

Adirondack Park Agency

2019

Annual Report

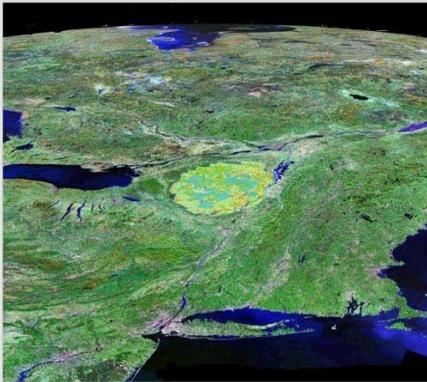


Governor Andrew M. Cuomo

Executive Director Terry Martino



About The Adirondack Park



Celebrated during the Adirondack Park Centennial as a “place of people and natural wonder,” the Adirondack Park has a legacy dating back to 1892 when it was created by the State of New York amid concerns about water and timber resources. The Adirondack Park represents a story of conservation - of how people, communities, wilderness, wildlife and open space coevolves - within the more than 6 million acres of public and private land that comprise the park.

The heart of the Adirondack Park is the Forest Preserve which was created by an act of the New York State Legislature in 1885. Through Article 14, the “Forever Wild” clause of the New York State Constitution, the Forest Preserve lands are constitutionally protected: *“The lands now or hereafter constituting them shall be forever kept as wild forest lands. They shall not be sold, nor shall they be leased or taken by any person or corporation public or private.”* Therefore, the people of the great State of New York own and protect approximately 45% or 2,595,802 acres of the Adirondack Park.

The remaining private lands are used principally for forestry, agriculture, open space recreation, residential and commercial uses. This mix of public and private lands is the underlying characteristic of the Adirondack Park. Comprised of 101 towns and villages, the park includes spirited communities with unique Main Streets, farms and small businesses that provide a diverse range of services and products. The abundance of world-class nature-based tourism opportunities, combined with the character and appearance of its public and private lands, make the Adirondacks notably different from most other areas of the United States.

The Adirondack Park represents one-fifth of New York’s land area and has the largest publicly protected area in the contiguous United States. It is comparable in size to the State of Vermont. The park is home to 132,000 residents and boasts more than 3,000 lakes, 30,000 miles of rivers and streams, 46 mountain peaks that exceed 4,000 feet in elevation, a wide variety of habitats including wetlands and old-growth forests recognized for their ecological significance and an abundance of flora and fauna.

Situated within a day’s drive of nearly 100 million people, the park is well positioned to continue to offer a unique fusion of wilderness solitude, outdoor recreation and vibrant communities to the millions of visitors who in increasing numbers see the Adirondacks as a desired travel destination. Preserving and sustaining the park is the fundamental goal of the Adirondack Park Agency and its partners. The Agency accomplishes this complicated task through the implementation of the Adirondack Park Land Use and Development Plan and the Adirondack Park State Land Master Plan.

The Adirondack Park Agency is honored to use, with permission from the Adirondack Council, Gary Randorf photographs throughout this year’s annual report. Mr. Randorf passed away on June 18th, 2019. He was one of the Agency’s original staff members in 1972 and a pioneer in the conservation of the Adirondack Park.

Cover: Moose feeding on aquatic vegetation.

Backcover: Whitetail Deer.

Top: View of Adirondacks from the Champlain Valley.

Bottom Left: Gary Randorf in Five Ponds Wilderness Area.

Bottom Right: Young hiker on Pitchhoff Mountain.

Gary Randorf photos.



About The Adirondack Park Agency

Agency Divisions:

- Administration
- Regulatory Programs
- Resource Analysis
and Scientific Services
- Legal Affairs
- Park Policy and Planning
- State Land
- Local Government Services
- Economic Affairs

Top: Original APA staff members Clarence Petty (left), Gary Randorf (center) and Greenleaf Chase (right). Gary Randorf photo.

Bottom left from left: RASS staff members Aaron Ziemann and Sam Boese analyze slope as part of a site visit.

Bottom right: Biologist 2 Mary O'Dell (right) teaches staff members Christian Blue, Matt Brown and Molly Jordan plant identification methods as part of an annual wetlands delineation training.



The Adirondack Park Agency (APA) was created in 1971 by the New York State Legislature to protect the public and private resources within the “Blue Line” of the Adirondack Park. APA is a New York State agency with a staff of 54 people. It is part of the executive branch of government and is guided by an eleven member board. The fundamental mission of the APA Act is “to insure optimum overall conservation, development and use of the unique scenic, aesthetic, wildlife, recreational, open space, historic, ecological and natural resources of the Adirondack Park.” The Act also defines matters of local concern and those of regional concern, provides appropriate regulatory responsibilities for the APA and the local governments of the park, and seeks to achieve sound local land use planning.

The first official action of the APA was to prepare two regional land use plans: the Adirondack State Land Master Plan (APSLMP), which was signed into law in 1972, followed by the Adirondack Park Land Use and Development Plan (APLUDP) in 1973. These regional plans classify State and private lands according to their characteristics and capacity to sustain use. Both plans are periodically revised to reflect the changes and current trends and conditions of the Adirondack Park.

Under the APSLMP, State lands are classified into one of the following categories: Wilderness, Primitive, Canoe, Wild Forest, Intensive Use, Historic and State Administrative. The APSLMP establishes management policy for state lands. It was developed in cooperation with the Department of Environmental Conservation and approved by the Governor.

The APLUDP applies to private land use and development in the park. The plan is designed to conserve the park’s natural resources and open-space character and promote sustainable development. All private lands are mapped into six land use classifications: Hamlet, Moderate Intensity Use, Low Intensity Use, Rural Use, Resource Management and Industrial Use. The intended purpose of the classification system is to channel growth into areas best suited to support development and minimize expansion on to lands less capable to sustain higher density and use.

The APA also administers the State Wild, Scenic and Recreational Rivers System Act for private lands and the State Freshwater Wetlands Act for both the park’s public and private lands. These State laws provide additional environmental protection for shorelines and wetlands that provide critical ecosystem functions and mitigate the force of flooding which is increasing with climate change.



