

MINUTES

Town of Wappinger Planning Board
September 16, 2019
Time: 7:30 PM

Town Hall
20 Middlebush Road
Wappingers Falls, NY

Summarized Minutes

Members:

Mr. Flower	Chairman	Present
Mr. Ceru	Member	Present
Mr. Freno	Member	Absent
Mr. Marinaccio	Member	Present
Mr. Peratikos	Member	Present
Mr. Pesce	Member	Present
Mr. Valdati:	Member	Present

Others Present:

Mr. Horan	Town Attorney
Mr. Setaro	Town Engineer
Mr. Stolman	Town Planner
Mrs. Roberti	Zoning Administrator
Mrs. Ogunti	Secretary

SUMMARY

Discussion:

Price Ground Mounted Solar Panel	Resolution Approved as written
Guardian Temperature Controlled Building	Resolution approved as amended
Porteus Lot Line Consolidation	Resolution approved as amended
20 MacFarlane / Carlos Espinoza	Resolution approved as amended

Extension:

Eduardo Lauria Luxury Apartments	Six (6) months extension granted from October 8, 2019 to April 7, 2020
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Mr. Valdati: **Motion to accept the Minutes from October 7, 2019.**
Mr. Peratikos: Second the Motion.
Vote: All present voted Aye.

Video of the October 21, 2019 Planning Board Meeting:

<https://www.youtube.com/watch?v=fgZoeX-z-Iw>

Discussion:

19-4083 Price Ground Mounted Solar Panel: To vote on a Special Use Permit for the installation of a ground mounted solar panel array on 1.51 acres in an R40 Zoning District. The property is located at **10 Brown Road** and is identified as **Tax Grid No.: 6357-01-069705** in the Town of Wappinger. (Approved October 21, 2019) (Glogowski)

Present: Nick Glogowski – Infinity Solar

Mr. Pesce: **Motion to approve the Resolution.**
Mr. Ceru: Second the Motion.
Vote: All present voted Aye.

17-3361 (Site Plan), 18-5188 (Lot Line Consolidation), and 18-4078 (Special Use Permit) Guardian Temperature Controlled Building: To vote on a Site Plan, Special Use Permit and a 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 (.62 acres) and 6156-02-774941 (2.30 acres)** in the Town of Wappinger. (Site Plan, Lot Line & Special Use Permit Approved March 19, 2018) (Lot Line Consolidation approved October 21, 2019) (Redl)

Present: Frank Redl – Applicant

Mr. Marinaccio: **Motion to approve the Resolution as amended.**
Mr. Pesce: Second the Motion.
Vote: All present voted Aye.

18-5198 Porteus Lot Line Consolidation: To vote on the consolidation of two parcels into one lot. The two lots, each approximately 0.465 acres lie in an R20 Zoning District. The property is located at **205-209 Old Route 9** and is identified as **Tax Grid Nos. 6156-02-830781 (0.46 acres) and 6156-02-825772 (0.47 acres)** in the Town of Wappinger. (Cappelli) (PH opened & closed October 7, 2019)

Present: Al Cappelli – Architect

Mr. Marinaccio: **Motion to approve the Resolution as amended.**
Mr. Peratikos: Second the Motion.
Vote: All present voted Aye.

18-3406 20 MacFarlane / Carlos Espinoza (Amended Site Plan): To vote on an Amended Site Plan application to upgrade and repair the existing building on 2.27 acres in an R20 Zoning District. The property is location at **20 MacFarlane Road** and is identified as **Tax Grid No. 6157-04-720271** in the Town of Wappinger. (Badey & Watson) (Variances approved June 11, 2019) (PH opened & closed 09-16-19)

Present: Margaret McManus – Engineer
Al Cappelli – Architect

Mr. Marinaccio: **Motion to approve the Resolution as amended.**
Mr. Pesce: Second the Motion.
Vote: All present voted Aye.

Extension:

15-3338 – Eduardo Lauria Luxury Apartments: Seeking their second six (6) month extension on a site plan application to construct a 13,200 sf. building consisting of residential units and 450 sf. of commercial space on 1.10 acres in an HB Zoning District. The applicant is requesting this extension to allow time while working with the Town Engineer and Town Supervisor to extend adjoining property owners into the existing water and sewer services. This extension, if granted, it would retroactively begin on October 8, 2019 through April 7, 2020. The property is located at **102 Old Post Road** and is identified as **Tax Grid No. 6157-04-625489** in the Town of Wappinger. (Approved November 7, 2016) (Paggi)

Mr. Valdati: **Motion to grant a six (6) months Extension from October 8, 2019 through April 7, 2020.**
Mr. Peratikos: Second the Motion.
Vote: All present voted Aye.

Mr. Marinaccio: **Motion to Adjourn.**
Mr. Peratikos: Second the Motion.
Vote: All present voted Aye.

Adjourned: 7:51 pm

Respectfully submitted,
Bea Ogunti, Secretary
Town of Wappinger Planning Board