VILLAGE OF WAPPINGERS FALLS

A TALE OF TWO MAIN STREETS

PRESENTED BY:

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VILLAGE OF WAPPINGERS FALLS

- VILLAGE POPULATION: 5,300
- LOCATION: CENTRAL DUTCHESS COUNTY
- INCORPORATED: 1871
- LOCATION SPECIFICS: SITUATED ON WAPPINGER CREEK, BORDERED BY ROUTE 9 ON THE EAST & CLOSE TO THE HUDSON RIVER ON THE WEST
- MUNICIPAL NEIGHBORS: STRADDLES THE TOWNS OF WAPPINGER & POUGHKEEPSIE
- MEDIAN INCOME: $47,000 COMPARED WITH $71,500, DUTCHESS COUNTY
- ECONOMIC CHALLENGES: LOSS OF VILLAGE INDUSTRIAL BASE HAS Led TO DECLINE IN PAST FEW DECADES

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VILLAGE ASSETS

- WALKABILITY
- HISTORIC BUILDINGS

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VILLAGE ASSETS

• HISTORICALLY WALKABLE
VILLAGE OF WAPPINGERS FALLS
MAIN STREET CHALLENGES

EAST MAIN STREET

• LACK OF PLACEMAKING
• TRAFFIC SAFETY CONCERNS
  • SPEEDING
  • LIMITED PARKING
  • POOR PAVEMENT MARKINGS

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VILLAGE OF WAPPINGERS FALLS
MAIN STREET CHALLENGES

WEST MAIN STREET

• CONVERTED STORE FRONTS
• NEGLECTED PROPERTIES
• TRASH
• LONG & DESOLATE ROADWAY
• LACK OF POLICE PRESENCE

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STREETSCAPE IMPROVEMENTS

• CREATE POCKET PARKS & OTHER GREEN AREAS
• PROVIDE PEDESTRIAN AMENITIES
  • BENCHES
  • TRASH RECEPTACLES
  • PLANTINGS
  • BICYCLE RACKS
• LONGER TERM PROJECTS
  • WIDENING SIDEWALKS IN DANGEROUS LOCATIONS
  • DISTINCTIVE PAVEMENT MARKINGS FOR CROSSWALKS & HISTORIC SITES OR FEATURES
  • UPGRADE STREET LIGHTING/ANTIQUE LIGHTING

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VILLAGE OF WAPPINGERS FALLS
RECOMMENDATIONS

HIGHLIGHT VILLAGE’S UNIQUE NATURAL ASSETS
& HISTORIC CHARACTER

• ILLUMINATE THE FALLS AT NIGHT
• IMPROVE WATERFRONT ACCESS
• CONNECT GREENWAY TRAILS TO DOWNTOWN BUSINESS AREAS
• IMPROVE SIGNAGE TO INCREASE RECOGNITION OF PARKS & TRAIL ACCESS
• PROMOTE CIVIC & CULTURAL FESTIVALS WITHIN PARKS & GREEN SPACE
RECOMMENDATIONS

PEDESTRIAN SAFETY & TRAFFIC IMPROVEMENTS

• DECREASE SPEED OF TRAVEL ON MAIN STREET

• IMPROVE PAVEMENT MARKINGS
  • STRIPING OF CROSSWALKS

• PROVIDE ADDITIONAL PARKING SPACES ON MAIN STREET

• CONSIDER ALTERNATE MODES OF TRANSPORTATION
  • SHUTTLE TO METRO NORTH RAIL STATION
  • BICYCLE TRANSPORTATION
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VILLAGE OF WAPPINGERS FALLS
RECOMMENDATIONS

CODE REVISIONS & CODE ENFORCEMENT

• ADOPT ZONING REGULATIONS
  • TO REVERT WEST MAIN STREET FIRST FLOOR RESIDENCES TO COMMERCIAL USE
  • TO RETAIN FACADES & RELATED FEATURES ON MAIN STREET

• CODE ENFORCEMENT
  • ENFORCE APPLICABLE BUILDING & ZONING CODES TO REPAIR, MAINTAIN & IMPROVE OVERALL APPEARANCE
VILLAGE OF WAPPINGERS FALLS
RECOMMENDATIONS

PRIVATE/PUBLIC PARTNERSHIP

• STRATEGIZE WITH “COUNTY PLAYERS” & OTHER STAKEHOLDERS TO EXPAND THIS VALUABLE COMMUNITY ASSET

• PARTNER WITH EXPERIENCED REAL ESTATE DEVELOPERS TO CONSTRUCT A MIX OF HIGH QUALITY HOUSING STOCK, HIGH END UNIT RENTALS

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PUBLIC OUTREACH & MARKETING

• MARKET EMPTY STOREFRONTS WITH LOCAL AND REGIONAL AGENCIES FOR ECONOMIC DEVELOPMENT

• PROMOTE NATURAL & HISTORIC ASSETS TO ATTRACT TOURISTS

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PROMOTE EXPANSION OF CULTURAL ACTIVITIES & ECONOMIC GROWTH

- Engage in activities that support growth in
  - Green Economy
  - Cottage Industries & Community Supported Agriculture
- Continue to promote & expand cultural activities such as "County Players"
- Provide incentives to attract community oriented businesses
- Encourage businesses that appeal to a younger demographic
  - Micro Brewery
  - Arts & Crafts
  - Self Purchased Alcohol Restaurants

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