

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

The meeting was called to order at 6:00 P.M. by the presiding officer at the Town of Plattsburgh Town Hall, 151 Banker Road.

MEMBERS:	<u>PRESENT</u>	<u>ABSENT</u>
Charles A. Kostyk, Supervisor	X	
Thomas E. Wood, Councilor		X
Dana M. Isabella, Councilor	X	
Daniel A. Bosely, Councilor	X	
Ilona M. Kelting, Councilor	X	
Jonathan J. White, Town Clerk		X
Matthew G. Favro, Town Attorney	X	

Resolution No. 026-089

Accept Minutes of the Previous Meeting

RESOLVED, that the minutes of **March 5, 2026** and **March 12, 2026** be accepted, and the reading of the minutes be dispensed with.

Motion: Ms. Isabella

Seconded by: Ms. Kelting

Discussion: None

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u>	<u>TABLED</u>
				YES	
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				

Public Comment - Unidentified individual asked questions about BESS. The Town Board provided brief explanation and invited the individual to meet with the Planning Department to receive more details.

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
PUBLIC HEARING
April 2, 2026**

The meeting was called to order at 6:00 p.m. by the presiding officer at the Town Hall on the Banker Road.

FURTHER NOTICE is hereby given that the Town Board of the Town of Plattsburgh will meet and hold public hearings thereon at the Town Hall located on the Banker Road, in the Town of Plattsburgh, Clinton County, New York on Thursday, April 2, 2026 at 6:05 p.m. prevailing time in relation to Proposed Local Law No. 2 of 2026 which imposes a six-month moratorium on applications for Battery-Based Energy Storage Systems.

1. Acceptance of Written Comments into the Record of the Hearing:

No Written comments were received by the Supervisor’s office or the Town Clerk’s office.

2. Open Public Hearing to the Floor for Public Comment:

Public comments made by two individuals: Patricia Barnett, resident and an unidentified individual. Ms. Barnett also submitted written comments at the hearing.

Motion to OPEN Public Hearings

Motion by: Ms. Isabella
Seconded by: Mr. Bosley
Discussion: None
Time: 6:06 PM

Motion to CLOSE Public Hearings

Motion by: Mr. Bosley
Seconded by: Ms. Kelting
Discussion: None
Time: 6:21 PM

	<u>Yes</u>	<u>No</u>	<u>Absent</u>		<u>Yes</u>	<u>No</u>	<u>Absent</u>
Thomas E. Wood			X	Thomas E. Wood			X
Dana M. Isabella	X			Dana M. Isabella	X		
Daniel A. Bosley	X			Danile A. Bosley	X		
Ilona M. Kelting	X			Ilona M. Kelting	X		
Charles A. Kostyk	X			Charles A. Kostyk	X		

Good evening. My name is Patricia Barnett, and I am a resident of Cadyville.

I understand that the Board is now at the stage of issuing a SEQRA determination and considering adoption of the proposed ordinance amendment.

I do want to acknowledge that the Town has made meaningful improvements from the previous version of the amendment. The clarification of definitions and the addition of a Special Use Permit requirement are important steps and help address some of the ambiguity in the prior framework.

However, in doing so, the Town has moved from an ambiguous framework to one that affirmatively authorizes correctional facilities in specific districts. That makes this a more substantive zoning action and correspondingly increases the Town's obligation under SEQRA to evaluate the impacts of allowing that use.

At the same time, the amendment does not analyze how this use will function in practice within the Industrial districts where it is now permitted. Although the determination states that a "hard look" was taken, the record does not identify or evaluate reasonably foreseeable impacts such as traffic, transportation activity, security infrastructure, emergency services demand, or compatibility with surrounding land uses.

I would also note that the definition of "correctional facility" appears to focus on 24-hour supervision, which raises questions about whether shorter-term or processing-type detention uses are fully captured. If those uses fall outside the definition, the amendment may not fully regulate the full range of custodial activities it is intended to address.

And while a Special Use Permit has been added, the ordinance does not establish use-specific standards to guide that review. The governing provisions in Article 8 of the Town Zoning Ordinance are general and discretionary, and do not explain how impacts such as traffic, security, or compatibility will actually be evaluated at the project level.

Importantly, the presence of a future Special Use Permit does not substitute for SEQRA review at the legislative stage. The Town is making a policy decision to allow this use in specific districts, and the environmental review should reflect the impacts of that decision.

So while the structure of the ordinance has improved, the operational and environmental analysis remains incomplete.

My concern is not with the direction of the amendment, but whether the record reflects a reasoned elaboration of how it will function once adopted. And although the resolution states that comments were considered and that a hard look was taken, the record does not reflect how those comments were addressed or how the identified impacts were actually analyzed.

At a minimum, the Town should ensure that the amendment includes clear standards governing how correctional facilities will be reviewed and operated, and that the SEQRA record reflects a

full analysis of the reasonably foreseeable impacts of allowing those uses in Industrial districts. A sound approach is to allow correctional facilities only in limited districts, require a Special Use Permit, as proposed, but *also* include clear, use-specific standards such as setbacks, security measures, traffic planning, and emergency coordination to ensure impacts are properly evaluated and managed. While those impacts may be addressed at the Special Use Permit stage, the ordinance does not currently define the standards that would govern that review, so there is no clear framework for how those impacts will actually be evaluated.

The Town may also wish to consider expanding the definition of “correctional facility” to include any facility used for the detention, holding, processing, or custody of individuals, whether long-term *or short-term*.

Thank you.

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-090

Abstract 4A-26

RESOLVED, that the abstract of audited claims **No. 4A-26** for \$87,490.07, **Abstract 4A-26** prepays for the amount \$284,352.52 be received as reviewed by the Audit Committee and the Supervisor is hereby authorized to pay said abstracts.

Motion: Mr. Bosley

Seconded by: Ms. Kelting

Discussion: None

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u> YES	<u>TABLED</u>
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Iona M. Kelting	X				
Charles A. Kostyk	X				



**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-091

Monthly Department Reports

RESOLVED, to receive and place on file Monthly Department Head Reports.

Building and Grounds –
Codes and Zoning –
Dog Control Officer –
Historian –
Highway Superintendent – **January 2026 and February 2026**
Justice Court –
Parks and Recreation –
Planning and Community Development –
Safety Committee –
Supervisors Financial Report – **November 2025, December 2025, January 2026, and February 2026**
Tax Receiver –
Town Clerk – **February 2026**
Water Wastewater –

Motion: Ms. Kelting

Seconded by: Mr. Bosley

Discussion: None

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u> YES	<u>TABLED</u>
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				





Plattsburgh, NY

Detail Report

Account Summary

Date Range: 11/01/2025 - 11/30/2025

Account	Name	Beginning Balance	Total Activity	Ending Balance
Fund: AAA - General				
AAA.0000.0200.0000	CLAIM ON CASH - GENERAL gen check	833,450.66	122,639.93	956,090.59
AAA.0000.0203.0000	NYCLASS General	5,154,421.21	-584,347.77	4,570,073.44
AAA.0000.0203.0100	NYCLASS Park Deposit Treadwells Mills	2,866.23	8.05	2,874.28
AAA.0000.0203.0200	NYCLASS Park Deposit Cadyville	4,288.79	12.04	4,300.83
AAA.0000.0203.0300	NYCLASS Park Deposit Cliff Haven	4,756.48	13.35	4,769.83
AAA.0000.0203.0400	NYCLASS Park Deposit Everest Rabideau	5,947.86	16.70	5,964.56
AAA.0000.0203.0500	NYCLASS Park Deposit East Morrisonville	1,556.90	4.37	1,561.27
AAA.0000.0203.0600	NYCLASS Park Deposit May Currier	4,409.54	12.38	4,421.92
AAA.0000.0203.0700	NYCLASS Park Deposit South Plattsburgh	1,948.07	5.46	1,953.53
AAA.0000.0203.0800	NYCLASS Park Deposit West Plattsburgh	3,389.51	9.52	3,399.03
AAA.0000.0203.0900	NYCLASS Park Deposit Wallace Hill	4,617.22	12.96	4,630.18
AAA.0000.0203.1000	NYCLASS MAUSOLEUM RESERVE	235,111.21	742.71	235,853.92
AAA.0000.0203.1200	Battlefield Memorial Gateway	66,148.88	20,261.87	86,410.75
	Total Fund: AAA - General:	6,322,912.56	-440,608.43	5,882,304.13
Fund: AMB - Ambulance				
AMB.0000.0200.0000	CLAIM ON CASH - AMBULANCE gen check	8,172.20	10.68	8,182.88
AMB.0000.0203.0000	NYCLASS Ambulance	191,859.29	606.08	192,465.37
	Total Fund: AMB - Ambulance:	200,031.49	616.76	200,648.25
Fund: DAA - Highway				
DAA.0000.0200.0000	CLAIM ON CASH - HIGHWAY gen check	284,216.24	282,482.14	566,698.38
DAA.0000.0203.0000	NYCLASS Highway	1,733,279.72	-595,154.81	1,138,124.91
	Total Fund: DAA - Highway:	2,017,495.96	-312,672.67	1,704,823.29
Fund: H21 - Plattsburgh Water System Improvements				
H21.0000.0200.0000	CLAIM ON CASH Water System Improvements	302,086.57	-26,038.87	276,047.70
H21.0000.0203.0000	NYCLASS CASH SOURCE SUPPLY	2,385,267.92	7,534.84	2,392,802.76
	Total Fund: H21 - Plattsburgh Water System Improvements :	2,687,354.49	-18,504.03	2,668,850.46
Fund: H23 - BULLIS ROAD REHAB				
H23.0000.0200.0000	CLAIM ON CASH Bullis Road Pump Station	557,040.99	727.66	557,768.65
	Total Fund: H23 - BULLIS ROAD REHAB:	557,040.99	727.66	557,768.65
Fund: H38 - CADYVILLE WASTEWATER TREATMENT PLANT				
H38.0000.0200.0000	Claim on Cash Cadyville Wastewater Treatment Plant	762,569.07	996.15	763,565.22
H38.0000.0203.0000	NYCLASS Cash	1,052,102.55	3,323.50	1,055,426.05
	Total Fund: H38 - CADYVILLE WASTEWATER TREATMENT PLANT:	1,814,671.62	4,319.65	1,818,991.27

