

ZONING BOARD OF APPEALS  
5 ROUTE 31  
P. O. BOX 568  
JORDAN, N.Y. 13080



PLANNING BOARD  
5 ROUTE 31  
P. O. BOX 568  
JORDAN, N.Y. 13080

## **Town of Elbridge Planning Board**

**August 10, 2021**

### **Approved Minutes**

**Members Present:** Chairman, Marc Macro, Co-Chairman, John Stevenson, Pat Svanson, Steve Walburger, Tim Sullivan, Cindy Weirs, Sec/Alt Member

**Staff Present:** Attorney Tim Frateschi, Howard Tanner, CEO

**Others Present:** Rob K. Hill, Jr., Jim Raite, Salem LaHood, AIA, Gary Green

**Public Hearing:** Robert K. Hill, Jr. Minor Subdivision TM # 036.-01-09.1

Chairman Macro opened the Public Hearing at 7 pm. The Notice of Public Hearing was read. Chairman Macro asked if anyone present would like to speak in favor Mr. Hill's minor subdivision: Mr. Hill spoke in favor stating it will fill a vacant building. Chairman Macro asked if anyone present would like to speak against: no one spoke. The Public Hearing was closed at 7:04 pm.

### **OLD BUSINESS:**

**Robert K. Hill, Jr.** Minor Subdivision TM # 036.-01-09.0/1  
1565 State Route 5 E, Elbridge Zoned: B-1/Agricultural

Robert K. Hill, III (POA for Robert K. Hill, Jr.) provided a corrected site plan showing Parcel C is now labeled Parcel 3 with a revision date of July 23, 2021.

Onondaga County Planning Board's Resolution dated August 4, 2021 has determined Mr. Hill's referral will have no significant adverse county-wide implications.

The board completed the Short Form SEQRA Part 2 finding this to be a negative declaration.

John Stevenson motioned this to be a negative declaration, seconded by Steve Walburger followed unanimously by all members present.

### **CARRIED**

Pat Svanson motioned to approve Robert K. Hill's Minor Subdivision; Tim Sullivan seconded the motion followed unanimously by all members.

### **APPROVED**

**OLD BUSINESS: (Cont'd)**

<b>Mikhail Koltakov</b> (Property of Robert K. Hill, Jr.) Not Present	Site Plan Review Minor Subdivision 1565 State Route 5 E, Elbridge	TM # 036.-01-09.0/1 Zoned: B-1/Agricultural
---	---	--

<b>Grayfield Properties, LLC</b> Patrick Snyder, Esq., PE	Site Plan Review 1041 and 1041A Old Route 31	TM # 024.-02-11.1 TM # 024.-02-11.2 Zoned: RR
--	---	---

Gary Green was present at this meeting. The PB requested the gravel driveway be paved to road standards and do a two lot subdivision.

The applicant will discuss with the owners.

<b>Pack Place, LLC</b> Terry Powers Garrett Merrill Not Present	Pack Place, LLC (Sketch Plan) 1273 State Route 5, Elbridge	TM # 037.-01-24.1 Zoned: B-1
--	---	---------------------------------

<b>Silo 31 (Jim Danny LLC)</b> Present: Jim Raite Salem LaHood, AIA	Silo 31 Site Plan Review 705 State Route 31, Jordan	TM # 029.-01-36.0 TM # 029.-01-34.1 Zoned: RR
---	--	---

The Planning Board discussed with the applicants the board's formal resolution of recommendations they are presenting to the Town Board.

The Planning Board agreed to recommend the following:

1. Parcel tax map # 029.-01-34.1 (16.52 acres) located south of NYS Route 31 be zoned Industrial with the same restrictions as the adjacent Industrial properties
2. Parcel tax map # 029.-01-36 (15.47 acres) located north of NYS Route 31: the Planning Board has no objection to a zone change to a Planned Commercial District for this parcel.

The applicants did not object to their decision.

**NEW BUSINESS:** None

**Approval of Minutes:** Pat Svanson motioned to approve the July 13, 2021 Draft Minutes with corrections. Tim Sullivan seconded the motion followed unanimously by all members to approve.  
**APPROVED**

**DISCUSSION:** None

Respectfully submitted,  
Cynthia Weirs, Sec/Alt Member

**Next Meeting: September 14, 2021**