Executive Director Message



Executive Director
Terry Martino

Top: APA Board Members, staff, local government officials, friends and family gathered in June to honor former Essex County Chairman and long serving Town of Newcomb Supervisor George Canon with a tree planting in the Agency's arboretum - "The Forest of Heroes." In foreground from left: Former Local Government Review Board Executive Director Fred Monroe, APA Executive Director Terry Martino and Monica Young (widow).

Below Left: Hepatica - Bloodroot.

Below Right: Whallons Bay, Lake Champlain in the Town of Essex.

Gary Randorf photos.



I am proud to share with you the 2019 accomplishments of the Adirondack Park Agency. The commitment of our staff and Board members is clearly documented throughout the report and truly evident as one traverses the exceptional public and private lands of this six-million-acre renowned place. Throughout the decade, the Agency has continued to judiciously approve land use and development. Our decisions are science based and always incorporate best management practices in accord with the laws that govern us.

The Agency's work is wide-ranging and complex and 2019 was no exception. We approved telecommunication projects extending service while not diminishing the scenic appeal of the Adirondacks. Staff served on Governor Cuomo's Upstate Cellular Coverage Task Force to help expand coverage throughout rural areas of New York. A new general permit for critical public utility poles and a new application for commercial solar generation facilities will ensure we are prepared for today's challenges, especially those poised by climate change.

Other notable approvals in 2019 included sustainable timber harvesting projects, new tourism facilities managed by the Olympic Regional Development Authority, natural resource extraction projects, shoreline stabilization measures, and a variance for recreational facilities at the Frontier Town Campground and Day Use Area. We also revised our permit templates to continue to improve the review process, and integrated our enforcement services into the regulatory programs division to better coordinate project compliance.

In a decade in which the Forest Preserve increased at historical levels, under the leadership of Governor Cuomo, complex state land use policy issues were addressed. We amended the definition of a Travel Corridor to broaden recreational opportunities and connect communities. We continue to develop guidance to strengthen protection for the park's natural resources through monitoring in close coordination with the Department of Environmental Conservation.

We express our sincere appreciation to Board Member Karen Feldman for her hard work and dedication during her tenure on the Agency Board from June 2013 to May 2019. Ms. Feldman was a passionate advocate for the Adirondack Park and a strong consensus builder who helped advance many policy initiatives and decisions.

As we enter a new decade, we continue to resolutely advance our mission. With the support of Governor Andrew Cuomo, we eagerly look forward to the challenges and opportunities that lie ahead.



Adirondack Park Agency Board

BOARD MEMBERS

Arthur Lussi,
In-Park: Essex County
Daniel Wilt,
In-Park: Hamilton County
William H. Thomas,
In-Park: Warren County
Dr. Chad P. Dawson,
Out-of-Park: Onondaga County
John Lyman Ernst,
Out-of-Park: New York County
Karen Feldman, thru 5/19
Out-of-Park: Columbia County
Eric Gertler, Commissioner
Department of Economic Development
Designee: Bradley Austin
Basil Seggos, Commissioner
Department of Environmental Conservation
Designee: Robert Stegemann
Rossana Rosado,
Secretary of State
Designee: Lynne Mahoney

Top: APA Board welcomes ADI Executive Director Nicole Hylton-Patterson.
Bottom Right: Board Members and staff present Certificate of Appreciation to Paul Smith's Faculty members for their presentation on Climate Change Impacts.
Bottom Left: Boquet River. Gary Randorf photo.



The Adirondack Park Agency is a New York State government agency with an eleven-member Board of Commissioners, five of whom must be residents of the Adirondack Park. The Governor appoints eight members, subject to confirmation by the Senate, and three ex-officio members: the Commissioner of the Department of Economic Development, the Secretary of State, and the Commissioner of the Department of Environmental Conservation. The Board represents a careful balance of local, regional and statewide interests in the Adirondack Park.

Highlights of projects approved by the Agency Board included construction of a new four-cable zip line at the Olympic Regional Development Authority Jumping Complex; construction of a 150-foot-tall water tower in the Town of Mayfield, Fulton County; installation of a 90-foot-tall telecommunication tower concealed as a 95-foot-tall simulated white pine tree in the Town of Elizabethtown, Essex County; timber harvests in the towns of Arietta and Lake Pleasant, Hamilton County, the Town of Westport, Essex County and the Town of Waverly, Franklin County, and a variance and permit amendment involving trail enhancements at the new, universally-designed campground – the Frontier Town Campground, Equestrian and Day Use Area - in the Town of North Hudson, Essex County.

Adirondack Park State Land Master Plan conformance decisions were rendered for a number of Unit Management Plans including: the Saranac Lakes Wild Forest, Sentinel Range Wilderness Area, Hammond Pond Wild Forest and the Generic Travel Corridor UMP. In addition, the Board recommended amendments to the APSLMP involving clarification of the travel corridors classification definition and management guidelines which the Governor approved in June.

The Board approved amendments to Approved Local Land Use Programs in the Towns of Chester, Warren County, Indian Lake, Hamilton County and Westport, Essex County.

The Board welcomed the new Executive Director of the Adirondack Diversity Initiative—Nicole Hylton-Patterson who presented her organization's strategies and goals. The Board also heard informational presentations from the Summit Steward Program, SUNY Albany Atmospheric Sciences Research Center, Paul Smith's College, Lake George Waterkeeper, Wild Center, Audubon Cornell Lab of Ornithology, Protect Our Winters and an overview from Mark Lowery, the Assistant Director for the NYS DEC Office of Climate Change, of the Climate Leadership and Community Protection Act.

[Click for 2019 Agency Board Highlights](#)



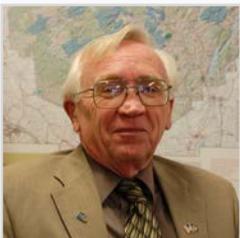
Administration

Staff

Terry Martino,
Executive Director
Elaine Caldwell,
Administrative Officer 1
Keith McKeever,
Public Information Officer
Daniel Kelleher,
Special Assistant for
Economic Affairs
Susan Streiff,
Secretary to Executive Director
Robert P. Kreider,
Information Technology Specialist 2
Amy Hall,
Calculations Clerk 2
C. George Hare, thru 5/19
Maintenance Supervisor 1
Norma Howard,
Student Assistant
Elizabeth Stankus,
Assistant Office Services Manager
Kyle Martin,
Trades Generalist
Michael Warner,
Maintenance Assistant 1
Michael Martin,
Student Assistant

Above: William Thomas presents Maddie Phaneuf with a Certificate of Appreciation for her climate change presentation. Ms. Phaneuf represents Protect Our Winters.

