

Community Facilities and Infrastructure

The community facilities and services available to residents are important factors in quality of life. As development occurs, the strain on existing schools, libraries, parks, emergency services, and local government functions increases and often need to be expanded for new residents and businesses. This section provides an overview of the services and facilities available to town residents.

RECREATION

Recreation facilities are generally defined as areas set aside for active, organized pursuits, such as field sports, walking and hiking trails, and passive recreational activities such as picnicking, bird watching and nature or scenic appreciation. These activities occur in public facilities and in open space areas, including linear parks like trails, set aside for these activities.

Three popular public recreation areas used by town residents are the Rhinebeck Community Park, Rhinecliff Town Landing, and Rhinecliff Fireman's Field. The town also owns the Stone Church baseball and soccer fields, located across from the Town Recycling Center. Some of these lands are located in the town of Red Hook. The town also owns significant undeveloped acreage in this area both in Rhinebeck and Red Hook. In addition to these recreational facilities, town residents use the school grounds and two small parks located in the village, the American Legion Park on Mill Street and the Lion's Mini-Park on South Parsonage Street.

The Thomas Thompson & Sally Mazzarella Community Park is an 81-acre, multi-use facility on Rhinecliff Road, located to the east of and behind the Starr Library. The facility includes a swimming pool, wading pool and bathhouse, a lighted basketball court, lighted tennis courts, a baseball field, sand volleyball court, two shuffleboard courts and a playground. Food service is provided, as are picnic pavilions. In 2002, the town and village jointly purchased 70 of the 81 acres, which will be developed as an extension of Rhinebeck's multi-use recreation facility, including the addition of ball fields, playgrounds and a Greenway Trail leading from the village to the Hudson River. A committee was formed to oversee the site's re-development, and is in the process of working with a team of consultants to develop and execute a "Master Plan" for Thompson-Mazzarella Park.

The Rhinebeck Town Landing is a waterfront park that offers the town's only public access to the Hudson River. This site is approximately three-quarters of an acre in size, and provides a

parking area, a boat ramp, a picnic area and a temporary floating dock for small to medium-sized boats. The Landing was improved in the summer of 2004, with a bigger boat launch and a facility for launching kayaks and canoes.

Rhinecliff Fireman's Field, located on Orchard Street in Rhinecliff, is a small community park with a baseball field. The Rhinecliff Fire Company leases part of a three-acre site to the town, and the town leases an adjacent lot containing a basketball court and playground equipment. In addition, a small Rhinecliff community park at the corner of Shatzel Street and Charles Street comprises parking and benches.

Stone Church Ballfields comprise two softball fields and a soccer field. The remaining town lands are undeveloped, but a trail maintained by the Landsman Kill Trail Association crosses through these lands in several areas, the Town Highway Department maintains a storage facility there, and a depilated, but historic barn is found at the intersection of Stone Church and Yantz roads.

The school grounds have playing fields, a track, and outdoor basketball courts, and improvements to the Middle and High School recreation facilities are currently underway as part of a school expansion project.

In addition to these public access recreation areas, there are several private recreation uses within the town. Some of these areas include: Camp Ramapo on the southeast side of Sepasco Lake, Neighbors Gun Club off of Burger Road, Northern Dutchess Rod and Gun Club near Enterprise Road, and Sepasco recreation area on the west side of Sepasco Lake in the northeastern part of the town. Since these sites are privately owned, their uses could change in the future. The town should not, therefore, rely on private sites to provide the recreation facilities it needs. As the town grows in population, every new resident will place greater demands on town facilities, Rhinebeck must continually examine the need for adding land and facilities to accommodate the increase. School-age children place a particularly high demand on the town's existing recreational facilities. When considering the cumulative demands of all approved, pending and anticipated future subdivision applications on town recreational facilities, there will be a continuing need to expand facilities as a result of subdivision development.

