

Planning Board  
5 Route 31, P.O. Box 568  
Jordan, NY 13080



Town of Elbridge  
County of Onondaga  
State of New York

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**Town of Elbridge Planning Board  
January 14, 2025  
Minutes**

**Members Present:** Chairman Marc Macro, Co-Chairman John Stevenson;  
Members: Steve Walburger, Tim Sullivan, Wendie Smith, and  
Sec/Alt Member Holly Austin

**Members Absent:**

**Staff Present:** Amelia McLean-Robertson, Esq., Howard Tanner

**Others Present:** Doug Blumer, Anthony Demarco, Andrew Miles

**Old Business:**

Note: Public hearing cancelled because Bev Green withdrew her application.

Site Plan  
Applicant: Mattessich Iron  
Property Address: 1484 Route 31  
Tax Id: 027.-03-06.1

Applicant did not appear

**New Business**

Site Plan  
Applicant: Anthony Demarco  
Property Address: 231 Route 5 - 3 unit  
Tax Id:

The 231 property is across from the storage buildings by Byrne Dairy. It's vacant land currently. 3 family single story 1-bedroom apartments proposed. No site plan is prepared yet. The front of the house would be where the old building was on the property. The old foundation would be cleared out and the same old driveway would be used. Slab on grade is proposed. Septic will likely be behind the house because there isn't much room out front. He will have to level off the

property some as it's currently sloped, so septic will potentially need a pump. It's in a B1 zone, and we did away with 5 acre minimum a while back, so it is up to the board to determine if it's the best use of the property. Lot is close to an acre but just under. Board requested a site plan, and applicant stated he will provide that at a future meeting.

Subdivision

Applicant: Miles  
Property Address: 218 Chatfield Road  
Tax Id: 045.-01-02.0

Andrew Miles is seeking to carve a 5-acre lot out of about 85 acres so he can build a house for himself. He and his brother own the whole property, and the carved-out lot would just be his. There's a driveway shown on the drawing that goes to a pole barn, and the driveway will be separate from that driveway, and the existing driveway will be separate from the lot one driveway.

Application will be set for public hearing at the next month's meeting. Secretary Holly Austin will advertise the public hearing.

Subdivision

Applicant: Eagle Point Farms  
Property Address: River Road  
Tax Id: 030.-02-19.3

Doug Blumer is seeking to do a subdivision of 8.7 acres on River Road, to create two building lots. He wants to put a house on one of them. There are no improvements on those lots at present. Driveway cut on lot 4 is a preexisting driveway. The driveway on the next lot is a shared driveway. Kimberly's lot has plenty of room for a driveway. On lot 3 there could be a driveway totally on the lot and they are coming to stake the property and determine if there can be a separate driveway on lot 3, or if it needs to remain just the shared driveway that was previously approved.

Application will be set for public hearing at the next month's meeting. Secretary Holly Austin will advertise the public hearing.

**Minutes December 10, 2024**

Changes were made the minutes to clarify the paving requirements on the Carbury property. A motion to approve the December meeting minutes was made by Steve Walburger, Tim Sullivan seconded, all voted in favor.

John Stevenson moved to adjourn, Steve Walburger seconded, all voted in favor. Meeting adjourned at 7:25 pm.

