

# 2019

# Major Projects Report

Dutchess County Planning and Development  
Dutchess County Transportation Council

---

The preparation of this report has been financed in part through grant[s] from the Federal Highway Administration and Federal Transit Administration, U.S. Department of Transportation, under the State Planning and Research Program, Section 505 [or Metropolitan Planning Program, Section 104(f)] of Title 23, U.S. Code. The contents of this report do not necessarily reflect the official views or policy of the U.S. Department of Transportation.

# Acknowledgements

This study was prepared by the Dutchess County Department of Planning and Development for the Dutchess County Transportation Council.

**Eoin Wrafter**, Commissioner, Planning and Development

**Mark Debald**, Transportation Program Administrator

**Andrew Rock**, Research Assistant: Report Author

**Devin Rigolino**, Senior GIS Project Coordinator: Map Composition

# Table of Contents

|   |    |
|---|----|
| Major Projects Report Overview .....                                | 1  |
| Methodology .....   | 1  |
| Summary of 2019 Data .....  | 2  |
| Access Roads .....  | 3  |
| Criteria for Inclusion in Major Projects Report .....               | 3  |
| Description of Report Components.....                               | 4  |
| Conclusion .....  | 5  |
|   |    |
| Data Tables & Map:  |    |
| Table 1: Summary of Active Major Projects by Municipality .....     | 6  |
| Table 2: Annual Comparison of Active Major Projects, 2018–2019..... | 7  |
| Table 3: New Major Projects .....                                   | 8  |
| Table 4: Projects Removed from Report .....                         | 9  |
| Table 5: Major Projects by Municipality.....                        | 10 |
|   |    |
| Appendix:   |    |
| Municipal Telephone Numbers .....                                   | 15 |

# Major Projects Report Overview

The annual Major Projects Report is a compilation of selected information about development projects proposed in Dutchess County as of December 2019. This report is designed to identify economic activity throughout Dutchess County and provide local officials with information on proposed developments affecting their communities and their decisions. The information in this report can be used not only by public officials, but also by the general public and the private sector to plan development activities.

Many of these projects are in the early stages of the planning and approval process, and all projects stay in the report until they are either fully constructed<sup>1</sup>, withdrawn by the sponsor, denied by the municipality, or not resubmitted following approval expiration. During the planning and design process, projects may be downsized and may therefore be removed from the report because they no longer meet the criteria for a major project (see *Criteria for Inclusion in Major Projects Report* on page 3). For the actual project status at a particular time, the local municipality which has review and approval authority should be contacted (see Appendix for list of municipal phone numbers on page 16).

The Major Projects Report is a planning tool. It is not a list of projects that will definitely be constructed, but rather a list of proposed projects that may someday be completed. Being listed in the report does not imply approval or endorsement of a project by the Dutchess County Transportation Council or the Dutchess County Department of Planning and Development.

## Parcel Data Available Online

Citizens and government officials alike can view specific tax parcel information online at the County's website (visit [www.dutchessny.gov](http://www.dutchessny.gov)). This free service, entitled "Parcel Access," includes the following information:

- Parcel search capabilities
- Assessment data
- Aerial orthophoto backdrop
- Easy-to-use mapping layers
- Print option

## Methodology

To complete this report, each municipal planning board was asked to review the listing of active major projects and update the information for their community. County Planning Department staff also gathered information from development applications, environmental review documents, meeting minutes, and news articles.

The report includes: the location of the project (tax parcel designation and access road); the general nature of the project (e.g., office development, apartments, or infrastructure improvement); and the scale of the project as reflected by the number of dwelling units, the square footage, and/or the acreage. Complete information on a particular project may not be available when it is listed in the report. The resulting list is the best available information at this time on the projects that meet the criteria of the Major Projects Report (see *Criteria for Inclusion in Major Projects Report* on page 3).

Projects that cross municipal boundaries will be listed under each municipality involved. Many projects have both residential and non-residential components; this report breaks each project down into its separate components, but each component shares the same map number. In these cases, the project is still only counted as one project.

---

<sup>1</sup> Starting in 2013, any single-family residential subdivision that had been in the report for 10 or more years AND was at least 75% built out, was considered "constructed" and removed from the Report.

## Summary of 2019 Data

As of December 2019, there were 138 separate projects listed (*some projects have both residential and non-residential components – see Table 5 for more information*). This includes:

- 93 residential proposals with a total of 12,314 proposed housing units (a 4.3% decrease in the number of units from 2018, which included 12,873 housing units);
- 85 non-residential proposals with a total of 8,227,107 square feet (a 7.3% increase in square footage from 2018, which included 82 projects and 7,711,283 square feet);
- 6 rezoning proposals.

The 2019 Major Projects update involves the following additions and deletions (see Tables 3 and 4):

- 20 new projects were added to the report;
- 16 projects were removed from the report, as follows:
  - 11 projects were completed (constructed or rezoned);
  - 2 projects were withdrawn;
  - 2 projects had approvals that expired;
  - 1 project no longer met the criteria for inclusion in this report;

The southern and middle portions of the county continue to see the most development proposals, though less than typically seen in the last decade. In terms of residential development, the towns of East Fishkill, Fishkill, Hyde Park, LaGrange, and Poughkeepsie each have over 1,000 proposed housing units, with a combined total of 8,493 units. These five towns alone account for over 66% of all housing units proposed in Dutchess County for projects that meet the criteria to be listed in the Major Projects Report.

Also notable is the number of non-senior apartments, condos, and townhouses that are proposed throughout the county. Of those projects that have defined the number of units expected, 6,352 non-senior apartments, condos, and townhouses are proposed. These account for over 50% of all proposed housing units on the list. Of these non-senior apartments/condos/townhouses 838 units (approximately 13%) are considered affordable/workforce housing, meaning they have income and rent restrictions.

A significant number (1,297) of senior housing units are also proposed, most of which are apartments, townhouses, and condominiums. Of those, 178 units (approximately 14%) are considered affordable senior housing.

Non-residential development proposals are also concentrated in the southern and middle parts of the county. The towns of East Fishkill, Hyde Park, and Poughkeepsie are the most active with a combined total of over 4.9 million square feet of non-residential space proposed. In addition, the towns of Dover, LaGrange, and Pawling each have more than 200,000 square feet of non-residential space proposed.

## Access Roads

Dutchess County, like other areas throughout the country, experiences the greatest amount of commercial and residential development along major transportation routes. This linear pattern of development, commonly called “strip development,” greatly affects the efficiency of roads. Commercial strips can create traffic congestion, reduce the capacity of roads to move through-traffic efficiently, and cause safety problems. It also takes business away from “downtown” districts and can be visually unpleasant. US Route 9, especially south of Poughkeepsie, has experienced the most development activity and is the most firmly established “commercial” corridor in Dutchess County.

The spread of commercial and residential development into rural areas has put many primary access roads at risk for new or increased strip development. Looking at past growth patterns and current development proposals, the following corridors may experience diminished operations due to strip development: NY 22 in the Harlem Valley, NY 52, 9D, and 82 in southern Dutchess, US 44 in the towns of Poughkeepsie and Pleasant Valley, NY 9G in Hyde Park, and NY 55 in LaGrange.

There is no simple or easy solution to this problem, but with the implementation of comprehensive design controls new development can be integrated with the surrounding community environments. Local decision-makers should be aware of the potential for strip development in order to better protect their communities from this undesirable land use. There are many design guidebooks available that local decision-makers can use in their planning process. They can also contact the Dutchess County Department of Planning and Development for assistance. Responsible agencies and developers should also consult the County's guidance on [Complete Streets](#) to ensure that proposed projects meet the accessibility needs of residents, workers, and visitors of all ages and abilities.

## Criteria for Inclusion in Major Projects Report

The report focuses on those proposed projects that could have significant impacts on the area. Only projects meeting certain criteria are included. The thresholds that have been established for inclusion are listed below.

**For urban municipalities** (cities of Beacon and Poughkeepsie; towns of Beekman, East Fishkill, Fishkill, Hyde Park, LaGrange, Poughkeepsie and Wappinger; villages of Fishkill, Pawling, and Wappingers Falls):

25 residential dwelling units; or  
25,000 square feet of non-residential gross floor area; or  
Rezoning of an area which exceeds 10 acres.

**For rural municipalities** (towns of Amenia, Clinton, Dover, Milan, North East, Pawling, Pine Plains, Pleasant Valley, Red Hook, Rhinebeck, Stanford, Union Vale, and Washington; villages of Millbrook, Millerton, Red Hook, Rhinebeck, and Tivoli):

10 residential dwelling units; or  
10,000 square feet of non-residential gross floor area; or  
Rezoning of an area which exceeds 25 acres.

While this report covers projects that meet these thresholds, it does not reflect the cumulative effects of smaller projects which are not included.

# Description of Report Components

The following description of the report elements can be used to interpret the data in the tables.

**PID:** The Project Identification Number is the numerical key to locating projects on the Major Projects map, which is located at the end of the report.

**Municipality:** The municipality in which the project is located. The municipality may be a town (T), city (C), or village (V).

**Project:** The title or most recognized reference name of the proposed project.

**Applicant:** The name of the applicant, or the applicant's representative.

**Access Road:** The road which provides primary access to the property. For example,  
I = Interstate  
US = US Route  
NY = State Route  
CR = County Route

Local Roads = the name of the road and one of the following abbreviations:

|                   |             |              |
|-------------------|-------------|--------------|
| Av. = Avenue      | Ct. = Court | Pl. = Place  |
| Blvd. = Boulevard | Dr. = Drive | Rd. = Road   |
| Cir. = Circle     | Ln. = Lane  | St. = Street |

The exceptions to this are highway segments which have dual numbers such as US44/NY55 in the City of Poughkeepsie. In these cases, the smaller number shall be indicated first. The sole exception is State Road 987G, which is known as the Taconic State Parkway, and may be referred to as the TSP in this report. Dual roads are as follows:

|           |             |             |
|-----------|-------------|-------------|
| NY 9G/199 | NY 82/199   | US 44/NY 55 |
| NY 22/55  | NY 82/376   | US 44/NY 82 |
| NY 22/343 | US 44/NY 22 |             |

**Parcel:** The county real property tax number. A "+" sign shown in the column following the parcel number indicates that the project involves more parcels than the single parcel identified.

