

Timothy Tenke
Mayor



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CITY OF GLEN COVE

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TO: BOARD OF ZONING APPEALS
FROM: ROSA RIZZO
DATE: February 19, 2019
SUBJECT: ZONING BOARD MEETING ON THURSDAY, February 21, 2019
7:30 p.m. AT COUNCIL CHAMBERS, CITY HALL

CONTINUED PUBLIC HEARINGS:

Case # 20-2018 James Beard, residing at 125 Duck Pond Road Glen Cove, N.Y. has made an application to the Zoning Board of Appeals of the City of Glen Cove for variance (s) from Sections 280-30 & 280-55 B(4) of the Glen Cove Zoning Code. Applicant is enlarging the existing percentage of land occupied by the existing nonconforming garage (footprint) and is constructing additions to the rear of the existing nonconforming garage approximately 26 feet from the front property line where the minimum distance to the front property line required is 85 feet. The premise is known as 125 Duck Pond Road, Glen Cove, N.Y. and is designated on the Nassau County Land & Tax Map as Section 23, Block 69, Lot 058.

Case # 21 – 2018 Martin Swaggard on behalf of McDonald's USA, LLC., with offices at 201 S. Maple Ave., Ambler, PA 19002, has made an application to the Zoning Board of Appeals of the City of Glen Cove for variances from Sections 228-15 (F), 228-12 (A) 280-65 (H) to allow at the premises known as 193 Glen St., Glen Cove, N.Y.: An additional ground menu board sign in the new proposed drive thru side where there is an existing menu board for the existing drive thru; a third wall sign "M" on the side of the building where there are currently 2 signs installed and; a fourth wall sign "Mc Donald's" on the drive thru side of the building where there are currently 2 signs installed when the maximum permitted is one sign per frontage up to a maximum area permitted for that frontage. Applicant is also proposing to add an additional lane for a drive through services. The new lane would result in the loss of ten (10) existing parking spaces, leaving a total of thirty three (33) parking spaces; seven (7) spaces under the minimum required. The two (2) existing handicap spaces will remain in place. The premise is known as 196 Glen Street, Glen Cove, N.Y. and designated on the Nassau County Land and Tax Map as Section 23, Block 26, Lot 58, 67.

Cc: Mayor Timothy Tenke
John Chase, Esq.
Richard Summa, DBD