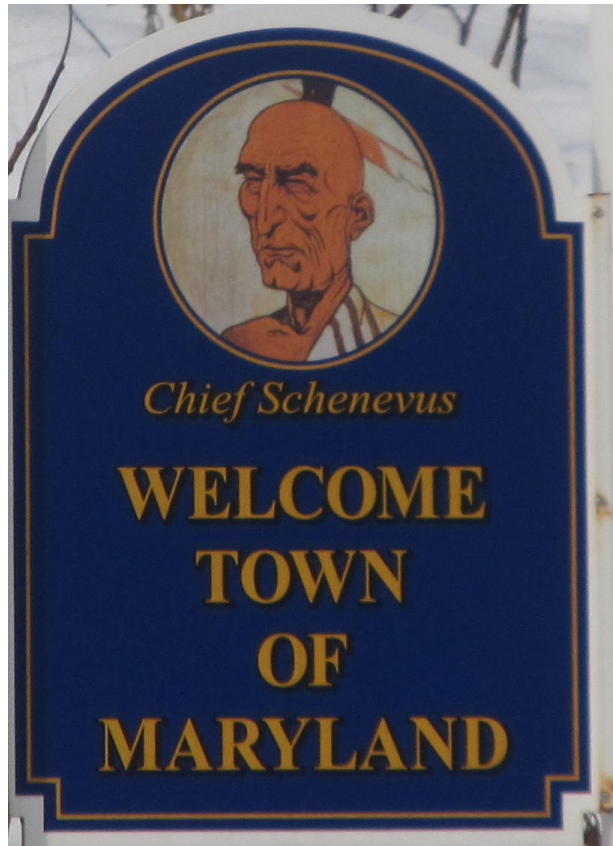


# The Town of Maryland 2019



## Comprehensive Plan

Modified January 19, 2019

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In memory of Scott Roland, member.

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## COMPREHENSIVE PLANNING IN THE TOWN OF MARYLAND

### Section 1.0: Introduction

This is the Town of Maryland's 2018-19 Comprehensive Plan. Settled in 1790, the Town of Maryland is a municipality located in Eastern Otsego County, approximately 12 miles from the County Seat in the Village of Cooperstown and 16 miles from the City of Oneonta. The purpose of the Town's Comprehensive Plan is twofold in nature:

- 1) To take a **snapshot** of current conditions in the Town; and
- 2) To chart a path **forward** for orderly, well-planned development in the Town over a 5-10-year planning horizon.

The 2019 Comprehensive Plan is divided into three sections. Section One introduces the plan and describes the visioning and public engagement processes associated with its development. Section Two provides an overview of the Town's demographics, natural resources, and community resources. Section Three outlines priority projects, goals, and recommendations developed over the course of the comprehensive planning process.

### Section 1.1: Vision Statement

Comprehensive Plans are prefaced by a vision for the future of the Town. This is a concept intended to guide governance decisions by the Town and to facilitate an increased level of understanding between elected officials and the citizens they represent. Therefore, the Vision Statement for the Town of Maryland is as follows:

Our goal is to have sustainable economic growth and diverse year-round businesses that serve both residents and visitors. It is important to have the Town of Maryland encourage the construction of housing for our workforce, as well as for our families and seniors.

The rural nature of our Town deems that Agriculture will continue to be a part of the Town's economy and character. At this time, Agriculture is in a state of transition from dairy operations. The Town of Maryland needs to be flexible to aid them during this transition and to be prepared to assist in the development of alternative options for our farmers.

The citizens of the Town of Maryland wish to protect our rural natural landscapes and enhance open spaces. We encourage new development while promoting careful design and placing of new buildings to complement and harmonize with those already here. Residents are committed to involvement in the Town's future and are proud of our strong community identity.

We foresee the future of the Town of Maryland as continuing to have a clean environment, while maintaining our rural character. There is commitment to encourage growth and development. We choose to maintain access to our natural features to provide a safe and enjoyable environment for our families.

We envision our residents and visitors enjoying increased year-round recreational and cultural opportunities such as biking, hiking, fishing and hunting, walking trails along with ample access points to the Schenevus Creek.

We foresee amenities for our youth, families, and seniors such as improved transportation and activity centers. Our desire is to have all homes, businesses and neighborhoods safe and well-maintained. Roads should be well maintained.

We foresee high-quality schools with a well-managed budget and a Town government that works to provide the best possible public services with reasonable taxes. The Town of Maryland citizens look forward to working with other Towns and Villages to promote our common good.

This is our vision for the future.

## **Section 1.2: What is a Comprehensive Plan?**

New York State Town Law §272-a (2) defines a “Comprehensive Plan as:

*“The materials, written or graphic, including but not limited to maps, charts, studies, resolutions, reports and other descriptive material that identify the goals, objectives, principles, guidelines, policies standards, devices and instruments for the immediate and long-range protection, enhancement, growth and development of the town located outside the limits of any incorporated village or city.”*

Put more simply, a Comprehensive Plan is an expression of the goals of the Town of Maryland and recommended actions to achieve those goals. The plan guides development of government structure as well as the natural and built environment. Comprehensive Plans serve as the basis for land-use controls to protect the public health, safety, and general welfare of the Town of Maryland’s citizens. Comprehensive Plans provide for a strategic approach toward the management and growth of the community’s assets<sup>1</sup>

### **Section 1.2.1: Relationship between Zoning-Enabling Laws and the Comprehensive Plan**

According to Basset (1940), early zoning-enabling laws were fashioned to balance community needs with individual property rights. Drafters of the law required the actual zoning regulations to be based on a logical and comprehensive plan for the betterment of the community. The Comprehensive Plan was intended to connect the provisions of the law with the overall condition and character of the community. Comprehensive Plans provide insurance that the zoning law “bears a reasonable relation between the end sought to be achieved by the regulation and the means to achieve that end.”<sup>2</sup> Town Law §263 and subsequent court decisions further establish that zoning regulations should be made in accordance with a Comprehensive Plan and that land-use decisions be made in accordance with a well-considered plan or Comprehensive Plan.

### **Section 1.2.2: What a Comprehensive Plan is Not**

The definitions New York State Town Law §272-a(2) show that a Comprehensive Plan is a document which provides a vision for the future growth of a Town and offers guidance on how to achieve said vision. Comprehensive Plans are separate from enabling laws related to land-use regulations. Rather, the Comprehensive Plan should be viewed as the foundation for the creation of reasonable land-use controls that promote orderly development in the Town of Maryland.

Comprehensive Plans, once adopted, are not set in stone. The Town of Maryland recognizes that conditions in the Town can change over time. As such, it is incumbent on the Town to regularly revisit the plan and make changes to the goals, recommendations, and action steps identified in this document.

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<sup>1</sup> New York State Comprehensive Plan Development: A guidebook for local officials. *Environmental Finance Center, Syracuse University (2014)*

<sup>2</sup> Bassett, Edward M., *Zoning: The Laws, Administration, and Court Decisions During the First Twenty Years (1940)* p. 23

### **Section 1.2.3: What Does a Comprehensive Plan Do?**

According to the “New York State Comprehensive Plan Development: A guidebook for local officials,” a Comprehensive Plan accomplishes three main tasks:

1. Provides a legal defense for regulations. Comprehensive Plans clearly state the objectives, intentions, identity, and assets of a Town and, as such, justify the creation and/or modification of land-use regulations that protects its values.
2. Provides a basis for actions affecting the development of the Town of Maryland. Local officials can use the plan to allow for or deny development in certain areas of the Town.
3. Helps establish policies relating to the creation and enhancement of community assets such as walkable business districts, neighborhood beautification programs, and the preservation of the Town of Maryland’s agricultural land base. The establishment of clear policy goals and objectives can also greatly increase the Town’s competitiveness for State and Federal-level grant funding opportunities.

### **Section 1.2.4: Why Update the Comprehensive Plan?**

The quality and character of the community—its landscape, social opportunities, services, economy, and other attributes—play a large part in defining our quality of life. A comprehensive plan is the starting point that can help assure that the community retains the qualities that make it an attractive place for people to live, work, and play. The Town of Maryland has made the decision to engage in an inclusive, holistic planning process to craft a vision for future development and outline steps to ensure that the vision is realized.

The Town of Maryland’s Comprehensive Plan is designed to serve as a long-range guide for development and growth in the Town and its hamlets. It offers direction and focus for town decision with details on work needed to implement goals and objectives. It reflects public concerns and values and addresses changing economic conditions, property values, school enrollment issues, infrastructure needs, and issues discussed by the community and found in the body of the plan.

Most importantly, it is critical to realize that 25 years have transpired since the adoption of the 1993 Town of Maryland Comprehensive Plan and 10 years have transpired since the completion of the 2008 Comprehensive Plan. Since then, the Town of Maryland has experienced significant changes which justify the need to update the Comprehensive Plan. These include:

- The potential for a large-scale distribution center to be located near the hamlet of Schenevus.
- The need to complete a number of high-priority infrastructure projects.
- The need to attract new businesses to the Town of Maryland.
- The potential four-town consolidation identified in the 2017-18 Otsego County’s Municipal Restructuring Fund Application.
- The need to revitalize Main Street in Schenevus and beautify properties throughout the Town.
- Declining commodity prices and the low price of milk and the need to better assist farmers in the Town.

Developing the 2018 Town of Maryland Comprehensive Plan Update provided the opportunity to look at historical data and demographic changes since the 1993 and 2008 plans were completed. The Town of Maryland Comprehensive Plan Steering Committee (CPSC) reviewed the 1993 Plan’s goals and evaluated which, in retrospect, were obtainable and which were not. It was evident that, while the goals in both plans were well thought-out they lacked a detailed strategy for achieving those goals. The CPSC agreed that some of the goals are still relevant in today’s world, but to achieve them, the Town must develop a clearer process for doing so.

Balancing the preservation of Maryland's unique natural environment and rural character while allowing for well-planned growth will be critical for the economic stability of the Town. Maryland's close proximity to Albany, Cobleskill, Oneonta, and Binghamton create the potential for the Town to attract new housing development and business enterprises. One critical task that the 2019 Comprehensive Plan Update must take into account involves the potential for a distribution center to be located outside of the hamlet of Schenevus.

The 2019 Comprehensive Plan Update includes a review of which action items in the 1993 and 2008 plans were successfully implemented, which were not, and why. Based on that information as well as the information gathered from the stakeholder survey, meetings, interviews, research, and discussions, the 2018 plan then identifies realistic and achievable action items that can be accomplished over the next five years. The main goal in selecting these items was to ensure that the Town could easily implement them in a reasonable time frame. The 2019 Comprehensive Plan also examines how the Town's landscape has changed in order to determine how best the Town can ensure its residents' health, safety, and general welfare.

### **Section 1.3: Plan Context**

#### **Section 1.3.1: Location**

The Town of Maryland is located in the eastern portion of Otsego County, approximately 16 miles from the City of Oneonta, 26 miles from the Town of Cobleskill, and 76 miles from the City of Binghamton. The Village of Cooperstown, the County seat, is located 12 miles away. Maryland is located on the western edge of the Catskills.

Maryland is predominantly rural with residents employed in a wide range of occupations including, but not limited to: arts, education, business, construction, agriculture, transportation, and manufacturing. The Town of Maryland contains two hamlets: Schenevus and Maryland, with the total population of the Town being comprised of 1,941 individuals.<sup>3</sup> The Town of Maryland is located 16 miles from Hartwick College and the State University of New York Oneonta and 25 miles from SUNY Cobleskill. The Town of Maryland is served by Basset Hospital in Cooperstown and A.O. Fox Memorial Hospital in Oneonta. The area is home to professional and amateur theater groups who perform at the Glimmerglass Opera in the Town of Springfield and the Foothills Performing Arts Center in the City of Oneonta. The City of Oneonta has become a regional shopping area, with a variety of chain stores and numerous restaurants. The area's many educational, cultural, social, and recreational opportunities provide for a high quality of life.

#### **Section 1.3.2: History**

Maryland was settled in 1790, with the hamlet of Schenevus being settled shortly thereafter in 1793. Originally, Maryland was part of Tryon County which became known as Montgomery County after the Revolutionary War. Maryland became part of Otsego County upon its establishment in 1791. In 1809, the Town of Maryland broke off from the Town of Worcester due to a need for local governance in close proximity to where issues were being experienced. The Town Board was first elected in 1809, with the first issue being addressed involving the grazing of animals on neighboring properties.

Between 1812-1820, nine school districts were established in Otsego County, with the first school building in Maryland being constructed in 1815 as a community project. In 1864, the Albany-Binghamton railroad was established and, in 1865, a stop in Schenevus was created. Maryland had its largest recorded population in 1870 due to the presence of the railroad. On April 20, 1870, the Village of Schenevus was formed in response to a differing in priorities between the Schenevus residents and the Town of Maryland. For the next 20 years, the Village of Schenevus grew. At one point in 1918, the Village

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<sup>3</sup> 2016 American Community Survey

of Schenevus had approximately 90 businesses and there was a passenger rail service from Albany to Binghamton with stops in both Maryland and Schenevus.

In 1910, the Arch Street School was constructed. The school served grades 1-12. In 1962, due to the prevalence of the automobile, the train service to the Town of Maryland was ceased. The creation of State Highway 7 further cemented the automobile as the primary means of transportation in the Town of Maryland. Between 1972 and 1973, Interstate 88 was constructed thus diverting automobile traffic away from the Town of Maryland and Village of Schenevus. Over the next 20 years, there was a gradual decline in the local economy leading to the Village Board voting to dissolve in March, 1993.

#### **Section 1.4: Background of Maryland's Comprehensive Plan**

According to the 2015 Syracuse University Environmental Finance Center's guide "New York State Comprehensive Plan Development: A Guidebook for Local Official," "waiting until a controversial land-use issue is at the door before deciding a comprehensive plan is necessary or needs updating is not a recommended approach. Many controversial decisions and issues are best handled through the development and maintenance of a comprehensive plan." Over the past 25 years, the Town of Maryland has been proactive in developing Comprehensive Plans that have worked to ensure the orderly development of the Town and its hamlets. This section describes previous Town-level Comprehensive Planning efforts and provides an overview of the 2019 Comprehensive Plan's development.

##### **Section 1.4.1: 1993 Comprehensive Plan**

The Town of Maryland adopted its first Comprehensive Plan in December, 1993.<sup>4</sup> The Plan's foundation was established by a 1991 public opinion survey by a committee consisting of representatives from the Otsego County Planning Department, the SUNY Oneonta Center for Economic and Community Development, and the Otsego County Department of Economic Development. In creating the Town's first comprehensive plan, the Planning Board, and town residents identified five main issues facing the community:

- Preservation of the Town's rural character
- Protection of the Town's natural environment
- Stagnation in the local economy
- Affordability and availability of decent housing
- Services for the elderly and young.

The Plan proceeds to establish nine planning goals and a series of objectives intended to help the Town meet those goals. At the end of the plan, it is recommended that the Town consider developing a land-use ordinance to ensure the health, safety, and general welfare of the Town residents. To that end, a natural outgrowth of the plan was the preparation and adoption of the Town of Maryland's 1996 Zoning Ordinance.

##### **Section 1.4.2: 2008 Comprehensive Plan Update**

In 2008, the Town prepared a Comprehensive Plan Update. While the plan, itself, was never officially adopted, it was still used as a resource in development of the 2018-19 Comprehensive Plan Update.<sup>5</sup> The 2008 Comprehensive Plan Update was commissioned by the Town of Maryland's Town Board in response to a request by the Town of Maryland's Planning Board. A six-member commission was created to review the 1993 Comprehensive Plan and evaluate whether its goals and objectives were implemented. The 2008 Comprehensive Plan asserts that most of the recommendations were achieved,

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<sup>4</sup> [http://otsegocounty.com/depts/pln/documents/ComprehensivePlan\\_005.pdf](http://otsegocounty.com/depts/pln/documents/ComprehensivePlan_005.pdf)

<sup>5</sup> Though it was never adopted, courts will still rely on draft Comprehensive Plans as part of a Town's vision for its future growth and development (Akpan v. Koch 1990)

with remaining objectives included in the document's implementation schedule. It should be noted that no new implementation schedule was included in the 2008.

The Comprehensive Plan Update Commission released a community survey that was largely based on the original 1991 Community Survey. The survey found that residents had a strong desire to encourage commercial development in the Town while ensuring the protection of the natural environment. Residents also greatly valued maintaining the "quality of life" in the Town of Maryland and were generally satisfied with the appearance of the community.

The Plan was divided into the same six categories of the 1993 Comprehensive Plan, with many of the goals and recommendations from the original plan transferred to the update.

### **Section 1.5: The 2018-19 Comprehensive Planning Process in a Nutshell**

The development of the 2019 Comprehensive Plan was overseen by the Town of Maryland Comprehensive Plan Steering Committee (CPSC). The process was initiated in January 2018 with the formation of the CPSC. On March 5, 2018 the Town of Maryland retained the Otsego County Conservation Association, Inc. (OCCA) to facilitate the update process. In a nutshell, the planning process involved:

- Identifying the stakeholders who needed to be involved in the preparation of the plan and bringing them together as a working group to provide valuable input related to the Comprehensive Plan;
- Reviewing the 2008 Comprehensive Plan to identify the recommendations that were implemented and those that remain unfulfilled;
- Preparing and distributing surveys to Town Residents to gain an understanding of the current state of the Town of Maryland;
- Researching the demographic, economic, and social state of the Town of Maryland;
- Researching the state of the Town of Maryland's Natural resources;
- Evaluating the issues and concerns facing the Town's agricultural community;
- Conducting in-person stakeholder interviews with key individuals throughout the Town to obtain a better understanding of the challenges and opportunities facing the Town of Maryland.
- Attending focus groups with stakeholders from the farming, business, and student populations to obtain their input on the Comprehensive Plan; and
- Organizing all information and data obtained through surveys, focus groups, community meetings, and stakeholder interviews, and preparing goals, objectives and action items that are realistic and reasonably achieved.

#### **Section 1.5.1: Public engagement related to the Comprehensive Plan Update**

Engaging the public and directly affected stakeholders is one of the most important aspects of Comprehensive Planning. Working closely with Town residents, farmers, business owners, students, and Town Officials among others helps to create consensus, identify key steps to protect and strengthen the Town, and foster dialogue about the future of the Town. The CPSC gathered information from a wide range of source, including members of the CPSC itself, stakeholder interviews, a

resident survey, focus group workshops, and two public open houses. Residents, business owners, and other key officials all had multiple opportunities to provide input to the CPSC as the plan was developed.

### Resident Survey

To obtain a better understanding of the current state of the Town of Maryland, the CPSC developed a mail survey to capture as much input from the Town as possible. The anonymous survey was mailed on March 26, 2018 to 1,080 Maryland residents as identified by their mailing addresses, discussion with municipal officials, and collaboration with the Otsego County Real Property Tax Service (RPTS). By April 2018, 391 responses were received for a response rate of 36.2%.

Results were tabulated by a class of 12<sup>th</sup> Grade students at Schenevus Central School. The survey contained 21 questions and was divided into three sections. The first section obtained basic demographic data about the survey respondents, the second section gathered data on the strengths, weaknesses, opportunities and threats facing the Town, and the third section evaluated respondents' level of satisfaction with basic Town services. The raw data were condensed into summary data which were then sent to CPSC members. The CPSC identified several key insights from the survey data. They are:

- **76.51% of all respondents were adults 45 years and older-** The survey generated a strong response from individuals older than 45 years of age, while the response from the younger age demographics were limited. This finding could be related to the fact that surveys were sent out to property owners in the Town of Maryland. According a 2013 survey from the National Association of Realtors, the median age of American home buyers is 42 years old.<sup>6</sup> Similarly, this data could be explained by the demographic trends in the Town of Maryland. As of 2016, the median age of Maryland residents was 45.4 years old.<sup>7</sup>
- **98.44% of respondents owned their own home-** The survey questionnaire was distributed to all property owners in the Town of Maryland. Therefore, it follows that homeowners made up the majority of respondents. This finding is supported by Hall & Yoder (2018), whose study finds that political engagement is positively correlated to homeownership.<sup>8</sup> Future survey attempts can be tailored to access the rental population in the Town of Maryland.
- **56.48% of respondents have lived in the Town of Maryland for over 20 years-** This finding indicates that respondents are invested in the wellbeing of the Town of Maryland. Similarly, this segment of respondents are more likely to be affected by key policy changes in the Town as opposed to shorter-term or transient residents in the Town.
- **51.69% of respondents lack access to high-speed internet-** Access to broadband has been identified as a major driver of economic development throughout the United States (Czernich et al., 2009; Stenberg et al., 2009).<sup>9</sup> The State Highway 7 Corridor in the Town of Maryland has access to high speed internet through Spectrum, however—internet access is limited outside of the corridor.
- **The need for economic development was identified as the top issue facing the Town of Maryland-** 60 respondents indicated that the need to facilitate economic development or growth as the top issue facing the Town of Maryland. More specifically, responses related to economic development varied from requesting that the Town attract large-scale development to attracting smaller, service-oriented businesses.

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<sup>6</sup> <https://www.nar.realtor/newsroom/real-estate-story-ideas/median-age-of-home-buyers-trending-upward>

<sup>7</sup> <https://factfinder.census.gov/faces/tableservices/jsf/pages/productview.xhtml?src=CF>

<sup>8</sup> <http://www.andrewbenjaminhall.com/homeowner.pdf>

<sup>9</sup> <https://www.econstor.eu/bitstream/10419/30590/1/615363539.pdf>;

[https://www.ers.usda.gov/webdocs/publications/46200/17045\\_err78fm\\_1\\_.pdf](https://www.ers.usda.gov/webdocs/publications/46200/17045_err78fm_1_.pdf)

## Stakeholder Interviews

The CPSC conducted a number of stakeholder interviews between June and September 2018. Interviewees represented a broad range of municipal officials and the former Superintendent of Schenevus Central School, Thomas Jennings. In total, 10 stakeholders were interviewed (see Table 1). Interview data was gathered to obtain an understanding of key Town functions and the responsibilities of municipal officials as they relate to Town Governance.

<b>Name</b>	<b>Title</b>	<b>Date Interviewed</b>
<b>Robert Parmeter</b>	Town Historian	5/31/2018
<b>Tom Jennings</b>	Schenevus Central School Superintendent	5/31/2018
<b>Pete Andrews</b>	Schenevus Water District Superintendent	6/27/2018
<b>Paul Neske</b>	Zoning Enforcement Officer	8/2/2018
<b>Harold Palmer</b>	Town Supervisor	8/13/2018
<b>Pete Oberacker</b>	Otsego County Representative District 6	8/13/2018
<b>Tim Walke</b>	Highway Superintendent	8/21/2018
<b>Paul Neske</b>	Fire Chief	8/23/2018
<b>John Arnold</b>	Town Assessor	9/8/2018
<b>Town of Maryland Planning Board</b>	Planning Board	9/10/2018

Table One: Stakeholder Interview Round One

### Focus Group #1 Agricultural Stakeholder Focus Group

In collaboration with the Town of Maryland and AMVETS Post 2752 Schenevus, OCCA hosted its first focus group meeting on May 3, 2018. The focus group was scheduled in response to the September 2017 adoption of the Otsego County Agricultural and Farmland Protection Plan. The focus group meeting was structured to resemble a **Strengths, Weaknesses, Opportunities, and Threats (SWOT)** format. Attendees were asked to provide input about how the Town could address key threats facing its agricultural community (e.g., lack of consumer education) and leverage key opportunities moving forward (e.g., engaging in a “Made in Maryland,” marketing campaign).

Focus Group attendees reported difficulties with the agricultural commodity market, with particular strain being experienced in the dairy sector due to low milk prices. Farmers stated that several of them had off-farm jobs that supplemented their primary income and oftentimes struggled to identify a successor. Attendees reported engaging in cooperative, collective marketing campaigns and promoting an aggressive consumer education campaign as two potential pathways to improved agricultural economic development.

### Focus Group #2 Business Owner Focus Group

In collaboration with the Town of Maryland and AMVETS Post 2752 Schenevus, OCCA hosted its second focus group meeting on May 17, 2018. The focus group was scheduled to gather input from members of the Town of Maryland’s business community. The focus group was conducted as an informal stakeholder interview, with attendees asked a series of discussion-inspiring questions. Questions ranged from evaluating trends in the business community over a ten-year period to identifying ways in which to strengthen the labor force. Detailed notes from the Business Stakeholder Focus Group can be found in Appendix XX.

Focus Group attendees reported a need to create a year-round economy in the Town of Maryland by attracting a mix of businesses that could drive traffic on State Highway 7. Attendees were concerned that the local labor force was not well-matched for job openings, land-use regulations such as the five-acre minimum lot size has been detracting from the Town’s development potential, and that the implementation of local infrastructure projects need to be accelerated as to avoid adverse impacts on the business community. Moving forward, it was agreed that there needs to be a mechanism locally for



assisting business owners such as a “business council,” and that local businesses like the Chief Schenevus Restaurant should be utilized as a gathering point. More detailed information on the business stakeholder meeting can be found in Appendix XX.

### Focus Group #3 Student Focus Group

In collaboration with the CPSC and Schenevus Central School, OCCA hosted its third focus group with a class of 12<sup>th</sup> grade students Schenevus Central School taught by Deb Anderson on June 7, 2018. The focus group meeting was structured as an informal stakeholder interview with the students. Attendees were asked questions designed to determine what economic development initiatives the Town could undertake to retain the Town’s younger residents. Detailed notes from the Student Stakeholder Focus Group can be found in Appendix XX.

Focus group attendees reported a desire for an increased mix of businesses, with a particular emphasis on additional food options, retail stores, and a place for young people to congregate outside of school hours. Attendees said that it is difficult to make enough money to live in the area comfortably and that the Town should work to attract more modern businesses for young people to work at. One of the primary recommendations of the Focus Group was that the Town should explore the creation of a teen center/clubhouse for people to congregate in.

<b>Focus Group</b>	<b>Date Held</b>	<b>Number of Attendees</b>
<b><i>Agricultural Stakeholder Focus Group</i></b>	5/3/2018	19
<b><i>Business Stakeholder Focus Group</i></b>	5/13/2018	14
<b><i>Student Focus Group</i></b>	6/7/2018	20

Table 2: Summary of Focus Group Attendance

### **Section 1.5.2: Complementary Efforts**

To supplement ongoing public engagement efforts, CPSC members attended two outreach events held in the Town to conduct outreach and publicize ongoing planning efforts. These events gave CPSC members the ability to reach a solid cross-section of key local stakeholder to learn about the challenges and opportunities facing producers throughout the state.

*Schenevus Lawn Sales:* On August 11, 2018, representatives from the CPSC attended the Schenevus Lawn Sales event. Attendees were asked three questions:

- 1) Where would you like to see development in the Town of Maryland?
- 2) What do you like best about the Town of Maryland?
- 3) What would you change about the Town of Maryland?

With respect to the first question, residents were asked to place thumbtacks (red indicating commercial development, black indicating industrial development, and white indicating housing development) on a map of the Town. Figure 1 listed below indicates the output from that data.

*Schenevus Dragon Run:* On September 16, 2018, representatives from the CPSC attended the Schenevus Dragon Run. In-person outreach was conducted on the Comprehensive Plan and data gathered from the event was recorded.

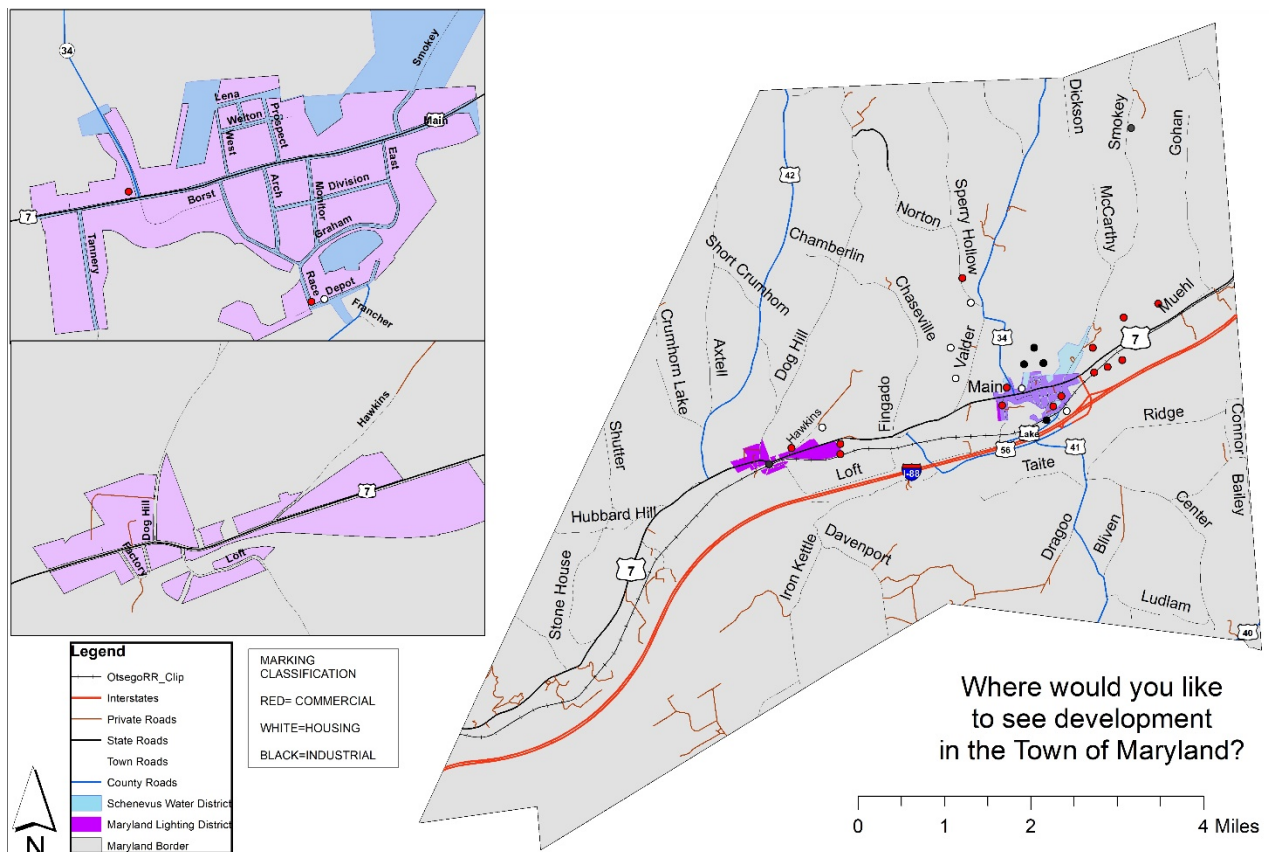


Figure 1: Example of Map used at CPSC Outreach Events

### Section 1.5.3: Comprehensive Plan Open Houses

In addition to stakeholder interviews and focus groups, the CPSC held two open house meetings (see Table 3) to introduce the 2019 Comprehensive Plan Update to community members and to collect feedback on the issues and opportunities facing the Town of Maryland. The meetings were held on September 25 and September 27, 2018 respectively.

