

REGULAR TOWN BOARD MEETING
July 19, 2023

A Regular Meeting of the Lansing Town Board was held at the Town Hall Board Room, 29 Auburn Road, Lansing, NY, and streamed live on YouTube on the above date at 6:33 p.m. The meeting was called to order by Edward LaVigne, Supervisor, and opened with the Pledge of Allegiance to the flag. Roll call by Deborah K. Munson, Town Clerk, showed the following to be

PRESENT:

Andra Benson, Councilperson Ruth Groff, Councilperson
Bronwyn Losey, Councilperson Joseph Wetmore, Councilperson
Edward LaVigne, Supervisor

ABSENT: No one absent

ALSO PRESENT: Mike Moseley, Highway Superintendent, Patrick Tyrrell, Parks and Recreation Supervisor, Mary Ellen Albrecht, Bookkeeper, Guy Krogh, Town Counsel, Mike Sigler, Tompkins County Legislator, Kellea Bauda, Sue and Gregg Travis, Ben Broder, Dennis Griffin and a few other attendees.

MOTION TO OPEN THE PUBLIC HEARING FOR PROPOSED LOCAL LAW # 5 OF 2023 TO OVERRIDE TAX LEVY LIMIT

Councilperson Ruth Groff, moved to **OPEN THE PUBLIC HEARING ON PROPOSED LOCAL LAW # 5 OF 2023 TO OVERRIDE TAX LEVY LIMIT** at 6:34 pm.

Councilperson Joseph Wetmore seconded the motion.

All in Favor – 5 Opposed – 0

No one addressed the Town Board.

MOTION TO CLOSE THE PUBLIC HEARING

All persons desiring to be heard, having been heard, Councilperson Andra Benson, moved to **CLOSE THE PUBLIC HEARING ON PROPOSED LOCAL LAW #5 OF 2023 TO OVERRIDE TAX LEVY LIMIT** at 6:36 pm.

Councilperson Ruth Groff seconded the motion.

All in Favor – 5 Opposed – 0

RESOLUTION ADOPTING LOCAL LAW NO. 5 OF 2023 TO OVERRIDE THE TAX LEVY LIMIT ESTABLISHED IN GENERAL MUNICIPAL LAW §3-C

RESOLUTION 23-99

RESOLUTION ADOPTING LOCAL LAW NO. 5 OF 2023 TO OVERRIDE THE TAX LEVY LIMIT ESTABLISHED IN GENERAL MUNICIPAL LAW §3-C

The following Resolution was duly presented for consideration by the Town Board:

WHEREAS, the Town Board of the Town of Lansing is hereby authorized to adopt a budget for the fiscal year 2024; and

WHEREAS, the proposed Local Law No. 5 of 2023 proposes to authorize the Town Board to override the limit on the amount of real property taxes that may be levied by the Town of Lansing, County of Tompkins, for the fiscal year beginning January 1, 2024 and ending December 31, 2024, so as to allow, if necessary or desired, a real property tax levy in excess of the “tax levy limit” as defined by General Municipal Law §3-C; and

WHEREAS, a public hearing was duly held upon July 19, 2023, at the Lansing Town Hall, 29 Auburn Road, Lansing, New York, whereas the public was invited to comment upon

the proposed Local Law, and whereat all persons interested in the subject were duly heard and all evidence submitted, if any, was duly received; and

WHEREAS, upon due deliberation thereupon, and in consideration of all discussions and matters arising from or in relation to the aforesaid public hearing, the Town Board of the Town of Lansing has hereby resolved, and thus be it so enacted, as follows:

RESOLVED, that Local Law No. 5 of 2023 be and hereby is approved and adopted in the form as presented to this meeting, and in such form “be it so enacted”; and it is further

RESOLVED, that in accord with §21 of the Municipal Home Rule Law, the final adopted version of this Local Law shall be presented to the Supervisor for approval; and it is further

RESOLVED, that upon such approval by the Supervisor (or other approval occurring pursuant to said §21 of the Municipal Home Rule Law), and within 20 days after the final adoption of this Local Law, the Town Clerk shall file a certified copy of this Local Law, together with the required certifications, if any, as follows: (i) in the Office of the Town Clerk; and (ii) with the New York State Secretary of State as required by Municipal Home Rule Law §27 (said filing may be made by delivery to the NYS Department of State, Division of Corporations, State Records and Uniform Commercial Code, One Commerce Plaza, 99 Washington Avenue, Albany, New York 12231).

The question of the adoption of such proposed Resolution was duly motioned by Councilperson Ruth Groff, duly seconded by Councilperson Joseph Wetmore, and put to a roll call vote with the following results:

Councilperson Andra Benson – Aye	Councilperson Ruth Groff – Aye
Councilperson Bronwyn Losey – Aye	Councilperson Joseph Wetmore – Aye
Supervisor Edward LaVigne – Aye	

Accordingly, the foregoing Resolution was approved, carried, and duly adopted on July 19, 2023.

**TOWN OF LANSING, TOMPKINS COUNTY, NEW YORK
LOCAL LAW NUMBER 5 OF 2023
TO OVERRIDE THE TAX LEVY LIMIT ESTABLISHED IN
GENERAL MUNICIPAL LAW §3-C**

Be it enacted by the Town of Lansing as follows:

SECTION 1: LEGISLATIVE INTENT: This Local Law shall be known as “Local Law, Number 5 of 2023”. It is the intent of Local Law Number 5 of 2023 to override the limit on the amount of real property taxes that may be levied by the Town of Lansing, County of Tompkins pursuant to General Municipal Law §3-C, and to allow the Town of Lansing, County of Tompkins to adopt a Town budget for (a) Town purposes, and (b) any other special or improvement district, and Town improvements provided pursuant to Town Law Article 12-C, governed by the Town Board for the fiscal year beginning January 1, 2024 and ending December 31, 2024 that requires a real property tax levy in excess of the “Tax Levy Limit” as defined by General Municipal Law §3-C.

SECTION 2: AUTHORITY: This Local Law is adopted pursuant to subdivision 5 of General Municipal Law §3-C, which expressly authorizes the Town Board to override the Tax Levy Limit by the adoption of a Local Law approved by vote of at least sixty (60%) of the Town Board.

