

**Robert & Carmel Sturtz
335 Station Road
Rock Tavern, NY 12575
845-497-7093**

January 25, 2002

Mr. James Petro, Jr.
Town of New Windsor Planning Board
555 Union Avenue
New Windsor, NY 12553

RE: Proposed Expansion of Brittany Terrace

Dear Mr. Petro:

I have recently been informed of the proposed expansion of The Brittney Terrace Manufactured Homes Community. I am quite opposed to this expansion. My concerns are as follows:

1. The expansion will more than double the number of units in the park.
2. There will be extensively increased traffic in & out of the entrance, on the turn of the road, with limited visibility.
3. The road between Station Road & Toleman Road will become a means for through traffic on Station Road.
4. Concerns about sewage & run off issues – there is already a periodic foul odor coming from the direction of the community.
5. Concerns about tapping of the aqueduct to supply extensive increase of units.
6. With construction of Blooming Grove's Lasser Park on same Road, traffic will require widening of road.
7. School system is already stressed & there are limited openings for students.
8. Enormous decrease in the overall property values.

I would appreciate you addressing these concerns at your next planning board meeting. If you have any questions, please contact me at 845-497-7093.

Thank you,


Robert Sturtz

