



**MARDI GRAS** celebrants Andra Benson and Anna Beckwith marked "Fat Tuesday" on February 8 at All Saints Parish Hall with food, music and a parade.

## Editorial Corner

- The "editorial corner" is available to all community members for the courteous expression of varying points of view and does not necessarily reflect the opinion of the Lansing Community News.

### A Proposal To Fairly Apportion The Costs Of Proposed Water District # 17, Extension # 5

By Daniel D. Konowalow

The wide variety of land use within the proposed Extension #5 (hereafter X5) to Water District 17 makes it quite difficult to arrive at an equitable formula for apportioning the costs. The bulk of the land in X5 lies within Agriculture District No. 1 and some of that is actively farmed. The largest number, highest density, and typically the highest valued tax parcels within X5 lie largely along the lake shore on Lansing Station and Bill George Roads.

Paradoxically, many (but not all) the properties along the lake shore suffer from an inadequate water supply; some inland properties suffer likewise. Naturally, the interest in establishing X5 is highest among those whose present water supply is least satisfactory. My object here is to explore ways to apportion the costs of the district in proportion to the benefits derived.

Let me comment on the cost apportionment which was suggested by the Town Board at the first public informational meeting on Dec. 4, '96. The idea of assessing lots apparently assumes that the land in a water district is all developed or is soon to be so. It ignores the existence of agricultural lands which are intended to remain agricultural. The arbitrary division of "unimproved" land into lots (as in the lot unit formula proposed at the Dec. 4 meeting) says to the farmer, "Either develop your land yourself or else sell to a developer because the Town of Lansing is going to make it too expensive for you to continue to farm your land." Is that REALLY the message the Town Board wants to send? If not, then they had better propose a more rational financing scheme which allows the more densely populated portion of X5 to satisfy its water needs without forcing others to leave the land.

It's self-evident that only households (or businesses) are beneficiaries of the availability of municipal water. Woodlots, orchards, cornfields, etc. do not benefit from such availability. Bolton Point water is much too expensive for it to be used to water such crops. Neither road frontage nor certainly not back acreage benefits from the availability of municipal water. Consequently, these factors do not provide a rational basis of an assessment for a water district.

Thus, we propose the simple formula: **1 consumption unit = 1 share of the cost** as the sole basis for assessing those who connect to the municipal water lines.

I share the concern of those landowners whose water resources are presently quite adequate that they be forced to subsidize their neighbors' water supply with no benefit to themselves. I argue here that there are some small benefits to these landowners as well, but that they be assessed at a correspondingly lower rate than those who do connect. Such limited benefits include:

1) **Lower Fire Insurance Rates** Property owners next to a water line can expect to save 10-15% on the premium. On a house insured for \$100K this will save \$30-\$50/yr whether or not the house is otherwise connected. Note that undeveloped land receives no such benefit.

2) **Increased Safety** in case of fire. While it's impossible to assign a "hard" dollar value, I'll assign triple the premium savings to give \$150. Note no benefit to undeveloped land again.

3) **Opportunity to Connect** - Though a household may now have adequate water, it may not always be so. The opportunity to connect to the X5 water supply instead of drilling a new well or replacing a pump is worth something. Arbitrarily, I'll say \$50 per year.

4) **Other benefits** - Some folks maintain that property is more saleable with municipal water available than without. Probably most of us in X5 don't have a good way to assign a dollar value to this aspect. We do know that we've bought or built and secured a mortgage without benefit of a municipal water system.

In summary, there may be benefits worth as much as \$250 per year to households which choose not to connect to the proposed X5 system. There is essentially no benefit of X5 to undeveloped (agricultural) land. The plan to finance X5 should reflect these realities.

**Ed. Note** - Dan Konowalow owns 85 acres of land in the proposed water district 17, extension 5 - a portion of which is used to produce raspberries.

# Heard Around Town

If you'd like to share the comings and goings of your corner of the world, contact the correspondent nearest you:

**East Lansing:** Lorraine Groat 533-4156  
**King Ferry:** Joan Neill (315) 364-7784  
**Lake Ridge:** Tricia Torney 533-7269  
**Woodsedge:** Marion Thompson 533-7824  
**Ludlowville:** Wanda Brink (533-4672) and Katrina Greenly (533-8892)

**Lansing Station:** Donna Scott 533-7228  
**Lansingville:** Ruby Ferris 533-4969  
**Central Fire Station:** Jake

If you're from Cayuga Heights, the Village of Lansing, Myers, North Lansing or Genoa and would be interested in sharing local news, please call Matthew at 533-7963.