Fund: H39 - Rugar Street Sewer Improvement

Detail Report

Date Range: 11/01/2025 - 11/30/2025

Account	Name	Beginning Balance	Total Activity	Ending Balance
H39.0000.0200.0000	CLAIM ON CASH RUGAR SEWER IMP	504,796.32	-416.99	504,379.33
Fund: H40 - BMG Park Phase 2A		504,796.32	-416.99	504,379.33
H40.0000.0200.0000	CLAIM ON CASH BMG PARK PHASE 2	139,210.15	181.85	139,392.00
Fund: SDB - Storm Drain		139,210.15	181.85	139,392.00
SDB.0000.0200.0000	CLAIM ON CASH - BASE DRAIN gen check	14,715.08	19.22	14,734.30
SDB.0000.0203.0000	SDB NYCLASS	358,892.79	1,133.71	360,026.50
Total Fund: H40 - BMG Park Phase 2A:		139,210.15	181.85	139,392.00
Fund: SLC - Consolidated Street Light				
SLC.0000.0200.0000	CLAIM ON CASH - STREET LIGHT gen check	75,896.94	-11,350.65	64,546.29
SLC.0000.0203.0000	NYCLASS Street Light	351,449.47	1,110.21	352,559.68
Total Fund: SLC - Consolidated Street Light:		427,346.41	-10,240.44	417,105.97
Fund: SSC - Consolidated Sewer				
SSC.0000.0200.0000	CLAIM ON CASH - CONNS. SEWER ws check	188,468.94	-39,716.93	148,752.01
SSC.0000.0203.0000	NYCLASS Cons. Sewer	8,006,482.92	25,291.70	8,031,774.62
Total Fund: SSC - Consolidated Sewer:		8,194,951.86	-14,425.23	8,180,526.63
Fund: SWC - Consolidated Water				
SWC.0000.0200.0000	CLAIM ON CASH - CONNS. WATER ws check	685,939.17	-125,873.54	560,065.63
SWC.0000.0203.0000	NYCLASS Con. Water	9,448,245.04	29,846.09	9,478,091.13
Total Fund: SWC - Consolidated Water:		10,134,184.21	-96,027.45	10,038,156.76
Fund: TCA - Custodial				
TCA.0000.0200.0000	TCA-Claim on Cash	45,641.84	13,810.37	59,452.21
TCA.0000.0203.0000	PAYROLL CONS. CHECKING ACCOUNT	0.00	0.00	0.00
Total Fund: TCA - Custodial:		45,641.84	13,810.37	59,452.21
Fund: WSA - WS Admin				
WSA.0000.0200.0000	CLAIM ON CASH-WS ADMIN ws check	401,164.54	101,402.24	502,566.78
WSA.0000.0203.0000	NYCLASS WSA	698,699.07	2,207.13	700,906.20
Total Fund: WSA - WS Admin:		1,099,863.61	103,609.37	1,203,472.98
Grand Totals:		34,519,109.38	-768,476.65	33,750,632.73



Plattsburgh, NY

Detail Report

Account Summary

Date Range: 12/01/2025 - 12/31/2025

Account	Name	Beginning Balance	Total Activity	Ending Balance
Fund: AAA - General				
AAA.0000.0200.0000	CLAIM ON CASH - GENERAL gen check	956,090.59	-254,248.93	701,841.66
AAA.0000.0203.0000	NYCLASS General	4,570,073.44	14,421.33	4,584,494.77
AAA.0000.0203.0100	NYCLASS Park Deposit Treadwells Mills	2,874.28	9.07	2,883.35
AAA.0000.0203.0200	NYCLASS Park Deposit Cadville	4,300.83	13.57	4,314.40
AAA.0000.0203.0300	NYCLASS Park Deposit Cliff Haven	4,769.83	15.05	4,784.88
AAA.0000.0203.0400	NYCLASS Park Deposit Everest Rabideau	5,964.56	18.82	5,983.38
AAA.0000.0203.0500	NYCLASS Park Deposit East Morrisonville	1,561.27	4.93	1,566.20
AAA.0000.0203.0600	NYCLASS Park Deposit May Carrier	4,421.92	13.95	4,435.87
AAA.0000.0203.0700	NYCLASS Park Deposit South Plattsburgh	1,953.53	6.16	1,959.69
AAA.0000.0203.0800	NYCLASS Park Deposit West Plattsburgh	3,399.03	10.73	3,409.76
AAA.0000.0203.0900	NYCLASS Park Deposit Wallace Hill	4,630.18	14.61	4,644.79
AAA.0000.0203.1000	NYCLASS MAUSOLEUM RESERVE	235,853.92	744.26	236,598.18
AAA.0000.0203.1200	Battlefield Memorial Gateway	86,410.75	272.68	86,683.43
	Total Fund: AAA - General:	5,882,304.13	-238,703.77	5,643,600.36
Fund: AMB - Ambulance				
AMB.0000.0200.0000	CLAIM ON CASH - AMBULANCE gen check	8,182.88	9.96	8,192.84
AMB.0000.0203.0000	NYCLASS Ambulance	192,465.37	607.35	193,072.72
	Total Fund: AMB - Ambulance:	200,648.25	617.31	201,265.56
Fund: DAA - Highway				
DAA.0000.0200.0000	CLAIM ON CASH - HIGHWAY gen check	566,698.38	79,913.29	646,611.67
DAA.0000.0203.0000	NYCLASS Highway	1,138,124.91	3,591.46	1,141,716.37
	Total Fund: DAA - Highway:	1,704,823.29	83,504.75	1,788,328.04
Fund: H21 - Plattsburgh Water System Improvements				
H21.0000.0200.0000	CLAIM ON CASH Water System Improvements	276,047.70	-264.85	275,782.85
H21.0000.0203.0000	NYCLASS CASH SOURCE SUPPLY	2,392,802.76	7,550.71	2,400,353.47
	Total Fund: H21 - Plattsburgh Water System Improvements :	2,668,850.46	7,285.86	2,676,136.32
Fund: H23 - BULLIS ROAD REHAB				
H23.0000.0200.0000	CLAIM ON CASH Bullis Road Pump Station	557,768.65	679.20	558,447.85
	Total Fund: H23 - BULLIS ROAD REHAB:	557,768.65	679.20	558,447.85
Fund: H38 - CADVILLE WASTEWATER TREATMENT PLANT				
H38.0000.0200.0000	Claim on Cash Cadville Wastewater Treatment Plant	763,565.22	929.80	764,495.02
H38.0000.0203.0000	NYCLASS Cash	1,055,426.05	3,330.52	1,058,756.57
	Total Fund: H38 - CADVILLE WASTEWATER TREATMENT PLANT:	1,818,991.27	4,260.32	1,823,251.59

Fund: H39 - Rugar Street Sewer Improvement

Detail Report

Date Range: 12/01/2025 - 12/31/2025

Account

Name

Beginning Balance

Total Activity

Ending Balance

H39.0000.0200.0000

CLAIM ON CASH RUGAR SEWER IMP

Total Fund: H39 - Rugar Street Sewer Improvement:

504,379.33	614.19	504,993.52
504,379.33	614.19	504,993.52

Fund: H40 - BMG Park Phase 2A
H40.0000.0200.0000

CLAIM ON CASH BMG PARK PHASE 2

Total Fund: H40 - BMG Park Phase 2A:

139,392.00	169.74	139,561.74
139,392.00	169.74	139,561.74

Fund: SDB - Storm Drain
SDB.0000.0200.0000
SDB.0000.0203.0000

CLAIM ON CASH - BASE DRAIN gen check
SDB NYCLASS

Total Fund: SDB - Storm Drain:

14,734.30	17.94	14,752.24
360,026.50	1,136.11	361,162.61
374,760.80	1,154.05	375,914.85

Fund: SLC - Consolidated Street Light
SLC.0000.0200.0000
SLC.0000.0203.0000

CLAIM ON CASH - STREET LIGHT gen check
NYCLASS Street Light

Total Fund: SLC - Consolidated Street Light:

64,546.29	-7,080.93	57,465.36
352,559.68	1,112.52	353,672.20
417,105.97	-5,968.41	411,137.56

Fund: SSC - Consolidated Sewer
SSC.0000.0200.0000
SSC.0000.0203.0000

CLAIM ON CASH - CONS. SEWER ws check
NYCLASS Cons. Sewer

Total Fund: SSC - Consolidated Sewer:

148,752.01	31,131.58	179,883.59
8,031,774.62	25,345.08	8,057,119.70
8,180,526.63	56,476.66	8,237,003.29

Fund: SWC - Consolidated Water
SWC.0000.0200.0000
SWC.0000.0203.0000

CLAIM ON CASH - CONS. WATER ws check
NYCLASS Con. Water

Total Fund: SWC - Consolidated Water:

560,065.63	156,381.91	716,447.54
9,478,091.13	29,909.07	9,508,000.20
10,038,156.76	186,290.98	10,224,447.74

Fund: TCA - Custodial
TCA.0000.0200.0000
TCA.0000.0203.0000

TCA-Claim on Cash
PAYROLL CONS. CHECKING ACCOUNT

Total Fund: TCA - Custodial:

59,452.21	11,206.29	70,658.50
0.00	0.00	0.00
59,452.21	11,206.29	70,658.50

Fund: WSA - WS Admin
WSA.0000.0200.0000
WSA.0000.0203.0000

CLAIM ON CASH-WS ADMIN ws check
NYCLASS WSA

Total Fund: WSA - WS Admin:

502,566.78	-190,726.15	311,840.63
700,906.20	2,211.76	703,117.96
1,203,472.98	-188,514.39	1,014,958.59

Grand Totals:

33,750,632.73	-80,927.22	33,669,705.51
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Fund Summary

Fund	Beginning Balance	Total Activity	Ending Balance
AAA - General	5,882,304.13	-238,703.77	5,643,600.36
AMB - Ambulance	200,648.25	617.31	201,265.56
DAA - Highway	1,704,823.29	83,504.75	1,788,328.04
H21 - Plattsburgh Water System Improven	2,668,850.46	7,285.86	2,676,136.32
H23 - BULLIS ROAD REHAB	557,768.65	679.20	558,447.85
H38 - CADYVILLE WASTEWATER TREATMI	1,818,991.27	4,260.32	1,823,251.59
H39 - Rugar Street Sewer Improvement	504,379.33	614.19	504,993.52
H40 - BMG Park Phase 2A	139,392.00	169.74	139,561.74
SDB - Storm Drain	374,760.80	1,154.05	375,914.85
SLC - Consolidated Street Light	417,105.97	-5,968.41	411,137.56
SSC - Consolidated Sewer	8,180,526.63	56,476.66	8,237,003.29
SWC - Consolidated Water	10,038,156.76	186,290.98	10,224,447.74
TCA - Custodial	59,452.21	11,206.29	70,658.50
WSA - WS Admin	1,203,472.98	-188,514.39	1,014,958.59
Grand Total:	33,750,632.73	-80,927.22	33,669,705.51

TO THE TOWN BOARD OF THE TOWN OF PLATTSBURGH
 PURSUANT TO SECTION 119 OF TOWN LAW, I HEREBY RECA
 DER THE FOREGOING DETAILED STATEMENT OF ALL MONIES
 RECEIVED AND DISBURSED BY ME, SUPERVISOR, DURING
 THE MONTH OF December, 2025, AS
 OF 12/31/2025

