

VILLAGE OF WAPPINGERS FALLS
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AGENDA OF THE PLANNING BOARD
April 4, 2019

The Planning Board of the Village of Wappingers Falls will hold a meeting at the American Legion Hall, 7 Spring Street, Wappingers Falls, on April 4, 2019 beginning at 7 p.m. The agenda is as follows:

CONTINUED PUBLIC HEARING:

2701 West Main Street – West Village Loft - (Grid # 6158-14-276356) and 7 Church Street (Grid # 6158-14-267355) – Site Plan Application.

Applicant is proposing to construct a 4 story mixed use building consisting of 3,000 square feet of commercial space on the first floor and 15 residential units on the 2nd, 3rd, and 4th floors. The proposed parking will consist of 15 spaces and will have access via Church Street.

NEW APPLICATIONS

Ghassan Zughayer – Vape Shop - 1597 Route 9 (6158-19-524234-0000) – Zone CMU – Commercial Mixed Use

Sign Permit- Building Sign- Aluminum Composite sign Face 2” box frame, lettering Red/ Black and White Vinyl, LED halo backlighted red glow behind sign, 2 Gooseneck lights on façade over sign.

Second sign- Road Sign- aluminum composite two sided on existing pole with white background with black and red lettering.

Kevin Musetti – Mama Musetti – 2649 East Main Street (Grid #6158-18-318249) – Zone VC – Village Commercial – New Use

Applicant is proposing a Café/Bakery

Sign Permit – Window sign 8 x 7 feet

Route 9D Holdings, Inc. (Zeidan Nesheiwat) – 2755 West Main Street – (Grid# 6158-09-243502) – Zoning VM – Village Mixed Use

Applicant is proposing to include a delicatessen in the convenience store and requesting Planning Board approval.

Community Services Programs, Inc. – 7 Mill Street (Grid # 6158-14-313291) – Zoning VC – Village Commercial

Applicant is proposing to replace (36) thirty-six windows with energy star, double hung, vinyl windows (17) seventeen windows on the second floor and third floor and (2) two windows on the first floor rear. The buildings front picture window will remain untouched. Rotted Deteriorated apron to be replace with matching composite material.

Methodist Episcopal Church – 9 South Mesier Avenue – (Grid #6158-18-384202) – Zoning – VM – Village Mix

Applicant is proposing to change the ownership from the United Methodist Church to Princess Lamb. To continue operating the same programs.

DISCUSSION

Elmi Berisha – 2657 East Main Street – (Grid # 6158-14-310257) – Zone VC – Village Commercial

Applicant is proposing interior renovation of all 3 floors of existing building. The proposed used will be restaurant on first floor, with private dining area on the second floor. The remainder of the second and third floor will be a studio apartment and a three bedroom apartment

DPNY Real Estate Holdings, LLC/ Nick Priola – 2748 West Main Street –(Grid # 6158-14-255473) – Zone VM – Village Mix – Architectural Review

Applicant is proposing 3 stories mixed used building consisting of:

- 1 office / Mercantile store front 365 Sq Ft with proposed store front facade
- 3 bedroom dwelling unit 1st & 2nd Floor
- 3 bedroom dwelling unit 2nd & 3rd Floor