

**PUBLIC NOTICE
CITY OF RYE**

PLEASE TAKE NOTICE that the Board of Appeals of the City of Rye will conduct a public hearing at Rye City Hall on Boston Post Road, in said city on Thursday, January 10, 2002 at 8:00 P.M. on the following applications:

#00-34 MODIFIED APPLICATION of Peter Cole, Architect, o/b/o Gregg & Jean Nabhan, owners of property located at 35 Onondaga Street, Rye, New York, designated on the tax map as 139.19-1-47, requesting a front yard variance of 7.5 ft. (Chapter 197-86, Table B, Column 7 of the Code of the City of Rye).

#01-24 POSTPONED of Joseph & Debra Montalto, owners of property located at 23 Bulkley Manor, Rye, New York, designated on the tax map as 146.19-2-77, requesting a 25 ft. front yard variance (Chapter 197, Article VIII, Section 197-86, Table A, Column 8 of the Code of the City of Rye); a 1.38 ft. side yard variance (Chapter 197, Article VIII, Chapter 197-86, Table A, Column 9 of the Code of the City of Rye); two side yard variances of 1.73 ft. (Chapter 197, Article V, Section 197-56 of the Code of the City of Rye); and a variance to allow the Floor Area Ratio to increase to .57 (an increase of .07 (14%) over the allowable F.A.R. or a 301 (14%) square ft. increase over the allowable square footage) (Chapter 197, Article V, Section 197, Article V, Section 197-43 of the Code of the City of Rye) for a proposed 2nd floor addition and front entry.

#01-68 POSTPONED APPLICATION of George Grossman, Attorney, o/b/o Peter & Penny Esler, owners of property located at 63 Brown Avenue, Rye, New York, designated on the tax map as 146.19-2-15, requesting a 39.65 ft. rear yard variance (Chapter 197, Article VIII, Section 197-86, Table A, Column 10 of the Code of the City of Rye), and a 9.3 ft. side yard variance (Chapter 197, Article VIII, Section 197-86, Table A, Column 9 of the Code of the City of Rye) for a proposed addition; and a variance to allow the Floor Area Ratio to increase to .32 (a .007 or 28% increase over the allowable F.A.R., or 40 sq. ft. (1.1%) increase over the allowable square footage) (Chapter 197, Article VIII, Section 197-86, Table A, Column 5 of the Code of the City of Rye) to connect the garage to the residence via a playroom addition.

#01-73 ADJOURNED APPLICATION of Rex Gedney, Architect, o/b/o Bruce Kominske, owner of property located at 3 Hewlett Avenue, Rye, New York, designated on the tax map as 153.06-1-56, requesting a 23.7 ft. front yard variance (Chapter 197-86, Table B, Column 7 of the Code of the City of Rye); an 8 ft. total of two side yard variances (Chapter 197, Article VIII, Section 197-86, Table B, Column 9 of the Code of the City of Rye); a 25.4 ft. rear yard variance (Chapter 197, Article VIII, Section 197-86, Table B, Column 10 of the Code of the City of Rye); and a variance to allow the F.A.R. to increase to .84 (a .24 or 30% increase over the allowable F.A.R. or 624 (40%) square foot increase over the allowable square footage) (Chapter 197, Article VIII, Table A, Column 5 of the Code of the City of Rye) for a proposed addition.

#02-01 APPLICATION of David Mooney, Architect, o/b/o Mr. & Mrs. Sean Gilman, owners of property located at 37 Redfield Street, Rye, New York, designated on the tax map as 146.19-4-45, requesting a 2.52 ft. side yard variance (Chapter 197, Article VIII, Section 197-86, Table A, Column 9 of the Code of the City of Rye); and a variance to increase the Floor Area Ratio to .437 (a .087 (24.9%) increase over the allowable F.A.R., or .693 (25%) square foot increase over the allowable floor area) (Chapter 197, Article VIII, Section 197-86, Table A, Column 5 of the Code of the City of Rye) for a proposed 2nd floor addition.

#02-02 APPLICATION of David Mooney, Architect, o/b/o Mr. & Mrs. David Greer, owners of property located at 691 Forest Avenue, Rye, New York, designated on the tax map as 153.11-2-12, requesting a 4.14 ft. side yard variance (Chapter 197, Article VIII, Section 197-86, Table A, Column 9 of the Code of the City of Rye) for a proposed 1st and 2nd floor addition.

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

Inspection of the aforementioned properties is scheduled for 10:00 AM the Sunday preceding the Board of Appeals' meeting. All persons are invited to attend the inspection. Those interested should meet at the southwest corner of Elm Street and Purchase Street.

The deliberative session of the Board, which is an open meeting, is held after 7:30 P.M. in the Mayor's Conference Room. The public is welcome.

Susan A. Morison
Secretary, Board of Appeals

Dated: December 31, 2001