TOWN SUPERVISOR

DATE



Plattsburgh, NY

Detail Report

Account Summary

Date Range: 01/01/2026 - 01/31/2026

Account	Name	Beginning Balance	Total Activity	Ending Balance
Fund: AAA - General				
AAA.0000.0200.0000	CLAIM ON CASH - GENERAL gen check	701,841.66	582,638.60	1,284,480.26
AAA.0000.0203.0000	NYCLASS General	4,584,494.77	14,022.00	4,598,516.77
AAA.0000.0203.0100	NYCLASS Park Deposit Treadwells Mills	2,883.35	8.82	2,892.17
AAA.0000.0203.0200	NYCLASS Park Deposit Cadville	4,314.40	13.20	4,327.60
AAA.0000.0203.0300	NYCLASS Park Deposit Cliff Haven	4,784.88	14.63	4,799.51
AAA.0000.0203.0400	NYCLASS Park Deposit Everest Rabideau	5,983.38	18.30	6,001.68
AAA.0000.0203.0500	NYCLASS Park Deposit East Morrisville	1,566.20	4.79	1,570.99
AAA.0000.0203.0600	NYCLASS Park Deposit May Currier	4,435.87	13.57	4,449.44
AAA.0000.0203.0700	NYCLASS Park Deposit South Plattsburgh	1,959.69	5.99	1,965.68
AAA.0000.0203.0800	NYCLASS Park Deposit West Plattsburgh	3,409.76	10.43	3,420.19
AAA.0000.0203.0900	NYCLASS Park Deposit Wallace Hill	4,644.79	14.21	4,659.00
AAA.0000.0203.1000	NYCLASS MAUSOLEUM RESERVE	236,598.18	723.64	237,321.82
AAA.0000.0203.1200	Battlefield Memorial Gateway	86,683.43	265.12	86,948.55
	Total Fund: AAA - General:	5,643,600.36	597,753.30	6,241,353.66
Fund: AMB - Ambulance				
AMB.0000.0200.0000	CLAIM ON CASH - AMBULANCE gen check	8,192.84	570,070.96	578,263.80
AMB.0000.0203.0000	NYCLASS Ambulance	193,072.72	590.52	193,663.24
	Total Fund: AMB - Ambulance:	201,265.56	570,661.48	771,927.04
Fund: DAA - Highway				
DAA.0000.0200.0000	CLAIM ON CASH - HIGHWAY gen check	646,611.67	1,107,344.48	1,753,956.15
DAA.0000.0203.0000	NYCLASS Highway	1,141,716.37	3,492.02	1,145,208.39
	Total Fund: DAA - Highway:	1,788,328.04	1,110,836.50	2,899,164.54
Fund: H21 - Plattsburgh Water System Improvements				
H21.0000.0200.0000	CLAIM ON CASH Water System Improvements	275,782.85	265.02	276,047.87
H21.0000.0203.0000	NYCLASS CASH SOURCE SUPPLY	2,400,353.47	7,341.64	2,407,695.11
	Total Fund: H21 - Plattsburgh Water System Improvements:	2,676,136.32	7,606.66	2,683,742.98
Fund: H23 - BULLIS ROAD REHAB				
H23.0000.0200.0000	CLAIM ON CASH Bullis Road Pump Station	558,447.85	535.49	558,983.34
	Total Fund: H23 - BULLIS ROAD REHAB:	558,447.85	535.49	558,983.34
Fund: H38 - CADYVILLE WASTEWATER TREATMENT PLANT				
H38.0000.0200.0000	Claim on Cash Cadville Wastewater Treatment Plant	764,495.02	733.06	765,228.08
H38.0000.0203.0000	NYCLASS Cash	1,058,756.57	3,238.31	1,061,994.88
	Total Fund: H38 - CADYVILLE WASTEWATER TREATMENT PLANT:	1,823,251.59	3,971.37	1,827,222.96

Fund: H39 - Rugar Street Sewer Improvement

Detail Report

Date Range: 02/01/2026 - 02/28/2026

Account	Name	Beginning Balance	Total Activity	Ending Balance
H39.0000.0200.0000	CLAIM ON CASH RUGAR SEWER IMP	505,477.75	-9,776.15	495,701.60
Fund: H40 - BMG Park Phase 2A		505,477.75	-9,776.15	495,701.60
H40.0000.0200.0000	CLAIM ON CASH BMG PARK PHASE 2	127,725.71	7,472.91	135,198.62
Fund: SDB - Storm Drain		127,725.71	7,472.91	135,198.62
SDB.0000.0200.0000	CLAIM ON CASH - BASE DRAIN gen check	14,766.39	120,155.38	134,921.77
SDB.0000.0203.0000	SDB NYCLASS	362,267.23	992.26	363,259.49
Fund: SLC - Consolidated Street Light		377,033.62	121,147.64	498,181.26
SLC.0000.0200.0000	CLAIM ON CASH - STREET LGTH gen check	294,165.38	-13,735.27	280,430.11
SLC.0000.0203.0000	NYCLASS Street Light	354,753.92	971.69	355,725.61
Fund: SSC - Consolidated Sewer		648,919.30	-12,763.58	636,155.72
SSC.0000.0200.0000	CLAIM ON CASH - CONS. SEWER ws check	261,999.35	689,907.68	951,907.03
SSC.0000.0203.0000	NYCLASS Cons. Sewer	8,081,762.95	22,136.26	8,103,899.21
Fund: SWC - Consolidated Water		8,343,762.30	712,043.94	9,055,806.24
SWC.0000.0200.0000	CLAIM ON CASH - CONS. WATER ws check	1,142,998.28	705,822.06	1,848,820.34
SWC.0000.0203.0000	NYCLASS Con. Water	9,537,081.10	26,122.44	9,563,203.54
Fund: TCA - Custodial		10,680,079.38	731,944.50	11,412,023.88
TCA.0000.0200.0000	TCA-Claim on Cash	51,872.19	-2,311.86	49,560.33
TCA.0000.0203.0000	PAYROLL CONS. CHECKING ACCOUNT	0.00	0.00	0.00
Fund: WSA - WS Admin		51,872.19	-2,311.86	49,560.33
WSA.0000.0200.0000	CLAIM ON CASH-WS ADMIN ws check	131,174.24	38,759.20	169,933.44
WSA.0000.0203.0000	NYCLASS WSA	705,268.49	1,931.77	707,200.26
Total Fund: WSA - WS Admin:		836,442.73	40,690.97	877,133.70
Grand Totals:		36,553,707.50	-193,027.31	36,360,680.19



Plattsburgh, NY

Detail Report

Account Summary

Date Range: 02/01/2026 - 02/28/2026

Account	Name	Beginning Balance	Total Activity	Ending Balance
Fund: AAA - General				
AAA.0000.0200.0000	CLAIM ON CASH - GENERAL gen check	1,284,480.26	-388,377.78	896,102.48
AAA.0000.0203.0000	NYCLASS General	4,598,516.77	12,595.52	4,611,112.29
AAA.0000.0203.0100	NYCLASS Park Deposit Treadwells Mills	2,892.17	7.92	2,900.09
AAA.0000.0203.0200	NYCLASS Park Deposit Cadyville	4,327.60	11.85	4,339.45
AAA.0000.0203.0300	NYCLASS Park Deposit Cliff Haven	4,799.51	13.15	4,812.66
AAA.0000.0203.0400	NYCLASS Park Deposit Everest Rabideau	6,001.68	16.44	6,018.12
AAA.0000.0203.0500	NYCLASS Park Deposit East Morrisville	1,570.99	4.30	1,575.29
AAA.0000.0203.0600	NYCLASS Park Deposit May Currier	4,449.44	12.19	4,461.63
AAA.0000.0203.0700	NYCLASS Park Deposit South Plattsburgh	1,965.68	5.38	1,971.06
AAA.0000.0203.0800	NYCLASS Park Deposit West Plattsburgh	3,420.19	9.37	3,429.56
AAA.0000.0203.0900	NYCLASS Park Deposit Wallace Hill	4,659.00	12.76	4,671.76
AAA.0000.0203.1000	NYCLASS MAUSOLEUM RESERVE	237,321.82	650.04	237,971.86
AAA.0000.0203.1200	Battlefield Memorial Gateway	86,948.55	238.17	87,186.72
	Total Fund: AAA - General:	6,241,353.66	-374,800.69	5,866,552.97
Fund: AMB - Ambulance				
AMB.0000.0200.0000	CLAIM ON CASH - AMBULANCE gen check	578,263.80	-585,767.00	-7,503.20
AMB.0000.0203.0000	NYCLASS Ambulance	193,663.24	-3,470.33	190,192.91
	Total Fund: AMB - Ambulance:	771,927.04	-589,237.33	182,689.71
Fund: DAA - Highway				
DAA.0000.0200.0000	CLAIM ON CASH - HIGHWAY gen check	1,753,956.15	-831,923.84	922,032.31
DAA.0000.0203.0000	NYCLASS Highway	1,145,208.39	3,136.77	1,148,345.16
	Total Fund: DAA - Highway:	2,899,164.54	-828,787.07	2,070,377.47
Fund: H21 - Plattsburgh Water System Improvements				
H21.0000.0200.0000	CLAIM ON CASH Water System Improvements	276,047.87	318.97	276,366.84
H21.0000.0203.0000	NYCLASS CASH SOURCE SUPPLY	2,407,695.11	6,594.77	2,414,289.88
	Total Fund: H21 - Plattsburgh Water System Improvements:	2,683,742.98	6,913.74	2,690,656.72
Fund: H23 - BULLIS ROAD REHAB				
H23.0000.0200.0000	CLAIM ON CASH Bullis Road Pump Station	558,983.34	644.50	559,627.84
	Total Fund: H23 - BULLIS ROAD REHAB:	558,983.34	644.50	559,627.84
Fund: H38 - CADYVILLE WASTEWATER TREATMENT PLANT				
H38.0000.0200.0000	Claim on Cash Cadyville Wastewater Treatment Plant	765,228.08	882.30	766,110.38
H38.0000.0203.0000	NYCLASS Cash	1,061,994.88	2,908.87	1,064,903.75
	Total Fund: H38 - CADYVILLE WASTEWATER TREATMENT PLANT:	1,827,222.96	3,791.17	1,831,014.13