**Activity:** The general type of project, as follows:

***Residential:***

|            |  |
|------------|--|
| Apt =      | Apartments                                   |
| Condo/TH = | Condominium, Townhouse, Cooperative, Cluster |
| Dorm =     | Dormitory                                    |
| Mobile =   | Mobile Home Park                             |
| SFR =      | Single Family Residential                    |

Where applicable, the following project restrictions are indicated on tables 5 and 6:

|          |  |
|----------|--|
| Senior = | Age-Restricted (55+) Housing           |
| Aff =    | Affordable Housing (income restricted) |

***Non-Residential:***

|            |                                    |
|------------|------------------------------------|
| Agri-bus = | Agri-business                      |
| Assist =   | Assisted Living                    |
| Hotel =    | Hotel/Motel                        |
| Indust =   | Industrial                         |
| Infra =    | Infrastructure                     |
| Med =      | Hospital or other Medical Facility |
| Nursing =  | Nursing Home                       |
| Office =   | Office                             |
| Open Sp =  | Preserved Open Space               |
| Pub/Inst = | Public/Institutional               |
| Rec =      | Recreation                         |
| Retail =   | Retail/Restaurant                  |
| Rezone =   | Rezoning                           |

**# Units:** The number of units in proposed residential projects. For Dorm, Hotel, and Assisted Living projects, this represents the number of beds (unit counts for Hotel and Assisted Living projects are not included in residential unit totals).

**Sq. Feet:** The square footage of gross floor area, as applicable, in proposed projects.

**# Acres:** The total site acreage, as applicable, in proposed projects.

**Entry:** The month and year that the information on the proposed project was entered in the report by the Department of Planning and Development.

## Conclusion

The Major Projects Report provides local decision-makers with a comprehensive overview of the development that is or may be occurring in the county. With this information, they may get a broader view of the impacts of a single development and consider those impacts in their approval processes. The Major Projects Report can also be used by developers to assess market conditions or general trends in the local economy.

We will continue our efforts to track development in the county and contact local municipalities to verify this information in order to provide the most accurate report possible. If you have any suggestions for making this information more useful to you, please contact us with your suggestions.

Dutchess County Department of Planning and Development  
85 Civic Center Plaza, Suite 107  
Poughkeepsie, NY 12601  
845-486-3600  
[plandev@dutchessny.gov](mailto:plandev@dutchessny.gov)

# Data Tables

Table 1  
**Summary of Active Major Projects by Municipality**  
 January - December 2019

| Municipality       | Residential <sup>1</sup> |               | Non-Residential <sup>2</sup> |                  | Total <sup>3</sup> |
|--------------------|--------------------------|---------------|------------------------------|------------------|--------------------|
|                    | # of Projects            | # of Units    | # of Projects                | # of Square Feet | # of Projects      |
| <b>Cities</b>      |                          |               |                              |                  |                    |
| C/Beacon           | 12                       | 924           | 5                            | 189,682          | 13                 |
| C/Poughkeepsie     | 11                       | 874           | 8                            | 1,020,951        | 15                 |
| <b>Towns</b>       |                          |               |                              |                  |                    |
| T/Amenia           | 1                        | 172           | 1                            | 100,352          | 1                  |
| T/Beekman          | 5                        | 425           | 3                            | 55,400           | 5                  |
| T/Clinton          | 1                        | 11            | 1                            | 15,520           | 2                  |
| T/Dover            | 3                        | 62            | 7                            | 254,259          | 8                  |
| T/East Fishkill    | 8                        | 1,017         | 5                            | 2,294,348        | 12                 |
| T/Fishkill         | 5                        | 1,854         | 5                            | 158,270          | 8                  |
| T/Hyde Park        | 5                        | 1,137         | 4                            | 1,387,952        | 7                  |
| T/LaGrange*        | 11                       | 2,127         | 6                            | 571,290          | 14                 |
| T/Milan            | -                        | -             | 1                            | 87,600           | 1                  |
| T/North East       | -                        | -             | -                            | -                | -                  |
| T/Pawling          | 4                        | 281           | 2                            | 367,000          | 4                  |
| T/Pine Plains      | -                        | -             | 1                            | -                | 1                  |
| T/Pleasant Valley  | 1                        | 252           | 1                            | 10,000           | 2                  |
| T/Poughkeepsie     | 15                       | 2,358         | 23                           | 1,549,796        | 30                 |
| T/Red Hook         | 2                        | 107           | 1                            | -                | 2                  |
| T/Rhinebeck        | 1                        | 36            | 4                            | 112,900          | 4                  |
| T/Stanford         | -                        | -             | -                            | -                | -                  |
| T/Union Vale       | 1                        | 20            | -                            | -                | 1                  |
| T/Wappinger        | 1                        | 225           | 1                            | 30,000           | 2                  |
| T/Washington       | -                        | -             | -                            | -                | -                  |
| <b>Villages</b>    |                          |               |                              |                  |                    |
| V/Fishkill         | 2                        | 135           | 1                            | 13,200           | 2                  |
| V/Millbrook        | -                        | -             | -                            | -                | -                  |
| V/Millerton        | -                        | -             | -                            | -                | -                  |
| V/Pawling          | 2                        | 97            | 2                            | 7,387            | 2                  |
| V/Red Hook         | -                        | -             | 1                            | -                | 1                  |
| V/Rhinebeck        | -                        | -             | -                            | -                | -                  |
| V/Tivoli           | -                        | -             | -                            | -                | -                  |
| V/Wappingers Falls | 2                        | 200           | 2                            | 1,200            | 1                  |
| <b>Total</b>       | <b>93</b>                | <b>12,314</b> | <b>85</b>                    | <b>8,227,107</b> | <b>138</b>         |

<sup>1</sup> Residential includes single-family residences, townhouses, condominiums, apartments, dorms, mobile homes, and senior and affordable housing.

<sup>2</sup> Non-Residential includes retail/restaurant, office, industry, recreation, hotel/motel, rezoning, infrastructure, hospital/medical, assisted living, nursing home, and public/institutional.

<sup>3</sup> Total Number of Projects includes Residential and Non-Residential. Some projects have both components, but are counted only once for the total number of projects. Projects that span two municipalities are counted only once in the total.

\* These municipalities did not provide the County with updated information. Projects included are those from the previous report, plus new ones that the County is aware of. Please note that the Major Projects information for these municipalities may not be accurate or complete.

Table 2  
Annual Comparison of Active Major Projects, 2018 - 2019

By Municipality

| Municipality       | Residential <sup>1</sup> |                    | Non-Residential <sup>2</sup> |                          |
|--------------------|--------------------------|--------------------|------------------------------|--------------------------|
|                    | # of Units<br>2018       | # of Units<br>2019 | # of Square<br>Feet 2018     | # of Square<br>Feet 2019 |
| <b>Cities</b>      |                          |                    |                              |                          |
| C/Beacon           | 723                      | 924                | 201,247                      | 189,682                  |
| C/Poughkeepsie     | 674                      | 874                | 911,391                      | 1,020,951                |
| <b>Towns</b>       |                          |                    |                              |                          |
| T/Amenia           | 172                      | 172                | 100,352                      | 100,352                  |
| T/Beekman          | 434                      | 425                | 61,900                       | 55,400                   |
| T/Clinton          | 11                       | 11                 | 15,520                       | 15,520                   |
| T/Dover            | 62                       | 62                 | 241,759                      | 254,259                  |
| T/East Fishkill    | 1,021                    | 1,017              | 2,294,348                    | 2,294,348                |
| T/Fishkill         | 1,910                    | 1,854              | 157,470                      | 158,270                  |
| T/Hyde Park        | 1,137                    | 1,137              | 1,320,652                    | 1,387,952                |
| T/LaGrange         | 2,127                    | 2,127              | 591,690                      | 571,290                  |
| T/Milan            | -                        | -                  | 87,600                       | 87,600                   |
| T/North East       | -                        | -                  | 35,812                       | -                        |
| T/Pawling          | 426                      | 281                | 367,000                      | 367,000                  |
| T/Pine Plains      | 691                      | -                  | 12,500                       | -                        |
| T/Pleasant Valley  | 252                      | 252                | 38,000                       | 10,000                   |
| T/Poughkeepsie     | 2,218                    | 2,358              | 1,125,043                    | 1,549,796                |
| T/Red Hook         | 107                      | 107                | -                            | -                        |
| T/Rhinebeck        | 76                       | 36                 | 55,000                       | 112,900                  |
| T/Stanford         | -                        | -                  | -                            | -                        |
| T/Union Vale       | 20                       | 20                 | -                            | -                        |
| T/Wappinger        | 269                      | 225                | 32,700                       | 30,000                   |
| T/Washington       | -                        | -                  | -                            | -                        |
| <b>Villages</b>    |                          |                    |                              |                          |
| V/Fishkill         | 25                       | 135                | -                            | 13,200                   |
| V/Millbrook        | -                        | -                  | -                            | -                        |
| V/Millerton        | -                        | -                  | -                            | -                        |
| V/Pawling          | 12                       | 97                 | 3,000                        | 7,387                    |
| V/Red Hook         | -                        | -                  | -                            | -                        |
| V/Rhinebeck        | -                        | -                  | 56,264                       | -                        |
| V/Tivoli           | -                        | -                  | -                            | -                        |
| V/Wappingers Falls | 200                      | 200                | -                            | 1,200                    |
| <b>Total</b>       | <b>12,567</b>            | <b>12,314</b>      | <b>7,709,248</b>             | <b>8,227,107</b>         |

<sup>1</sup> Residential includes single-family residences, townhouses, condominiums, apartments, dorms, mobile homes, and senior and affordable housing.

<sup>2</sup> Non-Residential includes retail/restaurant, office, industry, recreation, hotel/motel, rezoning, infrastructure, hospital/medical, assisted living, nursing home, and public/institutional.

