



TWO PARTY SYSTEM - Though Tompkins County and Town of Lansing municipal elections are still 8 months away, Lansing's Republican (top) and Democratic (below) Parties meet regularly at Woodsedge to discuss issues. To attend Republican meetings, contact Elsie Todd at 533-7350. To attend Democratic meetings, contact Marcy Rosenkrantz at 533-4295.



Village Conservation Advisory Council Gets Update on Bolton Pt. Park Feasibility

By Jerry Bass

Five months after Lansing's Village Trustees authorized her to prepare a pre-feasibility study of a lakefront park site on the Bolton Point portion of the 116 acre Crossmore property, independent site planning consultant Linda Tsang made her first public presentation of the land's recreational potential at the Feb. 24 meeting of the village's Conservation Advisory Council.

Though Tsang's report suggested the technical feasibility of nature trails, a picnic area and a small docking area, the instauration of any public use on the Crossmore property must follow resolution of an amical, though persistant, legal tangle involving the upgrading of a road running from East Shore Drive to the lakefront. [An indepth review of the recent history of the Crossmore property appeared in the Oct. 24, 1996 issue of the Lansing Community News.]

The responsibility for, and scope of work of, the road upgrade have yet to be finalized. Nonetheless, all parties seem to be looking beyond the problem to the ultimate development of the Crossmore land.

Current village zoning regulations require that 6 percent of any development parcel be dedicated to public use. For the Crossmore parcel, this works out to about



LAKEFRONT ACCESS - Consultant Linda Tsang showing potential land use to create a village park at Bolton Point.

7.7 acres. It was within this context that Tsang analyzed the potential for a future Bolton Point Park.

Tsang's suggestions include (1) about 6 boat slips on the north side of the Bolton Point pumping station, (2) widening of the existing road for walking, bicycling and very limited vehicle access, (3) creating a small park/ picnic area above the palisades, and (4) two separate nature hiking trails. The trail in the mature wooded section would feature footpaths crossing several small gorges.

Housing Authority Considers Updating Woodsedge To Gas Heating System

If preliminary estimates turn out to be accurate, converting the Woodsedge federally subsidized housing complex from electric to natural gas heat could result in substantial savings to residents and the Lansing Housing Authority (LHA).

Speaking at the LHA's regular February meeting last Monday, Jerry Acker reported that current heating costs could drop from \$62,000 to about \$40,000 annually by converting to natural gas heat. Preliminary estimates indicate costs of \$130 to \$160,000 to complete the conversion. Acker represents the Rome, NY management firm that oversees day-to-day operational concerns at the Woodsedge facility.

Through Acker, the LHA Board is seeking clarification on the effects that such a conversion will have on rent subsidies and residents' total net expenses. The Board also passed a motion to engage Syracuse Energy to conduct a total energy audit to identify potential energy savings and to determine payback periods so work may be prioritized.

The Board also agreed to replace worn carpeting on the second floor. Woodsedge Residents' Association representatives Darlene Boyden, David Braid and Grover

Metzgar concurred with the Housing Authority's decision to maintain the current color scheme and work should begin in the reasonable future.

The LHA also discussed several options to upgrade residents' security at the main entryway. A computer-enhanced intercom system and an automatic opening main door that would be activated by a credit-card-style card system will be investigated.

It's been a long time, but the heat sensor in the residents' communal kitchen has been moved. No doubt, our local fire fighters as well as the residents will be delighted not to have to respond to unintended non-emergency alarm activations.

LHA Chairman Bob Baker brought back the news that a group of Cornell graduate students would be applying for a \$25,000 grant to conduct a survey of Lansing's emerging senior housing needs. This information is critical in reaching any decision to expand Woodsedge's current facilities and/or to construct a senior assisted living facility.

The next meeting of the LHA is scheduled for Monday, March 24 at 7:30 pm in the Woodsedge meeting room.

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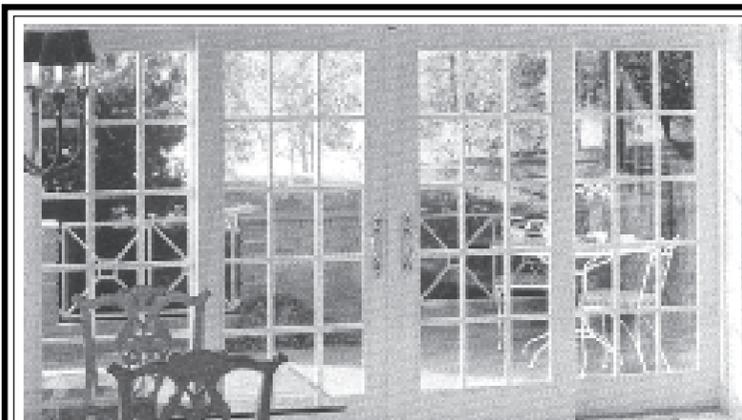
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