

Village of Lansing  
Planning Board Meeting  
Minutes of  
July 9, 2018

The meeting of the Village of Lansing Planning Board was called to order at 7:03PM by Chairman Mario Tomei.

Present at the meeting were Planning Board Members: Mike Baker, Jim McCauley; Alternate Member, Monica Moll; Code Enforcement Officer, Adam Robbs; Village Trustee Liaison, Ronny Hardaway; Village Attorney, William Troy; Legislator Deborah Dawson, Roy Hogben. Anthony Ingrassia

Tomei appointed Monica Moll as an acting member for the meeting due to the absence of Planning Board member Carolyn Greenwald. Also, absent Lisa Schleelein.

**Public Comment Period**

Tomei opened the public comment period. Baker wanted to have a discussion about buffering between properties during construction. Robbs stated that the property in question has an approved plan but it will take time to get to the planting of the buffering. Baker asked if it could be required to leave buffering until it was closer to the planting of new buffering. Robbs stated it could be suggested. Robbs stated that later he was going to bring up for discussion buffering of propane and solar arrays.

Baker moved to close the public comment period. Seconded by Moll; Ayes by Tomei, Baker, McCauley and Moll.

**Continuation of Public Hearing for VPA Development**

This public hearing is to consider a minor subdivision of property addressed at 9 Dart Drive, Tax Parcel No.46.1-4-1, into two parcels. Parcel A consisting of 0.68 acres and Parcel B consisting of 3.90 acres.

Moll moved to close the public hearing, seconded by McCauley.

Ayes by Tomei, Baker, McCauley and Moll.

*VILLAGE OF LANSING PLANNING BOARD RESOLUTION FOR FINAL PLAT  
APPROVAL OF VPA DEVELOPMENT MINOR SUBDIVISION ADOPTED ON  
JULY 9, 2018*

*Motion made by: Mike Baker*

*Motion seconded by: Monica Moll*

**WHEREAS:**

*A. This matter involves consideration of the following proposed action: Final Plat approval for a minor subdivision, VPA Development to divide one 4.58-acre lot into one .68-acre lot and one 3.9-acre parcel, known as tax parcel 46.1-4-1 pursuant to the provisions of Section 125-6 of the Village of Lansing Code. The parcel is located in the Medium Density Residential District;*

- 44  
45 B. *On May 29, 2018, the Village of Lansing Planning Board, in accordance with*  
46 *subsection D of Section 125-5 of the Village of Lansing Code, (i) reviewed the sketch*  
47 *plan submitted with respect to this proposed action; and (ii) classified the proposed*  
48 *subdivision as a minor subdivision; and*  
49  
50 C. *On June 26, 2018, the Village of Lansing Planning Board, in accordance with Section*  
51 *123-2 of the Village of Lansing Code, determined that the approval of the proposed*  
52 *minor subdivision is a Type II action, and thus may be processed without further*  
53 *regard to Article 8 of the New York State Environmental Conservation Law - the State*  
54 *Environmental Quality Review Act (“SEQR”); and*  
55  
56 D. *On July 9, 2018, the Village of Lansing Planning Board thereafter thoroughly*  
57 *reviewed and analyzed (i) the proposed final subdivision plat and accompanying*  
58 *materials and information presented by and on behalf of the applicant in support of*  
59 *this proposed action, including information and materials related to environmental*  
60 *issues, if any, which the Board deemed necessary or appropriate for its review; (ii)*  
61 *all other information and materials rightfully before the Board; and (iii) all issues*  
62 *raised during the public hearing and/or otherwise raised in the course of the Board’s*  
63 *deliberations;*  
64

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

- 66 1. *Based upon all of its foregoing review and action, it is hereby determined by the*  
67 *Village of Lansing Planning Board that approval of the proposed VPA Development*  
68 *Minor Subdivision is **GRANTED**,*  
69  
70 2 *The Chairperson of the Village of Lansing Planning Board is hereby authorized and*  
71 *directed to sign the final plat for the approved minor subdivision in accordance with*  
72 *subsection F of Section 125-6 and subsection A of Section 125-15 of the Village of*  
73 *Lansing Code.*  
74

75 *The vote on the foregoing motion was as follows: Motion to approve by Baker, seconded by Moll*

76 *AYES: Baker, McCauley, Moll and Tomei*

77 *NAYS: None*

78 **Approval of Minutes:**

79 None at this time.  
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81 **Trustee Report:**

82 Tomei reported on the Trustee meeting of July 2, 2018. For a complete report of the meeting please see  
83 the Trustee minutes.

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**Other Business**

Robbs read the following letter from a Village resident in favor of Beer's property development of the Millcroft parcel.

*In favor of cottages.....I no longer want to own my home or deal with maintenance indoor or outdoor. I have lived on Janivar for 12 years and have been looking for some time for a senior type living to no avail.*

*A cottage with a small front porch and garage in this quiet area, and location to grocery stores, gas stations, restaurants, the Y, movies, etc. would be ideal for me.*

*I understand some people object to this project because of added traffic, which I do not feel would be a problem. Seniors do not travel that much. I have spoken to others that are having the same problem of downsizing and perhaps would be interested in this style of living.*

*This would be my first choice...absolutely! Let me know if this is progressing forward for I would like my name on the top of the list.*

*Sandra Heslop 14 JanivarDrive*

Robbs lead a discussion on school zones and the requirements that have been researched by the Village Fire Inspector.

Robbs stated that there is a need for requirements for propane and buffering. The Trustees suggested that the Planning Board outline a guide to recommend to the Board of Trustees for an amendment or new regulation. Robbs requested that the Planning Board give him ideas for the outline to be reviewed at a future Planning Board meeting.

Baker moved to adjourn at 9:40 PM. Seconded by McCauley; Ayes by Tomei, Baker, McCauley and Moll.