SECTION 3: TAX LEVY LIMIT OVERRIDE: The Town Board of the Town of Lansing, County of Tompkins is hereby authorized to adopt a budget for the fiscal year 2024 that requires a real property tax levy in excess of the limit specified in General Municipal Law §3-C.

Bear Peak Power

Founded in 2021, Bear Peak Power is a national solar and energy storage development company with assets in 10 states. The Bear Peak team has over 40 years of development and energy industry experience.

Bear Peak’s Lansing BESS project development team has developed over 200 MW of standalone energy storage projects in New York state.



Initial Project Consultants



Headquartered in Rochester, New York. Will provide environmental, civil and structural engineering support, as well as SEQRA/permitting consultation.



Headquartered in Niskayuna, New York. Will provide electrical engineering, project design and interconnection support.



Project Overview

- 200 MW, 4 hour duration standalone Battery Energy Storage System
- Industrial Zoning
- Footprint of Approximately 5.7 acres, mainly on already-disturbed land
- Bear Peak Power entered into a lease option agreement with Cayuga Operating Company in June to develop a Battery Energy Storage System



Initial Site Plan



Battery Energy Storage Systems



Battery Energy Storage Systems (BESS) 101:

- Lithium-ion batteries are the prevailing chemistry for BESS
- BESS components include:
 - Cells
 - Modules
 - Racks
 - Battery Management System (BMS)
 - Monitoring, Safety, and Balance of System Equipment
 - Interconnection Equipment



Battery Energy Storage Systems



Battery Energy Storage Systems can serve a variety of important roles, including these more common:

- Defer costly upgrades to transmission and distribution infrastructure
- Provide key grid services, such as frequency regulation and spinning reserves
- Support integration of renewable energy generators, including solar and wind
- Alleviate congestion in the grid (reducing brownouts and blackouts)
- Electric bill management, backup power for homes and businesses



Economic Development



- Battery Energy Storage Systems create jobs**
- Estimated FTE 170 construction jobs (Source: NREL)
 - Estimated 5-10 part time jobs during operation
 - Jobs will pay at prevailing wage

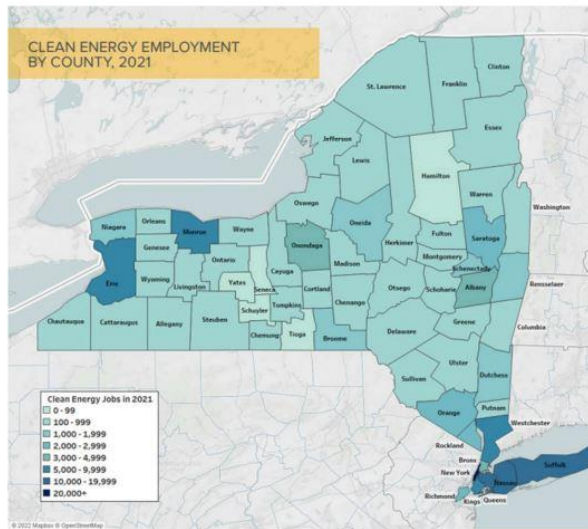
- Material Sourcing**
- Fencing, gravels, soil, etc. will be locally sourced
 - Other equipment will be locally sourced if market conditions allow

- Property Tax/ PILOT Benefits**
- Expected \$300,000 per year
 - Host Community Agreement



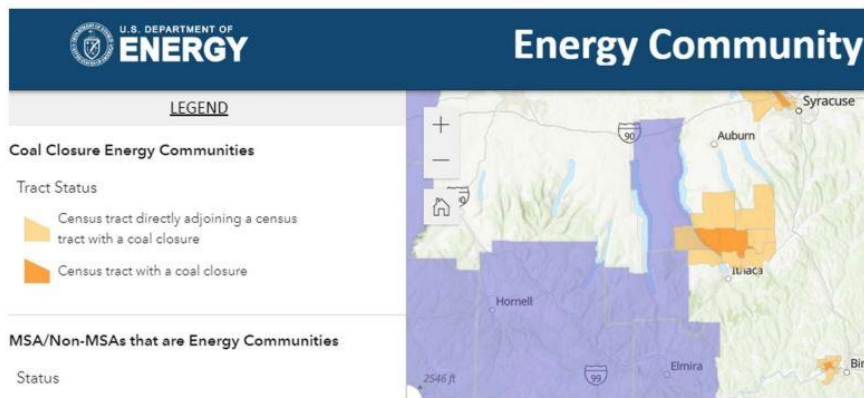
Clean Energy Industry in New York

- New York state is a national leader in clean energy jobs.
- There were over 165k clean energy jobs in New York as of 2021.
- New York has a statewide energy storage target of 6,000 MW by 2030, the largest in the nation.
- The energy storage sector alone will create 30,000 jobs in New York by 2030.



The Inflation Reduction Act and Lansing BESS

- The Lansing BESS project is located in an “Energy Community” as defined by the 2022 Inflation Reduction Act, because it is located on the property of a decommissioned coal facility.



Safety and Battery Storage

- Bear Peak Power works with suppliers to ensure that its systems are built with safety as its number one priority.
- Bear Peak Power only procures batteries that have satisfactorily performed under UL 9540A testing
- 9540A requires testing at cell, module, unit and installation level
- New York's Uniform Code contains the most up-to-date requirements for BESS safety
- Systems are equipped with a sophisticated Battery Management System that automatically detects anomalies in any single cell
- Bear Peak Power will commission a site-specific emergency response plan and site-specific training for the Lansing Fire Department once final equipment selection has been made



Permitting Pathway/ Lansing BESS Ordinance

- This project is governed by § 270-35T of the Lansing Zoning Ordinance and complies with the special conditions described in the ordinance.
- Project will be subject to SEQR Review and will require a negative declaration.



Ed stated the presentation will be posted on the Town website.

RESOLUTION GRANTING SUBDIVISION APPROVAL FOR VILLAGE CIRCLE - VILLAGE SOLARS PDA PER PRIOR APPROVALS AND AUTHORIZING SEALING OF SUCH PLAT OR MAP PER LANSING TOWN CODE § 270-67V

Town Board discussion regarding sidewalk connecting bus station to buildings located at 36 Village Circle Place and 106 Village Circle, which has not been completed.