Table 3  
**2019 New Major Projects**  
 January - December 2019

| <b>Municipality</b> | <b>Project</b>   | <b>Activity Description</b>                |
|---------------------|--|--|
| C/Beacon            | Beacon Commons - 16 West Main Street                   | 55 Apartment Units                         |
|                     | Beacon Commons - 16 West Main Street                   | 7 Affordable Apartment Units               |
|                     | Beacon Views - Conklin Street                          | 37 Apartment Units                         |
|                     | Beacon Views - Conklin Street                          | 5 Affordable Apartment Units               |
| C/Poughkeepsie      | 160 Union Street Multi Family Development              | 41 Apartment Units                         |
|                     | 27 High Street   | 60 Apartment Units                         |
|                     | 331 Main Street  | 80 Apartment Units                         |
|                     | Boutique Hotel -- Hudson Valley Office Furniture       | 79 Bed Motel/Hotel                         |
|                     | Bow Tie Cinemas  | 40,000 Square Feet of Retail/Restaurant    |
|                     | Las Ventanas on Main Rezone 5 Parcels C-3 to C-1       | 54 Affordable Apartment Units              |
|                     | Las Ventanas on Main Rezone 5 Parcels C-3 to C-1       | 2 Acre Rezoning                            |
| T/Fishkill          | Hudson Place @ Merrit Blvd                             | 28 Apartment Units                         |
| T/Hyde Park         | Sake Brewery   | 67,300 Square Feet of Retail/Restaurant    |
| T/Poughkeepsie      | Locust Grove Crossings Multi-Family Development        | 32 Apartment Units                         |
|                     | Marist Dyson Center Addition                           | 40,650 Square Feet of Public/Institutional |
|                     | Salt Point Center                                      | 48 Apartment Units                         |
|                     | Salt Point Center                                      | 5,460 Square Feet of Office                |
|                     | Salt Point Center                                      | 4,500 Square Feet of Retail/Restaurant     |
|                     | Shady Brook Mobile Home Park                           | 60 Mobile Homes                            |
|                     | South Road Crossing                                    | 120 Bed Motel/Hotel                        |
|                     | South Road Crossing                                    | 17,442 Square Feet of Retail/Restaurant    |
|                     | Vassar Inn and Institute                               | 50 Bed Motel/Hotel                         |
|                     | Vassar Inn and Institute                               | 1 Acre of Preserved Open Space             |
|                     | Vassar Inn and Institute                               | 7,492 Square Feet of Public/Institutional  |
| T/Rhinebeck         | Rhinebeck Villas, LLC                                  | 7,859 Square Feet of Retail/Restaurant     |
|                     | Rhinebeck Villas, LLC                                  | 60 Bed Motel/Hotel                         |
| V/Fishkill          | The Wesley Center -- Senior Housing/Childcare Facility | 110 Age-Restricted Apartment Units         |
|                     | The Wesley Center -- Senior Housing/Childcare Facility | 13,200 Square Feet of Retail/Restaurant    |
| V/Pawling           | Heinchon Place Mixed Use Development                   | 72 Condominiums/Townhouses Units           |
|                     | Heinchon Place Mixed Use Development                   | 40 Bed Motel/Hotel                         |
|                     | Heinchon Place Mixed Use Development                   | 4,000 Square Feet of Office                |
|                     | Pawling Downtown LLC                                   | 25 Apartment Units                         |
|                     | Pawling Downtown LLC                                   | 3,387 Square Feet of Retail/Restaurant     |

Table 4  
**Projects Removed from Report**  
 January - December 2019

| <b>Municipality</b> | <b>Project</b>                                    | <b>Activity Description</b>                   | <b>Reason*</b> |
|---------------------|---|---|----------------|
| T/Beekman           | Beekman Chase                                     | 36 Single Family Residential Homes            | C              |
|                     | DCC Site Plan (f. Retail/Apt Development)         | 6,500 Square Feet of Retail/Restaurant        | W              |
|                     | Delfina Estates (f. Park Hill Estates)            | 12 Single Family Residential Homes            | R              |
| T/East Fishkill     | Hopewell Hamlet & NY 82 Corridor Rezoning         | 111 Acre Rezoning                             | RZ             |
|                     | Lake Walton Park Subdivision                      | 94 Single Family Residential Homes            | O              |
| T/Fishkill          | Elant: R15 to RB / Senior Citizen Housing Overlay | 84 Affordable, Age-Restricted Apartment Units | XP             |
| T/LaGrange          | Burnham Building                                  | 24,000 Square Feet of Office                  | C              |
|                     | Burnham Building                                  | 0 Square Feet of Industrial                   | C              |
|                     | Open Space Recapture Overlay Zone; Sleight Farm   | 54 Acre Rezoning                              | RZ             |
| T/North East        | Millerton Supermarket                             | 35,812 Square Feet of Retail/Restaurant       | XP             |
| T/Pine Plains       | Dutch's Spirits -- Distillery & Museum            | 12,500 Square Feet of Agri-business           | C              |
| T/Pleasant Valley   | Dutchess Quarry                                   | 10,000 Square Feet of Industrial              | C              |
|                     | Salt & Highway Equipment Storage                  | 18,000 Square Feet of Industrial              | C              |
| T/Rhinebeck         | Gardens at Rhinebeck, Phase III                   | 76 Condominiums/Townhouses Units              | C              |
| T/Wappinger         | Old Hopewell Commons                              | 3,000 Square Feet of Retail/Restaurant        | W              |
|                     | Old Hopewell Commons                              | 1,490 Square Feet of Retail/Restaurant        | W              |
|                     | Old Hopewell Commons                              | 2,700 Square Feet of Office                   | C              |
|                     | Old Hopewell Commons                              | 44 Apartment Units                            | C              |
| V/Pawling           | Main Street Pawling, LLC Mixed Use Building       | 3,000 Square Feet of Retail/Restaurant        | R              |
|                     | Main Street Pawling, LLC Mixed Use Building       | 12 Apartment Units                            | R              |
| V/Rhinebeck         | Rhinebeck Village Place                           | 3,313 Square Feet of Retail/Restaurant        | C              |
|                     | Rhinebeck Village Place                           | 7,051 Square Feet of Recreation               | C              |
|                     | Rhinebeck Village Place                           | 60 Bed Motel/Hotel                            | C              |

C = Constructed

RZ = Rezoned

W = Withdrawn

XP = Approval Expired, Project Not Resubmitted

O = Other

\* Starting in 2013, any residential subdivision that has been on the list for 10 or more years and is at least 75% built out is now considered "constructed" and will be removed from the report accordingly

