

# INCORPORATED VILLAGE OF OCEAN BEACH



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JAMES S. MALLOTT *Mayor*  
MATTHEW M. BLAKE, *Deputy Mayor*  
DAWN L. HARGRAVES, *Trustee*  
CHRISTOPHER F. NORRIS, *Trustee*  
BRIAN C. POWER, *Trustee*

STEVEN W. BRAUTIGAM, *Clerk/Treasurer*  
KEVIN J. SCHELLING, *Superintendent of Public Works*

## PUBLIC NOTICE

PLEASE TAKE NOTICE that the Planning Board/Architectural Review Board of the Incorporated Village of Ocean Beach will meet on **Wednesday, December 22, 2021 at 6:00 PM** via Webex video/teleconference. (location and time subject to change, please refer to the website three days prior to the meeting for any updates) in accordance with NYS Legislation (S.50001/A.40001) signed into law on September 2, 2021. This will be the official meeting (Webex video/teleconference). All interested persons are welcome to attend.

The Village may be able to open this meeting up to an in-person/hybrid remote meeting. Please check back with the Village 3 days before the meeting to determine if the in-person option is available. If so, the in-person option will be held at Windswept, 161-164 Ocean Road & Bay Walk, Ocean Beach, NY. Please refer to the website three days prior to the meeting for any updates. The following matter will be heard:

**SPECIAL PERMIT APPLICATION NO. 301:** PUBLIC HEARING FOR - SUSAN MCCOY – FIRE ISLAND HOMES LLC, 786-787 EVERGREEN WALK, OCEAN BEACH, NEW YORK to consider Special Use Permit for Change of Ownership of real estate company and for an alteration/construction for new steps, relocated bench, new planter box and remove platform and site plan review and ARB review.

§ 164-32 – Uses permitted by special permit.

§ 164-36 Site plan review.

All new structures and alterations submitted to the Board of Trustees for special permit in accordance ... be reviewed by the Village Planning Board in accordance with applicable ... the State of New York. The Planning Board shall review the site plan and/or building ...

December 10, 2021

Jonneigh M. Adrion, Secretary  
Zoning Board of Appeals  
Inc. Village of Ocean Beach

Posted in the following places:

Bulletin Board on Village Office Door

Inside Village Office Door

Bulletin Board at Ferry Terminal

Bulletin Board at Post Off

Bulletin Board at Village Green

Website: [www.villageofoceanbeach.org](http://www.villageofoceanbeach.org)