



Town of Halfmoon Planning Board

DECISIONS

April 22, 2024 – 7:00 pm

Planning Board Workshop – 6:30 PM

Approval of Minutes – April 8, 2024 APPROVED

Public Hearings:

Hudson River Road Storage Facility, 482 Hudson River Rd – Site Plan & Special Use Permit (24.037 & 24.032)

PUBLIC HEARING HELD & APPROVED. Board held a Public Hearing and subsequently approved a proposal to convert the existing 4,800 SF pavilion into a self-storage facility.

Mott Orchard PDD, 165 Farm to Market Rd – Major Subdivision (24.044)

PUBLIC HEARING HELD & TABLED. Board held a Public Hearing and subsequently tabled the proposed 91 lot residential subdivision to allow the applicant to respond to questions and concerns raised at the meeting.

New Business:

TNT Fireworks, 1549 Rt 9 (Walmart) – Change of Use/Tenant & Sign (24.054 & 24.055)

APPROVED. Board approved the temporary tent sale and storage of legalized fireworks and associated signage.

Service Experts Heating & Air Conditioning, 11B Solar Dr – Change of Use/Tenant (24.045)

APPROVED. Board approved the use of 24,000 SF in the existing 30,000 SF for a heating, air conditioning and plumbing supply company.

R.E. Michel Company LLC, 11A Solar Dr – Change of Use/Tenant & Sign (24.050 & 24.051)

APPROVED. Board approved the use of the existing 11,850 SF building for the sales and retail storage of HVAC parts and equipment sales.

Kee Services, 1673 Rt 9 (Healthplex) – Change of Use/Tenant (24.056)

APPROVED. Board approved the use of 4,700 SF in the 31,500 SF building for senior citizen recreational activities.

M.J. Engineering and Land Surveying, 21 Corporate Dr – Change of Use/Tenant (24.057)

APPROVED. Board approved the the use of 4,800 SF for the expansion of the existing office (31,900 SF) for the engineering and land surveying company.

Tabor Road Warehouse Revised Plan, 113 Tabor Rd – Site Plan (24.043)

TABLED & PUBLIC INFORMATIONAL MEETING SET. Board received a presentation on amendments to the approved Site Plan for a 50,000 SF flex space warehouse/office building (no tenants named or approved) and set a Public Informational Meeting for May 13, 2024.

The Next Planning Board Meeting will be Monday, May 13, 2024