

COUNTY OF CLINTON)
:SS
STATE OF NEW YORK)

September 22, 2025

Stenographer's minutes of the Regular Session of the Clinton County Legislature held
Wednesday, September 17, 2025 in the Legislative Chambers, 137 Margaret Street, Plattsburgh, New
York.

PRESENT: David Bezio, Area 4
Calvin Castine, Area 1
Robert Hall, Area 10
Mark Henry, Chairperson, Area 3
Joshua Kretser, Area 9
Paul Lamoy, Area 8
Francis Peryea, Area 2
Kevin Randall, Area 5
Rob Timmons, Area 7
Patty Waldron, Area 6

ALSO PRESENT: Michael Zurlo, County Administrator
Christine Peters, County Administrator
Kim Kinblom, Deputy County Administrator
Jacqueline Kelleher, County Attorney

Chairperson Henry called the meeting to order at 5:15 p.m.

Christine Peters, the County Administrator, conducted roll call. Legislator Randall arrived at 5:20 p.m.

Legislator Hall motioned to accept the minutes of the August 13, 2025 Regular Session, seconded by Legislator Timmons. Carried (9-0-1).

Chairperson Henry asked if anyone wished to address the Legislature.

Tom Metz, a resident of Cliff Haven, stated he wishes to talk about what his concerns he has regarding the Clinton Community College Land Redevelopment proposals. He noted there were three initial proposals, and in those proposals, the commissioned agency missed a residential opportunity in all three proposals. The area north of Woodcliff Drive was originally zoned as residential and those lots were given to Clinton Community College in order to have enough acreage to be a Community College. Those lots are still there. He noted there is an access road on the maps and there is a trail there. It is overgrown and it is not something to tackle unless on an All-Terrain Vehicle (ATV). Mr. Metz asked the Legislature to guide the redevelopment plan to develop these lots as residential. He noted that neighborhood can then merge with the existing Cliff Haven community or the Wood Cliff community and their private beach sector adjacent to the Cliff Haven Homeowners Association. The County's access to the lake is a small, shallow area bounded on the north by the deeded area of Cliff Haven Water and on the east by property lines running perpendicular by the cliff. He noted there is not enough room for commercial operation in that space for rentals and chase boats. Mr. Metz has a few photos to show those property lines and how they are set up. He noted Lake Champlain can be risky, as the lake can change quickly and frequently does. Tourists and vacationers, even if they are experienced paddlers, are not familiar with the lake. All three concepts show developing the area west of Route 9 for residential purposes. Mr. Metz wants to make sure the staff for the manufacturing/research or a Great Wolf Lodge Resort concept can afford to live here. He noted having close access to their work area will be a plus for recruiting people to operate whatever the major focus becomes. Mr. Metz provided two attachments, which are pictures of the property lines he referred to earlier and thanked the Legislature for their time (a copy has been attached hereto and made part of the minutes).

There being no one else who wished to address the Legislature, Chairperson Henry moved onto the Committee Reports.

Buildings and Grounds Committee – Legislator Lamoy

Legislator Lamoy stated the Buildings and Grounds Committee met on Monday, September 15th.

James Cleveland, the Buildings and Grounds Superintendent, was present to discuss the Clinton Community College property.

Resolution #713 has been added to the agenda under Waive Rule 13.2.

The next Buildings and Grounds Committee meeting is tentatively scheduled for Tuesday, October 14th at 4:00 p.m.

Children and Family Services Committee – Legislator Peryea

Legislator Peryea stated the Children and Family Services Committee met on Tuesday, September 2nd.

Gretchen Crowningshield, the Acting Commissioner of Social Services, was present to discuss several resolutions including, “Authorizing Contract with the Town of Clinton” and “Authorizing Contract with the Joint Council for Economic Opportunity.” Ms. Crowningshield also provided updates on housing development, Home Energy Assistance Program funding, daycare and the monthly statistics for July, 2025.

Resolutions #624 through #626 have been placed on the agenda based on the Committee’s recommendation.

The next Children and Family Services Committee meeting is tentatively scheduled for Tuesday, October 7th at 5:00 p.m.

