



**Town of Halfmoon Planning Board Agenda**  
**March 24, 2014 – 7:00 pm**  
**DECISIONS**

**Planning Board Workshop – Open to the Public – Conference Room – 6:00 PM**  
**Minutes – March 10, 2014 – APPROVED**

**Public Hearing:**

- 14.016 Ballard Duplex, 23 Smith Road- Special Use Permit**
- APPROVED. The application for a Special Use Permit to construct a two-family home is approved.

**New Business:**

- 14.021 Rafferty Subdivision, Middletown Road/Brookwood Road- Minor Subdivision & Special Use Permit**
- TABLED. The Board referred the proposal to the Town Engineer/CHA for technical review and comment.
- 14.025 Thumm/ West Subdivision, 59 Plank Road- Minor Subdivision & Special Use Permit**
- The Board set a Public Hearing for April 28, 2014.
- 14.028 Horner Subdivision, 216 Lower Newtown Road- Minor Subdivision**
- The Board set a Public Hearing for April 14, 2014.
- 14.029 Crowther & Volland/ Stalker Subdivision, 756 Hudson River Road- Minor Subdivision/ Lot Line Adjustment**
- The Board set a Public Hearing for April 28, 2014.
- 14.033 Rock's Precision Automotive, 190 Route 146- Change of Use**
- No action was taken, as the applicant failed to appear.
- 14.034 NYSEG Corporate, 6 Werner Road- Sign(s)**
- APPROVED. The Board approved the request for the replacement of five (5) free-standing/monument signs and one (1) wall mounted sign.
- 14.035 Revelation Tae Kwon Do, 1709 Route 9- Change of Tenant/Use & Sign**
- TABLED. The Board established a committee to visit the site and report back to the Board regarding parking concerns raised at the meeting.
- 14.036 CB&I Federal Services, 3 Halfmoon Executive Park Drive- Change of Tenant**
- APPROVED. The application for a Change of Tenant was approved.

**14.037**

**Crossfit, 11C Solar Drive- Change of Use**

- DENIED. The application was denied based upon a determination by the Board that the proposed use is not a permitted use in the M-I Industrial zoning of the Parkford Planned Development District.

**Old Business:**

**14.008**

**Olesen Duplex, 30 Route 146- Special Use Permit**

- The Board set a Public Hearing for April 14, 2014.

**13.044/13.025**

**Regency Park Planned Development District, Rt. 9 – PDD Recommendation**

- The applicant presented a revised plan for development of a mixed use residential/commercial/light industrial PDD. The applicant proposed replacing two light industrial/commercial buildings fronting on Rt. 9 with one mixed use commercial/residential building. The Board referred the proposal to the Town Engineer/CHA for technical review and comment.

**The Next Planning Board Meeting will be Monday,  
April 14, 2014**