The CPSC publicized the open houses through announcements in local newspapers, social media, the Town website, person-to-person contact, and fliers that were left at the Schenevus Post Office, Community Bank, and the Town of Maryland Transfer Station. The meetings included a detailed presentation on the planning process, a current snapshot of the Town's socioeconomic conditions, and instructions on how the open houses would be conducted. Attendees were invited to circulate between eight stations with guiding questions about key planning issues facing the Town. Input was then collected by CPSC members and has been listed in Appendix XX.

Purpose	Date	Location	Attendees
<b>Open House #1</b>	September 25, 2018	Schenevus AMVETS Post 2752	9
<b>Open House #2</b>	September 27, 2018	Schenevus AMVETS Post 2752	15

Table 3: Summary of Open House Attendance

#### **Section 1.5.4: Review of Regional and Statewide Initiatives and Recommendations**

As part of the Planning Process, the CPSC examined and, in some cases, incorporated a wide range of regional and statewide plans, documents, and initiatives when crafting the 2019 Comprehensive Plan Update. This was done to maximize consistency with other plans in the region, encourage horizontal integration with other countywide initiatives, and to ensure vertical integration with relevant statewide initiatives. These included but were not limited to:

- 2017 Otsego County Agricultural and Farmland Protection Plan
- 2012-13 Mohawk Valley Regional Sustainability Plan
- 2016 Otsego County Strategic Prioritization Plan
- James A. Coon Technical Series: *Zoning and the Comprehensive Plan*
- 2015 New York State Energy Plan
- 2015 Otsego Now Strategic Plan
- 2018 Otsego County Transportation Plan
- 2018 Otsego County Solid Waste Management Plan
- 2013-2018 Otsego County All Hazards Mitigation Plan

## Section 2.1: Location

Nestled at the edge of the Elk Creek Valley in eastern Otsego County lies the Town of Maryland. Maryland's rural nature is characterized by scenic vistas on Hooker Mountain, South Hill and Dog Hill. Pristine creeks like the Schenevus Creek and Potato Creek further highlight the Town's natural character. Settled in 1790, the Town of Maryland is home to 1,941 people.<sup>10</sup> Maryland is home to two primary hamlets: Schenevus and Maryland.<sup>11</sup> Maryland has two smaller hamlets: Chaseville and Elk Creek.<sup>12</sup>

Maryland is located strategically at the halfway point between Albany (70 miles) and Binghamton (76 miles). Maryland is bordered by the Delaware County line to the south, the Town of Worcester to east, the Town of Westford to the north, and the Town of Milford to the west. The Town is readily accessible from the east and west by Interstate 88 which runs along the southern border of the Town and by New York State Route 7, which becomes Main Street in the hamlet of Schenevus. County Highways 34, 41, and 42 connect the Town of Maryland to other municipalities in Otsego and Delaware counties.

Table 4 shows drive times between the Town of Maryland and key regional destinations. Maryland's locational advantage between key employment areas such as the City of Oneonta, Village of Cooperstown, the Village of Cobleskill, Albany, and Binghamton make it an optimal place to live.

Municipality	Distance (miles)	Drive Time
<b>Village of Cooperstown</b>	12 miles	23 minutes
<b>City of Oneonta</b>	16 miles	25 minutes
<b>Town of Cobleskill</b>	26 miles	30 minutes
<b>Albany</b>	70 miles	1 hour 12 minutes
<b>Binghamton</b>	76 miles	1 hour 19 minutes

Table 4: Drive times from key employment areas

## Section 2.2: Local Government

The Town of Maryland governed by a Supervisor-Town Board form of government. The Supervisor is the chief executive officer of the Town and the head of administrative branch of town government. The Supervisor is responsible for the proper administration of town affairs, law enforcement and the maintenance of peace and order in the Town.<sup>13</sup>

The Town Board is responsible for legislative affairs, setting policy for Town employees, and managing and controlling the finances and property of the Town. The transactions of the Town are voted on and require a simple majority of Town Board members, except for taxes, assessments, and ordinances. The Town of Maryland has several Boards and departments that carry out the functions of local government. These are shown below:

Board	Meeting Date(s)	Number of Members
Town Board	1 <sup>st</sup> and 3 <sup>rd</sup> Monday at 6:30 p.m.	5
Planning Board	2 <sup>nd</sup> Monday at 6:30 p.m.	7
Zoning Board of Appeals	4 <sup>th</sup> Thursday 7 p.m.	5

<sup>10</sup> 2016 American Community Survey Population Estimates

<sup>11</sup> The Village of Schenevus was dissolved in March 1993.

<sup>12</sup> [https://en.wikipedia.org/wiki/Maryland,\\_New\\_York](https://en.wikipedia.org/wiki/Maryland,_New_York)

<sup>13</sup> New York State Town Law §52

Board of Assessment Review	May, yearly	4
Fire Commissioners	4 <sup>th</sup> Monday at 7:30 p.m.	5

Table 5: Boards in the Town of Maryland

The Town of Maryland's various departments and positions are listed below:

- Assessor
- Attorney
- Clerk
- Dog Control
- Fire
- Health Officer
- Highway
- Registrar of Vital Statistics
- Water
- Zoning Enforcement Officer

## Section 2.3: Approach to Data Analysis

When it comes to planning for the future, it is important to obtain a clear understanding of current conditions and recent trends. Examining data trends will allow Town leaders to make informed decisions about the future of the Town of Maryland. This section provides useful information on a wide range of topics affecting the social, economic, and environmental character of the Town of Maryland.

The demographic composition of the Town of Maryland tells a story about the Town of Maryland and its residents. Future policies often rely on a strong understanding of the town's average age, income, educational attainment, occupations, commuting trends, and household characteristics.

Data for this section were gathered from a wide range of sources such as the U.S. Census Bureau, the New York State Department of Conservation (DEC), and the New York State Department of Transportation (DOT), and the Environmental Systems Research Institute's (ESRI) Geographic Information Systems (GIS) were used to compile the data necessary to paint a picture of the Town of Maryland.

### Section 2.3.1: Population

The Town of Maryland's population has grown since the last Comprehensive Plan. According to Census data, the Town of Maryland's population was 1,897 in 2010, down 1.21% from 2000 (1,920). More recent estimates from the 2016 American Community Survey indicate an increase of 2.32% in population from 2010 to 1,941 people. In the same time frame, Otsego County's population declined by 2.06% from 62,259 people in 2010 to 60,979 people in 2016.

Based on historical population information, the Town's population has decreased substantially from its peak population of 2,324 in 1880.<sup>14</sup> The population declined sharply in the 1950s yet rose in the 1970s and 1980s consistent with the national trend of migration from urban centers to rural and suburban areas. Figure 2 shows the Town of Maryland's population trends from 1820-2016.

<sup>14</sup> [https://en.wikipedia.org/wiki/Maryland,\\_New\\_York](https://en.wikipedia.org/wiki/Maryland,_New_York)

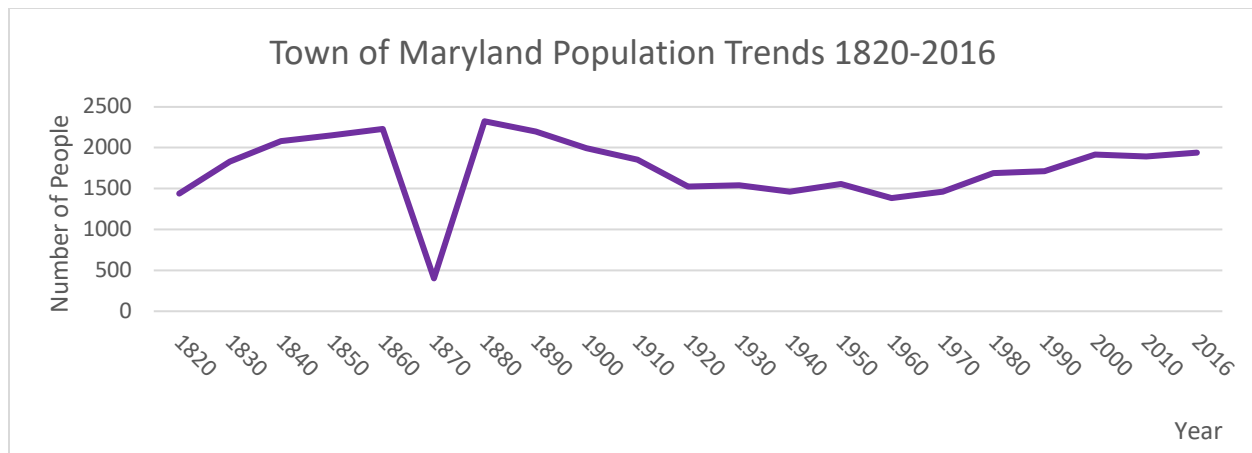


Figure 2: Population Trends in Maryland 1820-2016

Comparing the Town of Maryland's populations to the City of Oneonta and the Town of Worcester, it is important to note that the Town of Maryland was the only municipality to experience population growth between 2000 and 2016. Figure 3 shows Maryland's population trends compared to neighboring municipalities.

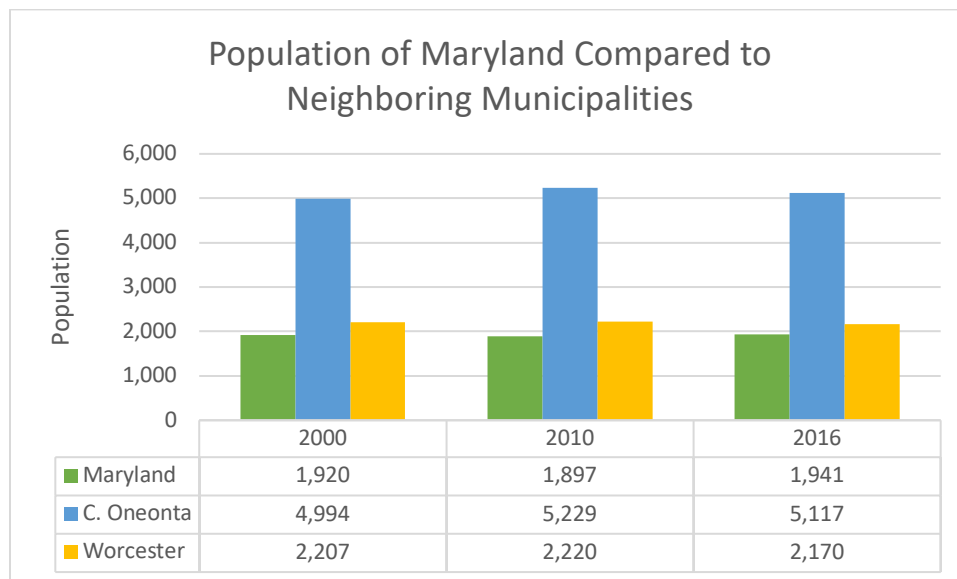


Figure 3: Population of Maryland compared to neighboring municipalities in Otsego County

### Section 2.3.2: Age Distribution

Understanding the age distribution in the Town of Maryland is important as it can help identify future community needs and issues, including the provision of appropriate housing, recreation, public services, and transportation options among others. As shown in Figure 4, the U.S. Census data indicates that the Town has a significant number of residents in the age 0-14 and age 45-53 age groups. These numbers can indicate the presence of several families in the Town of Maryland with school age children attending Schenevus Central School. The most recent estimate of Maryland's median age is 41.6 years old which matches Otsego County's median age.

Between 2000 and 2016 there has been a 42.2% decline in the number of residents in the age 35-44 cohort and a 22.5% decline in the youth population (0-14 years old) indicating a decline in the number of families with school-age children in the Town of Maryland. There has also been a 51.5% increase in the number of individuals in the age 60-64 cohort that may need additional services—especially if this group plans to “age in place,” as opposed to leaving the community. Figure 4 shows the age distribution in the Town of Maryland.

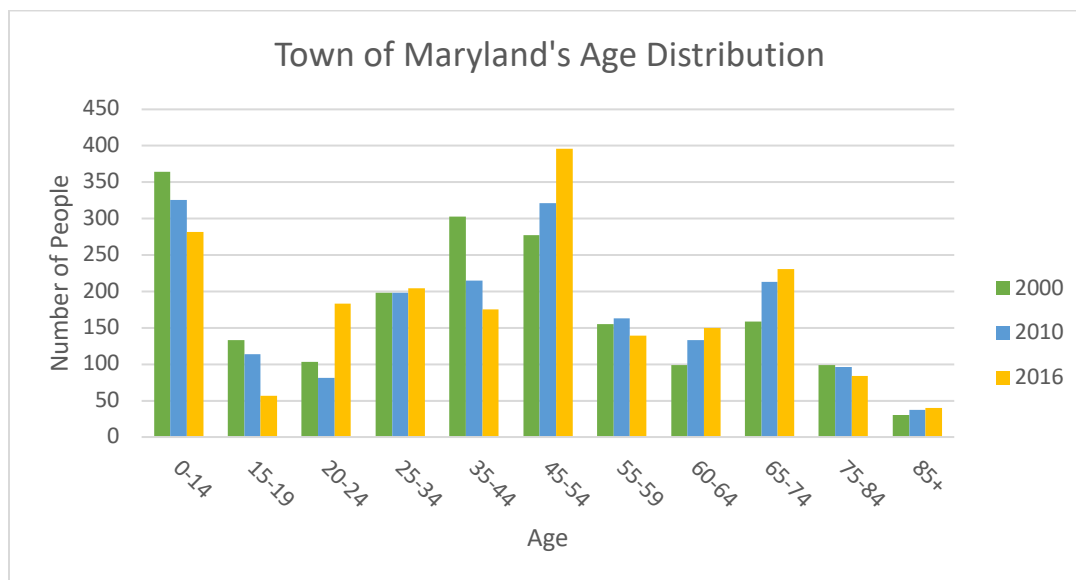


Figure 4: Town of Maryland Age Distribution

### Section 2.3.3: Households and Families

Understanding the number of household and the size and characteristics of families are important to consider because different types of households and families have different needs with respect to public services, transportation, recreation, and housing. Of the 1,941 people living in the Town of Maryland, approximately 1,357 (69.9%) live in family households and 584 (30.1%) live in non-family households. Non-family households encompass people who live alone or with unrelated individuals. Table 6 provides a breakdown of households and families in the Town of Maryland.

<b>Household Type</b>	<b>Number of People</b>	<b>Percent</b>
<i>Family Households</i>	1,357	69.9%
• <i>Married families</i>	998	51.4%
• <i>Other families</i>	359	18.5%
<i>Non-Family households</i>	584	30.1%
	<b>1,941</b>	<b>100%</b>

<i>Households with children</i>	516	26.6%
<i>Households without children</i>	1,425	73.4%
<b>Total:</b>	<b>1,941</b>	<b>100%</b>

Table 6: Breakdown of Households and Families in the Town of Maryland

Table 7 provides a breakdown of average family and household sizes in the Town of Maryland, the County, and the State and shows how these sizes have changed over the past 16 years. As of 2016, the Town of Maryland's average household size is 2.46 which is slightly larger than Otsego County's (2.35) and slightly smaller than the State's (2.63). As of 2016, Maryland's average family size is 2.87 which, again, is slightly larger than Otsego County's (2.85), but lower than New York State's (3.30).

	Town of Maryland	Otsego County	New York State
<b><i>Average Family Size</i></b>			
2000	2.93	2.94	3.22
2010	2.92	2.82	3.23
2016	2.87	2.85	3.30
<b><i>Average Household Size</i></b>			
2000	2.48	2.43	2.61
2010	2.42	2.31	2.59
2016	2.46	2.35	2.63
<b><i>Families as a Percent of All Households</i></b>			
2000	68.8	64.9	65.7
2010	66.9	63.0	64.6
2016	69.9	62.3	63.5

Table 7: Breakdown of Average Family and Household Sizes in Maryland Compared to Otsego County and New York State

The data presented in Table 7 indicate that families still comprise a substantial majority of Maryland's population. Given the number of families as a percent of all households, local leaders should strive to continue attracting families to the Town of Maryland.

#### **Section 2.3.4: Educational Attainment**

Understanding the education levels in the Town of Maryland are essential to assessing the implications for income, poverty, employment, and the quality of life in the community. The Comprehensive Plan can be used as a tool to address educational weaknesses while promoting strengths in the education sector. For example, partnerships could be established by the Town, local business leaders, and the Town to improve existing workforce development program or encourage school-age students to pursue STEM subjects (science, technology, engineering, and math), which could prepare them for jobs in the future. Figure 5 demonstrates the educational attainment levels of the residents in the Town of Maryland over the past 16 years.



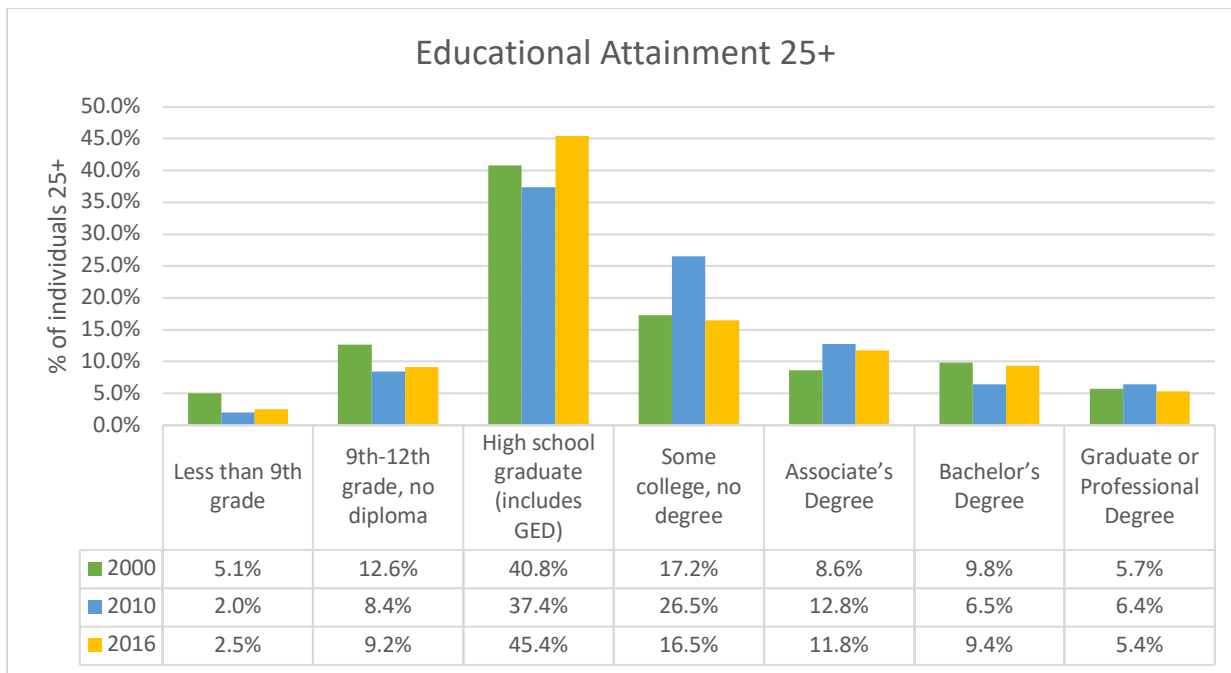


Figure 5: Educational Attainment in the Town of Maryland

Figure 5 shows that there has been a 4.8% increase in the percentage of people who have either graduated high school or received their General Education Development (GED) degree. Similarly, there has been a small (2.9%) increase in the percentage of individuals with a bachelor's degree. It should be noted that there have been slight increases in the number of percentages of individuals who did not finish 9<sup>th</sup> grade (0.5%) and high school (0.8%). Table 8 compares the Town of Maryland's educational attainment levels of Otsego County and New York State.

<b>Educational Attainment</b>	<b>Town of Maryland</b>	<b>Otsego County</b>	<b>New York State</b>
<b>Population Over 25</b>	<b>1,419</b>	<b>38,869</b>	<b>13,504,083</b>
<i>Less than 9<sup>th</sup> Grade</i>	3.4%	2.7%	6.5%
<i>9<sup>th</sup> to 12<sup>th</sup> grade, no diploma</i>	10.5%	6.9%	7.5%
<i>High School graduate (includes GED)</i>	46.6%	33.2%	26.4%
<i>Some college, no degree</i>	20.9%	17.6%	16.1%
<i>Associate degree</i>	7.3%	11.2%	8.6%
<i>Bachelor's Degree</i>	7.3%	15.2%	19.7%
<i>Graduate or Professional degree</i>	3.9%	13.3%	15.1%

Table 8: Comparison of Educational Attainment Levels to Otsego County and New York State

As seen in Table 8, there are strong educational attainment levels in the Town of Maryland, with 88.4% of the 25+ population graduating high school. This represents a 6.1% increase as compared to 2000 levels. According to the Bureau of Labor Statistics, graduating high school could lead to a 37% increase in median weekly earnings.<sup>15</sup> This highlights the importance of maintaining the robust educational programs at Schenevus Central School.

<sup>15</sup> <https://www.bls.gov/emp/chart-unemployment-earnings-education.htm>

### Section 2.3.5: Employment

Understanding employment data is important to the Town of Maryland because of its impacts on residents' ability to pay for basic goods and services while maintaining their quality of life. Data from the Bureau of Labor Statistics (BLS) related to unemployment rates are only available for areas with a population of 25,000 or more. Thus, unemployment data in Otsego County is examined in this section.

Since the 2008 Comprehensive Plan, the Town of Maryland weathered the Great Recession (2007-2012). The average annual employment number at the time of the 2008 Comprehensive Plan, according to the New York State Department of Labor, was approximately 29,900. Since that time, average annual employment numbers have decreased and have not recovered as of 2017. Table 9 shows this trend in more detail.

Year	Avg. Annual Employment	% Change
2017	26800	-0.7%
2016	27000	-1.1%
2015	27,300	-3.9%
2014	28,400	-2.1%
2013	29,000	0.0%
2012	29,000	0.0%
2011	29,000	-1.7%
2010	29,500	0.7%
2009	29,300	-2.0
2008	29,900	0.0%

Table 9: Annual Average Employment Numbers-Otsego County

The unemployment rate provides another measure of Otsego County's economic health. Although it does not provide a complete picture, it does give insight into the County's employment environment. As shown in Figure 6, the unemployment rate for the County since the last Comprehensive Plan Update was highest between 2009 and 2013-before beginning to shrink. Otsego County's unemployment rate never reached the extent of New York State during and after the recession—indicating that the County's employment centers were less susceptible to economic downturns.

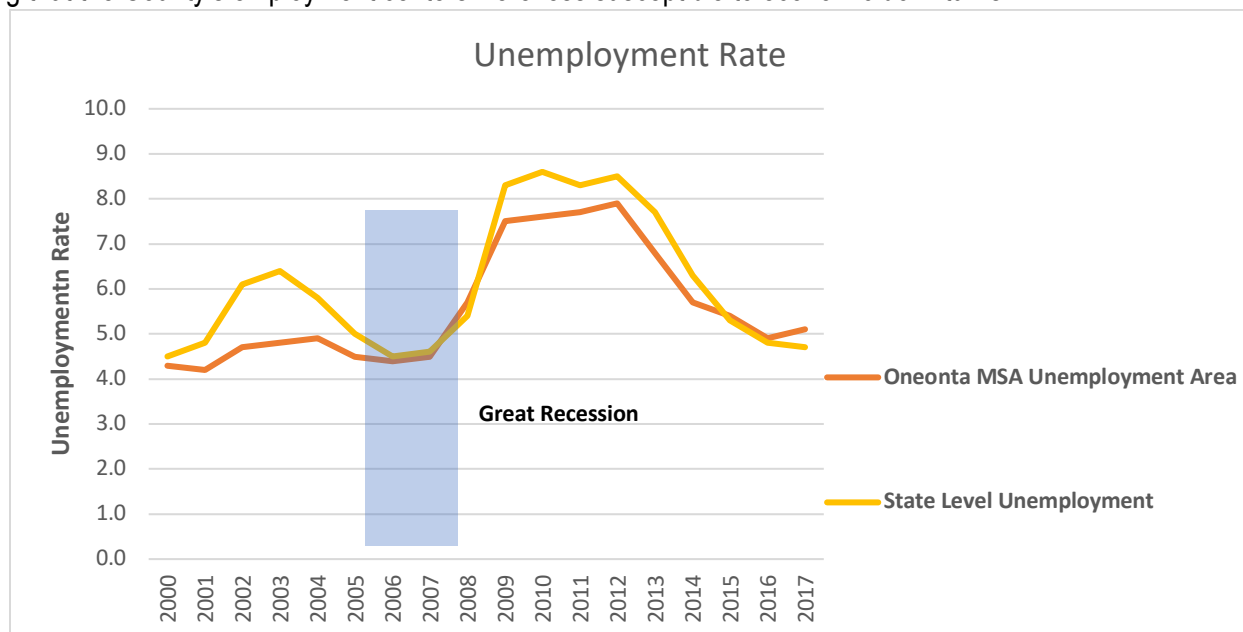


Figure 6: Unemployment rate in the Oneonta Metropolitan Service Area versus New York State's

The net change in jobs created provides another angle into the health of the overall economy. According to the DOL, between 2001 and 2016, Otsego County experienced a net increase in jobs of 2,389. This outpaced neighboring counties like Delaware (229) and Schoharie County (760). This data shows that businesses in the region are adding positions, but compared to the average annual employment numbers, it is possible that the County's labor force may not match the available jobs in the area. Figure 7 shows the net change in jobs in a three-county region.

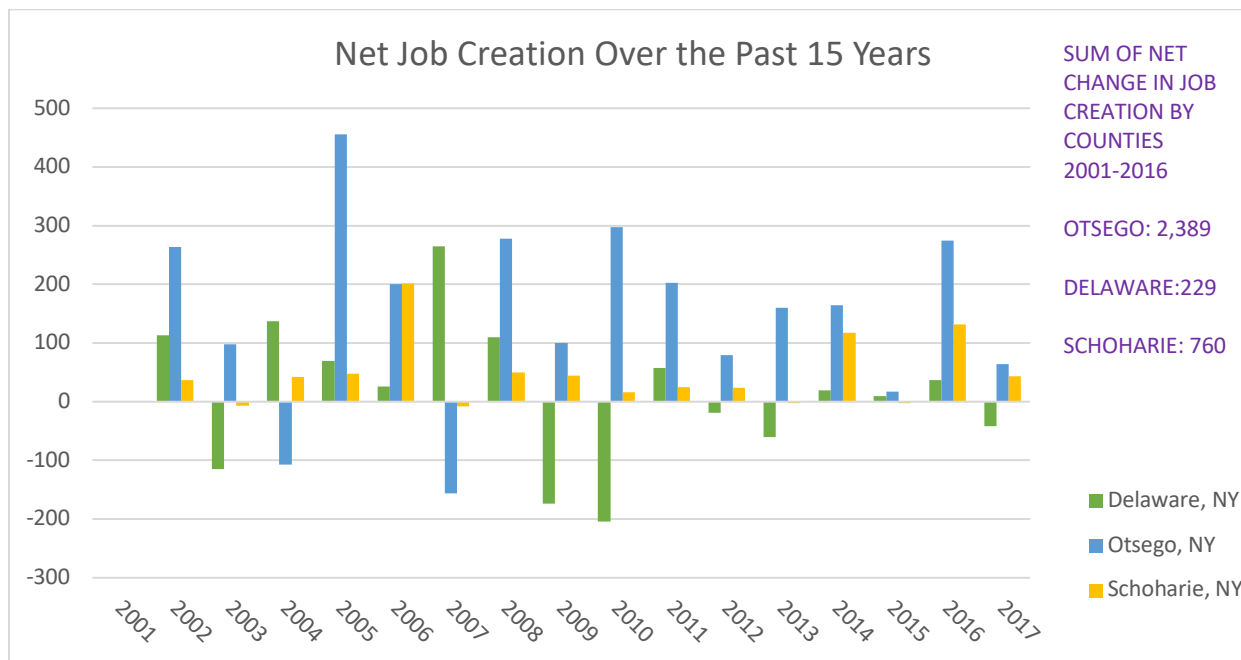


Figure 7: Net Job Creation in Otsego, Delaware, and Schoharie Counties from 2001-2016

### Section 2.3.6: Employment by Industry

The viability of a community is often tied to having a diverse cross section of employers in a particular area. According to U.S. Census Bureau data, Schenevus Central School is the largest employer in the Town of Maryland. As such, it is no surprise that 35% of the Town's labor force works in the "educational, health, and social services sector." Other major employment sectors include the "arts, recreation, accommodation, and food services," sector (13%) and the "retail trade sector," (12%). Table 10 shows the breakdown of employment by industry for New York State, Otsego County and the Town of Maryland.

