

Section 3.10 Police, Fire, and Emergency Medical Services

Comment 3.10-1-PHT/41UU: The problem arises that we don't have a fire truck with a ladder that can reach five stories for the hotel. You have to figure out what the cost of the fire truck is. We don't have any place to park the fire truck, adding on the cost of garaging the truck or building a new firehouse. Once you have that, you have to figure out how you're going to have the manpower to operate it. If there aren't enough volunteers, you have to hire people. Then you'll have all the labor costs associated with having a professional emergency force. [Bart Wu, November 17, 2007 Public Hearing Transcript, pgs. 93-94; Letter, March 25, Comment UU, page 10]

Response 3.10-1-PHT/41UU: The Applicant has been communicating with members of the Town's emergency services community throughout the history of the project. The most recent exchange is documented in a meeting summary dated February 27, 2008, which is contained in the public record. The April 8, 2008 MDP incorporates suggested design measures to address the comments of emergency services representatives. These measures include the installation of dry hydrants, standpipes, minimum clearances/separation to address equipment access.

In a letter dated July 31, 2008 (see Appendix E), the Town of Amenia Fire Chief did confirm that the Fire District does not own an aerial truck to serve a five story structure. The Towns of Dover and Sharon do own aerial trucks and would be called under the mutual aid procedures if such equipment was necessary. All of the interior sprinkler systems will be designed with input from the Fire Department to ensure adequate fire protection and emergency circulation. The July letter from the Fire Chief also indicated that with mutual aid from Sharon and Dover, there would be adequate manpower to service the project in an emergency.

The project will provide increased tax revenues to the Amenia Fire District, which will enable the Department to purchase new equipment should there be the need for it. Furthermore, as noted in Section 121-18(C)(10)(b) of the Town of Amenia Zoning Law, the Planning Board is required to consult with the Fire Department for any project seeking a waiver from the 35-foot height limit in the RDO zone.

Comment 3.10-2-PHT: A ladder truck brand new will cost \$2 Million, not to mention that you need a dedicated pumper truck in order to provide water that the ladder truck will need to fight a fire in such a tall building. I see problems with how the taxpayers in town, without some sort of help from the developer, laying out the money or running a bond to purchase that equipment. That's going to be a

tremendous burden on the taxpayers. A pumper truck is going to cost \$1 Million, so we are looking at \$3 Million just for those 2 pieces of equipment. [Cheryl Morse, November 17, 2007 Public Hearing Transcript, page 143]

Response 3.10-2-PHT: Please refer to Response 3.10-1-PHT.

Comment 3.10-3-PHT: I understand the implications of emergency access and the cost of fire equipment. B/c with the influx of development over the years during the 60s, 70s, and 80s of the sprawl of Manhattan they have had to obtain more expensive equipment to fit the needs of higher story buildings. [Cheryl Morse, November 17, 2007 Public Hearing Transcript, page 140]

Response 3.10-3-PHT: Please refer to Response 3.10-1-PHT.

Comment 3.10-4-PHT: The state and county sheriff's departments have indicated that this development will not have a materially adverse impact on their ability to do their jobs. It may or may not. Do we need to hire a professional police force within the Town? [Bart Wu, November 17, 2007 Public Hearing Transcript, page 94]

Response 3.10-4-PHT: Correspondence from the Dutchess County Sheriff's Department and the New York State Police is included in Appendix 9.1 of the DEIS. As discussed in Section 3.10 of the DEIS, the Sheriff's Department noted the possible need to hire four additional deputy sheriffs to adequately handle an increase in calls, but otherwise did not express concerns about the impact of the project on the Department's ability to serve the Town of Amenia. The project will generate a significant surplus in tax revenue, which will help emergency service providers hire new staff or purchase additional equipment if needed. The project's potential impacts to the services of the New York State Police are not expected to be significant. With the use of a private on-site security at the Silo Ridge Resort Community, potential impacts to police services would be even further reduced.

Comment 3.10-5-PHT: If the hotel here - assuming it was even a 50-room hotel - has an event, you will need to have to have some local police onsite directing traffic, parking, and maintaining safety. It seems unlikely that you can get away without it. I think that should require some study. [Dean Kaye, November 17, 2007 Public Hearing Transcript, page 154]

Response 3.10-5-PHT: The project will utilize a private security firm for on-site security on a daily basis. Security will be supplemented by additional special event management teams as needed, and/or by hiring local off-duty security personnel, including local sheriff's department staff and police officers.