Town residents also have access to large privately owned open spaces within relatively short distances. The closest area is the Ferncliff Forest, located between River Road and Mount Rutsen Road in the northwest part of the town. Ferncliff Forest is a semi-public recreation area donated to the Rhinebeck Rotary Club by Mrs. Astor and is managed by the Ferncliff Forest Corporation. There are no active recreational facilities on this 196-acre forest and game preserve. Its purpose is for less structured forms of recreation, such as enjoyment of nature through hiking and camping. Other nearby large open spaces are Burger Hill Park (owned by the Winnakee Land Trust) on Route 9G in Rhinebeck, and Poets Walk Park (owned by Scenic Hudson) on River Road in Red Hook. These sites provide trails and passive recreational opportunities.

Large public open space includes Ogden Mills Memorial State Park and Norrie State Park, both less than three miles south of the town of Rhinebeck and Hyde Park. These areas provide both passive and active forms of recreation.

As the town grows, demands on its existing recreational facilities will increase. The town must keep abreast of these demands by properly assessing the needs for recreational lands and facilities during SEQR reviews of all proposed subdivisions.

LIBRARIES

Starr Library and Morton Memorial Library are the town's two associated libraries. Starr Library is the main library within Rhinebeck, and serves both village and town residents. Founded in 1862, the Starr Library is now housed in a building constructed in 1975 and expanded in 2005 – 2006, at 68 West Market Street. The library, serving the community of 7,700 in 2005 with 63,000 visits, is on the upper floor of this two-story brick structure. It comprises 10,733 square feet, and houses some 28,000 volumes (with capacity for 60,000), in two rooms (the new wing serving as the main library reading room, and the older library wing serving, as the children's wing). The library offers books, DVDs and CDs, Internet access to the public, and educational programs. In addition, two rooms are available on a lower floor for community use. Morton Memorial Library and Community House is another public library in the town, serving the residents in the vicinity of Rhinecliff, as well as Rhinebeck at large. The historic brick structure, located on Kelly Street in Rhinecliff, was constructed in 1905 and incorporated in 1908, and is listed in both the National and State Registers of Historic Places. Its five rooms on two levels house over 9,000 items, including books, DVDs, CDs and videos, and periodicals. The building comprises a main reading room, three children's sections and Morton Hall (the community meeting room/auditorium).

Both libraries are members of the Mid-Hudson Library System, an affiliation that provides residents with additional services and a larger resource base. The two libraries work together on a number of collaborative efforts to serve the community.

FIRE PROTECTION AND AMBULANCE SERVICES

Fire protection services in Rhinebeck are provided by volunteers in three fire districts: the Rhinebeck Fire District, the Rhinecliff Fire District and the Hillside Fire District. The town contracts with the local fire stations to provide continuous coverage for the town within the districts.

The Rhinebeck Fire Department was founded July 7, 1834, and was originally comprised of two separate companies which merged in 1963. In 1970, the Rhinebeck Fire Department expanded to include the Rhinebeck Rescue Squad. The Rhinebeck Fire District serves Rhinebeck village and the northeastern half of the town. It has an eight-bay firehouse built in 1973, located at 76 East Market Street across from the Town Hall and within Village Hall. The district has two class "A" pumpers, a 110-foot aerial truck, a rescue pumper equipped with the "Jaws of Life" and air bags for lifting heavy objects, and an ambulance that is certified "Basic Life Support," and carries a defibrillator.

The Rhinecliff Fire District serves most of the northwestern and western quarter of the town. The three-bay brick firehouse dating to the 1920s, is located on the corner of Shatzel and Orchard streets. It has two pumpers, one mini pumper and an ambulance.

The Hillside Fire District serves the southern quarter of the town. The three-story firehouse has three bays and is located on Fox Hollow Road near the intersection with Route 9. It was built in the 1920s. The district has one pumper, one tanker and one rescue truck. Over 200 volunteers staff the three fire districts.

The build-out analysis conducted as part of The Rhinebeck Plan indicates the need for approximately 10 new fire fighters should additional development following existing zoning be realized.

