

**Reginald A. Spinello**  
Mayor

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## CITY OF GLEN COVE

City Hall  
9 Glen Street  
Glen Cove, NY 11542-4106

TO: ZONING BOARD OF APPEALS  
FROM: ROSA RIZZO  
DATE: JULY 11, 2017  
SUBJECT: MEETING ON THURSDAY, JULY 20<sup>TH</sup>, 2017  
at 7:30 p.m. AT COUNCIL CHAMBERS, CITY HALL

A.

Public Hearing

Case # 10 – 2017      20 Doxey Drive  
Sally & Burton Zwiebach

Case # 6 – 2017      16 Leech Circle South  
Jodi Cunningham

Case # 7 – 2017      Continued from ZBA meeting of May 18, 2017

12 Barbara Lane  
Harding Development LLC

Cc: Mayor Reginald Spinello  
John M. Chase, Esq.  
Richard Summa, DBD

**CITY OF GLEN COVE  
BOARD OF ZONING APPEALS  
NOTICE OF PUBLIC HEARING**

**PLEASE TAKE NOTICE** that a **PUBLIC HEARING** will be held by the Glen Cove Board of Zoning Appeals on Thursday, July 20, 2017, at 7:30 pm, at the Council Chambers, City Hall, 9 Glen Street, Glen Cove, N.Y. , when all interested persons will be given the opportunity to express their views on the following applications:

CASE# 6 – 2017

16 LEECH CIRCLE SOUTH – Jodi Cunningham

The applicant proposes to maintain a finished basement and a rear deck on a non-conforming lot. Said lot has an area of 5,240 sq.ft. when 6,500 sq.ft. are required and a lot width of 55 ft. when 65 ft. are required. This will result in 31.2% lot coverage when 25% is permitted; a floor area ratio of 58.7% when 37.5% is permitted and a rear yard setback of 23.15 ft. when 30 ft. are required. This property is located in the R-4B Residential Zoning District as shown on the Nassau County Land & Tax Map as Section 21, Block D, Lot 17.

CASE #10 – 2017

20 DOXEY DRIVE – Sally and Burton Zwiebach

The applicant proposes to maintain a rear wood deck and pergola with less than the required rear yard setback. Applicant is proposing 20.4 feet when 25 feet are required. This property is located in the R-3 Residential Zoning District as shown on the Nassau County Land & Tax Map as Section 21, Block 246, Lot 18 & 24.

Dated:  
July 10, 2017

BY THE ORDER OF THE BOARD  
ZONING APPEALS OF THE CITY  
OF GLEN COVE  
TIP HENDERSON, CHAIRMAN

**CITY OF GLEN COVE  
BOARD OF ZONING APPEALS  
NOTICE OF PUBLIC HEARING**

**PLEASE TAKE NOTICE** that a **CONTINUED PUBLIC HEARING** will be held by the Glen Cove Board of Zoning Appeals on Thursday, July 20, 2017, at 7:30 pm, at the Council Chambers, City Hall, 9 Glen Street, Glen Cove, N.Y. , when all interested persons will be given the opportunity to express their views on the following application:

CASE # 7 – 2017

12 BARBARA LANE – HARDING DEVELOPMENT LLC

The applicant proposes the construction of a new dwelling on a lot with less than the required front yard set back. Applicant is proposing 25.9 feet when 51.86 feet are required. This property is located in the R-1 Residential Zoning District as shown on the Nassau County Land &Tax Map as Section 30, Block 42, Lot (s) 1121-1122.

Dated:  
July 10, 2017

BY THE ORDER OF THE BOARD  
OF ZONING APPEALS OF THE  
CITY OF GLEN COVE  
TIP HENDERSON, CHAIRMAN