<b>Industry</b>	<b>New York State</b>	<b>Otsego County</b>	<b>Maryland</b>
<i>Agriculture, forestry fishing, hunting, and mining</i>	6.00%	2.5%	1.83%
<i>Construction</i>	5.60%	6.5%	8.04%
<i>Manufacturing</i>	6.30%	8.5%	9.37%
<i>Wholesale Trade</i>	2.50%	0.90%	1.02%
<i>Retail Trade</i>	10.70%	13.20%	12.53%
<i>Transportation and warehousing, and utilities</i>	5.10%	3.00%	6.21%
<i>Information</i>	2.90%	1.30%	0.31%
<i>Finance and insurance, and real estate, and rental and leasing</i>	8.10%	5.50%	3.97%
<i>Professional, scientific, and management, and administrative and waste management services</i>	11.60%	6.00%	2.95%
<i>Educational services, and health care, and social services</i>	27.40%	33.40%	34.42%
<i>Arts, entertainment, and recreation, and accommodation, and food services</i>	11.89%	12.20%	11.81%
<i>Other services, except public administration</i>	5.00%	4.00%	3.36%
<i>Public Administration</i>	4.60%	3.30%	4.18%

Table 10: Breakdown of Employment by Sector

### Section 2.3.7: Commuting Characteristics

Maryland is a bedroom community, with more people leaving the Town to work elsewhere than there are coming into Maryland to work. Of the approximately 158 jobs in the Town, nearly 131 are filled by people who commute into the Town of Maryland. The remaining 27 jobs are filled by residents.

In evaluating the resident population of the Town of Maryland, there are nearly 691 employed adults. Approximately 96.1% leave the Town to work while the other 3.1% both live and work in the Town.

The data indicates that a relatively small proportion of the population both live and work in the Town. The high influx of workers from outside the Town may indicate there are reasons that people choose to live outside of the Town, such as differences in quality of life or housing. Table 11 and Figure 8 detail the inflow/outflow characteristics of workers and residents in the Town of Maryland.

#### Employment in Maryland

	Count	Percentage
<i>Total Employed in Maryland</i>	158	100%
<i>Employed in Maryland but Living Elsewhere</i>	131	82.9%
<i>Employed and Living in Maryland</i>	27	17.1%

#### Employed residents of the Town of Maryland

<i>Primary Job holders Living in Maryland</i>	691	100%
<i>Living in Maryland but Working Elsewhere</i>	664	96.1%
<i>Employed Living and in Maryland</i>	27	3.9%

Table 11: Breakdown of Employment Characteristics in the Town of Maryland

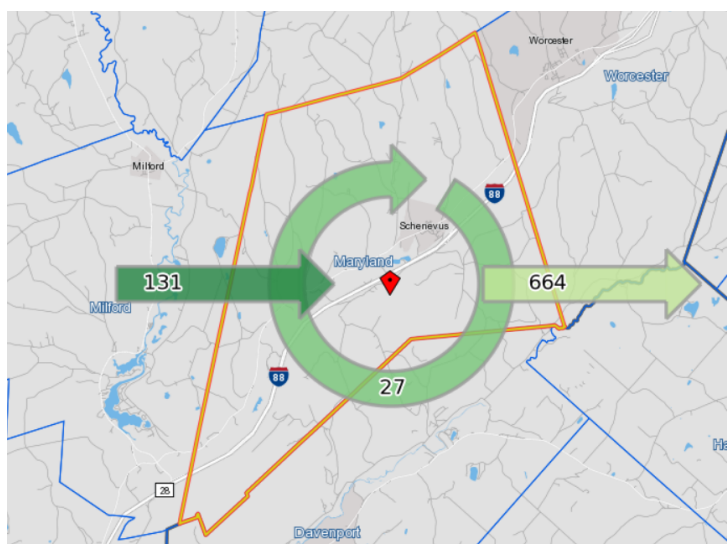


Figure 8: Inflow/Outflow Analysis of the Town of Maryland

Since the last Comprehensive Plan and 2015, the most recent year for which data are available, there has been an 8.48% decline in the number of people living in Maryland who are actively in the labor force. Similarly, there has been a decrease of 6.61% in the number of people living in Maryland and commuting out of Town for work. There has been a more pronounced drop-off (38.64%) in the number of people who both live and work in the Town of Maryland. Table 12 illustrates this breakdown.

<b>People Living in the Town of Maryland</b>	<b>2015</b>		<b>2007</b>		<b>% change</b>
	<b>Count</b>	<b>Percentage</b>	<b>Count</b>	<b>Percentage</b>	
<i>Living in Maryland (Primary Job Holders)</i>	691	100%	755	100	-8.48%
<i>Living in Maryland but not Working in Maryland</i>	664	96.1%	711	94.2	-6.61%
<i>Living and Employed in Maryland</i>	27	3.9%	44	5.8	-38.64%

Table 12: Change in Inflow/Outflow Data in the Town of Maryland

Corresponding to the data presented in Table 12, there has been a decrease in the mean travel time to work for the residents of Maryland while mean travel times for Otsego County and New York State have increased slightly. Maryland's decrease in mean travel time to work could be characterized by the decline of people living in Maryland but working elsewhere, the aging of the population, or by other explanatory variables.

	<b>New York State</b>	<b>Otsego County</b>	<b>Town of Maryland</b>
<i>2010</i>	31.3	21.4	30.7
<i>2016</i>	32.6	21.8	26.3

Table 13: Mean Travel Time to Work as Compared to Otsego County and New York State

### Section 2.3.8: Income

Income levels are assessed in two ways—by analyzing median family income and median household income. The U.S. Census Bureau writes: “a family consists of two or more people (one of whom is the householder) related by birth, marriage, or adoption residing in the same housing unit. A household consists of all people who occupy a housing unit regardless of relationship. A household may consist of a person living alone or multiple unrelated individuals or families living together.” Therefore, to obtain a complete picture of incomes in the Town of Maryland, it is necessary to analyze both median household income and median family income.

The median family income in the Town of Maryland was estimated at \$55,903 as of 2016. This compares to a reported median family income of \$33,821 in 2000, representing an increase of 69.23%. During the same period, median family income rose by only 60.73% in Otsego County and 42.48% in New York State. Figure 9 shows the comparison of median family income in the Town of Maryland as compared to Otsego County's and New York State's.

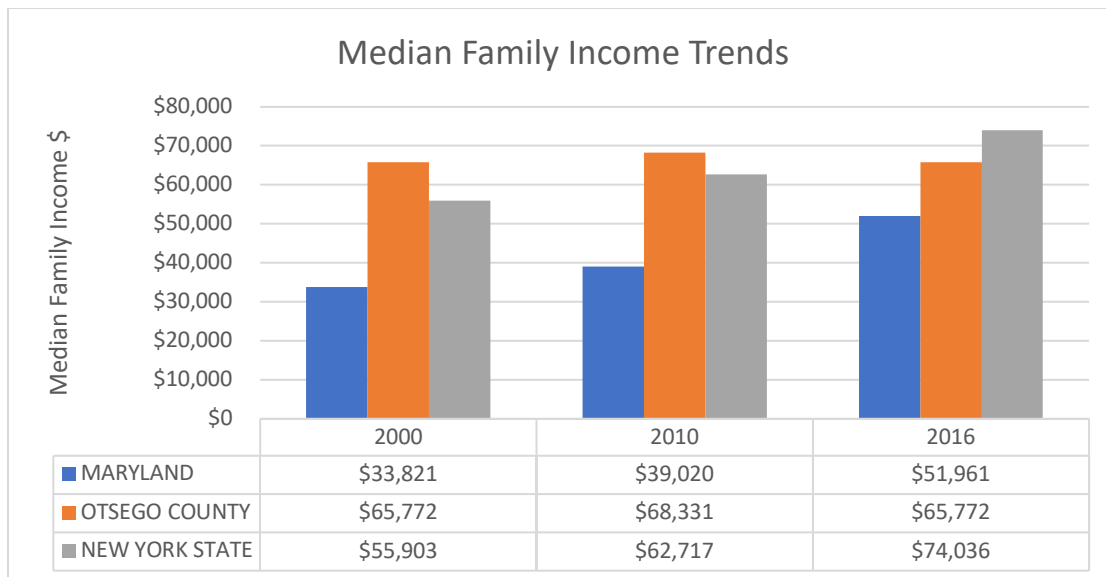


Figure 9: Median Family Income Trends

Household median income in the Town of Maryland, as of 2016, is \$47,206 which is slightly lower than Otsego County's (\$49,689) and New York State's (\$60,741). Between 2000 and 2016, the Town of Maryland's median household income rose approximately 39.58%. However, this increase was outpaced by both Otsego County (48.57%) and New York State (39.98%). Figure 10 shows the comparison of median household income in the Town of Maryland as compared to Otsego County's and New York State's.

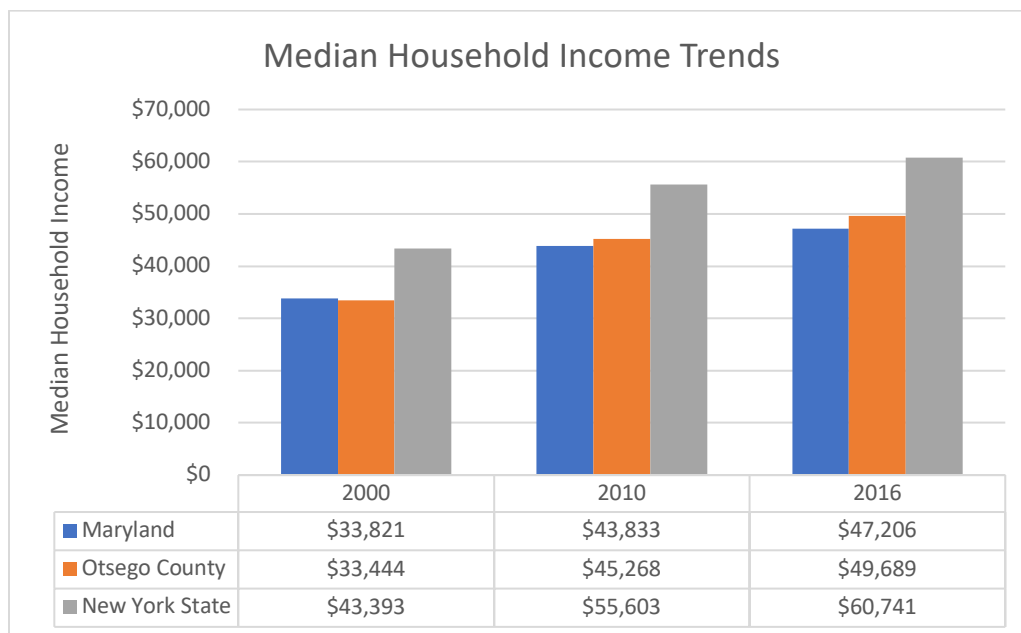


Figure 10: Median Household Income Trends

### Section 2.3.9: Household Income Distribution

Figure 11 below shows the distribution of households in different income levels has changed between 2000 and 2016. There has been an increase in the proportion of households in the upper income ranges (\$50,000+) within the Town during this time, with one of the greatest percent increases occurring in the \$50,000-\$79,999 range.

Conversely, there were substantial decreases in the \$10,000-\$14,999 and \$25,000-\$34,999 range. Similarly, there was a decrease in the \$35,000-\$49,999 range—albeit slightly less pronounced than the two income brackets.

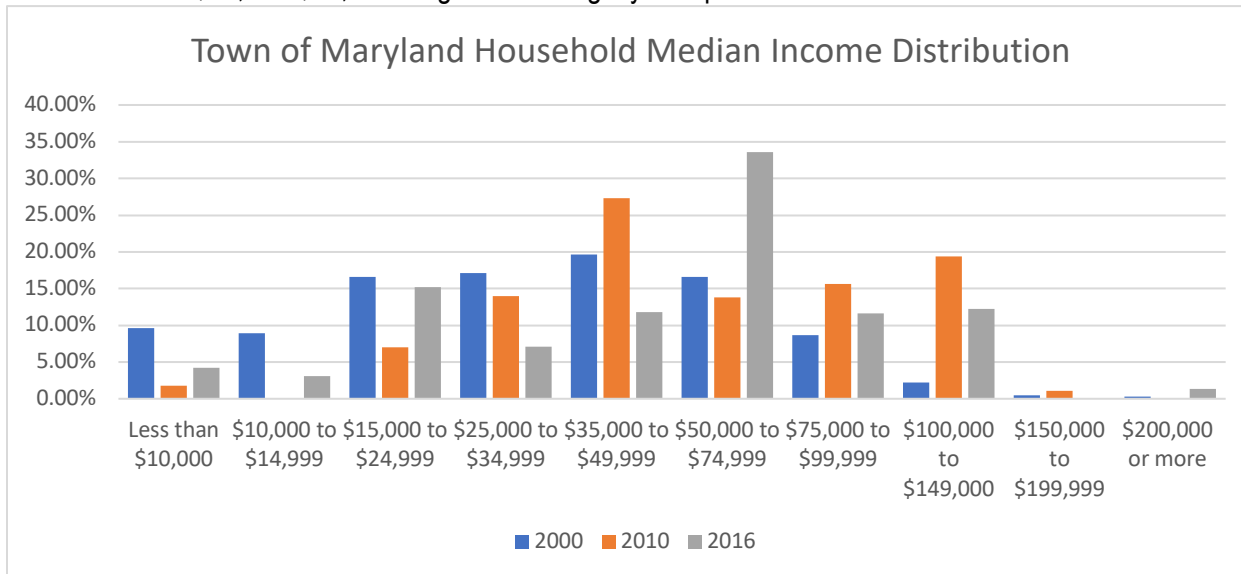


Figure 11: Town of Maryland Household Median Income Distribution

As compared to Otsego County and New York State, the Town of Maryland has a substantially higher percentage of people in the \$50,000-\$74,999 median household income range. This, in part, could be explained by the higher percentage of families in the Town of Maryland. Conversely, Maryland does have a higher percentage of households in the \$10,000-\$14,999 income range. Figure 12 shows a visualization of this finding.

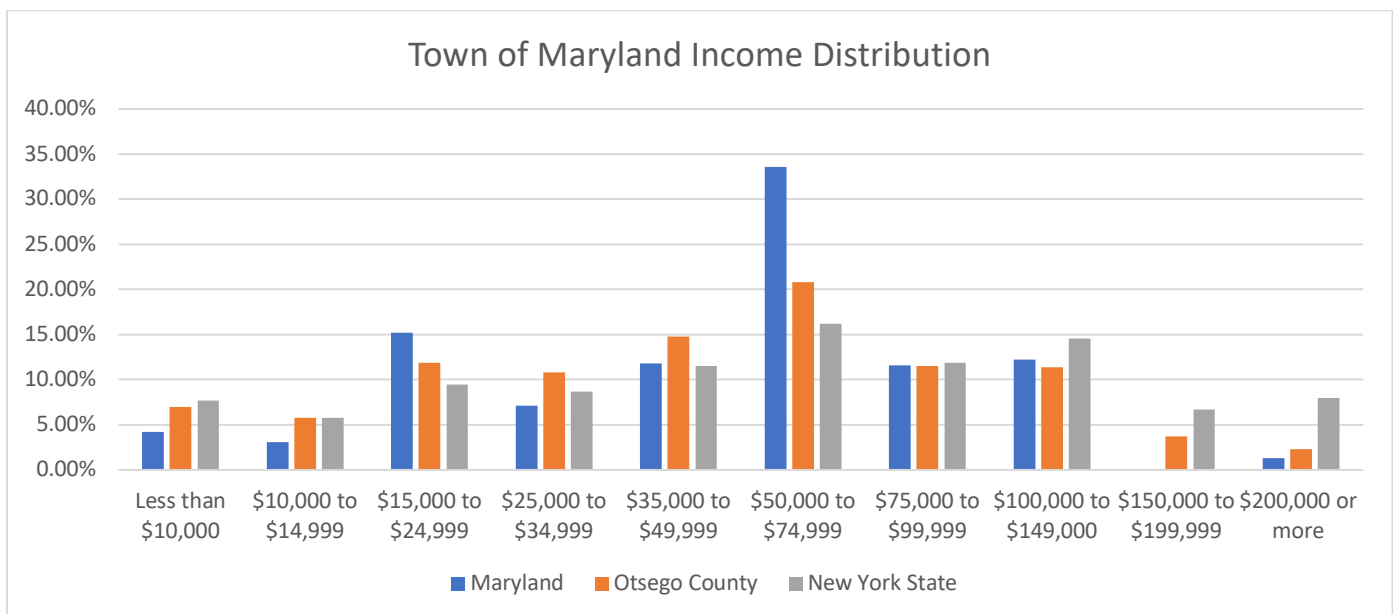


Figure 12: Town of Maryland Income Distribution Compared to Otsego County and New York State



Section 2.3.10: Poverty

In 2000, 9.4% of families and 12.6% of individuals in the Town of Maryland lived below the poverty line. However, this number increased in 2016, with 17.8% of families and 20.7% of individuals living below the poverty line. The change in the number of people living below the poverty line was higher than both Otsego County and New York State respectively. This demonstrates a need for local officials to begin exploring avenues to reduce the poverty rate and facilitate the job creation initiatives in the community.

Section 2.3.11: Housing

Housing is an essential component of the quality of life of the Town’s residents. The location, quality, type, and affordability of housing in a community has a profound implication on transportation, health, economic development, and overall quality of life in a community.

In the Town of Maryland, as of 2016, there were 1,101 housing units—an increase of 66 units from the 2010 Census. Since 2010, there has been a 31.52% increase in the number of renter-occupied housing units and a 9.37% decrease in the number of owner-occupied units. Similarly, there has been a nearly 2.80% increase in the number of vacant housing units since 2010. Taking a wider perspective, between 2000 and 2016, there has been a 5.15% decline in owner-occupied housing units and increases in renter-occupied housing units (26.90%) as well as vacant housing units (19.47%). Figure 13

represents the change in housing ownership characteristics between 2000 and 2016.

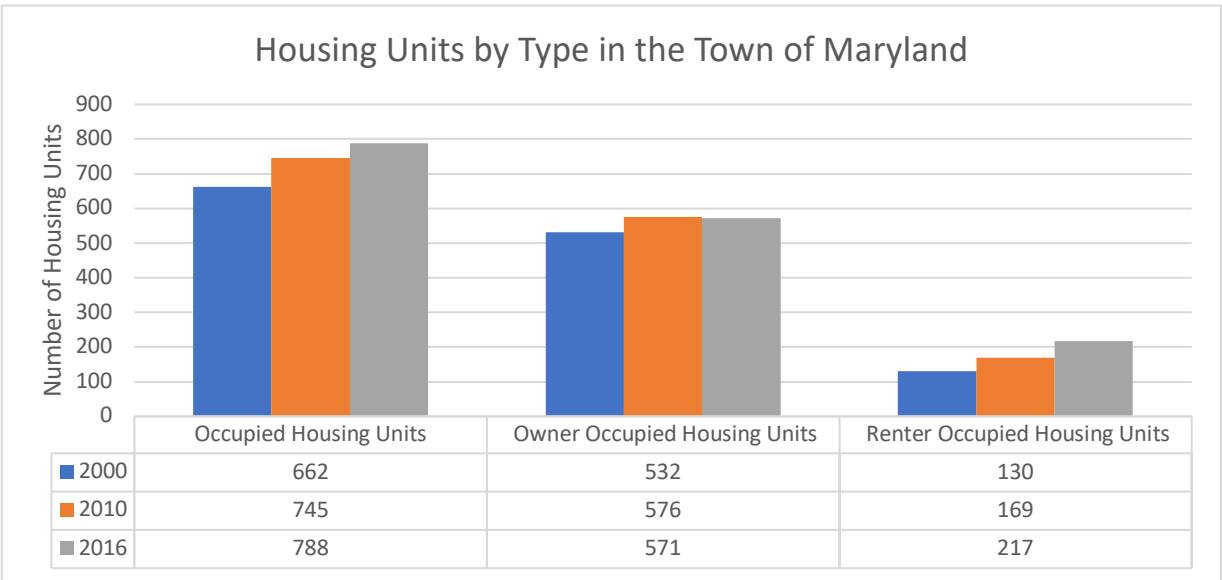


Figure 13: Change in Housing Stock Between 2000-2016

Understanding the age of the Town of Maryland’s housing stock will assist local officials as they evaluate the development potential of the Town. Older homes tend to be less energy efficient and have a higher upkeep cost. However, at the same time, having an aging housing stock creates a market opportunity for energy efficiency entities and home remodelers. As shown in Figure 14, 51% of the Town’s housing stock was built before 1959, with 39% being built before 1939. At the same time, as of the completion of the 2016 American Community Survey, no additional housing units have been constructed since 2010.<sup>16</sup>

<sup>16</sup> Census data are self-reported; therefore, Planning Board and other Town records should be evaluated to determine the accuracy of this finding.

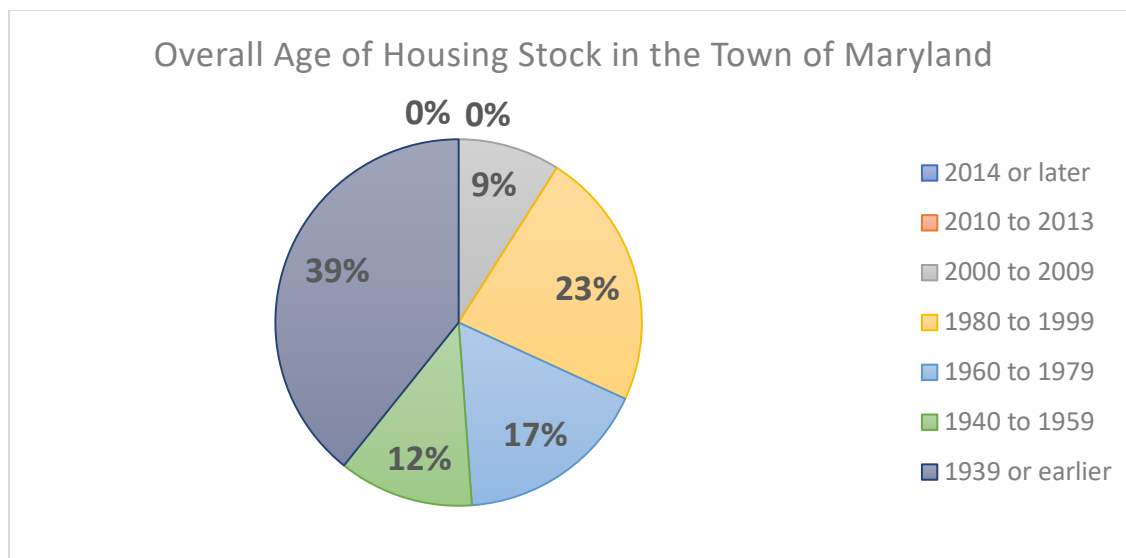


Figure 14: Age of Maryland's Housing Stock

In addition to evaluating the age of Maryland's housing stock, it is important to evaluate the affordability of the Town's housing stock as well. The U.S. Census Bureau evaluates the "affordability," of housing by measuring the percentage of an individual's or family's income that is spent on housing.<sup>17</sup> The U.S. Census Bureau indicates that housing expenditures more than 30% of household income point to a housing affordability problem. Figures 15, 16, and 17 illustrate a breakdown of housing costs as a percentage of income.

Figure 15 shows a breakdown of housing costs as a percentage of income for households who have a mortgage between 2010 and 2016. In 2016, 30.8% of homeowners with a mortgage spent upwards of 35% of their household income on housing costs. However, a majority (55.36%) of residents pay well under 30% of their household income on housing costs. Between 2010 and 2016, there has been a 23.61% increase in the number of people who are income stressed. This could be due, in part, to the increase in individuals who live on a fixed income over that same period.

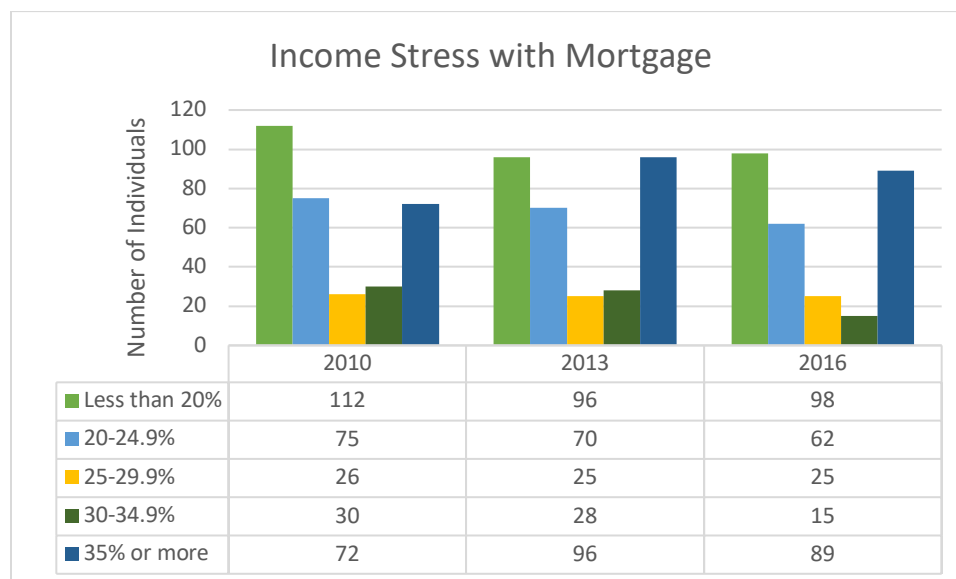


Figure 15: Income Stress for Households with a Mortgage

<sup>17</sup> <https://www.census.gov/housing/census/publications/who-can-afford.pdf>

Figure 16 shows similar data for housing costs for households without a mortgage. This data relates to the population in the Town who have most likely paid off their mortgage. As shown in Figure 16, there has been a 35.56% increase in the number of households who are spending more than 35% of their income on housing costs. Conversely, there has been a 10% increase in the number of households who are spending under 20% of their income on housing costs.

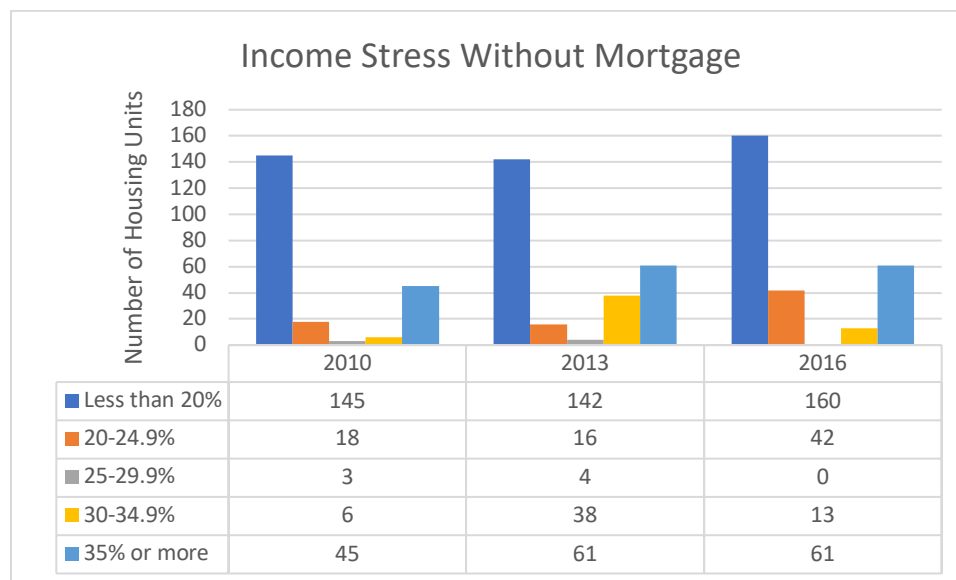
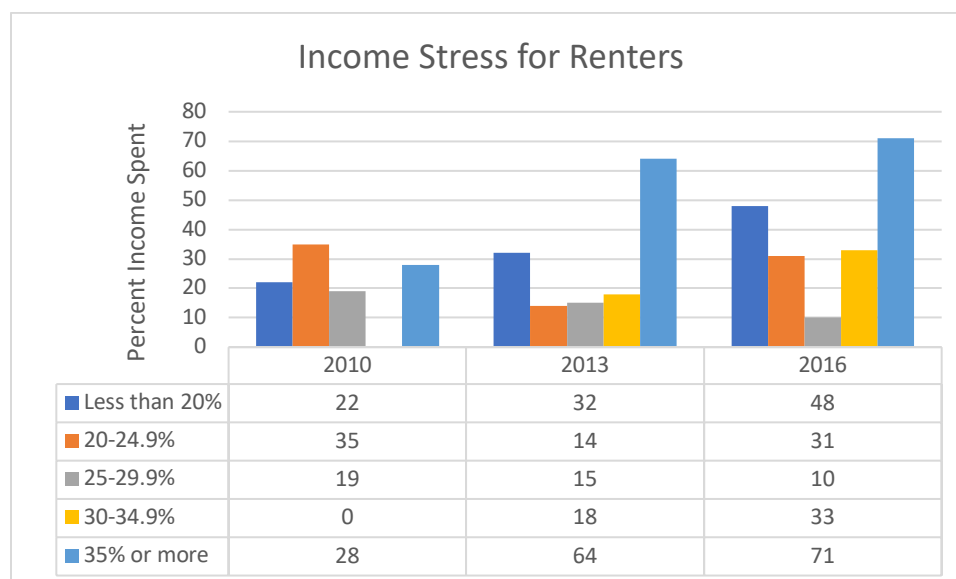


Figure 16: Income Stress for Households without a Mortgage

Figure 17 shows a breakdown of housing costs as a percentage of income for renters. In 2016, over 50% of renters were spending upwards of 30% of their income on housing costs. This figure nearly doubled the number of renters spending 30% or more of their income on housing costs in 2010. Experiencing burdens related to paying rent can limit renters' ability to acquire essential goods and services that could increase their social mobility.