POLICE

The village has a part-time police department that provides contract services to the town. The Police Department is currently housed at the Fairgrounds property but may move to a more centralized location if one becomes available. The town also contracts with the County Sheriff's Department to conduct police patrols of town facilities and recreation areas. Dutchess County Sheriff's Department and the State Police provide additional police protection for the town. The county has a substation on Route 308 near Sepasco Lake, and the State Police maintain a barracks on Route 9 south of the village.

The build-out analysis conducted as part of The Rhinebeck Plan indicates the need for approximately 10 new police officers should additional development following existing zoning be realized.

MEDICAL SERVICES

Central to medical services in Rhinebeck is Northern Dutchess Hospital, a voluntary, non-profit institution located on Route 9 on the corner of Montgomery Street, Northern Dutchess Hospital is part of the Health Quest health care system, which includes Vassar Brothers Medical Center, Putnam Hospital and other affiliates. The hospital has 68 beds, and is currently undergoing expansion to provide a new Emergency Room, to enlarge and modernize all the patient rooms and to enlarge and modernize the operating room suites.

Northern Dutchess Hospital is a full-service hospital offering primary care, general and specialized surgery (including breast surgery), orthopedic surgery, and ear-nose-and throat surgery. In addition to a broad range of medical and surgical services, the hospital provides emergency services, comprehensive out-patient services, and physical and occupational therapy. Also located at the hospital are the Neugarten Family Birthing Center, which was the first hospital-based birthing center in New York State when it opened in 1985, the Center for Wellness and Rehabilitation and the Paul Rosenthal Rehabcare Center. The Thompson House, a 100-bed skilled nursing facility affiliated with the Northern Dutchess Hospital, offers sub-acute rehabilitation and long-term care. The hospital's current staff totals 116 practitioners offering health care services in approximately 30 specialty areas.

On hospital property at 14 Springbrook Avenue is the Dutchess County Mental Health Clinic, one of the clinics of the Dutchess County Department of Mental Hygiene. The clinic provides out-patient mental health services that include intake and assessment counseling and follow-up work. Also on hospital grounds is the newly opened Women's View, which offers pelvic floor rehabilitation, nutritional counseling, acupuncture and educational lecture series to the public. At the corner of 47 West Market and Oak Street is another facility of the Department of Mental Hygiene, the Rhinebeck Continuing Treatment Center, which offers psychiatric mental health treatment to chronically mentally ill residents of the northern Dutchess area.

The Town of Rhinebeck is served by the Rhinebeck Rescue Squad, which is supported by the Northern Dutchess Paramedics, a commercial ambulance service that provides advanced life support.

In addition to the Thompson House, Ferncliff Nursing Home is a skilled nursing facility with 328 beds. Another such facility, The Baptist Home, has 120 beds. Arbor Hill, currently under construction on Route 308, will have between 80 and 100 dwelling units for seniors.

TOWN GOVERNMENT FACILITIES

The Town Hall is located in the Village on the southeast corner of East Market Street and Center Street. The structure provides approximately 5,500 square feet of space for town activities. It contains offices, an auditorium, and meeting rooms. All town functions, except the Highway Department, occupy offices within this one-story brick building. The hall was built in 1939 and remains in good condition. The hall currently has inadequate office space for staff but sufficient meeting rooms for the public. The lack of office space should be addressed in a way that respects the historic character of the structure. The Town Hall's central location encourages access to Town government offices and helps reinforce the Village as the community center.

Town highway facilities are located on the north side of Rhinecliff Road about one-quarter mile west of the Village. The highway garage, offices, equipment, storage buildings, and a salt shed are located at this 3.8 acre site. The two main Town highway buildings on the site include: the 6,000 square foot, seven bay, town garage (which also houses the department offices) and a newer 4,000 square foot, four bay building built in 1985. The garage contains facilities for repairing the town's extensive road building and maintenance equipment as well as the equipment needed to maintain the town's park facilities. A secondary storage facility is located on Stone Church Road near the transfer station. As the town grows and the demand for services grow, the need for a capital improvements plan becomes greater.

