

Village of Lansing

MINUTES of a meeting of the Board of Trustees of the Village of Lansing held on Monday, April 17, 2006, in the Village Office.

Present: Mayor Donald Hartill; Trustees, Larry Fresinski, Lynn Leopold, John O'Neill and Frank Moore; Clerk/Treasurer Jodi Dake; Attorney David Dubow; and TG Miller Engineer David Putnam.

Mayor Hartill called the meeting to order at 7:35P.M. and opened the public comment period. Lisa Schleelein announced that she was observing on behalf of the Community Party.

Motion-To Close the Public Comment Period

Trustee Fresinski moved to close the public comment period. Trustee Leopold seconded the motion. A vote was taken:

	Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-
Aye	Trustee John O'Neill-Aye		
	Trustee Lynn Leopold-Aye		

The Mayor entertained the following motion:

Motion - To Open the Public Hearing on Proposed Local Law C (2006)

Trustee Fresinski moved to open the public hearing and Trustee O'Neill seconded the motion. A vote was taken:

	Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-
Aye	Trustee John O'Neill-Aye		
	Trustee Lynn Leopold-Aye		

Mayor Hartill explained that proposed local law C was an amendment to Village of Lansing Zoning Law regarding minimum lot size and street frontage requirements for Commercial Low Traffic (CLT), Commercial High Traffic (CHT) and Human Health Services (HHS) Districts. David Dubow reiterated that this zoning change was introduced at the last Board meeting and gave a brief description. Jodi stated that the Village received a letter from Tompkins County Planning stating that they have reviewed the proposed law and have determined that it has no negative intercommunity, or county-wide impacts. There were no public comments.

Motion - To Close the Public Hearing

Trustee Fresinski moved to close the public hearing and Trustee Moore seconded the motion. A vote was taken:

	Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-
Aye	Trustee John O'Neill-Aye		
	Trustee Lynn Leopold-Aye		

The Mayor stated that we would come back to this issue later in the meeting.

Dave Putnam gave the engineer's report. Plans for the bus stop on N. Triphammer Rd. in front of the HSBC Bank are going forward. Rich Brauer has been in contact with the TCAT people to make a proper bus stop and eliminate the stop in front of the Mobil Station which currently stops traffic. A sewer leak was found today at the intersection of Graham and N. Triphammer Roads. It was a leak out not in and has been repaired. Colonial Vet is moving their driveway to the north side of their property consistent with the North Triphammer Road project design. Once the

asphalt plant opens, Suit-Kote will be starting at Pyramid Drive and working north. There is a section of bad storm pipe at the end of the project, which will be added.

The proposed dedication and conveyance of Northwood Road to the Village is moving along. An updated map will be provided to the Mayor and other involved parties by Wednesday. We have agreed to take over that road and transition it into Woodthrush Hollow Road, currently a public street at the end of Northwood Road. We are now going into a detailed design stage. The Village should be in a position to bid the project this year but construction will likely extend into next year.

Next on the agenda was approval of minutes from April 3, 2006.

Motion - To Approve the Minutes from April 3, 2006

Trustee O'Neill moved that the draft meeting notes, as reviewed and revised by the Clerk/Treasurer and the Board, are hereby adopted as the official minutes. Trustee Moore seconded the motion. A vote was taken:

	Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-
Aye	Trustee John O'Neill-Aye		
	Trustee Lynn Leopold-Aye		

Jodi reported that Ronald Demer has written a letter to the Board of Trustees requesting that his January water/sewer penalty of \$7.94 be waived. He has a history of always paying on time and paid 1 day late because he was out of town. Considering the situation the Board decided that it would be appropriate to remove the penalty.

