



Share Your Fondest Memory About Mom

FREE

Submit a photo, drawing, poem, or story up to 250 words about your mom for our May 7th Mothers' Day issue. We'll print as many as possible. All entries are eligible to win a \$30 gift certificate at any Lansing, Cayuga Heights, or So. Cayuga restaurant or a chance to win a bottle of Apple Mystique from Treleven Winery. Entries must include the author's name, address and phone number and become the property of the Lansing Community News. Wine may only be awarded to authors over 21 years of age.

LANSING COMMUNITY NEWS



Serving the Town and Village of Lansing, Cayuga Heights, King Ferry & Genoa
"Not quite paradise, but a nice place to live."

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Meeting At All Saints' Scheduled To Discuss Town of Lansing Comprehensive Plan, BUT

60+ At Thursday's Lansing Forum Debate Wisdom of Zoning

Though it took the Lansing Forum several weeks to prepare last Thursday's meeting on the Comprehensive Plan adopted by the Town Board two years ago, once the topic was shifted to zoning by the first panelist from the Planning Board there was no turning back. Zoning, rather than the Comprehensive Plan, dominated the balance of the evening's discussion.

The Lansing Forum invited Planning Board members Lin Davidson, Brad Griffin and Robert Todd and planning consultant Tom Niederkorn to speak, and answer questions, about the Comprehensive Plan because a previous Forum meeting about zoning had revealed that most residents were unfamiliar with the assumptions on which the proposed zoning ordinance is based.

The Comprehensive Plan

Tom Niederkorn, who served as a consultant in drafting Lansing's original 1972 Comprehensive Plan as well the 1995 revision, explained that the purpose of any town's comprehensive is "to develop a package of policies to guide decision-makers and investors."

Though any eventual zoning must be based on the policies outlined in a comprehensive plan in order to withstand court challenges, Niederkorn pointed out major differences between a comprehensive plan and zoning.

Zoning must be detailed, explicit and is binding, explained Niederkorn, whereas a comprehensive plan is general, long-range and subject to frequent change. For example, the 1995 Comprehensive Plan didn't anticipate the prospect of public sewers in the



GIVE AND TAKE - Lansing Forum facilitator Cindy Lion moderated questions at last Thursday evening's meeting at All Saints' Parish Hall.

South Lansing area. By reviewing its Comprehensive plan every five years, a town can keep abreast of dynamic movement in the community and adjust its thinking to take account of these shifts.

Planning Board member Robert Todd said the 1995 Comprehensive Plan revision took place because of the growth in town and the fact that a large number of people were talking about a new town center.

While a zoning ordinance is primarily prepared by the Planning Board, a Comprehensive plan should come from the entire town. "That's what the 2010 Committee process allowed," said Planning Board member Lin Davidson. "A Planning Board in a town like ours is not a distant concept," agreed board member Brad Griffin. Many

people contributed to the platform of information we used in building the Comprehensive plan."

Zoning Issues

As the Planning Board members discussed the comprehensive plan, their comments set the stage for a civil, animated discussion about zoning.

"Personally, I don't think we need zoning to the extent I've heard," said Todd. "There are already plenty of state regulations that (constitute) a form of zoning already." Todd supports health and safety regulations, but feels that subjective regulations, such as "viewscapes" are excessive.

A study in the 60's showed that only 30 percent of Lansing's population had been born in Tompkins County, said Griffin. "I

guess there are a lot of carpetbaggers here," he quipped. "Some want to shut the door; some want to open the door," Davidson observed. "The healthiest thing is for people to get involved."

"The Comprehensive Plan is just a step before zoning," said Duane Ray, of Atwater Road. He disputed the Comprehensive Plan's statement that Lansing is committed to protecting the interests of all income levels saying that, "It's geared to people with dollars."

Fred Rogers, of Estates Drive, had another point of view. "The alternative to zoning is mixed land use, like Newfield where there's a lot of conflict over differing uses (in close proximity)," he said. The key is to identify the land uses that people agree on.

Pat Conlon, of Conlon Road, asked Town Councilman Paul Butler how long the Town Board has had the draft zoning ordinance and when it planned to act. Butler replied that the text arrived last November and that the supporting maps came in December. Butler later indicated that the Town board members have individually reviewed the draft ordinance and intended to begin deliberation as a Board in the near future.

"It doesn't alarm me that the Board hasn't responded yet," said Niederkorn. "They need time to look at the document." He estimated that a Town Board could typically take six months before beginning to hold public informational meetings.

Others, both pro and anti-zoning, were less sanguine. "The Board can do what it wants," said Dan Broadway, of Maple Avenue. "The place to lobby is the Town Board."

National Mag Features Lansing Girl

Lansing Elementary School fourth-grader Bonnie Hatfield's tale, "Good Mother," about her cat *Marigold's* successfully raising two little kittens is featured in this month's issue of the national children's magazine *Highlights for Children*.



Each month, *Highlights for Children* goes to nearly 3 million 2-12 year-old American children. The magazine began publication in 1946 and (in addition to children's own letters and artwork) contains adventure, mystery and action stories based on American folklore, history and simple imagination.

When the 9 year-old Moore Road resident sent in her letter in response to *Highlights'* request for readers' stories about pets, Bonnie hoped (but never really expected) that it would be selected for publication from among the 6,000 letters the magazine receives from children every month.

Everyone knew that *Marigold* was ex-



Reprinted with permission from *Highlights for Children*.

pecting kittens, but time passed and Bonnie thought that the kittens had been stillborn or been abandoned. Three weeks later, Eureka! Two healthy kittens, dubbed *Simba* and *Tom Dolan* had been hiding in the barn wall.

"She's been kind of overwhelmed by the attention," said Chris Hatfield, who works as a vet and helps husband Bob on the family farm just off Conlon Road. Mom wasn't wrong either, as Bonnie seemed pleased but a little tongue-tied when the pair brought her photo to the *Lansing Community News* last weekend.

"Gettin' By With A Little Help," It's The Inside Track For Bower - Conlon Teams

Marty Conlon and Chuck Bower know that it takes more than skill, guts and gumption to race. It takes the help of a whole bunch of teammates, sponsors and friends.

Last Saturday night, several hundred of Marty and Chuck's friends drove over to LakeWatch and ponied up for dinner, dancing and a whole bunch of raffle tickets to help the two hometown guys live their racing dreams.

Though a 20 year racing veteran, Chuck Bower's career can only be described as eclectic. Chuck began racing snowmobiles in the USSA Eastern Division when he was twelve. At 16, he switched to motorcycles and ran with the AMA and managed to do some hill climbs and race drag bikes. Later, Chuck drove 4-wheelers and won a few national competitions. After deciding to stay closer to home, Chuck switched to DIRT racing in '89. The 1996 season marked the first time he drove in the 358 Modified Division and, guess what? Our rookie/veteran became the 358 Modified champ at Brewerton Speedway.

Marty Conlon's been plying his passion for 11 years and currently runs #36 in Dundee and in Weedsport. His career high-



MARTY CONLON

lights include two Syracuse spots in '91 and '94, Favorite Driver Award at Woodhull Raceway in '91 and Sportsmanship Awards in '88 and '96. This year's major improvement is an Olsen chassis from R.P. Speed in Fulton, NY.

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