SCHOOLS

Most of the Town falls within the Rhinebeck Central School District. Small portions of the Town are in the Hyde Park Central School District and the Red Hook Central School District. Each of these districts provides a full range of elementary and secondary education.

The Rhinebeck Central School District was organized in 1924 as a merger of a number of smaller school districts. The district covers an area of over 70 square miles in parts of three towns in Dutchess County. All of the Rhinebeck Central School District facilities are located within the Village of Rhinebeck. Currently, the school system is organized into three different levels of grades located in two school facilities. The Chancellor Livingston Elementary School (K to grade 5) was built in 1967 in the southeast corner of the Village. It has a current enrollment of 529 students¹. The Bulkley Middle School (grades 6 to 8) is now located on the second floor of the Rhinebeck High School/Bulkley Middle School building, constructed in 1950-1952, on North Park Road but expanded to accommodate the Middle School in 1996. Current enrollment is 307 students. Current enrollment at the Rhinebeck High School (grades 9 to 12) is 409 students.

Total enrollment in the Rhinebeck Central School District is currently 1,245 students. Enrollment has remained relatively stable, with slight increases and declines over the years. In 1987, for instance, total enrollment in the district was 1,200 students, as cited in the 1989 *Comprehensive Plan*. The total capacity of the three Rhinebeck School buildings is approximately 1,500.

In 2003, voters approved a \$23 million bond referendum for a new auditorium, gymnasium and sports fields, and to update existing facilities. The town and School District should improve

¹ Enrollment figures are as of October 6, 2004.

communications and collaborative efforts should be initiated for use of the Thompson-Mazzarella Park.

SOLID WASTES

The town’s landfill on Stone Church Road has been capped and is being monitored. Solid wastes generated by residents are now disposed of for a fee at the Town’s Recycling Transfer Station adjacent to the old landfill. Private carters also serve residents and businesses. Minimally sorted recyclables are trucked to the Dutchess County Materials Recovery Facility in the City of Poughkeepsie and non-recyclable wastes are transferred to the Poughkeepsie burn plant on Sand Dock Road in the Town of Poughkeepsie.

SUMMARY

In addition to preparing a plan that identifies suitable uses for the Thompson-Mazzarella Park. Recreation Park, emphasis should be placed on developing a multi-use trail system in the Town to serve recreational and transportation needs. The potential development of the former Hucklebush rail trail, and the feasibility of a trail on the Town owned lands in the vicinity Stone Church, Yantz and Pells Road should be given priority. Off-street walking and bicycle paths should also be created as opportunities arise to link neighborhoods to each other, to the hamlet of Rhinecliff, the Village, and surrounding towns. The Town should also prepare a recreation plan to assess whether additional recreational lands and facilities will be needed to serve future population growth in accordance with the Town’s build-out. Access to the Hudson River, a major recreational resource, should be improved. Areas for small pocket parks throughout the Town should be identified, particularly where these areas can be used in conjunction with trail development.

The difficulty in recruiting volunteer emergency personnel is of growing concern to the volunteer ambulance and fire protection services on which Rhinebeck’s residents depend. The Town should continue to recognize the value of volunteerism in the community and take proactive steps to encourage citizens to volunteer so that paid professionals will not be needed to staff these positions.

There are no evident shortfalls in medical services. The numerous physicians and clinics in Rhinebeck and the diverse services provided by the Northern Dutchess Hospital serve much of northern Dutchess County.

The improvements to the Rhinebeck Central School District and the expansion of the Starr Library will meet the needs of Town residents for the foreseeable future.

Vision: Continually explore opportunities for inter-municipal cooperation with Rhinebeck village for such community services as police, fire, roads, sewage disposal, refuse and water supply

Many opportunities exist for more efficient, effective service provision to town and village residents, such as: the merging of highway services; a jointly managed vehicle maintenance shop; the joint use of such buildings as an equipment sheds or highway garage; a single, rather than dual government appointees in such positions as clerk, for example.