Resolution #5229- To Remove Ronald Demer's January Water/Sewer Penalty in the Amount of \$7.94

Trustee Fresinski moved this resolution and Trustee O'Neill seconded the motion. A vote was taken:

	Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-
Aye	Trustee John O'Neill-Aye		
	Trustee Lynn Leopold-Aye		

The Board returned to the issue of Proposed Local Law C (2006). The SEQR Short EAF was completed and the Board determined that the proposed law has no significant negative environmental effects. The Mayor presented the following resolution:

Resolution #5230- SEQR Review of Proposed Local Law C (2006)

**WHEREAS:**

- A. This matter involves consideration of the following proposed action: Adoption of Proposed Local Law C (2006), to be designated Local Law 3 (2006) upon its adoption, providing for an amendment to the Village of Lansing Code so as to (i) delete of the current minimum lot size and minimum street frontage requirements in the Commercial Low Traffic (CLT), Commercial High Traffic (CHT) and Human Health Services (HHS) Districts that are based upon the number of uses or tenants, such multiple use/tenant basis having been determined to no longer provide a rational foundation for alternative and increased minimum lot size and street frontage requirements in such Districts; (ii) the clarification that in addition to being bound by all other CLT District dimensional requirements, all parcels within the HHS District are also bound by the dimensional buffer strip requirements for the CLT District; and (iii) the amendment of the Dimensions Chart to reflect the simplified minimum lot size and minimum street frontage requirements for properties situated within the CLT, CHT and HHS Districts and to include a new "row" for the HHS District which will reflect the same dimensional requirements as apply to the CLT District; and

- B. This proposed action is an Unlisted Action for which the Village of Lansing Board of Trustees is an involved agency for the purposes of environmental review; and
- C. On April 17, 2006, the Village of Lansing Board of Trustees, in performing the lead agency function for its independent and uncoordinated environmental review in accordance with Article 8 of the New York State Environmental Conservation Law - the State Environmental Quality Review Act ("SEQR"), (i) thoroughly reviewed the Short Environmental Assessment Form (the "Short EAF"), Part I, and any and all other documents prepared and submitted with respect to this proposed action and its environmental review, (ii) thoroughly analyzed the potential relevant areas of environmental concern to determine if the proposed action may have a significant adverse impact on the environment, including the criteria identified in 6 NYCRR Section 617.7(c), and (iii) completed the Short EAF, Part II;

**NOW, THEREFORE, BE IT RESOLVED AS FOLLOW:**

- 1. The Village of Lansing Board of Trustees, based upon (i) its thorough review of the Short EAF, Part I, and any and all other documents prepared and submitted with respect to this proposed action and its environmental review, (ii) its thorough review of the potential relevant areas of environmental concern to determine if the proposed action may have a significant adverse impact on the environment, including the criteria identified in 6 NYCRR Section 617.7(c), and (iii) its completion of the Short EAF, Part II, including the findings noted thereon (which findings are incorporated herein as if set forth at length), hereby makes a negative determination of environmental significance ("**NEGATIVE DECLARATION**") in accordance with SEQR for the above referenced proposed action, and determines that neither a Full Environmental Assessment Form, nor an Environmental Impact Statement will be required; and:
- 2. The Responsible Officer of the Village of Lansing Board of Trustees is hereby authorized and directed to complete and sign as required the Short EAF, Part III, confirming the foregoing **NEGATIVE DECLARATION**, which fully completed and signed Short EAF shall be attached to and made a part of this Resolution.

Trustee Leopold moved the resolution and Trustee Fresinski seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-
Aye	Trustee John O'Neill-Aye	
Trustee Lynn Leopold-Aye		

The Mayor then presented the following further resolution:

Resolution #5231- Adopt Proposed Local Law C (2006) as Local Law 3 (2006)

