

**Village of Lansing
Planning Board Meeting
September 19, 2012**

1 The meeting of the Village of Lansing Planning Board was called to order at 7:30 P.M. by Chairman
2 Mario Tomei.

3 Present at the meeting were Planning Board Members Richard Durst, Maria Stycos, and Phil
4 Dankert; Alternate Member Jon Kanter; Code Enforcement Officer Marty Moseley; Village Attorney
5 David Dubow; Kim Michaels from Trowbridge, Wolf, Michaels; and Paul Lavesque and Rich Wagner
6 from HOLT Architects.

7 Tomei appointed Kanter as an acting member for the meeting due to the absence of Planning
8 Board member Lisa Schleelein.

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10 **Public Comment Period**

11 Tomei opened the public comment period.

12 With no one wishing to speak from the public, Kanter moved to close the public comment period.
13 Seconded by Stycos; Ayes: Tomei, Dankert, Kanter, Stycos, and Durst

14 **Cayuga Medical Center Landscaping Plan Approval -- 2435 North Triphammer Road -- Special**
15 **Permit 2652**

16 Michaels indicated that they are not planning on planting any plants in the rain garden. Michaels
17 added that the DEC (Department of Environmental Conservation) does not require plantings in a rain
18 garden. Michaels noted that they would also like to plant minimal trees at the (Triphammer) street edge in
19 order to keep the visibility open to the new building from Triphammer Road.

20 Lavesque indicated that there are already 3 trees along Triphammer Road.

21 Michaels indicated that they would need to remove one of the large oak trees in order to install
22 the proposed driveway, but would be planting 2 trees along Triphammer Road.

23 Tomei noted that the trees that are being proposed are 1&1/2" caliper.

24 Kanter asked what the rain garden would look like.

25 Michaels indicated that it would be planted with grass only. Michaels indicated that the rain
26 garden could hold up to 6" of water and then soak in within 48 hours.

27 Leopold asked if there would be a substrate that would allow for the water to soak in faster in the
28 rain garden.

29 Michaels indicated that there would be.

30 Kanter asked if the grass would be mowed in the rain garden when dry enough.

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32 Michaels noted that the grass would be mowed when dry.

33 Tomei noted that ordinarily there would be a requirement to screen the parking lot from Craft
34 Road.

35 Michaels noted that the topography would allow for screening of the new parking lot.

36 Tomei agreed because any additional screening would possibly be dangerous to vehicles coming
37 out of the new parking lot.

38 Kanter noted that he felt the improvements would benefit the neighborhood.

39 Tomei asked when they would start work.

40 Wagner indicated that the temporary parking lot would be installed this year but the permanent
41 parking lot would probably be constructed next year.

42 Michaels indicated that they have a program that simulates a fire truck driving through the
43 parking lot. Michaels indicated that they simulated a fire truck equal to the Town of Ithaca's ladder truck,
44 which is the largest in the area.

45 Moseley asked if Michaels had contacted the Fire Chief.

46 Michaels noted that she is attempting to.

47 Dankert moved to accept Landscaping plan L401 as presented. Seconded by Durst; Ayes by:
48 Tomei, Dankert, Kanter, Stycos, and Durst.

49 **Possible Zoning Amendment:**

50 Tomei noted that Proposed Local Law E that was provided to the Board by Dubow at the
51 September 10th meeting adds to the Zoning Law provisions to allow for a renewal of previously approved
52 Temporary Commercial Activity special permits as long as they stay within the original approved
53 agreement from the Planning Board. Tomei noted that this renewal would be done administratively.

54 Kanter moved to recommend Proposed Local Law E, as written, to the Trustees to amend
55 the Zoning Law. Seconded by Dankert; Ayes by: Tomei, Dankert, Kanter, Stycos, and Durst.

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57 **Training:**

58 Tomei presented training from the Planning Federation with respect to a comprehensive plan
59 update. The presentation was approximately 1hour.

60 **Other Business:**

61 Stycos noted that she and Leopold attended the Stormwater tour that was offered.

62 Tomei reminded the Board that there would be Planning and Zoning Board training at Tompkins
63 Cortland Community College on October 25th.

64 Durst moved to change the Planning Board meeting date from October 30th to October 23rd.
65 Seconded by Stycos; Ayes: Tomei, Dankert, Kanter, Stycos, and Durst.

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67 **Approval of Minutes**

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69 Durst moved to accept the July 31st minutes as amended. Seconded by Stycos. Ayes: Tomei,
70 Dankert, Kanter, Stycos, and Durst.

71 Durst moved to accept the August 13th minutes as amended. Seconded by Dankert. Ayes: Tomei,
72 Dankert, and Durst. Abstention by Stycos and Kanter.

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75 **Adjournment**

76 Durst moved to adjourn at 9:01 PM. Seconded by Stycos; Ayes: Tomei, Dankert, Kanter, Stycos, and
77 Durst.

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