Below Right: William Thomas, Chair Public Awareness and Communications Committee.



The Administrative Services Division is responsible for all fiscal management, contract administration, personnel management, physical plant management and office support. Division staff are involved in the preparation of purchase orders and vouchers, fiscal record keeping, determination of availability of funds for the Agency's division programs, payroll and computerization of fiscal records. Staff are also responsible for media and community relations.

Fiscal Management

The Administrative Services Division implemented Governor Cuomo's FY2019-20 budget as enacted. The Agency met all directives issued by the NYS Division of Budget and managed funding to maintain the Agency headquarters and staffing. The Agency continued to work with the Business Service Center (BSC) and the Statewide Financial System for many of its fiscal transactions.

Information Services

Staff continued to assist the Information Technology Services Center (ITS) in implementing Governor Cuomo's directive to reorganize state information technology services to reduce costs through shared services. The Agency interacts with ITS on a daily basis regarding its information technology needs and resources.

Facilities Management

The Ray Brook State Office Campus Automated Wood Heat System, a high-efficiency low-emission boiler began heating DEC Region 5, APA, and State Police Troop B headquarters in 2019. The \$3 million renewable energy project was implemented by the New York Power Authority (NYPA) in support of Governor Andrew M. Cuomo's BuildSmart NY program. The renewable heating loop system will save the state in annual energy costs and reduce greenhouse gas emissions by more than 391 tons a year—the equivalent of taking more than 80 cars off the road. The system provides over 80% of heat for the APA headquarters. Staff continues to work with the Office of General Services and Division of Budget on additional energy efficiency and safety improvement projects.

Human Resources

During the FY 19-20, the Administrative Services Division continued to work with the Office of General Services, Business Services Center (NYS BSC) on Governor Cuomo's mandate to consolidate many of the Human Resources (HR) functions across state agencies.

Public Relations

The Public Information Officer (PIO) responded to 411 media inquiries and conducted 15 outreach events to international delegations, local officials, college students, special interest groups and the general public. The PIO continues to manage the Agency's Facebook and Twitter accounts. Staff represent the Agency at State Agency PIO meetings and Local Government Review Board meetings. In addition, the PIO administers the Agency Board meeting webcasts and is responsible for preparing the Annual Report.

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Economic Services

North Country Regional Economic Development Council 2019 Summary

The three Regional Economic Development Councils (REDC) representing the Adirondack Park; the Capital Region, Mohawk Valley, and North Country Councils, received a combined \$234.7 million in grant and loan funding through Governor Cuomo’s REDC competition to pursue key economic development projects. The Mohawk Valley and Capital Regions were identified as Top Performers and the North Country council was awarded \$67.9 million.

Since 2011, Governor Cuomo’s REDC competition has delivered over \$2.05 billion for projects in the three regions representing the Adirondack Park.

Some key projects in the Park that were awarded funding include wastewater infrastructure improvements in the Village of Corinth, Saratoga County; snowmobile trail grooming infrastructure in Fulton County; improvements to the Town of Dannemora beach on Chazy Lake, Clinton County, and a new children’s museum in Saranac Lake, Franklin County. A total of 46 projects located inside the Park were funded.

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The Economic Services Unit provides expertise in market and financial feasibility analysis, economic and fiscal impact analysis, and economic development planning to the Agency, State and local economic development organizations, and the region’s business community. Staff assists project sponsors and economic developers in evaluating business locations and identifying other sources of assistance for business development. Staff also works with local governments and economic development entities in the development and implementation of sustainable economic growth strategies.

Community Outreach and Planning Support

Staff provided support to local development initiatives by attending 91 public outreach, local and regional workgroup, and community development meetings spread throughout the Park. Among significant initiatives, staff attended meetings regarding the Common Ground Alliance, the North Country Regional Economic Development Council, Local Waterfront Revitalization, and economic development planning. Staff also provided presentations to the Town Boards of Dannemora, Hadley, and Tupper Lake, as well as to the Warren County Chamber of Commerce. Staff assisted the Village of Northville in the development of its Local Waterfront Revitalization Plan and worked with the Town of Johnsbury Community Development Corporation to implement a strategic plan.

Project Permitting

During project review, Economic Services staff provides expertise in market and financial feasibility analysis as well as economic and fiscal impact analysis pursuant to the Agency’s Section 809 mandate to take into account the potential benefits of a proposed project. Staff advised the Agency on the economic impacts of projects that were approved in 2019 including a hospitality development in the Town of Johnsbury, Warren County, entertainment facilities in Essex County, and forestry projects in Hamilton and Essex Counties. Staff also provided technical expertise related to the Agency’s project review process to a range of large-scale and entrepreneurial ventures during the pre-application process such as a mine expansion in Franklin County, a hospitality development in Franklin County, a vineyard in Clinton County, and a sawmill in Essex County.

Entrepreneurship Support

In September, the Agency partnered with Upstate Capital Association and Point Positive, Inc. to welcome 60 investors and entrepreneurs to Saranac Lake to learn about economic opportunities. Investors from as far away as Philadelphia and Boston were introduced to regional startups such as Birch Boys Chaga, Confluent Energies, LC Drives, and Crua Outdoors. These businesses highlighted successes based on initial funding and their growth potential. Representatives from SUNY Jefferson, Clarkson University, and the North Country Regional Chamber of Commerce also presented.

Top: Committee Chairman Arthur Lussi (center) presents a Certificate of Appreciation to Tupper Lake entrepreneur Garrett Kopp. Mr. Kopp is the founder of the successful Birch Boys Chaga Tea company located in Tupper Lake.

At Left: Economic Affairs Committee Chairman Arthur Lussi.
At Right: Special Assistant for Economic Affairs Dan Kelleher.

