

**Amended 12-05-11**

**AGENDA**

**Town of Wappinger Planning Board**  
**MEETING DATE – December 5, 2011**  
**TIME: 7:00 PM**

**Town Hall**  
**20 Middlebush Road**  
**Wappinger Falls, NY**

**Discussions:**

**11-3241 / Oddysey Diner** – To discuss amending the approved site plan (formally Pizza Hut) to convert to a proposed diner on 1.22 acres in an HB Zoning District. The property is located at **1515 Route 9** and is identified by **Tax Grid No. 6158-04-572057** in the Town of Wappinger and **Tax Grid No. 6158-19-569062** in the Village of Wappinger (Gillespie)

**11-5159 / Obercreek Subdivision and Lot Line Re-alignment:** To discuss a proposed 13 lot subdivision and lot line re-alignment on 32.95 acres in an R-40/80 zoning district. The property is located on **New Hamburg Road & Marlerville Road** and is identified as **Tax Grid No. 6057-02-997768/ 6157-01-030738** in the Town of Wappinger. (Chazen)

**11-3243 / Villa Borghese (Widmer Inn Restaurant Corp.)** – To discuss amending their site plan to include a 1,580 sq foot reception hall on the second floor. The first floor is 13,275 sf for a total of 14,855 sf. The building footprint is 18,800 square feet. The property is in a NB zoning district on 4.681 acres and is located at **70 Widmer Road** and is identified as **Tax Grid No. 6158-02-880530 / 951382** in the Town of Wappinger. (Paggi)

**Extensions:**

**05-5110 / Wappinger Farm Estates.** The applicant is requesting their ninth extension on preliminary subdivision approval for 6 months for a 19 lot subdivision on 60.620 acres. The extension would start on January 3, 2012 and expire on July 2, 2012. The property is located on **Robinson Lane** and is identified as **Tax Grid No. 6459-03-110235** in the Town of Wappinger. (M. White)(PH: 2-6-06 Closed PH 3-19-07 / LA: 9-19-05)(Granted Re-Zone 12-26-07 /Preliminary granted 1-7-08, first extension Jan.2, 2009, second on Feb, 2, 2009 and third July 2, 2009, fourth to January 1, 2010, fifth to July 1, 2010, sixth to January 3, 2011, a seventh extension to July 2, 2011, eighth extension to January 3, 2012)

**06-5122 / Kirk Subdivision** – The applicant is seeking their tenth extension for six months on amended preliminary subdivision approval for a 3 lot subdivision on 4.4 acres in an R-40 zoning district. The extension would start on December 31, 2011 and expire on June 28, 2012. The property is located at **97-99 Pye Lane** and is identified as **Tax Grid Number 6358-03-240218** in the Town of Wappinger. (Barger) (The public hearing was closed on January 3, 2007 and they received preliminary approval on March 5, 2007. Amended preliminary approval on January 7, 2008, first extension until October 5, 2008, second extension to Jan. 3, 2009, third to April 1, 2009 & their fourth to July 1, 2009, Fifth extension to December 21, 2009, sixth to June 30, 2010, a seventh extension to December 30, 2010, eighth extension to June 30, 2011, ninth extension to December 30, 2011.)

**05-3116/ La Fonda Del Sol** – Seeking their sixth, extension for one year for final site plan approval for a revised site plan for a restaurant, retail space and a stand alone bank totaling 27,225 sf in an HB zoning district.. This extension would begin on December 15, 2011 and run through December 14, 2012. The property is located on the corner of **Old Hopewell Road & Old Route 9** and is identified as **Tax Grid No. 6157-02-542585** in the Town of Wappinger. (Day) (PH: 2-6-06 / LA: 1-17-06)(Closed PH 3-3-08, received an extension from the applicant to November 5, 2008.)(Received final site plan approval on July 21, 2008. First 6 month extension granted to January 15,

2010, second granted to June 14, 2010, third granted to December 14, 2010, fourth granted to June 14, 2011 fifth granted to December 14, 2011)

**06-5120 / BVA Construction Subdivision** - The applicant is seeking a thirteenth extension for six months on the closed Public Hearing for a 3 lot subdivision on 17.288 acres in an R-40 Zoning District. This extension would begin on December 11, 2011 and run through June 8, 2012. The property is located on **Kent Road** and is identified as **Tax Grid No. 6257-02-513975** in the Town of Wappinger. (Barger) *(The Public Hearing was closed on July 16, 2007 and the 62 day clock expired on September 16, 2007. The applicant granted an extension from September 17, 2007 through December 15, 2007, second extension to March 15, 2008, third extension to June 14, 2008, fourth to September 14, 2008 and a fifth extension to December 13, 2008, sixth extension to March 12, 2009, a seventh extension to June 11, 2009, eighth extension to December 10, 2009, ninth extension to June 10, 2010, tenth to December 10, 2010, eleventh extension to June 10, 2011 twelfth to December 10, 2011 .*

### **Miscellaneous:**

**11-6030PP / BVM Builders Inc.:** To discuss a proposed basement for mechanicals in the approved professional office building approved on September 9, 2009, located on 5.07 acres in a CC zone. The property is located on **9D (next to Stewart's)** and is identified as **Tax Grid No. 6056-02-783920** in the Town of Wappinger. (Rob Macho)

### **Executive Session:**

**RFP's:** Discussion

### **New / Old Business:**