



## PUBLIC NOTICE CITY OF RYE

**PLEASE TAKE NOTICE** that the Board of Appeals of the City of Rye, New York, will conduct a video/teleconference meeting on **Thursday, September 17, 2020 at 5:30pm**, as permitted by Governor Cuomo's Executive Order 202.55. Instructions on how to view and participate in this meeting will be posted on [www.ryeny.gov](http://www.ryeny.gov), under the Board of Appeals calendar event of September 17. Written comments and submissions by the public can also be emailed by 12 p.m. on September 17, 2020 to [cityclerk@ryeny.gov](mailto:cityclerk@ryeny.gov). In the event that Executive Order 202.55 is not extended prior to the meeting date, the meeting may be held in Rye City Hall, 1051 Boston Post Road. The following applications requesting relief of Chapter 197 of the Zoning Code of the City of Rye will be heard:

**#20-24** **12 GUELISTEN PL., Louis Singer & Adele Centanni (Cont.)**, owner/applicant (tax map 146-7-4-66) proposes to construct a 1<sup>st</sup> and 2<sup>nd</sup> story addition with renovations to the existing house. The following variances are requested: **1)** 13 ft. (34.6 ft. existing) REAR: Ch. 197, Article VIII, §197-86, Table A, Col. 11; **2)** 1.61 ft. (10.39 ft. existing) ONE SIDE: Ch. 197, Article VIII, §197-86, Table A, Col. 9

**#20-25** **89 PARKWAY DR., 89 Parkway Drive LLC (Cont.)**, contract vendee/applicant (tax map 146-14-1-60) requests an interpretation of §197-37 of the Rye City Code. If the Board votes that the property does not fall within §197-36, they propose to construct a new single family residence with the following requested variances: **1)** 7.9 ft. LOT WIDTH: Ch. 197, Article V, §197-36; **2)** 7 ft. FRONT: Ch. 197, Article VIII, §197-86, Table A, Col. 8

**#20-27** **12 SHARON LN, Kevin Weschler**, owner/applicant (tax map 146-14-1-6) proposes to construct a 2nd floor addition, extend the front entry and portico. The following variances are requested: **1)** 0.018 (249 sq ft or 6.8%) FAR: Article VIII, §197-86, Table A, Col. 5

**#20-28** **70 STUYVESANT AVE., Steven & Lauren Tesoriere**, owner/applicant (tax map 153-10-1-16-1) proposes to construct a 1<sup>st</sup> and 2<sup>nd</sup> fl addition. The following variances are requested: **1)** 0.003 (110 sq ft or 1.6%) FAR: Article VIII, §197-86, Table A, Col. 5

**#20-29** **37 VALLEYVIEW AVE., Steve & Heather Bremer**, owner/applicant (tax map 153-11-2-43) proposes to construct a 1 story rear addition and 2 story front addition. The following variances are requested: **1)** 3 ft REAR: Ch. 197, Article VIII, §197-86, Table A, Col. 11; **2)** 0.5 ft FRONT: Ch. 197, Article VIII, §197-86, Table A, Col. 8

**#20-30** **1 HOOK RD., Robert & Mary Parrinelli**, owner/applicant (tax map 146-16-1-28) proposes to demolish the existing accessory structure and rebuild in a new location. The following variances are requested: **1)** .046 (835 sq ft or 18.4%) FAR: Article VIII, §197-86, Table A, Col. 5

**#20-31** **17 HIX AVE., Zack & Samantha Nagelberg**, owner/applicant (tax map 153-6-1-19) proposes to construct a 2nd floor addition. The following variances are requested: **1)** 0.047 (440 sq ft or 14.7%) FAR: Article VIII, §197-86, Table A, Col. 5

**#20-32** **29 CHESTER DR., Patrick & Tricia Tanzola**, owner/applicant (tax map 152-16-2-23) proposes to construct a 2<sup>nd</sup> fl addition & new front porch. The following variances are requested: **1)** 4 ft FRONT (existing 32.2'): Ch. 197, Article VIII, §197-86, Table A, Col. 8

**#20-33** **54 MIDLAND AVE., 56 Midland Ave, LLC**, owner/applicant (tax map 146-19-2-33) proposes to construct a new single family house. The following variances are requested: **1)** 3 ft. 1ST FLOOR ELEV.: Ch. 197, Article V, §197-46.1

**#20-34** **14 RICHARD PL., Corey & Meghan Stark**, owner/applicant (tax map 146-11-3-6) proposes to construct a rear 2 story addition and new front porch. The following variances are requested: **1)** 4 ft REAR (stairs



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& landing): Ch. 197, Article V, §197-66; **2**) 2.4 ft. ONE SIDE (same as existing) ONE SIDE: Ch. 197, Article V, §197-56 ;**3**) 4.2 ft TWO SIDES (15.6' existing): Ch. 197, Article V, §197-56; **4**) 14.4 ft FRONT (same as existing): Ch. 197, Article VIII, §197-86, Table A, Col. 8; **5**) 0.098 (299 sq ft or 17.8%) FAR: Article VIII, §197-86, Table A, Col. 5

**#20-35** **3 HILL ST., Iris & George Washco**, owner/applican (tax map 146-19-6-80) proposes to construct a front portico over existing slate stoop. The following variances are requested: **1**) 10 ft FRONT (23.5' existing): Ch. 197, Article V, §197-48

**#20-36** **9 BECK AVE, Richard Marquis**, owner/applicant (tax map 146-19-4-4) proposes to construct a new 2 story house on a non-conforming lot. The following variances are requested: **1**) 2.5 ft. ONE SIDE: Ch. 197, Article V, §197-56; **2**) 4.67 ft TWO SIDES: Ch. 197, Article V, §197-56; **3**) 6 ft REAR: Ch. 197, Article V, §197-66 **4**) 0.015 (58 sq ft or 3%) FAR: Article VIII, §197-86, Table A, Col. 5

**#20-37** **6 INDIAN HILL RD, Daniel & Laura Fry**, owner/applicant (tax map 146-15-2-9) proposes to legalize an existing driveway. The following variances are requested: **1**) 1 PARKING SETBACK: Ch. 197, Article IV, §197-30.C

**#20-38** **8 PHILIPS LN, Bryna & Marc Noyer-Maingard**, Contract Vendee/applicant (tax map 153-11-2-30) proposes to construct a 2 story front addition and 1 car garage. The following variances are requested: **1**) 0.026 (727 sq ft or 11.8%) FAR: Article VIII, §197-86, Table A, Col. 5

Plans and other data pertaining to these applications are available by digital format for public inspection by visiting [www.ryeny.gov](http://www.ryeny.gov). [The link](#) will be posted on the calendar event of September 17, 2020 Board of Appeals Meeting.

Exterior inspection of these properties will be made by Board members at various times between Thursday, September 10, 2020 and Thursday, September 17, 2020.

Due to the possibility of a meeting cancellation or postponement of an application, applicants and interested parties should check the City website calendar for the most up to date information.

Carolyn D'Andrea  
Secretary, Board of Appeals  
Dated: August 25, 2020