

TOWN OF WALLKILL  
ZONING BOARD OF APPEALS (ZBA)

**NOTICE IS HEREBY GIVEN** that a public hearing will be held by the Zoning Board of Appeals of the Town of Wallkill, New York on Monday, April 12, 2021 at 7:30 p.m., or as soon thereafter as can be heard on said date.

Due to public health and safety concerns related to the COVID-19 Pandemic, the ZBA will NOT be meeting in person. In accordance with the Governor's Executive Order 202.1 and subsequent orders extending and modifying the same, the April 12 2021, public hearing will be held remotely via video conferencing and telephone conference call. A transcript will be available at a later date. The public WILL have the opportunity to hear the meeting live and provide comments at the same time.

ZBA members, staff and the public may access the meeting by joining the following link: <https://us02web.zoom.us/j/81946452233> and by utilizing the meeting credentials: Meeting ID: 819 4645 2233 and Passcode: 728456. ZBA members, staff and the public can also listen by calling the following telephone number: 1 (301) 715-8592 or 1 (929) 205-6099 and by utilizing the meeting credentials: Meeting ID: 819 4645 2233 and Passcode: 728456.

The ZBA application to be heard is by applicant, SB Wallkill Realty LLC for an area variance from §249-12(F) of the Town's Zoning Code (the "Code") to permit thirty-seven (37) parking spaces rather than fifty-five (55) as required by the Code, in support of the construction of a dual drive thru at an existing Dunkin Donuts. The property is situated at Section 41, Block 1, Lot 20 in the Town of Wallkill with an address of 711 Route 211 East and is located in the (HC) Highway Commercial Zoning District.

The Zoning Board of Appeals will consider all verbal and/or written statements from all persons interested in the proposed variance in the various manners described above. The Zoning Board of Appeals will also consider such further relief as it finds necessary. Copies of the application, Environmental Assessment Form, plans and any other information submitted in support of it are available via the Town's website, and by contacting the ZBA Clerk at [zbmb@townofwallkill.com](mailto:zbmb@townofwallkill.com) or 845-692-7800 ext. 141.

BY ORDER OF  
THE ZONING BOARD OF APPEALS  
TOWN OF WALLKILL  
ROGER deROZIERE, CHAIRPERSON