

ZONING BOARD OF APPEALS MEETING

WEDNESDAY, July 17, 2024

James Falvo, Chairman of the Town of Peru Zoning Board of Appeals, called the meeting of **Wednesday, July 17, 2024** at 7:00pm to order.

PLEDGE OF ALLEGIANCE.

ROLL CALL:

| | |
|------------------------|----------|
| JAMES AKEY | :PRESENT |
| TERRY AUBIN JR. | :PRESENT |
| JAMES FRANCESCONI | :ABSENT |
| SEAN LUKAS, VICE-CHAIR | :PRESENT |
| JAMES FALVO, CHAIR | :PRESENT |
| BOB GUYNUP, CEO | :PRESENT |

APPROVAL of May 2024 minutes

Mr Falvo shares with the Board the minutes from the last meeting.

MOTION: Mr Lukas made a motion to approve the minutes as submitted **.SECOND:** Mr. Aubin

ROLL CALL: Mr Akey~y, Mr Aubin~y, Mr Lukas~y, Mr Falvo~y

MOTION CARRIED.

PUBLIC HEARING:

Mr. Falvo opens the floor to public hearing. We have 3 applications this evening. He informs everyone that we are a 5 member board and there are only 3 members present. We don't have a full Board but we do have a quorum.

The applicant wishes to proceed.

Applications:

| | | |
|---------------------|---------------|--------------|
| 1. Z2024-009 | Area Variance | Tesla |
| | | 280.1-9-21.2 |
| | | 2997 Main St |

Scott Austin is here for Tesla

The Board gets updated on the new Stormwater plans.

Tesla is asking for a 13'3" variance from the side yard setback

Trash can will be relocated and a buffer will be planted

The units themselves do not light up, but there is one lightpole per unit, and this will be backshielded

There will be no signage

MOTION: Mr. Falvo makes a motion to approve this application with the following stipulations: There will be a minimum of two trees planted to shield the Northern neighbor, and

the lighting will be downcast and back shielded. If the lease between Tesla and Stewerts Shops should lapse, the land owner must submit a plan to the Planning Board for approval of what the new use and appearance will be. **SECOND:** Mr. Lukas

ROLL CALL: Mr Akey~y, Mr Aubin~y, Mr Lukas~y, Mr Falvo~y

MOTION CARRIED.

2. Z2024-093 Special Use Permit St Augustine Church
Off premises sign 268.-1-26
3035 Main St

Teresa Morgan Kaschak of Artisan Sign and Design is here

The Signs are discussed

MOTION: Mr. Falvo makes a motion t approve the sign **SECOND:** Mr. Aubin

Mr Akey~y, Mr Aubin~y, Mr Lukas~y, Mr Falvo~y

MOTION CARRIED.

3. Z2024-094 Special Use Permit St Augustine Church
268.-1-26
3035 Main St

Teresa Morgan Kaschak of Artisan Sign and Design is here

The Signs are discussed

MOTION: Mr Falvo made a motion to approve **SECOND:** Mr Aubin

Mr Akey~y, Mr Aubin~y, Mr Lukas~y, Mr Falvo~y

MOTION CARRIED.

FURTHER BUSINESS

Lucas Tooker is present and interested in joining this Board.

He introduces himself and the Board determines Mr Tooker is a good fit. A letter will be drafted to the Town Board recommending that Mr Tooker be appointed alternate on the Town of Peru Zoning Board of Appeals

ADJOURNMENT

MOTION: Mr Aubin

SECOND: Mr Lucas

VOICE VOTE: ALL AGREED

Meeting adjourned at 8:15pm