



CITY OF GLEN COVE

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

BOARD OF ZONING APPEALS

THURSDAY, FEBRUARY 19, 2026

AGENDA

- A. PRE -BOARD MEETING - 7:00 p.m. in the First Floor Conference Room
- B. PUBLIC HEARING - 7:30 p.m. in the Main Chambers

Case # 1 – 2026

Robert and Elizabeth Pitts – 22 Middle Cross Lane, Glen Cove

Application of Robert and Elizabeth Pitts requesting variances from Sections 280-54 R-1A Two-Acre Residential District (B)(1) and 280-30 Regulations governing nonconforming buildings, lots and uses (A) from the Glen Cove Zoning Code for additions to and renovation of an existing single-family dwelling, located on an existing non-conforming lot containing 1.8 acres, where a minimum lot area of 2 acres is required. The proposed scope of work includes a 179 square foot kitchen extension, a 284 square foot mud room addition, gym additions totaling 52 square feet, and the construction of a new 750 square foot detached garage with demolition of the existing garage. The property is in the City's R-1A Two-Acre Residential District and is designated on the Nassau County Land & Tax Map as Section 31, Block 41, Lot 206.

- C. ALL OTHER BOARD BUSINESS