VILLAGE OF HUNTINGTON BAY
PUBLIC NOTICE
ZONING BOARD OF APPEALS

The Zoning Board of Appeals of the Village of Huntington Bay will hold a public meeting on **Thursday, November 19, 2026, at 7:00 PM** at The Halesite Fire Department, 1 New York Avenue, Halesite, NY 11743, to hear all business before it.

Applicant: Head of the Bay Club
Address: 191 Bay Rd., Huntington Bay, NY 11743
Application for a rehearing pursuant to Village Law §7-712-a(12) with revised plans. The property is located in the Waterfront Preservation District "C1." The applicant seeks area variances for an amended application to maintain one (1) pickleball court on existing sports court, demolish the existing approximately 2,333 square foot 1-story bathhouse and maintenance garage, construct a new 1-story bathhouse with 750 square feet basement, requiring relief for lot area coverage and area setbacks.

Applicant: Ron Prior
Address: 47 Shore Drive, Huntington Bay, NY 11743
The applicant appeals the determination October 6, 2026 Letter of Denial issued by the Village Building Department regarding the Bay Club application that any expansion of an existing nonconforming use requires a use variance.

ZONING BOARD OF APPEALS
INC. VILLAGE OF HUNTINGTON BAY
SUFFOLK COUNTY, NEW YORK
DANIELLE CATANESE, VILLAGE ADMINISTRATOR