BOARD OF SUPERVISORS

03/18/2026

RESOLUTION 82 – 2026

Introduced by Buildings & Grounds: Supervisors Ball, Anderson, Arnold, Grasso, Sturm, Tollisen, and Young

INTRODUCING A PROPOSED LOCAL LAW, IDENTIFIED AS INTRODUCTORY NO. 3, PRINT NO. 1 OF 2026, ENTITLED "A LOCAL LAW AUTHORIZING THE LEASE OF REAL PROPERTY OF THE COUNTY OF SARATOGA TO GATEWAY HOUSE OF PEACE, INC." AND SETTING A DATE FOR A PUBLIC HEARING THEREON

WHEREAS, pursuant to Local Law No. 1 of 2021, this Board of Supervisors adopted a Local Law authorizing the lease of real property of the County of Saratoga to Gateway House of Peace, Inc., at 479 Rowland Street, Milton, New York 12020, for the purposes of operating a hospice home for terminally ill people and their families and providing related services, for an initial term of five (5) years with a mutual renewal option for an additional term of five (5) years, at a rent to be paid to the County of Saratoga of one dollar ($1.00) per year, with the tenant agreeing to repair, refurbish, and upgrade the property and to use it solely for the quasi-public purpose of operating a hospice home with said lease being a net lease with the tenant assuming all costs relative to the operation and maintenance of the property; and

WHEREAS, the lease with Gateway House of Peace, Inc. will expire May 14, 2026; and

WHEREAS, Gateway House of Peace, Inc. has requested that the County renew its lease of the property at 479 Rowland Street, Milton, New York 12020 to Gateway House of Peace, Inc. for the continued quasi-public purposes of operating a hospice home and providing related services; and

WHEREAS, our Building and Grounds Committee and the Commissioner of Public Works have recommended that the County renew its lease with the Gateway House of Peace, Inc., under the same terms and conditions, for a term of five (5) years with a mutual renewal option for an additional term of five (5) years, at a rent to be paid to the County of Saratoga of one dollar ($1.00) per year, with the tenant agreeing to maintain and/or upgrade the property as necessary; and

WHEREAS, the current lease expires May 14, 2026, and it is necessary to authorize a short-term extension of the existing lease to ensure continuity of operations while the Local Law process is completed; now, therefore, be it

RESOLVED, that a proposed Local Law, identified as Introductory No. 3, Print No. 1 of 2026, entitled "A LOCAL LAW AUTHORIZING THE LEASE OF REAL PROPERTY OF THE COUNTY OF SARATOGA TO GATEWAY HOUSE OF PEACE, INC." is hereby introduced before this Board of Supervisors; and be it further

RESOLVED, that the Saratoga County Board of Supervisors shall hold a Public Hearing on April 15, 2026 at 4:30pm in the Meeting Room of the Saratoga County Board of Supervisors, at 40

McMaster Street, Ballston Spa, New York 12020, on the matter of the adoption of such proposed Local Law, and the Clerk of this Board of Supervisors be and she hereby is directed to give notice of such Public Hearing in the manner prescribed by law; and be it further

RESOLVED, that the Chair of the Board of Supervisors is hereby authorized to execute an amendment to the existing lease with Gateway House of Peace, Inc., extending the current lease for a period not to exceed sixty (60) days beyond May 14, 2026, upon the same lease terms presently in effect; and be it further

RESOLVED, that the form and content of such lease amendment shall be subject to the approval of the County Attorney; and be it further

RESOLVED, that this Resolution take effect immediately.

BUDGET IMPACT STATEMENT: No budget impact.

March 18, 2026 Regular Meeting
Motion to Adopt: Supervisor Murray
Second: Supervisor Kinowski

AYES (226,487): John Antoski (11831), Joseph Grasso (4328), Philip C. Barrett (19014.5), Ram mohan Lalukota (19014.5), C. Eric Butler (6500), Harry Brennan (819), Robert Anderson (1333), James D. Arnold (3525), Michael Gyarmathy (8004), Arthur M. Wright (1976), Kevin Tollisen (25662), Cynthia Young (17130), Thomas Richardson (5163), Scott Ostrander (18800), Jesse Fish (16202), Willard H. Peck (5242), Susan Wemple (2075), Ian Murray (5808), Sarah J. Burger (14245.5), Minita Sanghvi (14245.5), Edward D. Kinowski (9022), David Ball (8208), Toni Sturm (17361)
NOES (0):
ABSENT (0):

INTRODUCTORY NO. 3
PRINT NO. 1 OF 2026

Introduced by: Supervisors Ball, Anderson, Arnold, Grasso, Sturm, Tollisen, and Young

COUNTY OF SARATOGA
LOCAL LAW – 2026

A LOCAL LAW AUTHORIZING THE LEASE OF REAL PROPERTY OF THE COUNTY OF SARATOGA TO GATEWAY HOUSE OF PEACE, INC.

BE IT ENACTED, by the **Board of Supervisors** of the **County of Saratoga,** New York as follows:

SECTION 1. AUTHORIZATION OF LEASE RENEWAL

The County of Saratoga is the owner of real property located in the Town of Milton identified on the Tax Maps of the Town of Milton as Section 177.14, Block 2, Parcel 21.1, which was conveyed to the County of Saratoga by Warranty Deed from Henry P. Witthohn and Judith Witthohn, recorded in the Saratoga County Clerk's Office in Book 1247 of Deeds at Page 520 on November 7, 1988.

Gateway House of Peace, Inc., a not-for-profit corporation, has leased the premises for the quasi-public purpose of operating a hospice home for terminally ill individuals and their families and providing related services. The current lease term expires May 14, 2026.

Authorization is hereby granted for the County to enter into a renewal lease agreement with Gateway House of Peace, Inc., for an initial term of five (5) years commencing on the effective date of this Local Law, with the tenant to have the option to renew for an additional five (5) year term.

The rent to be paid to the County of Saratoga shall be One ($1.00) Dollar per year. The lease shall remain a net lease with the tenant assuming all costs relative to the operation, maintenance, repair, and upkeep of the property. The tenant shall continue to use the premises solely for the quasi-public purpose of operating a hospice home and providing related services.

The form and content of the lease agreement shall be subject to the approval of the County Attorney.

SECTION 2. AUTHORIZATION TO EXECUTE

Notwithstanding the provisions of Section two hundred fifteen of the County Law, or any other law of the State of New York, authorization is hereby given to the Chairman of the Saratoga County Board of Supervisors to execute a lease renewal agreement for the above-referenced property with Gateway House of Peace, Inc., upon such terms as are consistent with this Local Law and subject to the approval of the County Attorney.

SECTION 3. PERMISSIVE REFERENDUM

This Local Law is subject to a permissive referendum as provided in Section 24 of the Municipal Home Rule Law.

SECTION 4. EFFECTIVE DATE

This Local Law shall take effect after it is filed as provided in Section 27 of the Municipal Home Rule Law.