## Woodsedge

On Monday, Feb. 10, 14 Boy Scouts and 4 leaders from Troop # 48 were our guests at our monthly dish-to-pass supper in thanks for having built our new pavilion and decorated our Christmas Tree and community room. The menu included lasagna and scalloped potatoes. The 20 residents at the dinner thoroughly enjoyed the scouts' presence.

Scouts Tim Baine, Mike Capalongo, Tim Emmett, Jason Howell, Robert Mitchell, T.J. Munson, Nick Skvarla, Peter Skvarla, Karl Stauderman, Scott Stauderman, Cole Thomas, Jim Volbrecht, John Wagner and Frank White were accompanied by Scoutmaster Wayne Thomas, Asst. Scoutmaster Bill Berich, former Scoutmaster Rodney Sunderlin and parent Robert Mitchell.

Scout Robbie Mitchell fulfilled his Eagle Scout project requirement by building the new Woodsedge pavilion. It's nicely constructed and we have great pleasure using it.

Even though winter has returned, there are many signs of spring if you look for them.

- **Marion Thompson**



**APPRECIATED!** Scouts Scott Stauderman, Mike Capalongo, Frank White and Tim Emmett had no trouble polishing off the Woodsedge Residents' Association's fine dish-to-pass meal.

## Gettig Steps Down

After nearly a quarter century of service to youth in Lansing, Corey Gettig advised the School Board that she will be stepping down as Lansing's member of the BOCES Board at the completion of her term this year.

Corey has represented Lansing at BOCES for about 18 years, prior to which she served two terms on the Lansing Board of Education. She also chairs the Community Advisory Board of the Lansing Residential Center.

Additional information on Corey's career of helping our youth will follow.



**A QUIET COMMUNITY HERO** - Corey Gettig informing the School Board last Thursday that she'll be stepping down in June as Lansing's representative on the BOCES Board.

## Lansing Seniors Meet

Nearly 100 seniors gathered at the Lansing United Methodist Church celebrated the Valentine's Day theme at their regular monthly meeting on Wednesday, February 12.

Beautifully decorated tables and a bountiful dinner provided the atmosphere where friends dispelled the season's chill with several hours of warm conviviality.

Entertainment was provided by Lansing's own "Singing, Swinging Sweethearts." The Sweethearts' talented ability produced a euphonious and hilarious show. The North American debut of "Conchita Banana", festooned in her sexy outfit, brought down the house with laughter.

- **Ruby Ferris**

## LOAP Elects New Officers For 1997

Meeting Tuesday at Woodsedge, the Lansing Older Adults Program elected its Board for 1997. Sr. Mary Wintish was elected as chair, Nicolas Barra was selected as vice-chair, Carol Franco was chosen as Treasurer and Elaine Buchanan was named as Secretary.

1996 Chair Joan Hardie was presented with a thank and the thanks of the membership for her many years of leadership. She will continue to serve LOAP as chair of the health & wellness committee and as a member of the finance committee.

The meeting also revised LOAP's by-laws, adopted the '97 budget and decided to hold a daylong seminar in September on "older adult issues."

## LANSING COMMUNITY HOTLINE

533-4214



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- |                               |                            |                          |
|-------------------------------|----------------------------|--------------------------|
| 100. Time & Temperature       | 130. Area Churches         | 1. Line Dancing          |
| 102. Road Conditions          | 131. Dial-A-Verse          | 2. New registrations     |
| 103. Crime Alert              | 400. Lansing Schools       | 3. Current programs      |
| 120. Sr. Citizen Events       | 1. Elementary Menus        | 4. Changes/cancellations |
| 4. Check This Out             | 2. Middle School Menus     | 511. Dining Experience   |
| 121. Sr. Citizen Services     | 3. High school menus       | 1. American / Steak      |
| 124. Sr. Citizen Volunteering | 4. Clubs & activities      | 997. Contact the Hotline |
| 3. Need A Visit?              | 5. Events                  | 1. Leave a message       |
| 125. Community Events         | 6. Changes/Cancellations   | 2. Post an event (free)  |
| 3. Upcoming                   | 401. Lansing School Sports | 3. To advertise          |
| 5. Check This Out             | 430. Lansing Rec. Dept.    |                          |

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