Fund: H39 - Rugar Street Sewer Improvement

Fund	Beginning Balance	Total Activity	Ending Balance
AAA - General	6,241,353.66	-374,800.69	5,866,552.97
AMB - Ambulance	771,927.04	-589,237.33	182,689.71
DAA - Highway	2,899,164.54	-828,787.07	2,070,377.47
H21 - Plattsburgh Water System Improven	2,683,742.98	6,913.74	2,690,656.72
H23 - BULLIS ROAD REHAB	558,983.34	644.50	559,627.84
H38 - CADVILLE WASTEWATER TREATMI	1,827,222.96	3,791.17	1,831,014.13
H39 - Rugar Street Sewer Improvement	505,477.75	-9,776.15	495,701.60
H40 - BMG Park Phase 2A	127,725.71	7,472.91	135,198.62
SDB - Storm Drain	377,033.62	121,147.64	498,181.26
SLC - Consolidated Street Light	648,919.30	-12,763.58	636,155.72
SSC - Consolidated Sewer	8,343,762.30	712,043.94	9,055,806.24
SWC - Consolidated Water	10,680,079.38	731,944.50	11,412,023.88
TCA - Custodial	51,872.19	-2,311.86	49,560.33
WSA - WS Admin	836,442.73	40,690.97	877,133.70
Grand Total:	36,553,707.50	-193,027.31	36,360,680.19

TO THE TOWN BOARD OF THE TOWN OF PLATTSBURGH
 PURSUANT TO SECTION 119 OF TOWN LAW, I HEREBY REN-
 DER THE FOREGOING DETAILED STATEMENT OF ALL MONIES
 RECEIVED AND DISBURSED BY ME, SUPERVISOR, DURING
 THE MONTH OF February, 2026
 OF 02/28/2026

TOWN SUPERVISOR

DATE

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-092

**Corrected Resolution for the Retirement of
Richard Rascoe from the Position of Building
Maintenance Supervisor in the Facilities
Department for the Town of Plattsburgh**

WHEREAS, resolution 026-070 stated that Richard Rascoe would be retiring effective April 22, 2026, but his correct effective retirement date is April 21, 2026; therefore be it

RESOLVED, to receive and place on file the corrected letter from Richard Rascoe stating his intent to retire from his position as Building Maintenance Supervisor in the Facilities Department for the Town of Plattsburgh, effective April 21, 2026; now, therefore, be it

RESOLVED, that the Town Board of the Town of Plattsburgh, with appreciation for his years of service, hereby accepts Mr. Rascoe’s letter of retirement and wishes him well with his future endeavors; and be it further

RESOLVED, that a copy of this Resolution be given to the Finance Manager and a copy be placed in Mr. Rascoe’s personnel file.

Motion: Ms. Isabella

Seconded by: Ms. Kelting

Discussion: Ms. Isabella – We thank Rick for his service, he is missed.

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u>	<u>TABLED</u>
Thomas E. Wood			X	YES	
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				



**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-093

**Appointment of Stephanie Mason
to the Assessment Board of Review
as a Temporary Member**

WHEREAS, a vacancy exists on the Assessment Board of Review for a Temporary Member; and

WHEREAS, Ms. Stephanie Mason, a resident of the Town of Plattsburgh, is willing to serve as a Temporary Member of the Assessment Board of Review; therefore, be it

RESOLVED, that the Town of Plattsburgh Town Board does hereby appoint Ms. Mason to the Assessment Board of Review, as a Temporary Member, for a term to expire 9/30/2030; and be it further

RESOLVED, that she take the oath of office within thirty days of this Resolution; and it is further

RESOLVED, that a copy of this Resolution be given to Ms. Mason and the Assessment Department.

Motion: Ms. Isabella

Seconded by: Ms. Kelting

Discussion: Mr. Kostyk – Thanks to Counsel for researching this specific appointment process and thanks to Stephanie for stepping up to fill this position.

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u>	<u>TABLED</u>
Thomas E. Wood			X	YES	
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				



**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-094

Appointment of Court Clerk Marissa N. Sours

RESOLVED, to receive and place on file a letter dated March 23, 2026 from Town Justice James D. Joyce and Town Justice Kristofer Michaud appointing Marissa N. Sours as full-time Court Clerk for the Town of Plattsburgh Town Justices for 2026; and be it further

RESOLVED, that a copy of this Resolution be placed in Ms. Sours' personnel files; and be it further

RESOLVED, that Ms. Sours take an oath of office within thirty days of this Resolution

Motion: Mr. Bosley

Seconded by: Ms. Kelting

Discussion: None

Roll Call:

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u> <u>YES</u>	<u>TABLED</u>
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				





TOWN OF PLATTSBURGH

JUSTICE COURT

151 BANKER ROAD
PLATTSBURGH, NY 12901-7307

EMAIL: PLATTSBURGHTOWNCOURT@NYCOURTS.GOV
MAIN LINE: (518)-562-6870
FAX: (518)-563-8142

TOWN JUSTICE
JAMES D. JOYCE

TOWN JUSTICE
KRISTOFER S. MICHAUD

CLERK TO TOWN JUSTICE
MARISSA SOURS

CLERK TO TOWN JUSTICE
JUSTIN E. DUNHAM

March 23, 2026

To: Town Supervisor
Town Board Members

RE: Appointment for 2026

Dear Town Supervisor and Town Board Members:

Marissa N. Sours is being appointed as a full-time court clerk for the year 2026 for the Town Justice.

If you need further information, please contact the court.

Sincerely,

James D Joyce

Town Justice

Kristofer S Michaud

Town Justice

KSM:JDJ

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-095

**Design Services for Salt Containment
Facility Site Plan and Subdivision-AEDA**

WHEREAS, the Town of Plattsburgh was awarded a Water Quality Improvement Program grant for the construction of a salt containment facility which requires an engineered site plan and surveying for a subdivision of property; and

WHEREAS, the Town of Plattsburgh has a two-year term contract with AEDA, located at 1246 State Route 3, Plattsburgh, NY; and

WHEREAS, AEDA has provided an adequate scope of services and quote for Contract Design Services \$21,000); now, therefore be it

RESOLVED, the Town of Plattsburgh Town Board, upon approval and recommendation of the Town Attorney, does hereby accept the proposal and scope of services as submitted by AEDA in the letter dated March 5th, 2026; and it is further

RESOLVED, that the Supervisor is hereby authorized and directed to execute the Agreements for said professional consulting services; and be it further

RESOLVED, that a copy of this Resolution be given to the Business Office and Planning Department.

Motion: Ms. Isabella

Seconded by: Mr. Bosley

Discussion: None

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u> YES	<u>TABLED</u>
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				



TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026

Resolution No. 026-096

Public Use Zoning Amendment
SEORA Review & Determination

WHEREAS, at its regularly scheduled meeting on January 15th, 2026 the Town Board of the Town of Plattsburgh (the “Town Board”) adopted resolution 026-026 instructing the Town Planning and Community Development Department to conduct research and make recommendations regarding standardized definitions for Public Building/Use and their permitted locations; and

WHEREAS, pursuant to Article XIII, Section 13.3 of the Town of Plattsburgh Zoning Ordinance, all proposed zoning amendments originating by petition or by motion shall be referred to the Town of Plattsburgh Planning Board (the “Planning Board”) for a report and recommendation thereon; and

WHEREAS, the Planning Board did submit its report to the Town Board within forty-five (45) days of receipt of such referral in accordance with the provisions of said Zoning Ordinance; and

WHEREAS, the Town board considered the Zoning Amendment and the recommendations contained in the report of the Planning Board and found merit in the consideration of a zoning amendment; and

WHEREAS, pursuant to the New York State Environmental Quality Review Act, Article 8 of the Environmental Conservation Law and the regulations promulgated thereto at 6 NYCRR Part 617 (collectively referred to as “SEQRA”), the Town Board is required to conduct a review of the Zoning Amendment in order to determine if it presents a potential significant adverse environmental impact; and

WHEREAS, on February 19th, 2026 via Resolution No. 026-057 the Town Board did declare the proposed amendment to be a Type I action for a zoning amendment that proposes to affect more than 25 acres, and declared the intent to act as Lead Agency for purposes of conducting a coordinated review of the Zoning Amendment pursuant to SEQRA; and

WHEREAS, consent for the Town Board to serve as Lead Agent was granted by New York State Department of Environmental Conservation and the Town of Plattsburgh Zoning Board of Appeals, and

WHEREAS, said Part 617 of the Environmental Conservation Law provides for an involved agency to review any action for the purpose of determining the effect of said action on



the environment; and

WHEREAS, said determination of the effect of said action on the environment will be necessary to determine whether a Draft Environmental Impact Statement (DEIS) is required; and

WHEREAS, the Town Board is considered an involved agency in accordance with State Laws for the purpose of assessing the effect of these zoning ordinance and map amendments on the environment and whether or not said effect is significant enough to warrant the preparation of a Draft Environmental Impact Statement (DEIS); and

WHEREAS, the Town Board has previously declared the zoning map amendments to be a Type I Action and a coordinated review was conducted; and

WHEREAS, the Town Board has identified the relevant areas of environmental concern, has taken a hard look at these areas, and has made a reasoned elaboration of the basis for its determination; and

WHEREAS, pursuant to Article XVII, Section 17.4 of the Town Zoning Ordinance and Section 264 and 265 of New York Town Law shall refer a full statement of the Zoning Amendment and map to the Clinton County Planning Board

WHEREAS, the Clinton County Planning Board was provided a copy of the proposed Zoning Amendment, and did, by a 7-2 vote on March 4th, 2026, approve the General Municipal Law Section 239-m referral number 19-26 without comment; and

WHEREAS, the Town Board duly called for a public hearing for the consideration of the aforesaid amendment and gave due notice thereof as required by law; and

WHEREAS, said public hearing was held by this Town Board at the Town Hall at 151 Banker Road, Plattsburgh, New York, on March 5th, 2026 at 6:05 P.M. ; at which time the proposed Zoning Ordinance amendment and SEQRA materials were available; and

WHEREAS, on March 17th, 2026 the Town of Plattsburgh Planning Board by a vote of 6-0 via resolution #26-24 adopted their Findings and Recommendations Report to be submitted for review and acceptance by the Town Board; and

WHEREAS, on March 19th, 2026 the Findings and Recommendations Report of the Planning Board was received and accepted by the Town Board via resolution #026-088;

NOW THEREFORE BE IT, RESOLVED, that the Town Board, in consideration of the following:

- Planning Board Report and Recommendations dated March 17th, 2026
- The review of part 1 and the completion of parts 2 and 3 of the EAF Long Form (herein SEQRA documentation)
- Comments made at the public hearing on March 5th, 2026
- Written public comments submitted to the Town in absentia



- Staff Review and Recommendation dated March 2nd, 2026
- Review of other related materials,

The Town Board hereby accordingly issues a **Negative Declaration** of environmental significance for the proposed zoning amendment

RESOLVED, that the Town Board of the Town of Plattsburgh does hereby authorize and direct the Supervisor to complete, and have prepared, and to execute a “Notice of No Significant Environmental Impact” (NEGATIVE DECLARATION) for this proposed zoning map amendment and, be it further

RESOLVED, that the “Notice of No Significant Environmental Impact” (NEGATIVE DECLARATION), and all related material shall be maintained on file at the Town Offices of the Town Board and available for Public Inspection, and the reasons for the decision are stated in the attached negative declaration,

RESOLVED, that a copy of this Resolution be given to the Town Clerk, and Planning Department.