## Section 2.4: Existing Land-Use in the Town of Maryland

Residential land-uses comprise most of the property and land in the Town of Maryland. The majority of individual parcels and land area in the Town are categorized as “residential,” followed by “wild, forested, conservation lands, and parks” and “vacant,” respectively. This is reflective of Maryland’s history as a rural, agricultural community similar to many other upstate New York Towns. Table 13 shows a breakdown of land-use in the town of Maryland.

The Town of Maryland has 1,681 parcels representing approximately 31,713 acres of land. According to the Otsego County Real Property Tax Service, as of the Final Assessment Rolls of 2018, the Town of Maryland’s total assessed land value (including structures and buildings) is \$156,991,360. This represents a decrease of \$2,667,824 compared to the Town’s total assessed land value of \$159,659,184 in 2011. The assessed value of the land (excluding structures and buildings) in Maryland is \$58,047,217 representing a \$2,529,469 increase from the Town’s assessed value of the land in 2011. The data listed above were gathered from digital records hosted at the Otsego County Real Property Tax Service website.

**Agriculture:** Approximately 18.23% of the Town of Maryland’s land area is dedicated to agriculture. Agricultural parcels in the Town of Maryland are predominantly located along the Elk Creek Valley (County Route 34), State Highway 7, and along the Dog Hill/County Route 42 corridor. The average size of agricultural parcels in the Town of Maryland is 55.60 acres. Field crop operations comprise approximately 29.7% of the Town of Maryland’s agriculture acreage, with dairy operations accounting for 27.1% , vacant farmland taking 28.6% , and 14.6% producing other agriculture products.

**Residential:** Residential development accounts for approximately 50.92% of the total parcels in the Town of Maryland and 36.38% of its total land acreage. Single family homes account for 58.99% of the total residential parcels in the Town. These homes are located on parcels which average 2.39 acres in size. Manufactured housing and rural residential development account for 12.1% and 19.4% of residential parcels respectively. Residential development in the hamlet of Schenevus follows traditional hamlet-style development patterns along a major thoroughfare. Residential development in the Town of Maryland is slightly less dense, with homes occupying larger lots along Highway 7. Residential patterns in the more rural parts of the Town of Maryland follow typical rural development patterns—single family homes located on large tracts of land. As evidenced in Figure 13, 51% of the Town’s housing stock was built before 1959.

**Commercial:** Commercial parcels account for approximately 2.26% of the total parcels in the Town and 0.12% of its acreage. Commercial development is located primarily in the hamlets of Schenevus and Maryland along State Highway 7. It should be noted that, for the purposes of this analysis, apartment buildings were included in the calculation of commercial properties in the Town of Maryland. Additionally, active agricultural operations were included in the tabulation of agricultural parcels as opposed to commercial properties.

**Wild, Forested, Conservation Land & Parks:** Wild, forested, conservation land, or parkland accounts for approximately 8.98% of the total parcels in the Town of Maryland, yet covers 23.15% of the Town’s acreage. 67.7% of forested land in the Town is privately held, with small acreages of forestland owned by Otsego County and the State of New York. The Town of Maryland owns Schenevus Lake Park. The high percentage of wild, forested, conservation land, and parkland in the Town led to the creation of strong land-use protections in the Town’s 1996 Zoning Law. In 2017, Otsego County, in partnership with the Otsego County Soil and Water Conservation District, hired a County Forester to manage all county-owned forested lands. As of November 2018, the Otsego County Forester is currently in the process of developing forest management plans for county-owned forested lands in the Town of Maryland.

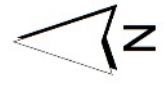
Land-Use in the Town of Maryland				
Land-Use Category (First three tax bill code numbers)	Parcels	Percent of Parcels	Acres	Percentage of Land
100s (Agriculture)	104	6.19%	5782.55	18.23%
200s (Residential)	856	50.92%	11,536.73	36.38%
300s (Vacant Land)	480	28.55%	6,764.05	21.33%
400s (Commercial)	38	2.26%	37.83	0.12%
500s (Recreation and Entertainment)	3	0.18%	13.46	0.04%
600s (Community Services)	31	1.84%	59.88	0.19%
700s (Industrial)	3	0.18%	4.76	0.02%
800s (Public Services)	14	0.83%	167.59	0.53%
900s (Wild, Forested, Conservation Lands & Parks)	151	8.98%	7,340.64	23.15%
Unclassified	1	0.06%	5.9	0.02%
<b>Total</b>	<b>1681</b>	<b>100.00%</b>	<b>31713.4</b>	<b>100.00%</b>

Table 13: Land-Use Breakdown in the Town of Maryland

### Section 2.4.1: Land-Use Patterns

Figure 18 on the following page, presents a land-use map for the Town of Maryland that illustrates patterns of uses within the Town. Commercial uses are largely clustered in the hamlets of Schenevus and Maryland, agricultural uses are concentrated along the Elk Creek Valley and County Route 42 corridors, and residential development is concentrated in the hamlet, with rural residential properties spread throughout the Town. Conservation land is concentrated in the southern part of the Town. Commercial development follows State Highway 7, while community service-type development is concentrated in the Hamlet of Schenevus.





# Land-Use Patterns in the Town of Maryland

4 Miles

2

1

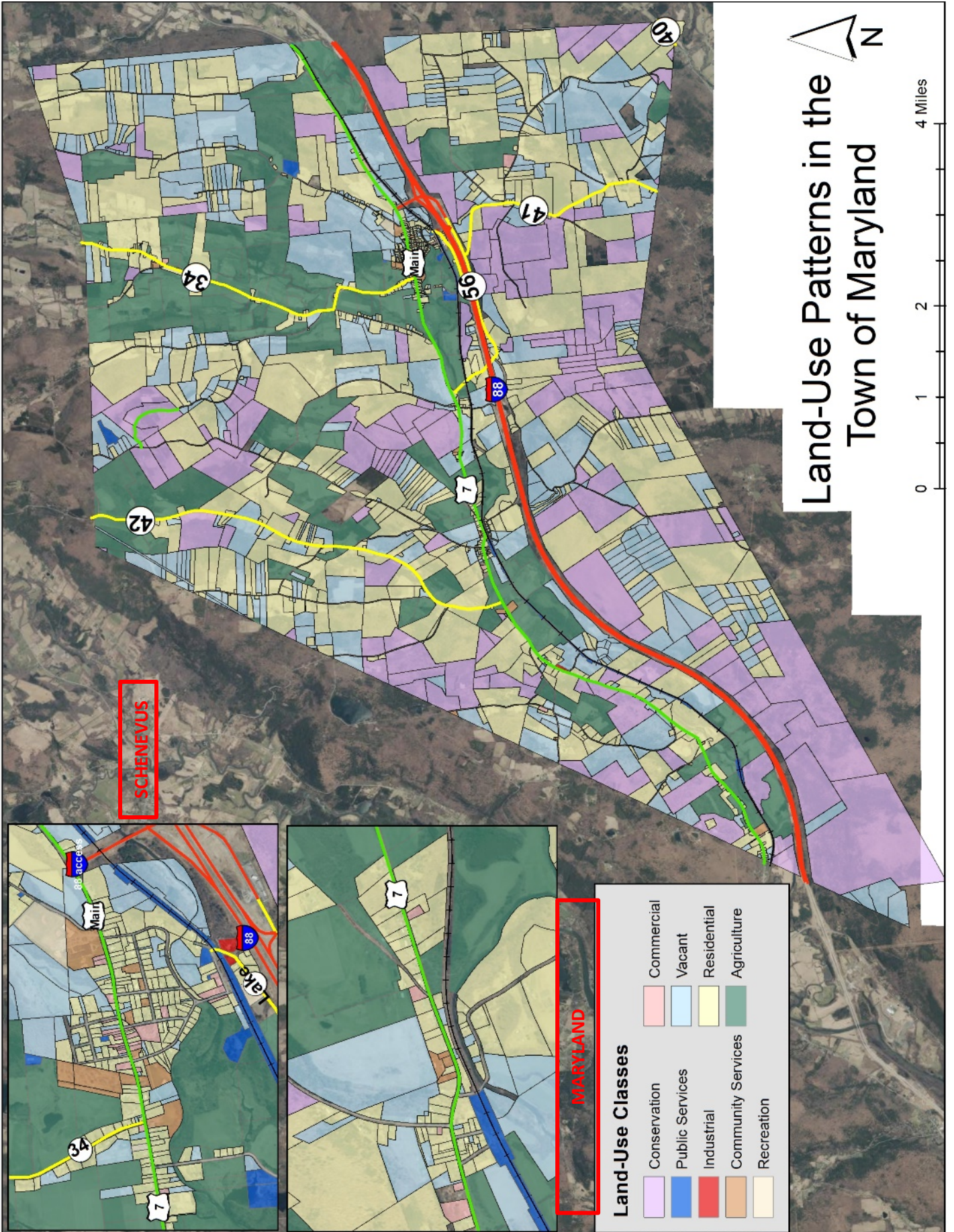
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SCHENEVUS

MARYLAND

## Land-Use Classes

	Conservation		Commercial
	Public Services		Vacant
	Industrial		Residential
	Community Services		Agriculture
	Recreation		



## Section 2.4.2: Zoning Regulations in the Town of Maryland

The Town of Maryland uses zoning to regulate land-use within its borders. The Town's Zoning Law was passed in 1996 as the cornerstone of the 1993 Comprehensive Plan. The Zoning Code prioritizes conservation and low-impacts rural style of development in the Town's business centers. The Town identified 10 purposes for its Zoning Law. These are:

1. To protect and promote the public health, safety, and general welfare of the Town consistent with the objectives stated in Article 16, Section 263 of the Town Law of the State of New York.
2. To guide the future growth and development of the Town in accordance with the Town of Maryland Comprehensive Plan.
3. To protect the character, social and economic stability of all parts of the Town, and to encourage the orderly and beneficial development of all parts of the Town.
4. To encourage preservation of the natural environment through provisions for appropriate levels of development, which are in harmony with the natural setting.
5. Provide a guide to protect and conserve the economic and aesthetic value of land and buildings appropriate to the various districts established by this ordinance.
6. To prevent pollution of air, land, and water (streams, ponds, wetlands, etc.).
7. To assure adequate drainage in all areas to safeguard the water table.
8. To make provisions for safe, clean and potable drinking water in all areas.
9. To encourage the wise use and sound management of the Town's natural resources in order to preserve the integrity, stability and beauty of the community and the value of the land.
10. To preserve the natural beauty of the topography of the Town and insure appropriate development with regard to these natural features.

The 1996 Zoning Law established five zoning districts which are listed in Table 14 below. The establishment of these districts have facilitated an orderly pattern of development in the Town of Maryland over the last 22 years.

<b>Zoning District</b>	<b>Name</b>	<b>Acres</b>	<b>Percentage of Town</b>
<b>R-1</b>	Residential/Mixed-Use	800.5	2.39%
<b>R-3</b>	Rural Residential/Rural Residential/Agriculture	4,062.5	12.13%
<b>C-5</b>	Conservation	28,321.19	84.54%
<b>RH</b>	Residential Hamlet	286.5	0.86%
<b>B</b>	Business	31.03	0.09%

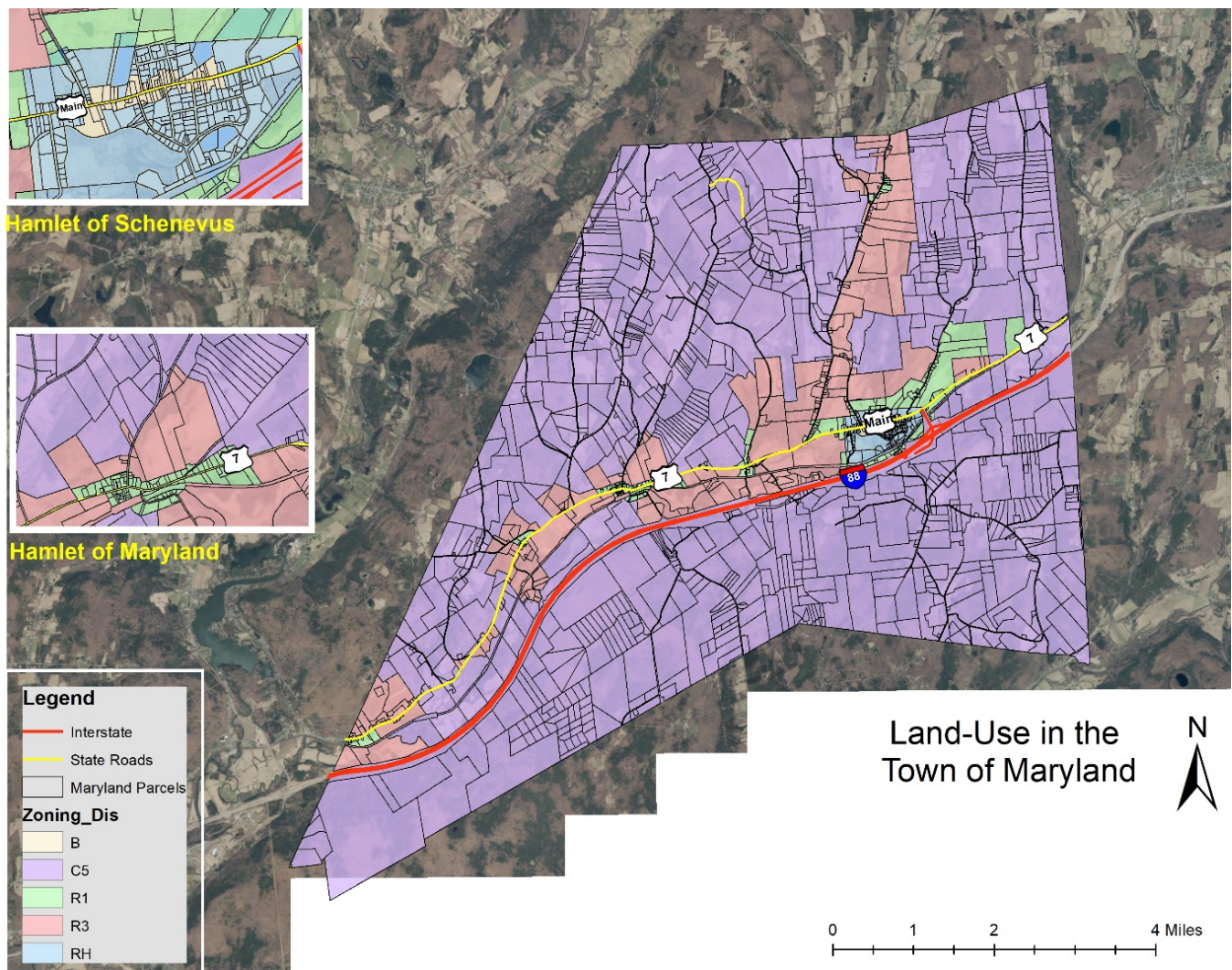
Table 14: Zoning Districts in the Town of Maryland



At this time, a number of the farms within the Town are transitioning from dairy operations and a large majority of the respondents to the 2018 Resident Survey desire increased economic development.

The zoning districts and the regulations within each district need to be reviewed to insure they are adequate to address these transitions and desires. Possible changes to the zoning laws could include but are not limited to:

- Redistricting
- Creation of new districts
- Creation of Commercial development areas
- Modification of zoning regulations.





## **Section 2.5: Natural Resources in the Town of Maryland**

Achieving a resilient rate of economic growth will require community leaders to work in harmony with their natural resources. Natural resources such as steep slopes, streams, forests, wetlands, and areas with prime soils can dictate where and how development should occur. Ensuring that development occurs within the constraints established by the natural environment is critical as the Town plans for its future.

### **Section 2.5.1: Topography**

The Town of Maryland is located in the northern part of the Appalachian Plateau—the major physiographic province in southern New York. The terrain varies from roughly 1,000 feet to 2,000 feet in elevation with rolling hills and valleys. The terrain in Otsego County tends to be higher in the northern part of the County and moves lower approaching the Mohawk Valley.

As shown in the map on the following page, the Town of Maryland has rolling terrain marked with several steep slope areas. Steep slopes generally indicate areas where development should be avoided due to unstable soils. A majority of the Town is located on level land with the exemption of rural residential properties located in the northern part of the Town. It should be noted that the Town's terrain may present special planning challenges such as view shed, erosion, and storm water management challenges.

**Slope**

- 0 - 10%
- 10-15%
- 15-25%
- 25%+

**Roads**

- County Highway
- NYS Highway
- Local Road
- US Interstate

The map displays the state of Maryland with a color-coded overlay representing slope steepness. The legend indicates four categories: 0-10% (lightest), 10-15%, 15-25%, and 25%+ (darkest). Major roads are shown as black lines, with some labeled as County Highways, NYS Highways, Local Roads, or US Interstates. A scale bar at the bottom right indicates distances from 0 to 4 miles. A north arrow is located in the upper right corner.

## Section 2.5.2: Water Resources

The Town of Maryland's water resources serve many purposes. Wetlands act as critical wildlife habitat in addition to acting as buffers against flooding. Its streams and creeks provide recreational and ecological benefits to locals and visitors alike. Its groundwater resources provide sustenance for Town residents and supply its businesses.

### Creeks and Streams

The Town of Maryland lies within the Upper Susquehanna River Basin which drains into the Chesapeake Bay in the State of Maryland. The Susquehanna River begins in Otsego Lake just outside of the Village of Cooperstown and flows 444 miles before ending in the Chesapeake Bay. Major creeks and streams in the Town of Maryland, shown in Figure 21, include the Schenevus Creek which runs straight through the Town, the Potato Creek which flows along the Town's western Boundary, and Elk Creek which runs down the heart of the Elk Creek Valley.

#### Schenevus Creek

Schenevus Creek represents one of the Town of Maryland's primary fisheries. According to the New York State Department of Environmental Conservation (DEC) "The Schenevus Creek flows through 28 miles of agricultural lands before entering the Susquehanna River." <sup>18</sup> The lower six miles of the Creek support a marginal warmwater fishery for smallmouth bass and rock bass. The nine miles of the creek which flows through the hamlet of Schenevus is stocked with 4,000 yearling and 500 two-year-old brown trout annually to support the wild brown trout population. Brook trout are abundant throughout the remainder of the creek. To date, the DEC maintains five fishing access points along the Schenevus Creek. Maps are available for download at: [https://www.dec.ny.gov/docs/fish\\_marine\\_pdf/pfrschenevus.pdf](https://www.dec.ny.gov/docs/fish_marine_pdf/pfrschenevus.pdf).

### Wetlands

In New York State, the DEC maps, monitors, and regulates wetlands larger than 12.4 acres in size through its Freshwater Wetlands Permitting Program. The Program, Article 24 of Environmental Conservation Law, is implemented by 6NYCRR Part 663, 664, and 665. Wetlands play a valuable ecological role—acting as buffers for flood control, surface and groundwater quality, as habitat for wildlife, and as open space. Figure 20 on the following page shows the water resources in the Town of Maryland. As evidenced below, the Town of Maryland has 1,464.60 acres of wetlands concentrated along the major streams and creeks in the Town, and in the southern portion of the Town as well. <sup>19</sup> Wetland maps can be viewed using the Otsego County GIS system (<http://otsegocountygis.mapxpress.net/>) or by using the DEC's Environmental Resource Mapper (<https://www.dec.ny.gov/animals/38801.html>).

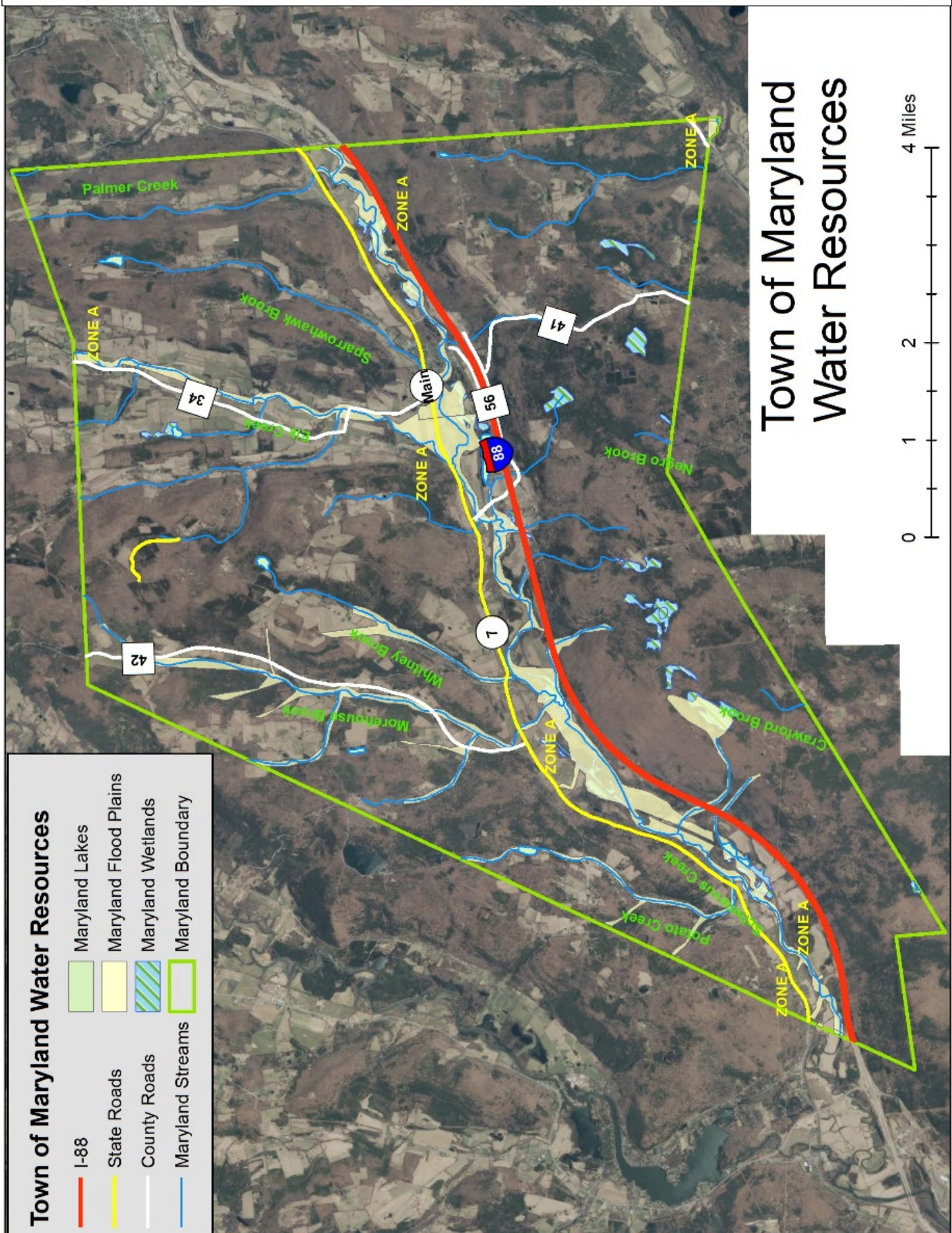
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<sup>18</sup> [https://www.dec.ny.gov/docs/fish\\_marine\\_pdf/pfrschenevus.pdf](https://www.dec.ny.gov/docs/fish_marine_pdf/pfrschenevus.pdf)

<sup>19</sup> For the purposes of this plan, wetland acreage was estimated using ArcGIS. To ensure a fully accurate measurement of wetland area, it is recommended that a town-level wetland delineation be conducted.



Figure 20 Water Resources in the Town of Maryland





## Watersheds

According to the United States Geological Survey (USGS), the Town of Maryland has seven sub-watersheds (HUC-12) each with their own unique physical, chemical, biological, and ecological characteristics. A watershed is defined as the geographic area within the boundary of a drainage divide. Watershed boundaries typically follow the highest ridgeline around the stream drainage area whereas the bottom point of the watershed is where the water flows out of the watershed. Maintaining healthy watersheds at the sub-watershed level can yield substantial economic and environmental benefits such as increased recreational opportunities, protection from erosion, and improved flood control capabilities. Figure 22 shows the sub-watersheds in the Town of Maryland.

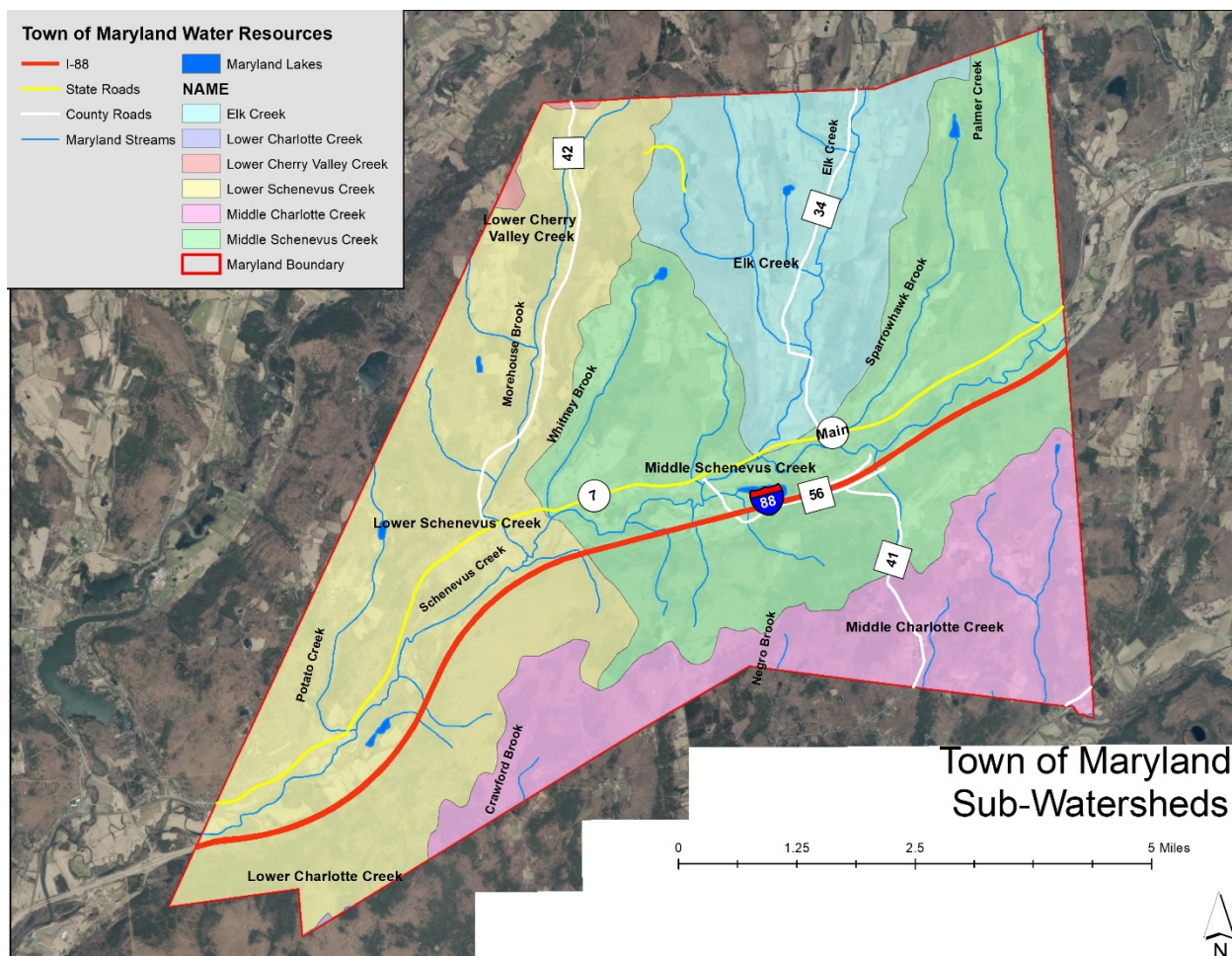


Figure 22: Sub-Watersheds in the Town of Maryland

Section 2.5.3: Soils

Understanding the quality and characteristics of soil in the Town of Maryland is critical for community planning purposes. For example, certain soil characteristics can affect construction capabilities ranging from corrosion of steel and concrete to being more susceptible to ice and frost action. Additionally, high quality soils with healthy organic matter can contribute to higher agricultural yields. In 20xx, the Otsego County office of the U.S. Department of Agriculture Natural Resources Department Conservation Service (NRCS) completed a countywide soil survey. The results of the Soil Survey are presented below in Figure 23. For practical planning purposes, members of the community can visit the NRCS Web Soil Survey portal at <https://websoilsurvey.sc.egov.usda.gov/App/HomePage.htm> to learn more about soil characteristics in the Town of Maryland.

