

Village of Lansing

MINUTES of a meeting of the Board of Trustees of the Village of Lansing held on Monday, April 4, 2011, in the Village Office.

Present: Mayor Donald Hartill; Trustees Lynn Leopold, Julie Baker and Patricia O'Rourke; Attorney David Dubow; Clerk/Treasurer, Jodi Dake; Planning Board Member, Maria Stycos.

Mayor Hartill called the meeting to order at 7:38 pm and opened the public comment period. Tob DeBoer stated that he was the observer for the Community Party.

Motion-To Close the Public Comment Period

Trustee Baker moved to close the public comment period. Trustee O'Rourke seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Patricia O'Rourke-Aye
Trustee Lynn Leopold-Aye	Trustee Julie Baker-Aye

The next item on the agenda was to open the Public Hearing on the budget.

Motion-To Open the Public Hearing on the Proposed 2011-12 Budget

Trustee O'Rourke moved to open the public hearing. Trustee Leopold seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Patricia O'Rourke-Aye
Trustee Lynn Leopold-Aye	Trustee Julie Baker-Aye

Don stated that we will be building a new office building. The current office space will be used for record storage; however, we will still use the conference room for public hearings. The vibrations from the pumps that are next door are an issue. Bolton Point tries to not operate the pumps during the Village's office hours but this is becoming more difficult to do as they produce more water. Currently the Department of Public Works office is in the garage and the staff will all be consolidated into the new building. Jodi, John, Don and Marty will meet with the architect on Wednesday to start discussions of what the Village's needs are in this new building. The water tank behind the office was decommissioned last year and is scheduled to come down in the spring.

Other capital improvements in the budget are

- 900 ft. of sewer replacement behind Shops at Ithaca Mall
- replace Cayuga Heights Road water main. The current main was bedded incorrectly when it was initially installed so we've had many issues with that line
- Replace a section of water main on Burdick Hill Road
- A mile of road resurfacing

- Storm drains on Dart Drive along with road repaving and sidewalk installation

The staff received a 3% salary increase. The members of the Board of Trustees, the Planning Board and the Board of Zoning Appeals also received an increase since they hadn't received a pay increase in six years.

There were no comments from the public.

Motion-To Close the Public Hearing on the Proposed 2011-12 Budget

Trustee Leopold moved to close the public hearing. Trustee Baker seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Patricia O'Rourke-Aye
Trustee Lynn Leopold-Aye	Trustee Julie Baker-Aye

Resolution# 5703-To Adopt the 2011-12 Proposed Budget as the Official Budget for 2011-12

Trustee O'Rourke moved to adopt the budget. Trustee Leopold seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Patricia O'Rourke-Aye
Trustee Lynn Leopold-Aye	Trustee Julie Baker-Aye

Don stated that it is disturbing that not more people are here for the budget public hearing. He indicated that we are either doing a good job or people don't care.

The next item on the agenda was to set the date, time and place for the Village Election.

Resolution# 5703-To Set the Village Election for Tuesday April 26, 2011 from 12-9pm at the Village Hall

Trustee Baker moved this resolution. Trustee O'Rourke seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye	Trustee Patricia O'Rourke-Aye
Trustee Lynn Leopold-Aye	Trustee Julie Baker-Aye

There were three sets of minutes that needed approval.

Motion-Approval of Minutes for March 7th & 21st, 2011

Trustee Leopold 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 O'Rourke seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye
Trustee Lynn Leopold-Aye

Trustee Patricia O'Rourke-Aye
Trustee Julie Baker-Aye

Motion-Approval of Minutes for March 17, 2011

Trustee Baker 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 Leopold seconded the motion. A vote was taken:

Trustee Patricia O'Rourke-Aye
Trustee Julie Baker-Aye

Trustee Lynn Leopold-Aye

Mayor Hartill stated that an encroachment issue involving a fence and shed on the 30 St. Joseph Lane property that encroaches upon Village property was recently discovered in conjunction with a sale of the property. He received a phone call regarding this two Sundays earlier stating that the encroachment was only four inches onto the Village property. Don then asked David Dubow to draw up an Encroachment License Agreement which David did and provided as requested. However, it now appears from the survey map of the property that the encroachment is more like four feet as opposed to four inches and therefore Don indicated that he now would like to postpone this issue until he has a chance to go look at the fence and shed. The house has been sold but the old owner has place money in an escrow account to cover the costs or resolving this issue.

Don stated that the proposed Lansing Reserve PDA matter was mistakenly left off the agenda. Since there is enough public interest in this, Don stated that he would not be comfortable going forward with that discussion. This issue will be on the agenda of the next Monday night meeting on May 2nd. At that meeting the Board of Trustees will decide if there is sufficient benefit to go forward with the process. Don informally suggested that the Planning Board begin to review the proposal. This was not a formal referral to the Planning Board at this time. His intended message is that the Board of Trustees is not yet indicating whether or not further review of the preliminarily PDA proposal by the Planning Board will be directed, but that it would be beneficial to the Village for the Planning Board to continue its informal review process.