Motion: Mr. Bosley

Seconded by: Ms. Isabella

Discussion: Mr. Kostyk – Confirmed with board members present that they received the SEQRA materials related to the resolution and that they were in agreement with the determination.

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u> <u>YES</u>	<u>TABLED</u>
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				

Full Environmental Assessment Form
Part 2 - Identification of Potential Project Impacts

Agency Use Only [If applicable]	
Project :	Zoning Amendment 2026
Date :	March 26, 2026

Part 2 is to be completed by the lead agency. Part 2 is designed to help the lead agency inventory all potential resources that could be affected by a proposed project or action. We recognize that the lead agency's reviewer(s) will not necessarily be environmental professionals. So, the questions are designed to walk a reviewer through the assessment process by providing a series of questions that can be answered using the information found in Part 1. To further assist the lead agency in completing Part 2, the form identifies the most relevant questions in Part 1 that will provide the information needed to answer the Part 2 question. When Part 2 is completed, the lead agency will have identified the relevant environmental areas that may be impacted by the proposed activity.

If the lead agency is a state agency and the action is in any Coastal Area, complete the Coastal Assessment Form before proceeding with this assessment.

Tips for completing Part 2:

- Review all of the information provided in Part 1.
- Review any application, maps, supporting materials and the Full EAF Workbook.
- Answer each of the 18 questions in Part 2.
- If you answer "Yes" to a numbered question, please complete all the questions that follow in that section.
- If you answer "No" to a numbered question, move on to the next numbered question.
- Check appropriate column to indicate the anticipated size of the impact.
- Proposed projects that would exceed a numeric threshold contained in a question should result in the reviewing agency checking the box "Moderate to large impact may occur."
- The reviewer is not expected to be an expert in environmental analysis.
- If you are not sure or undecided about the size of an impact, it may help to review the sub-questions for the general question and consult the workbook.
- When answering a question consider all components of the proposed activity, that is, the "whole action".
- Consider the possibility for long-term and cumulative impacts as well as direct impacts.
- Answer the question in a reasonable manner considering the scale and context of the project.

1. Impact on Land			
Proposed action may involve construction on, or physical alteration of, the land surface of the proposed site. (See Part 1. D.1)		<input checked="" type="checkbox"/> NO	<input type="checkbox"/> YES
<i>If "Yes", answer questions a - j. If "No", move on to Section 2.</i>			
	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may involve construction on land where depth to water table is less than 3 feet.	E2d	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may involve construction on slopes of 15% or greater.	E2f	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may involve construction on land where bedrock is exposed, or generally within 5 feet of existing ground surface.	E2a	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may involve the excavation and removal of more than 1,000 tons of natural material.	D2a	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may involve construction that continues for more than one year or in multiple phases.	D1e	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action may result in increased erosion, whether from physical disturbance or vegetation removal (including from treatment by herbicides).	D2e, D2q	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed action is, or may be, located within a Coastal Erosion hazard area.	B1i	<input type="checkbox"/>	<input type="checkbox"/>
h. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

2. Impact on Geological Features
 The proposed action may result in the modification or destruction of, or inhibit access to, any unique or unusual land forms on the site (e.g., cliffs, dunes, minerals, fossils, caves). (See Part 1. E.2.g) NO YES
If "Yes", answer questions a - c. If "No", move on to Section 3.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Identify the specific land form(s) attached: _____ _____	E2g	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may affect or is adjacent to a geological feature listed as a registered National Natural Landmark. Specific feature: _____	E3c	<input type="checkbox"/>	<input type="checkbox"/>
c. Other impacts: _____ _____		<input type="checkbox"/>	<input type="checkbox"/>

3. Impacts on Surface Water
 The proposed action may affect one or more wetlands or other surface water bodies (e.g., streams, rivers, ponds or lakes). (See Part 1. D.2, E.2.h) NO YES
If "Yes", answer questions a - l. If "No", move on to Section 4.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may create a new water body.	D2b, D1h	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in an increase or decrease of over 10% or more than a 10 acre increase or decrease in the surface area of any body of water.	D2b	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may involve dredging more than 100 cubic yards of material from a wetland or water body.	D2a	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may involve construction within or adjoining a freshwater or tidal wetland, or in the bed or banks of any other water body.	E2h	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may create turbidity in a waterbody, either from upland erosion, runoff or by disturbing bottom sediments.	D2a, D2h	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action may include construction of one or more intake(s) for withdrawal of water from surface water.	D2c	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed action may include construction of one or more outfall(s) for discharge of wastewater to surface water(s).	D2d	<input type="checkbox"/>	<input type="checkbox"/>
h. The proposed action may cause soil erosion, or otherwise create a source of stormwater discharge that may lead to siltation or other degradation of receiving water bodies.	D2e	<input type="checkbox"/>	<input type="checkbox"/>
i. The proposed action may affect the water quality of any water bodies within or downstream of the site of the proposed action.	E2h	<input type="checkbox"/>	<input type="checkbox"/>
j. The proposed action may involve the application of pesticides or herbicides in or around any water body.	D2q, E2h	<input type="checkbox"/>	<input type="checkbox"/>
k. The proposed action may require the construction of new, or expansion of existing, wastewater treatment facilities.	D1a, D2d	<input type="checkbox"/>	<input type="checkbox"/>

I. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>
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4. Impact on groundwater
 The proposed action may result in new or additional use of ground water, or may have the potential to introduce contaminants to ground water or an aquifer.
 (See Part 1. D.2.a, D.2.c, D.2.d, D.2.p, D.2.q, D.2.t)
 If "Yes", answer questions a - h. If "No", move on to Section 5.

NO YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may require new water supply wells, or create additional demand on supplies from existing water supply wells.	D2c	<input type="checkbox"/>	<input type="checkbox"/>
b. Water supply demand from the proposed action may exceed safe and sustainable withdrawal capacity rate of the local supply or aquifer. Cite Source: _____	D2c	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may allow or result in residential uses in areas without water and sewer services.	D1a, D2c	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may include or require wastewater discharged to groundwater.	D2d, E2l	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may result in the construction of water supply wells in locations where groundwater is, or is suspected to be, contaminated.	D2c, E1f, E1g, E1h	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action may require the bulk storage of petroleum or chemical products over ground water or an aquifer.	D2p, E2l	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed action may involve the commercial application of pesticides within 100 feet of potable drinking water or irrigation sources.	E2h, D2q, E2l, D2c	<input type="checkbox"/>	<input type="checkbox"/>
h. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

5. Impact on Flooding
 The proposed action may result in development on lands subject to flooding.
 (See Part 1. E.2)
 If "Yes", answer questions a - g. If "No", move on to Section 6.

NO YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in development in a designated floodway.	E2i	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in development within a 100 year floodplain.	E2j	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may result in development within a 500 year floodplain.	E2k	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may result in, or require, modification of existing drainage patterns.	D2b, D2e	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may change flood water flows that contribute to flooding.	D2b, E2i, E2j, E2k	<input type="checkbox"/>	<input type="checkbox"/>
f. If there is a dam located on the site of the proposed action, is the dam in need of repair, or upgrade?	E1e	<input type="checkbox"/>	<input type="checkbox"/>

g. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>
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6. Impacts on Air The proposed action may include a state regulated air emission source. <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES (See Part 1. D.2.f., D.2.h., D.2.g) If "Yes", answer questions a - f. If "No", move on to Section 7.			
	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. If the proposed action requires federal or state air emission permits, the action may also emit one or more greenhouse gases at or above the following levels: i. More than 1000 tons/year of carbon dioxide (CO ₂) ii. More than 3.5 tons/year of nitrous oxide (N ₂ O) iii. More than 1000 tons/year of carbon equivalent of perfluorocarbons (PFCs) iv. More than .045 tons/year of sulfur hexafluoride (SF ₆) v. More than 1000 tons/year of carbon dioxide equivalent of hydrochloroflourocarbons (HFCs) emissions vi. 43 tons/year or more of methane	D2g D2g D2g D2g D2g D2h	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
b. The proposed action may generate 10 tons/year or more of any one designated hazardous air pollutant, or 25 tons/year or more of any combination of such hazardous air pollutants.	D2g	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may require a state air registration, or may produce an emissions rate of total contaminants that may exceed 5 lbs. per hour, or may include a heat source capable of producing more than 10 million BTU's per hour.	D2f, D2g	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may reach 50% of any of the thresholds in "a" through "c", above.	D2g	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may result in the combustion or thermal treatment of more than 1 ton of refuse per hour.	D2s	<input type="checkbox"/>	<input type="checkbox"/>
f. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

7. Impact on Plants and Animals The proposed action may result in a loss of flora or fauna. (See Part 1. E.2. m.-q.) <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES If "Yes", answer questions a - j. If "No", move on to Section 8.			
	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may cause reduction in population or loss of individuals of any threatened or endangered species, as listed by New York State or the Federal government, that use the site, or are found on, over, or near the site.	E2o	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in a reduction or degradation of any habitat used by any rare, threatened or endangered species, as listed by New York State or the federal government.	E2o	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may cause reduction in population, or loss of individuals, of any species of special concern or conservation need, as listed by New York State or the Federal government, that use the site, or are found on, over, or near the site.	E2p	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may result in a reduction or degradation of any habitat used by any species of special concern and conservation need, as listed by New York State or the Federal government.	E2p	<input type="checkbox"/>	<input type="checkbox"/>

e. The proposed action may diminish the capacity of a registered National Natural Landmark to support the biological community it was established to protect.	E3c	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action may result in the removal of, or ground disturbance in, any portion of a designated significant natural community. Source: _____	E2n	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed action may substantially interfere with nesting/breeding, foraging, or over-wintering habitat for the predominant species that occupy or use the project site.	E2m	<input type="checkbox"/>	<input type="checkbox"/>
h. The proposed action requires the conversion of more than 10 acres of forest, grassland or any other regionally or locally important habitat. Habitat type & information source: _____	E1b	<input type="checkbox"/>	<input type="checkbox"/>
i. Proposed action (commercial, industrial or recreational projects, only) involves use of herbicides or pesticides.	D2q	<input type="checkbox"/>	<input type="checkbox"/>
j. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

