

August 5, 2026

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

Re: Joker Ink
Tax Map Parcel No. 135689-6156-02-845873-00000
Stage Door Road, Wappingers Falls, NY
Town of Wappinger

Dear Planning Board Chair and members:

Joker Ink LLC, a successful and steadily expanding manufacturer of custom apparel and promotional items, is seeking the approval of the planning board for a proposed design-build development on the above referenced parcel of land. The project aims to establish a new, permanent headquarters that will support the company's long-term growth and operational needs. Joker Ink specializes in high-quality, customized merchandise using advanced specialty printing and embroidery equipment. With consistent growth in client demand, the company has outgrown its current leased facility. The increase in production equipment, employee headcount, and inventory has placed considerable strain on the limitations of their existing space. As such, Joker Ink is pursuing the opportunity to construct a purpose-built facility that consolidates all operational components under one roof, with the flexibility to scale in the future.

The applicant wishes to construct a 2-story 8,750 S.F. footprint (Total 17,500 S.F.) wholesale, storage, utility building with the associated infrastructure. The proposal will support a 9,000-S.F. screen printing business with 6,000 S.F. on the first floor and 3,000 S.F. on the second floor and three additional wholesale, storage, utility rental suites totaling 8,500 S.F.

This project is not only a response to Joker Ink's current needs but also a strategic investment in the local economy. It will retain and potentially increase local employment, foster small business growth, and make efficient use of industrially zoned land. The company is committed to working closely with the town board, planning board, and local stakeholders to ensure the facility aligns with all applicable codes, ordinances, and community goals.

Joker Ink has engaged in initial discussions regarding the acquisition of the land, contingent upon municipal approval of the proposed use. The project reflects a thoughtful approach to business development, combining modern functionality with the flexibility needed for future expansion.

Trusting this is sufficient, however, if you have any additional questions or concerns, please do not hesitate to call this office. Thank you.

Very truly yours,

A handwritten signature in black ink that reads "Brian J. Stokosa". The signature is written in a cursive, slightly slanted style.

Brian J. Stokosa, P.E.

c: file