Table 5  
**2019 Active Major Projects**  
 By Municipality

| Municipality   | PID                                      | Project   | Applicant                         | Access Road                   | Parcel <sup>1</sup> | <sup>2</sup> Activity                      | Activity Description                       | Entry   |
|----------------|--|---|-----------------------------------|-------------------------------|---------------------|--|--|---------|
| C/Beacon       | 1161                                     | 152-158 Fishkill Avenue                               | 152-158 Fishkill Avenue, LLC      | Fishkill Av.                  | 41801               | + Condo/TH                                 | 52 Condominiums/Townhouses Units           | 12/2018 |
|                | 1160                                     | 23-28 Creek Drive                                     | 23-28 Creek Drive LLC             | Churchill St.                 | 37625               | Apt  | 8 Apartment Units                          | 12/2018 |
|                | 1023                                     | 248 Tioronda Avenue, (f. Beacon 248 Development)      | Beacon 248 Holdings, LLC          | Tioronda Ave.                 | 993482              | + Apt                                      | 64 Apartment Units                         | 12/2018 |
|                | 1023                                     | 248 Tioronda Avenue, (f. Beacon 248 Development)      | Beacon 248 Holdings, LLC          | Tioronda Ave.                 | 993482              | + Apt                                      | 7 Affordable Apartment Units               | 12/2018 |
|                | 1023                                     | 248 Tioronda Avenue, (f. Beacon 248 Development)      | Beacon 248 Holdings, LLC          | Tioronda Ave.                 | 993482              | + Office                                   | 25,400 Square Feet of Office               | 12/2018 |
|                | 1118                                     | 249 Main Street                                       | 249 Main Street, LLC              | Main St.                      | 852906              | Apt  | 3 Affordable Apartment Units               | 12/2015 |
|                | 1118                                     | 249 Main Street                                       | 249 Main Street, LLC              | Main St.                      | 852906              | Apt  | 25 Apartment Units                         | 12/2015 |
|                | 1118                                     | 249 Main Street                                       | 249 Main Street, LLC              | Main St.                      | 852906              | Retail/Restaurant                          | 11,000 Square Feet of Retail/Restaurant    | 12/2015 |
|                | 1162                                     | 45 Beekman Street                                     | Spire                             | High St.                      | 689990              | + Apt                                      | 30 Apartment Units                         | 12/2018 |
|                | 1162                                     | 45 Beekman Street                                     | Spire                             | High St.                      | 689990              | + Retail/Restaurant                        | 10,000 Square Feet of Retail/Restaurant    | 12/2018 |
|                | 1153                                     | 511 Fishkill Avenue Industrial Arts Brewery           | DP 108, LLC                       | NY 52B                        | 580285              | Agri-bus                                   | 37,247 Square Feet of Agri-business        | 12/2018 |
|                | 1153                                     | 511 Fishkill Avenue Industrial Arts Brewery           | DP 108, LLC                       | NY 52B                        | 580285              | Indust                                     | 72,428 Square Feet of Industrial           | 12/2018 |
|                | 1153                                     | 511 Fishkill Avenue Industrial Arts Brewery           | DP 108, LLC                       | NY 52B                        | 580285              | Office                                     | 2,296 Square Feet of Office                | 12/2018 |
|                | 1153                                     | 511 Fishkill Avenue Industrial Arts Brewery           | DP 108, LLC                       | NY 52B                        | 580285              | Rec  | 16,346 Square Feet of Recreation           | 12/2018 |
|                | 1153                                     | 511 Fishkill Avenue Industrial Arts Brewery           | DP 108, LLC                       | NY 52B                        | 580285              | Retail/Restaurant                          | 4,965 Square Feet of Retail/Restaurant     | 12/2018 |
|                | 1159                                     | 555 South Avenue                                      | Scenic Beacon Developments        | South Av.                     | 751258              | Apt  | 170 Apartment Units                        | 12/2018 |
|                | 1159                                     | 555 South Avenue                                      | Scenic Beacon Developments        | South Av.                     | 751258              | Retail/Restaurant                          | 10,000 Square Feet of Retail/Restaurant    | 12/2018 |
|                | 1179                                     | Beacon Commons - 16 West Main Street                  | Farrell Building Company          | West Main St., Bank St.       | 616969              | Apt  | 55 Apartment Units                         | 1/2019  |
|                | 1077                                     | Beacon Hip Lofts                                      | Beacon Hip Lofts, LLC             | Front St.                     | 590165              | Apt  | 114 Apartment Units                        | 12/2013 |
|                | 1180                                     | Beacon Views - Conklin Street                         | Beacon Views, LLC                 | TBD - Townsend St, Delavan Av | 331123              | Apt  | 37 Apartment Units                         | 1/2019  |
|                | 1131                                     | Edgewater   | Scenic Beacon Developments, LLC   | Edgewater Pl.                 | 581985              | + Apt                                      | 282 Apartment Units                        | 2/2017  |
|                | 1131                                     | Edgewater   | Scenic Beacon Developments, LLC   | Edgewater Pl.                 | 581985              | + Apt                                      | 25 Affordable Apartment Units              | 2/2017  |
|                | 1119                                     | The View  | DMS Consolidators, LTD            | Beekman St.                   | 660924              | Apt  | 40 Apartment Units                         | 12/2015 |
| 1123           | West End Lofts                           | Kearney Realty & Development                          | NY 9D                             | 688931                        | Apt                 | 12 Apartment Units                         | 10/2016                                    |         |
| C/Poughkeepsie | 1172                                     | 160 Union Street Multi Family Development             | Chai Developers, LLC              | Union St.                     | 910070              | Apt  | 41 Apartment Units                         | 4/2019  |
|                | 1177                                     | 27 High Street  | Page Park Associates              | High St., Coyden Ct.          | 192294              | Apt  | 60 Apartment Units                         | 1/2019  |
|                | 1176                                     | 331 Main Street                                       | Urban Green Equities LLC          | Main St.                      | 127091              | Apt  | 80 Apartment Units                         | 1/2019  |
|                | 1173                                     | Boutique Hotel -- Hudson Valley Office Furniture      | Urban Greenfoods, LLC             | Main St.                      | 160058              | + Hotel                                    | 79 Bed Motel/Hotel                         | 10/2019 |
|                | 1178                                     | Bow Tie Cinemas                                       | Bow Tie Cinemas                   | Mill St.                      | 182120              | Retail/Restaurant                          | 40,000 Square Feet of Retail/Restaurant    | 1/2019  |
|                | 1155                                     | Crannell Square                                       | Kearney Realty & Development      | Catherine St.                 | 157094              | Apt  | 5 Affordable Apartment Units               | 12/2018 |
|                | 1155                                     | Crannell Square                                       | Kearney Realty & Development      | Catherine St.                 | 157094              | Apt  | 70 Apartment Units                         | 12/2018 |
|                | 1127                                     | Fallkill Commons on Rose (f. Rose Street Development) | Hudson River Housing, Inc         | Rose St.                      | 354999              | + Apt                                      | 78 Apartment Units                         | 11/2016 |
|                | 893                                      | Highview at Fallkill Creek                            | Phoenix Capital Partners LLC      | Milton St.                    | 623227              | Condo/TH                                   | 64 Condominiums/Townhouses Units           | 4/2006  |
|                | 1170                                     | Las Ventanas on Main Rezone 5 Parcels C-3 to C-1      | Hudson River Housing              | Main St.                      | 316981              | + Apt                                      | 54 Affordable Apartment Units              | 4/2019  |
|                | 1170                                     | Las Ventanas on Main Rezone 5 Parcels C-3 to C-1      | Hudson River Housing              | Main St.                      | 316981              | + Rezone                                   | 2 Acre Rezoning                            | 4/2019  |
|                | 982                                      | One Dutchess Avenue (Dutton)                          | O'Neill-Group Dutton, LLC         | Dutchess Av.                  | 766443              | + Apt                                      | 300 Apartment Units                        | 2/2009  |
|                | 982                                      | One Dutchess Avenue (Dutton)                          | O'Neill-Group Dutton, LLC         | Dutchess Av.                  | 766443              | + OpenSp                                   | 1 Acres of Preserved Open Space            | 2/2009  |
|                | 982                                      | One Dutchess Avenue (Dutton)                          | O'Neill-Group Dutton, LLC         | Dutchess Av.                  | 766443              | + Rec                                      | 2,151 Square Feet of Recreation            | 8/2017  |
|                | 982                                      | One Dutchess Avenue (Dutton)                          | O'Neill-Group Dutton, LLC         | Dutchess Av.                  | 766443              | + Retail/Restaurant                        | 13,800 Square Feet of Retail/Restaurant    | 2/2009  |
|                | 1113                                     | Pelton Mount Carmel (fka Pelton Manor)                | Pelton Partners, LLC              | North Clover St.              | 837228              | Apt  | 44 Apartment Units                         | 4/2015  |
|                | 802                                      | Southern Waterfront Development                       | Poughkeepsie Landing, LLC         | Rinaldi Blvd.                 | 744884              | + Apt                                      | 50 Apartment Units                         | 12/2017 |
|                | 802                                      | Southern Waterfront Development                       | Poughkeepsie Landing, LLC         | Rinaldi Blvd.                 | 744884              | + Pub/Inst                                 | 49,000 Square Feet of Public/Institutional | 12/2017 |
|                | 802                                      | Southern Waterfront Development                       | Poughkeepsie Landing, LLC         | Rinaldi Blvd.                 | 744884              | + Rec                                      | 82,000 Square Feet of Recreation           | 12/2017 |
|                | 802                                      | Southern Waterfront Development                       | Poughkeepsie Landing, LLC         | Rinaldi Blvd.                 | 744884              | + Retail/Restaurant                        | 30,000 Square Feet of Retail/Restaurant    | 2/2004  |
|                | 1151                                     | The Hive  | 35 Acad Realty, LLC (Eric Baxter) | Academy St.                   | 112003              | + Apt                                      | 28 Apartment Units                         | 10/2018 |
|                | 1151                                     | The Hive  | 35 Acad Realty, LLC (Eric Baxter) | Academy St.                   | 112003              | + Office                                   | 6,000 Square Feet of Office                | 10/2018 |
|                | 1151                                     | The Hive  | 35 Acad Realty, LLC (Eric Baxter) | Academy St.                   | 112003              | + Retail/Restaurant                        | 20,000 Square Feet of Retail/Restaurant    | 10/2018 |
| 1142           | Trolley Barn                             | Hudson River Housing                                  | Main St.                          | 298024                        | Pub/Inst            | 26,000 Square Feet of Public/Institutional | 12/2017                                    |         |
| 1101           | Vassar Brothers Medical Center Expansion | Vassar Brothers Medical Center                        | Reade Pl., Livingston St.         | 822661                        | + Med               | 752,000 Square Feet of Medical Facility    | 12/2014                                    |         |
| T/Amenia       | 754                                      | Silo Ridge  | Silo Ridge Ventures, LLC          | NY 22                         | 628131              | + Condo/TH                                 | 13 Condominiums/Townhouses Units           | 2/2003  |
|                | 754                                      | Silo Ridge  | Silo Ridge Ventures, LLC          | NY 22                         | 628131              | + Hotel                                    | 21 Bed Motel/Hotel                         | 2/2003  |
|                | 754                                      | Silo Ridge  | Silo Ridge Ventures, LLC          | NY 22                         | 628131              | + Rec                                      | 47,000 Square Feet of Recreation           | 2/2003  |
|                | 754                                      | Silo Ridge  | Silo Ridge Ventures, LLC          | NY 22                         | 628131              | + Retail/Restaurant                        | 7,000 Square Feet of Retail/Restaurant     | 2/2003  |
|                | 754                                      | Silo Ridge  | Silo Ridge Ventures, LLC          | NY 22                         | 628131              | + SFR                                      | 159 Single Family Residential Homes        | 2/2003  |