**WHEREAS:**

- A. This matter involves consideration of the following proposed action: Adoption of Proposed Local Law C (2006), to be designated Local Law 3 (2006) upon its adoption, providing for an amendment to the Village of Lansing Code so as to (i) delete of the current minimum lot size and minimum street frontage requirements in the Commercial Low Traffic (CLT), Commercial High Traffic (CHT) and Human Health Services (HHS) Districts that are based upon the number of uses or tenants, such multiple use/tenant basis having been determined to no longer provide a rational foundation for alternative and increased minimum lot size and street frontage requirements in such Districts; (ii) the clarification that in addition to being bound by all other CLT District dimensional requirements, all parcels within the HHS District are also bound by the dimensional buffer strip requirements for the CLT District; and (iii) the amendment of the Dimensions Chart to reflect the simplified minimum lot size and minimum street frontage requirements for properties situated within the CLT, CHT and HHS Districts and to include a new "row" for the HHS District which will reflect the same dimensional requirements as apply to the CLT District; and

- B. The Village of Lansing Planning Board has (i) performed a thorough review of the proposed action, (ii) reviewed Proposed Local Law C (2006), and (iii) referred such Proposed Local Law C (2006) to the Village of Lansing Board of Trustees with a recommendation for its approval; and
- C. On April 17, 2006, the Village of Lansing Board of Trustees held a public hearing regarding this proposed action, and thereafter discussed and reviewed (i) Proposed Local Law C (2006) as recommended by the Village Planning Board, (ii) all other information and materials rightfully before the Board, and (iii) all issues raised during the public hearing and/or otherwise raised in the course of the Board's deliberations; and
- E. On April 17, 2006, the Village of Lansing Board of Trustees determined that the proposed action is an Unlisted Action for which the Board is an involved agency, and thereupon, in performing the lead agency function for its independent and uncoordinated environmental review in accordance with Article 8 of the New York State Environmental Conservation Law - the State Environmental Quality Review Act ("SEQR"), the Board (i) thoroughly reviewed the Short Environmental Assessment Form (the "Short EAF"), Part 1, and any and all other documents prepared and submitted with respect to this proposed action and its environmental review, (ii) thoroughly analyzed the potential relevant areas of environmental concern to determine if the proposed action may have a significant adverse impact on the environment, including the criteria identified in 6 NYCRR Section 617.7(c), (iii) completed the Short EAF, Part 2; and (iv) made a negative determination of environmental significance ("Negative Declaration") in accordance with SEQR for the above referenced proposed action and determined that an Environmental Impact Statement would not be required;

**NOW, THEREFORE, BE IT RESOLVED AS FOLLOW:**

The Village of Lansing Board of Trustees hereby adopts Proposed Local Law C (2006), to be designated Local Law 3 (2006).

Trustee O'Neill moved the resolution and Trustee Moore seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Larry Fresinski-Aye	Trustee Frank Moore-Aye
Aye	Trustee John O'Neill-Aye	
Trustee Lynn Leopold-Aye		

Next on the agenda was Mayor's comments. Don reported on the status of the North Triphammer Road Project and informed the Board that underground work is finished for the most part. Suit-Kote is waiting for the asphalt plants to open. They should open in about two weeks. In the meantime they will be installing sidewalks and prepping for pavement. Don stated that our goal is to maintain traffic as well as last year. Don reported that he was interviewed by Casey Stevens of WHCU, and that he is working hard to communicate so that accurate information is disseminated as to the road and traffic conditions and access to area businesses. Larry is continuing to send out daily email updates. As the project progresses we will also be sending information to the Ithaca Journal. Basically we want to keep everyone informed.

On the sewer front, the Mayor reported that we are still waiting to hear from the State to see how the Traffic Diversion Study was accepted. The only failure area was at the corner of East Shore Dr. and Cayuga Heights Rd. intersection, and that failure was only during a very short period of the day. Don explained that as we get into details of costs we will have the opportunity to better evaluate and modify our costs appropriately. Frank stated that this requires a fairly detailed calculation. He feels we should pay only for the flow we use. If we aren't contributing to the flow we shouldn't pay until we use it. We haven't established a need for this transmission line. Don stated that we've endorsed the Intermunicipal Sewer Agreement and must move forward. We've already fronted \$150,000 for the Kline Road Bypass. Frank is bothered by the fact that we are paying up front for a sewer line to run by Sun Downs Farm when there is no planned development there. Don stated that once we've agreed to the approach we need to follow through. Proper participation is not a simple solution. Larry stated that we don't have sewer districts as a town does. The whole village will share sewer costs. In a 20 year outlook you have old septs that will need to be replaced and people will