Objective: Inter-municipal agreements with the village should be prepared and executed to make community service delivery more efficient and effective.

Actions:

1. Foster opportunities for collaboration and cooperation between town and village police, fire, highway and waste management services, so as to make all services more cost-effective and efficient.
2. Appoint an *ad hoc* committee to study the benefits of merging town and village services, including police, fire, highway and waste management. Address the current shortage of office space at Town Hall when examining the service needs of the community. Any examination needs to be sensitive to the architectural importance of the structure.
3. Monitor and work with the village to improve environmental conditions and impacts to neighbors of the Village Highway Department site located in the town on State Route 308 at County Route 101 (Violet Hill Road).
4. Work toward an agreement with the village to address expansion of water supplies and sewer service to areas of the town designated for traditional neighborhood development (TND), as well as for the Village Gateway (R-6000) zoning districts. Ensure that there is a clear understanding among all parties that such services must not serve as a growth inducement for sprawl development outside of the designated TND.
5. Establish a means for developers, neighbors, environmental groups and other stakeholders (such as the village) to conceptualize and shape development projects before significant engineering is accomplished. Use collaboration as a tool to enhance neighborhoods. Incorporate, into Planning Board procedures, a process, such as the “*Smart Land Development System*,” as an alternative to “sketch plan review.”
6. Amend the subdivision regulations to require use of dry hydrants and impoundments in subdivisions, where feasible, for fire fighting purposes.
7. Continue to work with the village and Dutchess County to ensure coordination of services and response for disasters and other local emergencies.

Objective: Encourage waste reduction and recycling of waste materials.

Actions:

1. Maintain and improve recycling efforts in the town, and encourage the village to do so, as well.
2. Promote recycling by publicizing Internet-based sites for swapping items that are still usable, but unwanted by their owners.
3. Support the Dutchess County Resource Recovery *Household Waste Pick-up Days* program and educate and urge Rhinebeck residents to properly dispose of their household hazardous waste.

Vision: Work cooperatively to ensure that schools, libraries and other educational and cultural facilities and organizations are supported at the highest levels

Education and the fine and performing arts are among those things that help to ensure a happy, fulfilled life. The institutions associated with them can dramatically improve the quality of our lives by helping to provide what we learn and how we learn it; our cultural leisure; the activities that inspire us, educate us and enrich us. Rhinebeck’s continually expanding educational and cultural facilities make the town highly regarded for its quality of education and provision of pleasurable pastime.

Objective: Potential impacts of all types of development on school capacity and taxes should be addressed.

Actions:

1. Create a School and Land Use Committee to find ways for the town, village and School District to coordinate their policies and decisions.

2. Designate the School District as an Interested Agency in all applications for development that would generate additional school children, so the Planning Board and the School District can work together to address potential impacts on schools.
3. Use SEQR to identify and address school capacity issues, and require that new, large-scale development proposals be subject to a fiscal impact analysis.
4. Encourage a variety of housing choices for people in all stages of life
5. Establish criteria and amend the Zoning Law to ensure that new development meets specific criteria that demonstrate a positive, overall impact on public revenues, the local economy and existing businesses.

Vision: Rhinebeck should be maintained and enhanced as a center for increasingly diverse and wide-ranging recreational, civic and cultural activities.

A certain amount of change in the community is inevitable. To maintain quality of life as growth occurs, it is essential that sufficient recreational, civic and cultural activities are available to meet residents' needs. The town should do all it can to provide for leisure time activities that can be shared by all citizens and age groups in the community.

Objective: Plans should be developed for recreational facilities adequate to serve the town's current and future populations.

