

**REGULAR MEETING OF THE COMMON COUNCIL  
OF THE CITY OF PLATTSBURGH, NEW YORK**

May 28, 2020  
5:00 P.M.

**MINUTES**

**Pledge of Allegiance**

(RC)

**Present:** Mayor Colin Read, Councilors Ira Barbell (W1), Mike Kelly (W2), Elizabeth Gibbs (W3), Steve Brodi (W4), Patrick McFarlin (W5), Jeff Moore (W6)

**Absent:** None

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**MAYOR'S COMMENTS:** As of today, hasn't heard from Governor Cuomo on North Country moving in to Phase 2 reopening, Governor gave further information on Phase 2 reopening guidelines.

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**1. MINUTES OF THE PREVIOUS MEETING:**

**RESOLVED:** That the Minutes of the Regular Meeting of the Common Council held on May 21, 2020 are approved and placed on file among the public records of the City Clerk's Office

By Councilor Gibbs; Seconded by Councilor Barbell  
(All in Favor/opposed)

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore  
(All voted in the affirmative)

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**2. PAYROLLS OF VARIOUS DEPARTMENTS:**

**RESOLVED:** That the payrolls of the various Departments of the City of Plattsburgh for the week ending May 27, 2020 in the amount of \$ 58,736.44 are authorized and allowed and the Mayor and the City Clerk are hereby empowered and directed to sign warrants drawn on the City Chamberlain for the payment thereof.

By Councilor Gibbs; Seconded by Councilor Moore  
(All in Favor/opposed)

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore  
(All voted in the affirmative)

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**3. REPORTS OF CITY OFFICES & COMMITTEE REPORTS:**

- Report of Fire and Ambulance Responses for May 12 - 25, 2020
- Reports from the Police Department dated May 26, 2020
- Minutes from the Finance and Budget Committee meeting held on May 21, 2020

**COUNCILOR/DEPARTMENT CHAIR COMMITTEE REPORTS:**

**Governance, Strategy, and City Operations-** Chair Councilor Barbell indicated nothing to report.

**City Infrastructure** – Chair Councilor Moore indicated nothing to report.

**Finance and Budget** – Chair Councilor Kelly met with Mayor, Chamberlain Marks and Councilor Moore on the 5 year plan. Expect to have 5 year plan for Council to consider next week.

**Public Safety** – Chair Councilor Gibbs met tonight, nothing new to report.

**Plattsburgh Public Library** – Chair Councilor McFarlin indicated nothing to report.

**MLD - MLD Board President** Councilor McFarlin indicated nothing to report.

**RESOLVED:** That the reports as listed are hereby ordered received and any written reports are placed on file among the public records of the City Clerk’s Office.

By Councilor Gibbs; Seconded by Councilor Kelly

(All in Favor/opposed)

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(All voted in the affirmative)

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**4. CORRESPONDENCE OR RECOMMENDATIONS FROM BOARDS: None**

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**5. AUDIT OF CLAIMS:**

**RESOLVED:** That the bills Audited by the Common Council for the week ending May 29, 2020 in the amount of \$ 1,817,784.84 are authorized and allowed and the Mayor and City Clerk are hereby authorized and directed to sign warrants drawn on the City Chamberlain for the payment thereof.

By Councilor Moore; Seconded by Councilor Gibbs

(All in Favor/opposed)

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(All voted in the affirmative)

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**6. PERSONS ADDRESSING COUNCIL ON AGENDA ITEMS ONLY:**

**Justin Ihne CEO Plattsburgh/Malone YMCA** spoke about Agenda item G and their request to utilize the Recreation Center and Oval.

No comments received in writing or via email to [cityinfo@plattsburghcitygov.com](mailto:cityinfo@plattsburghcitygov.com)

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**7. OTHER ITEMS:**

**A. RESOLVED:** In accordance with the request therefore the Common Council approves an agreement with Ron Santor for 2020 Police Academy Director/Training Director Services. The total cost is \$20,000 no increase in cost from 2019.

