

The regular meeting of the Peru Town Board was held on Monday **March 24, 2025** at the Peru Town Hall. Those present were Mr. Craig H. Randall, Supervisor; Mr. James Douglass, Councilman; Mr. Eric Duquette, Councilman; Mr. Melvin Irwin, Councilman; Mr. Kregg Bruno, Councilman; Mrs. Dianne Miller, Town Clerk (Excused). Also present were Ms. Pamela Barber, Confidential Secretary to the Board and Deputy Town Clerk; Mrs. Judy Akey Deputy Town Clerk; Mr. Michael Farrell, Highway Superintendent; Mr. Tyler Jarvis, Deputy Highway Superintendent; Mr. Matthew Favro, Town Attorney; Mr. T’Chaka Sikelianos, Dog Control Officer; Mrs. Kristin Marino, Recreation Director; Mr. Courtney Tetrault, Water/Sewer Superintendent (Excused); Helen Nerska, Town Historian (Excused) and Mr. Bob Guynup, Zoning Officer.

The meeting was called to order at 6:00 PM by Mr. Randall with the Pledge of Allegiance.

Motion by Mr. Bruno; seconded by Mr. Duquette, to accept the Regular Meeting minutes held March 10, 2025.

4 Ayes 0 Noes

Motion Carried

Motion by Mr. Duquette; seconded by Mr. Bruno, to accept the Special Meeting minutes held March 18, 2025.

4 Ayes 0 Noes

Motion Carried

Community Input

Tricia Thurber and Scott Thurber brought in questions concerning...

What is the process to condemn a dwelling?

What or how does the process work to deem a home to have a Certificate of Occupancy?

What is the process to remove the occupants of a property that lacks a Certificate of Occupancy?

The Thurbers, as well as other neighbors in the area, are concerned for their safety and were not able to walk their own property due to the unsafe conditions of Mr. Snow’s property and his dogs running freely onto everyone’s property.

The property in question is on 496 Lapham Mills Road and bought by Mr. Gerard at county auction, who then sold it to a Mr. Snow. Mr. Guynup said that a property is considered uninhabitable for living due to no electricity, plumbing, hot water or not having a Certificate of Occupancy. To answer the questions, Mr. Guynup stated that in the process he would condemn the home; the resident would have to leave the home; then report them to the Health Department and Social Services; an application for a permit would need to be obtained; an inspection that all safety concerns have been met upon examination of the home; then a certificate of occupancy could be issued.

Mr. Thurber asked if the Health Department and the Social Services had been notified of this home being uninhabitable and Mr. Guynup said he had an email as to this notification of almost 6 months ago. He said that Mr. Snow was not cooperating and that there was a vicious dog on the premises Mr. Guynup said that Mr. Snow had issues with people trespassing on his property and for his safety would need a Councilmember and a Trooper to accompany him to Mr. Snow’s residence.

Mr. Thurber mentioned that if Mr. Guynup is concerned for his safety approaching Mr. Snow, then the Board should know how upsetting it is as a tax payer living next to this person and the conditions of this property.

A Board Member and a Trooper will accompany Mr. Guynup to Mr. Snow’s residence to issue a condemned property notice.

Resolution/Discussion: Approval of Clinton County Youth Bureau Contract.

RESOLUTION NUMBER: 2025.03.24-1

A RESOLUTION APPROVING CONTRACT BETWEEN THE TOWN OF PERU AND CLINTON COUNTY YOUTH BUREAU FOR THE 2025 CONTRACT TO HELP FUND THE RECREATION PROGRAM AND AUTHORIZING THE SUPERVISOR TO EXECUTE THE SAME.

MOTION: Mr. Douglass

SECOND: Mr. Bruno

WHEREAS, the Town Board has the 2025 Clinton County Youth Bureau Contract between the Town of Peru and Clinton County before it,

WHEREAS, Clinton County Agrees to pay the Town of Peru Youth Commission the amount of \$5,000.00 (Five thousand Dollars) this contract shall be from October 1, 2024 through September 30, 2025 to help fund the Town of Peru Recreation Program, and

THEREFORE, BE IT

RESOLVED, said proposed agreement is approved and the Supervisor be and hereby is authorized to execute said agreement.

AND, BE IT

RESOLVED, that this Resolution shall take effect immediately.

Roll Call:		<u>YES</u>	<u>NO</u>
	Kregg Bruno	x	
	James Douglass	x	
	Eric Duquette	x	
	Mel Irwin	x	
	Craig Randall	x	

5 Ayes 0 Noes

Motion Carried:

Resolution/Discussion: Approval to Loan Money from the General Fund for the Temporary Partial Payment of the 2025 Western Star Plow Truck.

