

6.0 Irreversible and Irretrievable Commitment of Resources

6.1 Natural Resources Consumed, Converted, or Made Unavailable for Future Use

Some areas of existing undeveloped land will be committed to development of residences, roads, and landscaped areas. Some existing soils will be altered and replaced with paving. Some wildlife habitat, as it presently exists, will be irretrievably lost or altered. The existing natural resources which could be made unavailable for future use include forest areas, streams, and wetland areas.

6.2 Manmade Resources Consumed, Converted of Made Unavailable for Future Use

Resources consumed during reconstruction of the site, including fossil fuels and construction materials, will be committed for the life of the project.

Non-renewable fossil fuels will be irretrievably lost through the use of gasoline and diesel powered construction equipment during demolition and construction. Development of the site will generate an increased demand for electricity and natural gas.

Increased commitments will be made for the use of municipal water, sanitary sewage disposal, solid waste disposal and municipal services such as police and fire protection.

Commitments will also be made for the use of renewable and/or recyclable resources such as construction and building materials including timber, steel, concrete, and glass. The need for construction jobs and related service-oriented industries will be an irretrievable commitment of labor resources.

7.0 Growth Inducing Impacts

7.1 Future Growth Potential of Project Site

The site is within the R-1 and R-2 zoning districts, and the proposed Stoneleigh Woods @ New Paltz is a Specially Permitted use in both zones. The Preferred Plan makes use of approximately 22 of the 66.3 acres on the site. The majority of the remaining acreage is proposed for inclusion in the proposed Mill Creek Greenway.

No additional development is proposed or anticipated beyond the action as discussed within this document. The lands slated for the Greenway would be held in a manner consistent with the requirements of the Village of New Paltz and therefore no further development of this parcel can be anticipated.

7.2 Impact on Future Commercial and Residential Development

The land in the surrounding area is predominantly residential, and the proposed project, therefore, does not represent a precedent setting action which would spur large-scale development in this area. It is unlikely that this development will induce significant additional commercial development in the region.

7.3 Future Growth Potential as a result of Water and Sewer Upgrades.

The Project Sponsor has proposed to upgrade the Village's water distribution and wastewater collection systems. These upgrades are not expected to provide additional growth within the Village. Rather, they provide the Village with the ability to serve its residents, perform required maintenance, and meet existing demands.

8.0 Effects on the Use and Conservation of Energy Resources

8.1 Energy Sources to Be Used If the Project Is Implemented

The existing and proposed primary energy sources for the project are electricity and gasoline for construction vehicles and automobiles for the use of residents. Electricity will be provided by CH Energy Group for lighting, cooling, cooking and operating internal equipment/appliances.

Alternatives for heating individual dwelling units are liquefied petroleum, gas, or as appropriate, passive or active solar designs. At the present, none of these alternatives are planned. Some dwellings may supplement heating requirements with wood, corn, coal, or pellet burning stoves depending on individual homeowner preferences.

8.2 Increased Energy Consumption

It is estimated that on an annual basis, the 300 single family residences will use approximately 7,200 kwh of electricity per residence per year for a total of approximately 2.16 3.25 mwh per year.¹⁵⁸ CH Energy group is able to either supply electricity to the project site or transmit electricity purchased by the individual consumer on the market.¹⁵⁹ A variety of energy providers, including coal, natural gas, wind, nuclear, hydro, and geothermal providers are available to consumers in the marketplace. Therefore, it is expected that they remain able to provide service to the proposed project.

8.3 Energy Conservation Measures

All dwelling units will be built in conformance with the energy conservation regulations of the New York State Energy Conservation Construction Codes.¹⁶⁰ In addition, low-flow water conservation plumbing devices will be installed on all showerheads and faucets consistent with the New York State Environmental Conservation Law and, lighting fixtures will utilize energy saving lamps and ballasts.¹⁶¹ The impact of these water conservation devices is a reduction in the demand water, particularly for hot water, therefore reducing energy demand to heat water.

¹⁵⁸ <https://www.nyseg.com/>

¹⁵⁹ www.chenergygroup.com

¹⁶⁰ 9 NYCRR 7810-7816.

¹⁶¹ New York State Environmental Conservation Law, Article 15, Section 15-0314.

Bibliography

- Beans, Bruce E. and Larry Niles. 2003. Endangered and threatened wildlife of New Jersey. Rutgers University Press: New Brunswick, NJ. 303pp.
- Hudsonia. 2003. Wetland Assessment of the Proposed Mill Brook Greenway, Village and Town of New Paltz, Ulster County, New York. Prepared for the Village and Town of New Paltz, New York. Annandale, NY.
- New York State Department of Environmental Conservation (NYSDEC). 2004. Indiana bat fact sheet. NYSDEC Endangered Species Unit; Albany, NY <http://www.dec.state.ny.us/website/dfwmr/wildlife/endspec/inbafsf.html>
- New York State Department of Environmental Conservation (NYSDEC). 2004. Red-shouldered hawk fact sheet. NYSDEC Endangered Species Unit; Albany, NY <http://www.dec.state.ny.us/website/dfwmr/wildlife/endspec/rshafsf.html>
- The Chazen Companies. 2002. U. S. Army Corps of Engineers Wetland Delineation Report. Blue and Gold Development, The Hamlet at New Paltz, Sunset Ridge Road, Village of New Paltz, Ulster County, New York.