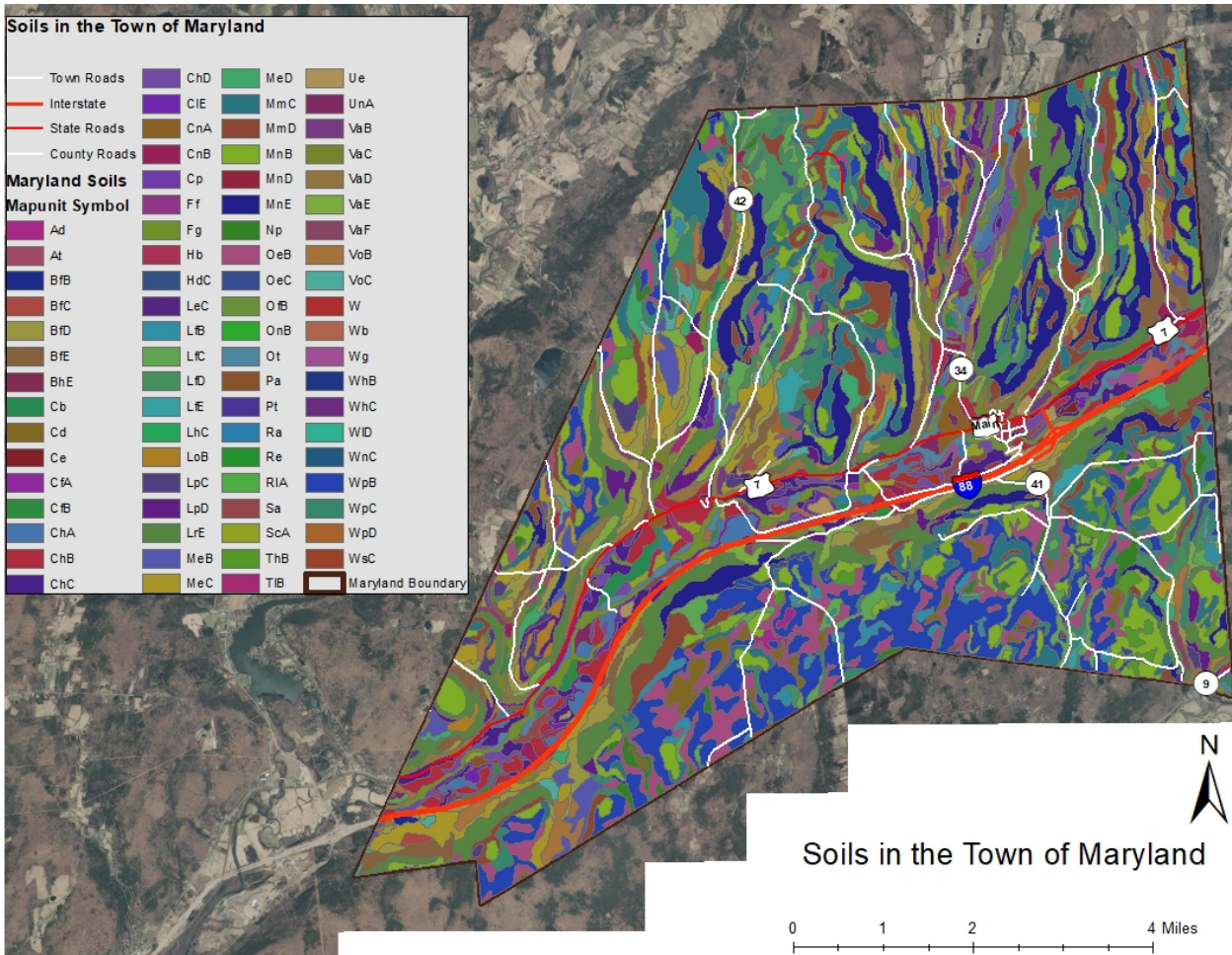
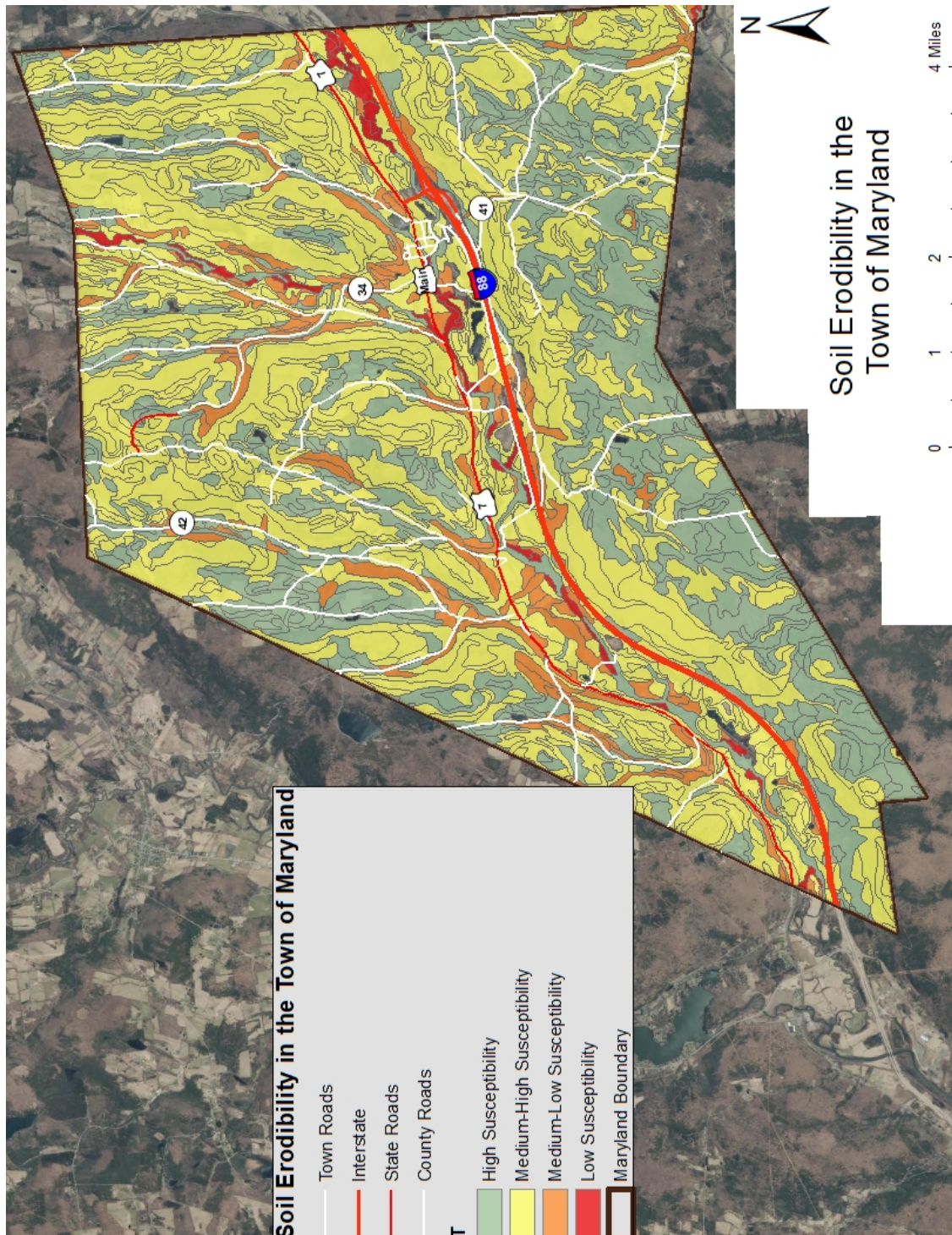


Figure 23: Soils in the Town of Maryland



## Erodibility of Soils

Given the importance of agriculture in the Town of Maryland, soil erodibility was measured using the “T Factor” or more commonly known as Soil Loss Tolerance. This number is measured in tons of soil per acre and is used to determine the amount of soil erosion a given acre of land can suffer while still maintaining viability for crop production. The “T Factor” is presented as a 1-5 scale, where a rating of 5 indicates soils that are deep soils that are not susceptible to erosion while a rating of 1 indicates soils that are highly susceptible to erosion. As presented in Figure 24, large portions of the Town have land that is classified as having a medium-high (Rating 3) susceptibility to soil erosion. The Town’s most viable agricultural areas have a medium-low (Rating 2) susceptibility to soil erosion.





## Septic Suitability

Determining the suitability of soils to accommodate septic systems represents an important factor for consideration when conducting planning activities in the Town of Maryland. Soils with a limited ability to handle septic effluent may require expensive systems to limit pollution. The map presented in Figure 25 is derived from the Otsego County Soil Survey. As seen below, a large portion of the Town's soils have severe limitations for the installation of septic systems.

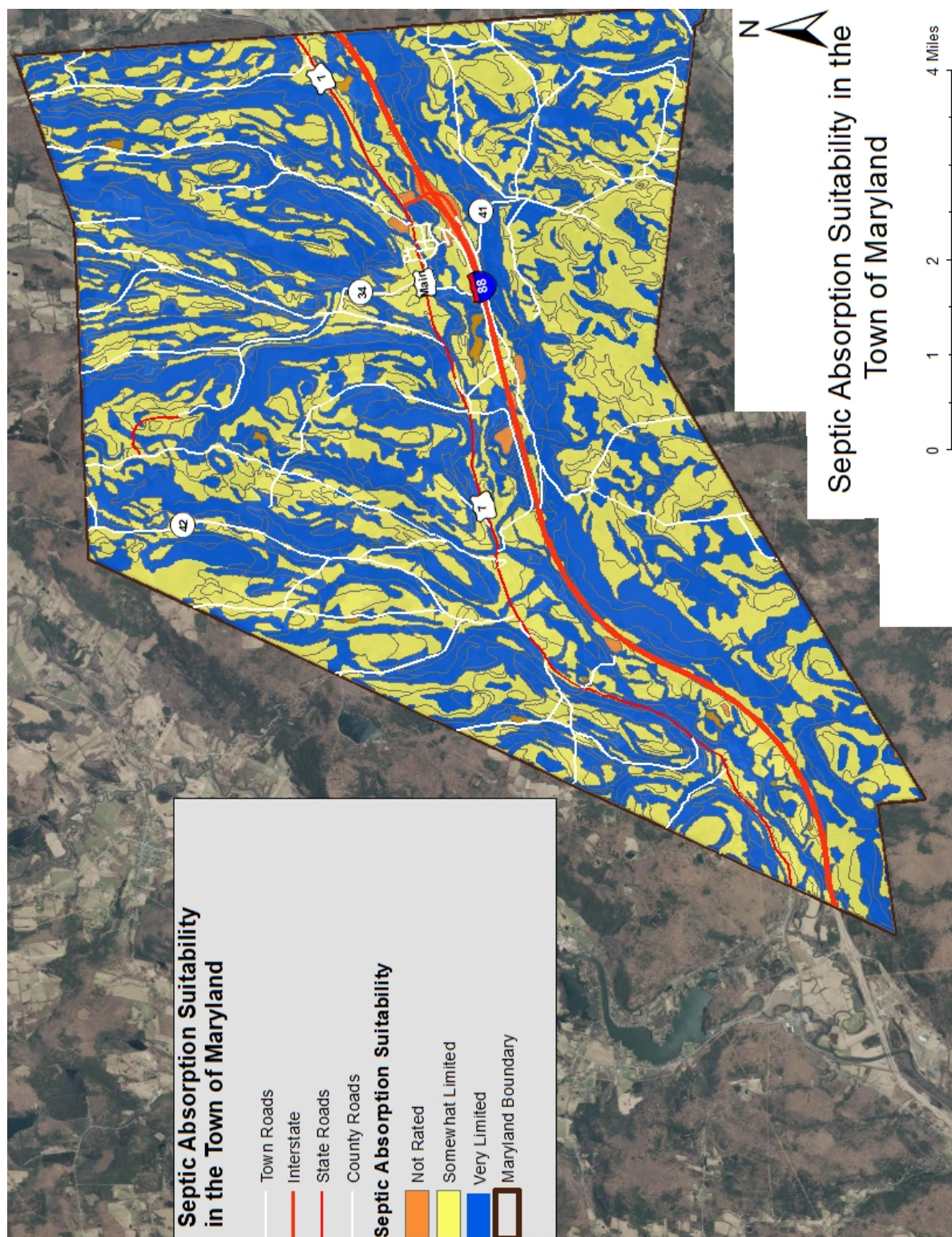


Figure 25: Septic Absorption Suitability in the Town of Maryland



## Section 2.5.4: Agricultural Resources

Throughout the Town of Maryland's history, agriculture has been one of the Town's most important industry. Agriculture bolsters local economies, helps maintain the Town's rural landscape, attracts visitors, maintains community character, and positively contributes to the health of the Town. For instance, in 2012, Otsego County agricultural enterprises contributed \$66 million in gross sales to the local economy. Further emphasizing the economic importance of the agricultural sector, is a Cornell University study which found that for every dollar of agriculture-related economic output, an additional 45 cents is distributed throughout the local economy.<sup>20</sup>

The Town of Maryland, much like the rest of New York State, has experienced a consolidation of its dairy industry which has adversely impacted the Town's agricultural sector. This trend is put into focus by a study prepared by Gibson (2010) which estimated that yearly economic losses due to the consolidation of Otsego County's dairy industry averaged over \$63 million per year. However, there are new emerging niche sectors of agriculture and Otsego County through its Agricultural Implementation Specialist (AIS) position has developed local infrastructure to assist farmers in the Town of Maryland.

### Agricultural Districts

In 1971, the New York State Legislature enacted the New York State Agricultural Districts Law (Article 25-AA of Agriculture and Markets Law), with the purpose of protecting and promoting the availability of land for farming purposes. The law provides a mechanism at the county level in which Agricultural Districts can be created and modified. Farmers can add to or remove their properties from an Agricultural District by working with the Otsego County Planning Department. Reviews of existing Agricultural Districts are conducted every eight years, with a 30-day open enrollment period being held annually. According to the 2017 Otsego County Agricultural and Farmland Protection Plan, there are a number of benefits to having a agricultural property located within an Agricultural District. These include:

- The mandate that state agencies, as a matter of policy, encourage the maintenance of viable farming in agricultural districts;
- The limitation on the exercise of eminent domain and other public acquisitions and the advance of public funds for certain construction activities;
- The limitation of a solid waste management facility on land in agricultural production;
- The limitation on the power to impose benefit assessments, special *ad valorem* levies, or other rates or fees in certain improvement districts or benefit areas;
- The requirement that local governments, when exercising their powers to enact and administer comprehensive plans and local laws, ordinances, rules, or regulations do so in a manner that realizes the intent of the Agricultural Districts Law and does not unreasonably restrict or regulate farm operations; and
- The requirement that applications for certain planning and zoning actions affecting a farm operation within an Agricultural District or on lands within five hundred feet of a farm operation within an Agricultural District, include an "Agricultural Data Statement" designed to allow the reviewing agency to evaluate the possible impacts of the proposed action on the functioning of the farm operation.

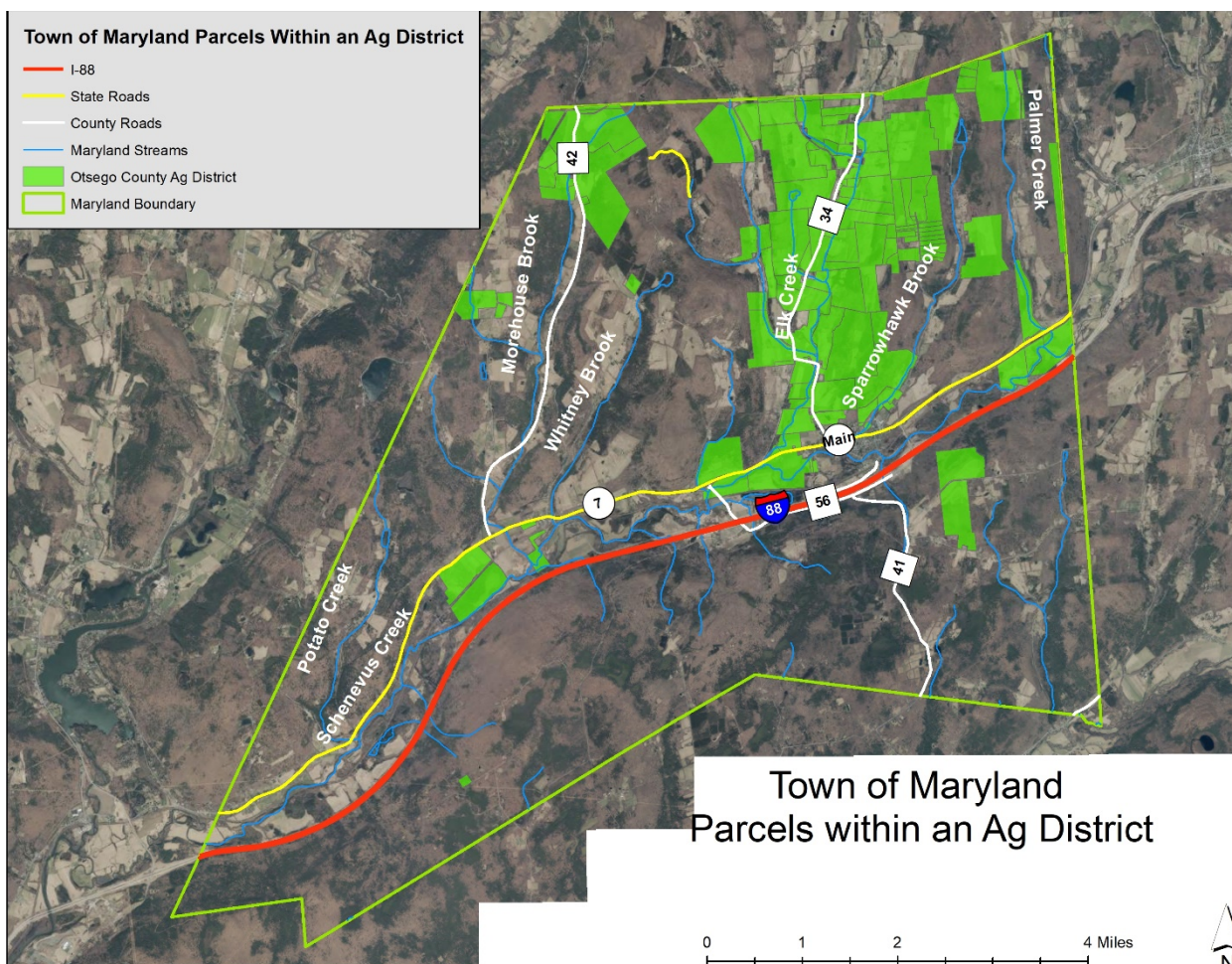
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<sup>20</sup> Schmit and Bills, 2012

Additionally, the Agricultural Districts Law establishes a land classification system used to assign agricultural assessment values to qualified properties both in and outside of a district; creates a process for the review of agricultural practices; discourages private nuisance lawsuits against an agricultural practice determined to be sound; provides for advisory opinions as to whether particular land uses are agricultural in nature; and requires disclosure to prospective grantees of real property that the property is in an agricultural district. The Agricultural Districts Law also defines the procedure for district creation and review.

Locally, the Otsego County Board of Representatives holds the primary responsibility for the creation, review, and management of its agricultural districts. As mentioned above, the Otsego County Planning Department manages Agricultural District reviews, map management and 30-day enrollment periods. Following completion of district creation, eight-year review processes, or the annual inclusion process, the Otsego County Board of Representatives submits the plan to the Commissioner of the New York State Department of Agriculture and Markets for certification.

In 2018, the Otsego County Planning Department consolidated its five Agricultural Districts into one main Agricultural District. According to the map presented in Figure 26, there are 132 parcels containing 6,387.52 acres of land in an Agricultural District in the Town of Maryland as of December 31, 2018. Most of the parcels in an Agricultural District are located in the Elk Creek Valley. Future Town-level planning initiatives should take into consideration the agricultural value of the Elk Creek Valley.

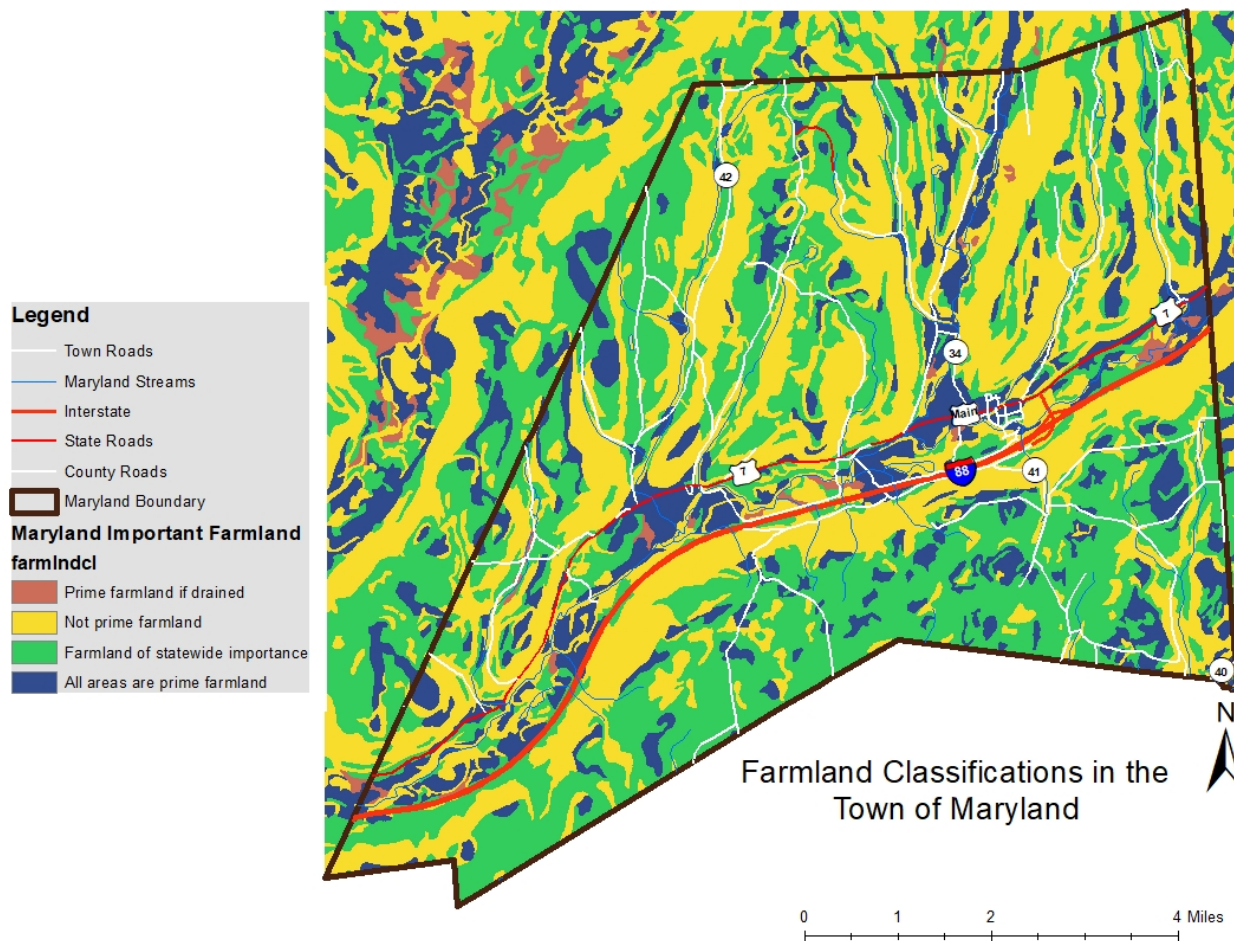


## **Farmland Classification**

In Otsego County and New York State, there are four designations of soils: Prime Farmland, Prime Farmland if Drained, Farmland of Statewide Importance, and Not Prime Farmland. Prime Farmland is defined as land that has the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops that is available for these uses. The criteria for Prime Farmland are established at the national scale—soils must meet specific criteria with respect to soil properties including: temperature, moisture regime, erodibility, pH, water table, permeability, rock fragment content, and more. Soils that are designated as Prime Farmland if Drained meet all the prime farmland criteria except for water table, and are suitable for drainage. In New York, somewhat poorly drained soils are designated as prime farmland if drained, if they meet all the other criteria. Criteria for Farmland of Statewide Importance are established by each state. In New York, Farmland of Statewide Importance are soils that meet all the criteria for Prime Farmland or Prime Farmland if Drained, but are in land capability classes 1, 2, 3, or 4w.

As presented in the 2017 Otsego County Agriculture and Farmland Protection plan, the Town of Maryland has 5,290 acres of Prime Farmland, 13,268 acres of Farmland of Statewide Importance, and 219 acres of Prime Farmland if Drained. Figure 2x depicts the Farmland Classification of soils in the Town of Maryland.

As evidenced below, the majority of the Town's Prime Farmland is located along the State Highway 7 Corridor, with concentrations located around both the Hamlet of Schenevus and the Hamlet of Maryland. There is swath of Prime Farmland located along the eastern portion of the Elk Creek Valley.



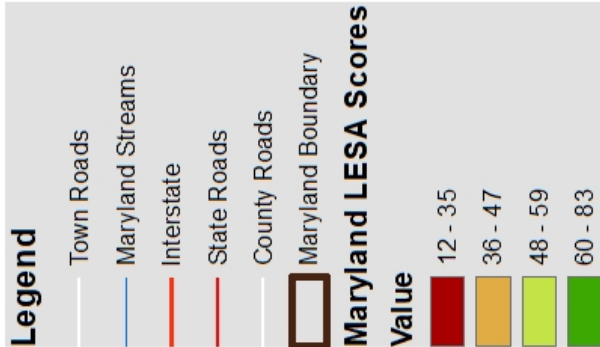
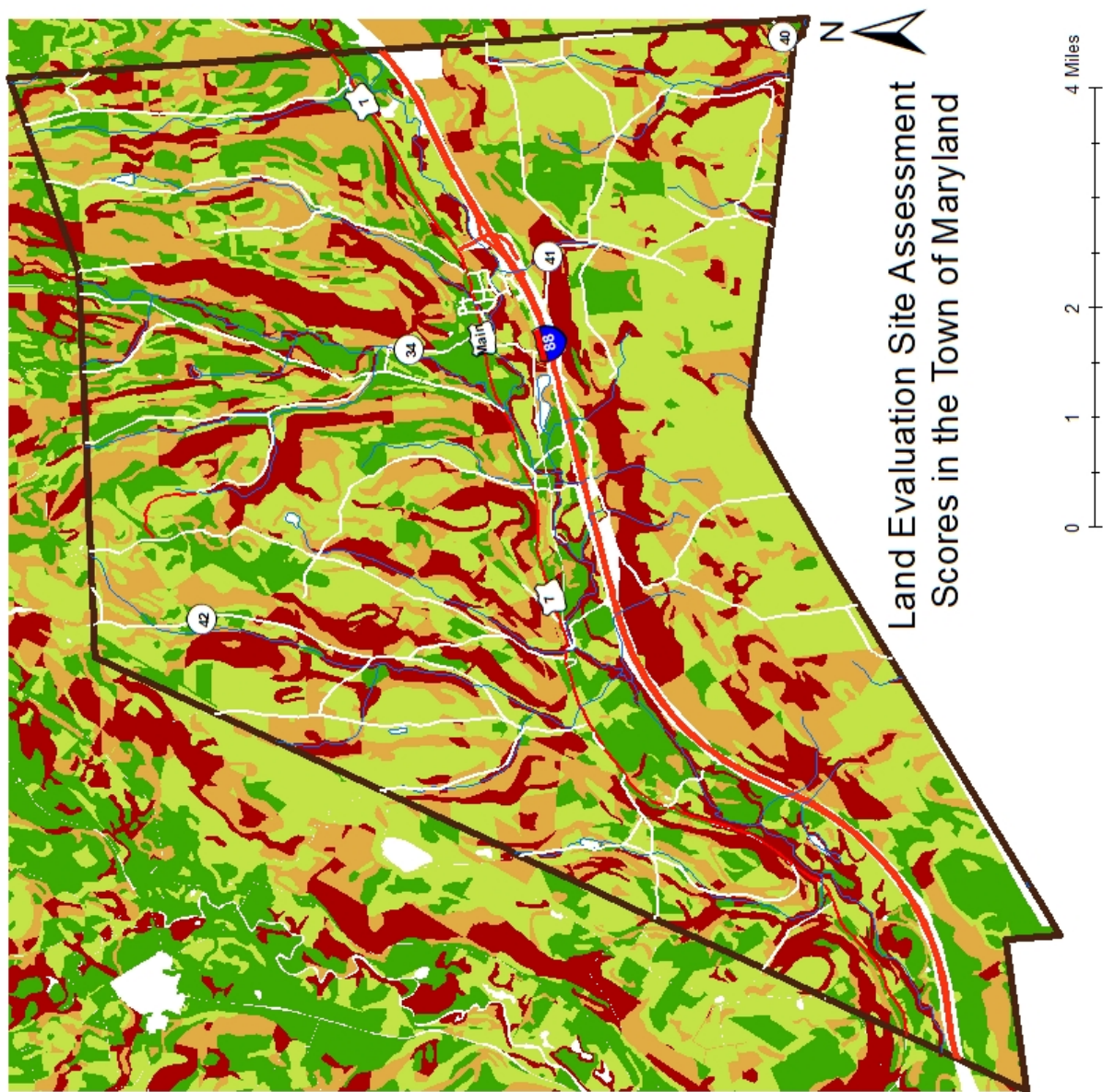
## Land Evaluation Site Assessment

Identifying and prioritizing farmland for conservation represents a critical step in ensuring the efficiency of agricultural conservation initiatives. To that end, the preparation of the 2017 Otsego County Agricultural and Farmland Protection Plan involved the creation of a Land Evaluation Site Assessment (LESA) model of Otsego County. LESA models are tools used to evaluate the conservation value of a given piece of land using Land Evaluation (LE) and Site Assessment (SA) factors. In a basic sense, this allows a user to evaluate the quality of a given tract of land for agricultural production. SA factors were broken down into two categories. Table XX details the Land Evaluation and Site Assessment factors used in the County's Agricultural and Farmland Protection Plan.

