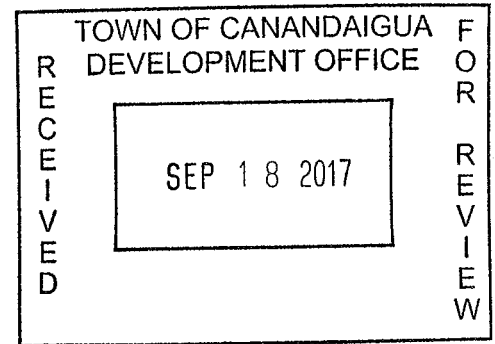


Duncan and Patricia Sparrell
4087 Onnalinda Drive
Canandaigua, NY 14424



September 2, 2017

Town of Canandaigua Zoning Board of Appeals and Planning Board
Attention: Eric Cooper, Zoning Officer
5440 Route 5 & 20 West
Canandaigua, NY 14424

Reference: Cory Westbrook Subdivision Request for a three lot Sub-division at 4118 Onnalinda Drive (CPN # 045-17)

Dear Planning and Zoning Board Members:

We have owned the property at 4087 Onnalinda Drive since 2013. Our property is on both sides of Onnalinda Drive and directly adjoins the 4096 property owned by Greg Westbrook. The construction of a long winding entrance driveway to the Westbrook house also used by the 4118 property is behind us. Both houses recently built along with a large barn by the Westbrooks have created an alarming amount of traffic and congestion on our single lane Onnalinda Drive. We understood that there was no Planning Board review of the 4096 Westbrook house and barn. We are opposed to any further development on the 28 acres owned by the Westbrook family to our west.

The acute, steep entrance curve to Onnalinda Drive, the only way residents can enter and exist causes all residents to use great caution when traveling on the private drive in the area adjacent to the proposed subdivision lots on which "for sale" signs are currently posted. We are not lawyers but were told by a visiting friend, who's a town engineer in another NYS county that selling or offering a property for sale prior to subdivision approval is illegal.

We have offered our assistance to a small group of residents that are working to develop a plan for fixing our badly damaged Onnalinda Drive adjacent to this proposed subdivision. Water flowing off 4118 property has badly damaged the roadway shoulders and pavement edges. Construction vehicles from the Westbrook's two houses and barn over the last two years have caused cracking and visible depressions in the pavement. We have observed flooding and washout during heavy rains while staying at our house. In addition, we have seen videos and pictures of the July 15, 2017 storm event showing very heavy water discharge out of the 4118 proposed lot 2A driveway. Further subdivision of the property, building more houses to the west of Onnalinda Drive on 4118/4096 properties would only add to more water discharge, near misses, accidents and water problems.

We are strongly opposed to this subdivision request and do not feel it is in the best interest of the existing neighborhood.

Sincerely,


Patricia T Sparrell


Duncan K Sparrell