| Municipality | PID             | Project   | Applicant                                     | Access Road                     | Parcel <sup>1</sup>      | <sup>2</sup> Activity | Activity Description                       | Entry                              |
|--------------|-----------------|---|---|---------------------------------|--------------------------|-----------------------|--|------------------------------------|
| T/Beekman    | 1018            | Chelsea Cove, Phase III                         | Kirchhoff Companies                           | Miller Rd.                      | 95798                    | Condo/TH              | 50 Condominiums/Townhouses Units           | 12/2010                            |
|              | 1018            | Chelsea Cove, Phase III                         | Kirchhoff Companies                           | Miller Rd.                      | 95798                    | OpenSp                | 26 Acres of Preserved Open Space           | 12/2010                            |
|              | 784             | OCC Site Plan (f. Retail/Apt Development)       | Dutchess Contracting/Sala                     | NY 55                           | 478317                   | + Apt                 | 90 Apartment Units                         | 8/2003                             |
|              | 962             | Grape Hollow Subdivision                        | Grape Hollow Assoc. Ltd                       | Grape Hollow Rd.                | 702684                   | SFR                   | 38 Single Family Residential Homes         | 6/2007                             |
|              | 984             | Roosevelt Commons                               | Roosevelt Commons                             | NY 55                           | 518304                   | + Apt                 | 48 Apartment Units                         | 10/2008                            |
|              | 984             | Roosevelt Commons                               | Roosevelt Commons                             | NY 55                           | 518304                   | + Retail/Restaurant   | 55,400 Square Feet of Retail/Restaurant    | 10/2008                            |
|              | 906             | Springs at Beekman                              | Springs at Beekman                            | CR 8 (Greenhaven Rd.)           | 743494                   | + OpenSp              | 65 Acres of Preserved Open Space           | 5/2006                             |
|              | 906             | Springs at Beekman                              | Springs at Beekman                            | CR 8 (Greenhaven Rd.)           | 743494                   | + SFR                 | 199 Single Family Residential Homes        | 5/2006                             |
|              | T/Clinton       | 810   | Eastern Oaks                                  | Brucato                         | CR 14 (Hollow Rd.)       | 795019                | + SFR                                      | 11 Single Family Residential Homes |
| 1121         |                 | Old Stone Farm Conference Center                | Jeffrey Newman, Dutchess LLC                  | NY 9G                           | 591367                   | + Hotel               | 20 Bed Motel/Hotel                         | 9/2016                             |
| T/Dover      | 991             | 22 West Properties                              | Kalin   | NY 22                           | 716410                   | Indust                | 10,000 Square Feet of Industrial           | 12/2008                            |
|              | 1149            | Camp Berkshire Youth Pavilion                   | Lloyd Scharffenberger                         | Berkshire Rd.                   | 343242                   | Pub/Inst              | 25,400 Square Feet of Public/Institutional | 5/2018                             |
|              | 1004            | Cricket Valley Energy                           | Cricket Valley Energy Center, LLC             | NY 22                           | 493989                   | + Indust              | 158,069 Square Feet of Industrial          | 11/2009                            |
|              | 1144            | Harlem Valley Homestead                         | Nonno's Garden & Anra's Nest                  | Old Forge Rd.                   | 62777                    | + Agri-bus            | 10,890,000 Square Feet of Agri-business    | 11/2017                            |
|              | 1144            | Harlem Valley Homestead                         | Nonno's Garden & Anra's Nest                  | Old Forge Rd.                   | 62777                    | + Hotel               | 40 Bed Motel/Hotel                         | 11/2017                            |
|              | 1144            | Harlem Valley Homestead                         | Nonno's Garden & Anra's Nest                  | Old Forge Rd.                   | 62777                    | + Retail/Restaurant   | 5,000 Square Feet of Retail/Restaurant     | 11/2017                            |
|              | 1157            | 1 & J Log and Lumber Corp                       | Randolph L Williams                           | Old State Route 22              | 966545                   | Indust                | 12,500 Square Feet of Industrial           | 8/2018                             |
|              | 1071            | Olivet Center                                   | Olivet Management, LLC                        | NY 22                           | 162702                   | + Dorm                | Bed Dormitory                              | 8/2013                             |
|              | 1071            | Olivet Center                                   | Olivet Management, LLC                        | NY 22                           | 162702                   | + Indust              | 4,200 Square Feet of Industrial            | 11/2017                            |
|              | 1071            | Olivet Center                                   | Olivet Management, LLC                        | NY 22                           | 162702                   | + Infra               | 3,200 Square Feet of Infrastructure        | 10/2015                            |
|              | 1071            | Olivet Center                                   | Olivet Management, LLC                        | NY 22                           | 162702                   | + Office              | 18,700 Square Feet of Office               | 11/2017                            |
|              | 1071            | Olivet Center                                   | Olivet Management, LLC                        | NY 22                           | 162702                   | + Rec                 | 17,190 Square Feet of Recreation           | 10/2015                            |
|              | 231             | Sherman Hills Subdivision                       | Dwy   | NY 22                           | 402422                   | SFR                   | 34 Single Family Residential Homes         | 1/1987                             |
|              | 788             | Stony Brook Estates                             | Randallo                                      | NY 22                           | 390362                   | + Condo/TH            | 28 Condominiums/Townhouses Units           | 8/2003                             |
|              | 788             | Stony Brook Estates                             | Randallo                                      | NY 22                           | 390362                   | + OpenSp              | 63 Acres of Preserved Open Space           | 8/2003                             |
|              | T/East Fishkill | 769   | Eagle Ridge Subdivision                       | Clove Branch Rd, LLC            | CR 29 (Clove Branch Rd.) | 350394                | SFR  | 23 Single Family Residential Homes |
| 699          |                 | Hopewell Glen                                   | Toll Brothers, Inc.                           | Fishkill Rd.                    | 155726                   | Condo/TH              | 42 Condominiums/Townhouses Units           | 3/2006                             |
| 699          |                 | Hopewell Glen                                   | Toll Brothers, Inc.                           | Fishkill Rd.                    | 155726                   | SFR                   | 248 Single Family Residential Homes        | 8/2001                             |
| 1073         |                 | Hopewell Sports Dome                            | Hopewell Sports Dome Ventures                 | NY 52                           | 606028                   | Rec                   | 343,908 Square Feet of Recreation          | 11/2013                            |
| 1158         |                 | Hopewell Village Green                          | Hopewell Village Green                        | NY 82                           | 924400                   | Apt                   | 90 Age-Restricted Apartment Units          | 12/2018                            |
| 1076         |                 | Linuo Solar                                     | Bright Land Solar, LLC                        | NY 52                           | 606028                   | + Indust              | 650,000 Square Feet of Industrial          | 1/2013                             |
| 662          |                 | Meadow Creek Corporate Park                     | T-Lime LLC                                    | CR 27 (Lime Kiln Rd.)           | 346956                   | + Indust              | 998,000 Square Feet of Industrial          | 2/2000                             |
| 662          |                 | Meadow Creek Corporate Park                     | T-Lime LLC                                    | CR 27 (Lime Kiln Rd.)           | 346956                   | + Office              | 270,880 Square Feet of Office              | 2/2000                             |
| 662          |                 | Meadow Creek Corporate Park                     | T-Lime LLC                                    | CR 27 (Lime Kiln Rd.)           | 346956                   | + Retail/Restaurant   | 2,200 Square Feet of Retail/Restaurant     | 2/2000                             |
| 747          |                 | Montage   | Sharbell Development                          | NY 52                           | 802836                   | SFR                   | 122 Single Family Residential Homes        | 2/2003                             |
| 713          |                 | Ponds @ East Fishkill                           | Antolotti                                     | Robinson Ln.                    | 887660                   | SFR                   | 43 Single Family Residential Homes         | 2/2002                             |
| 719          |                 | Summit Woods                                    | ABD Fishkill, LLC                             | NY 52                           | 950427                   | + OpenSp              | 201 Acres of Preserved Open Space          | 2/2005                             |
| 719          |                 | Summit Woods                                    | ABD Fishkill, LLC                             | NY 52                           | 950427                   | + SFR                 | 175 Single Family Residential Homes        | 2/2002                             |
| 817          |                 | Taconic 82 Parallel Holdings Inc.               | Parallel Holdings, Inc.                       | NY 82                           | 276336                   | + Office              | 15,000 Square Feet of Office               | 8/2004                             |
| 817          |                 | Taconic 82 Parallel Holdings Inc.               | Parallel Holdings, Inc.                       | NY 82                           | 276336                   | + Retail/Restaurant   | 14,360 Square Feet of Retail/Restaurant    | 8/2004                             |
| 647          |                 | Twin Creeks                                     | Meric Assoc.                                  | NY 376                          | 395152                   | + Condo/TH            | 89 Condominiums/Townhouses Units           | 8/2003                             |
| 647          |                 | Twin Creeks                                     | Meric Assoc.                                  | NY 376                          | 395152                   | + SFR                 | 151 Single Family Residential Homes        | 8/1999                             |
| 823          |                 | Woods of Tiffany                                | Tucker  | Seaman Rd.                      | 517325                   | SFR                   | 34 Single Family Residential Homes         | 8/2004                             |
| T/Fishkill   |                 | 1134  | 52 Route 9 LLC Warehouses and Office Building | 52 Route 9 LLC - Roy Moussaieff | US 9                     | 882456                | Indust                                     | 21,550 Square Feet of Industrial   |
|              | 1134            | 52 Route 9 LLC Warehouses and Office Building   | 52 Route 9 LLC - Roy Moussaieff               | US 9                            | 882456                   | Office                | 10,500 Square Feet of Office               | 12/2017                            |
|              | 828             | Chelsea @ the Waterfront                        | Chelsea Waterfront Development                | Industrial Way                  | 798930                   | Apt                   | 350 Apartment Units                        | 2/2005                             |
|              | 1068            | Comfort Suites Business Development             | Kalux Development LLC                         | NY 52                           | 306679                   | Hotel                 | 64 Bed Motel/Hotel                         | 11/2013                            |
|              | 1068            | Comfort Suites Business Development             | Kalux Development LLC                         | NY 52                           | 306679                   | Office                | 8,000 Square Feet of Office                | 4/2015                             |
|              | 1116            | Continental Commons                             | GLD3, LLC                                     | Van Wyck Lake Rd.               | 180430                   | + Hotel               | 90 Bed Motel/Hotel                         | 6/2015                             |
|              | 1116            | Continental Commons                             | GLD3, LLC                                     | Van Wyck Lake Rd.               | 180430                   | + Pub/Inst            | 720 Square Feet of Public/Institutional    | 6/2015                             |
|              | 1116            | Continental Commons                             | GLD3, LLC                                     | Van Wyck Lake Rd.               | 180430                   | + Retail/Restaurant   | 5,000 Square Feet of Retail/Restaurant     | 6/2015                             |
|              | 1116            | Continental Commons                             | GLD3, LLC                                     | Van Wyck Lake Rd.               | 180430                   | + Retail/Restaurant   | 8,000 Square Feet of Retail/Restaurant     | 6/2015                             |
|              | 1116            | Continental Commons                             | GLD3, LLC                                     | Van Wyck Lake Rd.               | 180430                   | + Retail/Restaurant   | 8,000 Square Feet of Retail/Restaurant     | 6/2015                             |
|              | 773             | Fishkill Landing @ Waterfront                   | RPA Assoc/AVR Realty                          | Brockway Rd.                    | 565665                   | + Condo/TH            | 109 Condominiums/Townhouses Units          | 8/2003                             |
|              | 773             | Fishkill Landing @ Waterfront                   | RPA Assoc/AVR Realty                          | Brockway Rd.                    | 565665                   | + Retail/Restaurant   | 24,000 Square Feet of Retail/Restaurant    | 8/2003                             |
|              | 1181            | Hudson Place @ Merrit Blvd                      | J.L. Farrel Real Estate, LLC                  | W. Merritt Blvd.                | 870670                   | Apt                   | 28 Apartment Units                         | 1/2019                             |
|              | 1152            | Rolling Hills at Fishkill                       | Hudson View Park Co                           | Hudson View Dr.                 | 856672                   | + Apt                 | 784 Affordable Apartment Units             | 12/2018                            |
|              | 1152            | Rolling Hills at Fishkill                       | Hudson View Park Co                           | Hudson View Dr.                 | 856672                   | + Apt                 | 450 Apartment Units                        | 12/2018                            |
|              | 1152            | Rolling Hills at Fishkill                       | Hudson View Park Co                           | Hudson View Dr.                 | 856672                   | + Retail/Restaurant   | 35,000 Square Feet of Retail/Restaurant    | 12/2018                            |
|              | 1152            | Rolling Hills at Fishkill                       | Hudson View Park Co                           | Hudson View Dr.                 | 856672                   | + Rezone              | 22 Acre Rezoning                           | 12/2018                            |
|              | 1145            | Waterfront at Fishkill Phase V; Overlook Pointe | RPE Overlook Development Corp                 | Brockway Rd.                    | 713748                   | + Condo/TH            | 56 Condominiums/Townhouses Units           | 2/2018                             |
|              | 1145            | Waterfront at Fishkill Phase V; Overlook Pointe | RPE Overlook Development Corp                 | Brockway Rd.                    | 713748                   | + Condo/TH            | 77 Condominiums/Townhouses Units           | 12/2018                            |