Resolution was amended with “**RESOLVED**, the Town’s Code Enforcement Officer will not sign the Plat for this subdivision until the applicant has completed connecting the bus station to buildings located at 36 Village Circle Place and 106 Village Circle with a sidewalk installed per Town Code § 270-67V”, prior to the roll call vote.

RESOLUTION 23-100

RESOLUTION GRANTING SUBDIVISION APPROVAL FOR VILLAGE CIRCLE - VILLAGE SOLARS PDA PER PRIOR APPROVALS AND AUTHORIZING SEALING OF SUCH PLAT OR MAP PER LANSING TOWN CODE § 270-67V

The following Resolution was duly presented for consideration by the Town Board:

WHEREAS, the Town received an Application for Review and Approval of Subdivision from Rocco Lucente, Senior Vice President, Village Solars, LLC under the provisions of Town Code § 270-67V:

The developer may subdivide (and rejoin or consolidate) the PDA parcel into separate or differing tax parcels to assist in the delineation of project phasing, tax management issues, and financing for project development. In each such case, suitable cross easements shall be implied, required, and provided for access and common use of project facilities, and such proposed subdivision and line locations shall be subject to review and approval by the Town Board. Once approved by the Town Board, the Town Code Enforcement Officer may seal such map for filing with or delivery to the County Clerk or Assessor's office; and

WHEREAS, an environmental review was already conducted upon this proposal on 12 September 2022, and as the existing approvals and negative declarations already considered any potential adverse environmental effects of this approval, and as the passage of time and lack of changes in the proposal and final development plan do not create any risk of new environmental impacts not previously considered, the Town Board reaffirms the findings and negative declaration issued in Planning Board Resolution #22-13 and has determined that no supplemental environmental review is required; and

WHEREAS, upon a review and in consideration of the phased subdivision mapping submitted in furtherance of the existing approved PDA plan and approval; and

Now Therefore Be It RESOLVED, that the proposed phasing and subdivision plat or map as submitted be and hereby is approved, and the Town's Code Enforcement Officer be and hereby is authorized to seal and certify such proposed subdivision and lot line maps for filing with or delivery to the County Clerk and County Assessor's Office for approval and filing; and further

RESOLVED, the Town's Code Enforcement Officer will not sign the Plat for this subdivision until the applicant has completed connecting the bus station to buildings located at 36 Village Circle Place and 106 Village Circle with a sidewalk installed per Town Code § 270-67V.

The question of the adoption of such proposed Resolution was duly motioned by Councilperson Joseph Wetmore, duly seconded by Councilperson Ruth Groff, and put to a roll call vote with the following results:

Councilperson Andra Benson – Aye	Councilperson Ruth Groff – Aye
Councilperson Bronwyn Losey – Aye	Councilperson Joseph Wetmore – Aye
Supervisor Edward LaVigne – Aye	

Accordingly, the foregoing Resolution was approved, carried, and duly adopted on July 19, 2023.

PRIVILEGE OF THE FLOOR – GUIDELINES

Available on Town of Lansing website and as a handout.

The public shall be allowed to speak only during the Public Comment / Privilege of the Floor period of the meeting, or during public hearings, or when they have reserved and been granted time upon the agenda.

Speakers must be recognized by the presiding officer (or his or her designee) and step to the front of the room.

Speakers must give their name and state whether they are speaking as a resident, a member of the public, or for any other person or organization.

Speakers must limit their remarks to 3 minutes, and comments unrelated to the subject matter of the public hearing are not allowed.

Speakers may not yield any remaining time they may have to another speaker.

With the permission of the presiding officer a Board or committee member may interrupt a speaker for the purpose of clarification or information (and not for any other reason or to debate or disagree). Such time shall not be counted against the speaker's 3-minute limit.

All remarks shall be addressed to the Board or committee as a body and not to any member thereof, nor to any member of the public whether present at such public hearing or not.

Speakers shall observe the commonly accepted rules of courtesy, decorum, dignity and good taste.

Interested parties or their representatives may address the Board by written communications. Written documents and evidence may be submitted as part of the record of the public hearing.

Persons who exceed 3 minutes, violate rules of courtesy, decorum, dignity or good taste, or deliberately or by their behavior interfere with other person's right to comment or participate in the public hearing, or who deliberately or by their behavior interfere with governmental administration will be cut off, removed, or have non-recognized comments removed from the record, or any combination of the above. Before comments or statements will be excised from the record, the speaker will be verbally warned that they are in violation of the rules for this public hearing.

PRIVILEGE OF THE FLOOR – COMMENTS

No one addressed the Town Board.

LANSING COMMUNITY LIBRARY REPORT – CHRISTINE EISENHUT

Submitted the following report to the Town Board and it was included in the meeting packet which was available on the Town of Lansing website and as a handout.

TOWN BOARD UPDATES FROM THE LANSING COMMUNITY LIBRARY July 2023

1. The Summer Reading program is in full swing! The theme is "All Together Now". There are many events planned throughout the remainder of July and August. Please check the website or the library for a full calendar.
2. The Power House, a mobile program of Cornell Cooperative Extension, will be visiting the library parking lot on Thursday, July 20th with fun and engaging STEM activities for kids.
3. Watercolor artist Lee O'Connell will be offering a class on July 27th at 10:30am to children 8 and older.
4. The library is participating in the Target Circle Program. Shoppers can vote for the LCL and help direct Target's giving program to benefit our library by visiting target.com/circle. Please vote by September 30th.
5. During the month of July, the library will be collecting supplies and monetary donations to help support the Lansing PTSO Pack-a-Backpack program.
6. Book donations to the library have been suspended for the month of July.
7. On display during July and August will be the Sculpture, Painting and Poetry of Shawn Hull.
8. The library has a mobile wireless hotspot available for check out. Also, the Wi-Fi is not password protected. The community is welcome to park in the lot to access the Internet.

9. Instructor John Burger hosts T'ai Chi classes at the Community Center on Fridays from 10:30-11:30 am.
10. Learn to play American Mah Jongg every Tuesday at 10:15am and play American Mah Jongg every Wednesday from 1:00-3:00pm.
11. The library continues to provide free delivery to Woodsedge.
12. The library has an Empire Pass and passes to the Museum of the Earth and the Cayuga Nature Center available for check out. Board games, puzzles, story time kits, and STEAM kits are also available.
13. The library continues to distribute free self-test COVID-19 kits, antibacterial wipes and N95 masks to Lansing households.

