



Town of Halfmoon Planning Board

DECISIONS

November 13, 2023 – 7:00 pm

Planning Board Workshop – 6:30 PM

Approval of Minutes – October 23, 2023 – APPROVED

New Business:

Hickok Garage Expansion, 12 Firehouse Rd – Site Plan (23.171)

DENIED. Board denied the proposed expansion to the existing building due to it constituting an expansion of a pre-existing, non-conforming use.

Life Maid Simple, 1471 Rt 9 – Sign (23.185)

APPROVED. Board approved new signage for the new tenant at 1471 Route 9 (Crescent Commons).

Boutique & Coffee Made Simple, 1471 Rt 9 – Sign (23.186)

APPROVED. Board approved new signage for the new tenant at 1471 Route 9 (Crescent Commons).

Dirad Technologies Expansion, 9 Corporate Dr – Change of Use/Tenant (23.180)

APPROVED. Board approved the use of approx. 4,414 SF for a call center.

Ultimus Leverpoint, 3 Corporate Dr – Change of Use/Tenant (23.182)

APPROVED. Board approved the use of approx. 11,000 SF for a global consulting and financial services office.

Co-op Center for Learning, 177 Rt 236 – Change of Use/Tenant (23.183)

APPROVED. Board approved the use of approx. 3,000 SF for an educational services center.

Body by Baaden Medical Massage & Hypnotherapy, 1 Vosburgh Rd – Change of Use/Tenant (23.187)

APPROVED. Board approved the use of approx. 105 SF for a medical massage and hypnotherapy office.

Guariglia Duplex, 43 Parkford Dr- Special Use Permit (23.174)

PUBLIC HEARING SET. Board set a Public Hearing November 27, 2023 for a proposed two-family home (duplex).

Staniak Rd Lot Line Adjustment, 26 Staniak Rd (Lot 109) & 50 Staniak Rd (Lot E) – Minor Subdivision (23.179)

PUBLIC HEARING SET. Board set a Public Hearing November 27, 2023 for a proposed residential subdivision (lot-line adjustment) at 26 Staniak Road and 50 Staniak Road.

Tarar 2-Lot Subdivision, 34 Woodin Rd – Minor Subdivision (23.184)

PUBLIC HEARING SET. Board set a Public Hearing November 27, 2023 for a proposed two lot residential subdivision.

The Next Planning Board Meeting will be Monday, November 27, 2023