By Councilor Barbell; Seconded by Councilor Moore

Discussion: Yes

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(All voted in the affirmative)

**ACTION TAKEN:** Adopted

Follow up Action: None

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**B. RESOLVED:** In accordance with the request therefore the Common Council approves the City Chamberlain to adjust the 2020 City budget for an 85% reduction in the remaining overtime appropriations based on a resolution adopted by the Common Council on May 21<sup>st</sup>, 2020. The combined reduction in overtime appropriations across all City funds equals approximately \$558,164.00 with a corresponding reduction in appropriated fund balance for all City funds.

By Councilor Gibbs; Seconded by Councilor Barbell

Discussion: Yes

**Motion to Table**

By Councilor Barbell; Seconded by Councilor Gibbs

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(Councilors Barbell, Gibbs, Brodi and Moore voted in the affirmative. Councilors Kelly and McFarlin voted in the negative)

**ACTION TAKEN:** Tabled

Follow up Action: None

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**C. RESOLVED:** In accordance with the request therefore the Common Council approves the City Chamberlain to revise the 2020 Rec Complex Fund budget to reinstate the appropriations for the Marina utility accounts for the remainder of the 2020 budget year per the lease agreement with the Plattsburgh Boat Basin requiring the City to provide for the utility expense to operate the City Marina at 2 Dock Street.

By Councilor Moore; Seconded by Councilor Gibbs

Discussion: Yes

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(Councilors Barbell, Kelly, Gibbs and Moore voted in the affirmative. Councilors Brodi and McFarlin voted in the negative)

**ACTION TAKEN:** Adopted

Follow up Action: None

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**D. RESOLVED:** In accordance with the request therefore the Common Council approves that any individual who is over age two and able to medically tolerate a face-covering shall be required to cover their nose and mouth with a mask or cloth face-covering when in any City of Plattsburgh Building. This will be in effect until PAUSE NY or other health directives no longer recommend or require face-coverings.

By Councilor Gibbs; Seconded by Councilor Barbell

Discussion: Yes  
Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore  
(All voted in the affirmative)  
**ACTION TAKEN:** Adopted  
Follow up Action: None

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**E. RESOLVED:** In accordance with the request therefore the Common Council approves Ed Garrow and Sons, Inc to close Johnson Avenue for 1 day on Monday, June 1, 2020 for the replacement of a failed sewer lateral at Richard’s Beverage Center located at 71 Johnson Avenue.

By Councilor Gibbs; Seconded by Councilor Kelly  
Discussion: None  
Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore  
(All voted in the affirmative)  
**ACTION TAKEN:** Adopted  
Follow up Action: None

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**F. ADOPTING NEGATIVE DECLARATION FOR ANNEXATION PROJECT AND AUTHORIZING FILING IN ACCORDANCE WITH REQUIREMENTS OF STATE ENVIRONMENTAL QUALITY REVIEW ACT**

**WHEREAS**, the City of Plattsburgh seeks to annex an approximately 224-acre parcel (the “Subject Parcel”) which is located in the Town of Plattsburgh but is owned by and situated adjacent to the City (the “Action”); and

**WHEREAS**, the Plattsburgh Common Council determined that the Action is a Type I Action pursuant to the State Environmental Quality Review Act (SEQRA) and identified the potential Involved Agencies under SEQRA, which included the Town; and

**WHEREAS**, the City was duly designated as SEQRA Lead Agency by Determination of the Commissioner of the Department of Environmental Conservation pursuant to Section 617.6 of the SEQRA Regulations set forth at Title 6 of the New York Compilation of Codes, Rules and Regulations; and

**WHEREAS**, although the Action under SEQRA is solely the annexation of the Subject Parcel by the City, the Common Council determined to review the potential environmental impacts of a purely hypothetical development scenario that could possibly be achieved on the Subject Parcel following annexation; and

**WHEREAS**, the Common Council engaged consultants to prepare a Preliminary Master Plan–Land Use Map (“Preliminary Plan”) and to conduct several related studies and investigations to enable the Council to review potential impacts of such a reasonable development scenario for the Subject Parcel following annexation; and

