

**TOWN OF WAPPINGER**

**PLANNING BOARD**

**Conceptual Review Only**  
**No Escrow Fees Taken**

**PROJECT NAME:** Unshattered

**MEETING DATE:** March 20, 2023

**ACCOUNT NUMBER:** 23-3471

**DATE PREPARED:** March 15, 2023

☒ **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\*\*\*\*\*



TOWN OF WAPPINGER PLANNING BOARD

Application No. 23-3471  
Date Received: 3-15-23  
Fee Received: Waived

### APPLICATION FOR A CONCEPTUAL

TITLE OF PROJECT: Unshattered

NAME & ADDRESS OF APPLICANT (Corporation or Individual):

1064 Route 82 Hopewell Junction NY 12533  
Street Town State Zip  
Kelly Lyndgaard 845-453-5809 Kelly@unshattered.org  
Contact Person Phone Number Fax Number

NAME & ADDRESS OF OWNER (Corporation or Individual):

Same  
Street Town State Zip  
Contact Person Phone Number Fax Number

Grid No. 6358-01-296627

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

Existing Use: Automotive

Proposed Use: Retail/Artisanal

Location of Property: 1090 Route 376, Wappingers Falls

Zoning District: Conservation Commercial District Acreage: 5 acres

Anticipated No. of Employees: 10

Existing No. of Parking Spaces: TBD Proposed No. of Parking Spaces: no change

Unshattered

Type Name (Corporation, LLC, Individual, etc.)

3-10-23

Date  
845-453-5809

Owner's Telephone No.

Kelly C Lyndgaard  
Owner or representative's signature  
Kelly C Lyndgaard CEO

Type Name and Title \*\*\*  
26 Coopers Lane, Hopewell Jct. NY

Owner's Address

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



Town of Wappinger  
20 Middlebush Road  
Wappingers Falls, NY 12590

Planning Department  
Office: 845 297-1373 ~ Fax: 845 297-5579  
www.townofwappinger.us

### Owner Consent Form

*To be filed when the applicant is not the building or property owner*

Project = 23-3471 Date: 3/10/23  
Grid = 6358-01-296627 Zoning District: Conservation  
Commercial District  
Location of project: 1090 Route 376, Wappingers Falls  
Name of Applicant: Unshattered  
Print name ( Corporation, LLC, Individual, etc.)

Description of project: This building will be used by a 501c3 nonprofit social enterprise which is serving women in recovery. Our mission is to end the addiction relapse cycle by providing pathways toward economic stability and sustained sobriety. Property will be used for offices and the workforce development program & artisanal workshop of the nonprofit. Our team handcrafts premium handbags from upcycled materials as a way of learning job skills and gaining employment. The work is integrated with a personal and professional development curriculum.

I, Kelly C. Lyndgaard, 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.

Unshattered  
Print name ( Corporation, LLC, Individual, etc.)

3-10-23

Date

845-453-5809

Owner's Telephone No.

Kelly C. Lyndgaard  
Owner or representative's signature

Kelly C Lyndgaard, CEO  
Print Name and Title \*\*\*

26 Coopers Lane, Hopewell Jct. NY 12533  
Owner's Address

\*\*\*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.