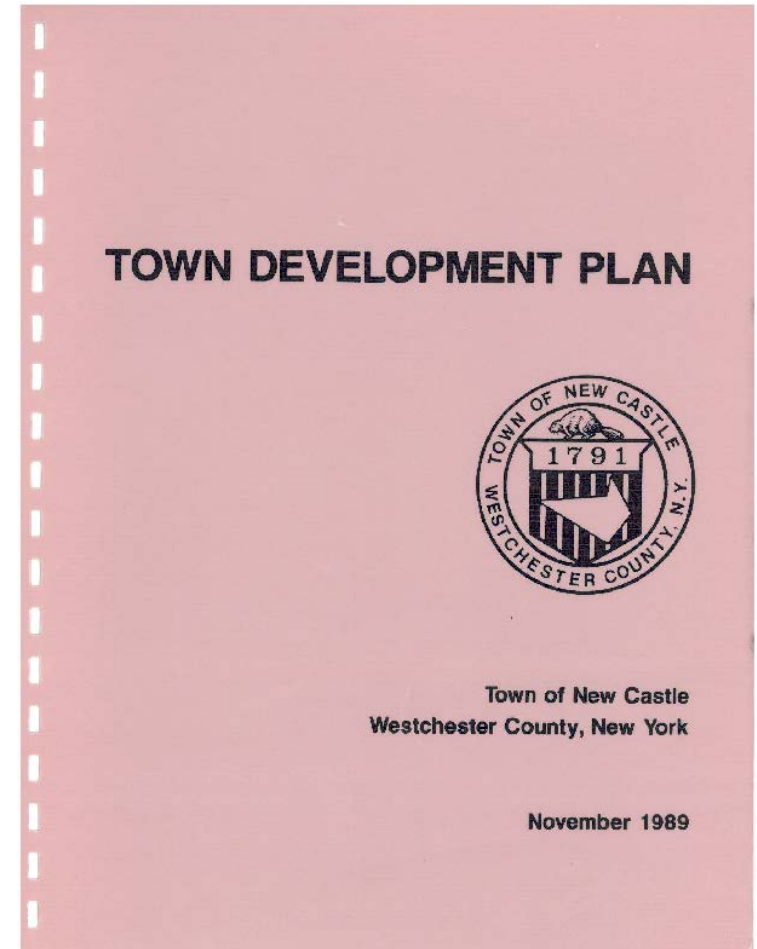
October 29, 2018



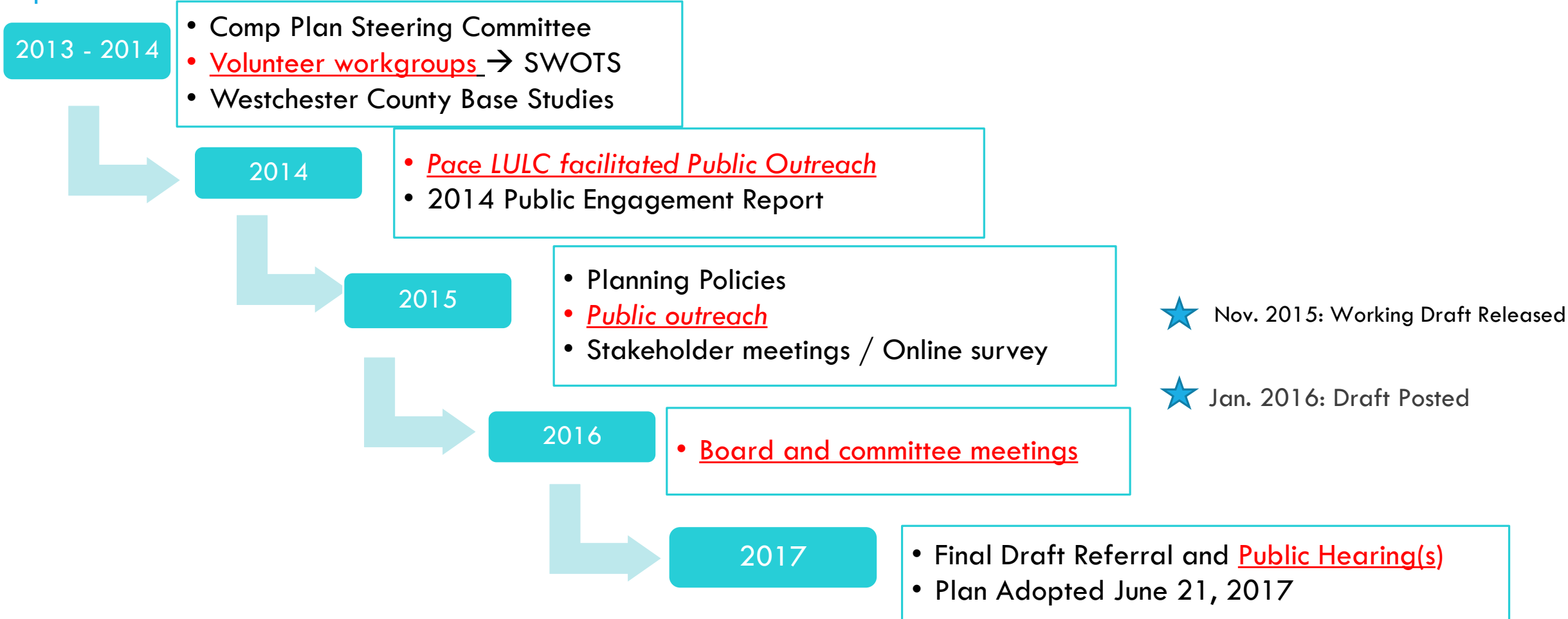
Produced by
Sabrina D. Charney Hull, AICP, Director of Planning
October 2018