Regulatory Programs

Staff

Robert J. Lore
Deputy Director
Colleen C. Parker
Environmental Program Specialist 3
John M. Burth
Environmental Program Specialist 3
Thomas E. Saehrig
Environmental Program Specialist 2
Ariel D. Lynch
Environmental Program Specialist 2
Devan F. Korn
Environmental Program Specialist 2
Virginia Yamrick
Environmental Program Specialist 1
Trevor S. Fravor
Environmental Program Specialist 1
Frederick W. Aldinger
Environmental Program Specialist 1
Milton B. Adams
Environmental Program Specialist 1
Emily M. O'Mohoney
Environmental Program Specialist 1
Sarah A. Staab
Environmental Program Specialist 1
Bart Haralson
Environmental Program Specialist 1
Mathew B. Brown
Environmental Program Specialist 1
Christian Blue
Environmental Program Specialist 1
Laurie Harrigan (thru 10/19)
Secretary 1
Stephanie Petith
Secretary 1



The Regulatory Programs Division implements the statutory and regulatory provisions of the APA Act, the Freshwater Wetlands Act, and the Wild, Scenic and Recreational Rivers System Act. Staff provide pre-application project guidance and assessment, determine application completeness, apply review standards and prepare permit, variance or denial orders.

In 2019, the Regulatory Programs Division received 331 project applications and issued 267 permits and 12 non jurisdictional determinations. In addition, 155 preapplication files were initiated. The following tables summarize permit activity in 2019.

Permits Issued	2018	2019
Minor	63	70
Major	72	61
Variance	7	4
State Agency Order	12	5
Amendments/Renewals	68	62
General Permits	30	55
Emergency Authorizations	2	10
Total	252	267

Project Categories (Not comprehensive list)	2019
Subdivisions	82
Single Family Dwellings	37
Towers/Telecommunication Projects	29
Wetland Projects	14
Commercial Use	8
Sand and Gravel Mining	12
Timber Harvesting	4

Top: Environmental Program Specialist 2 Devon Korn conducts site visit with Environmental Program Specialist 1 Bart Haralson.

At Left: Regulatory Programs Committee Chairman Daniel Wilt.
At Right: Deputy Director for Regulatory Programs Robert Lore.

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Regulatory Programs



Top: Staff work effectively with telecommunication companies to expand cellular coverage throughout the park. A 95-foot telecommunication tower was approved in Elizabethtown, Essex County.

Renewable Energy Projects

Staff worked with renewable energy companies on five pre-applications involving new solar energy projects. The proposals involve solar fields of 2 MW capacity encompassing approximately 20-50± acres.

A Large Scale Solar Generation Facilities application form was also created in 2019.



[Click to Download Solar App](#)

Bottom: A variance was authorized for construction of a new foot bridge and stone staircase at the Frontier Town Campground, Equestrian and Day Use Area located in North Hudson, Essex County.

Telecommunication Projects

In 2019, the Agency approved 29 telecommunication projects. Projects included 8 new towers - 6 of which were horizontal co-location general permits. Two public safety/emergency communication towers were also approved. General Permits and amendments to existing permits were issued for the remaining twenty-one projects.

Silvicultural Treatments

Four permits for jurisdictional timber harvesting projects on private lands were issued. The projects were designed to meet specific silvicultural goals based upon existing forest conditions. Applicants designed treatments to establish favorable conditions for long-term forest health and timber value. Staff also conducted compliance reviews on several previously approved projects.

Variances

Four variances were authorized. Three of the variances were granted for the expansion of existing dwellings located within regulated shoreline setbacks. One variance was approved for trail enhancements at the Frontier Town Campground and Day Use Area in North Hudson, Essex County.

Commercial Use Projects

Twenty-nine commercial use permits were approved. Eleven permits extended the life term or amended an existing sand and gravel operation. Notable projects included a new commercial laboratory for Ampersand Biotech, LLC located at the former Lake Clear School in Harrietstown, Franklin County (P2019-0033) and a new commercial storage facility located in Indian Lake, Hamilton County (P2019-0010).

Subdivision Projects

Eighty-two subdivision permits were issued including twenty-two projects each of which create three or more lots. P2019-0023 authorized a 6-lot subdivision in the Town of Black Brook, Clinton County. The project included access to Silver Lake.

Emergency Action Projects

Nine emergency certificates and one combined emergency certificate and authorization for projects undertaken by the Department of Transportation were issued. Eight projects were in response to the Halloween Storm which resulted in the road collapse and washouts along Route 8 in West Canada Creek in the Town of Ohio.



Regulatory Programs Enforcement Division



Staff in the Regulatory Programs Enforcement Division investigate alleged violations of Agency laws and regulations. Work is fairly and consistently undertaken with the goal to protect the unique natural resources and open space character of the Adirondack Park. Staff prioritize compliance when resolving enforcement matters.

The following charts summarize the Regulatory Programs Enforcement Division staff work.



Above: Environmental Program Specialist 1 Christian Blue conducts a permit compliance site visit.

Staff also issued 55 jurisdictional determinations, conducted 121 site visits for review of permit applications, and were the assigned project review officer for 84 projects in 2019.

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Activity	2018	2019
New Cases Opened	188	217
Site Visits	148	161
Settlement Agreements Sent	81	91
Settlement Agreement Signed	44	48
Cases Closed Voluntary Compliance	44	24
Cases Closed No Violation	97	91
Open Cases End of Year	163	211

Alleged Violation	2019	Alleged Violation	2019
Substandard Lot Subdivision	24	Commercial Use	3
Lot Counting Subdivision	6	Junkyard	5
Resource Management Subdivision	10	Shoreline Structure Setback	28
Critical Env. Area Subdivision	1	Shoreline Cutting	20
Wetland Subdivision	9	Commercial Sand and Gravel Ext	2
Wetland Project	53	Septic within 100 feet of wetland	2
Development in River Area	3	Tourist Accommodation	1
Permit Violation	36	Multiple Family Dwelling	2
Structure over 40 feet	2	Watershed Management Project	1
25-Acre Clearcut	2	Waste Disposal Area	4

Top: Environmental Program Specialist 1 Sarah A. Staab (right) conducts a site visit in Elizabethtown as part of pre-application process with RASS staff Shaun LaLonde (center) and Aaron Ziemann (left).

At Left: Enforcement Committee Chairman Arthur Lussi.
At Right: Environmental Program Specialist 3 John Burth.

