
Town of Lansing

Zoning Board of Appeals Meeting
Wednesday, January 10, 2024 6:30 PM
Lansing Town Hall, 29 Auburn Rd

Present

Judy Drake, Chair
Jack Young
Mary Stoe
Susan Tabrizi

Excused

Richard Hayes

Other Staff Present

John Zepko, Acting Director of Planning
Kelly Geiger, Planning Clerk
Mason Molesso, Planner

Public Present

Emily Barber
Dave Heck
Michelle Heck

Chair Judy Drake opened the meeting at 6:35pm

Action Items:

Project: Area Variance

Applicant: Jeffrey Barber, owner

Location: 2 Ladoga Park Rd, Tax Parcel No. 33.-1-43

Project Description: The applicant is applying for a variance from Town of Lansing Zoning Law § 270-11, Schedule II: Area, Frontage, Yard, Height and Coverage Requirements, to construct a 56' x 30' garage. The following variances are requested: front yard, 14.8 feet where 60 feet is required; west side line, 5 feet 1 inches, where 10 feet is required; rear yard setback, 9.9 feet where 25 feet is required. The project is within the L1 – Lakeshore Zone.

SEQR: This is a Type II action requiring no further SEQR review

Anticipated Action: Public Hearing; review of the application

Motion to Open the Public Hearing for 2 Ladoga Park Rd at 6:37pm.

Moved by: Susan Tabrizi Seconded by: Mary Stoe (Motion Carried)

Summary of Discussion:

- Emily Barber was present to discuss this project.

- 42 • The applicant discussed the reason for the need of the variance and the purpose of the
43 project.
44 • Dave Heck presented concerns regarding wetlands, safety, occupancy, character of the
45 neighborhood, extreme nature of the variance and setting a precedence for future
46 builds.
47 • The Zoning board gave recommendation of a lessor variance and shifting the direction
48 of proposed garage
49 • The Zoning Board was unable to make a determination and therefore, another meeting
50 will be required.
51

52 **Motion to Close the Public Hearing for 2 Ladoga Park Rd at 7:03 pm.**

53 Moved by: Susan Tabrizi Seconded by: Mary Stoe (Motion Carried)
54

55 **Other Business:**

56 Welcome Mason Molesso as Planner, Discuss February meeting date and new Chair position for
57 2024.
58

59 Chair Judy Drake adjourned meeting at 7:22 PM
60

61 Minutes taken and executed by Kelly Geiger