Economic Development and County Operations Committee – Legislator Waldron

Legislator Waldron stated the Economic Development and County Operations Committee met earlier.

Anastasia Pratt, the County Historian, was present to discuss the activities occurring for the 250th Anniversary of the United States of America.

David Randall, the Information Technology Director, was present to discuss the resolution, “Authorizing Payment of Membership Dues.”

Shannon Thayer, the Planning Director, was also in attendance to discuss the resolution, “Authorizing New York State Energy and Research and Development Authority (NYSERDA) Clean Mobility Round 2 Grant Application.”

Molly Ryan, the Economic Development Director, was present to provide updates on the Clinton Business Innovation Gateway, the Bluff Point Campus and the County of Clinton Industrial Development Agency.

David Souliere and Mary Dyer, the Commissioners of the Board of Elections, were present to discuss the resolutions, “Authorizing 2025 General Election Grant Program Application and Acceptance” and “Authorizing Vote by Mail Grant Program Application and Acceptance.”

The Committee also discussed the resolutions, “Approving Appointment to the County of Clinton Industrial Development Agency Board” and “Authorizing Adirondack Smart Growth Grant Application.”

Resolutions #627 through #632 have been placed on the agenda based on the Committee’s recommendation.

The next Economic Development and County Operations Committee meeting is tentatively scheduled for Wednesday, October 8th at 4:00 p.m.

Finance Committee – Legislator Timmons

Legislator Timmons stated the Finance Committee met on Wednesday, September 3rd.

Kristy Kennedy, of the North Country Chamber of Commerce, presented on the 2026 Marketing Plan. The resolution, “Approving State Aid Application for the Plattsburgh-North County Chamber of Commerce” was approved by the Committee.

Acting President Ken Knelly also presented on the Clinton Community College's proposed 2025-2026 Budget. Resolution #633 titled, "Authorizing the Clerk of the Clinton County Legislature to Advertise for a Public Hearing on the 2025-2026 Clinton Community College Budget" is on the agenda.

Rebecca Murphy, the Deputy County Treasurer, was present to discuss the resolution, "Amending Resolution #464 dated July 14, 2021 titled, "Authorizing Agreed Upon Procedures Engagement with Lumsden & McCormick, LLP." Ms. Murphy also discussed tax bill printing, In Rem Foreclosure and the Correction of Error Report.

The Committee discussed several resolutions including, "Approving Transfer from the Clinton Community College Chargeback Budget" and "Awarding Bid for Removal of Trash and Recyclables." The Committee also discussed the Constellation Energy Services Contract.

Resolutions #633 through #638 have been placed on the agenda based on the Committee's recommendation.

The next Finance Committee meeting is tentatively scheduled for Wednesday, October 1st at 5:15 p.m.

Health Committee – Legislator Bezio

Legislator Bezio stated the Health Committee met on Wednesday, September 3rd.

Richelle Gregory, the Director of Community Services, was present to discuss several resolutions including, "Authorizing Contract with Ready4Real ETS" and "Approving Appointments to the Community Services Board – Behavioral Health Subcommittee."

Jeff Sisson, the Director of Public Health, also discussed several resolutions including, "Authorizing Contract with Teletask, Inc." and "Authorizing Children and Youth with Special Health Care Needs Grant Application and Acceptance." Mr. Sisson also discussed the Health Department Report for August, 2025 and the Director's Report for July, 2025.

Resolutions #639 through #648 have been placed on the agenda based on the Committee's recommendation.

The next Health Committee meeting is tentatively scheduled for Wednesday, October 1st at 4:00 p.m.

Human Services Committee – Legislator Randall

Legislator Randall stated the Human Services Committee met on Tuesday, September 2nd.

Kevin LeBoeuf, the Director of the Veterans' Service Agency, was present to discuss monthly statistics.

Darleen Collins, the Director of the Office for the Aging, was also in attendance to discuss several resolutions including, "Authorizing Various Contract Amendments for the Year 2025" and "Authorizing Contract Amendment with the Joint Council for Economic Opportunity (JCEO)."

