



Town of Mohawk Planning Board Meeting  
February 17, 2026

**Member Attendance:**

Planning Board Chair: Patrick Clear

Planning Board Members: Mark Hoffman, David Dumar, Jessica Cyr and Scott Parslow

Code Enforcer: Stan Waddle

TOM Attorney: Claudia Braymer (via Zoom)

**Public Attendance:**

Janet DePalma, TOM Supervisor

Jake Gordon (via Zoom)

**Reason for Attendance**

Herkimer Diamond Springs Water

The Planning Board Meeting was called to order at 6:30 pm. David Dumar made a motion to accept the minutes of the January 20, 2026 Planning Board Meeting and Mark Hoffman seconded the motion. All were in favor. None opposed.

**Public Comment:**

None

**Old Business:**

Item #1: Herkimer Diamond Springs Water - The Montgomery County Planning Board approved the application for Bulk Water Withdrawal at their January 9, 2026 meeting. The TOM Planning Board approved this application at their January 20, 2026 meeting. Mark Hoffman made a motion to approve the Resolution and Scott Parslow seconded the motion. All were in favor. None opposed. The Resolution was signed by Chairman Clear

Item #2: Varin Enterprises Permit Applications - Code Enforcer Stan Waddle reported that he will be speaking with the DOH in regard to food concerns at the events he is planning to hold. Discussion ensued on upcoming events. Code Enforcer Waddle will report back to the Planning Board with what the DOH has said about food. Atty. Braymer asked about the progress in getting a sprinkler system. Code Enforcer Waddle noted that they are still working on this. Scott Parslow asked if we receive copies of liquor licenses. Code Enforcer Waddle stated that whoever comes in carries the

license. The Planning Board members felt copies of these licenses should be given to the Town to be kept on file.

Item #3: Rich Christiano Auto Repair Business - The Site Plan Application was approved at the Planning Board Meeting on January 20, 2026. The Resolution was signed by Chairman Clear.

Item #4: TOM Comprehensive Plan Review - Supervisor Janet DePalma stated that she has spoken to Jake from CT Male about a scaled down version of a new Comprehensive Plan since we did not receive a grant. The 2015 Comprehensive Plan is still solid and can be tweaked for the new plan to incorporate concerns which have arisen over the past 10 years. There will still be public input and a committee has been formed.

Item #5: Solar Law Moratorium for 3 & 4 Tier - Atty. Braymer reported that Code Enforcer Waddle recently sent her some new information concerning this. It was reported that the Town of Johnstown's Solar Law includes a monitoring well that gets checked regularly on the lower level of the project site. Their Solar Law also has current definitions. Code Enforcer will send Johnstown's Solar Law to the Planning Board Members to review for next month's meeting.

#### **Updates:**

Item #1: CS Energy/Mn8 Grissom Solar Project - No change. Still working with DEC.

Item #2: Cipriani Albany Bush and Stoner Trail Project - Code Enforcer Waddle reported that Cipriani would like a letter from the Planning Board stating that we approved everything that needed to be for the project. Code Enforcer Waddle will review the letter to see what items are missing. Incidental Take once completed. Discussion ensued.

Item #3: Rolanda Stipe Site Visit - Code Enforcer Waddle reported that he met with Mrs. Stipe and was shown where equipment will go upstairs. They are still months away from completion. He noted that he had no issues with the deli counter.

#### **New Business:**

Chairman Clear reported that Stephen and Ruthie Cook have 3 parcels and would like to sell one and combine the other two. It would be a Lot Line Adjustment. Letters will be sent to neighboring residents since it's a Business District. A survey map was shown to the members. Mark Hoffman made a motion to waive the Ag Statement and Public Hearing and David Dumar seconded the motion. All were in favor. None opposed.

**Any Further Business from Members:**

Chairman Clear informed members of a training that will be held on Tuesday, March 24, 2026 at FMCC. Members need 4 hours a year of training in order to serve on the Planning Board. Certificates for completing the training are sent directly to the town.

The recently approved battery storage in Northville was discussed. Chairman Clear stated that the TOM has a Battery Storage Law. Possible changes to this law will be discussed at a future meeting.

Mark Hoffman made a motion to adjourn the meeting and Scott Parslow seconded the motion. All were in favor. The meeting was adjourned at 7:00 pm.

Respectfully submitted  
Lisa Telfer


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