Lynn reported that she has been reviewing the draft Illicit Discharge/Detection & Elimination Local Law (IDDE) that she and Ben originally worked and which David then reviewed, revised and prepared in final form for submission to the Board. What this is is our trying to prevent harmful things from reaching our storm water system. The purpose is to give us authority to control improper discharges. This is a result of EPA Regulations. We already have a Stormwater Law on the books. IDDE is another aspect of Stormwater Control. Lynn briefly explained some aspects of the proposed law. The Code & Zoning Officer will be the enforcer of this law. We will rely on the help of residents reporting if they see something. It will be impossible to locate all situations where someone is violating. However, Lynn hopes that the DPW will be our eyes and ears since they are out there working in the Village every day. The proposed law is generally

based on State Model Law. After the Trustees have had a chance to review this, Lynn hopes that a public hearing can be set for the second meeting in May. David will send a final draft copy to Jodi who will then distribute it to the Trustees, John Courtney and Marty Moseley to review. Lynn also hopes to do an article of best management practices for our Fall Newsletter.

During the Mayor's comments he stated that the Village is still working on the process of taking over the access road to the Bolton Point pump station as part of the Bolton Estate Subdivision completion. The Commission is also working on an easement area to the north of the Commission property for chemical storage and access to the lake so they can inspect their pipe. The access road is intended to also provide a trail to Poison Ivy Point. There is a parking area at the top and people can walk down to the point but it is forbidden to cross the railroad tracks. The only way to access Poison Ivy Point is from the lake. The Mayor will work with the railroad and try to get permission to cross. The Village will maintain this seasonal road and Bolton will plow it. This is a nice addition to the Village.

Don reported that the Lansing Meadows PDA funding arrangements with the County IDA have finally been completed and approved by all of the required parties. He expressed his satisfaction with the process having come to a positive conclusion after a long and difficult effort.

By way of background and update, Don explained that the Lansing Meadows PDA PILOT-PIF was recommended to the ICSD in hopes that they would approve it. Originally, the Tompkins County IDA voted against the project in late December, but since then the cost of construction of the senior housing has been lowered and the senior housing will be taxed at full assessment. Martha Robinson was the swing vote that reversed IDA's previous decision. BJ's has a "must start" date of April 1st. The first time this was presented to the Ithaca School Board there was a 4-1 vote with one absent and two abstentions. This was not a decision because five votes were needed to pass. It appeared that this was a political move by ICSD because they were upset that they don't have anyone on the IDA and because they haven't been sufficiently included in the process. The ICSD held a follow-up special meeting this past Thursday and the proposed IDA funding was then approved by a 6-2 vote. That final approval satisfied the condition to go forward with the IDA PILOT / PIF. Site work is scheduled to start next week. BJ's will benefit the area with sales tax revenue, 70 jobs plus construction jobs, and will help the environment because people currently drive out of town to go to BJ's in Rochester or Auburn.

Don also briefly outlined the Village's remaining procedural steps to be completed regarding the senior residential component of the PDA in conjunction with the commercial component involving the BJ's project. He suggested that it would be appropriate for the Board to reaffirm it's approval of the IDA PILOT/PIF funding and confirm its determination that the funding related conditions attached to the previously granted PDA authorization had been satisfied, recognizing that any additional open

conditions would still need to be addressed as part of the Planning Board special permit procedures.

Resolution #5704 - IDA PILOT/PIF Funding Approval for Lansing Meadows PDA is Reaffirmed; Funding and Financing Conditions for Lansing Meadows PDA Have Been Satisfied; Other Remaining Conditions to be Satisfied as Required.

Trustee Leopold moved this resolution. Trustee O'Rourke seconded the motion. A vote was taken:

Mayor Donald Hartill-Aye
Trustee Lynn Leopold-Aye

Trustee Patricia O'Rourke-Aye
Trustee Julie Baker-Aye

Don stated that the Ridgecrest water tank in the Town of Ithaca was being repainted. Don went on to explain the issue they were having with the epoxy paint not curing. The tank behind our office will be coming down. The cost is approximately \$70,000.

Motion- To Adjourn

Trustee Baker moved for adjournment. Trustee O'Rourke seconded the motion to adjourn. A vote was taken:

Mayor Donald Hartill-Aye
Trustee Patricia O'Rourke-Aye

Trustee Lynn Leopold-Aye
Trustee Julie Baker-Aye

The meeting adjourned at 8:50 pm.

Jodi Dake
Clerk/Treasurer