

AGENDA – UPDATED as of February 2, 2018 3:30 pm

Town of Wappinger Planning Board
Meeting Date: February 5, 2018
Time: 7:00 PM

Town Hall
20 Middlebush Road
Wappingers Falls, NY

Pledge of Allegiance

Roll Call

Acceptance of the Minutes from January 17, 2018.

Public Hearing:

17-3382 (Site Plan) / 17-4077 (SUP) Verizonwireless Chelsea Micro Antenna / Central Hudson (Pole #7): The Town of Wappinger will conduct a Public Hearing on a site plan and special use permit application to replace a 32.3' wooden utility pole (owned by Central Hudson Gas & Electric) with a 43' wooden pole to accommodate two (2) small antennas and related equipment in an R10 Zoning District. The property is located at **21 Market Street** (south of Broadway Avenue) and is identified as **Tax Grid No. 6157-01-353724** in the Town of Wappinger. (Olson)

Discussion:

17-3360 / 17-4073 Wappinger Route 9D Solar Farm: To vote on a site plan and special use permit application for a 2.5 MW DC ground mounted (photovoltaic system) solar farm on 48.2 acres in an NB and R40/80 Zoning District. The property is located on **Route 9D** and is identified as **Tax Grid No. 6057-04-898012** in the Town of Wappinger. (Chazen) (LA June 15, 2017) (Opened & Closed Public Hearing January 17, 2018)

17-3380 (SP) 17-4076 (SUP) / 1336 Route. 9(Gulf) Canopy and Pump Replacement (amended site plan) (formerly Seven Eleven): To discuss an amended site plan application to replace two existing pumps and canopy with three pumps and canopy on 0.68 acres in an HB Zoning District. The property is located at **1336 Route 9** and is identified as **Tax Grid No. 6157-02-614569** in the Town of Wappinger. (Bunting)

17-3381 Wappinger Hannaford Site Improvements: To discuss a site plan application to improve the building colors, signage, bottle-return clynk and parking lot on 12.98 acres in an SC Zoning District. The property is located at **1490 Route 9** and is identified as **Tax Grid No. 6157-02-653974** in the Town of Wappinger. (Tighe & Bond)

16-3353 BMB Real Estate Corp. (Restaurant to Apartments Conversion/Formerly Lilliana's Restaurant): To discuss a site plan application for the conversion of existing restaurant and deli space into 6 apartments on 2+ acres in a GB Zoning District. The property is located at **1639 Route 376** and is identified as **Tax Grid No. 6259-03-482346** in the Town of Wappinger. (Burns) (Opened & Closed Public Hearing January 17, 2018)

18-5187 Lupi / Ermo Subdivision: To discuss a subdivision application for a lot line re-alignment on 6.52 acres in an R40 Zoning District. The property is located at **295 Route 82** and is identified as **Tax Grid Nos. 6356-01-178859 and 6356-01-152850** in the Town of Wappinger. (Ermo)

17-3361 (Site Plan) and 18-5188 (Lot Line Consolidation) Guardian Temperature Controlled Building: To discuss a site plan and lot line consolidation to construct a temperature controlled self-storage and combine two lots on 0.62 acres in an HB Zoning District. The property is located at **1084 Route 9** and is identified as **Tax Grid No. 6156-02-753949 and 6056-02-774941** in the Town of Wappinger. (Redl)

Extension:

10-3199 / Calvary Chapel of the Hudson Valley: Seeking a 6 months extension while awaiting NYDOT and DCDBCH completion of their reviews and preparation of their permits and approvals on Site Plan approval for a place of worship that would consist of 24,000 sq. ft. and 200 parking spaces and 133 proposed parking spaces to be land banked for a total of 333 spaces on 48.86 acres in a CC & R-40 Zoning District. The extension would begin on March 14, 2018 through September 15, 2018. The applicant is requesting this extension in order to allow the NYDOT to complete their review and prepare their permit and approval. The property is located on **Route 376 and Diddell Road** and is identified as **Tax Grid No. 6359-03-176082** in the Town of Wappinger. (Berger)(LA June 1, 2010)(Neg. Dec. 9-16-13)(PH opened 10-7-13) (PH closed 1-22-14)(Final approval granted on March 17, 2014.)

Architectural:

18-3385 / Mercedes Benz of Wappinger Falls: To discuss a color change to the existing building due to a re-branding of Mercedes Benz. The property is located at **134 Old Post Road** and is identified as **Tax Grid No. 6157-04-633403** in the Town of Wappinger. (Claris Construction)

Conceptual:

18-3384 Wappinger Auto Tech: To discuss a conceptual application for the addition of small equipment sales and engine repair services on 1.00 acres in an HB Zoning District. The property is located at **1228 Route 9** and is identified as **Tax Grid No. 6157-04-621197** in the Town of Wappinger. (Hudson Land Design)