

Summary of breakout results from 5 tables:

Table 1:

Question #1: *When you think about development that you've seen in other places - what do you like or not like with respect to location, type, design? And why?*

- Development regulated by law- high density, mixed-use, exclave-like, self-sufficient, pedestrian friendly (1. Subdivision, 2. Site Plan Criteria)
- Emphasis on protecting open space, water resources (1. Subdivision, 2. SEQRA/TEQRA?)
- Development in areas of less greenfield/more brownfield, existing hamlets (1. Subdivision)
- Cottage commercial development/businesses and no big-box types (1. Subdivision, 2. Site Plan Criteria)
- Quality building materials and design types (1. Site Plan Criteria, 2. Possibly TEQRA?)
- Protect natural resources - they have value (1. Subdivision, 2. SEQRA)
- Need development types to reflect changes our in values and behaviors (Considered in all)

Question #2: *Our Moratorium Local Law states the purpose of review as to identify measures to address water conservation, energy efficiency, and development of renewable energy sources. What measures do you think would help us make significant strides in these areas for large-scale developments?*

- Does the Town really have regulatory power - might zoning address a lot of these issues in a coordinated manner
- How do we best shape livable communities, planned communities, too? (1. Subdivision, 2. Site Plan Criteria, 3. SEQRA/TEQRA?)

Table 2:

Questions #1 and #2 combined:

- Can large-scale development be sustained in Caroline without infrastructure and services such as water and sewer (1. Subdivision can address location)
- Should the Town consider greater infrastructure investment?
- All buildings should meet high standards for energy efficiency (1. Site Plan Criteria, 2. SEQRA/TEQRA?)
- Encourage high-quality building materials (1. Site Plan Criteria)
- Design to facilitate renewable energy use—solar, electric, etc. (1. Site Plan review, 2. TEQRA?)
- Land uses that encourage cluster style development (1. Subdivision, 2. Site Plan Criteria)
- What housing types really are appropriate in Caroline- single-family, multi-unit, etc.? (1. Subdivision, 2. Site Plan Criteria)

Table 3:

Question #1:

- Nodal development concept, purposeful density in hamlets (1. Subdivision)
- Having transportation choices (public, carshare, carpool, bike) is important, even if personal cars are our primary mode of circulation (1. Subdivision, 2. Site Plan Criteria)
- Shared utilities an option for developments that may co-locate? (1. TEQRA?)
- People like open space and the rural character, part of strong, local identity
- Like the mixed-use concept but want to balance the preservation of the hamlets—hope we can address both (1. Subdivision)
- Can we encourage commercial uses such as restaurants, a laundry facility, car wash, cinema?
- Any synergy with tourism board for attracting business to Town?
- Mixed-use development ideas that include agriculture as a part of operations

Question #2:

- Some residents don't want large-scale development
- Examination of local laws for what's existing with regard to land use, development goals, Town vision for itself (Staff to-do)
- Do incentives for "doing the right thing" exist in this effort—(1. TEQRA?)

Table 4:

Question #1:

- How developments are managed is important
- Water use and storm water runoff and retention is a key issue on any given development type and location (1. Site Plan review, 2. TEQRA)
- Maintaining green space is welcome (1. Subdivision, 2. Site Plan Criteria)
- Minimizing pavement and parking lots can assist with water issues (1. Site Plan Criteria, 2. TEQRA?)
- Is repurposing existing commercial properties possible? (1. Subdivision?)

Question #2:

- How can development be arranged so that natural capital isn't threatened or lost—having priority development areas? (1. Subdivision)
- Requiring energy efficiency and passive house concept (1. Site Plan Criteria, 2. TEQRA?)
- Can the Town encourage developments to locate in places that utilize geothermal and promote other renewable use? (1. Subdivision, 2. TEQRA?)
- Can we develop hydropower in Caroline as was done in the past?
- Development shouldn't cost the Town exorbitantly (ex. private roads and other infrastructure—can be paid for by developers?)
- Roads should be built to spec (do we have standards?) so that infrastructure that results from development can be deeded to the Town (1. Subdivision)
- The Broadband issue remains—should developers cover?

Table 5:

Questions #1 and #2 combined:

- Energy efficient design- building orientation and energy program (1. Site Plan Criteria, 2. TEQRA?)
- Quality building materials is imperative (1. Site Plan Criteria)
- Centralizing utilities within subdivision developments (1. Site Plan Criteria)
- Quality windows are important for all developments (1. Site Plan Criteria)
- Active/passive solar design is important (1. Site Plan Criteria, 2. TEQRA)
- Decreasing impervious surfaces for water protection (1. Site Plan Criteria)
- Tax incentives for fire ponds?
- Subdivisions should cover all weather maintenance- snow, water, drainage
- Consolidate parking to use less land in developments (1. Site Plan Criteria)
- Shared community space for residents in developments (1. Site Plan Criteria)
- “Carrots” instead of “sticks” to present to developers
- If development comes in, can you be selective about quality companies and attract them by incentives?
- Can we make sustainability affordable for all?
- Is an affordable hosing provision possible in Caroline local laws?
- Tiny home construction—is it viable here? (1. Subdivision?)
- Might we ban propane or other fossil fuels? (1. SEQRA/TEQRA?)