



## **Town of Halfmoon Planning Board**

### **DECISIONS**

**January 25, 2021 - 7:00 pm**

**Planning Board Workshop – Halfmoon Senior Center & via Microsoft Teams - 6:15 pm**  
**Approval of Minutes – January 11, 2021 – APPROVED**

#### **Public Hearing:**

**Lands of Pingelski Subdivision & Lot Line Adjustment, 246 Upper Newtown Rd – Major Subdivision (20.148)**

APPROVED. Board approved the Minor Subdivision and Lot-Line Adjustment to create a new residential lot.

#### **New Business:**

**Baetz Barre Fitness, 1603 Rt. 9 (Town Plaza) – Change of Use/Tenant (21.001)**

APPROVED. Board approved the use of 2,958 SF in the existing building for a pilates and fitness studio.

**293 Middletown Road Re-Use, 293 Middletown Road – Change of Use/Tenant (21.007)**

DENIED. Board denied the use of the vacant building for storage of materials related to their tent business due to the fact that is not a permitted use in an R-1 (residential) zoning district.

**Life Storage, 1406 Rt. 9 – Sign (20.166)**

APPROVED. Board approved new signage for the existing self-storage facility.

**Garden Gate Plaza, 1516 Rt. 9 – Site Plan Renewal (20.177)**

APPROVED. Board re-approved the request to construct a 9,000 SF commercial/retail building.

**Rexford Way Site Plan, 5 Rexford Way – Site Plan (21.018)**

TABLED. Board received a presentation for an Addition to Site Plan request to expand the existing parking area and referred the project to the necessary agencies for review.

**Impact Athletic Center (Volleyball Court Relocation, Rt. 146 – Amendment to Site Plan (21.000)**

APPROVED. Board approved the relocation of the proposed volleyball courts to the west side of the property.

**Tech Electric Site Plan, 570 Hudson River Rd – Site Plan & Special Use Permit (21.004 & 21.005)**

TABLED. Board received a presentation to construct two new 4,000 SF buildings at 570 Hudson River Road.

#### **Old Business:**

**Robleno Mixed Use Development, 9 Parkford Drive – Site Plan (20.134)**

APPROVED. Board approved the request to construct a 15,000 SF warehouse/flex space building.

**The Next Planning Board Meeting will be Monday, February 8, 2021**