Comment 3.10-6-PHT: Also, and this is ignorance on my part, have we done a study as to how all these new people who will be coming in to fill up 300-plus housing units, how will this affect all of Amenia's current and future infrastructure which will have to be created to support it? Do we have enough fire engines? Do we need more State Troopers? Is this going to have a big effect on our school system? Not to mention taxes. And that's my last question, which is we have to expand or create a sewage system and water and all this kind of stuff. [Romia Kimball, March 5, 2008 Public Hearing Transcript, page 14]

Response 3.10-6-PHT: Questions regarding impacts on infrastructure (including water and sewer), the school district, and tax revenue are addressed in the respective sections of the FEIS. See response 3.10-1-PHT regarding fire equipment and 3.10-4-PHT regarding police staffing.

Comment 3.10-7-4A: They do acknowledge, however, that there is likely to be an increase in the need for emergency services, and an increase in the school population by 128 students. They go on to say that both of these service providers will be the recipients of increases in revenue: the former by \$200,000 "to increase staff and new equipment", and the latter by \$2,140,000 (DEIS sec. 1.0-3.13-8). The town relies on volunteers for its fire and emergency departments. So how does that work? [Arlene Iuliano, Letter, March 18, 2008, Comment A]

Response 3.10-7-4A: The Applicant acknowledges that participation levels in the volunteer service can fluctuate and are outside the control of the Applicant. Please see Response 3.10-1-PHT and correspondence from the Amenia Fire Chief in Appendix E.

Comment 3.10-8-14F: What if our fire and rescue and ambulance services has to be expanded? Will we need a police force? [William J. Burke, Letter, November 30, 2007, Comment F, page 1]

Response 3.10-8-14F: The project will provide tax revenue to these services, which can be used for equipment, supplies, physical improvements, etc. As noted in Response 3.10-4-PHT, the Dutchess County Sheriff's Department noted the possible need to hire four additional deputy sheriffs to adequately handle an increase in calls, but otherwise did not express concerns about the impact of the project on the Department's ability to serve the Town of Amenia. With adequate police coverage by the Sheriff's Department, as well as private on-site security provided by the resort, the proposed project is unlikely to require the establishment of a local police force.

Comment 3.10-9-GP112: The section *Police, Fire and Emergency Medical Services* (3.10) generally relies upon the demographic and fiscal data to support the applicant's position. We refer the Planning Board to comments prepared by the

Hudson Group. We note the fiscal benefits described will be realized at full buildout of the project and should be stated as such. [Greenplan, Inc., Letter, April 6, 2008, Comment #112, page 21]

Response 3.10-9-GP112: Comment noted. The DEIS evaluates the project as if it occurs in one phase; therefore, all impacts are analyzed at full buildout.

Comment 3.10-10-GP113: The DEIS indicates four new sheriffs would be required. The applicant should substantiate that there is enough revenue to offset their costs initially not just at full buildout because the date of full buildout is uncertain at best. [Greenplan, Inc., Letter, April 6, 2008, Comment #113, page 21]

Response 3.10-10-GP113: The DEIS evaluates the potential impacts of the project at full buildout, as required by the Final Scoping Document. Therefore, it is anticipated that the demand for four new sheriffs would not be generated until full buildout of the project. The Sheriff's Department will make the determination as to when additional staff is necessary.

Comment 3.10-11-GP114: It is our understanding that the Fire Department does not have equipment to service a five story building. The applicant should provide a discussion of fire suppression to the hotel building. [Greenplan, Inc., Letter, April 6, 2008, Comment #114, page 21]

Response 3.10-11-GP114: Fire suppression systems will be designed for the hotel and will meet all applicable codes. The applicant has met with local fire officials to discuss the project and has obtained their comments regarding various safety provisions required for the project. See also Response 3.10-1-PHT.

Comment 3.10-12-38M: How can either of our overly stressed volunteer fire districts be expected to provide fire/rescue coverage for what is essentially a totally new village, with potential populations exceeding the total of our two existing hamlets? And in 3, 4, & 5+ story structures? While it may be possible with Keane Stud (with the right additional assessment structure), with only an additional 150 or so low rise structures, this new "community" at Silo Ridge requires its own fire district, *on location*... paid for and maintained by them, not us! [Patrick J. Nelligan, Letter, March 24, 2008, Comment M, page 6]

Response 3.10-12-38M: Please see Responses 3.10-1-PHT and 3.10-7-4A. Also, employees of the Silo Ridge project who relocate to Amenia could be an additional source of emergency volunteers.

Comment 3.10-13-41WW: If a local law enforcement presence is necessary to manage increased traffic congestion and public safety, how much does it cost to build a police facility, provide necessary equipment and vehicles and personnel? [Bart Wu, Letter, March 25, 2008, Comment WW, page 10]

Response 3.10-13-41WW: Please see Response 3.10-5-PHT. A new police force will not be needed.

This page intentionally left blank