RESOLUTION NUMBER: 2025.03.24-2

RESOLUTION FOR GENERAL FUND TO DO AN INTERIM LOAN TO THE HIGHWAY DEPARTMENT FOR THE PARTIAL PAYMENT FOR THE 2025 WESTERN STAR PLOW TRUCK.

MOTION: Mr. Duquette SECOND: Mr. Bruno

WHEREAS, The Town of Peru Highway Department is in need of an interim loan for the approved purchase and payment until such time the bond is secured., **AND**,

WHEREAS, the approval of this purchase has resulted in the need to borrow \$200,000.00 from Town General Fund, **NOW**

BE IT RESOLVED, that the Town General Fund is authorized to loan the amount of \$200,000.00 to the Town Highway Department until the bond monies become available. Said loan shall be paid back to General fund as soon as the bond monies become available.

AND BE IT RESOLVED, that this Resolution shall take effect immediately.

Roll Call:		<u>YES</u>	<u>NO</u>
	Kregg Bruno	x	
	James Douglass	x	
	Eric Duquette	x	
	Mel Irwin	x	
	Craig Randall	x	

5 Ayes 0 Noes

Motion Carried:

Discussion: Telegraph Road Culvert Project Engineering Update.

Reporting Period: March 19, 2025

PROJECT NAME: Replacement of Telegraph Road over Dry Mill Brook	C&S PROJECT NUMBER: AG6.002.001
CLIENT NAME: Town of Peru	CLIENT CONTACT(S): Michael Farrell – Highway Superintendent

Significant activities underway or completed:

- ◆ Design
 - ➔ Substantially Complete Preliminary Design – March 2025
 - ➔ Substantially Complete Construction Estimate – March 2025
 - ➔ Provide Design Alternatives Report to Town – March 2025
- ◆ Environmental Agency Coordination
 - ➔ Received and responded to USACE Environmental Permit Questions – March 2025
- ◆ Utility Owner Coordination
 - ➔ NYSEG Coordination Underway – March 2025
- ◆ Coordinated with the Town

Next period’s expected activities:

- ◆ Subconsultants – Geotechnical Services
 - ➔ Receive Final Geotechnical Report – March 2025
- ◆ Design
 - ➔ Receive Feedback from Town – Design Alternatives Report – April 2025
 - ➔ Complete Preliminary Design – April 2025
 - ◆ Note: Completion Date based on USACE approval of proposed structure type and size
 - ➔ Progress Final Design – April 2025
 - ➔ Progress Final Construction Estimate – April 2025
- ◆ Utility Owner Coordination
 - ➔ Send Utility Information Packages to NYSEG – April 2025
 - ➔ Request On-site Meeting with Utility Owners – to be Held in April 2025
- ◆ Environmental Agency Coordination
 - ➔ USACE approval of proposed structure type and span – April 2025 (*anticipated*)
 - ➔ USACE Additional Questions/Comments or Permit – April 2025 (*anticipated*)
- ◆ Coordinate with the Town

Extended forecasted expected activities:

- ◆ Design
 - ➔ Submit Final Plans, Specifications, and Estimate to Town for Review – June 2025
- ◆ Utility Owner Coordination
 - ➔ Finalize required Utility Relocations with Utility Owners –April 2025
 - ➔ Schedule Utility Relocations – Spring 2025
- ◆ Environmental Agency Coordination
 - ➔ Send NYSDEC and USACE any revisions to previously submitted plans (if needed) – May 2025
- ◆ Coordinate with the Town

Other important project information:

- ◆ The project design is currently on schedule.
 - ➔ *The project schedule is largely dependent on the required preliminary structure review and final Joint Permit application review by the NYSDEC and USACE*
- ◆ The project design is currently within the budget.

Information/direction needed from client:

- ◆ Nothing at this time.

Design Project Schedule	
Activity	<i>Expected /</i> Actual Finish
Project Start	June 2024
Preliminary Design – Design Alternatives Report	March 2025
Final Design - Construction Documents	<i>June 2025</i>
ROW Acquisition (grading release approvals)	<i>July 2025</i>
Advertisement / Letting	<i>August 2025</i>

Note:

1. Schedule above assumes agency reviews (i.e. Town, USACE, NYSDEC, etc.) are completed in a timely manner.

Resolution/Discussion: Approval to Hire a Property Appraiser for the Jenkins St. Property.

RESOLUTION NUMBER: 2025.03.24-3

A RESOLUTION TO SEEK APPRAISAL SERVICES FOR THE 7 JENKINS STREET PROPERTY PRIOR TO SALE.

MOTION: Mr. Duquette SECOND: Mr. Bruno

WHEREAS, the Town Board has deemed it necessary for the Town of Peru to seek appraisal services to provide a current valuation of 7 Jenkins St. property prior to listing for sale on the market.

