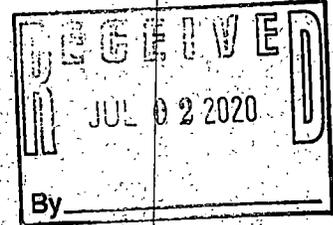


Gary Mazurkowitz, R.A.  
Architect

4860 Armstrong Road  
Manlius, New York 13104  
315/637-9380

30 June 2020

Town of Manlius  
Planning Board  
301 Brooklea Drive  
Fayetteville, NY 13066



**Re: Proposed location for The Village Groomer  
8064 East Genesee Street, Fayetteville, NY**

Gentlemen:

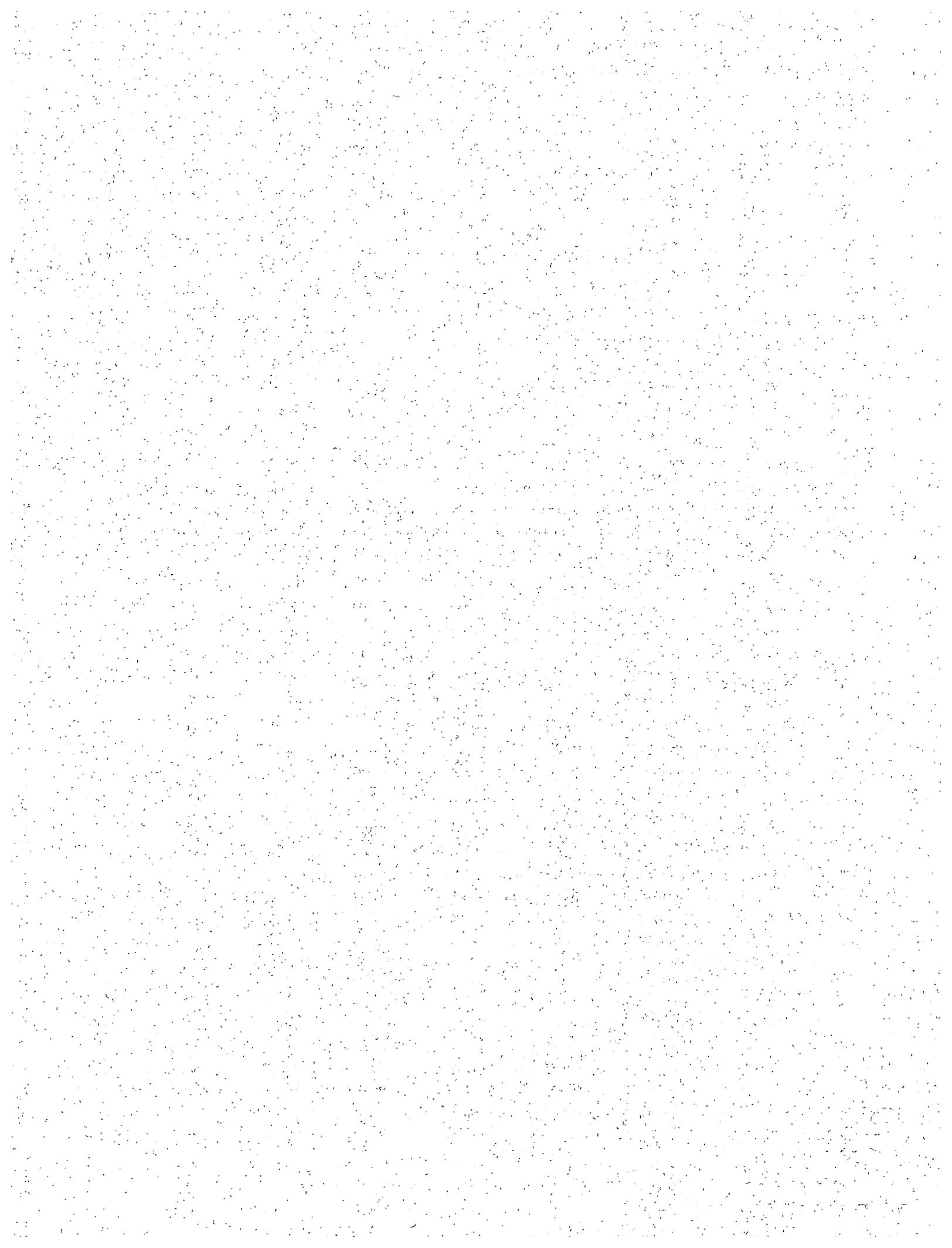
I am attaching herewith (12) twelve copies of Drawing **SK-1**, dated 6/30/2020 and (12) twelve copies of Drawing **SK-2**, dated 6/30/2020. Drawing **SK-1** is an enlargement of the property survey as prepared by Rowell and Associates, dated March 29, 1983. It shows the property and the existing structure. I have added the following to the drawing:

- Existing trees
- Existing decks
- Existing bridge
- Existing gravel driveway

Drawing **SK-2** shows photos of the building elevations from various vantage points.

The proposed exterior improvements shown are as follows:

- Additional gravel to both enlarge the area and neaten up the overall appearance. Employee parking will be alongside the garage. There will be one space for the owner and one for the groomer. The balance of the gravel area will be used for drop off and pick up. Business hours are 7:30 to 5:30 Monday thru Friday with drop-off hours usually between 7:30 and approximately 9:00. Pick-up times are scheduled at 12:00, 2:00, 4:00 and 5:30.
- The drop off area is large enough to accommodate (5) five cars. The area is sized to be compliant with The Manlius Town Zoning Code. In addition there is an area 28' deep to provide additional space to comfortably turn vehicles around for exiting. It is rare that there will be any more than (3) three vehicles there at a time. I have been a client for over twenty years at her current location (8122 East Genesee Street).
- The existing decks will undergo remedial work. Work such as replacing boards as required, leveling, adding hand rails to the existing stair and adding (1) stair and railings where steps were removed.
- The garage door will be replaced.
- The building color will be changed.



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Architect

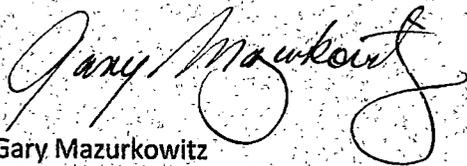
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- An ADA compliant walkway (partially elevated) will be added for client access to the entrance. The walk is intended to be constructed of wood to add character to the entry approach. The entrance is somewhat hidden from drop off area. In addition a pergola will be constructed over the walkway to add character to the approach. The pergola will be similar in character to the one in the attached photo.
- Ground cover planting will be added between the walkway and the structure. Additional coniferous and ornamental plant material will be located along the west side of the walkway as shown.

This presentation is meant to show intent as the purchase is contingent upon Planning Board approval.

If you have any questions or need clarification please contact me at (315) 415 2300.

Sincerely,

A handwritten signature in black ink, appearing to read "Gary Mazurkowitz". The signature is fluid and cursive, with a large loop at the end.

Gary Mazurkowitz