| Municipality      | PID        | Project  | Applicant                          | Access Road                 | Parcel <sup>1</sup> 2  | Activity            | Activity Description                                    | Entry  |         |
|-------------------|------------|--|------------------------------------|-----------------------------|------------------------|---------------------|---|--|---------|
| T/Hyde Park       | 636        | Carriage Trail at Towne Centre                           | Elbow Creek, LLC                   | NY 9G                       | 368580                 | + Condo/TH          | 317 Condominiums/Townhouses Units                       | 8/1999   |         |
|                   | 745        | Jeffery Groves Estates                                   | North Cross, LLC                   | CR 37 (N Cross Rd.)         | 330194                 | + Condo/TH          | 38 Condominiums/Townhouses Units                        | 2/2003   |         |
|                   | 745        | Jeffery Groves Estates                                   | North Cross, LLC                   | CR 37 (N Cross Rd.)         | 330194                 | + Condo/TH          | 12 Condominiums/Townhouses Units                        | 12/2018  |         |
|                   | 1019       | Lands of Cire Medical Office Building                    | Baxter                             | US 9                        | 941754                 | Med                 | 38,352 Square Feet of Medical Facility                  | 12/2010  |         |
|                   | 642        | River Ridge/Maple Ridge                                  | Diversified Realty Associates      | US 9                        | 762205                 | + Condo/TH          | 162 Condominiums/Townhouses Units                       | 8/1999   |         |
|                   | 1175       | Sake Brewery   | Asahi Shuzo International Co. Ltd  | CR 40 A, NY 9               | 21198                  | Retail/Restaurant   | 67,300 Square Feet of Retail/Restaurant                 | 1/2019   |         |
|                   | 949        | St. Andrew's at Historic Hyde Park                       | T-Rex Capital Group                | US 9                        | 131849                 | Condo/TH            | 325 Age-Restricted Condominiums/Townhouses Units        | 2/2007   |         |
|                   | 949        | St. Andrew's at Historic Hyde Park                       | T-Rex Capital Group                | US 9                        | 131849                 | Hotel               | 137 Bed Motel/Hotel                                     | 2/2007   |         |
|                   | 949        | St. Andrew's at Historic Hyde Park                       | T-Rex Capital Group                | US 9                        | 131849                 | Office              | 293,000 Square Feet of Office                           | 2/2007   |         |
|                   | 949        | St. Andrew's at Historic Hyde Park                       | T-Rex Capital Group                | US 9                        | 131849                 | Pub/Inst            | 85,000 Square Feet of Public/Institutional              | 2/2007   |         |
|                   | 949        | St. Andrew's at Historic Hyde Park                       | T-Rex Capital Group                | US 9                        | 131849                 | Retail/Restaurant   | 405,000 Square Feet of Retail/Restaurant                | 2/2007   |         |
|                   | 949        | St. Andrew's at Historic Hyde Park                       | T-Rex Capital Group                | US 9                        | 131849                 | SFR                 | 233 Single Family Residential Homes                     | 2/2007   |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + Infra             | 98,000 Square Feet of Infrastructure                    | 12/2018  |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + Infra             | 100,000 Square Feet of Infrastructure                   | 12/2016  |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + Infra             | 2,300 Square Feet of Infrastructure                     | 12/2018  |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + Infra             | 1,089,000 Square Feet of Infrastructure                 | 12/2018  |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + OpenSp            | 50 Acres of Preserved Open Space                        | 12/2017  |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + Rec               | 9,000 Square Feet of Recreation                         | 12/2016  |         |
|                   | 1132       | The Enclave at Hyde Park (f. The Meadows)                | 54- Hyde, LLC c/o Sam Mermelstein  | Long Branch Rd.             | 566931                 | + SFR               | 50 Single Family Residential Homes                      | 12/2016  |         |
|                   | T/LaGrange | 160  | Apple Acres                        | H.G. Page                   | CR 49 (Titusville Rd.) | 998588              | Condo/TH  | 86 Age-Restricted Condominiums/Townhouses Units  | 8/2005  |
|                   |            | 883  | Country Squire Estates             | Dutchess Country Squire LLC | Rossway Rd.            | 101548              | + SFR   | 38 Single Family Residential Homes               | 1/2006  |
| 884               |            | Daley Farms PPD  | Daley Farms Properties LLC         | CR 49 (Titusville Rd.)      | 81270                  | + Condo/TH          | 76 Condominiums/Townhouses Units                        | 1/2006   |         |
| 884               |            | Daley Farms PPD  | Daley Farms Properties LLC         | CR 49 (Titusville Rd.)      | 81270                  | + OpenSp            | 88 Acres of Preserved Open Space                        | 1/2006   |         |
| 884               |            | Daley Farms PPD  | Daley Farms Properties LLC         | CR 49 (Titusville Rd.)      | 81270                  | + SFR               | 59 Single Family Residential Homes                      | 1/2006   |         |
| 936               |            | H.G. Page Properties                                     | H.G. Page Properties               | CR 49 (Titusville Rd.)      | 735221                 | Condo/TH            | 696 Condominiums/Townhouses Units                       | 11/2006  |         |
| 936               |            | H.G. Page Properties                                     | H.G. Page Properties               | CR 49 (Titusville Rd.)      | 735221                 | Office              | 88,000 Square Feet of Office                            | 11/2006  |         |
| 936               |            | H.G. Page Properties                                     | H.G. Page Properties               | CR 49 (Titusville Rd.)      | 735221                 | OpenSp              | 60 Acres of Preserved Open Space                        | 11/2006  |         |
| 936               |            | H.G. Page Properties                                     | H.G. Page Properties               | CR 49 (Titusville Rd.)      | 735221                 | Retail/Restaurant   | 40,000 Square Feet of Retail/Restaurant                 | 11/2006  |         |
| 937               |            | H.G. Page Properties: Townhouses                         | H.G. Page Properties               | CR 49 (Titusville Rd.)      | 57547                  | Condo/TH            | 95 Condominiums/Townhouses Units                        | 11/2006  |         |
| 688               |            | Harvest Ridge  | Newsheiwat Estate, Inc.            | CR 21 (Noxon Rd.)           | 809660                 | + SFR               | 50 Single Family Residential Homes                      | 2/2001   |         |
| 869               |            | LaGrange Farms at Overlook (fka Overlook Place PDD)      | Overlook Place LLC                 | CR 46 (Overlook Rd.)        | 896803                 | Apt                 | 91 Apartment Units                                      | 8/2005   |         |
| 924               |            | LaGrange Town Center                                     | Ginsburg/Rieger                    | NY 55                       | 422782                 | + Condo/TH          | 623 Condominiums/Townhouses Units                       | 9/2006   |         |
| 924               |            | LaGrange Town Center                                     | Ginsburg/Rieger                    | NY 55                       | 422782                 | + Hotel             | 58 Bed Motel/Hotel                                      | 9/2006   |         |
| 924               |            | LaGrange Town Center                                     | Ginsburg/Rieger                    | NY 55                       | 422782                 | + Office            | 93,000 Square Feet of Office                            | 9/2006   |         |
| 924               |            | LaGrange Town Center                                     | Ginsburg/Rieger                    | NY 55                       | 422782                 | + Pub/Inst          | 22,500 Square Feet of Public/Institutional              | 9/2006   |         |
| 924               |            | LaGrange Town Center                                     | Ginsburg/Rieger                    | NY 55                       | 422782                 | + Retail/Restaurant | 71,500 Square Feet of Retail/Restaurant                 | 9/2006   |         |
| 659               |            | Lake Ridge Senior Housing Development                    | Lake Ridge Associates, Inc         | MacGhee Rd.                 | 700066                 | + Senior            | 26 Age-Restricted housing (55+ years old) Units         | 2/2000   |         |
| 861               |            | Page Lumber Storage                                      | Manchester Bridge Prop             | NY 55                       | 783279                 | Retail/Restaurant   | 37,700 Square Feet of Retail/Restaurant                 | 8/2005   |         |
| 752               |            | Rolling Meadows @ LaGrange                               | ABD Dutchess, LLC                  | NY 55                       | 778118                 | SFR                 | 130 Single Family Residential Homes                     | 2/2003   |         |
| 421               |            | Sleight Farm Subdivision                                 | Carlyle Associates                 | CR 46 (Overlook Rd.)        | 148778                 | SFR                 | 157 Single Family Residential Homes                     | 6/1990   |         |
| 1007              |            | Taconic Center   | Page Park Assoc.                   | NY 55/TSP                   | 945946                 | Office              | 8,840 Square Feet of Office                             | 3/2010   |         |
| 1007              |            | Taconic Center   | Page Park Assoc.                   | NY 55/TSP                   | 945946                 | Retail/Restaurant   | 5,250 Square Feet of Retail/Restaurant                  | 3/2010   |         |
| 875               |            | Titusville Corporate Park                                | H.G. Page                          | CR 49 (Titusville Rd.)      | 57547                  | Indust              | 126,000 Square Feet of Industrial                       | 8/2005   |         |
| T/Milan           |            | 1147   | Taconic Retreat Conference Center  | Taconic Retreat Center      | White Dr.              | 574466              | Pub/Inst  | 87,600 Square Feet of Public/Institutional       | 3/2018  |
| T/Pawling         |            | 524  | Castagna Park                      | Jucca/Kearney Group         | Aikendale Rd.          | 611351              | + Apt   | 75 Affordable, Age-Restricted Apartment Units    | 12/2013 |
|                   |            | 524  | Castagna Park                      | Jucca/Kearney Group         | Aikendale Rd.          | 611351              | + Condo/TH  | 100 Age-Restricted Condominiums/Townhouses Units | 8/1995  |
|                   | 524        | Castagna Park  | Jucca/Kearney Group                | Aikendale Rd.               | 611351                 | + Med               | 101,000 Square Feet of Medical Facility                 | 12/2013  |         |
|                   | 524        | Castagna Park  | Jucca/Kearney Group                | Aikendale Rd.               | 611351                 | + Med               | 66,000 Square Feet of Medical Facility                  | 7/2008   |         |
|                   | 524        | Castagna Park  | Jucca/Kearney Group                | Aikendale Rd.               | 611351                 | + OpenSp            | 105 Acres of Preserved Open Space                       | 1/1998   |         |
|                   | 524        | Castagna Park  | Jucca/Kearney Group                | Aikendale Rd.               | 611351                 | + Retail/Restaurant | 200,000 Square Feet of Retail/Restaurant                | 8/1995   |         |
|                   | 697        | Cushman Farms Subdivision                                | Peckham Industries, Inc.           | Cushman Rd.                 | 795864                 | SFR                 | 30 Single Family Residential Homes                      | 8/2001   |         |
|                   | 901        | Madison Woods Subdivision                                | Andriano                           | Dodge Rd.                   | 595634                 | + SFR               | 34 Single Family Residential Homes                      | 5/2006   |         |
|                   | 771        | The Meadows of Pawling (f. Estates of Mission Hills)     | Deerfield Estates LLC, Ethan Lazar | CR 20 (W Dover Rd.)         | 94957                  | + OpenSp            | 60 Acres of Preserved Open Space                        | 12/2013  |         |
|                   | 771        | The Meadows of Pawling (f. Estates of Mission Hills)     | Deerfield Estates LLC, Ethan Lazar | CR 20 (W Dover Rd.)         | 94957                  | + SFR               | 42 Age-Restricted (55+) Single Family Residential Units | 8/2003   |         |
| T/Pine Plains     | 791        | Carvel Property Development (fka The Hudson Valley Club) | 1133 Taconic, LLC                  | Ferris Ln.                  | 359795                 | + Hotel             | Bed Motel/Hotel   | 10/2019  |         |
|                   | 791        | Carvel Property Development (fka The Hudson Valley Club) | 1133 Taconic, LLC                  | Ferris Ln.                  | 359795                 | + OpenSp            | 1,700 Acres of Preserved Open Space                     | 11/2018  |         |
|                   | 791        | Carvel Property Development (fka The Hudson Valley Club) | 1133 Taconic, LLC                  | Ferris Ln.                  | 359795                 | + Rec               | 3,049,200 Square Feet of Recreation                     | 8/2003   |         |
| T/Pleasant Valley | 983        | Professional Bldg  | Gasparro                           | US 44                       | 420035                 | + Office            | 10,000 Square Feet of Office                            | 10/2008  |         |
|                   | 790        | Taconic Homes  | Richman Group Capital Co           | US 44                       | 529760                 | Condo/TH            | 252 Condominiums/Townhouses Units                       | 8/2003   |         |