hook into the sewer. Don stated that the biggest cost to install pipe is digging the hole, so proceeding now in conjunction with the Town's proposed work will enable the Village to install sewer lines that it will ultimately need at a reduced cost. Frank was concerned that we should be spending money only for a specific benefit. He would like to see details. Don promised that Trustees that anything we do will involve the full Board.

John O'Neill asked if we were working with Mobil for a sidewalk by the gas station. Don stated that Rich Brauer is working on this issue also. John questioned how the pedestrian crossing would work at the corner of Graham Rd. and N. Triphammer Rd. Don stated that there would be a pedestrian light and a stamped crossing.

Lynn reported that she had attended a training this morning in Syracuse on Understanding and Responding To Change on the MS4 Annual Report. This year we need more detail. Lynn will be talking with Ned Hickey and Ben Curtis regarding permits that have been issued this year. She'll also talk with John Courtney on good housekeeping things that are done by our highway department. There are six minimum control measures that we must meet. Contractors have to have a Professional Engineer inspect and report their Stormwater Prevention Plans to our office. At some level we need to be able to understand the plans. Lynn feels that Ben will need help to go through all of this. There is a design handbook and the Blue Book. There are good and bad practices. Soil and Water has many training programs and they will also come out and look at sites. Ned Hickey is willing to take on the project of preparing the required Stormwater Law at the Planning Board level. Lynn will work with him on that. We have a gap analysis as to what areas in our current local laws need to be addressed and it will have to be included in our annual report. Don is concerned with the State regulations. He questioned why we would do more than what is done at the State level. It was acknowledged that the Village does a good job of covering stormwater issues. However, the gap analysis did reveal some 60 gaps in our own stormwater regulations, where our coverage is not as thorough as it will need to be to meet State standards.

Dubow suggested adopting a consistent set of rules. Lynn stated that most highway activity is exempt because it is considered ongoing maintenance. Our law needs to be in place by 3/31/08.

On Wednesday morning the stormwater coalition will start working on the subject of the required annual reports. Following that meeting, Lynn will sit down with Ben and Ned to see what has been done. The annual report will then need to be presented to the public. Lynn suggested the May 15<sup>th</sup> meeting. Jodi will make a copy of the Notice of Intent for Lynn. On the report there is a place for four different contacts. She suggested the following:

- Main Contact-Mayor Hartill
- Public Contact-Ben or DPW
- Program Coordinator- Lynn Leopold
- Annual Report Preparer-Lynn Leopold

A letter has come to the Mayor regarding the Village taking over Millcroft Road. The Board was reminded that the project plans involved the installation of the topcoat on the road to keep the snowplows from hitting and breaking the concrete gutters. It has now gone through a winter and the developers are anxious to get the road dedicated to the Village. Our engineer will look at the road.

The retention pond up on Janivar needs to be cleaned out. Don stated that that would be done this summer when it dries out.

Frank wondered if there was anything new on the deer front. Don stated that Cornell is doing a study because the deer have eaten up the Plantations pretty badly. Lynn feels the only way to control them is to shoot them. Don stated that DEC has issued fewer permits, which has caused this problem. Forests are really changing because of this. There is no new tree growth because the deer are eating it.

Motion- To Adjourn

Trustee Fresinski moved for adjournment. Trustee O'Neill seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye                      Trustee Larry Fresinski-Aye                      Trustee Frank Moore-Aye  
Aye                      Trustee John O'Neill-Aye  
Trustee Lynn Leopold-Aye

The meeting adjourned at 9:02PM.

Dake

Jodi  
Clerk/Treasurer