NOW THEREFORE, BE IT

RESOLVED, that the Town of Peru will seek valuation information as necessary to achieve this purpose.

BE IT RESOLVED, that this Resolution shall take effect immediately.

Roll Call:		<u>YES</u>	<u>NO</u>
	Kregg Bruno	x	
	James Douglass	x	
	Eric Duquette	x	
	Melvin Irwin	x	
	Craig Randall	x	

5 Ayes 0 Noes ***Motion Carried***

Resolution/Discussion: Approval of Board of Assessment Member.

RESOLUTION NUMBER: 2025.03.24-4

A RESOLUTION TO APPOINT TERRY AUBIN TO THE BOARD OF ASSESSMENT REVIEW TO FINISH OUT GEORGE COONS’ TERM EXPIRING SEPTEMBER 30, 2026.

MOTION: Mr. Douglass SECOND: Mr. Duquette

WHEREAS, Upon the recommendation of the Clinton County Assessor, Jeremiah Cross, this body resolves that Terry Aubin is hereby appointed to the Board of Assessment Review to finish out George Coons’ term expiring September 30, 2026.

THEREFORE, BE IT

RESOLVED, the Peru Town Board agrees with the recommendation of the Jeremiah Cross and appoints Terry Aubin to complete the balance of the of five year term expiring September 30, 2026.
AND, BE IT

RESOLVED, that this Resolution shall take effect immediately.

Roll Call:		<u>YES</u>	<u>NO</u>
	Kregg Bruno	x	
	James Douglass	x	
	Eric Duquette	x	
	Melvin Irwin	x	
	Craig Randall	x	

5 Ayes 0 Noes

Motion Carried

Discussion: Other Business: Council Comments.

Mr. Duquette said that the sewer project were starting to show progress.

Mr. Bruno thanked the Youth Commission for their donation to the Peru Wrestling Team.

Discussion: Other Business: Department Heads Comments.

Mr. Farrell informed the Board that he went with the engineers on Friday to look over the culvert replacements for Fuller Road, Lyons Road and Westcott Road. Fuller and Lyons roads replacements would be similar to the other culvert project, but Westcott will need a temporary one-lane prefab bridge due to the extent of the project. Mike is waiting for the Army Corps of Engineers and the DEC in order to move forward. As soon as he gets the go ahead he will let Pam know to set up a resolution for the project.

Mike also said the highway department is going to try to take care of the water issues on the road at Quaker Highlands themselves.

Tyler Jarvis told the Board that the highway guys are busy replacing several stop signs that are being stolen or purposely being knocked down at the breakaway post point. \$2,850.00 has been spent just on replacement signs and that does not include the breakaway poles. No sooner that they replace them and they are knocked down or taken again. Replacing these signs has overdrawn the line item for signs in the budget.

Kristin Marino informed the Board that the basketball season was done and that she received good feedback from the County that Peru's program was the well run and most organized. The Rec Desk is up and running for anyone wanting to register their child for the summer programs and for the recreation assistant applications. Signups for fall soccer will not begin until June.

T'chaka Sikelianos will be working with Mr. Randall to set up a meeting between the new dangerous dog kennel facility in Beekmantown and the Town.

Discussion: Other Business: Public Comments on Agenda Items Only.

None

Resolution/Discussion: Pay March 24, 2025 Bills

RESOLUTION NUMBER: 2025.03.24-5

A RESOLUTION AUTHORIZING THE POST-AUDIT PAYMENT OF CERTAIN CLAIMS, BILLS AND INVOICES OF THE TOWN.

MOTION: Mr. Bruno SECOND: Mr. Duquette

WHEREAS, the Town Board has reviewed and audited the following claims, bills and invoices for services rendered and goods provided to the Town in March 2025.

From Town of Peru Vouchers for March 2025, #202500349 through and including #202500434

Abstract dated 3/20/25.

For the dollar amount totaling: \$346,791.02 of that, \$21,118.03 was wired, credit cards and prepaid; and \$325,672.99 is remaining to be paid for March 2025.

WHEREAS, the Town Board finds said claims, bills, and invoices to be acceptable in form and reasonable in amount.

NOW, THEREFORE, BE IT

RESOLVED, that payment of the aforementioned claims, bills and invoices is approved, and the Supervisor be and hereby is authorized to make such payment; and be it further,

RESOLVED, that this Resolution shall take effect immediately.

Roll Call:		<u>YES</u>	<u>NO</u>
	Kregg Bruno	x	
	James Douglass	x	
	Eric Duquette	x	
	Mel Irwin	x	
	Craig Randall	x	

5 Ayes 0 Noes

Motion Carried:

Motion: **Adjourn Meeting**

Motion by Mr. Duquette; seconded by Mr. Bruno, to adjourn the meeting at 6:59PM

5 Ayes 0 Noes

Motion Carried

