

Subject: Comprehensive Plan Comments
From: Daniel Solimando (dasolimando@gmail.com)
To: vocomments@frontier.com;
Cc: scoobysue777@yahoo.com;
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Attached please find a list of Strengths, Weaknesses, Opportunities and Threats that I have compiled for consideration during the development of the Village of Chester's Comprehensive Plan.

Daniel A. Solimando
Village Resident

Attachments

- Chester Master Plan list.docx (12.99KB)

Strengths

Scenic views
water quality
Location, highway access and proximity to NYC
Police / Fire

Weaknesses

Concentrated Village Center
Commuter Parking
Downtown vacant stores
Not enough activities for teens/young adults
Traffic
Lighting – Too much “Neon”
Need architectural guidelines for businesses in particular to maintain the character of the village along 17M corridor
Historic resources not supported
Lack of public interest/ civic responsibility in community
Need to upgrade parks – More mixed sports use not just baseball
Lack of cohesion
Library could be larger
Need better downtown marketing
Planned large scale development of open areas with high density housing
Lack of garbage cans
Lack of benches on Heritage trail
Not enough grants or State funding being pursued for projects like the new pump station

Opportunities

Better use of/ Opportunity for more events in parks and open space
Heritage trail – more benches & garbage cans
Strengthen chamber of commerce
Improve access to downtown
Mapping/better marketing of parks, businesses and historic resources
Redevelopment of vacant/underutilized properties
Main Street grants
Entertainment
Farmers market
Museum
Diversify housing stock
Encourage local businesses
Strengthen / revise zoning

Threats

Traffic
Lack of funding for parks

Lack of starter housing
Vacant commercial properties
Taxes
Big box stores
Outward migration
Bureaucracy and lack of inter governmental communication
SEQR process
Absentee landlords
Direction of street lights
Auto Zone building
Potential for flooding
Lack of communication - Village and Town
Misinformation