LANSING YOUTH SERVICES REPORT – RICK ALVORD

No report.

TOMPKINS COUNTY LEGISLATOR REPORT – MIKE SIGLER

Reviewed the following report which was a handout.

Before reviewing his report, Mike stated Tompkins County will pave Brickyard Road this year.

**Tompkins County Legislator
Michael Sigler
July 2023**

Hello and thank you for having me again. I want to thank Dominick Recckio for his County press releases that I draw liberally from.

Not much to report this month.

Last night the main resolution of discussion was the call to close the Seneca Meadows landfill. The measure failed because it got seven votes and needs eight. Shawna was out of town and it's unclear how she'd vote so I'm not sure if the measure will be back or not. I don't think anyone likes the amount of trash produced or the reality that we have landfills, but we do produce trash and need landfills. While Tompkins doesn't send its more than 100 million pounds of trash a year to Seneca Meadows, we do send it to a landfill and we could go to Seneca Meadows if our contract with the trash hauler changes in two years. If Seneca closes, I only see a few alternatives. Either we open a landfill which I can't imagine will have support, we send it to be burnt for energy as they do in countries like Sweden. I see few calls for that. Or we send it to more distant landfills, boosting our carbon footprint in getting it there. Our plan in Tompkins is to reduce our trash by 2/3rds in the coming years. That will still leave us with tens of thousands of pounds of garbage and we have to put it somewhere.

The Tompkins County Tourism Program has three grant programs running this fall: Community Celebrations, Tourism Advancement, and Tourism Capital grants. A total of \$391,550 is available in the fall grant cycle for these three programs. Detailed information is available at www.tompkinscountyny.gov/tourism/grants

If you're looking for a way to celebrate your community's culture, history, and diversity, you might be eligible for a celebration grant. The grants are up to \$2500. It can be a cultural festival, a neighborhood gathering, a sports tournament, or anything else that showcases your community's spirit and values.

To apply, simply fill out the online application form by **August 31, 2023**. We are now allowing applicants to submit an audio or video in support of their application.

If you're looking for a way to showcase our community to visitors from near and far, you might apply for a tourism advancement grant. It's designed to promote our destination to tourists. It can go toward advertising, signage, website development, performances, event planning, and more. Deadline is also **August 31, 2023**.

Lastly there are tourism capital grants available. They support major investments in visitor-generating projects such as theaters, museums, and other major cultural and recreational attractions. The funds can be used for design, renovation, and new building projects; investments in unique permanent installations such as exhibits; and feasibility studies of potential capital projects. That application goes to Ithaca Area Economic Development for a pre-application consultation. Deadline is also **August 31, 2023**.

The two contacts are Nick Helmholdt, Principal Planner / Tourism Program Director nhelmholdt@tompkins-co.org 607-274-5560 and Kurt Anderson, Director of Development Operations and Strategy kurt@IthacaAreaED.org 607-273-0005.

Mike also stated:

Boat launch at Myers Park is very nice.

HIGHWAY REPORT – MICHAEL MOSELEY

Submitted the following report to the Town Board and it was included in the meeting packet which was available on the Town of Lansing website and as a handout.

HIGHWAY REPORT July 2023

Intermunicipal Work

- Worked with the Town of Dryden and NYS DOT to pave Waldon Lane
- Tompkins County and Town of Dryden trucks helped to assist us in paving Woodland Way

Road Maintenance/Improvement

- Oakwood Drive overlaid with hot mix with shoulders added.
- Continued road maintenance on all Town roads
- Assisted Parks and Recreation Department to add crusher run to the road at Salt Point

Storm Damage/Flooding

- SE part of Town received roughly 3” of rain in just over an hour on July 3rd which caused flooding within the Town. Crews worked to repair the damage.
- Crews worked to clean up downed trees from storms.

Tree and Brush Maintenance

- Tree and brush maintenance along roadside to aid line of sight.
- Right of way tree maintenance

Water/Sewer Maintenance

- Repaired water main break on Brickyard Road.
- Fixed broken sewer manhole covers.

Office

- Mikey and Jenna worked diligently with Tompkins County Soil and Water to complete the application for Vac truck.

Mike stated the Town will be reimbursed \$521,019.76 from four (4) NYS programs to support local roads: Consolidated Local Street (CHIPS), Pave-NY, Extreme Winter Recovery (EWR), and Pave our Potholes (POP), but the work must be completed first. He asked the Town Board for an additional \$40,000 to do the work and then be reimbursed. There will be a budget modification at the August 16, 2023 Town Board Meeting.

PARKS AND RECREATION REPORT – PATRICK TYRRELL

Submitted the following report to the Town Board and it was included in the meeting packet which was available on the Town of Lansing website and as a handout.

**Parks & Recreation
July 2023
Town Board Meeting**

RECREATION:

- We hosted both 10U and 12U baseball tournaments this month with our Lansing Hitcats teams coming out on top of both. Both tournaments were very well attended. Thank you to Moore’s Family Farm for having their donut trailer here for both tournaments, it was a fantastic addition to the tournaments.
- All our summer camps are running smoothly except for the air quality issues we have had to deal with.
- We have received lots of compliments for our wildflowers in the ditch by the ball fields. We received our order of more seeds this week which will be planted in the next couple of weeks. Thanks to the Tompkins County Parks & Trails Grant.
- Baseball home run fences will come down this week and you will see soccer goals going up soon.
- This week’s camps include Hogwarts, Band, Basketball, Swimming, Horse Riding and Fly Fishing.

PARKS:

- We have begun our Music in the Park series; it has been an immense success.
- All the playground repair pieces have been ordered, they should arrive this week and be installed immediately.
- NYS Parks & Trails Grant team answered the Town Board’s questions.
- We had an Eagle Scout complete a picnic table and two new benches for Lansing Center Trail. Thank you Luis Kapur-Mauleon III.
- All non-Lansing residents must pay \$7 to enter Myers Park. Season Passes for non-residents are available at a discounted rate.
- We have received donated logs from Cascadilla Tree service to replace the concrete barriers at Salt Point and make it look more natural. This project will be put on the schedule.
- Thank you to the Highway crew for re-grading the road into Salt Point.
- Lansing Lighthouse 5k will be held August 26th.
- Myers Park guarded swimming is open. We are monitoring our beachfront for algae blooms daily.
- Usage at Myers Park has been consistently high.

