

**Inc. Village of Huntington Bay
Minutes
Zoning Board of Appeals
April 3, 2025**

Present: Jay Cavanagh
Elizabeth Wood
Pat Scanlon
Richard Kreider

Also Present:
Attorney: Hansley Mohan, Farrell Fritz
Building Inspector: James Siino
Administrator: Danielle Catanese

Mr. Cavanaugh called the meeting to order at 7:04PM.

Public Hearings:

Julie Stewart, 4 Heckscher Drive, Huntington Bay, NY 11743

James DeLuca, AIA DeLuca Designs, presented the application to construct a first floor and second-floor addition requiring a variance for FAR. A motion was made by Elizabeth Wood to approve the application. It was seconded by Richard Kreider and unanimously approved 4-0. A transcript was taken by Christine Freyesein. The hearing was closed at 7:18PM.

Minutes

Elizabeth Wood made a motion to approve the March 2025 minutes. It was seconded by Patrick Scanlon and approved 4-0.

The Board was presented with written decisions for Michael & Mary Heagerty and David Courtemanche.

With no further business to be brought before the Board, Mr. Cavanagh closed the meeting at 7:21PM.

Respectfully submitted,

Danielle Catanese

Attendees:

James DeLuca

29 Main Street, Cold Spring Harbor