TIME FOR A NEW PLAN

- Request for Zoning Amendments
- Social and community needs change
- Local, national, international shifts



THE PLANNING PROCESS



PUBLIC ENGAGEMENT

- Steering Committee (CPSC)
- Workgroup SWOTs
- Public workshops
- Stakeholder and interest group meetings
- Town advisory board discussions
- Online survey



New Castle Historical Society
CHAPPAQUA, NEW YORK



WHAT WE ASKED

- What's good now?
- What's not working?
- What are some strategies?

Housing

Commercial
Development/Centers

Public
Works/Infrastructure

Recreation/Public
Services

Environment/Habitat



WHAT WE DELIVERED

- Meetings, Meetings, Meetings and a Survey!
- A Catalog of Community thoughts
- SUSTAINABLE base for policy formation

New Castle Master Planning Public Engagement Report

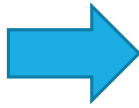


Prepared for
Town of New Castle
July 2014



COMPREHENSIVE PLAN STRUCTURE

Then

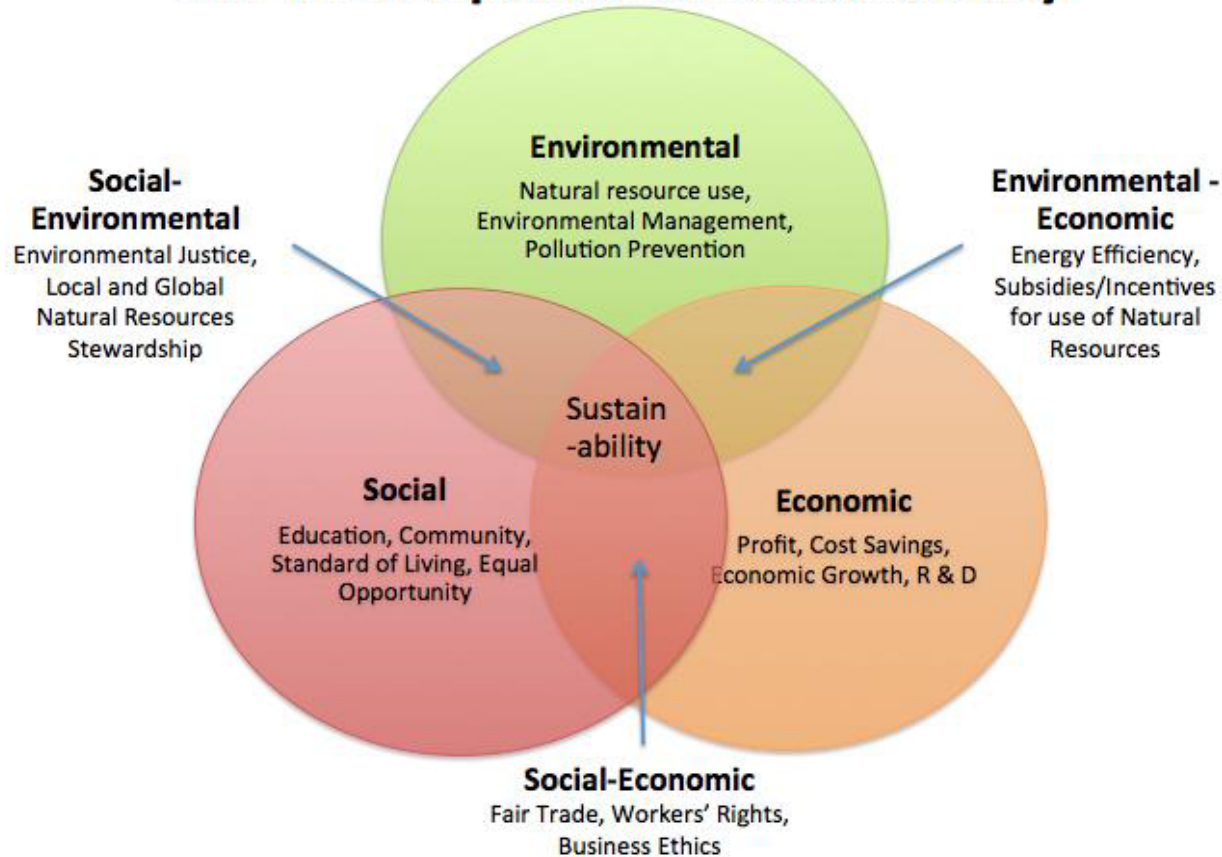


Now



SUSTAINABILITY AND THE COMPREHENSIVE PLAN

