

DRAFT

Town of Lansing

Wednesday, July 08, 2013 7:15 PM

PLANNING BOARD

PLANNING BOARD MEMBERS

(*Denotes present)

- * Tom Ellis, Chairman
- * Lin Davidson, Vice-Chairman
- * Larry Sharpsteen
David Hatfield
- * Richard Prybyl
- * Al Fiorille
Gerald Caward
Jonathan Kanter, Planning Consultant
- * Ray Farkas (Alternate Member)

Other Staff

Lynn Day, Zoning, Code, Fire Enforcement Officer

Public Present

None

Other Business

Tom Ellis, Chairperson called the Planning Board Meeting to order at 7:15 PM.
No public comments/concerns voiced.

Upcoming Sewer Meeting-North Lansing Fire Hall

Larry Sharpsteen advised the Members that an "Informational" Meeting on the proposed Sewer Project is being held on Wednesday, July 10, 2013 @ 7:00 PM in the North Lansing Fire Hall. The Meeting will be hosted by Connie Wilcox and Jeanne Kirby.

Chairman Ellis enacted the Alternate Member to vote due to two Members being absent.

Approval/Denial of June 24, 2013 Meeting Minutes

Al Fiorille states on page 4, under his remarks, the word or should say **thru** and Road should say **Farm**.

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Larry Sharpsteen motion to accept as amended. Richard Prybyl seconded the motion and it was carried by the following roll call vote:

Vote of Planning Board . . . (Aye) Lin Davidson, Member
Vote of Planning Board . . . (Aye) Ray Farkas, Alternate
Vote of Planning Board . . . (Aye) Al Fiorille, Member
Vote of Planning Board . . . (Aye) Richard Prybyl, Member
Vote of Planning Board . . . (Aye) Larry Sharpsteen, Member
Vote of Planning Board . . . (Aye) Thomas Ellis, Member

Continue Discussion Regarding Possible Code Revisions - e.g., Jon Kanter's revised outline: "Add or Clarify Uses on Schedule 1" Storage Trailers

The definition will be as follows:

- Structures including, but not limited to, commercial transport trailers (with or without wheels attached), truck boxes, school buses, and container boxes. Storage units shall not include vans, station wagons, mobile homes, campers (motorized or not), or any unlicensed motor vehicle. A storage unit shall be considered an accessory structure.

Screening/ Buffering

- There shall be no more than one storage unit permitted as a matter of right per lot. Any permit application requiring more than one storage unit on a lot shall require Site Plan Review and approval.
- Storage units may not be placed in any front yard and must be appropriately screened to a height of 6 feet by either a evergreen hedge, earthen berm, or fence made of opaque materials in a way to block view.
- Each unit must be maintained in a neat and orderly fashion with the screening intact and well maintained.
- Short terms temporary Pod like objects will under certain circumstances be allowed to remain on property for up to 180 days.

Private Schools

- Add Private Club (need better definition of Club as to conform to Zoning Regulations, check with Legal Counsel regarding proof of Club, ie..Chartered by State or Gov.'t and Mission Statement)
- * asterisks' should be added to all zones for Site Plan Review

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- Sunday Schools should be added, Home Schooling exempt

Funeral Home

- Leave as is

Professional or Business Office Not in Home

- Permit in R3
- Site Plan Review Required in RA, L1, R2, R3, B1, B2 & IR
- Zones that indicate Special Use Permit shall come under review every two (2) years by Town Board or Professional Staff for specific purposes such as traffic, neighborhood complaints, changed hours of operation

Special Use Permits

- Should no longer be reviewed by the Town Board and reverted to the Planning Board

Solar Panels

- Roof Top and Free Standing Residential Allowed
- Commercial Solar/Roof Top or Free Standing shall require Site Plan Review and are not allowed in the R1 & R2 District
- Research what other Towns within the County are requiring.

Wind Energy Source

- Need to come up with guidelines for size, height, classification

Laundry Self Service

- Site Plan Review is required in the RA, B1 and B2 District.

Multiple Dwelling

- Site Plan Review required
- Storm Water Management required

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Larry Sharpsteen motioned to adjourn the Meeting at 8:45 PM. Lin Davidson seconded the motion and it was carried by the following roll call vote:

Vote of Planning Board . . . (Aye) Lin Davidson, Member
Vote of Planning Board . . . (Aye) Ray Farkas, Alternate
Vote of Planning Board . . . (Aye) Al Fiorille, Member
Vote of Planning Board . . . (Aye) Richard Prybyl, Member
Vote of Planning Board . . . (Aye) Larry Sharpsteen, Member
Vote of Planning Board . . . (Aye) Thomas Ellis, Member