DIRECTOR OF PLANNING REPORT – JOHN ZEPKO

Submitted the following report to the Town Board and it was included in the meeting packet which was available on the Town of Lansing website and as a handout.

Planning & Code Enforcement

John Zepko, Director, CPESC, CFM
Reporting Period June 2023

CORE PLANNING FUNCTIONS

- **General Admin**
 - The Department continues to seek applicants for the position of Planner
- **Planner conducting classification and review of development applications**
- **Planning Board staff support**
- **Zoning Board of Appeals staff support**
- **Hazard Mitigation Planning**

- **Floodplain Management**
 - 31 May 2023 – Official findings from the NYS DEC (FEMA) Community Assistance Visit (CAV) were received and are available for review at the office of Planning and Code Enforcement. The purpose of the CAV was to assess the Town of Lansing’s compliance with NFIP regulations. Code Enforcement Officer Scott Russell has made significant progress in addressing items of concern noted by NYS DEC during their CAV visit.
- **Stormwater Management**
 - The MS4 Annual Report was completed and submitted to the NY Department of Environmental Conservation

LAND USE WORK PROGRAM

- **Code Revision Committee**

COMMITTEE MANAGEMENT

- **Agricultural and Farmland Protection Committee staff support**

PLANNING BOARD

- **26 June meeting** – the Planning Board heard the following:
 - Lot line adjustment at 365 Fenner Road
 - Public Hearing for Minor Subdivision 547 Ridge Road
 - Sketch plan for Site Plan at 431 Auburn Rd
 - Sketch Plan for Major Subdivision at 825 Lansingville Rd
 - Lansing Community Solar – Lansingville Rd – a 2nd public hearing was held for a proposed 5 MW community solar project.

ZONING BOARD OF APPEALS

- 14 June meeting – The Zoning Board of Appeals held a public hearing for an appeal for side and front setback regulations of the AG zone.

CODE ENFORCEMENT

- **June 2023 Permit Information**
 - 31 New Building Permits issued
 - 12 Building Permits Closed

ENGINEER’S REPORT – DAVE HERRICK

No report.

2 AUBURN ROAD

Highway Superintendent Mike Moseley stated he has been working on the procurement for this project with the Code Office, Town Engineer and Town Counsel. He reported the Town Engineer has been out of Town, but he may have some information for the Town Board at the August 16, 2023 Town Board Meeting.

TOWN CLERK REPORT – DEBBIE MUNSON

Submitted the following report to the Town Board and it was included in the meeting packet which was available on the Town of Lansing website and as a handout.

**TOWN CLERK
JULY 2023**

Ethics Disclosure Statements

The Board of Ethics had several follow up questions during their review of the disclosure statements. Our office is gathering additional information for them.

Water and Sewer Payments

The next quarterly water bill will be coming out August 1st. As a reminder, customers may sign up to receive their bill electronically. Sign up here: <https://www.boltonpoint.org/ebilling>. This service is provided and managed by Bolton Point. There are no additional fees associated with receiving a bill electronically.

2023 Final Assessment Roll

Our office has received the 2023 Final Assessment Roll and Special District report for Lansing. It is available to view online here - <https://www.tompkinscountyny.gov/files2/assessment/rolls/2023Final/Lansing.pdf>

Debbie asked the Town Board about sending 2023 Town laws for codification, cost will be over \$7,000.

Codification Discussion

Town Board discussion regarding codification of Town Laws. Codifying laws provides clarity for the Town; when people look at the code they presume it is up to date. Current 2023 laws should be sent to General Code and paid out of the “A” fund-technology contractual. For the future, \$10,000 - \$20,000 should be put in the Town budget to cover codification.

BANK DISCUSSION - Supervisor Ed LaVigne discussed meeting with banks.

Supervisor Ed LaVigne, Deputy Supervisor Andra Benson, Bookkeeper Mary Ellen Albrecht, and Information Aide Jennifer Schenck met with Tompkins (Trust) Community Bank, Cayuga Lake National Bank (CLNB) and Community Bank. Their recommendation is to move Town accounts to CLNB, they have better rates. A motion or resolution is not necessary because CLNB is a designated bank in the Town’s organizational resolutions and per the Town Investment Policy the Supervisor is authorized to invest all funds. Mary Ellen will move accounts to CLNB.

Ed will ask Municipal Solutions to do a compliance review of the Town Investment Policy and make recommendations.

CONSENT AGENDA

a. **RESOLUTION APPROVING HIRING OF A SEASONAL LANSING HIGHWAY DEPARTMENT EMPLOYEE AS NEEDED**

RESOLUTION 23-101

RESOLUTION APPROVING HIRING OF A SEASONAL LANSING HIGHWAY DEPARTMENT EMPLOYEE AS NEEDED

The following Resolution was duly presented for consideration by the Town Board:

WHEREAS, the Town Highway Superintendent had included the hiring of a seasonal employee to assist with the increased workload of the Highway Department in the summer in his annual budget funding, and such funds were approved as part of the 2023 budget; and

WHEREAS, the Deputy Town Highway Superintendent has been principally placed in charge of making recommendations to the Town Board and final decisions relating to the filing of such positions, including the selection of candidates and the setting of appropriate pay rates and terms of employment; and

WHEREAS, and after due deliberation upon this matter, be it now hereby RESOLVED as follows:

1. That one seasonal laborer position be and hereby is approved to be filled by the selection of the Deputy Highway Superintendent of and for the Highway Department, effective July 20, 2023 at a rate of pay not to exceed \$19.32 per hour per position, and upon such reasonable terms as the Deputy Highway Superintendent shall so select.
2. The Town Personnel Officer be and hereby is authorized to make such changes to the Town’s employment and civil service rosters and file required civil service forms to place into immediate effect such changes and these resolutions, including by the filing of form MSD 428, if required.

b. RESOLUTION UPDATING ORGANIZATIONAL RESOLUTION NO. 23-22 ESTABLISHING STANDARD HOURS PER MONTH, AS REQUIRED FOR DETERMINATION OF RETIREMENT BENEFITS TO INCLUDE CODE ENFORCEMENT OFFICER – TRAINEE POSITION

RESOLUTION 23-102

RESOLUTION UPDATING ORGANIZATIONAL RESOLUTION NO. 23-22 ESTABLISHING STANDARD HOURS PER MONTH, AS REQUIRED FOR DETERMINATION OF RETIREMENT BENEFITS TO INCLUDE CODE ENFORCEMENT OFFICER – TRAINEE POSITION

The following Resolution was duly presented for consideration by the Town Board:

WHEREAS, Resolution No. 23-80 created a new position, Code Enforcement Officer – Trainee; and

WHEREAS, Resolution No. 23-22 does not include the position of Code Enforcement Officer – Trainee; and

WHEREAS, upon due deliberation being had thereupon, the Town Board of the Town of Lansing has hereby

RESOLVED, that Resolution No. 23-22 is updated to include Code Enforcement Officer – Trainee at 7.3 hours/day and 36.5 hours/week, for determination of retirement benefits.

