

Dutchess County Department of Planning and Development		Fax Info Only	To	Date	#pgs
		Co./Dept.	From		
		Fax #	Phone #		

239 Planning/Zoning Referral - Exemption Communities

Municipality: **Town of Wappinger**

Referring Agency: **Planning Board**

Tax Parcel Number(s): **7077730000**

Project Name: **Fun Max Adventure Park, LLC - Amended Site Plan**

Applicant: **Fun Max Adventure Park, LLC**

Address of Property: **1404 Route 9, Wappinger, NY 125900000**

Exempt Actions:*
239 Review is NOT Required

- Administrative Amendments (fees, procedures, penalties, etc.)
- Special Permits for residential uses (accessory apts, home occupations, etc.)
- Use Variances for residential uses
- Area Variances for residential uses
- Renewals/Extension of Site Plans or Special Permits that have no changes from previous approvals

No Authority to review these Actions

- Subdivisions / Lot Line Adjustments
- Interpretations

☐ Exempt Action submitted for informal review

Actions Requiring 239 Review

- ☐ Comprehensive/Master Plans
- ☐ Zoning Amendments (standards, uses, definitions, district regulations, etc.)
- ☐ Other Local Laws associated with zoning (wetlands, historic preservation, affordable housing, architectural review, etc.)
- ☐ Rezoning involving all map changes
- ☐ Architectural Review
- ☒ Site Plans (all)
- ☒ Special Permits for all non-residential uses
- ☐ Use Variances for all non-residential uses
- ☐ Area Variances for all non-residential uses
- ☐ Other (Describe):

Parcels within 500 feet of:

- ☒ State Road: **Route 9**
- ☒ County Road:
- ☐ State Property (with recreation area or public building)
- ☐ County Property (with recreation area or public building)
- ☐ Municipal Boundary
- ☐ Farm operation in an Agricultural District

Date Response Requested: **9/19/2022**

Entered By: **Ogunti, Bea**

These actions are only exempt in municipalities that signed an intermunicipal agreement with Dutchess County to that effect.

For County Office Use Only			
Response From Dutchess County Department of Planning and Development			
<p>No Comments:</p> <p><input type="checkbox"/> Matter of Local Concern</p> <p><input type="checkbox"/> No Jurisdiction</p> <p><input type="checkbox"/> No Authority</p> <p><input type="checkbox"/> Withdrawn</p> <p><input type="checkbox"/> Incomplete - municipality must resubmit to County</p> <p><input type="checkbox"/> Exempt from 239 Review</p> <p><input type="checkbox"/> None</p>		<p>Comments Attached:</p> <p><input checked="" type="checkbox"/> Local Concern with Comments</p> <p><input type="checkbox"/> Conditional</p> <p><input type="checkbox"/> Denial</p> <p><input type="checkbox"/> Incomplete with Comments- municipality must resubmit to County</p> <p><input type="checkbox"/> Informal Comments Only (Action Exempt from 239 Review)</p>	
Date Submitted: 8/26/2022	Notes:	<input type="checkbox"/> Major Project	
Date Received: 8/26/2022		Referral #: ZR22-245	
Date Requested: 9/19/2022			
Date Required: 9/24/2022	<input type="checkbox"/> Also mailed hard copy	Reviewer:	
Date Transmitted: 9/14/2022			



COUNTY OF DUTCHESS
DEPARTMENT OF PLANNING AND DEVELOPMENT

September 14, 2022

To: Planning Board, Town of Wappinger
Re: **ZR22-245, Fun Max Adventure Park, LLC - Amended Site Plan**
Lots: **707773, Route 9**

The Dutchess County Department of Planning and Development has reviewed the subject referral within the framework of General Municipal Law (Article 12B, §239-l/m).

ACTION

The applicant is seeking site plan approval and a special use permit to renovate the interior of an existing tenant space to construct a trampoline park.

COMMENTS

Two signs are proposed for the front facade of the building where only one is permitted as per § 240-29F(1) of the zoning code. To avoid the need for a variance, the applicant might consider prioritizing the primary sign which indicates the name of the business instead of the sign listing the types of entertainment offered.

In addition, comprehensive sign details were not provided to us for review – no information was included regarding what colors or lighting might be proposed. The Board could request additional details to ensure the proposed signage is legible and compliant with the code.

RECOMMENDATION

The Department recommends that the Board rely upon its own study of the facts in the case with due consideration of the above comments.

Eoin Wrafter, AICP, Commissioner
By

A handwritten signature in cursive script, reading "Tara Grogan".

Tara Grogan, Junior Planner