Resolutions #649 through #651 have been placed on the agenda based on the recommendation of the Committee.

The next Human Services Committee meeting is tentatively scheduled for Tuesday, October 7th at 4:15 p.m.

Personnel Committee – Legislator Henry

Legislator Henry stated the Personnel Committee met on Thursday, September 4th.

Resolutions #652 through #680 have been placed on the agenda based on the Committee's recommendation.

The next Personnel Committee meeting is tentatively scheduled for Monday, October 6th at 5:00 p.m.

Plattsburgh International Airport Committee – Legislator Hall

Legislator Hall reported the Plattsburgh International Airport Committee met earlier.

Chris Kreig, the Airport Director, was present to discuss several resolutions including, "Authorizing Contract with Control Technologies, Inc." and "Awarding Bid for the Airport-Wide Access Gate Control and Security Upgrades Phase I (Construction) Project." He also discussed updates on the airlines, tenants and projects.

Resolution #681 has been placed on the agenda from the August 13th Committee meeting.

Resolutions #683 through #690 have also been placed on the agenda based on the Committee's recommendation.

Resolutions #683 and #691 have been withdrawn.

The next Plattsburgh International Airport Committee meeting is tentatively scheduled for Wednesday, October 22nd at 4:00 p.m.

Public Safety Committee – Legislator Castine

Legislator Castine stated the Public Safety Committee met on Thursday, September 4th.

Andrew Wylie, the District Attorney, was present to discuss several resolutions including, "Authorizing Contract with the University of Vermont Health Network Medical Group" and "Authorizing Contract with Samaritan Hospital, an affiliate of St. Peter's Health Partners."

Tori Barrett, the Assistant Public Defender, was also in attendance to discuss the resolutions, "Authorizing Payment of Membership Dues" and "Authorizing Out-of-State Travel."

Resolutions #692 through #702 have been placed on the agenda based on the Committee's recommendation.

Resolution #703 has been withdrawn.

The next Public Safety Committee meeting is tentatively scheduled for Monday, October 6th at 4:00 p.m.

Transportation Committee – Legislator Kretser

Legislator Kretser stated the Transportation Committee met on Monday, September 15th.

Karl Weiss, the Highway Superintendent, was present to discuss several resolutions including, “Authorizing Contract with Palette Stone Corporation” and “Authorizing the Purchase of a 2025 Ford F-350 XL Crew Cab with Box and Cap.”

Resolutions #704 through #708 have been placed on the agenda based on the Committee’s recommendation.

The next Transportation Committee meeting is tentatively scheduled for Tuesday, October 14th at 5:15 p.m.

LIAISON REPORTS

Chamber of Commerce – Legislator Kretser

Legislator Kretser stated some August highlights are that the Chamber fully executed all requirements for their Economic Development Administration (EDA) Grant, including the submission of all invoices and final checks. The Grant totaled \$365,000 and was successfully utilized to promote outdoor recreation to Quebec visitors, strengthening cross-border tourism and regional visibility. The Chamber also attended the New York State Tourism Conference on September 11th and 12th and that event brought tourism partners from across the State together to share strategies and insights. Kristy Kennedy, the Vice President of Marketing, was a panelist and presented along with two other Counties on Canadian marketing and travel trends. The Chamber presented at the July Tourism Promotion Agency (TPA) meeting hosted by I Love NY, highlighting the Adirondack Coast Visitor’s Bureau Canadian Marketing Initiatives. The Chamber conducted follow-up studies with tourism partners to gauge sentiments and business performance heading into the next season. In regards to collateral marketing and campaigns, the Chamber is launching a CTV Canada Campaign and this was scheduled to launch on Monday, September 15th. Ms. Kennedy also approved the Battle of Plattsburgh Commercial, which promoted the event while highlighting shared history with Canada, with the upcoming celebration of America 250. Legislator Kretser stated the Battle of Valcour.com website is continuously being updated with America 250 events. The Chamber is also in production of street banners, many social media posts, photo shoots and influencers who visited the Adirondack coast throughout July and August, and who were highlighting Ausable Chasm, the Michigan festival, and a number of other events, to help drive awareness and inspire future travel to the Adirondack coast. The 2026 schedule for fishing tournaments has been finalized with seven tournaments in 2026 and already the Bassmaster College Series inquired about 2027. The Chamber continues to perform maintenance on the Plattsburgh International Airport website, as well as the newsletter, which has already been sent out.

