

**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, February 16, 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.

**#16-64            98 WAPPANOCCA AVE., Mario Rodriguez (Continuation), Owner**, (tax map 139-19-2-41) requesting a 2.27 ft. total side yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 9) and a variance to increase the maximum permitted F.A.R. from 0.42 to 0.512, or an approximately 575 sq. ft. (22%) increase over the maximum permitted square footage. (Chapter 197, Article V, §197-43) to construct a new garage second floor addition.

**#17-04            15 WAPPANOCCA AVE., Kenneth & Michelle Triolo, Owners**, (tax map 139-19-2-28) requesting a 16.71 ft. front yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 8) to construct new home.

**#17-05            395 PARK AVE., Michael & Jeanine Wing, Owners**, (tax map 153-5-2-34) requesting a 12 ft. lot width variance (Chapter 197, Article V, §197-36) to construct a new home.

**#17-06            53 PURCHASE ST., 53 Purchase St. LLC, Owners**, (tax map 146-7-1-51) requesting a 0.8-space parking variance (Chapter 197, Article IV, §197-28).

**#17-07            38 MIDLAND AVE., Yukio Matsushita, Owner**, (tax map 146-19-2-35) requesting a 24 ft. rear yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 11) to construct a rear yard deck.

**#17-08            23 FAIRLAWN ST., Jon & Emily Ivers, Owners**, (tax map 153-11-1-4) requesting a 16 ft. front yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 8) to construct new portico and 2<sup>nd</sup> fl. Addition.

**#17-09            28 GREENHAVEN RD., Ken Marcuse, Owner**, (tax map 152-16-1-1) requesting a variance to increase the F.A.R. to 0.311 a 0.011 (3.6%) increase over the maximum permitted F.A.R. or a 134 sq. ft. increase over the maximum permitted square footage (Chapter 197, Article V, §197-43) and a 19.8 ft. rear yard variance (Chapter 197, Article VIII, §197-86, Table A, Col. 11) to construct a one-story addition.

**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, February 11, 2017 and Thursday February 16, 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: February 6, 2017**