| Municipality   | PID         | Project   | Applicant   | Access Road                          | Parcel <sup>1</sup> 2      | Activity             | Activity Description                       | Entry                              |                                    |
|----------------|-------------|---|---|--------------------------------------|----------------------------|----------------------|--|------------------------------------|------------------------------------|
| T/Poughkeepsie | 804         | Casperkill Country Club                                       | Ginsburg Development LLC                                | US 9                                 | 312843                     | + Condo/TH           | 280 Condominiums/Townhouses Units          | 8/2004                             |                                    |
|                | 804         | Casperkill Country Club                                       | Ginsburg Development LLC                                | US 9                                 | 312843                     | + SFR                | 185 Single Family Residential Homes        | 8/2004                             |                                    |
|                | 1108        | Creek Road Apartments   | JPJR Holdings Inc                                       | Creek Rd.                            | 735705                     | + Apt                | 31 Apartment Units                         | 12/2015                            |                                    |
|                | 1086        | Dalia Senior Housing  | KARC Planning Consultants, Inc.                         | NY 9G                                | 448647                     | + Apt                | 84 Age-Restricted Apartment Units          | 11/2014                            |                                    |
|                | 1086        | Dalia Senior Housing  | KARC Planning Consultants, Inc.                         | NY 9G                                | 448647                     | + Rec                | 2,125 Square Feet of Recreation            | 4/2015                             |                                    |
|                | 1086        | Dalia Senior Housing  | KARC Planning Consultants, Inc.                         | NY 9G                                | 448647                     | + Retail/Restaurant  | 5,443 Square Feet of Retail/Restaurant     | 12/2014                            |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + Apt                | 354 Apartment Units                        | 12/2017                            |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + Condo/TH           | 36 Condominiums/Townhouses Units           | 5/2016                             |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + Office             | 85,000 Square Feet of Office               | 12/2017                            |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + OpenSp             | 26 Acres of Preserved Open Space           | 5/2018                             |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + Rec                | 3,600 Square Feet of Recreation            | 10/2018                            |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + Rec                | 174,240 Square Feet of Recreation          | 5/2017                             |                                    |
|                | 1128        | Eastdale Village (fka McDonnell Heights Town Center)          | Kirchoff Properties LLC                                 | US 44                                | 723342                     | + Retail/Restaurant  | 19,500 Square Feet of Retail/Restaurant    | 5/2016                             |                                    |
|                | 776         | Guardian Self-Storage Facility                                | Herb Redl   | Love Rd.                             | 187898                     | Indust               | 71,200 Square Feet of Industrial           | 8/2003                             |                                    |
|                | 1137        | Hilton Homewood Suites  | J Briad Development, LLC                                | Thomas Watson Dr.                    | 928489                     | Hotel                | 113 Bed Motel/Hotel                        | 6/2017                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | Apt                  | 500 Apartment Units                        | 7/2015                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | Condo/TH             | 250 Condominiums/Townhouses Units          | 7/2015                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | Med                  | 40,000 Square Feet of Medical Facility     | 7/2018                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | Office               | 246,700 Square Feet of Office              | 7/2018                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | OpenSp               | 58 Acres of Preserved Open Space           | 7/2018                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | Rec                  | 17,000 Square Feet of Recreation           | 7/2018                             |                                    |
|                | 1058        | Hudson Heritage   | Diversified Realty Advisors of NJ, EFG/DRA Heritage LLC | US 9                                 | 11149                      | Retail/Restaurant    | 126,300 Square Feet of Retail/Restaurant   | 7/2015                             |                                    |
|                | 1111        | Hyatt Place Hotel   | Empire Hotel Development                                | US 9                                 | 287638                     | Hotel                | 98 Bed Motel/Hotel                         | 10/2015                            |                                    |
|                | 947         | Industrial Retro / Kirchoff                                   | Industrial Retro / Kirchoff                             | US 44                                | 830160                     | Office               | 26,620 Square Feet of Office               | 2/2007                             |                                    |
|                | 947         | Industrial Retro / Kirchoff                                   | Industrial Retro / Kirchoff                             | US 44                                | 830160                     | Office               | 28,000 Square Feet of Office               | 2/2007                             |                                    |
|                | 1167        | Locust Grove Crossings Multi-Family Development               | Locust Grove Crossings, LLC                             | South Rd.                            | 78100                      | Apt                  | 32 Apartment Units                         | 10/2019                            |                                    |
|                | 1084        | Lutheran Care Network Assisted Living                         | Lutheran Care Network, LLC                              | CR 38 (Van Wagner Rd.)               | 567523                     | Assist               | 69 Bed Assisted Living Facility            | 10/2014                            |                                    |
|                | 1083        | Marist College - Natural Science & Allied Health Building     | Marist College  | US 9                                 | 5805                       | + Pub/Inst           | 43,700 Square Feet of Public/Institutional | 12/2014                            |                                    |
|                | 1085        | Marist College - North Campus Housing                         | Marist College  | US 9                                 | 891913                     | + Dorm               | 789 Bed Dormitory                          | 9/2014                             |                                    |
|                | 1085        | Marist College - North Campus Housing                         | Marist College  | US 9                                 | 891913                     | + Pub/Inst           | 9,400 Square Feet of Public/Institutional  | 12/2014                            |                                    |
|                | 1133        | Marist College - Steel Plant Studios Addition                 | Marist College  | US 9                                 | 969745                     | + Pub/Inst           | 37,000 Square Feet of Public/Institutional | 12/2017                            |                                    |
|                | 1036        | Marist College - Student Center Music Addition and Renovation | Marist College  | US 9                                 | 884713                     | Pub/Inst             | 25,000 Square Feet of Public/Institutional | 2/2012                             |                                    |
|                | 1148        | Marist College, McCann Center Addition, Phase I               | Marist College  | Edvard Beck Dr.                      | 870603                     | + Pub/Inst           | 8,900 Square Feet of Public/Institutional  | 3/2018                             |                                    |
|                | 1148        | Marist College, McCann Center Addition, Phase II              | Marist College  | Edvard Beck Dr.                      | 870603                     | + Rec                | 64,000 Square Feet of Recreation           | 3/2018                             |                                    |
|                | 1168        | Marist Dyson Center Addition                                  | Rohde, Soyka, & Andrews                                 | John Winslow Dr.                     | 890825                     | Pub/Inst             | 40,650 Square Feet of Public/Institutional | 4/2019                             |                                    |
|                | 1010        | Neptune Commerce Center                                       | Neptune Capital Investors                               | US 9                                 | 154907                     | + Retail/Restaurant  | 2,767 Square Feet of Retail/Restaurant     | 12/2013                            |                                    |
|                | 1138        | Raymond Av Redevelopment (fka Arthur S May Redev)             | PAZ Management Inc                                      | NY 376                               | 755735                     | + Apt                | 181 Apartment Units                        | 8/2017                             |                                    |
|                | 1138        | Raymond Av Redevelopment (fka Arthur S May Redev)             | PAZ Management Inc                                      | NY 376                               | 755735                     | + Retail/Restaurant  | 14,990 Square Feet of Retail/Restaurant    | 8/2017                             |                                    |
|                | 1029        | River Point Residential & West Park Professional Bldgs        | W.A. Route 9, LLC                                       | US 9                                 | 365369                     | + Apt                | 85 Age-Restricted Apartment Units          | 10/2011                            |                                    |
|                | 1029        | River Point Residential & West Park Professional Bldgs        | W.A. Route 9, LLC                                       | US 9                                 | 365369                     | + Med                | 31,534 Square Feet of Medical Facility     | 10/2011                            |                                    |
|                | 1029        | River Point Residential & West Park Professional Bldgs        | W.A. Route 9, LLC                                       | US 9                                 | 365369                     | + Office             | 13,976 Square Feet of Office               | 10/2011                            |                                    |
|                | 986         | Route 9D Professional Park                                    | Socket Spring Park, LLC                                 | NY 9D                                | 390820                     | Office               | 41,520 Square Feet of Office               | 10/2008                            |                                    |
|                | 1174        | Salt Point Center   | Kirchoff Properties, LLC                                | NY 115                               | 750540                     | + Apt                | 48 Apartment Units                         | 9/2019                             |                                    |
|                | 1174        | Salt Point Center   | Kirchoff Properties, LLC                                | NY 115                               | 750540                     | + Office             | 5,460 Square Feet of Office                | 9/2019                             |                                    |
|                | 1174        | Salt Point Center   | Kirchoff Properties, LLC                                | NY 115                               | 750540                     | + Retail/Restaurant  | 4,500 Square Feet of Retail/Restaurant     | 9/2019                             |                                    |
|                | 1182        | Shady Brook Mobile Home Park                                  | Charles T. Scott  | Old Manchester Rd.                   | 671364                     | Mobile               | 60 Mobile Homes                            | 1/2019                             |                                    |
|                | 1164        | South Road Crossing   | Cameron Group   | US 9                                 | 950800                     | Hotel                | 120 Bed Motel/Hotel                        | 6/2019                             |                                    |
|                | 1164        | South Road Crossing   | Cameron Group   | US 9                                 | 950800                     | Retail/Restaurant    | 17,442 Square Feet of Retail/Restaurant    | 6/2019                             |                                    |
|                | 888         | Spacken Partners LLC  | Spackenkill Partners LLC                                | US 9                                 | 922413                     | Office               | 120,000 Square Feet of Office              | 3/2006                             |                                    |
|                | 1082        | Springside Neighborhood Development                           | Built Parcel Four, LLC                                  | NY 44                                | 838906                     | + Apt                | 23 Apartment Units                         | 8/2014                             |                                    |
|                | 1082        | Springside Neighborhood Development                           | Built Parcel Four, LLC                                  | NY 44                                | 838906                     | + Retail/Restaurant  | 4,700 Square Feet of Retail/Restaurant     | 12/2014                            |                                    |
|                | 155         | Stratford Farms   | Bower Rd. Associates                                    | Bower Rd.                            | 200995                     | SFR                  | 134 Single Family Residential Homes        | 5/1986                             |                                    |
|                | 1040        | Stratford Farms Townhouses                                    | ABD Stratford, LLC                                      | Bower Rd.                            | 320922                     | + Condo/TH           | 26 Condominiums/Townhouses Units           | 5/2012                             |                                    |
|                | 757         | The Gables - Phase IV   | Herb Redl   | NY 115                               | 54988                      | + Mobile             | 49 Mobile Homes                            | 2/2003                             |                                    |
|                | 1163        | Vassar Inn and Institute                                      | Vassar College  | College Av.                          | 795630                     | Hotel                | 50 Bed Motel/Hotel                         | 4/2019                             |                                    |
|                | 1164        | Vassar Inn and Institute                                      | Vassar College  | College Av.                          | 795630                     | OpenSp               | 1 Acre of Preserved Open Space             | 4/2019                             |                                    |
|                | 1163        | Vassar Inn and Institute                                      | Vassar College  | College Av.                          | 795630                     | Pub/Inst             | 7,492 Square Feet of Public/Institutional  | 4/2019                             |                                    |
|                | 1163        | Vassar Inn and Institute                                      | Vassar College  | College Av.                          | 795630                     | Retail/Restaurant    | 7,859 Square Feet of Retail/Restaurant     | 4/2019                             |                                    |
|                | T/Red Hook  | 1046  | Hoffman Traditional Neighborhood Development (TND)      | Kirchoff Properties, LLC             | Old Farm Rd.               | 204261               | + Condo/TH                                 | 48 Condominiums/Townhouses Units   | 12/2012                            |
|                |             | 1046  | Hoffman Traditional Neighborhood Development (TND)      | Kirchoff Properties, LLC             | Old Farm Rd.               | 204261               | + OpenSp                                   | 32 Acres of Preserved Open Space   | 12/2012                            |
|                |             | 1046  | Hoffman Traditional Neighborhood Development (TND)      | Kirchoff Properties, LLC             | Old Farm Rd.               | 204261               | + SFR                                      | 48 Single Family Residential Homes | 12/2012                            |
|                |             | 997   | Preserve at Lakes Kill (f. Oaks@Landskill)              | Landmark Properties of Suffolk, Ltd. | Feller Newmark Rd.         | 718975               | + SFR                                      | 11 Single Family Residential Homes | 1/2009                             |
|                | T/Rhinebeck | 975   | Grasmere Farm Hotel                                     | Mensch Grasmere, LLC                 | US 9                       | 451779               | + Hotel                                    | 110 Bed Motel/Hotel                | 7/2013                             |
|                |             | 1184  | Rhinebeck Villas, LLC                                   | John Pollis                          | NY 9G                      | 670686               | Hotel                                      | 60 Bed Motel/Hotel                 | 2/2019                             |
|                |             | 1136  | Rock Ledge Country Inn & Multifamily Residences         | Hudson Valley Rhinebeck, LLC         | Ackert Hook Rd.            | 41979                | Condo/TH                                   | 36 Condominiums/Townhouses Units   | 7/2018                             |
|                |             | 1136  | Rock Ledge Country Inn & Multifamily Residences         | Hudson Valley Rhinebeck, LLC         | Ackert Hook Rd.            | 41979                | Hotel                                      | 12 Bed Motel/Hotel                 | 12/2017                            |
|                |             | 1136  | Rock Ledge Country Inn & Multifamily Residences         | Hudson Valley Rhinebeck, LLC         | Ackert Hook Rd.            | 41979                | OpenSp                                     | 60 Acres of Preserved Open Space   | 7/2018                             |
|                |             | 1136  | Rock Ledge Country Inn & Multifamily Residences         | Hudson Valley Rhinebeck, LLC         | Ackert Hook Rd.            | 41979                | Rec  | 2,000 Square Feet of Recreation    | 7/2018                             |
|                |             | 1048  | Stanford Machine  | Stanford Machine                     | NY 9G                      | 860700               | Indust                                     | 39,000 Square Feet of Industrial   | 12/2012                            |
|                |             | T/Union Vale  | 1028  | East Mountain North Subdivision      | Leonard, Habiaque, Dryfoos | CR 21 (Wingdale Rd.) | 400970                                     | + SFR                              | 20 Single Family Residential Homes |