The Three Spheres of Sustainability



- LEED ND Rating System
- NYS Climate Smart Communities Certification Program
- STAR Communities Rating System
- Mid Hudson Regional Sustainability Plan
- **APA Comprehensive Plan Standards for Sustaining Places**

MAJOR THEMES

Livable Built Environment



Harmony with Nature



Resilient Economy

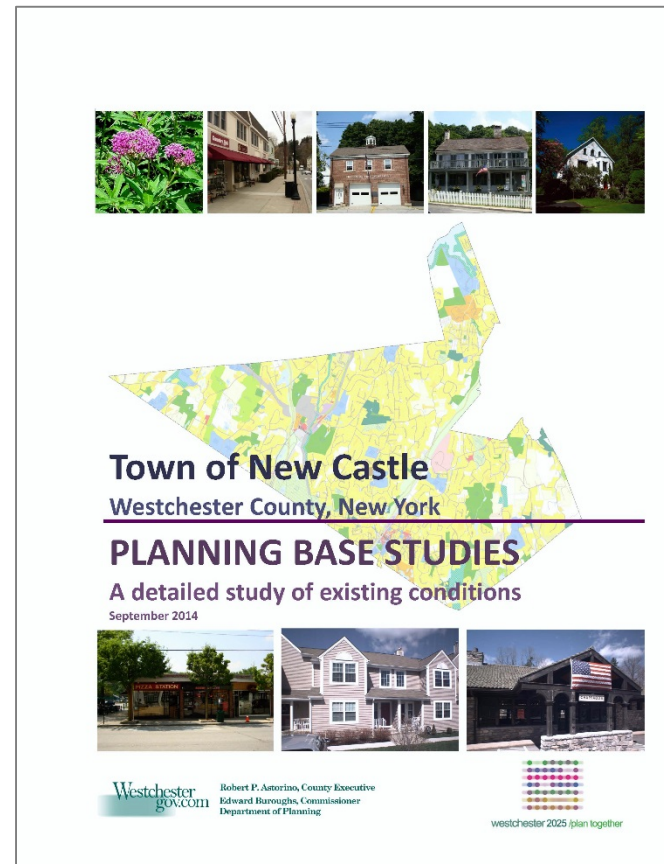
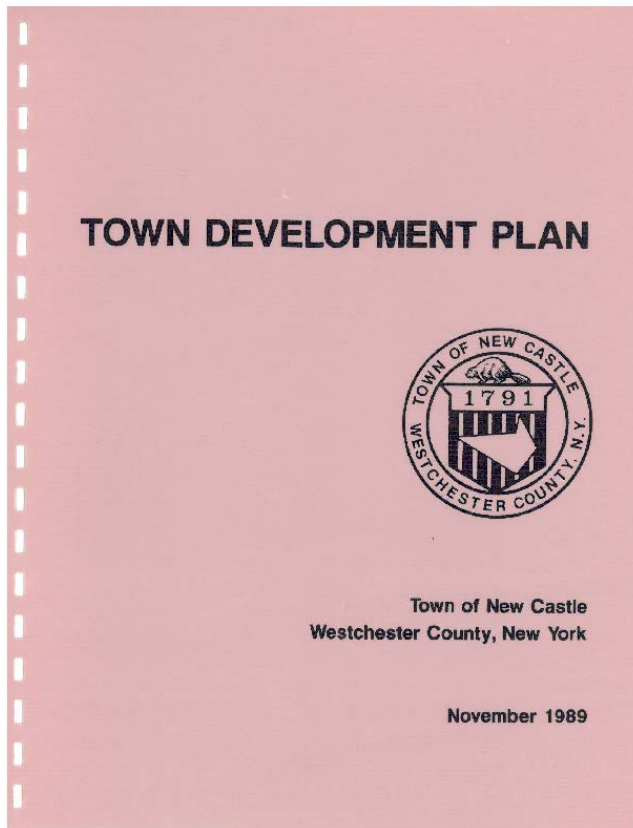


Healthy Community



Responsible Regionalism

POLICY DEVELOPMENT



THE PLAN

- Policy-Based Document [48 Goals]
 - Preserve the bucolic residential character of the community's neighborhoods.
 - Locate higher density residential development in the hamlets, with density of development decreasing as distance from hamlet centers increases.
 - Create a sustainable mix of commercial and residential uses within the hamlets.
 - Ensure adequate infrastructure service to meet existing and future demand (i.e. roads, stormwater, microgrids, fire suppression).