Legal Division

Jurisdictional Office

Staff

Christopher Cooper,
Counsel
Sarah Reynolds,
Associate Counsel
Paul Van Cott,
Associate Attorney
Elizabeth Phillips,
Senior Attorney
Jennifer Hubbard,
Senior Attorney
Douglas Miller,
Environmental Program Specialist 2
Brian Ford,
Environmental Program Specialist 1
Emily Tyner,
Environmental Program Specialist 1
Tracy Darrah,
Environmental Program Specialist 1
Mary Palmer,
Office Assistant 2

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At Left:
Legal Affairs
Committee Chair-
man Arthur Lussi.



The Legal Division consists of three major components: the Office of Counsel, the Legal Services Unit and the Jurisdictional Inquiry Unit. The Counsel and Associate Counsel advise all Agency divisions and the Agency Board. Legal Services attorneys review significant permitting, planning, enforcement, and other documents; assist the Attorney General with litigation; manage adjudicatory hearings, and provide other legal advice as necessary.

Office of Counsel and Legal Services

The Office of Counsel and Legal Services Unit contributed significantly to the development of a new application and process for solar project applications; the development and Agency approval of a General Permit/Order for the Replacement of Utility Poles; new minor project applications, worksheets, and permit templates; additions to delegated authority in the Delegation Resolution; the development of Emergency Certificates and Emergency Recovery Authorizations; and to ongoing strategic planning efforts for the Agency’s programs and processes. Office of Counsel also provided

Activity	2019
Jurisdictional Inquiries Received	921
Jurisdictional Inquiries Responses	920
Jurisdictional Determinations	186
Non-Jurisdictional Determinations	627
Variance Determinations	40
General Information Responses	31
Potential Violation Determinations	36
Average Response Time (in days)	16
Telephone Consultations	3822
Walk-in Consultations	151
Site Visits	10
Referrals from other Agencies	478
FOIL Requests Received	260

advice to the Attorney General’s office on pending litigation matters; assisted with significant actions involving the Adirondack Park State Land Master Plan; unit management plans; review of amendments to the Adirondack Park Land Use and Development Plan Map, and review of approved local land use codes.

Jurisdictional Inquiry Unit

The public’s first point of contact with the Agency is often with the Jurisdictional Inquiry Unit. Staff provide advice to landowners and others regarding Agency jurisdiction to determine if an Agency permit or variance is required. This unit also handles referrals from other agencies and includes the Agency’s Records Access Officer who is responsible for processing all Freedom of Information requests.

In 2019 the Agency received a total of 921 jurisdictional inquiries. The adjacent table summarizes activities performed by staff.

Top: Environmental Program Specialist 2 Douglas Miller consults with Environmental Program Specialist 1 Frederick W. Aldinger to render a jurisdictional inquiry determination.

At Left: Counsel Christopher Cooper.

At Right: Environmental Program Specialist 2 Douglas Miller.

Resource Analysis & Scientific Services

Staff

Kathy Regan,
Supervisor Natural Resource Analysis
Shaun LaLonde,
Soil and Water Engineering Specialist
Mark Rooks, thru 3/19
Associate A.P. Project Analyst
Biological Resources
Mary O'Dell,
Biologist 2 (Ecology)
Aaron Ziemann,
Associate A.P. Project Analyst, Forest Resources
Leigh Walrath,
Associate A.P. Project Analyst, Fresh Water Resources
Alicia Purzycki,
Environmental Engineer 1
Kelly McKean,
Biologist 1 (Ecology)
Sam Boese,
Assistant Engineer (Environmental)
Annemarie Peer,
Office Assistant 2



The Resource Analysis and Scientific Services (RASS) Division of the Adirondack Park Agency is responsible for providing scientific and engineering assistance to agency staff. All projects are analyzed by RASS including projects that involve wetlands, soils, wastewater treatment, invasive species, stormwater, surface water and/or forests.

RASS staff act as the interface between Agency Divisions and with project sponsors, providing technical determinations and insight on a wide range of environmental issues. During site visits, RASS staff provide technical direction and guidance to applicants to avoid adverse environmental impacts. Staff also provide wetland determinations and field delineations to landowners, an integral step for the planning and design of projects. In addition, RASS staff provide technical evaluations on enforcement cases, jurisdictional determinations, variances, and policies.

Engineering

The evaluation of existing and proposed development within the Park requires professional engineering services and technical analysis that is based upon sound science and engineering judgment that is consistent with applicable laws, regulations, standards, policies and guidance documents.

Engineering Review by Category	Total
Onsite Wastewater Treatment System	325
Stormwater Management	300
Shoreline Reviews	317
Shoreline Variance Proposals	197

Engineers completed a total of 155 site visits in 2019.

Engineering evaluations include, but are not limited to: on-site wastewater treatment systems, site design and access, stormwater management, erosion and sediment control, dam, bridge and road design, mineral extraction, traffic and noise studies, and review of the adequacy of municipal infrastructure services.

Support of Division/Activity	Total
Regulatory Programs (Permit Applications)	522
Legal (Jurisdictional Office, legal reviews)	160
Legal (Enforcement)	118
Planning (Local Government)	10
Planning (State Land)	27

In addition, staff provided technical recommendations in support of all Agency divisions and activities.

Top: Aaron Ziemann (right) conducts deep hole soil test pit during site visit with Agency environmental engineers Sam Boese (center) and Alicia Purzycki (left).

At Left: Park Ecology Committee Chairman John Ernst.
At Right: Supervisor Natural Resource Analysis Kathy Regan.



Wetlands

The NYS Freshwater Wetlands Act and the APA Act have stringent requirements for regulated activities involving wetlands. Wetlands perform critical functions for both the natural and built environments. Wetlands staff provide a high level of service to the public that includes delineation, mitigation and impact analysis. The Agency's wetlands program is proactive, responsive to public needs and technologically advanced. Staff share information with applicants on the significance of wetland ecosystems so that landowners better understand their important role. Staff conducted 235 wetland site visits this year. The average processing time for site visits was 17 days. In addition, staff completed 298 wetland air photo interpretations. Air photo interpretations augment staff's wetland field delineations and aid in jurisdictional determinations.

Soils

Interpretations of deep-hole test pits (DHTPs) provide the necessary information to correctly locate on-site wastewater treatment systems (OSWTs). A total of 91 projects involving 152 deep-hole test pits were reviewed by Agency staff. Of the 152 DHTPs, 128 were described by Agency staff and 24 were described by outside consultants. All data submitted by consultants is checked by Agency staff to ensure profile accuracy, separation requirements and appropriate setback distances. Thirty-five percent of the test pits were approved for conventional OSWTs, 44 percent were approved for shallow absorption OSWTs, and 20 percent did not meet Agency guidelines. Of the approved shallow systems, 90 percent were due to shallow seasonal high groundwater, and 10 percent were due to shallow bedrock.