Cooperative Extension – Legislator Timmons

Legislator Timmons thanked everyone that attended the Agricultural Tour. He noted next year the Tour will try to be held on a different day of the week to accommodate more people due to the conflicts with the Battle of Plattsburgh.

Intercounty of the Adirondacks – Legislator Randall

Legislator Randall stated the Committee met on the last day of the New York State Association of Counties (NYSAC) Conference. He noted the discussion mostly covered recycling in the landfills. The

director from the Department of Environmental Conservation (DEC) was there to discuss solid waste. Construction debris was up 68 percent on recycling and regular waste has stayed moderate at about 48 percent. Legislator Randall stated the current prediction for landfills to last up to 25 years is getting extended because of the new ways of controlling waste.

Legislator Randall stated he attended the Office for the Aging (OFA) Committee. He noted OFA will be assisting the Department of Social Services with Home Energy Assistance Program (HEAP) funding. OFA is also looking into purchasing a nine-passenger van and the Lifeline wait list will be down to four to five people after this week.

Soil and Water Conservation – Legislators Bezio and Timmons

Legislator Bezio stated the next meeting is Thursday, September 18th at 5:00 p.m.

STAFF REPORTS

County Attorney – Jacqueline Kelleher, Esq.

Ms. Kelleher requested an Executive Session to discuss pending litigation and the financial credit or employment history of a corporation leading to employment, promotion or discipline.

County Administrator – Christine Peters, Esq.

Ms. Peters reported on the Sand Road Water Project and stated it is nearing the finish line. Ms. Peters stated the County has received enough assessed values and signatures to sign on to the petition to then petition the Town of Schuyler Fall's Town Board to bless the Waterline Project. Ms. Peters is hoping the resolution to move forward with that Project is on the agenda for the Town's October Board meeting and at that time a public hearing will occur.

Ms. Peters also requested an Executive Session to discuss the employment history of a particular employee, a matter of current litigation, as well as, a contractual matter.

Chairperson's Report

There being no further business, Chairperson Henry moved on to resolutions. The following resolutions were approved unless otherwise noted.

Resolutions #624 through #681 were approved.

Resolution #682 has been withdrawn.

Resolutions #683 through #690 were approved.

Resolution #691 has been withdrawn.

Resolutions #692 through #702 were approved.

Resolution #703 has been withdrawn.

Resolutions #704 and #705 were approved.

Resolution #706 titled, "Establishing Rates for Snow and Ice Removal Services on County Roads during the 2025-2026, 2026-2027 and 2027-2028 Snow and Ice Seasons" was motioned by Legislator Kretser and seconded by Legislator Bezio. Carried (10-0-0).

Discussion: Legislator Waldron stated it was brought to her attention by the Towns that they were very happy with the communication this year between the County and the Town Supervisors. She noted the Towns would like an updated contract and she spoke to Ms. Peters to accommodate that. Legislator Waldron would like this reflected in the minutes that this was discussed and that hopefully the County can update some contract language.

Resolutions #707 through #712 were approved.

Legislator Hall motioned to Waive Rule 13.2, seconded by Legislator Bezio. Carried (10-0-0).

Resolution #713 was approved.

Legislator Peryea motioned to enter into Executive Session to discuss ongoing litigation and a contractual matter at 6:10 p.m., seconded by Legislator Randall. Carried (10-0-0).

Legislator Kretser motioned to exit Executive Session at 6:38 p.m., seconded by Legislator Castine. Carried (10-0-0).

Resolutions #714 through #719 were approved.

