



Town of Halfmoon Planning Board

DECISIONS

April 22, 2019 - 7:00 pm

Planning Board Workshop – Open to the Public – Conference Room – 6:15 pm

Approval of Minutes – March 25, 2019 & April 8, 2019 APPROVED

Public Hearing:

Salam Duplex, 10 Halfmoon Drive- Special Use Permit (19.039)

APPROVED. Board held a Public Hearing and approved a proposed duplex at 10 Halfmoon Drive.

Urbanski & Sala Lot Line Adjustment, 85 & 87 Pruyn Hill Road – Minor Subdivision (19.044)

TABLED/PUBLIC HEARING HELD & ADJOURNED. Board held a Public Hearing for a proposed Minor Subdivision (lot line adjustment) and adjourned it until May 13, 2019.

New Business:

Dish Network Installation, 17 Parkford Drive – Telecommunications Co-Location (19.038)

APPROVED. Board approved the application to allow co-location equipment on the existing tower.

Verizon Wireless “Twin Lakes” Micro Cell, 1604 Route 9 – Telecommunications Co-Location (19.050)

APPROVED. Board approved the request for a roof-top “micro-cell” antennae and related ground equipment at an existing building at 1604 Route 9.

Northeast Controls, 3 Enterprise Avenue – Sign (19.052)

APPROVED. Board approved new wall-mounted and free-standing signs at 3 Enterprise Avenue.

ValuSpace Halfmoon, 1607 Route 9 – Sign (19.054)

APPROVED. Board approved new wall-mounted and free-standing signs at 1607 Route 9.

Lussier Subdivision (Lot Line Adjustment), 30 & 32 Dunsbach Rd – Minor Subdivision (19.055)

PUBLIC HEARING SET. Board received a presentation on a proposed Minor Subdivision (lot line adjustment) and set a Public Hearing for May 13, 2019.

GT Toyz, 1537 Route 9 – Site Plan & Sign (19.056 & 19.057)

TABLED/REFERRED TO AGENCIES. Board received a presentation for a used vehicle business and various proposed site improvements at 1537 Route 9. The Board tabled the request and referred it to various agencies for review.

The S. Saxon Co. Fine Jewels, 1471 Route 9, Suite 106 (Crescent Commons) – Change of Use/Tenant & Sign (19.060 & 19.061)

APPROVED. Board approved the relocation of a jewelry business and related signs to 1471 Route 9.

Old Business:

Nichols Marine LLC, 931 Hudson River Road – Change of Use/Tenant (19.049)

APPROVED. Board approved the request for a marine sales and repair business, with conditions related to the maximum number of units, site improvements, outside storage and a 1 year conditional approval.

The Next Planning Board Meeting will be Monday, May 13, 2019