**WHEREAS**, these studies and investigations included:

- Natural Resource Inventory by Trudell Environmental Services
- Phase 1A Literature Search and Sensitivity Assessment by Hudson Valley Cultural Resource Consultants, Ltd.
- Traffic Assessment by Stantec Consulting Services, Inc.
- Phase 1 Environmental Site Assessment (ESA) by KAS Environmental Science & Engineering

**WHEREAS**, the City would not be actually undertaking all of the potential uses included in the Preliminary Plan, but would seek to encourage private development consistent with the hypothetical scenario; and

**WHEREAS**, Architectural & Engineering Design Associates, PC, the Common Council’s consultant, prepared Part 1 of a SEQRA Full Environmental Assessment Form (FEAF) for the Action together with an Addendum which supplemented the information provided in Part 1 and provided additional information to enable the Common Council to take a hard look at any potential adverse environmental impacts of the Action.

**NOW THEREFORE BE IT RESOLVED AS FOLLOWS:**

1. The Common Council, as Lead Agency, reviewed and fully considered the proposed Action, Part 1 of the FEAF and the Addendum, including referenced studies and reports, and completed Part 2 of the FEAF after consideration of each item during the Council’s May 7<sup>TH</sup> meeting; and
2. The Common Council identified potential impacts of the proposed Action as “Moderate to Large” as opposed to “No or Small” in Part 2 whenever it appeared at all possible that an EAF threshold might be met in order to provide an opportunity to further clarify these hypothetical impacts in FEAF Part 3; and
3. In order to determine the significance of these potential impacts, the Council evaluated several characteristics of each potentially Moderate to Large impact, as appropriate to the particular impact, in FEAF Part 3; and
4. The Common Council has taken a hard look at the potential environmental impacts of the Action by carefully considering them and thoroughly evaluating their potential significance as fully discussed in FEAF Part 3;
5. Based on its extensive review of the impacts that may be reasonably expected to result from the proposed Action including, to the extent possible, the purely speculative development scenario represented by the Preliminary Plan, and governed by the rule of reasonableness, the Common Council determines that the proposed Action will not have a significant adverse impact on the environment and the particular facts and circumstances of the proposed Action do not require preparation of an Environmental Impact Statement.
6. The Mayor is authorized and directed to indicate the Common Council’s determination by completing and signing Part 3 of the FEAF and to cause the entire completed FEAF with the supporting documentation to be filed and distributed as the Common Council’s SEQRA Negative Declaration for the Action in accordance with SEQRA requirements.

By Councilor Gibbs; Seconded by Councilor Moore

Discussion: None

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(All voted in the affirmative)

**ACTION TAKEN:** Adopted

Follow up Action: None

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**G. Whereas**, the City Recreational Center located on the U.S. Oval is not needed for a public purpose until at least September 1<sup>st</sup>, 2020 due to the restrictions imposed by NY Pause; and

**Whereas**, the Common Council has provided notice to the public at meetings and notice to potentially interested parties through direct communications that it is seeking community partners to best utilize this public property; and

**Whereas**, the Plattsburgh YMCA has submitted a proposal to operate a day time children’s summer camp at the City Recreational Center, and a portion of the adjoining field and parking lot, for the period of June 15<sup>th</sup> through August 31<sup>st</sup> of 2020.

**Now therefore it is hereby Resolved**, in accordance with the request therefore the Common Council finds that, pursuant to Plattsburgh City Code Section 24-5, the City Recreational Center located on the U.S. Oval is not needed for a public purpose until at least September 1<sup>st</sup>, 2020 due to the restrictions imposed by NY Pause and has provided notice to the public at meetings and notice to potentially interested parties through direct communications that it is seeking community partners to best utilize this public property; and

It is further **Resolved**, that the Common Council has reviewed and accepts the proposal by the Plattsburgh YMCA to enter into a lease agreement to operate a day time children’s summer camp at the City Recreational Center, and a portion of the adjoining field and parking lot, for the period of June 15<sup>th</sup> through August 31<sup>st</sup> of 2020; and