Actions:

1. Approve and implement a master plan for the Thompson-Mazzarella Park which addresses the needs of residents of all ages, and which includes active and passive recreational uses, environmental and educational programs and a broad range of opportunities for social connection.
2. Analyze existing recreational facilities, goals established in The Rhinebeck Plan, and project the demand for additional recreational lands and facilities to serve future population growth generated by subdivision development in accordance with the town's build-out. Determine the cost of providing such facilities and increase the town's current recreation fees so that future needs are met.
3. Work with private landowners and Winnakee Land Trust and like-minded groups to secure public access to major water bodies, especially the Hudson River, at all locations where access is feasible and desirable.
4. Encourage the Town Board and the Planning Board to work closely together and with not-for-profit conservation organizations on the acquisition of additional lands for recreational purposes in new subdivision developments. Where at all possible, acquire lands for recreational purposes under the mandatory land dedication requirements of New York State Town Law and the Town Zoning Law.¹
5. Acquire land for public use well in advance of need.
6. Consider developing a plan for construction of a community center at Thompson Mazzarella Park – the center to be created for use by people of all ages in all seasons, and for inter-generational, civic and cultural activities.
7. Encourage the development of a long-range capital improvement program to maintain and upgrade recreational and other community facilities.
8. Consider The Rhinebeck Plan in the planning and design of all capital construction projects, whether owned and operated by the town, county or state.
9. Hold all new public construction projects and re-development of existing projects and facilities (including roads in the town), to the same standards of design as are private development projects including lighting, signage and other aesthetic matters.

Objective: Cultural facilities and programs to serve the needs of the community should be developed.

Actions:

1. Appoint a Cultural Liaison Committee whose purpose will be to encourage fine and performing arts organizations to hold their events in Rhinebeck. Events might include film festivals, crafts events, art fairs, performance events and other special celebrations.
2. Support the programs and needs of existing cultural facilities to ensure their continuing success by assisting with funding from public and private, as well as county, state and federal sources – facilities to include:
 - a. The Rhinebeck Performing Arts Center
 - b. The Starr Library
 - c. The Levi P. Morton Memorial Library
 - d. Upstate Films
 - e. The Cocoon Theatre
 - f. The Rhinebeck Chamber Music Society
3. Support and expand the programs of Camp Ramapo through educational program coordination with local schools; through the promotion of on-campus social and cultural activities and other collaborative initiatives.
4. Ensure that valued facilities such as Southlands, Linwood Spiritual Center and the Fairgrounds are utilized for civic and cultural events, and that the programs of these organizations are promoted and supported, town-wide
5. Promote opportunities for social activities and interaction in the physical design of existing and new community facilities.
6. Identify opportunities to communicate with residents on topics of town-wide interest. Utilize media that may include: newsletters, the town Web site, tax bills and/or other mass mailings, fliers and newspaper inserts.

Vision: Recognize the value of volunteerism in the community and encourage our citizens to take an active role in the future of Rhinebeck

We live in a society with a diversity of cultural values. We are fortunate to live in a community with people rich in talent and adept of expertise and skills. The solidarity that stems from the act of volunteerism – of working for the common good – helps to bind us together and enables us to respect our differences. We should do all we can to nurture this concept and pass it down to our children.

Objective: Engage increasing numbers of Rhinebeck residents in volunteer activities geared toward the betterment of the town.

Actions:

1. Utilize the soon-expanding Recreation Park to hold town-wide events which, for a nominal entry fee, support a local cultural or charitable organization or the Park, itself; make certain that the event comprises sign-up tables for volunteer workers.
2. Urge the Town Board to develop a program of municipal volunteerism, in which residents are urged to participate on a range of committees formed in support of such town needs as: emergency planning/services; economic development; farm/agriculture assistance; open space preservation; trails design and maintenance; recreation; service to the elderly; and welcome neighbor programs.

3. Appoint a Committee on Volunteerism, whose purpose it will be to assist in the recruitment of volunteers, and the pairing of them with local organizations in need of volunteer assistance.
4. Examine the potential for adaptive re-use of the town-owned historic barn at the intersection of Stone Church and Yantz Roads. Identify funding to restore the barn structure.
5. Recruit volunteers to plan and construct additional, multi-use (non-motorized) trails on the town-owned lands on Stone Church and Pells roads.