THE PLAN

- Policy-Based Document [48 Goals]
- 184 Actions (studies, analysis, legislative changes, outreach and education, capital improvements, interagency coordination)
 - Revise existing zoning regulations and requirements to better allow and encourage mixed-use development in the hamlets.
 - Prepare a Town-wide Biodiversity Management Plan coordinating with the Town's Open Space Management Plan.
 - Establish government operations emissions reduction target and implementation plan, including

THE PLAN

- Policy-Based Document [48 Goals]
- 184 Actions (studies, analysis, legislative changes, outreach and education, capital improvements, interagency coordination)
- Tied to the Annual Budget Cycle
- Website not a hardcopy plan www.plannnewcastle.us

THE FINAL STEPS

- Board/Committee Review
- SEQRA
- Public Hearings
 - ✓ April 18
 - ✓ April 25
 - ✓ May 9
 - ✓ May 17
 - ✓ May 23



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ADOPTED JUNE 21, 2017

2017 NY Metro APA Meritorious Achievement Award

2018 WMPF Commendation for Outstanding Planning Achievement

2018 WCA Special Recognition Award for Best Practice in Land Use Planning

sabrina@mynewcastle.org



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Sabrina D. Charney Hull, AICP, Director of Planning
October 5, 2018

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ADOPTED JUNE 21, 2017

Sabrina Charney Hull

sabrina@mynewcastle.org





WHAT WE ASKED

- What's good now?
- What's not working?
- What are some strategies to overcome what is not working?





HOUSING

What you said:

Create housing that serves seniors, young families and people, and similar groups. Create affordable housing for these groups.



HOUSING

Goals and Actions:

Goal 4: Provide a range of housing types that are affordable to a diverse residential population throughout the community

- Review existing housing legislation and development incentives and revise to address current housing needs.

Goal 3: Locate a range of housing types affordable to a diverse residential population in or in proximity to the hamlets

- Strengthen zoning code to encourage the provision of a range of housing types in proximity to the hamlets



COMMERCIAL DEVELOPMENT AND TOWN CENTERS

What you said:

Encourage and facilitate a diversity of retail, food, and service establishments, including restaurants and bookstores, to meet residents' needs in town. Regulate the number of certain types of businesses allowed in town, like nail salons.



COMMERCIAL DEVELOPMENT AND TOWN CENTERS

Goals and Actions:

Goal 29: Attract, retain and support diverse, local businesses and establishments

- Explore opportunities to diversify retail mix in hamlets and provide a wide range of goods and services.
- Undertake analysis of development and infill opportunities in the hamlets
- Organize a coordinated marketing campaign to promote hamlets to potential tenants
- Review and revise existing zoning regulations



ENVIRONMENT AND HABITAT

What you said:

Protect unique Town, neighborhood, and architectural character from development impacts



ENVIRONMENT AND HABITAT

Goals and Actions:

Goal 1: Preserve the bucolic residential character of the community's neighborhoods

- Review and revise existing zoning regulations or develop alternative zoning regulations that encourage development that keeps with the scale and character of development in the Town's various zoning districts.
- Review and revise existing subdivision and conservation subdivision design regulations to include low-impact development (LID) standards and smart growth principles



PUBLIC WORKS AND INFRASTRUCTURE

What you said:

Create more pedestrian friendly sidewalks. Implement better strategies to alleviate traffic congestion and safety hazards.



PUBLIC WORKS AND INFRASTRUCTURE

Goals and Actions:

Goal 9: Alleviate traffic congestion

- Explore use of alternative traffic circulation patterns in and around the Chappaqua Train Station during morning and afternoon rush hour.

Goal 10: Provide access for non-motorized forms of transportation, make streets available for all users, and promote walkability.

- Develop a comprehensive sidewalk plan, which includes identification of priority areas for new sidewalk construction and rehabilitation of existing sidewalks.



PUBLIC SERVICES AND RECREATION FACILITIES

What you said:

Build more parks and improve existing parks.
Create more year-round, indoor and outdoor,
accessible sports facilities.



PUBLIC SERVICES AND RECREATION FACILITIES

Goals and Actions:

Goal 33: Expand, enhance and maintain park and recreational space

- Review and revise the Town's Open Space Management Plan to expand, enhance and maintain park and recreational space.

Goal 32: Increase availability of recreational programming and facilities

- Update the 2007 Recreation and Parks Master Plan. Include the identification and prioritization of large recreational projects, as well as the creation of new recreational programming that addresses the needs of residents.