

Justin Wilson, Chairman of the Town of Peru Planning Board, called the meeting of Wednesday December 10, 2025 to order at 6pm.

PLEDGE OF ALLEGIANCE

ROLL CALL:

JUSTIN WILSON, CHAIRMAN	PRESENT
ALISON WEBBINARO, VICE CHAIR	ABSENT
DANIEL HAMILTON	PRESENT
MARK HAMILTON	PRESENT
ROBERT LEPAGE	PRESENT
GARRETT MASTIC	PRESENT
JERRY MCGOVERN	ABSENT
PETER STONE	PRESENT

Approval of November 2025 Minutes

J.Wilson shared with the Board the minutes from the last meeting

MOTION:M.Hamilton made a motion to approve the minutes as corrected, Second G.Mastic

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

Mr. Wilson opens the floor to Public Hearing. He let everyone know that there are six Board members present, which is enough for a quorum. The applicants are ok to proceed without a full Board

**1.P2025-0019 Site Plan Review-Sign**

**Americu Credit Union**

280.-1-31.2

700 Bear Swamp Rd

Applicant not present

This is a simple sign change, for name. Dimensions remain the same.

No questions from the Board

MOTION:P.Stone made a motion to approve the application as submitted, Second M.Hamilton

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

**2.P2025-021 Site Plan Review-Sign**

**Eric Duquette**

**327 Route 22B**

**268.-1-31.2**

Applicants are present

Mr. Duquette explains the one sided sign will be parallel to the road with small down facing lights, replacing the current 14 year old sign.

No questions from the Board

MOTION:G.Mastic made a motion to approve the application as submitted, Second M.Hamilton

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

**3.P2025-109 2-Lot Minor Subdivision**

**Donald and Linda Covel**

**842 Mannix Rd**

**267.-1-13.1**

Mr. Covel here along with Dean Lashway

Mr. Lashway explains the application. The APA boundary is right where the proposed subdivision will be. The portion to be subdivided out will be totally outside the APA, while the portion remaining will be in the APA.

It was acknowledged a SEQRA is required

SEQRA REVIEW:

MOTION:P.Stone made a motion to declare as an unlisted action and the Town of Peru Planning Board as the Lead Agency, Second M.Hamilton

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

J.Wilson went over the SEQRA;The Planning Board concurred there are no negative impacts

MOTION:M.Hamilton made a motion to declare negative declaration, Second P.Stone

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

MOTION:M.Hamilton made a motion to approve the application as submitted, Second G.Mastic

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

OTHER BUSINESS

The Board must elect the officers for the 2026 year.

MOTION:P.Stone made a motion to elect Garrett Mastic to be Chairman, Second M.Hamilton

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED MOTION:M.Hamilton made a motion to elect Peter Stone as Vice-Chairman Second G.Mastic

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

MOTION:G.Mastic made a motion to move Robert LePage from Alternate to Boardmember to cover the seat left by Justin Wilson as he will be deployed for 2026., Second M.Hamilton

Roll Call: D.Hamilton-y,M.Hamilton-y,R.LePage-y,G.Mastic-y,P.Stone-y, J.Wilson-y

MOTION CARRIED

Christine will let the Town Board know these recommendations

MOTION:Mr. Wilson made a motion to adjourn at 7pm

Voice Vote:all agreed

MOTION CARRIED

*Christine Crawford*  
*3/3/26*