Objective: Support the efforts of the town's all-volunteer fire and emergency services.

Actions:

1. Consider incentives (stipends) for town residents who volunteer for fire and emergency medical services as an alternative to the use of paid professionals.
2. Promote and assist in the recruitment efforts for volunteer fire and EMS workers.

Objective: Support and reward community volunteers.

Actions:

1. Recognize and applaud the significant volunteer commitment of all town-appointed board members, including Planning Board, Zoning Board of Appeals, Conservation and Recreation Committees that significantly contribute to the quality of life that Rhinebeck residents enjoy.
2. Develop a well-publicized, town-wide program for rewarding special service, including awards presented ceremoniously for a broad range of volunteer activities – i.e., fire department, EMS, hospital, land stewardship, elder care, youth care and citizenship.
3. Consider holding a town-wide, outdoor event that focuses on volunteerism, rewards volunteers and signs-on new ones in all categories.
4. Reward volunteers by publicizing their achievements on the town Web site and in local newspapers.



Objective: Honor the historic integrity of Rhinecliff as a hamlet.

Actions:

1. Maintain and support the Levi P. Morton Memorial Library as the center for cultural, educational and social life in Rhinecliff.
2. Ensure that the U.S. Post Office at Rhinecliff is maintained as an important community service and place for interaction between Rhinecliff neighbors.

3. Improve the Rhinebeck Town Landing, the sole public access to the Hudson River. Include provision of parking alternatives, so as avoid aggravating parking problems in the hamlet.
4. Investigate opportunities for educational and recreational use of the entire Rhinecliff waterfront, including Long Dock and Slate Dock Roads and the existing Town Landing in order to create and promote the best use of the waterfront.
5. Promote opportunities for continued recreational activities at the site of the former schoolhouse on Orchard Street.
6. Foster opportunities for collaboration and cooperation between the Rhinecliff Fire Department and the Rhinebeck and Hillside departments to ensure the viability and effectiveness of Rhinecliff's Fire Department, given its critical importance to the safety of hamlet residents.



Recently improved Town Landing

INFRASTRUCTURE

Vision: Elements of infrastructure such as water, sewers and roads should be built and maintained to be consistent with community ideals and values, as expressed in The Rhinebeck Plan.

Investment in water and sewer, roads, and other infrastructure has the potential to impact local growth either positively or negatively by influencing the location, cost and extent of new construction. The thoughtful and careful design of infrastructure can help achieve well-organized, environmentally sound development in the town, based on the wishes and needs of the community. New infrastructure must be designed to enhance the community, and must be planned in accordance with The Rhinebeck Plan.

Objective: Minimize negative impacts of new and existing infrastructure on the town's environment.²

Actions:

1. Restrict the creation of new community water and sewer systems except in locations or under conditions designated in The Rhinebeck Plan for such services.
2. Work with the Dutchess County Water and Wastewater Authority to amend their plan to create a water supply service area along Route 9 in the town³ and avoid other areas in Town where lower density development is envisioned.

Objective: Sewer systems should meet community needs to the greatest degree possible; discourage the planning and execution of sewer systems, which, by virtue of location and size, would foster sprawl.

Actions:

1. It is not necessary nor desirable to create new sewage treatment plants to serve any areas of the Town other than the proposed TND. Sewage treatment systems for the TND, must be designed to limit capacity (except as described in action # 3 below) to serve the TND alone.
2. Amend the Zoning Law to require community septic disposal systems⁴ in new open space developments, subject to formation of a sewer district with management controlled by a responsible public entity.

