

TOWN OF WAPPINGER

PLANNING BOARD

Conceptual Review Only

No Escrow Fees Taken

PROJECT NAME: Citco – Amended Site Plan

MEETING DATE: January 22, 2025

ACCOUNT NUMBER: 25-3507

DATE PREPARED: January 9, 2025

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\*\*\*\*\*

## PROPOSED PROJECT:

Existing gas pumps to be removed and relocated, one extra pump and canopy to be added.

Existing exit traffic diversion to be removed – repair/pave and new flow signals to be provided on pavement.

Shed to be removed.

Relocate entry doors from center of storefront glass to the left side of the storefront glass.



TOWN OF WAPPINGER PLANNING BOARD

Application No. 25-3507  
Date Received: 12-26-24  
Fee Received: \$250.00

APPLICATION FOR A CONCEPTUAL

TITLE OF PROJECT: Citeo Amended Site Plan

NAME & ADDRESS OF APPLICANT (Corporation or Individual): 1336 ROUTE 9 LLC  
26 MILL PLAZA ROAD, DANBURY, CT 06811  
Street Town State Zip  
MARK DOMBAL 845-479-2848  
Contact Person Phone Number Fax Number

NAME & ADDRESS OF OWNER (Corporation or Individual): 1336 ROUTE 9 LLC  
26 MILL PLAZA ROAD, DANBURY, CT 06811  
Street Town State Zip  
MARK DOMBAL 845-479-2848  
Contact Person Phone Number Fax Number

Grid No. 6157-02-614569

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

Existing Use: GAS STATION & CONVENIENCE STORE

Proposed Use: GAS STATION & CONVENIENCE STORE

Location of Property: 1336 ROUTE 9, WAPPINGER

Zoning District: HB Acreage: 0.679 29,578 S.F.

Anticipated No. of Employees: ONE PER SHIFT

Existing No. of Parking Spaces: \_\_\_\_\_ Proposed No. of Parking Spaces: 21  
1336 Route 9 LLC

Type Name (Corporation, LLC, Individual, etc.): \_\_\_\_\_

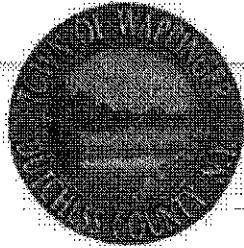
Date: 12/11/2024

Owner's Telephone No.: (845) 765-8507

[Signature]  
Owner or representative's signature  
SYED KIRMANI, MEMBER  
Type Name and Title \*\*\*  
26 MILL PLAZA ROAD, DANBURY, CT 06811  
Owner's Address

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

TOWN OF WAPPINGER



PLANNING BOARD & ZONING BOARD OF APPEALS

20 MIDDLEBUSH ROAD  
WAPPINGERS FALLS, NY 12590  
PH: 845-297-6256  
Fax: 845-297-0579

Owner Consent Form

Project No: 25-3507

Date: DECEMBER 30, 2024

Grid No.: 6157-02-614569

Zoning District: HB

Location of Project:

1336 ROUTE 9, WAPPINGER

Name of Applicant:

1336 ROUTE 9 LLC

REPRESENTATIVE: MARK DOMBAL (845) 479-2848

Print name and phone number

Description of Project:

EXISTING GAS PUMPS TO BE REMOVED AND RELOCATED ONE EXTRA PUMP AND CANOPY TO BE ADDED  
EXISTING EXIST TRAFFIC DIVERSION TO BE REMOVED - REPAIR PAVEMENT AND NEW FLOW SIGNALS TO BE PROVIDED ON PAVEMENT  
SHED TO BE REMOVED  
RELOCATE ENTRY DOORS FROM CENTER OF STORE FRONT TO THE LEFT SIDE OF STORE FRONT

I, SYED KIRMANI

owner of the above land/site/building

hereby give permission for the Town of Wappinger to approve or deny the above application in accordance with local and state codes and ordinances.

DECEMBER 30, 2024

Date

Owner's Signature

(845) 765-8507

Owner's Telephone Number

SYED KIRMANI, MEMBER

Print Name and Title \*\*\*

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

If this is a subdivision application, please provide a copy of the deed.

**ARTICLES OF ORGANIZATION  
OF  
1336 Route 9 LLC**

Under Section 203 of the Limited Liability Company Law

THE UNDERSIGNED, being a natural person of at least eighteen (18) years of age, and acting as the organizer of the limited liability company hereby being formed under Section 203 of the Limited Liability Company Law of the State of New York certifies that:

**FIRST:** The name of the limited liability company is:

**1336 Route 9 LLC**

**SECOND:** The county, within this state, in which the office of the limited liability company is to be located is DUTCHESS.

**THIRD:** The Secretary of State is designated as agent of the limited liability company upon whom process against it may be served. The address within or without this state to which the Secretary of State shall mail a copy of any process against the limited liability company served upon him or her is:

1336 Route 9 LLC  
1983 Route 52  
Suite 1A  
Hopewell Junction, NY 12533

**FOURTH:** The limited liability company designates the following as its registered agent upon whom process against it may be served within the State of New York is:

Syed Kirmani  
1983 Route 52  
Suite 1A  
Hopewell Junction, NY 12533

**FIFTH:** The limited liability company is to be managed by: ONE OR MORE MEMBERS.

**SIXTH:** The existence of the limited liability company shall begin on OCTOBER 7, 2015.