

TOWN OF WAPPINGER
PLANNING BOARD

PROJECT NAME: Obercreek Lot Line Re-alignment of Lot 6057-02-920813

MEETING DATE: June 1, 2026

ACCOUNT NUMBER: 26-5244

DATE PREPARED: May 14, 2026

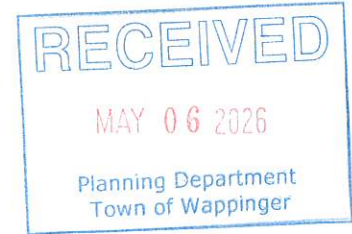
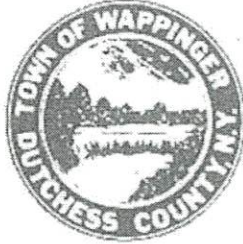
 SITE PLAN **SPECIAL USE PERMIT** X **SUBDIVISION**

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 PLANNING BOARD
- 1 PLANNER TO THE TOWN
- 1 ATTORNEY TO THE PLANNING BOARD
- HIGHWAY SUPERINTENDENT
- FIRE PREVENTION BUREAU
- RECREATION
- ARMY CORP. OF ENGINEERS
- DUTCHESS COUNTY DEPT. OF PLANNING
- DUTCHESS COUNTY DEPT. OF PUBLIC WORKS
- NEW YORK STATE DEPT. OF TRANSPORTATION
- 1 DUTCHESS COUNTY DEPT. OF HEALTH
- DUTCHESS COUNTY SOIL & WATER
- NYS DEPT OF D.E.C
- TOWN OF FISHKILL
- TOWN OF EAST FISHKILL
- TOWN OF LAGRANGE
- VILLAGE OF WAPPINGER PLANNING BOARD
- BUILDING INSPECTOR
- 1 ZONING ADMINISTRATOR-BARBARA ROBERTI
- TOWN CLERK
- CAMO POLUTION
- STORM WATER MANAGEMENT (WALTER ARTUS)
- CENTRAL HUDSON

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

TOWN OF WAPPINGER



PLANNING DEPARTMENT
20 MIDDLEBUSH ROAD
WAPPINGERS FALLS, NY 12590
(845) 297-6256 ext. 122
Fax (845) 297-0579
www.townofwappinger.us

Application No. 26-5244
App. Received: 5-6-26
App. Fee: \$500.00
Escrow: See #26-5245

TOWN OF WAPPINGER PLANNING BOARD LAYOUT APPLICATION FOR LOT LINE- REALIGNMENT OR LOT CONSOLIDATION

- Proposed Name of project: Obercreek Lot Line Realignment of Tax Lot 920813
- Location of Property: 89 New Hamburg Road, Town of Wappinger,
Dutchess County, NY
Tax Section: 6057 Block 02 Lot (2) 920813
Tax Section: 6057 Block 02 Lot (2) 914890
Tax Section: _____ Block _____ Lot (2) _____
- Name and Address of Record Owner #1: Alexander Reese (for Tax Lot 920813)
PO Box 230, Hughsonville, NY 12537 Phone No. 914-475-5195
Phone number of applicant: _____ Email: alexreese@aol.com
Corporation, give name of agent: _____
Phone No. _____
- Name and Address of Record Owner #2: Obercreek LP (for Tax Lot 914890)
PO Box 220, Hughsonville, NY 12537 Phone No. 914-475-5195
Phone number of applicant: Same Email: alexreese@aol.com
Corporation, give name of agent: Alexander Reese
Phone No. 914-475-5195

4. A statement of liens, mortgages, or other encumbrances are attached hereto -
(If none, so state) None

5. A statement of any easements relating to the property is attached hereto -
(If none, so state) _____

6. Deed or deeds recorded in County Clerk's Office:

Tax Lot 920813 Date: 09/21/2020 Liber: 22020 Page: 3711

Tax Lot 914890 Date: 10/14/1997 Liber: 2000 Page: 361

7. I own or have an interest in abutting property as stated on the attached sheet.
(If none, so state) Yes: See subdivision plat

8. Name, address, and license number of Engineer or Land Surveyor: David Dippel, PLS
LaBella Associates, 21 Fox Street, Poughkeepsie, NY 12601. License # 050677 Phone No. 845-454-3980
Email: ddippel@labellapc.com

9. According to the Dutchess County Soil Survey, the following soil types are found on the
property: Hoosic Gravelly Loam undulating (HsB) and 25-45% slopes (HsE), Knickerbocker fine sandy loam undulating (KrB), Knickerbocker fine sandy loam rolling (KrC)

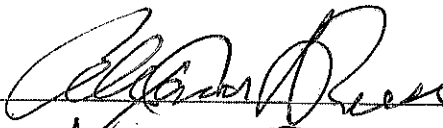
10. Town Water or Well: Private Town sewer or septic: Private

This Property is in the R-80 Zone.

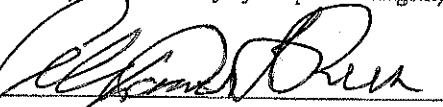
Layout covers 34.03 acres.

Tax Lot 920813 Current size of Lot #1: 28.53 Tax Lot 914890 Current size of Lot #2: 5.50

Proposed size of lot #1: 29.50 Proposed size of lot #2: 4.53

Dated: 5/7/2026 (Signed) 

Print Name: Alexander Reese
(To be used only by Corporation Agent)

Dated: 5/7/2026 (Signed) 

Print Name: Alexander Reese
(To be used only by Corporation Agent)

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: 26-5244 Date: 5-6-26
Grid No.: 6057-02-914890 Zoning District: R-80

Location of Project:

89 New Hamburg Road, Town of Wappinger, Dutchess County, NY

Name of Applicant:

Obercreek LP (Alexander Reese) 914-475-5195

Print name and phone number

Description of

Project: The Applicant and Owner of tax lot 920813 is seeking lot line realignment approval for two tax lots located near 89 New Hamburg Rd, Town of Wappinger, NY. The Applicant proposes shifting approximately 0.97 acre from tax lot 914890 to tax lot 920813. Both properties are within the R-80 zoning district.

I, Alexander Reese, 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.

5/7/2026
Date

914-475-5195
Owner's Telephone Number

Alexander Reese
Owner's Signature

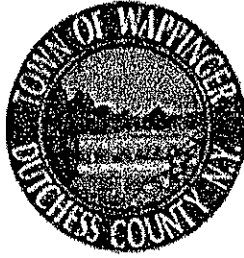
Alexander Reese Partners
Print Name and Title ***

*** 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.

SAVE COMPLETED FORM

TOWN OF WAPPINGER



PLANNING BOARD & ZONING BOARD OF APPEALS

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914-475-5195

Owner's Telephone Number

Alexander Reese

Print Name and Title ***

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