Freshwater Resources

In addition to providing technical support within the agency, freshwater analyst staff worked with the Adirondack Park Invasive Plant Program's (APIPP) Aquatic Invasives Project Coordinator to assess the utility of unmanned aerial vehicles (drones) for mapping floating-leaf and deep-water marshes. Staff also assisted APIPP to train lake volunteers in advancement of the citizen scientist-based Lake Management Tracker tool. Staff attended conferences organized by the Adirondack Lakes Alliance, the New York State Federation of Lake Associations, and the North American Invasive Species Management Association, where the Lake Management Tracker tool was presented. Staff provided public outreach and guidance to local lake associations, the Adirondack Lakes Alliance, and at Paul Smiths College's annual lake steward training. Staff served on the Adirondack Aquatic Invasive Species Advisory Committee, and various committees for the Lake Champlain Basin Program and Lake Champlain Sea Grant.

Forests

Forestry staff reviewed four proposals for jurisdictional timber harvesting projects on private lands. These projects were designed to meet specific silvicultural goals, based upon existing forest conditions, with the intent of creating favorable conditions for long-term forest health and timber value. Three of the project sites were within New York State Working Forest Conservation Easements, and all were subject to the standards of third-party forest certifications. Agency forestry staff also conducted on-site reviews of previously issued permits for timber harvests to insure compliance with permit conditions. Since 2013, the Agency has reviewed and issued permits for 28 timber harvest projects on approximately 7,700 acres comprising a variety of silviculture treatment types including shelterwood, clear-cut, thinning's, salvage and selection harvests. Staff are engaged with State agencies, forest health researchers and APIPP to monitor invasive pest disturbances within the lands and waters of the Adirondack Park. Vigilance and public education regarding these threats is critical.

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Above: Biologist 2 Mary O'Dell (left) assists project applicant with wetland delineations as part of a site visit.



Above: Fresh Water Resources Analyst Leigh Walrath works with a shoreline property owner to survey aquatic species and identify invasive plants.

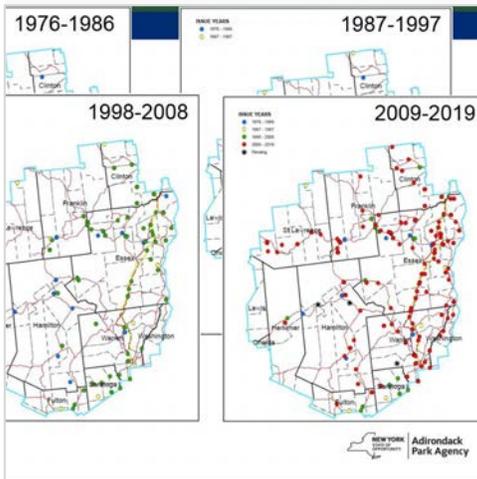


Above: Staff conduct site visit to assess culvert replacement to handle increase stormwater flow associated with climate change. From Left: Mary O'Dell, Kelley Tucker from Ausable River Association, Kelly McKean and Shaun LaLonde.

Planning Division

Staff

Richard Weber,
Deputy Director Planning
Walter Linck,
Associate Natural Resources Planner
Robyn Burgess,
A.P. Local Planning Assistance Specialist
Matthew Kendall,
Associate Natural Resources Planner
Kevin Prickett,
Senior Natural Resources Planner
Matthew McNamara,
Environmental Program Specialist 1
Kate-Lyn Knight,
Environmental Program Specialist 1
Molly Jordan,
Mapping Technologist 1
Mary Palmer,
Office Assistant 2
Annemarie Peer,
Office Assistant 2



Above: Telecommunication Maps



Adirondack Park Agency



The Agency's Planning Division is responsible for regional planning, local government services, Adirondack Park Land Use and Development Plan Map amendments, State land planning, Park policy, Geographic Information System (GIS), cartographic services and web site management.

Park Policy and Planning

The Agency approved an amendment to the Adirondack Park Land Use and Development Plan (APLUDP) map proposed by the Town of Westport, Essex County. The amendment expanded the hamlet area by 32 acres. Staff worked with the Town of Warrensburg, Warren County in consideration of possible APA land use area reclassifications for the town's private lands. Staff presented land use and resource limitation maps to the Town Board for their review and met with the Town Supervisor to discuss Warrensburg's goals and community needs. Staff also consulted with the Town of Lake Luzerne, Warren County regarding a request for an amendment to reclassify approximately 105 acres from Rural Use to Moderate Intensity Use. The Agency will review and take action on this proposal in 2020. In addition land use planning assistance was provided to the Town of St. Armand, Franklin County.

Historic Resources Review

Staff completed required historic resource reviews for various projects throughout the Adirondack Park. These reviews were undertaken in Elizabethtown, Jay, Minerva, North Elba, St. Armand, Ticonderoga (Essex County), Johnsburg, Thurman (Warren County), Dresden, Fort Ann (Washington County), Saranac (Clinton County), Harrietstown (Franklin County) and Lyonsdale (Lewis County).

Geographic Information Analysis

Staff created map products to support State Land reclassification analysis and action involving the Gore Mountain Ski Center. The telecommunication towers maps were updated to identify location and current number of approved towers in the park. Staff updated GIS data layers in 2019 including addition of 2018 aerial image, tax parcels, detailed soils data, telecommunication data, site visit photo points and Natural Heritage Program data.

The Agency's LookUp web application is a critical tool used day-to-day by staff for research and analysis. Staff maintains the data to ensure all layers are current. In addition, staff began researching best procedure to migrate LookUp System to new software platform. A new GIS server was installed this year. Migration of software and data was initiated and will continue into 2020. Staff also undertook major software updates to the 3D Stereo Analyst workstation used for wetlands mapping.

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Top: Matthew Kendall, Associate Natural Resources Planner, (left) consults with Warrensburg Supervisor Kevin Geraghty to assist the town in preparation of a private land reclassification proposal.

At Left: Park Policy and Planning Committee Chairman Dr. Chad Dawson.
At Right: Deputy Director for Planning Richard Weber III.

