

**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, September 14, 2017. The deliberative session will begin at 7:00 PM, with the public meeting immediately following** on the applications requesting relief from Chapter 197 of the Zoning Code of the City of Rye.

#17-32 68 MIDLAND AVE., Mark & Allison McCarthy, Owners, (tax map 146-19-2-4) requesting a variance to increase the F.A.R. to 0.379, a 0.029 (9%) increase over the maximum permitted F.A.R. or a 217 sq. ft. increase over the allowable square footage (Chapter 197, Article VIII, §197-86, Table A, Col. 5) to construct a one-story addition and deck.

#17-41 11 HOWARD PL., John Lawrence, Owner, (tax map 146-7-3-54) requesting a 10 ft. rear yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 11) to construct new garage, mudroom and rear porch.

#17-42 6 BRADFORD AVE, Alex Lanuza, Owner, (tax map 153-5-2-72) requesting a 21 ft. 3 in. front yard variance from the 100 foot centerline setback of the Boston Post Rd.

#17-43 12 BIRD LN., John & Nan Beyer, Owners, (tax map 153-11-2-7-1-8) requesting a variance to increase the F.A.R. to 0.367, a 0.017 (4.9%) increase over the maximum permitted F.A.R. or a 213 sq. ft. increase over the allowable square footage (Chapter 197, Article VIII, §197-86, Table A, Col. 5) to enclose an existing second floor deck.

#17-44 68 ELMWOOD AVE., Richard & Kelly Jessop, Owners, (tax map 146-19-5-18) requesting a 29.5 ft. rear yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 11) to construct new deck.

#17-45 58 FRANKLIN AVE., Franklin Owner LLC, Owner, (tax map 146-18-1-60) requesting an 8 ft. lot width variance (Chapter 197-36) to construct new single family house.

#17-46 12 ORCHARD DR., Rye Orchard LLC, (tax map 153-7-2-70) requested a primary structure use variance, a front yard location variance, an 18 ft. front yard variance and a 15 ft. side yard variance (Chapter 197, Article VIII, §197-86, Table A, Cols: 3,8,16) to construct an accessory sports court on a separate building lot.

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, September 9, 2017 and Thursday September 14, 2017.

Due to the possibility of a meeting cancellation or postponement of an application, 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, time and agenda.

**Carolyn D'Andrea
Secretary, Board of Appeals
Dated: September 1, 2017**