Land Evaluation	Site Assessment 1	Site Assessment 2
National Commodity Crop Productivity Index	Distance to protected farmland	Distance to County and State-owned Roads
	Distance to other agricultural parcels	
NRCS Farmland Classification	Distance to floodplains	Distance to agricultural districts
	Distance to streams	
	Parcel Size	
	Distance to light districts	
	Distance to wetlands	



Through the preparation of the LESA model, LE and SA factors were integrated into a weighted average model using ArcGIS. The output for the Town of Maryland is shown below in Figure 2x. The model output indicates that the Town's highest scoring areas are along the State Highway 7 Corridor and the Elk Creek valley. There are portions of high scoring land on the north side of County Highway 42 as well.



### Section 2.5.5: Surficial Geology

Surficial geology describes the rocks and unconsolidated materials that lie between the bedrock and surface of the land, and the inorganic material that makes up the soil. Surface geology is important because it affects the feasibility of constructing bridges and roads. Surficial geology also affects soil composition, therefore affecting agricultural productivity.

The vast majority of the surficial geology in the Town of Maryland is made up of glacial till. Glacial till consists of sediment deposited directly onto the land surface from ice. Glacial till can present development challenges, depending upon depth and drainage characteristics. Figure 28 shows the surficial geology underlying the Town of Maryland.

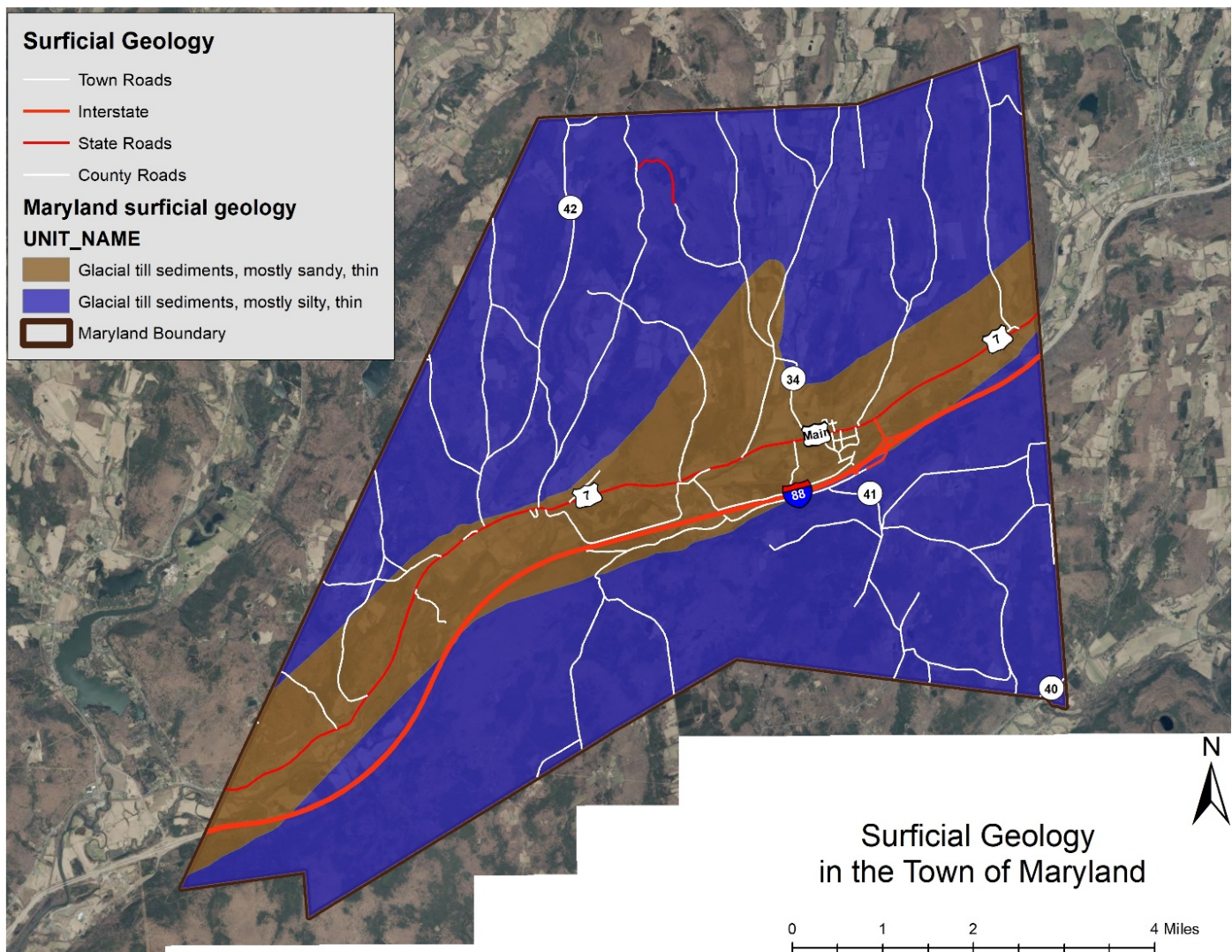
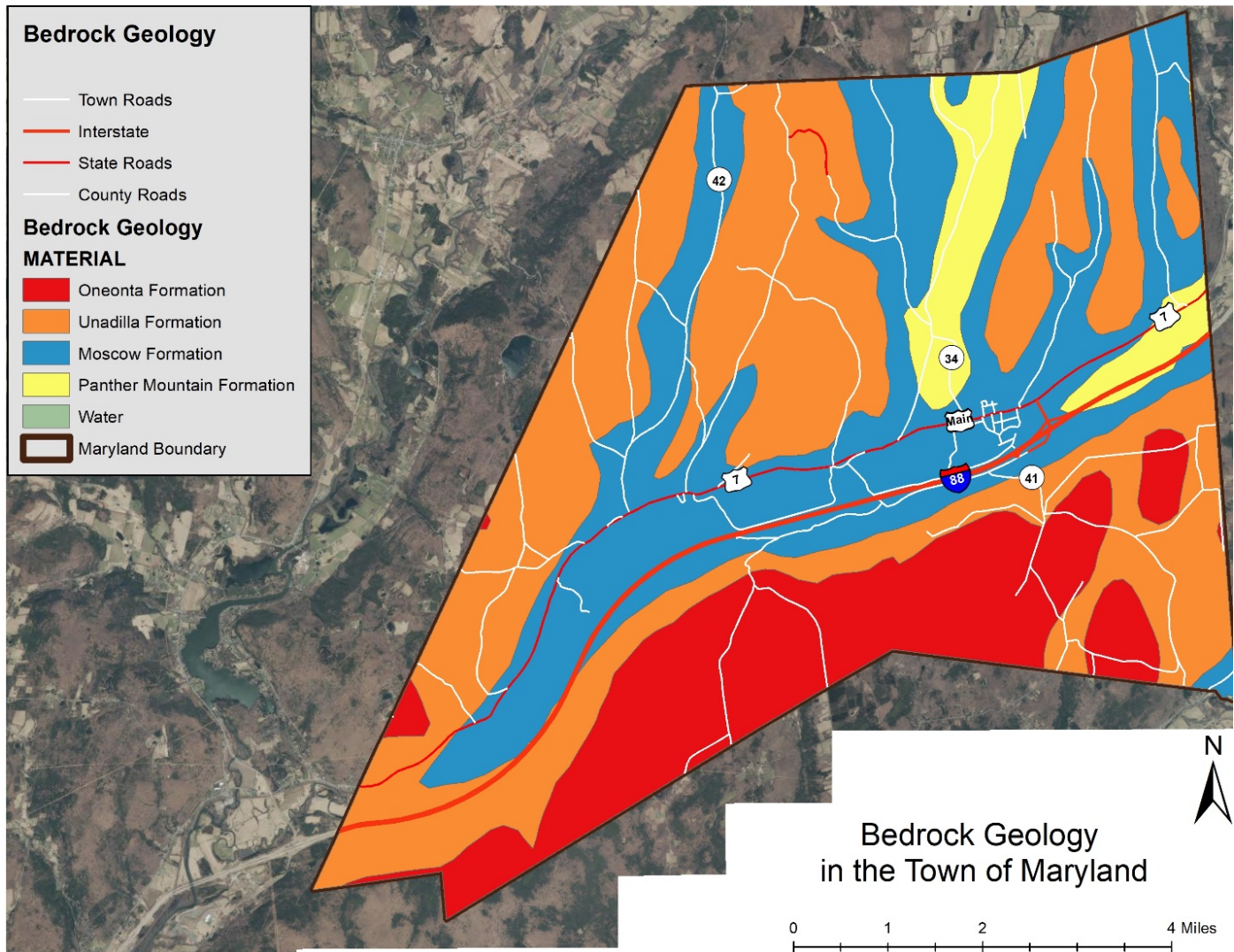


Figure 28: Surficial Geology in the Town of Maryland



## Bedrock Geology

When planning for future development, it is important to understand the geologic characteristics underlying a community. For example, sandstone and limestone can rapidly transmit pollutants where shale and igneous rock will not. The Town of Maryland is located on the Appalachian Plateau which spans across Central New York. The bedrock under the Town of Maryland was formed during the Middle-Upper/Upper Devonian Era (387.7-382.2 million years ago). In the Town of Maryland, three main types of bedrock



## Section 2.6: Community Resources in the Town of Maryland

Municipalities in New York are constitutionally mandated to protect the health safety and general welfare of their residents. Municipalities are responsible for the provisions of services (fire, emergency services, road maintenance and repair, etc.) to its residents. At the same time, municipalities are responsible for interacting with the public to facilitate the protection of the Town's character, culture, and identity. From the annual Schenevus Fireman's Carnival to the Amvets Post 2574 monthly breakfast, the Town of Maryland has several events and local organizations which contribute significantly to the Town's identity.

### Section 2.6.1: Transportation

According to the American Public Transportation Association (APTA), "rural and small-town residents rely on transportation to access jobs, schools, medical facilities, retail shopping, recreation, social events and other services." Limited access to adequate public transportation can be challenging in rural communities like the Town of Maryland because of lengthy travel distances and limited travel options, particularly for people with limited ability to drive.<sup>21</sup> As evidenced in Section 2.3.2, there has been a 51.5% increase in the number of individuals between the ages of 60-84 in the Town of Maryland between 2000-2016. According to the American Association of Retired Persons (AARP) report, *Aging in Place: A State Survey of Livability Policies and Practices* (Farber & Shinkle, 2011):

*"Whether older adults can age in place hinges largely on transportation. Can they reach the services available to them, get to a routine doctor's appointment, or attend a social event? Older adults' diverse mobility needs present some of the most pressing challenges for rural communities. Most people will outlive their ability to drive, and many will face isolation when they can no longer get behind the wheel. Older adults in rural and suburban areas will feel this acutely as communities designed for the car offer few other transportation options."*

For individuals in the workforce, having access to reliable public transportation can increase the ability of young people to find employment opportunities outside of their community. For individuals with access to cars, public transportation costs can realize significant cost savings due to reduced travel and vehicle maintenance costs. According to Brown & Schafft (2011), rural workers travel approximately 38% more than their urban counterparts.<sup>22</sup> As a result, in 2013, rural households devoted 20% of their total budget to transport—7% more than urban households as per Bureau of Labor Statistics data.<sup>23</sup>

From a public safety standpoint, according to the Insurance Institute for Highway Safety (IIHS) and the American Automobile Association (AAA), 16 to 19 year olds have a crash rate nearly three times the rate for drivers 20 and over and older Americans have the second highest crash rate per mile.<sup>24 25</sup>

In the Town of Maryland, public transportation options are available through Otsego Express which maintains one route which travels between the Town of Worcester, Maryland, the City of Oneonta, with the final stop being at the Arc Otsego Bus Garage in the Town of Hartwick.<sup>26</sup> The Otsego Express is managed by the Otsego County Planning Department and operates via a contract with Birnie Bus Service, Inc. of Rome New York. As presented in the 2018 Otsego County Coordinated Transportation Plan, the contract for the operation of the Otsego Express was set up expire by the end of 2018 at which time a new contract could be awarded after a competitive Request for Proposals (RFP) process. Scheduling and route information for the Otsego Express can be found at:

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<sup>21</sup> <https://www.apta.com/resources/reportsandpublications/Documents/APTA-Rural-Transit-2017.pdf>

<sup>22</sup> <http://politybooks.com/bookdetail/?isbn=9780745641270>

<sup>23</sup> <https://www.bls.gov/opub/reports/consumer-expenditures/2015/pdf/home.pdf>

<sup>24</sup> <https://www.iihs.org/iihs/topics/t/teenagers/fatalityfacts/teenagers>

<sup>25</sup> <https://seniordriving.aaa.com/resources-family-friends/conversations-about-driving/facts-research/>

<sup>26</sup> <http://www.otsegoexpress.com/Portals/82/Users/251/35/3835/Route%20Five.pdf?ver=2018-10-17-113039-507>



For seniors, the Otsego County Office for the Aging has a driver available on a first-come-first-serve basis. This driver provides rides to 50-60 individuals per year. For veterans, the Otsego County Veterans Affairs Office provides transportation to the Albany VA Hospital Tuesday through Friday, transporting approximately 3-5 veterans per day. Most of the individuals using this service are ages 65 and older. Private transportation options are available by request as well. It should be noted that the Otsego Express will deviate up to  $\frac{3}{4}$  of a mile from its fixed route for an additional \$2.00 charge on top of its regular \$1.00 fair.

Outside of bus and private transportation services, the Town of Maryland is largely car-dependent, with a majority of errands requiring a car to complete. According to the website “Walkscore,” the Town of Maryland has a walkability score of 3 out of a possible score of 100. Providing basic amenities that are accessible to residents via foot has been shown to yield substantial health, economic, affordability, and environmental benefits.<sup>27</sup> Similarly, Litman (2009) found that a on- point increase in a municipality’s “Walkscore” can increase property values between \$700-\$3,000 depending on the market.<sup>28</sup>

### **Section 2.6.2: Fire and Emergency Services**

Fire and emergency services for the Town of Maryland are provided by the Schenevus/Maryland Volunteer Fire Department (VFD). Data for this section were gathered by the CPSC through a stakeholder interview conducted with Volunteer Fire Department Chief, Paul Neske, in August 2018. Currently, the VFD has a roster of 46 including both firefighters and Emergency Services (EMS) providers. The Schenevus/Maryland Fire Commissioners have a year budget of approximately \$76,000 which is used to finance building maintenance, fuel, training, and procure equipment as the budget allows. As of August 2018, the VFD responded to approximately 222 calls. The VFD has strong fundraising capabilities through its three yearly events: the Firemans Carnival which occurs in July, the Turkey Supper which takes place in April, and a Golf Tournament which happens in August.

The VFD has five pieces of equipment which include a 2013 main engine, a lead truck, a 2009 tanker, a pump truck, and a 2010 ambulance which is operated by the EMS squad. The VFD participates in a four-department (Schenevus, Worcester, East Worcester, and Westford) mutual aid plan which allows quick response times to emergencies despite the large geographic area covered by the four departments. The aforementioned four departments are supported by the City of Oneonta’s Department in the event of larger emergencies.

The VFD maintains an effective working relationship with the Otsego County Sheriff’s Department, the Otsego County Emergency Services Department, and the New York State Police. The Otsego County Office of Emergency Services has proven to be a valuable partner to the VFD during large events. With respect to funding applications, the VFD regularly applies to Assistance to Firefighters Grant through the U.S. Department of Homeland Security. Neske reported, in the past, the VFD secured \$235,000 in Assistance to Firefighters Grant funding to purchase a new fire truck.

Moving forward, the VFD has established several key priorities to enhance the Department’s ability to provide high-quality services to Town residents. These include:

- Maintaining and/or increasing membership in the VFD. Additional volunteer recruitment can be accomplished through social media marketing, school-based outreach, and through engagement of local Scout Troops
- Figuring out innovative new approaches to encourage new volunteers to complete state-mandated training requirements
- Prioritizing training events which focus on state-approved best practice standards.
- Increasing the amount of one-on-one training for new fire/EMS volunteers.

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<sup>27</sup> <https://www.strongtowns.org/journal/2016/2/22/why-walkability>

<sup>28</sup> <http://citeseerx.ist.psu.edu/viewdoc/download?doi=10.1.1.470.6221&rep=rep1&type=pdf>

The August 2018 stakeholder interview with Neske identified key barriers that the VFD would need to overcome in order to meet their key priorities. These include:

- Recruiting new, young members to join the VFD
- Challenges related to meeting new state-level requirements for equipment and training while working with the confines of the Town budget
- Cultivating new leaders from within the VFD to ensure the longevity of the department

At the County level, the Otsego County Planning Department, in partnership with Tetrattech, is in the process of updating its 2013-2018 All Hazards Mitigation Plan (AHMP). The AHMP represents a strategy for the Otsego County Government and its 34 municipalities to quantify their respective vulnerabilities to natural hazards and develop local-level mitigation plans to address them. Mitigation strategies were evaluated using the Federal Emergency Management Agency's (FEMA) Social, Technical, Administrative, Political, Legal, Economic, and Environmental feasibility (STAPLEE) methodology. The Town of Maryland has been an active participant during the preparation of 2003-2018 AHMP. Some of priority items listed for the Town include but are not limited to:

- Removing trees, vegetation, and debris along the edge of streams to prevent obstruction and erosion of banks and undermining of roads and driveways
- Developing, coordinating, and implementing a program to identify public or private land to place temporary short-term and long-term housing units for residents displaced by a disaster
- Implementing a process to ensure critical facilities are able to provide essential services during power outages caused by winter storm events
- Creating an information program through posters, leaflets, and flyers emphasizing the dangers of extreme temperatures to both humans and animals and protective measures to reduce effects
- Improving and supporting communications between Town Highway Departments and the Town Board to enable coordinated efforts to maintain emergency transportation routes.

As the 2018-2023 AHMP is being prepared, it will be critical for the Town to work with the County, neighboring municipalities, and other interested parties to identify, plan for, and implement the priority projects identified during the preparation of the updated AHMP.

### Section 2.6.3: Education

*Schenevus Central School:* The Town of Maryland is home to Schenevus Central School (SCS). SCS is a K-12 institution which serves students from the Towns of Maryland, Roseboom, Milford, Decatur, and Westford. As of 2017, SCS has approximately 367 students enrolled, with 22 in Pre-Kindergarten, 160 in Elementary School (K-5<sup>th</sup> grade), and 185 in grades 6-12. According to the 2017 SCS Annual Report, SCS employs approximately 81 individuals. On May 15, 2018, the Schenevus Central School District Board of Directors adopted a \$9.14 million budget for the 2018-19 school year. Figure 30 shows a map of the School District boundaries in Otsego County.

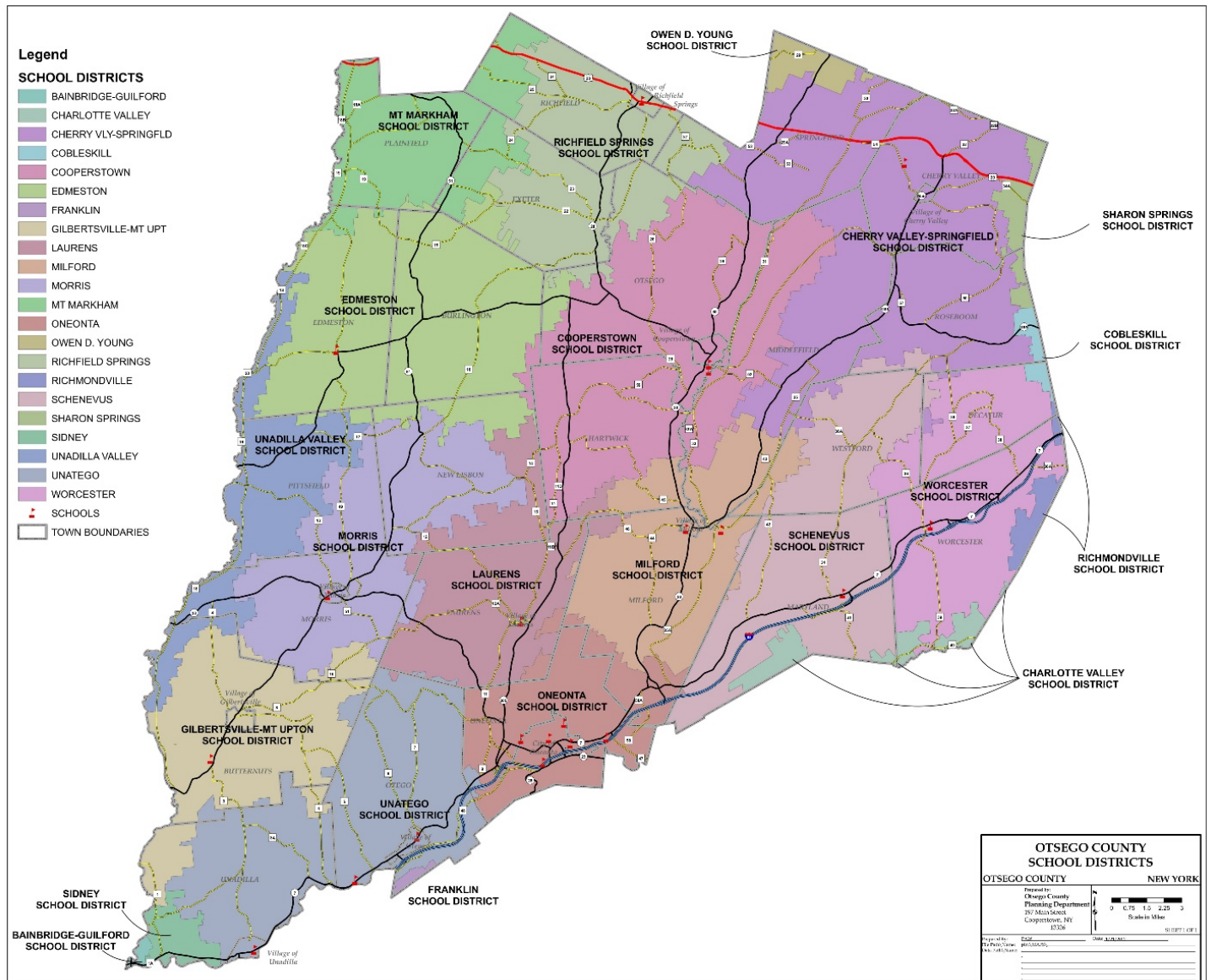


Figure 30: School Districts in Otsego County<sup>29</sup>

<sup>29</sup> Obtained from the Otsego County Planning Department website on December 11, 2018 (<http://www.otsegocounty.com/depts/pln/documents/SchoolDistrictsOtsegoCounty.pdf>)

According to data from the Otsego County Real Property Tax Service, the 2018 tax rate for SCS is \$16.54 per \$1,000 of assessed value.<sup>30</sup> According to 2016 New York State Department of Education Data, the graduation rate for SCS is 79% slightly lower than the 80% graduation rate for New York State. Despite its small size, SCS spends approximately \$21,793 per pupil. SCS's average class size in Common Branch classrooms is 15—lower than the New York State average of 22 indicating that SCS students are receiving a quality education.

SCS provides a wide range of academic and extra-curricular activities for its students. In elementary school, students are given the opportunity to participate in Boy and Girl Scouts, attend events like “Girls on the Run,” and “Field Day,” and have access to technology like Ipads and Google Chromebooks. High school students have access to a number of Advanced Placement Courses ranging from Macroeconomics to Calculus. Additionally, high school students have access to field-based courses on conservation and unmanned aerial drone operation to name a few. SCS' athletic teams offer an opportunity for middle and high school students to be involved in after school activities and provide the community additional opportunities to gather.

SCS provides a wide range of opportunities for community members to become engaged in school activities. SCS has an annual Holiday Luncheon, a breakfast for senior citizens the day after the School District Budget is adopted, and a breakfast on Veterans Day. SCS also hosts the Coaches Versus Cancer Basketball Tournament for area schools.

Members of the CPSC interviewed former SCSD Superintendent, Thomas Jennings, in May 2018. During the interview challenges and opportunities facing the School District were discussed. Challenges facing the school included underfunding from the New York State Foundation Aid Program whose financial assistance formulas were frozen during the 2008-2009 Great Recession. This has led to SCS being underfunded by \$900,000 per year over the past six years, according to the 2017 SCS Annual Report. Additionally, changing demographic patterns in the Town of Maryland has led to concerns about static enrollment coupled with rising costs related to the provision of services.

Looking into the future, SCS has a number of opportunities which could enhance its educational offerings. SCS is actively implementing technology-based learning through “Smart Classrooms,” additional STEM education and partnering with the Otsego Northern Catskills Board of Cooperative Educational Services (ONC BOCES). Further, offering additional AP and college classes and collaborating with higher education institutions like SUNY Cobleskill can serve to enhance the competitiveness of SCS' students.

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<sup>30</sup> <http://www.otsegocounty.com/depts/rps/documents/2018TaxRateChart.pdf>

## Section 2.6.4: Cultural and Historic Resources

The Town of Maryland has a rich history and culture established over the course of its 217-year history. From the legend of Chief Schenevus to its rise to local economic prominence in the 19<sup>th</sup> century, the Town of Maryland's identity is defined in part by its history. Preserving and promoting the Town's cultural capital, that is, its tangible assets (buildings, markers, landmarks, etc.), and its intangible assets (traditions, legends, etc.) is important to maintaining the uniqueness and character of the Town.

Some of the cultural and historic resources include:

Town History Project: As part of an Eagle Scout Project, Town resident, Austin Jory is conducting research to create a pictorial history of the hamlet of Schenevus and the Town of Maryland. The project involves aggregating information prepared by the current Town Historian, Robert Parmeter, and former Town Historians as well. Jory created a page on the SCS website which details his research making the Town history accessible to residents, researchers, and visitors alike. More information can be found at:

<http://schenevuscsd.ss8.sharpschool.com/cms/One.aspx?portalId=498920&pageId=1599564>.

Maryland Historical Society: The Town of Maryland Historical Society is a small citizen group located in the hamlet of Schenevus. The organization was reorganized by Town Resident, Shirley Skinner, with assistance from Town Historian Robert Parmeter in September, 2017. Parmeter and Skinner worked to establish a five-person steering committee. The Historical Society is in the process of organizing its mission and strategic priorities. Kathleen Gaspirini is continuing this work as the current Society president.

Manaho Gorge: This natural formation located on South Hill across from Chaseville has immense cultural importance to the Town of Maryland. The legend of Chief Schenevus and his daughter Manaho led to the gorge being named after Manaho and the hamlet being named after Chief Schenevus. Chief Schenevus is memorialized on the Town logo and on way finding signs located at the edges of the hamlet. While there is no public access to the site at this time, the folklore surrounding it has contributed significantly to the Town's identity.

Schenevus War Memorial: The Soldiers Monument, located on Borst Field in the hamlet of Schenevus, was dedicated on Memorial Day, 1894. The Monument lists the names of the volunteers from the Town of Maryland who served in the Revolutionary War, the War of 1812, the Spanish American War, and World War I. Veterans of World War II are honored by a second monument located by the Andrew S. Draper building located on upper Main Street in the hamlet of Schenevus.<sup>31</sup>

Schenevus Carousel: The Twentieth Century Steam Riding Gallery No. 409 (Schenevus Carousel), is a historic carousel located at Borst Field. The carousel and its pavilion were built in 1908. The carousel is housed in a wooden, 16-sided, enclosed pavilion supported by wooden poles and is topped by a wooden roof covered with asphalt shingles. The carousel has approximately 24 horses, four chariots, and 16 folding benches.<sup>32</sup> The carousel was listed on the National Register of Historic Places in 1998.

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<sup>31</sup> <http://schenevuscsd.ss8.sharpschool.com/cms/One.aspx?portalId=498920&pageId=1599591>

<sup>32</sup> [https://en.wikipedia.org/wiki/Twentieth\\_Century\\_Steam\\_Riding\\_Gallery\\_No.\\_409](https://en.wikipedia.org/wiki/Twentieth_Century_Steam_Riding_Gallery_No._409)



### **Section 2.6.5: Solid Waste**

Municipal solid waste and recyclables are collected at the Town of Maryland's Transfer Station located on Tannery Street in the hamlet of Schenevus. Qualified users must be a taxpayer residing in the Town of Maryland either full- or part-time. Renters can have access to the transfer station provided that they provide proof of residency. Town residents can purchase a sticker from the Town Clerk's Office. As of December, 2018, the transfer station is open two days per week.

Information on acceptable and unacceptable refuse can be accessed at: <https://www.marylandny.org/transfer-station-info>.

Additionally, Otsego County maintains an active database on how to get rid of common refuse items on the Otsego County Solid Waste Department's "How Do I Get Rid Of," webpage: <http://www.otsegocounty.com/depts/sw/Howdolgetridof.htm>. Every September, the Otsego County Solid Waste Department hosts a Household Hazardous Waste Day in which certain hazardous materials are accepted at the Otsego County Meadows Office Complex or at the Unadilla Town Barn. More information can be obtained from: <http://www.otsegocounty.com/depts/sw/HHW.htm>.

### **Section 2.6.6: Infrastructure**

The Town of Maryland's physical infrastructure is the backbone of the Town's society and economy, and represent one of the largest, most enduring assets that Town residents invest in. Investing in infrastructure projects, engaging in long-term fiscal planning to implement projects, and securing the manpower to complete key projects are central to the future wellbeing of the Town. Many communities in upstate New York are faced with a growing "infrastructure deficit," which is reflected in aging systems (roads, bridges, water systems, etc.), escalating operations and maintenance costs, and declining revenues. As such, it is more critical than ever to prepare for, finance, and invest in infrastructure upgrades throughout the Town.

