

NORTH END: CITY BEACH, CRETE CENTER, CUMBERLAND CORNERS



NORTH END SUBAREA

OPPORTUNITIES

- Heritage Trail
- Scotion Creek and wetlands
- Proximity to Cumberland Bay State Park
- One of the largest freshwater beaches in the United States

CONSTRAINTS

- Environmental issues
- Universal accessibility
- Erosion and debris
- Private land ownership
- Distance from downtown

CITY BEACH & CRETE CENTER

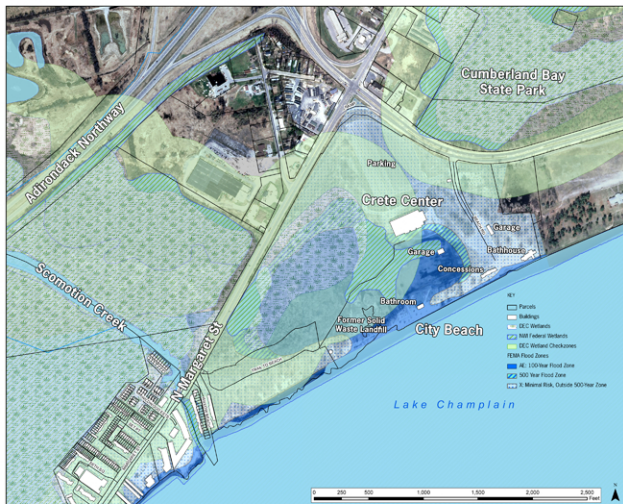
>Protect this unique regional waterfront setting for the appropriate enhancement and development of community resources.

Concept components include the following:

- Coordinated efforts with the City, Town of Plattsburgh, Clinton County Destination Master Plan Committee, and the State of New York to enhance the City Beach and capitalize on the full potential of the Cumberland Corners area.
- City Beach improvements and/or renovation of existing facilities which may include a new or enhanced bath house and concessions, pavilion, promenade, benches, lighting, a multi-use pier for short-term docking and fishing, and a viewing area.
- Protection of natural resources – dune, wetland, and habitat restoration; interpretive features throughout the property; wetland boardwalk; nature trails/signage; flood protection
- Creation of a large multi-use event lawn which could include a performance pavilion
- Remediation of environmental issues
- Environmentally appropriate site enhancements
- Restoration/demolition of the Crete Center?
- Partnering with the Town of Plattsburgh and Clinton County to explore opportunities to find a suitable location for construction of a regional indoor/outdoor recreation complex to replace the Crete Center either on- or off-site.
- Identify appropriate development strategies for Cumberland Corners including Rt 9/314 intersection improvements
- Provide recreational access to Scotion Creek with small parking area and hand launch
- Provide trail connection to Margaret Street, including streetscape improvements

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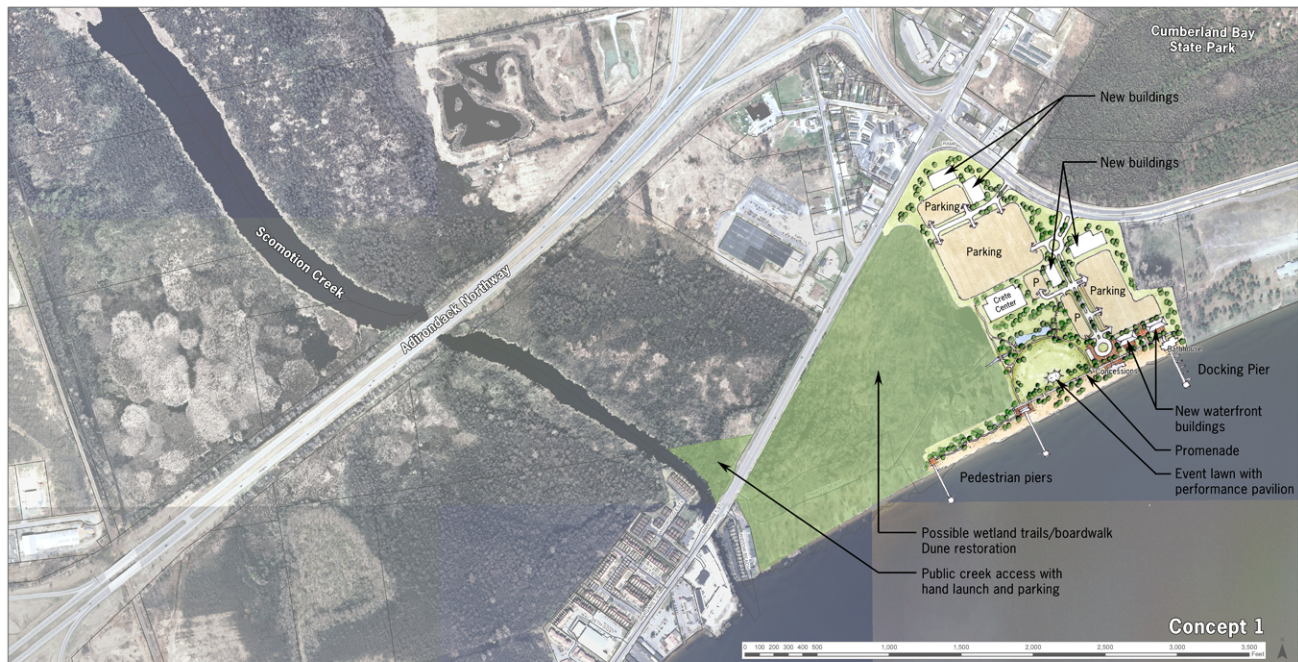
WETLANDS AND FLOOD ZONES



CITY ZONING (2014)



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