Planning State Land



State Land staff work with the Department of Environmental Conservation (DEC) to prepare and review Unit Management Plans (UMPs) consistent with the Adirondack Park State Land Master Plan (APSLMP); provide guidance and interpretation regarding the APSLMP to DEC staff and the Agency’s Board; consult with DEC on long-range plans for the future of State lands; review proposed DEC projects on State lands to ensure conformance with the APSLMP; and consult with the DEC to develop Agency proposals for the classification and reclassification of State lands.

Unit Management Plans

State Land staff reviewed and the Agency Board determined the following Unit Management Plans (UMP) conformed to the APSLMP: Saranac Lakes Wild Forest, Hammond Pond Wild Forest and Sentinel Range Wilderness. An amendment to the 1995 Blue Mountain Wild Forest UMP was also reviewed and approved. New York State Department of Transportation (DOT) prepared and submitted the Generic Travel Corridor UMP in 2019. It was determined in compliance with the APSLMP by the Agency Board. This extensive document was the result of a substantial effort by DOT staff in consultation with APA and DEC. It was subject to multiple public hearings and input from all park stakeholders. All future UMPs for state highways must conform to the policies and guidelines of the Generic Travel Corridor UMP. Staff consulted with DEC on their ongoing development of new UMPs and UMP amendments including the Crown Point Historic Area, Hinckley Reservoir and Fish Creek Public Campground Intensive Use Areas, Lake George and Chazy Highlands Wild Forest Areas and the Remsen-Lake Placid Travel Corridor. Action on these plans is anticipated in 2020.

State Land Planning

In August of 2019, staff published a new edition of the APSLMP which included new definitions and revised management guidelines and criteria for the Travel Corridor section.

The Agency adopted guidance for the Siting, Construction and Maintenance of Primitive Tent Sites. Guidance provides criteria for site size limits, allowable improvements, signage, accessibility, roadside camping, and groupings of tent sites. Staff continue to work on rock climbing and ice climbing guidance. Pursuant to agreements agreed to in the High Peaks Wilderness and Vanderwhacker Wild Forest UMPs, staff are preparing in consultation with DEC guidance for “Visitor Use Management and Wildlands Monitoring.” Staff reviewed twenty-eight project specific proposals for State Lands in 2019. Projects included wetland jurisdictional determinations, new foot trail construction, re-routing existing trails, snowmobile trail bridge replacement, road maintenance activities and drainage improvements. Staff also assisted Regulatory Program and RASS staff with State Land/Conservation Easement Land projects involving wetlands.

Top: Deputy Director for Planning Richard Weber III discusses Primitive Tent Site Guidance with Agency Board Members during a field visit.

At Left: State Land Committee Chairman John Ernst.

Above: The Hammond Pond Wild Forest Unit Management Plan was determined in compliance with the APSLMP.



Above: State Land Staff use map and compass on site visit to Azure Mountain to analyze viewshed potential.

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Planning Local Government Services

Local Government Day 2019 Summary

The 22nd Annual Local Government Day was another successful collaboration with Adirondack Park Officials. More than 320 people representing 40 Adirondack municipalities and 79 other organizations attended. The keynote speaker was Senior Advisor to the Governor for Upstate Economic Development John Maggione. The Local Government Day Planning Committee recognized the NYS Department of Environmental Conservation Forest Rangers with the Annual Local Government Day Award.



Above: APA staff Sarah Staab (left) and Trevor Fravor (center) provide outreach to local government officials during Local Government Day Conference.

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Local Government Services

The Local Government Services staff assist individual towns in the Park to develop planning initiatives and land use controls that meet local needs. Staff also administer Agency-approved local land use programs (ALLUPs). During the year, staff attend community meetings, provide advice and guidance on land use issues, prepare and present training workshops and provide plan and code review. Two program staff provide oversight of the eighteen Agency-approved local land use programs and review approximately 100 variance referrals and 30-50 zoning amendments annually.

In 2019, staff met with 45 of the 101 Adirondack Park towns and villages. Interactions included town meetings, training, comprehensive planning, zoning consultations and Local Government Day. Staff reviewed requests from twelve park municipalities to review local land use laws and their alignment with APA regulations. The Agency approved six amendments to ALLUPs including the repeal and replacement of the Town of Chester's zoning code and the Town of Indian Lake's zoning code, an amendment to the Town of Queensbury's shoreline cutting provision, adoption of the Town of Hague's solar installation regulations, amendments to the Town of Lake George's zoning code for tourist accommodations and short-term rentals and the Town of Westport received approval for the rezoning of an area which was subject to Agency Map Amendment 2018-2. The zoning change aligned the Town's zoning district with the recent reclassification to Hamlet. Staff also provided a three hour training for 65 real estate professionals.

Local Government Services Program Accomplishments	2019
Land Use regulations consulted/reviewed	35
APA-approved local land use program amendments approved	6
APA-approved local land use program variances reviewed/reversed	86/1
Meetings with Town Officials	10
Land Use Planning Inquiry Responses	152
Intra-Agency Local Planning Assistance	37
Training and Workshops	2
Comprehensive Plans reviewed	0

Top: A.P. Local Planning Assistance Specialist Robyn Burgess provides a jurisdictional training course to local real estate professionals.

At Left: Local Government Services Committee Chairman Daniel Wilt.
At Right: A.P. Local Planning Assistance Specialist Robyn Burgess.

Local Government Review Board

Chairman Ronald Moore
Executive Director Gerald Delaney
Communication Director Fred Monroe
Secretary Katelyn Smart

Members

Clinton County
Jim Facticeau
Essex County
Ron Moore, Steve McNally, Joe Pete Wilson
Franklin County
Brian McDonnell
Fulton County
Scott Horton
Hamilton County
Brian Wells, John Stortecky, Clark Seaman
Herkimer County
Linda Eykelhoff, Jeff Greene
Lewis County
Brian Moser
St. Lawrence County
Ron Roberts, Mark Hall
Saratoga County
Bruce Brownell, Jean Raymond
Warren County
Kevin Geraghty
Washington County
Samuel Hall, Brian Campbell

Below Left: Chairman Ronald Moore

Below Right: Executive Director Gerald Delaney



Above: Local Government Review Board Executive Director Gerald Delaney (right) at the 2019 Adirondack Park Local Government Day. From Left: APA Board Member Karen Feldman, Senior Advisor to the Governor John Maggiore, APA Executive Director Terry Martino and APA Counsel Christopher Cooper.

