

**Minutes
Zoning Board of Appeals
February 21, 2019**

Present: Jay Cavanagh
John Williamson
KC Anna
Delphine Barron

Village Attorney: John Armentano, Esq.

Mr. Cavanagh called the meeting to order at 7:30 PM.

Mr. Williamson read the criteria with which the Board bases its criteria

Public Hearing:

There were two public hearings before the Board:

Emerald Baycrest HB LLC, 30 Baycrest, Huntington Bay, NY 11743

Kelly Risotto, Lane Use, presented the application to the Board. The property is located in the Inc. Village of Huntington Bay Waterfront Preservation District 'C1'. In order to construct a 175 foot by 4 foot catwalk and a 25 foot by 4 foot dune crossover and repair/resurface an existing tennis court, the applicants require variances for Front Yard and Permitted Structures in Front Yard. This application requires Site Plan approval from the Board of Trustees. William Baum submitted a letter of support from the Baycrest Board of Trustees in support of the application. A transcript was taken by Laura Pinto. The hearing was closed at 7:45 PM.

After discussion, the Board directed Mr. Armentano to draft a decision approving the application for next month's meeting.

Daniel & Diane Barry, 1 Salty Way, Huntington Bay, NY 11743

John Breslin presented the application to the Board. This hearing was continued from the January 17, 2019 Zoning Board of Appeals meeting. The property is located in the Inc. Village of Huntington Bay Waterfront Preservation District 'D1'. In order to construct a new single-family residence, the applicants require variances for Front Yard and Side Yard. This application also requires Site Plan approval from the Board of Trustees. A transcript was taken by Laura Pinto. The hearing was closed at 8:10 PM.

After discussion, the Board directed Mr. Armentano to draft a decision approving the application for next month's meeting.

Decision

There was one decision before the Board in February:

Edward Boccard, One Gormley Lane, Huntington Bay, NY 11743

A motion was made by Delphine Barron to approve the application, it was seconded by John Williamson and approved 4-0.

Minutes

A motion to approve the January 2019 minutes was made by KC Anna, it was seconded by John Williamson and unanimously approved 4-0.

With no further business to be brought before the Board, Mr. Cavanagh closed the meeting at 8:15 PM.

Respectfully submitted,

Danielle Catanese

Attendees:

Diane & Daniel Barry

Jim Smiros

John Breslin

William Baum

James Emlock

1 Salty Way, Huntington Bay, NY 11743

51 Glen Street, Glen Cove, NY 11542

Huntington, NY 11743

8 Baycrest, Huntington Bay, NY 11743

150 Bay Avenue, NY 11743