CONSENT AGENDA RESOLUTIONS 23-101 – 23-102

RESOLUTION 23-103

RESOLVED, that the Consent Agenda Resolutions **23-101 – 23-102**, are hereby approved as presented and amended, and

The question of the adoption of such proposed Consent Agenda Resolutions were duly motioned by Councilperson Bronwyn Losey, duly seconded by Councilperson Joseph Wetmore, and put to a roll call vote with the following results:

Councilperson Andra Benson – Aye	Councilperson Ruth Groff – Aye
Councilperson Bronwyn Losey – Aye	Councilperson Joseph Wetmore – Aye
Supervisor Edward LaVigne – Aye	

Accordingly, the foregoing Resolutions were approved, carried, and duly adopted on July 19, 2023.

MOTION TO AUTHORIZE TOWN SUPERVISOR TO WRITE AND SEND LETTER TO GOVERNOR HOCHUL URGING HER TO IMMEDIATELY SIGN BILLS S.5959b/A.5718b TO SAVE NONPROFIT AUTO INSURANCE

MOTION M23-21

6:31 pm, to consider public input and comments upon such subdivision, and to hear all persons, at 29 Auburn Road, Lansing, NY, interested in the subject thereof, and to take such action thereon as is required or permitted by law; and it is further

RESOLVED, that the Town Clerk of the Town of Lansing, Tompkins County, New York, is hereby authorized and directed to cause a Notice of Public Hearing to be published in the official newspaper of the Town of Lansing, and also to post a copy thereof on the Town signboard maintained by the Town Clerk, in accord with the law.

The question of the adoption of such proposed Resolution was duly motioned by Councilperson Andra Benson, duly seconded by Councilperson Joseph Wetmore, and put to a roll call vote with the following results:

Councilperson Andra Benson – Aye	Councilperson Ruth Groff – Aye
Councilperson Bronwyn Losey – Aye	Councilperson Joseph Wetmore – Aye
Supervisor Edward LaVigne – Aye	

Accordingly, the foregoing Resolution was approved, carried, and duly adopted on July 19, 2023.

RESOLUTION AMENDING CONSOLIDATED ABSTRACT #006 RESOLUTION NO. 23-98, TO CORRECT CLERICAL ERRORS

RESOLUTION 23-105

RESOLUTION AMENDING CONSOLIDATED ABSTRACT #006 RESOLUTION NO. 23-98, TO CORRECT CLERICAL ERRORS

The following Resolution was duly presented for consideration by the Town Board:

WHEREAS, the Town Board of the Town of Lansing does hereby amend Resolution No. 23-98, correcting clerical errors in Consolidated Abstract #006. There were the following typographical errors on: Audited Voucher #'s 469-598; they should have been #'s 469-599, Audited T & A Voucher #'s 33-34; they should have been #'s 33-38, Pre-pay T & A Voucher #'s 33-38; they should have been #'s 33-34. The errors only involved the Audited Voucher #'s, Audited T & A Voucher #'s and Prepay T & A Voucher #'s. The Total Appropriation amounts were correct. As a result the voucher #'s in Consolidated Abstract #006, as presented at the June 21, 2023 Town Board meeting were incorrect due to clerical errors. All of the vouchers were reviewed by Councilperson Joseph Wetmore and Councilperson Bronwyn Losey and the intent was to pay all of them; and

WHEREAS, upon due deliberation thereupon, the Town of Lansing has hereby

RESOLVED, that the Corrected Consolidated Abstract #006, as presented here, replaces the incorrect Consolidated Abstract which was presented at the June 21, 2023 Town Board meeting;

CONSOLIDATED ABSTRACT # 006

DATED 06/21/2023

AUDITED VOUCHER #'s	<u>469 – 599</u>
PREPAY VOUCHER #'s	<u>469 – 476</u>
AUDITED T & A VOUCHER #'s	<u>33 – 38</u>
PREPAY T & A VOUCHER #'s	<u>33 – 34</u>

<u>FUND</u>	<u>TOTAL APPROPRIATIONS</u>
GENERAL FUND (A&B)	<u>\$ 108,406.54</u>

HIGHWAY FUND (DA&DB)	<u>\$ 302,731.93</u>
ARPA (HF)	<u>\$ 11,100.00</u>
DRAINAGE DISTRICTS (SDD2,4,5,6,7,8,SD10)	<u>\$ 555.00</u>
LANSING LIGHTING (SL1, 2 &3)	<u>\$ 1,518.66</u>
WARREN & CHERRY SEWER DISTRICTS (SS1, SS3)	<u>\$ 21,094.20</u>
LANSING WATER DISTRICTS (SW)	<u>\$ 12,112.92</u>
TRUST & AGENCY (TA)	<u>\$ 56,677.03</u>

The question of adoption of such proposed Resolution was duly motioned by Councilperson Joseph Wetmore, duly seconded by Councilperson Ruth Groff, and put to a roll call vote with the following results:

Councilperson Andra Benson – Aye	Councilperson Ruth Groff – Aye
Councilperson Bronwyn Losey – Aye	Councilperson Joseph Wetmore – Aye
Supervisor Edward LaVigne – Aye	

Accordingly, the foregoing Resolution was approved, carried, and duly adopted on July 19, 2023.