Local Government Review Board

Section 803-a of the APA Act establishes the Adirondack Park Local Government Review Board. As provided by law, the purpose of the Review Board is to advise and assist the Agency in carrying out its mission. The Agency enjoys a strong working relationship with the Review Board through open discussion and dialogue focused on local government perspectives.

Agency members and staff regularly attend the Review Board meetings, which are held monthly throughout the Adirondack Park. At the monthly Adirondack Park Agency meetings, Review Board Executive Director Gerald Delaney plays an active role in all deliberations. The Agency's efforts to achieve balanced decisions are greatly enhanced by this dialogue. The State of New York provides operating funds for the Local Government Review Board through the Agency's budget.

The Local Government Review Board Executive Director attended all Agency Board monthly meetings and strongly represented local government and park resident positions. The Review Board provided sound advice regarding efficiencies in the agency's permit process. Increased telecommunication coverage throughout the park remained a priority for the Review Board as they stressed its critical role. The Review Board continued to serve as an effective liaison between the agency and park residents.

Below: The Adirondack Park Agency honored long serving Newcomb Supervisor George Canon in 2019. Mr. Canon was inducted into the Agency's Arboretum - "The Forest of Heroes." Mr. Canon was Newcomb Town Supervisor for 26 years and served as Chairman of the Essex County Board of Supervisors. His visionary leadership resulted in Newcomb securing one of the first APA Approved Local Land Use Programs. Supervisor Canon was Chairman and a long-serving Board Member of the Adirondack Park Local Government Review Board as well as a founding member and past president of the Adirondack Association of Towns and Villages.



Agency Staff Transitions

The Agency bolstered its staff roster in 2019 with the appointment of:

Christopher Cooper as Counsel

Robert Lore as Deputy Director for Regulatory Programs

Sam Boese as Assistant Engineer

Kelly McKean as Biologist 1

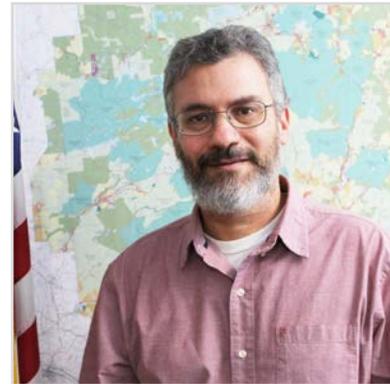
Christian Blue as Environmental Program Specialist 1

Michael Martin as Student Assistant

Michael Warner as Maintenance Assistant 1



Counsel Christopher Cooper
Mr. Cooper was appointed Counsel in March. He has extensive public and private legal experience. He served as a Lieutenant in the Merchant Marines and earned his Juris Doctor from New York University School of Law.



Deputy Director for Regulatory Programs Robert Lore
Mr. Lore was appointed DDRP in August. His background includes management positions with the Federal Emergency Management Agency. He earned a M.S. in Climate Change Studies - U. Maine.



Assistant Engineer Sam Boese
Mr. Boese was appointed in August. Previously he worked with NYS DOT. He earned a B.S. in Civil Engineering (Environmental) from SUNY Buffalo.



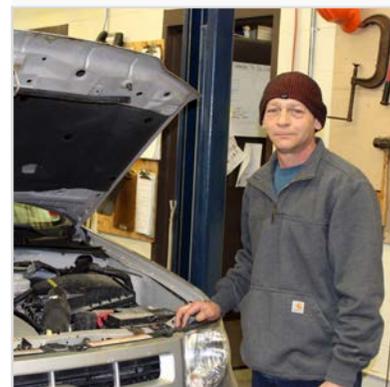
Biologist 1 Kelly McKean
Ms. McKean was appointed in May. She previously was employed with the NYS DEC. Ms. McKean earned a B.S. in Environmental Science from U. Delaware.



EPS 1 Christian Blue
Mr. Blue was appointed in January. His previously work experience includes AWI. He has a B.S. in Natural Resource Sustainability from Paul Smith's College.



Student Assistant Michael Martin
Mr. Martin was hired in January. He works in the Agency's Maintenance Department and assists in property and grounds maintenance.



Maintenance Assistant 1 Michael Warner
Mr. Warner was hired in December. His prior experience includes general maintenance work at the Mirror Lake Inn.

Agency Staff Transitions

Agency promotions:



May O'Dell
Biologist 2



John Burth
Environmental Program Specialist 3



Devon Korn
Environmental Program Specialist 2



Kyle Martin
Trades Generalist



Board Member
Karen Feldman

Ms. Feldman served the Agency diligently from June 2013—May 2019. During her tenure she chaired the State Land, Legal Affairs and Enforcement Committees. She chaired the State Land Committee for a historic classification action that involved lands in all twelve park counties including the Boreas Ponds Tract. Ms. Feldman was also a strong advocate in the fight against invasive species.



Maintenance Supervisor 1
George Hare

Mr. Hare had an accomplished career. He was hired in 1989 at the Paul Smith's Visitor Interpretive Center. His time at the VICs included construction of the very popular Butterfly house and trail system. In 2010, Mr. Hare took on the Head Maintenance responsibilities at APA headquarters. He was invaluable during the wood boiler furnace installation, assisted with energy conservation improvements and facility remodeling projects.



Associate A.P. Project Analyst,
Biological Resources
Mark Rooks

Mr. Rooks worked to protect the natural resources of the Adirondack Park during his nearly twenty year career at APA (2000-19). He delineated wetlands and reviewed wetland projects. He integrated 3D technology which helped advanced APA's wetland mapping capabilities. Mr. Rooks was instrumental in developing computer modeling to assess ecological impacts.



Secretary 1 Laurie Harrigan
Ms. Harrigan dedicated nearly thirty-three years of service to the APA. She effectively provided administrative support to numerous staff across multiple divisions from 1986 through 2019. Ms. Harrigan answered uncountable phone calls, logged in thousands of projects, attended public hearings, organized submitted public comments, scheduled meetings, prepared reports and assisted staff with the preparation of professional documents.



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Governor Andrew M. Cuomo

Executive Director Terry Martino

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