8. Impact on Agricultural Resources			
The proposed action may impact agricultural resources. (See Part 1. E.3.a. and b.)		<input checked="" type="checkbox"/> NO	<input type="checkbox"/> YES
<i>If "Yes", answer questions a - h. If "No", move on to Section 9.</i>			
	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may impact soil classified within soil group 1 through 4 of the NYS Land Classification System.	E2c, E3b	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may sever, cross or otherwise limit access to agricultural land (includes cropland, hayfields, pasture, vineyard, orchard, etc).	E1a, E1b	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may result in the excavation or compaction of the soil profile of active agricultural land.	E3b	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may irreversibly convert agricultural land to non-agricultural uses, either more than 2.5 acres if located in an Agricultural District, or more than 10 acres if not within an Agricultural District.	E1b, E3a	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may disrupt or prevent installation of an agricultural land management system.	E1 a, E1b	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action may result, directly or indirectly, in increased development potential or pressure on farmland.	C2c, C3, D2c, D2d	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed project is not consistent with the adopted municipal Farmland Protection Plan.	C2c	<input type="checkbox"/>	<input type="checkbox"/>
h. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

9. Impact on Aesthetic Resources The land use of the proposed action are obviously different from, or are in sharp contrast to, current land use patterns between the proposed project and a scenic or aesthetic resource. (Part 1. E.1.a, E.1.b, E.3.h.) <i>If "Yes", answer questions a - g. If "No", go to Section 10.</i>			
		<input checked="" type="checkbox"/> NO	<input type="checkbox"/> YES
	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Proposed action may be visible from any officially designated federal, state, or local scenic or aesthetic resource.	E3h	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in the obstruction, elimination or significant screening of one or more officially designated scenic views.	E3h, C2b	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may be visible from publicly accessible vantage points: i. Seasonally (e.g., screened by summer foliage, but visible during other seasons) ii. Year round	E3h	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
d. The situation or activity in which viewers are engaged while viewing the proposed action is: i. Routine travel by residents, including travel to and from work ii. Recreational or tourism based activities	E3h E2q, E1c	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
e. The proposed action may cause a diminishment of the public enjoyment and appreciation of the designated aesthetic resource.	E3h	<input type="checkbox"/>	<input type="checkbox"/>
f. There are similar projects visible within the following distance of the proposed project: 0-1/2 mile 1/2 -3 mile 3-5 mile 5+ mile	D1a, E1a, D1f, D1g	<input type="checkbox"/>	<input type="checkbox"/>
g. Other impacts: _____ _____		<input type="checkbox"/>	<input type="checkbox"/>

10. Impact on Historic and Archeological Resources The proposed action may occur in or adjacent to a historic or archaeological resource. (Part 1. E.3.e, f. and g.) <i>If "Yes", answer questions a - e. If "No", go to Section 11.</i>			
		<input checked="" type="checkbox"/> NO	<input type="checkbox"/> YES
	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may occur wholly or partially within, or substantially contiguous to, any buildings, archaeological site or district which is listed on or has been nominated by the NYS Board of Historic Preservation for inclusion on the State or National Register of Historic Places.	E3e	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may occur wholly or partially within, or substantially contiguous to, an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory.	E3f	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may occur wholly or partially within, or substantially contiguous to, an archaeological site not included on the NY SHPO inventory. Source: _____	E3g	<input type="checkbox"/>	<input type="checkbox"/>

d. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>
If any of the above (a-d) are answered "Moderate to large impact may occur", continue with the following questions to help support conclusions in Part 3:			
i. The proposed action may result in the destruction or alteration of all or part of the site or property.	E3e, E3g, E3f	<input type="checkbox"/>	<input type="checkbox"/>
ii. The proposed action may result in the alteration of the property's setting or integrity.	E3e, E3f, E3g, E1a, E1b	<input type="checkbox"/>	<input type="checkbox"/>
iii. The proposed action may result in the introduction of visual elements which are out of character with the site or property, or may alter its setting.	E3e, E3f, E3g, E3h, C2, C3	<input type="checkbox"/>	<input type="checkbox"/>

11. Impact on Open Space and Recreation

The proposed action may result in a loss of recreational opportunities or a reduction of an open space resource as designated in any adopted municipal open space plan.

(See Part 1. C.2.c, E.1.c., E.2.q.)

If "Yes", answer questions a - e. If "No", go to Section 12.

NO

YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in an impairment of natural functions, or "ecosystem services", provided by an undeveloped area, including but not limited to stormwater storage, nutrient cycling, wildlife habitat.	D2e, E1b, E2h, E2m, E2o, E2n, E2p	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in the loss of a current or future recreational resource.	C2a, E1c, C2c, E2q	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may eliminate open space or recreational resource in an area with few such resources.	C2a, C2c, E1c, E2q	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may result in loss of an area now used informally by the community as an open space resource.	C2c, E1c	<input type="checkbox"/>	<input type="checkbox"/>
e. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

12. Impact on Critical Environmental Areas

The proposed action may be located within or adjacent to a critical environmental area (CEA). (See Part 1. E.3.d)

If "Yes", answer questions a - c. If "No", go to Section 13.

NO

YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in a reduction in the quantity of the resource or characteristic which was the basis for designation of the CEA.	E3d	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in a reduction in the quality of the resource or characteristic which was the basis for designation of the CEA.	E3d	<input type="checkbox"/>	<input type="checkbox"/>
c. Other impacts: _____		<input type="checkbox"/>	<input type="checkbox"/>

13. Impact on Transportation
 The proposed action may result in a change to existing transportation systems. NO YES
 (See Part 1. D.2.j)
 If "Yes", answer questions a - f. If "No", go to Section 14.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Projected traffic increase may exceed capacity of existing road network.	D2j	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in the construction of paved parking area for 500 or more vehicles.	D2j	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action will degrade existing transit access.	D2j	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action will degrade existing pedestrian or bicycle accommodations.	D2j	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may alter the present pattern of movement of people or goods.	D2j	<input type="checkbox"/>	<input type="checkbox"/>
f. Other impacts: _____ _____		<input type="checkbox"/>	<input type="checkbox"/>

14. Impact on Energy
 The proposed action may cause an increase in the use of any form of energy. NO YES
 (See Part 1. D.2.k)
 If "Yes", answer questions a - e. If "No", go to Section 15.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action will require a new, or an upgrade to an existing, substation.	D2k	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action will require the creation or extension of an energy transmission or supply system to serve more than 50 single or two-family residences or to serve a commercial or industrial use.	D1f, D1q, D2k	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may utilize more than 2,500 MWhrs per year of electricity.	D2k	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may involve heating and/or cooling of more than 100,000 square feet of building area when completed.	D1g	<input type="checkbox"/>	<input type="checkbox"/>
e. Other Impacts: _____ _____			

15. Impact on Noise, Odor, and Light
 The proposed action may result in an increase in noise, odors, or outdoor lighting. NO YES
 (See Part 1. D.2.m., n., and o.)
 If "Yes", answer questions a - f. If "No", go to Section 16.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may produce sound above noise levels established by local regulation.	D2m	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may result in blasting within 1,500 feet of any residence, hospital, school, licensed day care center, or nursing home.	D2m, E1d	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may result in routine odors for more than one hour per day.	D2o	<input type="checkbox"/>	<input type="checkbox"/>

d. The proposed action may result in light shining onto adjoining properties.	D2n	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may result in lighting creating sky-glow brighter than existing area conditions.	D2n, E1a	<input type="checkbox"/>	<input type="checkbox"/>
f. Other impacts: _____ _____		<input type="checkbox"/>	<input type="checkbox"/>

16. Impact on Human Health

The proposed action may have an impact on human health from exposure to new or existing sources of contaminants. (See Part 1.D.2.q., E.1. d. f. g. and h.)

NO

YES

If "Yes", answer questions a - m. If "No", go to Section 17.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action is located within 1500 feet of a school, hospital, licensed day care center, group home, nursing home or retirement community.	E1d	<input type="checkbox"/>	<input type="checkbox"/>
b. The site of the proposed action is currently undergoing remediation.	E1g, E1h	<input type="checkbox"/>	<input type="checkbox"/>
c. There is a completed emergency spill remediation, or a completed environmental site remediation on, or adjacent to, the site of the proposed action.	E1g, E1h	<input type="checkbox"/>	<input type="checkbox"/>
d. The site of the action is subject to an institutional control limiting the use of the property (e.g., easement or deed restriction).	E1g, E1h	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may affect institutional control measures that were put in place to ensure that the site remains protective of the environment and human health.	E1g, E1h	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action has adequate control measures in place to ensure that future generation, treatment and/or disposal of hazardous wastes will be protective of the environment and human health.	D2t	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed action involves construction or modification of a solid waste management facility.	D2q, E1f	<input type="checkbox"/>	<input type="checkbox"/>
h. The proposed action may result in the unearthing of solid or hazardous waste.	D2q, E1f	<input type="checkbox"/>	<input type="checkbox"/>
i. The proposed action may result in an increase in the rate of disposal, or processing, of solid waste.	D2r, D2s	<input type="checkbox"/>	<input type="checkbox"/>
j. The proposed action may result in excavation or other disturbance within 2000 feet of a site used for the disposal of solid or hazardous waste.	E1f, E1g E1h	<input type="checkbox"/>	<input type="checkbox"/>
k. The proposed action may result in the migration of explosive gases from a landfill site to adjacent off site structures.	E1f, E1g	<input type="checkbox"/>	<input type="checkbox"/>
l. The proposed action may result in the release of contaminated leachate from the project site.	D2s, E1f, D2r	<input type="checkbox"/>	<input type="checkbox"/>
m. Other impacts: _____ _____			

17. Consistency with Community Plans
 The proposed action is not consistent with adopted land use plans. NO YES
 (See Part 1. C.1, C.2, and C.3.)
 If "Yes", answer questions a - h. If "No", go to Section 18.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action's land use components may be different from, or in sharp contrast to, current surrounding land use pattern(s).	C2, C3, D1a E1a, E1b	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action will cause the permanent population of the city, town or village in which the project is located to grow by more than 5%.	C2	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action is inconsistent with local land use plans or zoning regulations.	C2, C2, C3	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action is inconsistent with any County plans, or other regional land use plans.	C2, C2	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action may cause a change in the density of development that is not supported by existing infrastructure or is distant from existing infrastructure.	C3, D1c, D1d, D1f, D1d, E1b	<input type="checkbox"/>	<input type="checkbox"/>
f. The proposed action is located in an area characterized by low density development that will require new or expanded public infrastructure.	C4, D2c, D2d D2j	<input type="checkbox"/>	<input type="checkbox"/>
g. The proposed action may induce secondary development impacts (e.g., residential or commercial development not included in the proposed action)	C2a	<input type="checkbox"/>	<input type="checkbox"/>
h. Other: _____ _____		<input type="checkbox"/>	<input type="checkbox"/>

18. Consistency with Community Character
 The proposed project is inconsistent with the existing community character. NO YES
 (See Part 1. C.2, C.3, D.2, E.3)
 If "Yes", answer questions a - g. If "No", proceed to Part 3.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may replace or eliminate existing facilities, structures, or areas of historic importance to the community.	E3e, E3f, E3g	<input type="checkbox"/>	<input type="checkbox"/>
b. The proposed action may create a demand for additional community services (e.g. schools, police and fire)	C4	<input type="checkbox"/>	<input type="checkbox"/>
c. The proposed action may displace affordable or low-income housing in an area where there is a shortage of such housing.	C2, C3, D1f D1g, E1a	<input type="checkbox"/>	<input type="checkbox"/>
d. The proposed action may interfere with the use or enjoyment of officially recognized or designated public resources.	C2, E3	<input type="checkbox"/>	<input type="checkbox"/>
e. The proposed action is inconsistent with the predominant architectural scale and character.	C2, C3	<input type="checkbox"/>	<input type="checkbox"/>
f. Proposed action is inconsistent with the character of the existing natural landscape.	C2, C3 E1a, E1b E2g, E2h	<input type="checkbox"/>	<input type="checkbox"/>
g. Other impacts: _____ _____		<input type="checkbox"/>	<input type="checkbox"/>

PRINT FULL FORM

**Full Environmental Assessment Form
Part 3 - Evaluation of the Magnitude and Importance of Project Impacts
and
Determination of Significance**

Part 3 provides the reasons in support of the determination of significance. The lead agency must complete Part 3 for every question in Part 2 where the impact has been identified as potentially moderate to large or where there is a need to explain why a particular element of the proposed action will not, or may, result in a significant adverse environmental impact.