#### **Roads/Highway**

The Town of Maryland Highway Department is responsible for maintaining approximately 60.18 centerline miles of roads and works with the Otsego County Highway Department to maintain 14.96 centerline miles of County-owned roads that exist within the Town's boundary. Of 60.18 centerline miles of Town-owned roads, 13.36 centerline miles are unpaved while 46.82 centerline miles of roads are paved.

The Town of Maryland's Highway Department has five employees which include one Deputy Highway Superintendent and four operators. The Highway Department operates six plow trucks, one grader, one loader, and one backhoe. According to a June, 2018 interview with Highway Superintendent Tim Walke, the highway budget, year-to-year, is approximately \$750,000 which equates to nearly 75% of the Town budget. Currently, the Town of Maryland Highway Department can complete a maximum of three miles of paving per year.

The Town of Maryland's Highway Department faces numerous challenges related to implementing capital projects. These include but are not limited to:

- Financial restraints due to a relatively limited tax levy;
- Maintaining the 60.18 centerline miles of Town Roads and 14.96 centerline miles of County-owned Roads;
- Applying for state-level funding initiatives such as a BRIDGE NY and PAVE NY.
- Maintaining aging highway equipment and placing plow trucks on a five-year rotation; and
- Challenging DEC requirements related to the completion of stream restoration work.

Despite these challenges the Town of Maryland's Highway Department has engaged in numerous cost savings initiatives to maximize the Department's efficiency. The Town's Highway and Water Departments regularly partner to complete work related to the Schenevus Water District in-house. Additionally, the Town of Maryland's Highway Department entered into an agreement with a local landowner to access approximately 3,000 cubic yards of sand in exchange for maintaining a dead-end road.

Moving forward, the Town of Maryland's Highway Department will have to address challenges related to state-level reporting requirements namely adhering to the Procedures for Locally Administered Federal Aid Projects Manual (PLAFAP) while maintaining a large road network and completing other town projects with a limited staff.

Otsego County Highway Asset Management Program: Starting in 2017, the Otsego County Planning Department and the Otsego County Highway Department began inventorying County-owned roads through the Cornell Asset Management Program. The inventory assesses current road conditions, evaluates alternatives for repairs, and develops a long-term maintenance repair program and budget to complete said repairs. Each segment of County-owned roads and certain participating Town-owned roads were given a Pavement Condition Index (PCI) Score which would determine the urgency for repairs to be administered to a given road segment. In 2017, Otsego County received a Local Government Efficiency Grant through the New York State Department of State to upload the data gathered through the Highway Asset Management Program onto the ArcGIS Online platform. This can help participating municipalities inventory, score, and prioritize town road segments for repair.

## **Water**

To gather information related to the Schenevus Water District, the CPSC conducted a stakeholder interview with former Water District Superintendent Pete Andrews in June 2018. The Schenevus Water District extends from Tannery Road in the Southern part of the hamlet toward the hamlet line on the western hamlet boundary, then proceeds down Main Street to SCS, and east toward the Railroad tracks. There are dual eight-inch water mains, with one extending along either side of Main Street. Multiple eight-inch water mains serve hamlet residents. There is a six-inch water main which extends part way up Smokey Hollow Road. Water is pumped from two groundwater wells located on Depot Street into two 150,000-gallon storage tanks above the cemetery on Main Street. The primary groundwater well serving the Town generates approximately 150,000 gallons of water per day, while the secondary well generates approximately 70,000 gallons per day. The Town is underlain by a highly productive aquifer as noted in Section 2.5.2. Water entering the Water District is treated for lead, organics, inorganics, and pH through the use of a phosphate product.

Repairs for the Schenevus Water District are typically financed through allocations in the Town's Budget. Overall, it was reported that the water system is well-maintained and repairs are able to be undertaken in a proactive fashion. In the event that a larger repair is needed, alternative funding approaches like a five-year bond notice would need to be explored. Moving forward, the Water District has several high priority projects in need of being implemented. These include but are not limited to:

- The replacement of a six-inch lead coated water main along Smokey Hollow Road. Andrews recommended carrying out excavation and installation work through the Town Highway Department to minimize project costs;
- The lateral extension of a watermain across the railroad tracks on Depot Street to provide water to the homes, provide adequate source of water for firefighting and to supply Green Leaf, Inc.
- The lateral expansion of the Schenevus Water District from the intersection of State Highway 7 and Smokey Hollow Road to serve the Distribution Center in the event that a project is proposed; and
- Potential upgrades to the well house as deemed necessary.

From a disaster preparedness standpoint, Andrews reported that the 300,000 gallons of storage capacity located at the Main Street facility could provide 10 days of water in the event of a large-scale power outage.

## Internet

According to the 2019 Comprehensive Plan Survey, nearly half (48.31%) of the respondents have access to high-speed internet service. 22% of respondents reported having satellite internet connections, while 25% of respondents reported not having access to internet service. Consultation with CSPC members and Town officials indicated that the State Highway 7 corridor, the County Highway 34 corridor, and a north-to-south loop on Valder Road are the areas served by Spectrum Internet. According to Whitaker, Gallardo, & Strover (2015), rural municipalities who obtain access to and utilize broadband internet service can experience growth in median household income and employment rates in certain internet-dependent sectors. Moving forward, the Town could prioritize commercial development in areas with access to broadband internet provided that such development is consistent with the 1996 Zoning Law and the environmental protections established by the New York State Environmental Quality Review Act.

## Electricity

In the Town of Maryland, electricity is provided to the Town of Maryland by National Grid. National Grid operates a substation located on Depot Street in the Hamlet of Schenevus. In the advent of Governor Cuomo's Clean Energy Standard, certain utilities are beginning to determine the hosting capacity of their three-phase overhead transmission lines to accommodate new renewable energy development. Recently, New York State Gas and Electric prepared an interactive online map showing the hosting capacity of their three-phase overhead transmission lines to accommodate new renewable development.<sup>33</sup> Such data can prove to be extremely help with respect to planning for new renewable energy development in the Town of Maryland.

The extent and location of the availability of three phase power will be a factor in increasing economic development in the future. The presence of three phase transmission lines will allow increase in demands to provide electricity for new homes and businesses. Some new businesses will require access to three phase power.

A concern at this point is the ending of the three phase transmission line approximately one mile east of the I-88 access road as there several properties that due to their size and topography could be sites for potential future development.

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<sup>33</sup> <http://iusamsda.maps.arcgis.com/apps/webappviewer/index.html?id=2f29c88b9ab34a1ea25e07ac59b6ec56>.



## **Transportation**

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Taxi and Uber service has expanded into the Town of Maryland.

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<sup>34</sup> <https://www.apta.com/resources/reportsandpublications/Documents/APTA-Rural-Transit-2017.pdf>

<sup>35</sup> <http://politybooks.com/bookdetail/?isbn=9780745641270>

<sup>36</sup> <https://www.bls.gov/opub/reports/consumer-expenditures/2015/pdf/home.pdf>

<sup>37</sup> <https://www.iihs.org/iihs/topics/t/teenagers/fatalityfacts/teenagers>

<sup>38</sup> <https://seniordriving.aaa.com/resources-family-friends/conversations-about-driving/facts-research/>

<sup>39</sup> <http://www.otsegoexpress.com/Portals/82/Users/251/35/3835/Route%20Five.pdf?ver=2018-10-17-113039-507>

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Fire and emergency services for the Town of Maryland are provided by the Schenevus/Maryland Volunteer Fire Department (VFD). Data for this section were gathered by the CPSC through a stakeholder interview conducted with Volunteer Fire Department Chief, Paul Neske, in August 2018. Currently, the VFD has a roster of 46 including both firefighters and Emergency Services (EMS) providers. The Schenevus/Maryland Fire Commissioners have a year budget of approximately \$76,000 which is used to finance building maintenance, fuel, training, and procure equipment as the budget allows. In 2018, the VFD responded to 318 calls. The VFD has strong fundraising capabilities through its three yearly events: The Fireman’s Carnival which occurs in July, the Turkey Supper which takes place in April, and a Golf Tournament which happens in August.

The VFD has five pieces of equipment which include a 2013 main engine, a lead truck, a 2009 tanker, a pump truck, and a 2010 ambulance which is operated by the EMS squad. The VFD participates in a four-department (Schenevus, Worcester, East Worcester, and Westford) mutual aid plan which allows quick response times to emergencies despite the large geographic area covered by the four departments. The four departments are supported by the City of Oneonta’s Department in the event of larger emergencies.

The VFD maintains an effective working relationship with the Otsego County Sheriff’s Department, the Otsego County Emergency Services Department, and the New York State Police. The Otsego County Office of Emergency Services has proven to be a valuable partner to the VFD during large events. With respect to funding applications, the VFD regularly applies to Assistance to Firefighters Grant through the U.S. Department of Homeland Security. Neske reported, in the past, the VFD secured \$235,000 in Assistance to Firefighters Grant funding to purchase a new fire truck.

Moving forward, the VFD has established several key priorities to enhance the Department’s ability to provide high-quality services to Town residents. These include:

- Maintaining and/or increasing membership in the VFD. Additional volunteer recruitment can be accomplished through social media marketing, school-based outreach, and through engagement of local Scout Troops
- Figuring out innovative new approaches to encourage new volunteers to complete state-mandated training requirements
- Prioritizing training events which focus on state-approved best practice standards.
- Increasing the amount of one-on-one training for new fire/EMS volunteers.

The August 2018 stakeholder interview with Neske identified key barriers that the VFD would need to overcome in order to meet their key priorities. These include:

- Recruiting new, young members to join the VFD
- Challenges related to meeting new state-level requirements for equipment and training while working with the confines of the Town budget
- Cultivating new leaders from within the VFD to ensure the longevity of the department

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<sup>40</sup> <https://www.strongtowns.org/journal/2016/2/22/why-walkability>

<sup>41</sup> <http://citeseerx.ist.psu.edu/viewdoc/download?doi=10.1.1.470.6221&rep=rep1&type=pdf>

At the County level, the Otsego County Planning Department, in partnership with Tetrattech, is in the process of updating its 2013-2018 All Hazards Mitigation Plan (AHMP). The AHMP represents a strategy for the Otsego County Government and its 34 municipalities to quantify their respective vulnerabilities to natural hazards and develop local-level mitigation plans to address them. Mitigation strategies were evaluated using the Federal Emergency Management Agency's (FEMA) Social, Technical, Administrative, Political, Legal, Economic, and Environmental feasibility (STAPLEE) methodology. The Town of Maryland has been an active participant during the preparation of 2003-2018 AHMP. Some of priority items listed for the Town include but are not limited to:

- Removing trees, vegetation, and debris along the edge of streams to prevent obstruction and erosion of banks and undermining of roads and driveways
- Developing, coordinating, and implementing a program to identify public or private land to place temporary short-term and long-term housing units for residents displaced by a disaster
- Implementing a process to ensure critical facilities can provide essential services during power outages caused by winter storm events
- Creating an information program through posters, leaflets, and flyers emphasizing the dangers of extreme temperatures to both humans and animals and protective measures to reduce effects
- Improving and supporting communications between Town Highway Departments and the Town Board to enable coordinated efforts to maintain emergency transportation routes.

As the 2018-2023 AHMP is being prepared, it will be critical for the Town to work with the County, neighboring municipalities, and other interested parties to identify, plan for, and implement the priority projects identified during the preparation of the updated AHMP.

### **Section 2.6.7: Recreation and Community Organizations**

Parks and recreational features like baseball fields, ice skating rinks, and soccer fields yield substantial benefits to the Town of Maryland's residents and visitors alike. A well-maintained park system can provide a multitude of economic, environmental, and health related benefits. Parks decrease health costs and support productivity, both through encouraging exercise and reducing air pollution. Parks act as a great buffer for stormwater runoff, with rainwater entering pervious park surfaces and restoring local aquifers. From an economic perspective, studies have shown that houses located within 500 feet of a park experienced a 5% increase in their property values. Another example of the economic benefits related to parks can be seen in a 2007 study conducted by the City of Philadelphia. In 2007, the City's parks generated \$5.2 million in tax receipts from tourist spending, saved the City \$5.9 million in reduced stormwater treatment costs, and yielded \$1.1 billion in the value of recreation that occurred at the City's parks.<sup>42</sup> Another study conducted in the City of Sacramento found that exercise performed at local parks saved the City \$19.8 million in health costs. As such, the Town of Maryland stands to benefit from maintaining its recreational features.

Community organizations play an essential role in maintaining the social fabric of a community. Community organizations such as local churches, American Veterans Post 2752, and the Schenevus Masonic Lodge also provide services to Maryland residents that improve the overall quality of life in the Town and act as vital partners in various Town initiatives. This section is intended to provide an example of the recreational opportunities and community organizations located in the Town of Maryland.

#### Recreation

**Borst Field:** Borst field is a park located in the heart of the hamlet of Schenevus. The park represents the location of the Fireman's Carnival and the Twentieth Century Steam Riding Gallery No. 409. The park has a pavilion with picnic tables for

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<sup>42</sup> [https://conservationtools.org/guides/98-economic-benefits-of-parks#heading\\_13](https://conservationtools.org/guides/98-economic-benefits-of-parks#heading_13)

gatherings and an ice rink for ice skating during the winter. Borst field also contains a Ferris Wheel and has a walking path through the area.

**Hooker Mountain State Forest:** Purchased by New York State in the 1930s, Hooker Mountain State Forest is an 801-acre tract of land located on the border of the Towns of Maryland and Westford. Originally, the State intended to reforest marginal and abandoned farmland thus returning it to a more productive use. Hooker Mountain State Forest is open for primitive camping, fishing, and hunting and trapping opportunities as well. It should be noted that there are no marked trails, however—there are unmarked and unmaintained game trails which can be used for hiking. The forest features two classified trout streams, with one being a tributary of the Cherry Valley creek which can be accessed on Norton Road and the other being a tributary of Elk Creek which is able to be accessed via County Highway 42. The entrance to the forest is on Dog Hill Road, one mile north of its intersection with Chaseville Road.

**Reforestation Area Seven:** Otsego County owns and maintains a County Forest called Reforestation Area Seven located on Taite Road in the Southwestern corner of the Town. According to the draft Reforestation Area Seven Management Plan, the forest is comprised of 176 acres of hardwood stands, softwood stands, mixed wood stands, wetlands, and streams. The property was utilized as a softwood plantation in the 1930s—though after several harvesting operations—it has returned to a state featuring many mixed wood stands and young regenerating stands. This forest contains a unique stand of Black Spruce—perhaps the only black spruce stand on County-owned forest land. Black spruce requires high-elevation wetlands to grow properly. Additionally, there are two wetlands which function as the water source for tributaries of the Schenevus Creek. The forest also contains the remnants of stone buildings and stone walls which highlights the agricultural history of this parcel. This tract of land has skid trails that are used for logging operations, though the draft forest management plan indicates that the skid trails could be converted to hiking trails for recreational purposes.<sup>43</sup>

**Schenevus Lake Town Park:** The Schenevus Lake Town Park located on Lake Road offers swimming, boating, and hiking opportunities for residents and visitors. The Town maintains three blazed hiking trails named the Manaho, Chief Schenevus, and the Manatee trail. The Manaho and Chief Schenevus trail begin at the swimming beach and extends to a DEC-maintained fishing access point. The Chief Schenevus trail continues to Manatee Cove on the southern and eastern shore. The Manatee trail is accessible from a portage on the east end of the lake and loops around the northeast side of Schenevus Lake. Figure 31 provides an overview of the Schenevus Lake Trail Map.



Figure 31: Schenevus Lake Trail Map

<sup>43</sup> Otsego County Soil and Water Conservation District, 2018

<sup>43</sup> <http://www.lukehazenmemorialregatta.com/>



## Community Events

Fireman's Carnival: Organized in 1949 to raise funds needed for fire equipment, the former Village of Schenevus began hosting a Fireman's Carnival. The event, hosted annually during the third week of July, attracts between 4,000-5,000 (THIS NUMBER SHOULD BE HIGHER) attendees each year. Many local Fire Departments and organizations throughout the region participate in the event. The Carnival offers several activities and events for visitors including: a parade, fireworks, live music, food, and carnival rides. Parking and admission are free.

Luke Hazen Memorial Regatta: In 2014, the annual Millard "Luke" Hazen Memorial Regatta was founded and dedicated to Millard "Luke" Hazen who was well known in the Town for his decades of community service and positive contributions to the community. The Regatta is hosted at Schenevus Lake every third Saturday of August. The Regatta features: a variety of canoe and kayak races, two types of Home Built races, food, and a Corn Hole tournament.

In 2018, local businesses donated prizes for entries ranging from the "fastest entry," to the "most unique," entry. Proceeds from the Regatta are contributed to the Schenevus Lake Park Capital Improvement Fund which is used to make improvements to Schenevus Lake Park.<sup>44</sup>

Schenevus Yard Sale Days: The Schenevus Women's Auxiliary organizes an annual Yard Sale which is typically held in August. Homeowners in the hamlet of Schenevus set up areas where visitors can peruse a wide range of household items along Main Street. In the future, it has been reported that the Women's Auxiliary is interested in moving the event to Borst Field to increase the space available for the event while including additional amenities like food vendors.

The annual Dragon Run is held on the third Sunday of September. The race starts at Borst field and is sponsored by the Schenevus Foundation for Excellence in Education. Proceeds from the race go to fund athletic, academic, and extra-curricular activities at SCS.<sup>45</sup>

## Community Organizations

Worcester-Schenevus Free Library: In communities throughout the United States, public libraries function as community hubs for people to gather and get access to the services they need. A University of Pennsylvania study found that "public libraries are dynamic, socially responsive institutions, a nexus of diversity, and a lifeline for the most vulnerable among us."<sup>46</sup> Public libraries also provide a substantial benefit to the areas they are located in. For example, Kamer (2005) found that every tax dollar invested in a library yields \$3.93 in library services. Kamer (2005) further finds that a robust library system in Suffolk County, New York caused a \$50 million increase in Long Island earnings and led to the creation of 1,250 jobs.

The Worcester Schenevus Free Library was established in 1910 by Hellen Wilder Wieting. Wieting financed the construction of the Wieting Opera House and Theatre and directed that part of the building be used as a public library. The Worcester Schenevus Library serves the communities of Worcester, South and East Worcester, Decatur, Westford, and the Town of Maryland.

The Worcester Schenevus Free Library is run by a Library Director overseen by a Board of Trustees. The Library is supported by a citizen group called the Friends of the Worcester Schenevus Library. The group raises money to support programming and other expenses related to the operation of the Library. The Library participates in the Four-County Library System, which allows it to substantially expand its offerings through interlibrary loans. The Library offers several programming opportunities for its patrons including but not limited to a Crafter's Circle, Story Time, the "Battle of the Books," and a Boardgame Night.

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<sup>45</sup> <http://schenevuscsd.ss8.sharpschool.com/a l u m n i c o m m u n i t y/schenevus foundation/dragon run 2014>

<sup>46</sup> <https://www.brookings.edu/blog/up-front/2017/03/30/how-public-libraries-help-build-healthy-communities/>



Amvets 2752: The Amvets Post 2752, formerly known as the Schenevus VFW, was founded between 1972 and 1973. Amvets Post 2752 acts as the liaison to the U.S. Department of Veterans Affairs and to implement various community projects. Amvets Post 2752 manages the flag placements in the Town of Maryland's cemeteries and regularly lets other community organizations utilize their main street facility. Amvets Post 2752 hosts a popular community breakfast on the last Sunday of every month. The community breakfasts regularly attract between 70 and 140 attendees.

The Town of Maryland includes four churches that provide food bank and senior services to the community.

## **Section 3: Goals and Objectives**

### **Introduction**

Comprehensive plans are intended to outline a path forward for a municipality over a five to 10-year planning horizon. Outlining achievable goals and developing a series of policy recommendations that will help achieve said goals will help build the capacity of the Town of Maryland to address their key planning challenges. The goals and recommendations contained in this section were identified through input gathered in the March 2018 citizen survey, the stakeholder interviews, consultation with municipal officials, and through collaboration with the CPSC itself. That said, Comprehensive Plans are living and breathing documents. Goals and objectives are anticipated to change, and it will be the responsibility of the Town working closely with business owners, members of the public, and other concerned parties to incorporate any changes to the plan into future iterations of the Comprehensive Plan.

The Goals and Policy Recommendation Section is broken down into eight policy areas: transportation and infrastructure; business and economic development; agriculture and environment; parks and recreation; historic preservation; housing and neighborhoods; and intergovernmental/interorganizational cooperation.

### **Section 3.1: Priority Projects**

The proposed projects and recommendations listed in the previous section of the Comprehensive is reflective of the research, analysis, public engagement, and consultation undertaken as part of the Planning Process. This section prioritizes some of the most urgent projects identified above. These priority projects will dramatically improve the quality of the Town's infrastructure, improve government services, and could contribute to the attraction and retention of new businesses.

First and most importantly, there is a significant need to develop the organizational capacity to implement the recommendations in the plan and to monitor its outcomes on an ongoing basis. The Town of Maryland has a small municipal staff. Therefore, it will be important for the Town to leverage strategic partnerships with Otsego County, Otsego Now, citizen groups, and consultants to ensure the implementation of the Town's Comprehensive Plan.

The Priority Projects Map listed below shows the location of nine priority projects in the Town of Maryland. It is important to note that these projects which represent a mix of ongoing, planned, and proposed uses do not represent all of the projects identified in the Comprehensive Plan Update. Only those with a physical location or address were included on the map (Figure 33).

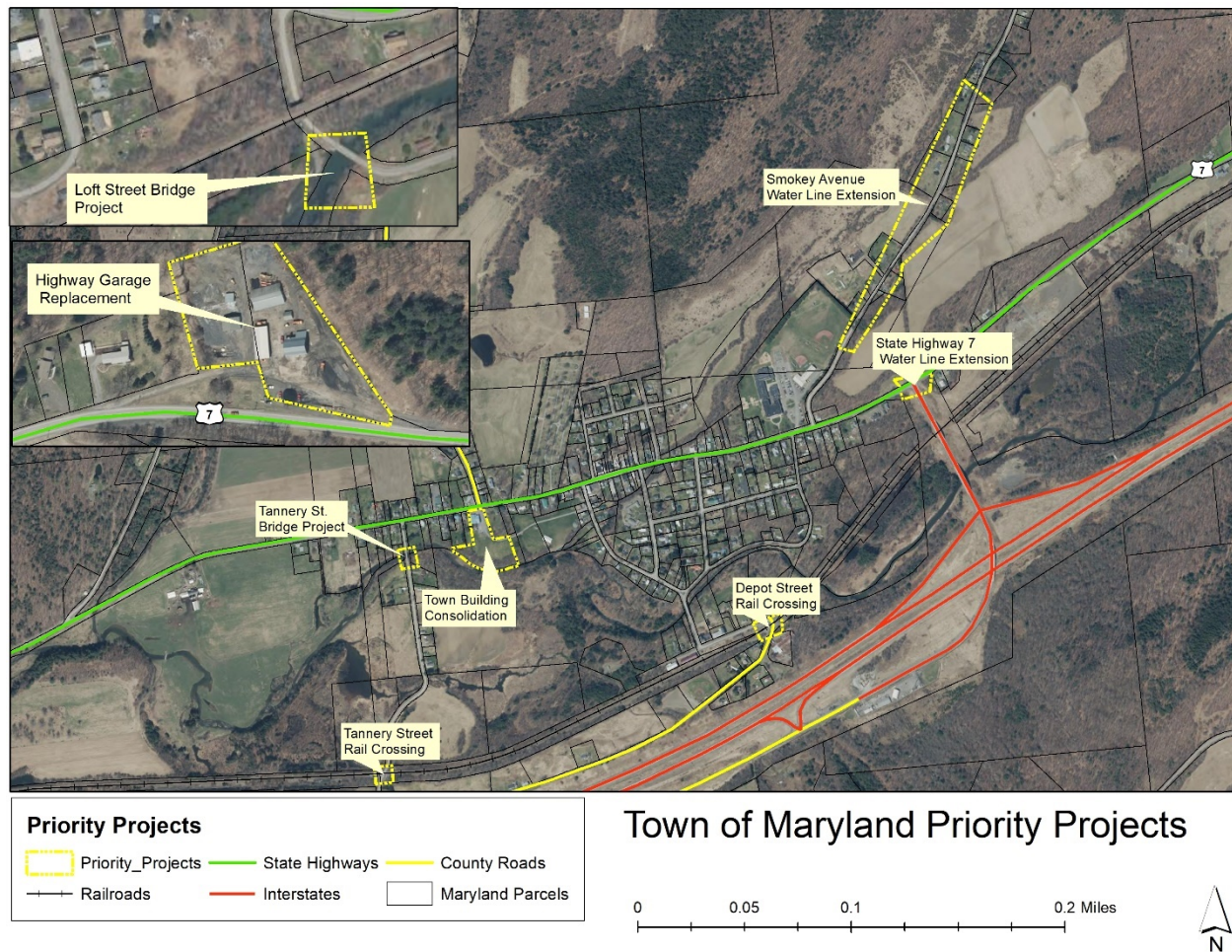


Figure 33: Town of Maryland Priority Projects Map

## Section 3.2: Priority Project Descriptions

### Section 3.2.1: Depot Street Rail Crossing

Over the past several years, the Town of Maryland has been working with Norfolk Southern to address safety issues at three separate rail crossings. The first of the three crossings is located on Depot Street. According to the New York State Department of Transportation (NYS DOT), the crossing has been identified as “profile deficient.”<sup>47</sup> Due to high project costs, Norfolk Southern has proposed eliminating the rail crossing on Depot Street. This would limit access to the Hamlet of Schenevus and State Highway 7 by Green Leaf, a business located on the east side of the Depot Street. As such, moving forward, the Town will have to work with the NYS DOT and other parties to mitigate potential transportation route disruptions.

### Section 3.2.2: Tannery Street Rail Crossing

According to discussions with Town Officials, the rail crossing on Tannery Street has been recommended for elimination due to the grade of the crossing creating a safety risk for crossing motorists/pedestrians. The Town is in the process of establishing contacts with Norfolk Southern and the NYS DOT to determine project costs and potential funding sources.

<sup>47</sup> According to the NYS DOT, profile deficient crossings occur where the difference in elevation of the crossing surface is significantly higher or lower than that of the approaching highway on both sides of the crossing. A condition is created whereby vehicles with low ground clearance can be subject to scraping, bottoming out, or getting stuck on the crossing surface.

### **Section 3.2.3: Tannery Street Bridge Project**

According to consultation with Town officials, the replacement of the Tannery Street Bridge represents a high priority project for the Town of Maryland. Currently, the Tannery Street Bridge does not have the load capacity to allow for fire trucks to cross the bridge safely. The replacement of the bridge will improve public safety for the Town residents living on the east side of Schenevus Creek. Estimated project costs range between \$1.7 million.

### **Section 3.2.4: Highway Garage Replacement and Town Office Consolidation**

The replacement of the Town's Highway Garage located on State Highway 7 was identified as high priority project due to the structure's age (100 years) and the need to store additional highway equipment indoors to avoid weather-related wear and tear. Currently, Town offices are situated in two locations. The Town Assessor's and Supervisor's Office is located on Race Street, while the Town Clerk's Office is located at the Schenevus Firehouse on 40 Main Street. To reduce upkeep costs and consolidate services, the Town is exploring consolidating their offices and Highway Garage into a single structure. Estimated costs for a new Consolidated Town Highway Garage and Offices are \$1 million.

### **Section 3.2.5: Loft Street Bridge Project**

Making critical repairs to the Loft Street Bridge was identified as a high priority project through consultation with Town officials, the Town Highway Superintendent, and Otsego County Representative Peter Oberacker. The structure was "red flagged" by the New York State Department of Transportation due to stream bank erosion-related hazards and the overall load capacity for the bridge. The Town will work with the Otsego County Highway Department and the NYSDOT to identify funding opportunities to delegate toward the repair of the bridge. Estimated project costs equate to \$1.9 million.

### **Section 3.2.6: Smokey Avenue Water Line Replacement**

To address public health risks associated with lead exposure in water, the replacement of the lead-coated six-inch water main along Smokey Avenue was identified as a priority project. According to the June 27, 2018 stakeholder interview with former Water Superintendent Pete Andrews, the Town plans to replace the lead-coated water main with Poly Vinyl Chloride pipe. Andrews recommended that the Town utilize Highway Department staff to complete the project to minimize overall project costs.

### **Section 3.2.7: State Highway 7 Water Line Extension**

To prepare for the potential location of a distribution center in the Town of Maryland, the Town has identified the need to expand the eight-inch water main on the east side of State Highway 7. The expansion of the eight-inch water main will allow for eventual end users at the distribution center to have access to public water thus increasing the attractiveness of the Smokey Hollow Site.

## **Section 3.3: Goals and Recommendations**

### **Section 3.3.1: Transportation and Infrastructure**

1. Goal- Implement key infrastructure upgrades throughout the Town of Maryland
  - A. Prioritize infrastructure projects like the Loft Bridge Replacement, Tannery Street Bridge Replacement, and the Highway Garage Replacement for implementation.
  - B. Partner with the Otsego County Highway Department and utilize their Local Design Services Agreement (LDSA) shortlist to acquire relevant engineering expertise.
  - C. Identify and apply for state and federal funding to facilitate key public works projects throughout the Town.
2. Goal- Develop a town level public works committee tasked with improving the Town's road and highway infrastructure.
  - A. Identify interested residents to serve on the public works committee.
  - B. Develop an annual report describing Town-level capital projects for review by the Town Board.
3. Goal- Map and develop a capital improvement plan focused on the Town's water infrastructure.
  - A. Create a map of the Town's water infrastructure using ArcGIS or other mapping software.
  - B. Retain TOMA or other grant writing firm to apply for funding to prepare the Town's Capital Improvement Plan (CIP).
  - C. Identify and submit grant applications to fund projects described in the CIP.
4. Goal- Work with the Otsego County Planning Department to improve public transportation options to and from the Town of Maryland and create a local ride-share program for the Town's seniors.
  - A. Establish quarterly meetings with the Otsego County Planning Department to discuss transportation projects.
  - B. Using the Town website or other information sharing platform, create a ride-share network for individuals who lack adequate means of transportation.
  - C. Conduct outreach to identify and recruit volunteers interested in participating in a rideshare program.