| Municipality       | PID  | Project  | Applicant                  | Access Road                 | Parcel <sup>1</sup> | <sup>2</sup> Activity | Activity Description                                     | Entry   |
|--------------------|------|--|----------------------------|-----------------------------|---------------------|-----------------------|--|---------|
| T/Wappinger        | 968  | BAC Properties - Construction Of Bldg #1               | Bac Properties, LLC        | Airport Dr.                 | 578332              | Indust                | 30,000 Square Feet of Industrial                         | 1/2008  |
|                    | 1011 | Regency at Wappinger (f. Hilltop Village)              | Toll Brothers/Contrail LLC | CR 94 (All Angels Hill Rd.) | 630770              | Condo/TH              | 93 Age-Restricted Condominiums/Townhouses Units          | 6/2010  |
|                    | 1011 | Regency at Wappinger (f. Hilltop Village)              | Toll Brothers/Contrail LLC | CR 94 (All Angels Hill Rd.) | 630770              | SFR                   | 132 Age-Restricted (55+) Single Family Residential Units | 6/2010  |
| V/Fishkill         | 1051 | Jackson Crossing                                       | Jackson Crossing, LLC      | Jackson St.                 | 685931              | + Apt                 | 24 Affordable Apartment Units                            | 10/2013 |
|                    | 1051 | Jackson Crossing                                       | Jackson Crossing, LLC      | Jackson St.                 | 685931              | + SFR                 | 1 Single Family Residential Homes                        | 10/2013 |
|                    | 1166 | The Wesley Center -- Senior Housing/Childcare Facility | 953 Main, LLC              | Main St                     | 577781              | + Apt                 | 110 Age-Restricted Apartment Units                       | 10/2019 |
|                    | 1166 | The Wesley Center -- Senior Housing/Childcare Facility | 953 Main, LLC              | Main St                     | 577781              | + Retail/Restaurant   | 13,200 Square Feet of Retail/Restaurant                  | 10/2019 |
| V/Pawling          | 1165 | Heincho Place Mixed Use Development                    | Karc Planning Consultants  | Main St.                    | 210817              | + Condo/TH            | 72 Condominiums/Townhouses Units                         | 9/2019  |
|                    | 1165 | Heincho Place Mixed Use Development                    | Karc Planning Consultants  | Main St.                    | 210817              | + Hotel               | 40 Bed Motel/Hotel                                       | 9/2019  |
|                    | 1165 | Heincho Place Mixed Use Development                    | Karc Planning Consultants  | Main St.                    | 210817              | + Office              | 4,000 Square Feet of Office                              | 9/2019  |
|                    | 1183 | Pawling Downtown LLC                                   | Pawling Downtown LLC       | Union St.                   | 16066               | + Apt                 | 25 Apartment Units                                       | 2/2019  |
|                    | 1183 | Pawling Downtown LLC                                   | Pawling Downtown LLC       | Union St.                   | 16066               | + Retail/Restaurant   | 3,387 Square Feet of Retail/Restaurant                   | 2/2019  |
| V/Red Hook         | 814  | Red Hook Commons                                       | Kearney Realty & Dev       | US 9                        | 262591              | + Retail/Restaurant   | 0 Square Feet of Retail/Restaurant                       | 8/2004  |
| V/Wappingers Falls | 1129 | Buckingham Management                                  | Buckingham Management      | Channingville Rd.           | 71325               | Apt                   | 200 Apartment Units                                      | 11/2016 |
|                    | 1129 | Buckingham Management                                  | Buckingham Management      | Channingville Rd.           | 71325               | Rec                   | 1,200 Square Feet of Recreation                          | 11/2016 |

1 Specific parcel information is available for review online via "Parcel Access" at [www.dutchessny.gov](http://www.dutchessny.gov)

2 A "+" indicates that the project involves more parcels than the single parcel identified.

3 Where indicated, the following project restrictions apply:

Senior = Age-Restricted (55+) Housing

Aff = Affordable Housing (income restricted)

4 One Dutchess Avenue (Dutton) spans 2 municipalities – the City of Poughkeepsie and the Town of Poughkeepsie. Project components are listed in the City of Poughkeepsie entry.

# Appendix

# Municipal Telephone Numbers

(All area codes are 845 unless otherwise noted)

## For more information contact:

### Cities

|                   |          |
|-------------------|----------|
| Beacon .....      | 838-5020 |
| Poughkeepsie..... | 451-4055 |

### Towns

|                      |              |
|----------------------|--------------|
| Amenia .....         | 373-8118     |
| Beekman .....        | 724-5300     |
| Clinton.....         | 266-5704     |
| Dover.....           | 832-6111     |
| East Fishkill .....  | 221-2427     |
| Fishkill .....       | 831-7800     |
| Hyde Park.....       | 229-5111     |
| LaGrange .....       | 452-1830     |
| Milan .....          | 758-5133     |
| North East .....     | 518-789-3300 |
| Pawling.....         | 855-3244     |
| Pine Plains.....     | 518-398-7110 |
| Pleasant Valley..... | 635-8395     |
| Poughkeepsie.....    | 485-3655     |
| Red Hook.....        | 758-4613     |
| Rhinebeck.....       | 876-6296     |
| Stanford .....       | 868-1310     |
| Union Vale.....      | 724-5953     |
| Wappinger .....      | 297-6256     |
| Washington.....      | 677-8321     |

### Villages

|                       |              |
|-----------------------|--------------|
| Fishkill .....        | 897-4430     |
| Millbrook.....        | 677-6030     |
| Millerton .....       | 518-789-4489 |
| Pawling.....          | 855-1128     |
| Red Hook.....         | 758-1081     |
| Rhinebeck.....        | 876-1922     |
| Tivoli.....           | 757-2021     |
| Wappingers Falls..... | 297-5277     |

Dutchess County Department of Planning and Development ..... 486-3600