



Town of Halfmoon Planning Board

DECISIONS

April 24, 2023 – 7:00 pm

Planning Board Workshop – 6:30 PM

Approval of Minutes – April 10, 2023 APPROVED

Public Hearing:

Hickok Duplex, 4 & 6 Lansing Ln – Special Use Permit (Duplex) (23.009)

APPROVED. A Public Hearing was held and the Board approved a two-family residence (duplex) on the combined lots at 4 and 6 Lansing Lane.

New Business:

Capitaland Flooring, 1605 Rt 9 – Sign (22. 193)

APPROVED. Board approved a new wall-mounted business sign.

Onyx Hair & Beauty Bar, 1471 Rt 9 – Sign (23.076)

APPROVED. Board approved new signs for the recently-approved salon in the Crescent Commons plaza.

Nercessian Kettle Corn NYC Operations, LLC, 1516 Rt 9 – Change of Use/Tenant (23.077)

APPROVED. Board approved a food truck operation on Thursdays, Fridays and weekends (potentially).

TNT Fireworks/American Promotional Events, 1549 Rt 9 – Change of Use/Tenant & Sign (23.072)

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

1788 Barber Shop, 15 Rt 236 – Change of Use/Tenant & Sign (23.079 & 23.080)

APPROVED. Board approved the request to establish a barbershop and related signage.

Trick Shot Billiard Hall & Wicked Eatery, 1604 Rt 9 - Site Plan Amendment (23.050)

TABLED. Board received a presentation seeking to expand the use and construction at the property, and referred it to the Town Engineer for review.

Old Business:

Keystone Fireworks, 994 Hudson River Rd – Change of Use/Tenant & Sign (23.062 & 23.063)

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

Crescent Commons PDD Phase 1, 1471 -1473 & 1475 Rt 9 – Site Plan (23.038)

TABLED. Board received an update on the proposed residential and commercial expansion project and tabled it pending additional information related to the Rt. 9 entrance.

The Next Planning Board Meeting will be Monday, May 8, 2023