

TOWN OF WAPPINGER

PLANNING BOARD

Conceptual Review Only
No Escrow Fees Taken

PROJECT NAME: Old State Road (561-563) Warehouse

MEETING DATE: February 5, 2024

ACCOUNT NUMBER: 23-3487

DATE PREPARED: January 19, 2024

☒ SITE PLAN ☐ SPECIAL USE PERMIT ☐ SUBDIVISION

THE ATTACHED HAS BEEN REFERRED TO YOU FOR YOUR COMMENTS AND RECOMMENDATIONS. PLEASE SUBMIT ANY COMMENTS TO THE TOWN OF WAPPINGER PLANNING BOARD, 20 MIDDLEBUSH ROAD, WAPPINGERS FALLS, NY 12590 WITHIN FIFTEEN (15) DAYS.

 1 TOWN FILE

 7 TOWN OF WAPPINGER PLANNING BOARD

 1 ENGINEER TO THE TOWN

 1 PLANNER TO THE TOWN

 1 ATTORNEY TO THE TOWN

 HIGHWAY SUPERINTENDENT

 FIRE PREVENTION BUREAU

 RECREATION

 TOWN OF WAPPINGER TOWN BOARD

 DUTCHESS COUNTY DEPT. OF PLANNING

 NEW YORK STATE DEPT. OF TRANSPORTATION

 DUTCHESS COUNTY DEPT. OF HEALTH

 DUTCHESS COUNTY SOIL & WATER

 NYS DEPT OF D.E.C

 TOWN OF FISHKILL PLANNING BOARD

 TOWN OF EAST FISHKILL PLANNING BOARD

 TOWN OF LAGRANGE PLANNING BOARD

 VILLAGE OF WAPPINGER PLANNING BOARD

 BUILDING INSPECTOR

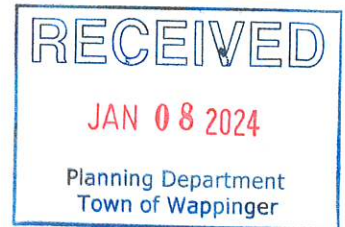
 1 ZONING ADMINISTRATOR-BARBARA ROBERTI

***** PLEASE NOTE ANY VIOLATIONS UPON YOUR REVIEW*****

3 Van Wyck Lane
Wappingers Falls, New York 12590
Phone: 845-223-3202

January 8, 2024

Town of Wappingers Planning Board
20 Middlebush Road
Wappingers Falls, NY 12590



Re: 561-563 Old State Rd
135689-6157-02-580777
Conceptual Amended Site Plan
Town of Wappinger

Dear Planning Board Chair and members:

The applicant is proposing to keep the existing 1-family, 2-story residential building and convert the existing 1-story retail building to an 800 S.F. residential single-family apartment and a 450 S.F. office to be utilized by the applicant. Parking has been provided for the proposed uses. The site currently utilizes an existing well. The applicant is proposing to connect to central water when it is available. Central sewer will be utilized for the proposed site. This submission is being made for the February 5, 2024, Planning Board agenda.

As always, should you have any questions, please do not hesitate to call me.

Very truly yours,

A handwritten signature in black ink that reads "Brian J. Stokosa".

Brian J. Stokosa, PE

RECEIVED

JAN 08 2024

Planning Department
Town of Wappinger

TOWN OF WAPPINGER PLANNING BOARD

Application No.

Date Received:

Fee Received:

23-3487

1-8-24

\$250.00

APPLICATION FOR A CONCEPTUAL

TITLE OF PROJECT: 561-563 OLD STATE RD E

NAME & ADDRESS OF APPLICANT (Corporation or Individual):

203 ROUTE 82 FISHKILL NY 12524

Street Town State Zip

GABE VEGA 914-424-1519

Contact Person Phone Number Fax Number

NAME & ADDRESS OF OWNER (Corporation or Individual):

680 OLD ROUTE 9N E WAPPINGERS FALLS NY 12590

Street Town State Zip

EUGENE LOIS

Contact Person Phone Number Fax Number

Grid No. 135689-6157-02-580777

Please specify use or uses of building and amount of floor area devoted to each:

Existing Use: EXISTING OFFICE, RETAIL AND RESIDENTIAL

Proposed Use: OFFICE, RESIDENTIAL

Location of Property: 561-563 OLD STATE ROAD E

Zoning District: HB Acreage: 1.778

Anticipated No. of Employees: TBD

Existing No. of Parking Spaces: 17 Proposed No. of Parking Spaces: 6

GABE VEGA

Type Name (Corporation, LLC, Individual, etc.)

1/5/24
Date

914-424-1519

Owner's Telephone No.

Owner or representative's signature

INDIVIDUAL APPLICANT

Type Name and Title ***

SAME AS ABOVE

Owner's Address

***If this is a Corporation or LLC please provide documentation of authority to sign.