



Town of Halfmoon Planning Board

DECISIONS

August 24, 2020 - 7:00 pm

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

Approval of Minutes – August 10, 2020- APPROVED

Public Hearing(s):

Rousseau Subdivision, 74 Rt. 236 – Minor Subdivision – (20.079)

APPROVED. Board held a Public Hearing and approved the request for a residential two lot Minor Subdivision and lot line adjustment at 74 Route 236.

Beadle Subdivision, 187 Woodin Road – Minor Subdivision (20.072)

APPROVED. Board held a Public Hearing and approved the request for a residential two lot Minor Subdivision.

Old Business:

Eddy's Traditional Chinese, 1683 Rt. 9 (St. John's Plaza) – Sign (20.080)

APPROVED. Board received a presentation and approved a new wall-mounted sign for Eddy's Traditional Chinese.

Bayberry Drive Subdivision – Major Subdivision (17.221)

TABLED. The application for a proposed 5-lot subdivision was tabled and referred to agencies for review.

New Business:

Upstate Cars LLC, 457 Route 146 – Sign (20.094)

TABLED. The applicant failed to appear before the Board.

Upstate Acoustical Corp, 40 Farm to Market Road – Change of Use/Tenant (20.088)

APPROVED. Board received a presentation and approved a Change of Use/Tenant application to allow a drywall/sheetrock company to use 1,500 SF of warehouse space to store supplies and materials.

Myshopangel Promotional Products, 434 Route 146 – Change of Use/Tenant (20.089)

APPROVED. Board received a presentation and approved the Change of Use/Tenant application to allow an online-based retail business.

Capital Disc Jockeys, 1471 Rt. 9 (Crescent Commons) - Change of Use/Tenant (20.093)

This application was removed per the applicant's request.

Fluffy Paws Dog Grooming, 18 Cambridge Ave. – Home Occupation (20.092)

PUBLIC HEARING SET. Board set a Public Hearing for September 28, 2020 for the proposed Home Occupation for a dog grooming business.

Pagoda Duplex, 315 Grooms Road – Minor Subdivision & Special Use Permit (20.032 & 20.033)

PUBLIC HEARING SET. Board set a Public Hearing for September 28, 2020 for a proposed two-lot Minor subdivision and Special Use Permit to allow two residential duplex homes.

Plant Road Estates (Orchard Pointe) – Site Plan (20.091)

APPROVED. Board approved a request to amend a condition of the final subdivision approval to allow the improvements at the south end of Plant Road (Rt. 9 intersection) to be completed before the 71st Certificate of Occupancy is issued or June 1, 2021, whichever comes first; and to allow the applicant to submit a bond to be posted for the proposed improvements at the north end of Plant Road (Old Plant Road intersection).

The Next Planning Board Meeting will be Monday, September 14, 2020