Based on the analysis in Part 3, the lead agency must decide whether to require an environmental impact statement to further assess the proposed action or whether available information is sufficient for the lead agency to conclude that the proposed action will not have a significant adverse environmental impact. By completing the certification on the next page, the lead agency can complete its determination of significance.

Reasons Supporting This Determination:

To complete this section:

- Identify the impact based on the Part 2 responses and describe its magnitude. Magnitude considers factors such as severity, size or extent of an impact.
- Assess the importance of the impact. Importance relates to the geographic scope, duration, probability of the impact occurring, number of people affected by the impact and any additional environmental consequences if the impact were to occur.
- The assessment should take into consideration any design element or project changes.
- Repeat this process for each Part 2 question where the impact has been identified as potentially moderate to large or where there is a need to explain why a particular element of the proposed action will not, or may, result in a significant adverse environmental impact.
- Provide the reason(s) why the impact may, or will not, result in a significant adverse environmental impact
- For Conditional Negative Declarations identify the specific condition(s) imposed that will modify the proposed action so that no significant adverse environmental impacts will result.
- Attach additional sheets, as needed.

In consideration of the following, the Planning Board finds that this zoning amendment will result in little or no negative environmental impact:

- SEQRA EAF Part I
- Town of Plattsburgh Zoning Ordinance -Amendment Research dated March 2, 2026
- Clinton County Planning Board Decision 19-26 dated March 4, 2026
- Findings and Recommendations Report of The Planning Board dated March 17, 2026
- Public Hearing Comments made on March 5, 2026
- SEQRA EAF Part II and III

Determination of Significance - Type 1 and Unlisted Actions

SEQR Status: Type 1 Unlisted

Identify portions of EAF completed for this Project: Part 1 Part 2 Part 3

Upon review of the information recorded on this EAF, as noted, plus this additional support information
See materials listed in the EAF Part III

and considering both the magnitude and importance of each identified potential impact, it is the conclusion of the
Town of Plattsburgh- Town Board as lead agency that:

- A. This project will result in no significant adverse impacts on the environment, and, therefore, an environmental impact statement need not be prepared. Accordingly, this negative declaration is issued.
- B. Although this project could have a significant adverse impact on the environment, that impact will be avoided or substantially mitigated because of the following conditions which will be required by the lead agency:

There will, therefore, be no significant adverse impacts from the project as conditioned, and, therefore, this conditioned negative declaration is issued. A conditioned negative declaration may be used only for UNLISTED actions (see 6 NYCRR 617.d).

- C. This Project may result in one or more significant adverse impacts on the environment, and an environmental impact statement must be prepared to further assess the impact(s) and possible mitigation and to explore alternatives to avoid or reduce those impacts. Accordingly, this positive declaration is issued.

Name of Action: Town Zoning Ordinance Amendments 2026

Name of Lead Agency: Town of PlattsburghTown Board

Name of Responsible Officer in Lead Agency: Charles Kostyk

Title of Responsible Officer: Supervisor

Signature of Responsible Officer in Lead Agency: Date:

Signature of Preparer (if different from Responsible Officer) Date: 3/26/2026

For Further Information:

Contact Person: Trevor Cole, AICP
Address: 151 Banker Road Plattsburgh, NY 12901
Telephone Number: (518) 562-6850
E-mail: trevorc@townofplattsburgh.org

For Type 1 Actions and Conditioned Negative Declarations, a copy of this Notice is sent to:

Chief Executive Officer of the political subdivision in which the action will be principally located (e.g., Town / City / Village of)
Other involved agencies (if any)
Applicant (if any)
Environmental Notice Bulletin: <http://www.dec.ny.gov/enb/enb.html>

TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026

Resolution No. 026-097

Public Use Zoning Amendment

WHEREAS, after thorough consideration and deliberation, the Town Board proposes to make the following amendment to the Town Zoning Ordinance:

Amending Public Building/Use with the following definition.

PUBLIC BUILDING/USE – A building or structure used for public purposes by any department or branch of town, county, state or federal government including parks, libraries, museums, offices, courts, post offices, municipal infrastructure, police and sheriff sub-stations, and rescue or fire stations. This definition does not include correctional facilities or facilities for the detention, confinement, treatment, or rehabilitation of persons arrested or convicted for the violation of civil or criminal law.

Adding a new definition for Correctional Facility as follows:

CORRECTIONAL FACILITY- Publicly or privately operated facility for the detention, confinement, treatment, or rehabilitation of persons arrested or convicted for the violation of civil or criminal law. Inmates and detainees are under 24-hour supervision by professionals, except when on approved leave. If the use otherwise complies with this definition, a correctional facility may include, by way of illustration, a prison, jail, juvenile detention facility, customs and immigration detention facility, or probation center.

Amending the Schedule A Use Table to allow Public Building/Use in the following districts subject to Site Plan Review: R2, R5, NC, I, A1, A2, C, SC, T6, T5, T4, T3C, SD

Amending the Schedule A Use Table to include Correctional Facilities and to allow them in the following district subject to Special Use Permit: Industrial (I)

WHEREAS, at its regularly scheduled meeting on January 15th, 2026 the Town Board of the Town of Plattsburgh (the “Town Board”) adopted resolution 026-026 instructing the Town Planning and Community Development Department to conduct research and make recommendations regarding standardized definitions for Public Building/Use and their permitted locations; and

WHEREAS, pursuant to Article XIII, Section 13.3 of the Town of Plattsburgh Zoning Ordinance, all proposed zoning amendments originating by petition or by motion shall be referred to the Town of Plattsburgh Planning Board (the “Planning Board”) for a report and recommendation thereon; and

WHEREAS, the Planning Board did submit its report to the Town Board within forty five (45) days of receipt of such referral in accordance with the provisions of said Zoning Ordinance; and

WHEREAS, the Town board considered the Zoning Amendment and the recommendations contained in the report of the Planning Board and found merit in the consideration of a zoning amendment; and

WHEREAS, pursuant to Article XVII, Section 17.4 of the Town Zoning Ordinance and Section 264 and 265 of New York Town Law shall refer a full statement of the Zoning Amendment and map to the Clinton County Planning Board

WHEREAS, the Clinton County Planning Board was provided a copy of the proposed Zoning Amendment, and did, by a 7-2 vote on March 4th, 2026, approve the General Municipal Law Section 239-m referral number 19-26 without comment; and

WHEREAS, the Town Board duly called for a public hearing for the consideration of the aforesaid amendment and gave due notice thereof as required by law; and

WHEREAS, said public hearing was held by this Town Board at the Town Hall at 151 Banker Road, Plattsburgh, New York, on March 5th, 2026 at 6:05 P.M. ; at which time the proposed Zoning Ordinance amendment and SEQRA materials were available;

WHEREAS, on March 17th, 2026 the Town of Plattsburgh Planning Board by a vote of 6-0 via resolution #26-24 adopted their Findings and Recommendations Report to be submitted for review and acceptance by the Town Board; and

WHEREAS, on March 19th, 2026 the Findings and Recommendations Report of the Planning Board was received and accepted by the Town Board via resolution #026-088;

WHEREAS, the Town Board has previously declared the zoning map amendments to be a Type I Action and a coordinated review was conducted; and

WHEREAS, the Town Board via Resolution Number 026-096 issued a negative declaration of environmental significance under SEQRA for the proposed zoning map amendment listed above; and

WHEREAS, after review and discussion of the following:

- Planning Board Report and Recommendations dated March 17th, 2026
- The review of part 1 and the completion of parts 2 and 3 of the EAF Long Form (herein SEQRA documentation)
- Comments made at the public hearing on March 5th, 2026
- Written public comments submitted to the Town in absentia
- Staff Review and Recommendation dated March 2nd, 2026
- Negative Declaration of Environmental Significance dated April 2nd, 2026



- Review of other related materials,

It is the opinion of the members of the Town Board that the best interests of the Town of Plattsburgh will be served by the adoption of certain said amendments; and

The proposed amendments are in conformance with the Town's "Master Plan" for the reason's set forth:

The proposed amendments appear to more closely align permitted uses and their definitions with the descriptions of the Town's zoning districts. Importantly, the proposed amendments represent an overall reduction in the potential for development of Public Buildings/Uses in the Town. It would now also be made explicit that Correctional Facilities could only be permitted in the I-Industrial district. Specifically worth noting, large institutional scale uses and structures (like museums, and correctional facilities) would no longer be permitted in the LC, R1, R3, and R4 districts, therefore preserving the rural and residential character for which they were designed. Town currently hosts only one facility that falls under this definition of Correctional Facility, the Clinton County Sheriff's Department (and Jail). This facility is located in the Industrial (I) district and would remain a conforming use per this proposed amendment.

For these reasons, the Town Board finds the consideration of these zoning amendments to reflect the purpose and intent of the collective Town "Master Plan."

NOW THEREFORE BE IT, RESOLVED, that the Zoning Map of the Town of Plattsburgh be amended as follows:

Amending Public Building/Use with the following definition.

PUBLIC BUILDING/USE – A building or structure used for public purposes by any department or branch of town, county, state or federal government including parks, libraries, museums, offices, courts, post offices, municipal infrastructure, police and sheriff sub-stations, and rescue or fire stations. This definition does not include correctional facilities or facilities for the detention, confinement, treatment, or rehabilitation of persons arrested or convicted for the violation of civil or criminal law.