3. Ensure that any sewage system serving new development around Rhinecliff is sized for that use, alone, and not extended to the entire hamlet unless hamlet residents desire to be served by a community system.
4. Instruct residents about Best Management Practices for septic maintenance and pump-outs to help prevent malfunctions that could contaminate water resources or create other public health hazards.
5. Carefully examine proposed new residential dwellings to be served by a septic disposal system that is to be used only part-time, due to the fact that the bacteria that make the systems work properly can die in the winter if not “fed” regularly, thus possibly malfunctioning.
6. Community water supply to the hamlet of Rhinecliff is available but community sewer is not. Compact growth in the proposed Neighborhood Extension must include some form of community sewage disposal. Carefully plan for the Neighborhood Extension’s sewage needs so that any properties within the hamlet that are in close proximity, can take advantage of the opportunity presented by its availability in the Neighborhood Extension. Any plan that provides community sewer in Rhinecliff must prevent future growth inducement outside of the hamlet.

Objective: An energy plan for all town facilities should be prepared and adopted.

Actions:

1. Adopt a resolution in support of becoming an “Energy Smart Community” and encourage the Village to do the same.
2. Arrange to have the New York State Energy Research and Development Authority (NYSERDA) conduct energy audits on town buildings. The low fee (\$200 per building) is reimbursable if any recommendations are followed.
3. Consider amendments to the Town Code to require all new residential and non-residential buildings to be built to the US EPA’s Energy Star Standards.
4. Investigate and consider the use of innovative methods (including taxes, preferential reviews, performance based greening, LEED Certification and energy mitigation fees) for encouraging energy conservation and discouraging wasteful energy consumption.
5. Establish a committee to study and report on energy efficiency and renewable energy opportunities.

Objective: Stormwater regulations, processes, and devices should be managed in accordance with state of the art techniques.

Actions:

1. Establish stormwater management districts as a condition of subdivision or site plan approval for newly developed areas, in order to ensure that the facilities required for Phase Two stormwater management are properly maintained. Offer owners and associations of new commercial developments the option of town maintenance and upgrade of stormwater devices, *in perpetuity*, provided that the town is compensated for the service and/or that the devices are conveyed to the town.



A stormwater management pond is hidden behind dwellings and landscaped to appear as if it is part of the natural setting.

2. Ensure that stormwater management basins are always regarded as an aesthetic and environmental asset to the community, as opposed to just a necessity.
3. Continue to maintain and improve town-owned stormwater devices as needed. Develop a schedule for regular maintenance.
4. Establish performance standards that encourage on-site recharge and water quality protection of stormwater, such as: mandate more strict building and impervious coverage limits; allow driveways, sidewalks and portions of parking lots to have pervious surfaces (such as pavers, instead of cement or asphalt); reduce road width requirements in the Highway Specifications, and consider reduction of existing road widths (where they are excessive for the intended number of vehicles using them); eliminate curbing requirements for new streets in rural areas; increase landscaping requirements for parking lots; explore additional creative stormwater devices through the *New York State Guidelines for Reducing Stormwater Impacts*, as well as through books, on-line information and model ordinances from the Center for Watershed Protection.
5. Enact town erosion and sediment control regulations based on New York State guidelines.

Stormwater management should be viewed as an asset, not just a necessity.

Instruct residents about how to reduce stormwater runoff and maintain stormwater devices as part of overall educational efforts in natural resource protection.

¹ Smaller parks throughout the town may require more intensive management but ultimately reduce traffic generation and put parks where they are needed — close to homes.

² Also refer to “Community Character” Section/pages 1.12-1.15 addressing recommendations particular to the hamlet of Rhinecliff, including parking and traffic, among others.

³ The County’s proposed district is designed to serve a broad area west of Route 9 and 9G to the hamlet of Rhinecliff.

⁴ A community septic disposal system works in much the same way that an individual septic disposal system does. Each dwelling has its own septic tank by the effluent lines run to a common leach field. Such systems must be maintained by a responsible public entity; usually either a town district or the Dutchess County Water and Wastewater Authority. The primary maintenance obligation is for a contractor to pump each tank on a regular basis. Capital, operation and maintenance costs are less than traditional central wastewater treatment plants.