

**PUBLIC NOTICE  
CITY OF RYE**

**PLEASE TAKE NOTICE** that the Board of Appeals of the City of Rye, New York, will conduct a public hearing at Rye City Hall, 1051 Boston Post Road, on Thursday, **October 15, 2009 at 7:30 P.M.** on the following applications requesting relief from Chapter 197 of the Zoning Code of the City of Rye. The deliberative session of the Board is an open public meeting and held after 7:00 PM in Mayor's Conference Room.

**#09-26      ADJOURNED APPLICATION 22 LOCUST AVE., 22 Locust Ave. LLC, Owner,** (tax map 146.07-2-10) requesting a variance to allow the structure to be 3 ½ stories (Chapter 197, Article VIII, §197-86, Table B, Col. 11), a variance from Chapter 197, Article V, §197-69 and a variance to allow the F.A.R. to increase to .6313 (a .1316 (26.32%) increase over the allowable F.A.R. or 871 (26.32%) sq. ft. increase over the allowable square footage (Chapter 197, Article VIII, §197-86, Table B, Col. 4) to build a mixed used building with office, retail & residential.

**#09-35      ADJOURNED APPICATION 110 GLEN OAKS DR., Andrew Dellipaoli, Owner,** (tax map 146.17-1-47) appealing the denial of the Board of Architectural Review (Application #07.123) to construct a 4.5 ft to 5 ft. retaining wall.

**#09-38      ADJOURNED APPLICATION 122-124 NORTH ST., John Fallon, Owner,** (tax map 146.10-2-48) requesting a variance to allow front yard parking. (Chapter 197, Article IV, §197-30).

**#09-48      ADJOURNED 31 EVERETT AVENUE, David Buckley, Owner** (tax map 153.11-1-10) requesting a variance to allow (Chapter 197, Article IV, §197-30) front yard parking.

**#09-43      7 KIRBY LANE, Eugene & Pamela McGuire, Owners,** (tax map 146.8-2-37) requesting a 4 ft. height variance for a fence (Chapter 90, §90-10).

**#09-51      170 STUYVESANT AVENUE, Duncan & Laura Hennes, Owners** (tax map 153.14-1-40) requesting a 15.39 ft. side yard variance (Chapter 197, article VIII, §197-86, Table A, Col. 16) to legalize an existing garage.

**#09-52      50 SONN DRIVE, Oliver Molitor & Hong Molitor-Xu, Owners,** (tax map 146.18-3-63) requesting a .4 ft. front yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 8) to legalize an existing front porch and platform.

**#09-53      60 ELMWOOD AVENUE, Elmwood Avenue Associates, LLC, Owner** (tax map 146.19-5-21) requesting a 15.5 ft. front yard variance ( Chapter 197, Article VIII, §197-86, note (b)[1], and a 7.47 ft. rear yard variance (Chapter 197, Article V, §197-66) to allow a two-story addition to rear of existing structure and a one-story addition to the front of existing structure.

**#09-54**      **5 ELDREDGE PLACE, Peter Marshall, Owner** (tax map 146.17-3-18) requesting a 4.1 ft. front yard variance ( Chapter 197, Article VIII, §197-86, Table A, Col. 8), a 11.5 ft. rear yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 11) and a .2 ft side variance (Chapter 197, Article VIII, Section 197-86, Table A, Col 9) to expand a deck.

Plans and other data pertaining to these applications are on file at the office of the City Clerk and open for public inspection. All persons, including corporations, interested in any of these matters will be given an opportunity to be heard.

Inspection of these properties will be made by Board members at various times between Saturday, October 10, 2009 and Thursday, October 15, 2009 prior to the meeting.

**Due to the possibility of a meeting cancellation, applicants and interested parties should call the City Clerk's office (914 967-7371) the day of the meeting (after 2:00 P.M.) to confirm meeting date and time.**

Dawn F. Nodarse  
Secretary, Board of Appeals  
Dated: October 4, 2009