Adding a new definition for Correctional Facility as follows:

CORRECTIONAL FACILITY- Publicly or privately operated facility for the detention, confinement, treatment, or rehabilitation of persons arrested or convicted for the violation of civil or criminal law. Inmates and detainees are under 24-hour supervision by professionals, except when on approved leave. If the use otherwise complies with this definition, a correctional facility may include, by way of illustration, a prison, jail, juvenile detention facility, customs and immigration detention facility, or probation center.

Amending the Schedule A Use Table to allow Public Building/Use in the following districts subject to Site Plan Review: R2, R5, NC, I, A1, A2, C, SC, T6, T5, T4, T3C, SD



*Amending the Schedule A Use Table to include Correctional Facilities and to allow them in the following district subject to Special Use Permit: Industrial (I)
; and be it further*

RESOLVED, that said amendments be entered in the minutes of the meeting of the Town Board of the Town of Plattsburgh, held on the 2nd day of April, 2026; and be it further

RESOLVED, in accordance with section 264 and 265 of Town Law, a copy, summary or abstract of the amendments (exclusive of any map) shall be published in the PRESS REPUBLICAN, a newspaper published in the town and that affidavits of publication thereof shall be later filed with the Town Clerk; and be it further

RESOLVED, that the amendments shall be effective as provided by and in accordance with section 265 of the Town Law; and be it further

RESOLVED, that a copy of this Resolution be given to the Town Clerk, Zoning Department and Planning Department.

Motion: Ms. Isabella

Seconded by: Mr. Bosley

Discussion: None

Roll Call:

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u> YES	<u>TABLED</u>
Thomas E. Wood			X		
Dana M. Isabella	X				
Daniel A. Bosley	X				
Hona M. Kelting	X				
Charles A. Kostyk	X				

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

Resolution No. 026-098

**Resolution Authorizing Adoption of Local
Law No. 2 of 2026 – Imposing a Six-
month Moratorium of Applications for
Battery-Based Energy Storage Systems**

WHEREAS, a resolution was duly adopted by the Town Board of the Town of Plattsburgh for a public hearing to be held by said Governing Body on April 2nd, 2026 at 6:05pm at the Town of Plattsburgh, 151 Banker Road, Plattsburgh New York to hear all interested parties on a proposed Local Law entitled Local Law No. 2 of 2026 – Imposing a six-month Moratorium of Applications for Battery-Based Energy Storage Systems; and

WHEREAS, notice of said public hearing was duly advertised in the Press Republican, the official newspaper of said Town, on March 24, 2026; and

WHEREAS, said public hearing was duly held on April 2nd, 2026 at 6:05pm at 151 Banker Road, Plattsburgh, New York and all parties in attendance were permitted an opportunity to speak on behalf of or in opposition to said Proposed Local Law, or any part thereof; and

WHEREAS, pursuant to part 617 of the implementing regulations pertaining to article 8 State Environmental Quality Review Act (SEQRA) it has been determined by the Town Board of the Town of Plattsburgh that this is a Type II action and no further review will be and could be processed by other applicable governmental agencies without further regard to SEQRA; and

WHEREAS, the Town Board of the Town of Plattsburgh, after due deliberation, finds it in the best interest of said Town to adopt said Local Law; therefore, be it

RESOLVED, that the Town Board of the Town of Plattsburgh hereby adopts said Local Law No. 2 of 2026 entitled a Local Law Imposing a six-month Moratorium of Applications for Battery-Based Energy Storage Systems, a copy of which is attached hereto and made a part of this resolution; and be it further

RESOLVED, that the Town Clerk be, and he hereby is, directed to enter said Local Law in the minutes of this meeting and in the Local Law Book of the Town of Plattsburgh, and to give due notice of the adoption of said Local Law to the Secretary of State of New York.



Motion: Ms. Kelting

Seconded by: Ms. Isabella

Discussion: Mr. Kostyk – This is an extension of our existing moratorium. We anticipate having the local law in place well within the sixth month timeframe.

	<u>YES</u>	<u>NO</u>	<u>ABSENT</u>	<u>CARRIED</u>	<u>TABLED</u>
Thomas E. Wood			X	YES	
Dana M. Isabella	X				
Daniel A. Bosley	X				
Ilona M. Kelting	X				
Charles A. Kostyk	X				



LOCAL LAW NO. 2 of 2026

A Local Law imposing a moratorium on new applications for Battery Energy Storage Systems.

Section 1. Title

This Local Law shall be referred to as the “Local Law Imposing a Six-Month Moratorium of Applications for Battery-Based Energy Storage Systems”

Section 2. Purpose and Intent

Pursuant to the statutory powers vested in the Town of Plattsburgh to regulate and control land use and to protect the health, safety and welfare of its residents, the Town of Plattsburgh hereby declares a twelve-month moratorium on applications for Battery-Based Energy Storage Systems (BESS), also known as “Battery Farms”, and includes any Battery-Based Energy Storage System proposed as part of, or appurtenant to, a proposed or existing energy generation facility.

The Town of Plattsburgh has steadily received a significant number of applications for the construction of Tier 3 Solar Energy Facilities. Research into related developments in other areas of New York State has shown that battery-based energy storage facilities are often located near or within solar projects. The Town currently has no regulation for battery-based energy storage facilities.

The Integration of these commercial facilities, specifically within R2 Residential & R5 Residential zones within the Town emphasizes the need for suitable siting, land use and zoning standards and controls to mitigate any potential negative impacts. Particularly, the Town would like to examine the siting of these facilities in areas where public water and sewer infrastructure are present but unutilized by such projects, thus decreasing the return on investment of this important public infrastructure.

The Town has received letters from District #3 Fire Department, Morrisonville Fire Department, Cadyville Fire Department, and South Plattsburgh Fire Department requesting that the Town adopt another 12-month moratorium for BESS due to concerns related to battery-related fires across New York State and the lack of protocol and training provided to local fire departments for responding to these fires.

The Town of Plattsburgh desires to address, in a careful manner, the establishment, placement, or construction of Battery-Based Energy Storage Systems on a comprehensive Town-wide basis, rather than on an ad hoc basis, and to adopt provisions to specifically regulate the same. The Town would also like to see a greater effort on the part of New York State to ensure the safety and fire protection of these systems.

Section 3. Scope of Controls

A. During the effective period of this Local Law:

1. The Town of Plattsburgh shall not grant any approvals that would have as the result the establishment, placement, construction, or erection of any new Battery-Based Energy Storage Systems within the Town of Plattsburgh.
2. The Town of Plattsburgh Planning Board shall not grant any preliminary or final approval to a subdivision plat, site plan, special use permit or other permit that would have as a result the establishment, placement, construction or erection of any new Battery-Based Energy Storage Systems within the Town of Plattsburgh.
3. The Town of Plattsburgh Zoning Board of Appeals shall not grant any variance or other permit for any use that would result in the establishment, placement, construction, or erection of any new Battery-Based Energy Storage Systems within the Town of Plattsburgh.
4. The Building Inspector/Code Enforcement Officer of the Town of Plattsburgh shall not issue any permit that would result in the establishment, placement, construction, or erection of any new Battery-Based Energy Storage Systems within the Town of Plattsburgh.

- B. The Town of Plattsburgh reserves the right to direct the Town of Plattsburgh Building Inspector/Code Enforcement Officer to revoke or rescind any building permits or certifications or occupancy issued in violation of this Local Law.**

Section 4. Consideration of New Applications

No applications for construction submitted after the adoption of this Local Law, affected by this Local Law or for approvals for a site plan, subdivision, variance, special use permit or

other permits shall be considered by any board officer or agency of the Town of Plattsburgh while this moratorium imposed by this Local Law is in effect.

Section 5. Term

The moratorium imposed by this Local Law shall be in effect for a period of six months from the effective date of this Local Law (April 2nd, 2026 until October 2nd, 2026).

Section 6. Penalties

Any person, firm or corporation that shall establish, place, construct, enlarge or erect any Battery-Based Energy Storage System in violation of the provisions of this Local Law or shall otherwise violate any of the provisions of this Local Law shall be subject to:

- A. Such penalties as may otherwise be provided by applicable local laws, ordinances, rules or regulations of the Town of Plattsburgh; and
- B. Injunctive relief in favor of the Town of Plattsburgh to cease any and all such actions which conflict with this Local Law and, if necessary, to remove any construction that may have taken place in violation of this Local Law.

Section 7. Validity

The invalidity of any provision of this Local Law shall not affect the validity of any other provision of this Local Law that can be given effect without such invalid provision.

Section 8. Hardship

- A. Should any owner of property affected by this Local Law suffer an unnecessary hardship in the way of carrying out the strict letter of this Local Law, then the owner of said property may apply to the Town of Plattsburgh in writing for a variation from strict compliance with this Local Law upon submission of proof of such unnecessary hardship. For the purposes of this Local Law, unnecessary hardship shall not be the mere delay in being permitted to make an application or waiting for a decision on the application for a variance, special permit, site plan, subdivision, or other permit during the term of the moratorium imposed by this Local Law.

B. Procedure. Upon submission of a written application to the Town Clerk by the property owner seeking a variation of this Local Law, the Town of Plattsburgh shall, within thirty (30) days of receipt of said application, schedule a Public Hearing on said application upon fifteen (15) days written notice in the official newspaper of the Town of Plattsburgh. At said Public Hearing, the property owner and any other parties wishing to present evidence with regard to the application shall have an opportunity to be heard, and the Town Board of the Town of Plattsburgh shall, within fifteen (15) days of the close of said Public Hearing, render its decision either granting or denying the application for a variation from the strict requirements of this Local Law. If the Town of Plattsburgh determines that a property owner will suffer an unnecessary hardship if this Local Law is strictly applied to a particular property, then the Town of Plattsburgh shall vary the application of this Local Law to the minimum extent necessary to provide the property owner relief from strict compliance with this Local Law.

Section 9. **Effective Date**

This Local Law shall take effect immediately when it is filed in the Office of the New York State Secretary of State in accordance with section 27 of the Municipal Home Rule Law. Applications filed prior to the adoption of this Local Law by the Town Board shall not be affected by this Local Law.

**TOWN OF PLATTSBURGH
TOWN BOARD MONTHLY MEETING
April 2, 2026**

RESOLVED, that this Town Board meeting be adjourned at ...6:39.... PM.

Motion by: Ms. Isabella

Seconded by: Mr. Bosley

Discussion: None

	<u>Yes</u>	<u>No</u>	<u>Carried</u> YES
Thomas E. Wood			
Dana M. Isabella	X		
Daniel A. Bosley	X		
Ilona M. Kelting	X		
Charles A. Kostyk	X		

TOWN CLERK, TOWN OF PLATTSBURGH


4/6/26

