

McKownville Improvement Association Founded, 1924

To: Rodger E. Stone II, Zoning Enforcement Officer and
Stormwater Management Officer
Town of Guilderland
P.O. Box 339
Guilderland, New York 12084

From: Don Reeb, president, McKownville Improvement Association

Subject: # 1 Elmwood

Date: July 2, 2010

Several residents brought to the attention of the McKownville Improvement Association the garage at # 1 Elmwood----it was built on property that belongs to the community—namely, the carriageways or alleys of McKownville that are owned in common by the residential property owners.

We exchanged emails earlier and I received your May 12 email concerning the garage. I understand you have been away—but it is now July and I am still getting calls about the garage.

To me it seems obvious that the garage is not only in the carriageway but not setback the required distance from the property line as provided for by the Town zoning law—280-34 says that the setback must be at least five feet from the rear and side property line while 280-14 says that the side yard

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setback be 15 feet and the rear yard setback be 35 feet. The latter section of the law also provides for lot coverage of no more than 30 percent, and that is in violation at #1 Elmwood, if my rough estimates are correct.

It is imperative that residents (or others) not impede pedestrian use of the public carriageways, or vehicular access by the public utilities for maintenance and repair.

Moreover, the residents of #1 Elmwood need be advised that they cannot park their cars/vehicles in the carriageway for extended periods—the cars interfere with trouble free passage by other residents using the carriageway.

Please call me at—489-3909--soon to let the Association know that action has been taken to move the garage and unblock the carriageway.

Rodger--everyone in Guilderland relies on your hard work to keep Guilderland a carefully developed community—and of that, you should be quite proud.

Cc: Ken Runion, Pat Slavick, Paul Pastore