It is further **Resolved** that the Common Council directs Corporation Counsel to draft a short-term lease agreement for the period of June 15<sup>th</sup> through August 21<sup>st</sup>, 2020 with the Plattsburgh YMCA, in a form approved by the Corporation Counsel, and authorizes the Mayor to sign the lease agreement so long as the City shall receive payment from the Plattsburgh YMCA for the lease term in the amount of \$4,900; that the Plattsburgh YMCA shall pay all utilities for the City Recreational Center during the lease term; shall provide sufficient liability insurance naming the City as an additional insured; and shall clean the indoor areas; and

It is further **Resolved**, that to the extent authorized by the Plattsburgh YMCA, that current City Recreation Members shall receive free access to the Plattsburgh YMCA during the lease term.

**Motion to waive reading and move Resolution**

By Councilor Gibbs; Seconded by Councilor Barbell  
(All voted in favor of waiving reading and move Resolution)  
Discussion: Yes

***Councilor McFarlin recused himself because his wife is on the Board of the YMCA***

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore  
(Councilors Barbell, Kelly, Gibbs, Brodi and Moore voted in the affirmative. Councilor McFarlin recused himself)

**ACTION TAKEN:** Adopted  
Follow up Action: None

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**Item H was added during Committee meeting:**

**H.** Resolution authorizing the City to work with the Plattsburgh Housing Authority and the Samuel F. Vilas Home to pursue a competitive application for an economic development Community Development Block Grant (CDBG)

By Councilor Gibbs; Seconded by Councilor McFarlin

Discussion: None

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(All voted in the affirmative)

**ACTION TAKEN:** Adopted

Follow up Action: None

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**8. TRAVEL REQUEST: None**

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**9. RESOLUTIONS FOR INITIAL CONSIDERATION:**

**Item added for Initial consideration:**

- 1. RESOLVED: In accordance with the request therefore the Common Council approves rejecting all bids received for PIN 7805.88 "Saranac River Trail Phase 2".

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**10. NEW BUSINESS AND COUNCILOR REPORTS:**

**Councilor Brodi** mentioned seeing over 100 cars at City Beach over the weekend. Could beach be partially reopened.

**Mayor Read** indicated beach open as a park, can't be open at this time because Clinton County Health Department permit does not allow for opening if not properly staffed

[further discussion ensued on beach topic]

**Councilor Brodi** asked about RFP for Dock Street.

**Mayor Read** indicated that was reissue of a prior RFP

**Director of Community Development Matthew Miller** mentioned all original proposals were concerned about WRRF and now it is clear what city is doing to mitigate those issues.

[further discussion ensued on RFP for Dock Street topic]

**Councilor Barbell** mentioned if City Beach opened as park there are no restroom facilities. If those should be open what would costs be?

**Mayor Read** indicated he doesn't believe public restrooms are allowed to be open under NYS Governor Cuomo's PAUSE NY order.

**Councilor McFarlin** mentioned former Councilor Rachelle Armstrong inquired about “Kasper circle” area and maybe creating an “Adopt a Spot” program for volunteers to help with upkeep.

**Councilor Brodi** mentioned possible grass roots effort statewide to halt assessments, looking in to furloughing employees one day a week it would save \$1,744,000 not counting payroll taxes. No one would have to be laid off. Employee could collect unemployment for one day a week and would not be a loss of income.

Mayor Read mentioned that he had recommended that night instead that they all agree to a certain percentage pay cut all across the board.

**[further discussion ensued]**

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**11. CLOSING PUBLIC COMMENTS ON ANY TOPIC:**

No one addressed the Council in person, in writing or via email to [cityinfo@plattsburghcitygov.com](mailto:cityinfo@plattsburghcitygov.com)

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Motion to Adjourn by Councilor McFarlin; Seconded by Councilor Brodi

Roll call: Councilors Barbell, Kelly, Gibbs, Brodi, McFarlin, Moore

(All voted in the affirmative)

**MEETING ADJOURNED: 6:00 pm**