

NOTICE OF PUBLIC HEARING

ZONING BOARD OF APPEALS
TOWN OF WAPPINGER
DUTCHESS COUNTY

PLEASE TAKE NOTICE, the Town of Wappinger Zoning Board of Appeals will conduct a public hearing on the **14th day of October, 2025** at 7:00 p.m. at the Town Hall of Wappinger, 20 Middlebush Road, Wappinger Falls, NY pursuant to Section 240-37 of the Zoning Law of the Town of Wappinger to consider the following area variance:

Appeal No.: 25-7861 (Area Variance)

Hudson Valley Volkswagen: Seeking an area variance Section 240-37 of District Regulations in an HB Zoning District.

-Where 25% minimum landscaping open space is required, the applicant can provide 23% for landscaping space, thus requesting a variance of 2%.

-Where 75% maximum impervious surface is required, the applicant is proposing 77% to allow for additional parking area, thus requesting a variance of 2%.

The property is located at **1148 Route 9** on 4.60 acres and is identified as **Tax Grid No.: 6157-04-690127** in the Town of Wappinger.

All interested persons will be heard by the Zoning Board of Appeals of the Town of Wappinger at the public hearing as stated above.

Signed: John Lorenzini, Chairman
Zoning Board of Appeals
Town of Wappinger
September 12, 2025