RESOLUTION APPROVING AUDIT AND BUDGET MODIFICATIONS AND SUPERVISOR’S REPORT

RESOLUTION 23-106

RESOLUTION APPROVING AUDIT AND BUDGET MODIFICATIONS AND SUPERVISOR’S REPORT

The Supervisor submitted his monthly report for the month of May 2023, to all Board Members and to the Town Clerk. The Supervisor’s Report was reviewed by Councilperson Joseph Wetmore. The bills were reviewed by Councilperson Joseph Wetmore and Councilperson Andra Benson. The Supervisor’s Report be approved as submitted and the Bookkeeper is hereby authorized to pay the following bills and to make the following budget modifications.

CONSOLIDATED ABSTRACT # 007

DATED 07/19/2023

AUDITED VOUCHER #'s	<u>600 – 710</u>
PREPAY VOUCHER #'s	<u>600 – 606</u>
AUDITED T & A VOUCHER #'s	<u>39 – 45</u>
PREPAY T & A VOUCHER #'s	<u>39 – 41</u>

<u>FUND</u>	<u>TOTAL APPROPRIATIONS</u>
GENERAL FUND (A&B)	<u>\$ 185,622.86</u>
HIGHWAY FUND (DA&DB)	<u>\$ 348,848.09</u>
ARPA (HF)	<u>\$ 64,884.25</u>
DRAINAGE DISTRICTS (SDD1-)	<u>\$ 484.48</u>

LANSING LIGHTING (SL1, 2 &3)	<u>\$ 1,499.59</u>
WARREN & CHERRY SEWER DISTRICTS (SS1)	<u>\$ 3,119.97</u>
LANSING WATER DISTRICTS (SW)	<u>\$ 74,884.86</u>
TRUST & AGENCY (TA)	<u>\$ 92,446.30</u>

GENERAL FUND A
July 19, 2023

<u>FROM</u>	<u>TO</u>	<u>FOR</u>	<u>AMOUNT</u>
A599	A1440.403	From Fund Balance to Engineering-Transportation Addtl needed for Road issues (ie: Hwy Drainage, Ludlowville)	\$6,500.00
A599	A1610.400	From Fund Balance to Technology Due to Firewall Replacement	\$5,500.00
A599	A1910.400	From Fund Balance to Unallocated Insurance Due to increase in premiums 2023-2024	\$3,500.00

GENERAL FUND B
July 19, 2023

B599	B8020.401	From Fund Balance to Planning Board-Engineer Addtl needed	\$10,000.00
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GENERAL FUND SS1
July 19, 2023

SS1-599	SS1-8120.400	From Fund Balance to Warren Sewer Contractual Due to Sewer repairs	\$12,000.00
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The question of the adoption of such proposed Resolution was duly motioned by Councilperson Andra Benson, duly seconded by Councilperson Joseph Wetmore, and put to a roll call vote with the following results:

Councilperson Andra Benson – Aye	Councilperson Ruth Groff – Aye
Councilperson Bronwyn Losey – Aye	Councilperson Joseph Wetmore – Aye
Supervisor Edward LaVigne – Aye	

Accordingly, the foregoing Resolution was approved, carried, and duly adopted on July 19, 2023.

BOARD MEMBER REPORTS

Andra Benson – reported the following:

Lansing Library – written report above

Ruth Groff

Submitted the following report to the Town Board and it was included in the meeting packet which was available on Town of Lansing website and as a handout.

Ruth Groff
Town Board Member Report
July 2023

- **Ithaca Tompkins County Transportation Council (“ITCTC”) Joint Policy/Planning Committees: June 20, 1:00pm**

- Both committees approved amendments to the Unified Operations Plan, affecting sub-committees and budget
- Transportation Improvement Program amendments approved: A) NYSDOT Project Funding Adjustments, and B) Federal Transit Administration 5307 Table-FFY 2023
- Performance Measures Report – Staff continues to monitor a series of transportation performance measures exceeding the requirements of federal regulation.
- Director’s Report – Ithaca Carshare Insurance legislation update
 - Subsequent to the meeting, the Director sent an email requesting individuals and organizations send a letter to Governor Hochul, requesting that she sign the bills regarding this issue that are sitting on her desk.
- **Conservation Advisory Council (“CAC”): July 6, 6:30pm**
 - The committee discussed at length the Proposed Amendments to Town Code for Additions to Chapter 7 to Address Operations and Governance Rules for Committees & Resolutions Creating Subcommittees
 - Gian Dodici, Chair of the Dryden Conservation Board was asked to briefly join the meeting to discuss the process of a CAC becoming a Conservation Board.
- **Capital Improvement Committee: July 5, 9:00am - Cancelled**
- **Parks, Recreation, and Trails Committee: June 22, June 29, July 13, 2:00pm**
 - Patrick Tyrrell and Ruth Groff have weekly update meetings with Ellie Peterson, Intern from Cornell, regarding her work on potential plans for the Jonas Falls area. She has been looking at slope analysis, topography, and parcel boundaries. Her latest work involves options for trails and scenic overlooks to the falls, utilizing only the property owned by Jack Young.

Bronwyn Losey – reported the following:

Zoning Board of Appeals (ZBA) – meeting cancelled

Broadband Committee – meeting cancelled (power outage)