### **Section 3.3.2: Business and Economic Development**

1. Goal- Create a Town of Maryland Business Council
  - A. Conduct outreach to businesses in the Town of Maryland utilizing mail, social media, and event-based outreach.
  - B. Work with the Business Council to compile an inventory of all of the businesses operating in the Town of Maryland.
  - C. In partnership with the Business Council, conduct regular outreach to the Otsego County Chamber of Commerce (OCCC), the Destination Marketing Corporation of Otsego County, and the Otsego County Industrial Development Agency (IDA) to promote businesses in the Town of Maryland.
2. Goal- Update the 1996 Town of Maryland Zoning Law
  - A. Establish a citizen-led steering committee, with liaisons from the Planning Board, Town Board, and the Zoning Board of Appeals to begin updating the 1996 Town of Maryland Zoning Law.
  - B. Conduct robust public outreach to obtain input on potential changes to the Zoning Law
  - C. Present findings concerning the Zoning Law Update to the Town Board, Planning Board, and Zoning Board of appeals while ensuring ample time for Public Comment and review.
3. Goal- Establish a marketing and recruitment strategy for new retail and service sector businesses to locate in the Town of Maryland.



- A. Using a strategy similar to “Operation Bootstrap,” partner with the Business Council, Schenevus Central School, the IDA, and the OCCC to develop a business marketing and recruitment strategy for the Town of Maryland.
  - B. Inventory and evaluate the condition of vacant commercial and residential properties in the Town of Maryland.
  - C. Encourage infill development in the Town of Maryland.
4. Goal- Pursue state and federal funding to improve the building stock on Main Street
- A. Work with the Greater Mohawk Valley Land Bank (GMVLB) to rehabilitate vacant buildings in the Town of Maryland.
  - B. Identify relevant grant opportunities for the renovation/demolishing of vacant properties in the Town of Maryland.
  - C. Evaluate the Town’s 1996 Zoning Law to determine the ease or lack thereof related to the rehabilitation and reuse of vacant buildings.
5. Goal- Begin planning processes for a Distribution Center or other similar development in the Town of Maryland
- A. Working with the IDA, acquire the findings of the McFarland Johnson feasibility study for the location of a distribution center along the I-88 Corridor.
  - B. Work with the IDA to identify and apply for grant funds to conduct site improvements on and around the project site.
  - C. Work with the OCCC and the IDA to market the project site for development.

### **Section 3.3.3: Agriculture and Environment**

1. Goal- Conduct a natural resources inventory in the Town of Maryland
- A. Contact the DEC for technical assistance regarding the creation of a Natural Resources Inventory for the Town of Maryland.
  - B. Partner with higher education institutions to conduct a Natural Resources Inventory in the Town of Maryland.
  - C. Using ArcGIS, map key natural assets in the Town of Maryland.
2. Goal- Improve the resilience of the Town of Maryland to climate-related hazards
- A. Participate in the Otsego County’s All Hazards Mitigation Plan and prioritize key projects in the Town for Completion.
  - B. Evaluate the feasibility of working with neighboring municipalities to create a Climate Action Plan.
  - C. Working with the Highway Department, the Otsego County Soil and Water Conservation District (SWCD), and the DEC, develop and implement key streambank restoration projects throughout the Town of Maryland.
3. Goal- Evaluate the conduciveness of local land-use laws to energy development
- A. The Planning Board should work with the Otsego County Planning Department (OCPD) to audit the Town’s 1996 Zoning Law with respect to their suitability for accommodating renewable energy infrastructure.
  - B. Support the planning efforts of the Otsego County Energy Taskforce and gather data relevant to the Town of Maryland.
  - C. Consider adopting the Unified Solar Permit to encourage solar energy development in the Town of Maryland.<sup>48</sup>
4. Goal- Improve coordination with local agricultural agencies
- A. Encourage agricultural producers in the Town of Maryland to work with the Otsego County Agricultural Implementation Specialist (AIS) to facilitate local agricultural economic development projects.

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<sup>48</sup> <https://nysolarmap.com/installing-solar/ny-solar-permits/>

- B. Encourage Town Board members to attend meetings of the Otsego County Agricultural and Farmland Protection Plan Implementation Committee (AFPPIC) on a quarterly basis to coordinate agricultural economic development activities with Otsego County.
  - C. Encourage Maryland agricultural operations to participate in agricultural outreach events like Family Farm Day and the Otsego County SWCD Farm Tour.
5. Goal- Develop a marketing strategy for agricultural products made in the Town of Maryland.
    - A. Work with the Otsego County AIS and the Otsego County AFPPIC to market agricultural products made in the Town of Maryland.
    - B. Conduct outreach to local restaurants to purchase produce made in the Town of Maryland.
    - C. Partner with local design firms to create a "Made in Maryland," label for local agricultural products.
  6. Goal- Take advantage of state-level funding opportunities for renewable energy and energy efficiency.
    - A. Work with the Otsego County Energy Taskforce to identify funding opportunities for local-level renewable energy/energy efficiency projects.
    - B. Work with New York State Electric and Gas (NYSEG) and National Grid to assess the condition of local energy infrastructure.
    - C. Work with Southern Tier 8 to incorporate the results of their energy infrastructure study into local planning processes.

#### **Section 3.3.4: Parks and Recreation**

1. Goal- Partner with local youth sports organizations to increase participation in athletic leagues.
  - A. Help advertise youth sports events, fundraisers, and other activities on the Town webpage and social media accounts.
  - B. Encourage coordination between local youth sports organizations to facilitate cross promotion of sporting events.
2. Goal- Pursue state and federal funding for improving Borst Field and Schenevus Lake Park.
  - A. Work with local partners like the Otsego Area Occupational Center to conduct capital projects on Borst Field and Schenevus Lake Park.
  - B. Identify and apply for state and federal funding to implement improvements to the Town's recreational areas.
  - C. Conduct a robust volunteer recruitment effort to meet match requirements for state and federal funding opportunities.
3. Goal- Work with local organizations to promote and publicize Town events.
  - A. Utilize the Town's website and social media platforms to promote community organizations.
  - B. Utilize the Town's website and social media platforms to promote community events like the Fireman's Carnival.
  - C. Work with the Otsego County Intragovernmental Affairs Committee and Destination Marketing to promote tourism in the Town of Maryland.

#### **Section 3.3.5: Historic Preservation**

1. Goal-Work with Schenevus Central School, Town Historian, and the Town of Maryland historical society to identify historic preservation projects and former settlement sites throughout the Town.
  - A. Working with organizations like the Cooperstown Graduate Program and/or Otsego 2000, create a GIS database of historic properties, settlement sites, and other locations of cultural significance.

- B. Facilitate partnerships with Schenevus Central School to educate students about significant historical sites in the Town.
- 2. Goal-Work with the Otsego County Planning Department to preserve the Town's cemeteries.
  - A. Acquire maps of the Town's cemeteries from the OCPD.
  - B. Pursue state funding to maintain the Town's cemeteries.
- 3. Goal-Work with Otsego 2000 and the Cooperstown Graduate Program to identify properties that could be eligible for listing on the State/National Register of Historic Places.
  - A. The Town of Maryland Historical society should establish a working relationship with Otsego 2000 and the Cooperstown Graduate Program to identify properties eligible to be listed on the State/National Register of Historic Places.
  - B. Work with Otsego 2000 to assist property owner with tax abatement and funding program applications for historic properties.

### **Section 3.3.6: Community Resources**

- 1. Goal- Create a community center in the hamlet of Schenevus.
  - A. The Town should work with community members and Schenevus Central School to identify suitable sites in the Town for a Community Center.
  - B. Partner with organizations like OCCC and reach out to organizations like the Scriven Foundation to seek funding to construct and operate a Community Center.
- 2. Goal- Improve partnerships with the AMVETS Post 2752, the Schenevus Masonic Lodge, and other community organizations.
  - A. Conduct biannual meetings with leaders from various community organizations to coordinate community events.
  - B. To the greatest extent practicable, support funding applications put forth by community organizations.
- 3. Goal- Increase the presence of the Four-County Library System Bookmobile in the Town of Maryland.
  - A. Post the Bookmobile schedule on the Town's website and social media platforms.
  - B. Promote the Worcester Schenevus Free Library's events on the Town's website and social media platforms.
- 4. Goal- Provide additional opportunities for seniors to gather in the Town of Maryland.
  - A. Reach out to local faith congregations and other community organizations to acquire and distribute information on events for seniors.
  - B. Work with the Otsego County Office for the Aging to promote existing and encourage new events for seniors in the Town of Maryland.
  - C. Work with Schenevus Central School to create and advertise community activities.

### **Section 3.3.7: Housing and Neighborhoods**

- 1. Goal-Create citizen committees in the hamlets of Maryland and Schenevus to conduct community improvement projects.
  - A. Partner with student organizations from SUNY Oneonta and Hartwick College to create a Town of Maryland "Into the Streets" Program.
  - B. Work with local civic groups like the Scouts of America and 4H to implement community improvement projects.
- 2. Goal-Engage the Greater Mohawk Valley Land Bank to rehabilitate vacant houses in the Town of Maryland.

- A. Develop a partnership with the GMVLB and schedule quarterly meetings to identify key properties for rehabilitation.
  - B. Create a database of candidate properties and work with the OCPD to create a GIS maps showing their location(s).
3. Goal-Partner with organizations like Otsego Rural Housing Assistance and Opportunities for Otsego to provide additional assistance to low-income homeowners.
- A. Conduct an outreach program to notify and encourage local homeowners.
  - B. Seek state and federal programs for local home rehabilitation programs to support Town-level projects.
  - C. Explore potential opportunities through the New York State Shared Services Initiative to partner with other municipalities to improve the local housing stock.

### **Section 3.3.8: Intergovernmental/Interorganizational Cooperation**

- 1. Goal- Improve coordination and partnerships with Schenevus Central School
  - A. Improve communications between the School Administration and School Board members
  - B. Establish a Town Board liaison with the School and School Board.
- 2. Goal-Strengthen coordination with Otsego County Agencies.
  - A. On an as needed basis, schedule meetings with the District 6 County Representative to discuss County-town partnerships.
  - B. Secure support from County Agencies on key projects throughout the Town.
- 3. Goal-Schedule intermunicipal meetings with representatives from the Towns of Worcester, Westford, and Decatur to discuss potential partnerships.
  - A. Work with representatives from neighboring municipalities and the Otsego County Planning Department to apply for grant funding through the New York State Shared Services Initiative.
  - B. Work with the Otsego County Planning Department, the Town of Westford, the Town of Decatur, and the Town of Worcester to study the potential Four-Town Consolidation.
  - C. Using the New York State Association of Towns Supervisors' Dinner, regularly update neighboring municipalities on Town projects.

At its core, the Town of Maryland Comprehensive Plan is a statement of intent, which recommends steps the Town and its partners could take to achieve the goals identified in the Plan. It is designed to establish a commitment by local decision makers to coordinate, plan for, and implement a set of actions that will improve the quality of life in the Town for generations to come.

The goals and action steps identified in the previous sections represent a starting point for Town officials, business representatives, community organizations, government agencies, and members of the public to improve the Town's economy, quality of life, and sense of place. The specific recommendations in the Plan will require local, state, and federal funding in addition to the hard work of citizen volunteers. No single person or organization will be capable of implementing every single recommendation in the Plan. Rather it will take the coordinated efforts of the Town and its partners to implement this plan.

Given the Town's limited financial resources, this plan emphasizes the creation of partnerships. Proposed partnerships with the Otsego County IDA and the Chamber of Commerce could spur additional economic development in the Town. Partnerships with the Destination Marketing Corporation to promote Town events like the Fireman's Carnival will not only

increase tourism to the Town but it will also help generate funding for the Schenevus Fire Department. Seeking funding to improve Town parks like Borst Field and Schenevus Lake Park will enhance the Town's social infrastructure—providing its residents places to gather and play. These undertakings have the potential to create a commitment to success throughout the Town of Maryland.

### Section 3.4: Implementation Matrix

The Implementation Matrix presented on the following pages is intended to support the Comprehensive Plan Update. The matrix organizes recommendations by policy area and goal. Each recommendation has been assigned a Responsible Party, potential partners, and where applicable, potential funding sources can be located. Finally, the Plan sets a level of priority for each recommendation—High, Medium, Medium or Low. The recommendations are given an anticipated time for implementation.

- Short Term: 1-5 years
- Medium-Term: Years 6-10
- Long-Term: 10+ years
- Ongoing

The Implementation Matrix should be reviewed and updated annually by the Town Board as new actions are introduced, existing actions are amended or eliminated, and as recommendations are implemented. It is recommended that the Town Board undertake a full review of the adopted Comprehensive Plan every five to 10 years.

Goals and Recommendations	Project Champion	Potential Partners	Potential Funding	Immediate	Short-Term	Medium - Term	Long-term	Ongoing
<b>Transportation and Infrastructure</b>								
<b>Goal 1- Implement key infrastructure projects in the Town of Maryland</b>								
A: Prioritize infrastructure projects like the Loft Bridge Replacement, Tannery Street Bridge Replacement, and the Highway Garage Replacement for implementation.	Highway Department	Town Board	NYS DOT, NYS Dorm Authority			✓		
B: Partner with the Otsego County Highway Department and utilize their LDSA shortlist to acquire relevant engineering expertise.	Highway Department	Town Board	NYS DOT, NYS DEC		✓			
C: Identify and apply for state and federal funding to facilitate key public works projects throughout the Town.	Highway Department	Town Board	N/A					✓
<b>Goal 2-Develop a Town-level public works committee tasked with improving the Town's road and highway infrastructure.</b>								
A: Identify interested residents to serve on the public works committee.	Town Board	CPSC, Highway Department	N/A	✓				
B: Develop an annual report describing Town-level capital projects for review by the Board.	Public Works Committee	Town Board, Highway Department	N/A		✓			
<b>Goal 3- Map and develop a CIP focused on the Town's water infrastructure.</b>								
A: Create a map of the Town's water infrastructure using ArcGIS or other mapping software.	OCPD	Water Superintendent	N/A		✓			
B: Retain TOMA or other grant writing firms to apply for funding to prepare the Town's CIP.	Town Board	CPSC, Water Superintendent, Highway Superintendent	Town Budget		✓			



C: Identify and submit grant applications to fund projects described in the CIP.	Public Works Committee	Town Board, Water Superintendent, Highway Superintendent	NYS DOT, NYS DEC, Dorm Authority			✓		
<b>Goal 4: Work with the Otsego County Planning Department to improve public transportation options to and from the Town of Maryland and create local ride-share program for the Town's seniors</b>								
A: Establish quarterly meetings with the Otsego County Planning Department to discuss transportation projects.	Town Board	OCPD, CPSC, Highway Superintendent	N/A	✓				
B: Using the Town website or other information sharing platform, create a rideshare network for individuals who lack adequate means of transportation.	Town Clerk	Town Webmaster, OCPD	N/A		✓			
C: Conduct outreach to identify and recruit volunteers interested in participating in a rideshare program.	Town Board	Public Works Committee	N/A	✓				
<b>Business and Economic Development</b>								
<b>Goal 1- Create a Town of Maryland Business Council</b>								
A: Conduct outreach to businesses in the Town of Maryland utilizing mail, social media, and event-based outreach.	Business Council	Town Board, Town Webmaster	N/A		✓			
B: Work with the Business Council to compile an inventory of all the businesses operating in the Town of Maryland.	Business Council	Town Board,	Appalachian Regional Commission		✓			
C: In partnership with the Business Council, conduct regular outreach to the OCCC, DMCO, and the IDA to promote businesses in the Town of Maryland	Business Council	DMCO, IDA, OCCC	NYS ESD, OCR, NYS DOS		✓			
<b>Goal 2- Update the 1996 Town of Maryland Zoning Law</b>								
A: Establish a citizen-led steering committee, with liaisons from the Planning Board, Town Board, and the Zoning Board of Appeals to begin updating the 1996 Town of Maryland Zoning Law.	Town Board	Zoning Board of Appeals, Planning Board, Town Board, Town Code Enforcement Officer	IDA, NYS DOS	✓				
B: Conduct robust public outreach to obtain input on potential changes to the Zoning Law.	Zoning Steering Committee	Zoning Board of Appeals, Planning Board, Town Board, Town Code Enforcement Officer						✓
C: Present findings concerning the Zoning Law Update to the Town Board, Planning Board, and Zoning Board of Appeals while ensuring ample time for public comment and review.	Zoning Steering Committee	Zoning Board of Appeals, Planning Board, Town Board, Town Code Enforcement Officer				✓		
<b>Goal 3- Establish a marketing and recruitment strategy for new retail and service sector businesses to locate in the Town of Maryland</b>								
A: Using a strategy similar to "Operation Bootstrap," partner with the Business	Business Council	Town Board, OCCC, IDA	NYS OCR, NYS ESD,			✓		

Council, Schenevus Central School, the IDA, and the OCCC to develop a business marketing and recruitment strategy for the Town of Maryland.			NYS DOS, ARC					
B: Identify relevant grant opportunities for the renovation/demolishing of vacant properties in the Town of Maryland.	Town Board	OCPD, Town Grant Writer	HUD, NYS OCR			✓		
C: Encourage infill development in the Town of Maryland.	Town Board	OCCC, IDA, OCPD, Business Council	N/A					✓
<b>Goal 4- Pursue state and federal funding to improve the building stock on Main Street</b>								
A: Work with the GMVLB to rehabilitate vacant buildings in the Town of Maryland	Town Board	GMVLB, Town Board, Code Enforcement Officer	NYS OCR, ORHA, ARC					✓
B: Identify relevant grant opportunities for the renovation/demolishing of vacant properties in the Town of Maryland.	Town Grant Writer	GMVLB, Town Board, Code Enforcement Officer	N/A		✓			
C: Evaluate the Town's 1996 Zoning Law to determine the ease or lack thereof related to the rehabilitation and reuse of vacant buildings.	Planning Board	Zoning Steering Committee	N/A	✓				
<b>Goal 5- Begin planning processes for a Distribution Center or other similar development in the Town of Maryland.</b>								
A: Working with the IDA, acquire the findings of the McFarland Johnson feasibility study for the location of a distribution center along the I-88 Corridor.	Town Board	Planning Board, OCPD	N/A		✓			
B: Work with the IDA to identify and apply for grant funds to conduct site improvements on and around the project site.	Town Grant Writer	IDA, Town Board	NYS ESD, NYS OCR, US EPA		✓			
C: Work with the OCCC and the IDA to market the project site for development.	Town Board/Planning Board	OCPD, OCCC, IDA	NYS OCR, NYS DOS			✓		
<b>Agriculture and Environment</b>								
<b>Goal 1- Conduct a natural resources inventory in the Town of Maryland.</b>								
A: Conduct the DEC for technical assistance regarding the creation of a natural resources inventory in the Town of Maryland.	Town Board	NYS DEC, SWCD, OCCA, OLT, OCPD	NYS DEC		✓			
B: Partner with higher education institutions to conduct a Natural Resources Inventory in the Town of Maryland.	Town Board	SUNY Oneonta, Hartwick College, SUNY Cobleskill	NYS DEC		✓			
C: Using ArcGIS, map key natural assets in the Town of Maryland.	Planning Board	OCCA, OCPD	N/A				✓	
<b>Goal 2- Improve the resilience of the Town of Maryland to climate-related hazards.</b>								
A: Participate in the Otsego County All Hazards Mitigation Plan and prioritize key projects in the Town for completion.	Town Board	OCPD, Tetrattech	N/A	✓				
B: Evaluate the feasibility of working with neighboring municipalities to create a Climate Action Plan.	Town Board	NYS DEC, NYS DOS, OCPD, OCCA	NYS DEC, NYS DOS, NYS Shared Services Initiatives			✓		
C: Working with the Highway Department,	Town Board	Otsego County,	NYS DEC,		✓			

the Otsego County Soil and Water Conservation District (SWCD), and the DEC, develop and implement key streambank restoration projects throughout the Town of Maryland.		SWCD, DEC, Uppers Susquehanna Coalition, Highway Department	NYS EPF					
<b>Goal 3- Evaluate the conduciveness of local land-use laws to energy development.</b>								
A: The Planning Board should work with the Otsego County Planning Department (OCPD) to audit the Town's 1996 Zoning Law with respect to their suitability for accommodating renewable energy infrastructure.	Planning Board	OCPD	NYSDERDA, NYS DEC	✓				
B: Support the planning efforts of the Otsego County Energy Taskforce and gather data relevant to the Town of Maryland.	Town Board	Otsego County Energy Taskforce, OCPD	N/A			✓		
C: Consider adopting the Unified Solar Permit to encourage solar energy development in the Town of Maryland.	Town Board	Code Enforcement Officer	N/A	✓				
<b>Goal 4- Improve coordination with local agricultural agencies.</b>								
A: Encourage agricultural producers in the Town of Maryland to work with the Otsego County Agricultural Implementation Specialist (AIS) to facilitate local agricultural economic development projects.	Town Board	Otsego County AFPPIC	NYS ESD, NYS Ag & Markets	✓				
B: Encourage Town Board members to attend meetings of the Otsego County Agricultural and Farmland Protection Plan Implementation Committee (AFPPIC) on a quarterly basis to coordinate agricultural economic development activities with Otsego County.	Town Board	Otsego County AFPPIC	N/A		✓			
C: Encourage Maryland agricultural operations to participate in agricultural outreach events like Family Farm Day and the Otsego County SWCD Farm Tour.	Town Board	CCE Otsego County, Otsego County SWCD	N/A					✓
<b>Goal 5- Develop a marketing strategy for agricultural products made in the Town of Maryland.</b>								
A: Work with the Otsego County AIS and the Otsego County AFPPIC to market agricultural products made in the Town of Maryland.	Town Board	Otsego County AIS, Otsego County AFPPIC, OCCC	NYS ESD, NYS Ag & Markets	✓				
B: Conduct outreach to local restaurants to purchase produce made in the Town of Maryland.	Otsego County AIS	Town Board, Otsego County AFPPIC	NYS ESD			✓		
C: Partner with local design firms to create a "Made in Maryland," label for local agricultural products.	Otsego County AIS	Town Board, Otsego County AFPPIC	NYS ESD, NYS Ag & Markets, USDA		✓			
<b>Goal 6- Take advantage of state-level funding opportunities for renewable energy and energy efficiency.</b>								
A: Work with the Otsego County Energy Taskforce to identify funding opportunities for local-level renewable energy/energy efficiency projects.	Town Board	Otsego County Energy Taskforce	NYSDERDA, USDOE		✓			
B: Work with NYSEG and National Grid to assess the condition of local energy infrastructure.	Town Board	NYSEG, National Grid	NYSDERDA	✓				

C: Work with Southern Tier 8 to incorporate the results of their energy infrastructure study into local planning processes.	Town Board	Southern Tier 8, Otsego County Energy Taskforce	N/A	✓					
<b>Parks and Recreation</b>									
<b>Goal 1: Partner with local youth sports organizations to increase participation in athletic leagues.</b>									
A: Help advertise youth sports events, fundraisers, and other activities on the Town webpage and social media accounts.	Town Webmaster	Town Board	N/A						✓
B: Encourage coordination between local youth sports organizations to facilitate cross promotion of sporting events.	Town Board	Town Webmaster	N/A						✓
<b>Goal 2- Pursue state and federal funding for improving Borst Field and Schenevus Lake Park.</b>									
A: Work with local partners like the Otsego Area Occupational Center to conduct capital projects on Borst Field and Schenevus Lake Park.	Town Board	OAOC BOCES, Scouts of America	NYS OPRHP, NYSDEC						✓
B: Identify and apply for state and federal funding to implement improvements to the Town's recreational areas.	Town Board	Public Works Committee	NYS OPRHP						✓
C: Conduct a robust volunteer recruitment effort to meet match requirements for state and federal funding opportunities.	Town Board	Scouts of America	N/A						✓
<b>Goal 3- Work with local organizations to promote and publicize Town events.</b>									
A: Utilize the Town's website and social media platforms to promote community organizations.	Town Webmaster	Town Board	N/A						✓
B: Utilize the Town's website and social media platforms to promote community events like the Fireman's Carnival.	Town Webmaster	Town Board	N/A						✓
C: Work with the Otsego County Intragovernmental Affairs Committee and Destination marketing to promote tourism in the Town of Maryland.	Town Board	Otsego County IGA Committee, DMCOC	Otsego County Community Events Grants, NYS ESD						✓
<b>Community Resources</b>									
<b>Goal 1- Create a community center in the hamlet of Schenevus</b>									
A: The Town should work with community members and Schenevus Central School to identify suitable sites in the Town for a Community Center.	Town Board	Otsego County IDA, Schenevus Central School	Community Foundation of South Central NY, USDA Rural Development			✓			
B: Partner with organizations like the OCCC and reach out to organizations like the Scriven Foundation to seek funding to construct and operate a Community Center.	Town Board	OCCC, Scriven Foundation	Scriven Foundation			✓			
<b>Goal 2- Improve partnerships with the AMVETS Post 2752, the Schenevus Masonic Lodge, and other community organizations.</b>									
A: Conduct biannual meetings with leaders from various community organizations to coordinate community events.	Town Board	Community Organizations	N/A						✓
B: To the greatest extent practicable, support funding applications put forth by community organizations.	Town Board	Community Organizations	N/A						✓
<b>Goal 3- Increase the presence of the Four-County Library System Bookmobile in the Town of Maryland.</b>									
A: Post the Bookmobile schedule on the Town's website and social media platforms.	Town Webmaster	Worcester Schenevus	N/A	✓					

		Free Library, Town Board						
B: Promote the Worcester Schenevus Free Library's events on the Town's website and social media platforms.	Town Webmaster	Worcester Schenevus Free Library, Town Board	N/A					✓
<b>Goal 4- Provide additional opportunities for seniors to gather in the Town of Maryland</b>								
A: Reach out to local faith congregations and other community organizations to acquire and distribute information on events for seniors.	Town Board	Otsego County OFA, Faith Congregations						✓
B: Work with the Otsego County Office for the Aging to promote existing and encourage new events for seniors in the Town of Maryland.	Town Board	Otsego County OFA	NYS OFA					✓
C: Work with Schenevus Central School to create and advertise community activities.			N/A					✓
<b>Housing and Neighborhoods</b>								
<b>Goal 1- Create citizen committees in the hamlets of Maryland and Schenevus to conduct community improvement projects.</b>								
A: Partner with student organizations from SUNY Oneonta and Hartwick College to create a Town of Maryland "Into the Streets" Program.	Town Board	SUNY Oneonta, Hartwick College	N/A		✓			
B: Work with local civic groups like the Scouts of American and 4H to implement community improvement projects.	Town Board	CCE Otsego County, Scouts of America	N/A		✓			
<b>Goal 2- Engage the Greater Mohawk Valley Land Bank to rehabilitate vacant houses in the Town of Maryland.</b>								
A: Develop a partnership with the GMLVB and schedule quarterly meetings to identify key properties for rehabilitation.	Town Board	GMVLB, OCPD, Code Enforcement Officer	NY Main Street Program, USDA Rural Development		✓			
B: Create a database of vacant properties and work with the OCPD to create a GIS map showing their location(s).	Town Board	OCPD, Town Assessor	N/A			✓		
<b>Goal 3- Partner with organizations like Otsego Rural Housing Assistance and Opportunities for Otsego to provide additional assistance to low-income homeowners.</b>								
A: Conduct an outreach program to notify and encourage local homeowners to apply for grant assistance.	Town Board	ORHA, OFO	N/A		✓			
B: Seek state and federal programs for local home rehabilitation programs to support Town-level projects.	Town Board	ORHA, OFO, Otsego County, Habitat for Humanity	USDA, HUD, NYS OCR		✓			
C: Explore potential opportunities through the New York State Shared Services Initiative to partner with other municipalities to improve the local housing stock.	Town Board	Otsego County, neighboring municipalities	NYS Shared Services Initiative		✓			
<b>Intergovernmental/Interorganizational Cooperation</b>								
<b>Goal 1- Improve coordination and partnerships with Schenevus Central School</b>								
A: Improve communications between the School Administration and School Board members.	Town Board	Schenevus Central School	N/A					✓
B: Establish a Town Board liaison with the School and School Board.	Town Board	Schenevus Central School	N/A					✓
<b>Goal 2- Strengthen coordination with Otsego County Agencies.</b>								
A: On an as needed basis, schedule meetings with the District 6 County Representative to discuss County-town	Town Board	District 6 Otsego County Representative	N/A					✓



partnerships.								
B: Secure support from County agencies on key projects throughout the Town.	Town Board	Otsego County	N/A					✓
Goal 3- Schedule intermunicipal meetings with representatives from the Towns of Worcester, Westford, and Decatur to discuss potential partnerships								
A: Work with representatives from neighboring municipalities and the OCPD to apply for grant funding through the New York State Shared Services Initiative.	Town Board	OCPD, neighboring municipalities	NYS Shared Services Initiative	✓				
B: Work with the Otsego County Planning Department, the Town of Westford, the Town of Decatur, and the Town of Worcester, to study the potential Four-Town Consolidation.	Town Board	Neighboring municipalities, OCPD	NYS DOS		✓			
C: Using the New York State Association of Towns Supervisors' Dinner, regularly update neighboring municipalities on Town Projects.	Town Board	NYS Association of Towns, Otsego County Town Supervisors Association	N/A					✓