

Village of Sleepy Hollow
Comprehensive Plan and Waterfront Plan

MEETING RECORD

Village of Sleepy Hollow Comprehensive Plan and Waterfront Plan

Public Workshop #1

May 31, 2018, 7:15 pm, James F. Galgano Senior Center

On Thursday May 31, 2018, BFJ Planning facilitated the first public workshop for the Sleepy Hollow Comprehensive Plan and Waterfront Plan at the James F. Galgano Senior Center. The event included a presentation on the overall process, an open house session to gather public feedback, and a report-back at the end to summarize input from participants. The workshop was attended by approximately 40 people, including members of the steering committee, board of trustees, and the public. Spanish translation was offered in case members of the community felt more comfortable voicing ideas in that language.

Mayor Ken Wray opened the workshop by welcoming members of the public, highlighting the relevance of the community's participation in the planning process, and encouraging all residents to attend the public workshops.

Susan Favate, Principal of BFJ Planning, began the presentation with an overview of the comprehensive plan process, and introducing the Steering Committee and project team. The overview also included a description of the project timeline, which consists of several additional workshops, including a downtown-focused workshop, a discussion of potential Waterfront Plan policies and a public hearing before the Village Board adopts the plan.

Simon Kates, Associate of BFJ Planning, then described the proposed structures of both Plans and what will be addressed in each of them. Mr. Kates discussed the outreach process for both plans, and presented preliminary research on demographics data, including population, as well as household and housing characteristics. Notable demographic trends include a historic peak of Sleepy Hollow's population that is growing at a faster pace than Mount Pleasant and Westchester County as a whole. Half of this population is Hispanic, with a majority of Dominicans, followed by residents from Ecuador, Puerto Rico and Mexico. A majority of units in Sleepy Hollow are in multi-family residential buildings, and half of the homeowners and almost 60 percent of the renters are "rent-burdened," meaning they spend at least 30% of their monthly income on housing costs.

Finally, Valerie Monastra, Director of Planning of VHB, talked about the projects recommended in the Waterfront Plan of 1997. She described the completed, in process, and not completed projects, as well as other potential future projects related to the waterfront and the downtown areas.

Following the presentation, the public was invited to provide feedback during an open house session. The goal of the open house session was to hear input on the existing conditions of the village in terms of connectivity, community assets, natural environment and parks, waterfront, and the vision for the future of Sleepy Hollow. Participants provided feedback and comments on six topics:

Vision for the future of Sleepy Hollow;

- Connectivity;
- Housing, Economy and Downtown;
- Community Assets;
- Natural Environment; and
- Waterfront.

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These topics were outlined on large-scale maps located around the room. Members of the public were provided large note pads, pens, and stickers, to express their aspirations and concerns, and to locate important areas of focus within the Village and the region.



After the open house, Ms. Favate moderated a report- back discussion in which the consultant team summarized the conversations held by members of the community in each of the six stations. The workshop concluded with a question-and-answer session. Below is a summary of the ideas expressed by the attendants during the Open House.

Vision

- Improve mobility, accessibility and connectivity within the village and to the region, through diversifying transportation modes and better parking management.
- Community spaces to gather and exercise throughout the year.
- Integrate the American and Latin-American communities.
- Beautification and revitalization of Beekman.
- Organize and expand activities around Halloween.
- Turn the village into an easy-to- navigate place.
- Consolidate the business district, with local retail spaces, to create a vibrant and active downtown that attracts locals and tourists alike.
- A future planned with technology on mind.

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- A village with improved municipal services.
- Become an energy-efficient Village.

Natural Environment and Parks

- Provide dog parks.
- Increase parking.
- Equip parks with bathrooms (Barnhardt, Reverend Sykes, Peabody).
- More trees (including street trees), and better care to the existing ones.
- Swimming pool or access to swimming pools.
- Kayaking in Hudson River.
- Community gardens.
- Additional full-size field space for football, lacrosse, and soccer.
- Recreation center/sports facilities with full size indoor courts.
- Municipal garbage cans.
- Improved wayfinding and connections between parks and trails.
- Repair bridge between Devries and Kingsland Parks.

Community Assets

Members of the community described the following as community assets:

- The legend and the name of the village.
- The diversity of the community.
- Natural beauty and Hudson River.
- Hudson River Valley Writers Center.
- Patriots Park.
- The connection to Tarrytown.
- Warner Library is outside of Sleepy Hollow, but is part of its community assets.
- Historical sites to attract visitors.
- Old Croton Aqueduct and Rockefeller trails.
- School District (TUFSD) unites Tarrytown and Sleepy Hollow as one community.

Members of the community described the following as desired improvements to community assets:

- Upgrades to outdated emergency services: Police, Fire (possibly too many for size of the village), and ambulance corps.
- Create more community gathering spaces that include the entire population.
- Improve garbage collection of street trashcans.
- Energy efficiency in municipal buildings.
- Attract creative class.
- Use of the Strand as theatre/movies/community arts and to show Spanish language movies (or at least with subtitles).
- Renovate the lighthouse.
- Keep the fire boat.