Joseph Wetmore

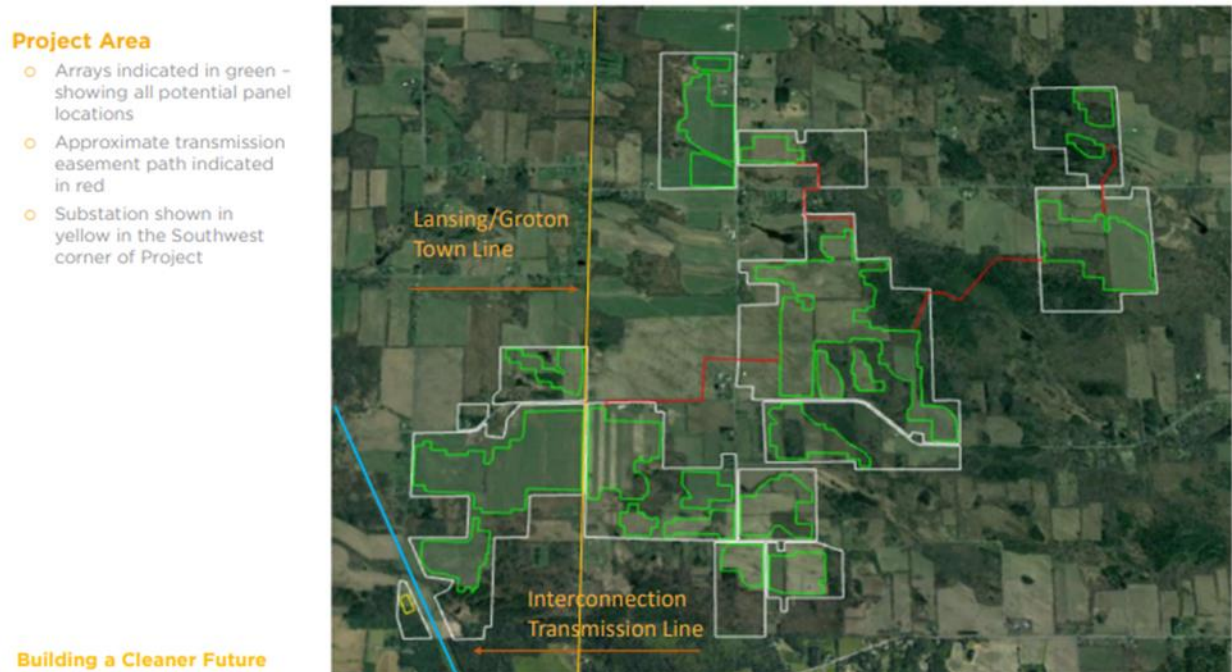
Submitted the following report to the Town Board.

**Joseph Wetmore
Town Board Member Report
July 2023**

**Yellow Barn Presentation
Thursday, June 22·7:00 – 9:00pm**

The developer gave a presentation of their proposed Yellow Barn Solar Project:

- *160-Megawatt solar array
- *Approximately 800 fenced acres of agriculture, forest, and scrub land
- *Expected Commercial Operation Date is late 2025 - 2026
- *Project located between the Towns of Lansing and Groton, just north of the Dryden border (see map below)
- *Approximately 80% of project in Groton, 20% in Lansing
- *Interconnection in Lansing along Van Ostrand Rd



All large-scale renewable energy projects such as this go through the Office of Renewable Energy Siting (ORES) for review and approval. Lansing and Groton have minimal input in this process.

The public was largely concerned that there was not enough detail in their presentation to understand how this project would affect their property.

Planning Board

Monday, June 26-6:30 – 8:30pm

1. 825 Lansingville Rd, Tax Parcel Number 4.-1-18.1 The applicant proposes to subdivide a ~4-acre flag lot from the ~66.2-acre parent lot. Declaration of Lead Agency; Set public hearing for July meeting

2. United Storage TBR, LLC, 431 Auburn Rd, Tax Parcel Number 30.-1-16.32
Project Description: The applicant proposes to construct an approximately 9,600 square foot building on the existing ~9-acre lot. The Planning Board discussed the applicant’s sketch plan

3. Walnut Ridge, 100 Brown Hill Rd, Tax Parcel Number 8.-1-22.4. The applicant proposes a lot line adjustment of 32.53 acres to the adjacent property owner. Agreed that staff could approve this lot-line adjustment

4. 1547 Ridge Rd, Tax Parcel Number 12.-1-17.4. The applicant proposes to subdivide an ~12.26-acre lot into two parcels. Parcel A is 6.46 acres and Parcel B is a 5.78-acre flag lot. Approved

5. Genie Solar Energy, Lansingville Road, Tax Parcel Number 16.-1-19.2. The applicant proposes to construct a 5 MW ground-mounted solar, approximately 18 acres in size, on a 107.2-acre parcel in the RA zone. The project will be subject to Town of Lansing code §270-27 site plan review, and §270-35 R. Solar Energy Facility Special Conditions. Continuation of Public Hearing

**Yellow Barn Solar - CS Energy Follow up Call
Thursday July 6 - 3:30 PM - 4:30 PM**

I participated in the first half-hour of a zoom call (future calls have been moved to not conflict with Bolton Point’s meetings). The developer was following up on their presentations in Lansing and the following day in Groton. We also discussed other documents sent to the town in regard to this project.

Bolton Point
Thursday, July 6 4:00 – 5:00pm

1. General Manager gave an update on the American Water Works Association (AWWA) conference he attended in Toronto. Update on the Cascarilla Creek Transmission Main project.
2. Budget and Finance Committee report.
 - a. Approval of 2024 budget
 - b. Approval of 5% rate increase
 - c. Approval of declaring two trucks surplus Equipment
 - d. Approval of July Warrants
3. Engineering and Operations Committee report
4. Personnel and Organization Committee report

Edward LaVigne – reported the following:

Yellow Barn Solar – weekly meeting tomorrow at 1:00

WORK SESSION MEETING ITEMS OF DISCUSSION

Department of Public Works (DPW) Discussion

- Discussing since 2004
- Hire consultant
- Highway and Parks departments already work together and share employees and equipment
- Clarify job descriptions
- Budget season and highway contract negotiations coming up
- Consultant should look at whole picture
 - All departments
 - Information Aide
 - Committees
- Eliminate step program
- Heather, from Tompkins County Human Resources, agreed to help the Town with this
 - Meet with Heather before hiring consultant

MOTION TO ENTER CLOSED SESSION

Councilperson Joseph Wetmore moved to **ENTER CLOSED SESSION TO OBTAIN LEGAL ADVICE ON MANAGING TERMS AND NEGOTIATIONS FOR HOST COMMUNITY AGREEMENT AT 8:55 PM.**

Councilperson Ruth Groff seconded the motion.

All in Favor – 5 Opposed – 0

MOTION TO EXIT CLOSED SESSION

Councilperson Joseph Wetmore moved to **EXIT CLOSED SESSION AT 9:25 PM.**

Councilperson Ruth Groff seconded the motion.

All in Favor – 5 Opposed – 0

MOTION TO ADJOURN MEETING

Councilperson Joseph Wetmore moved to **ADJOURN THE MEETING AT 9:26 PM.**

Councilperson Ruth Groff seconded the motion.

All in Favor – 5 Opposed – 0

Minutes taken and executed by the Town Clerk. Minutes beginning with Closed Session were taken by Guy Krogh, Town Counsel, and executed by the Town Clerk.

July 19, 2023

Respectfully submitted,

Deborah K. Munson, RMC
Town Clerk