

TOWN OF WILTON
22 TRAVER ROAD
GANSEVOORT, NY 12831-9127

(518) 587-1939, Ext. 603

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Website: www.townofwilton.ny.gov

E-Mail: building@townofwilton.com

John Herlihy
Senior Building Inspector
Code Enforcement
Officer
Zoning Officer

DETERMINATION OF ZONING ENFORCEMENT OFFICER

DATE: September 21, 2026 **ZONING DISTRICT:** R-1

APPLICANT: Joseph Keneally

ADDRESS: 6 Woodland Drive
Saratoga Springs, New York 12866

OWNER: Joseph Keneally

PROPERTY LOCATION: 6 Woodland Drive
Saratoga Springs, New York 12866

TAX MAP NO.: 153.10-1-3

PROPOSED USE: Addition to primary residential structure

DETERMINATION:

Pursuant to 129-157 projections into yards and Schedule "A" Residential One District. The applicant is proposing to add an 11' x 11', 121 square foot addition to the east or right side of the home. The required setback is 25.00 feet, and the amount of relief requested is 9.00 feet or 36.00%. The applicant meets or exceeds all other setback requirements.


John Herlihy
Zoning Enforcement Officer

NOTE TO APPLICANT: This is to inform you that you may appeal this determination to the Town of Wilton Zoning Board of Appeals by filing a Notice of Appeal with the Zoning Enforcement Officer and the Zoning Board of Appeals within sixty (60) days of the date this determination was filed in the Code Enforcement Office. Effective May 30, 2007

Joseph Keneally
6 Woodland Drive
153.10-1-3

Zoning Ordinance Section	Required/Allowed	Proposed	Relief requested
129 attachment 7Schedule A	25 ft. side yard setback	16 ft. east side yard setback	9 ft. east side yard setback

153.00-2-1
Lands N/F of City of Saratoga Springs
(386-172)
Loughberry Lake Road

153.10-1-3
AREA: 32,404±S.F.
0.7439±Ac.
LOT 3 - MR 1

153.10-1-8
Lands N/F of Michael & Anne Kril
(1410-460)
#68 Hillcrest Lane
LOT 38

S 82°23'00" E

205.00'

291.81'

NIAGARA MOHAWK POWER CORPORATION

N 18°57'00" E

153.10-1-2
Lands N/F of James A. Zack
#4
LOT 2

208.69'

N 72°03'00" W 20.27'

R=108.12'
L=64.27'
D=34°03'39"

S 43°12'00" W

153.10-1-4
Lands N/F of Molly B. Noonan
(2008-30191)
#8
LOT 4

126 SF ADDITION
± 44 SF = 35% RELIEF

WOODLAND DRIVE

- D E E D R E F E R E N C E :**
1. Joel H. Glickman to Joseph V. Kennedy and Elizabeth Kane, dated November 4, 2021 and recorded in Book-2021 / Page-43027.

- M A P R E F E R E N C E S :**
1. "Map of Loughberry II Currier & Fitzpatrick, Inc.", prepared by John B. Van Dusen, L.S., dated February 9, 1972 and filed as Book-DD / Page-70.
 2. "Map of Lands of John & Sylvia Roche", prepared by Thompson & Fleming, L.S., P.C., dated July 2, 2020.
 3. Town of Wilton Tax Map #153.10-1-3.

"Certifications indicated herein signify that this survey was prepared in accordance with the existing Code of Practice for Land Surveyors adopted by the New York State Association of Professional Land Surveyors. Said certifications shall run only to the person for whom the survey is prepared, and on his behalf to the title company, governmental agency and lending institution listed herein, and to the assignees of the lending institution. Certifications are not transferable to additional institutions or subsequent owners."

SURVEY CERTIFIED TO :
-Joseph V. Kennedy & Elizabeth Kane

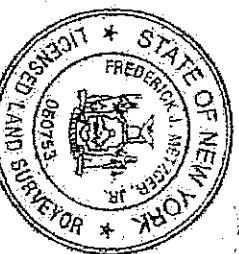
L E G E N D :	
OH	Overhead Utility Lines
PP	Power Pole
△	Fence
△	Transit Station
CLF	Tax Map Parcel Number
CIRF	Chain Link Fence
PIPF	Capped Iron Rod Found
FH	Pinched Iron Pipe Found
WV	Fire Hydrant
MH	Water Valve
DI	Man Hole
FM	Drop Inlet
(C)	Field Measured
(Sc.)	Calculated
(D)	Scouted
MR	Deed Data
DR	Map Reference
.....	Deed Reference
LOT 3	Subdivision Lot Line
	Subdivision Lot No.

"AS-BUILT" SURVEY

SURVEY & MAP OF LANDS OF
JOSEPH KENEALLY & ELIZABETH KANE
#6 WOODLAND DRIVE - WILTON, N.Y.

Scale: 1"=30'	Date: May 16, 2022	Prepared by: F.J.M., Jr.
Municipality: Town of Wilton		Research by: F.J.M., Jr.
County: Saratoga		Drawn by: F.J.M., Jr.
State of New York		Sheet: 1 of 1
Prepared for: Joseph V. Kennedy & Elizabeth Kane		

FREDERICK J. METZGER LAND SURVEYOR, P.C.
P.O. BOX 237
LATHAM, NEW YORK 12110
OFFICE PHONE: (518)763-0066 (23-066)
12 PLEASANT VIEW DRIVE
LATHAM, NEW YORK 12110
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"Survey subject to whatever state of fact which may be disclosed by an accurate and up to date abstract of title."
"Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 2209, sub-division 2, of the New York State Education Law."

DATE REVISION