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Connectivity

- Improve wayfinding throughout the Village, and in particular from the train station (through Cortlandt St) to Beekman Ave to showcase sights, shops, restaurants, and pedestrian/bike trails.
- Implement a trolley line.
- Construct sidewalks on Riverside Drive Between Philipse Manor and Sleepy Hollow Manor, in front of Sleepy Hollow Middle and High Schools, and on the west side of Route 9 from Philipsburg Manor, north to Phelps Hospital. Reconstruct sidewalks on Beekman.
- Protected bike line network that includes safe options to schools.
- Improve walkability throughout the Village with emphasis on connections to the train station and parks.
- Maintain turning lanes on Route 9 outside the Manors.
- Preserve Bee-Line bus service.
- Improve intersection of Route 9/New Bedford/Bedford Rd. Current intersection is dangerous and causes congestion (Illegal right on red turns). Potential for a roundabout.
- Improve crosswalks and signage (Riverside).
- Make Old Croton Aqueduct more obvious for tourists (from HS Parking Lot).
- Improve, create, re-interpret local transportation opportunities using: social media, new routes, re-defined taxi service.
- Connect through water transportation (e.g. ferries) to Tarrytown, Rockland, North of Sleepy Hollow, NYC.
- Shuttle bus from Tarrytown to Phelps Hospital, and loop though Tarrytown and Sleepy Hollow to Stop & Shop on Route 119.

Housing, Economy and Downtown

- Diversify the set of businesses/functions in downtown to maintain people's activities at different times of day (e.g., coffee shop, meat market, shoe shop, supermarket (or a smaller format), local bookstore, kids clothes, ice-cream shop, shoe repair store, UPS store, copy shop, gift/card shop, thrift store, more restaurants).
- Make downtown a pleasant place to walk and bike by improving sidewalks and bike routes.
- Trees
- Safe road crossings
- Family recreation center.
- Encourage landlords to keep their yards in good conditions
- Village Hall is a barrier (parking, not accessible, info out of date-newsletter online?).
- Relieve parking problems by increasing parking where possible, creating a parking management plan, improving bus lines, walkability, bikeability
- Year round food market hall.
- Zoning to protect neighborhoods.
- Improve nighttime illumination to feel safe while walking.
- Study rent prices for businesses to see if they are rent burdened.
- Make development improvements easier; fast-track (e.g. vacant lots on Clinton St.).
- Pocket parks/placemaking and plazas for gathering.
- No big chain stores.
- Promote retail that intersects interests of a diverse population (different socioeconomic status/different cultural backgrounds).

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- Upzone downtown to keep housing affordable. More infill housing.
- Eliminate parking minimums to avoid housing cost increases.
- Attract commuters from train station.
- Improved, safe, and well connected parks system.
- Promote and preserve affordability for retail and residential uses. Prevent gentrification.
- Economic and racial justice.
- Diverse in cultural, economic and environmental terms.
- Historical reputation. Protect historic and environmental resources.
- Protect the small village feeling.
- Create a destination waterfront where people from other regions come to visit.
- Parking – Better use of existing lots: more business-friendly spaces during business hours.
- More community spaces (i.e. indoor gyms, meeting space for kids and community use).
- Local organizations should publicize local restaurants.
- Horror stories festival.
- Net zero carbon emissions.
- Parking/revitalization of Beekman Ave, and Street beautification.
- Tourist attractions, artist events, food festivals.
- Community swimming pool.
- Historic walking path linking the Village of Sleepy Hollow, Tarrytown and Irvington.
- Bike trails from the village to the lakes (Tarrytown reservoirs).
- Speed bumps near schools and parks.

Waterfront

- Renovate Kingsland: new playground equipment, beach, connect to Tarrytown waterfront, add a coffee shop, plaza to congregate, art installations, more programming, kayaking facilities such as shelves, recreational programs for kids.
- Members of the community use the waterfront to bike and walk, enjoy the views, walk their dogs, boat launch, use the beach club, swim in the Hudson.
- Repair bridge from Devries Park to Kingsland for pedestrians and bicycles.
- Provide with areas to rent affordable canoes or boats.
- Prevent the construction of a marina.
- Public access to waterfront at Edge-on-Hudson.
- Village swimming pool and recreation club (indoor sports, parents & kids).
- Consider allowing the construction of a boat house on a deck around the west parcel.
- Keep the fireboat.
- Bars and restaurants.
- A dog park.
- Renovate the lighthouse.
- Improve connectivity from the Waterfront to the Village parks (formalize informal connections between parks, solve fragmentation caused by locked gates and discontinuous paths and make them safe for kids). Continue the trail system through Phelps Memorial Hospital and to Rockwood.
- Access from the East Parcel to Pocantico River and the existing trail to its south.
- Bass fishing.