

**Mr. and Mrs. Peter Ripperger  
463 Smith Ridge Road  
South Salem, NY 10590**

August 7, 2015

To the Town Board:

It has come to our attention that the Town Board will be considering a zoning change with the properties of the Vista Market from business retail to business general.

I would like you to know that, as the only residential property directly next door to this property, my wife and I have major concerns. First of all, the building being considered is within 100 feet of our well and septic. In addition, I understand the possible business being considered is a lawn mower equipment business which will be doing repairs. The handling of oil and other garage fluids could possibly have an environmental impact to our property as will the running and testing of the equipment being repaired. This also brings about concerns about the amount of noise produced by leaf blowers, lawn mowers, etc.

We have lived next door to this property for 32 years. By observations this property has not been properly maintained according to their past site plan including but not limited to the following: improper fencing, storage sheds, residents living in a building zoned for business, the parking lot has been opened up for at least 2 ½ months during septic repair. These are very serious concerns for the value of my property. By changing the zoning from business/retail to business/general that opens up any type of business and this deeply concerns us.

We are asking that you seriously take these concerns into consideration as you make your decision. We do not want the quality of life and our property value to be jeopardized.

Sincerely,

Peter and Deborah Ripperger