

**Inc. Village of Huntington Bay
Minutes
Zoning Board of Appeals
May 16, 2024**

Present: Jay Cavanagh
Bob Aquilina
Elizabeth Richter

Also Present:
Village Attorney: John Stellakis, Farrell Fritz
Village Administrator: Danielle Catanese

Mr. Cavanaugh called the meeting to order at 7:00PM.

Public Hearings:

Pamela Ostrander, 40 Locust Lane, Huntington Bay, NY 11743

Pamela Ostrander, homeowner, presented the application to construct a first-floor addition. The applicant requires variances for front yard setbacks. This application also requires approval from the Huntington Bay Board of Trustees. A motion was made by Bob Aquilina to close the hearing. It was seconded by Elizabeth Richter and unanimously approved 3-0. A transcript was taken by Christine Freyeisen. The hearing was closed at 7:15PM.

William McIntosh, 170 Bay Road, Huntington Bay, NY 11743

Michael McCarthy, ESQ, and Steve Meehan, Landscape Architect at Main Street Nursery, presented the application to maintain a finished basement, proposed patio, pool and retaining walls. The applicant requires variances for floor area ratio and lot area coverage. A motion was made by Bob Aquilina to continue the hearing in June. It was seconded by Elizabeth Richter and unanimously approved 3-0. A transcript was taken by Christine Freyeisen. The hearing was closed at 7:43PM.

Minutes

Elizabeth Richter made a motion to approve the April 2024 minutes. It was seconded by Bob Aquilina and unanimously approved 3-0.

With no further business to be brought before the Board, Mr. Cavanagh closed the meeting at 7:48PM.

Respectfully submitted,

Danielle Catanese

Attendees:

Pamela Ostrander	40 Locust Lane, Huntington Bay, NY
Lindsay Ostrander	40 Locust Lane, Huntington Bay, NY
William McIntosh	170 Bay Road, Huntington Bay, NY
Janielle Viggiano	170 Bay Road, Huntington Bay, NY
Catherine Vandrei	90 High Street, Huntington Bay, NY
Michael McCarthy	444 New York Ave, Huntington, NY
Neal Hoffman	2 Harborview Drive, Huntington Bay, NY
Stephen Meehan	14 Georgia Drive, Syosset, NY
Jay Meyer	166 Bay Road, Huntington Bay, NY
Gabriella Meyer	166 Bay Road, Huntington Bay, NY