Chairperson Henry stated tonight is County Administrator Michael Zurlo's last Regular Session meeting. Chairperson Henry asked to take a moment to recognize someone who has been very special to the Legislature and to Clinton County. He stated Mr. Zurlo, over the years, has given so much of himself to this County. His time, experience, steady presence, but most of all his friendship, as someone the Legislature could count on for honest advice, clear perspective and a sense of good humor when the Legislature needed it most. He knows Mr. Zurlo has given a lot of good advice that he will carry forward. He stated Mr. Zurlo's genuine care for people has stood out, whether it was for his colleagues here in this room, County staff, or the residents that the Legislature serves, Mr. Zurlo always put people first. He is the epitome of a public servant, someone who has Clinton County, not just in your blood, but in your DNA. Anyone who spent time with Michael has observed that quality in all of the many meetings, the events and the speeches made over the years. Clinton County was the center of Mr. Zurlo's focus and concern. The Legislature all benefited from Mr. Zurlo's outstanding advocacy on the County's behalf and that is a legacy that any of us would be proud to carry. Chairperson Henry stated on behalf of this Legislature, and from everyone, he wants to thank Mr. Zurlo for his dedication and the examples he has set for us all. The Legislature wishes nothing but the best in his retirement and for Michael to have more time for his family and more time to enjoy life. Mr. Zurlo has the satisfaction of knowing he made a real difference here in Clinton County. Chairperson Henry congratulated Mr. Zurlo for all he has done. Mr. Zurlo replied thank you for the kind words. Mr. Zurlo stated he believes he presided over approximately 600 Regular Sessions and 3,000 Committee meetings. He stated it has truly been an honor, and suffice to say, he does love this County. He is honored and proud to serve this County and thanked the Legislature for voting for him in every five years, because without those votes, he would not have been here. Mr. Zurlo stated he has worked for four wonderful Chairmen and 32 Legislators. The Airport was built, the County managed through the COVID-19 Pandemic, the Capital Projects too numerous to mention, and a legacy of providing services at a price that constituents could afford, which he will take with him as he leaves. He stated there is a time for new and fresh ideas and the Legislature is in outstanding hands with Ms. Peters.

There being no further business to come before the Legislature, Legislator Hall motioned to adjourn the meeting at 7:12 p.m., seconded by Legislator Peryea. Carried (10-0-0).

Respectfully submitted,



Erin M. Light
Senior Typist

:EL

Response to CCC redevelopment proposals.

You have missed a Residential opportunity in all three CCC redevelopment concepts. The area north of Wood Cliff Drive was originally residential lots that the college acquired to get enough acreage to meet SUNY standards. The access road shown on one map may be on a map, but it is overgrown and unusable at present. You should guide the redevelopment plan to develop these lots as Residential; that neighborhood can then merge with the existing Cliff Haven community. Their private beach adjacent to the Cliff Haven Homeowners Association private beach and mooring area avoids the public / private issues sure to surface. Your county access to the lake is a small, shallow area bounded on the North by the Deeded area of Cliff Haven water, and on the east by property lines running perpendicular to the shore; there is not enough room for a commercial operation in that space with rentals and chase boats (see attached photos). Note that there is already a Kayak / Paddleboard rental south of here at the AuSable River bridge. Their customers paddle on the mostly protected river. Going out on Lake Champlain is far riskier as the lake can kick up quickly (and frequently does). For example, on August 28, three of us (all experienced paddlers on the lake) launched off the North side of AuSable point to paddle up the Little Ausable river, which was uneventful. However, about an hour later, upon exiting the river back out onto the lake, we discovered much rougher conditions. My wife had to work hard paddling into the wind back to our launch point because the wind had risen to 16 knots sustained with gusts much greater than that. Tourists and vacationers, even if experienced paddlers, will not "Know" the lake and its volatility. Our county does not need to have multiple rescues and the attendant accident reports.

In a different vein, all three concepts show developing the area west of Route 9 for mixed residential; please make sure that the staff for the manufacturing, research, or "Wolf Lodge" resort can afford to live there. Having close access to the work site will be a plus for recruiting the people to operate whatever the major focus becomes.

Thank you

ATTCH:

1. View of property line from SE corner of CHHA lot to Crab Is. Monument – note mooring ball in line with Monument.
2. View from foot of Bluff Pt property line looking North – same mooring ball is to left of right boat.



