

Re-zoning Asked For Projected Office Building, Restaurant

1/18/68

The Guilderland Town Board deferred a decision on a change of zoning from "agricultural" to "local business" for a 3.2 acre plot of land on the south side of Western Avenue between the Thruway and Schoolhouse Road pending a recommendation from the Guilderland Planning Board.

Attorney John P. MacArthur, speaking for the 1520 Western Avenue Corporation, said at a public hearing before the Town Board on January 9, that the best use of the land, located as it is on a heavily travelled portion of Route 20, is not agricultural. Mr. MacArthur told the board that, if it approves the zoning change, he will apply to the Zoning Board of Appeals for a special use permit to erect a restaurant and an office building on the site.

Hugh Prytherch of the McKownville Improvement Association asked whether the corporation was negotiating to sell the land for an arterial roadway. "No" was Mr. MacArthur's reply. He added that there is no indication any public entity such as the State of New York, is interested in acquiring the property for a highway.

When Mr. Prytherch asked if Michael Davis Associates (Mike's Submarine sandwiches and Neba roast beef sandwiches) wanted to buy the restaurant, Mr. MacArthur said Michael Davis was one of the people interested but that he had not interest in the corporation.

Mr. MacArthur named realtor Louis Green as one of the principals of the 1520 Western Avenue Corporation.

At its January 9 meeting the Town Board appointed Joan Cox secretary to the Zoning Board of Appeals.

County Excavation Company was given an extension of time to January 31 for completion of work on the Westmere Water District distribution system. Clean-up operations would be deferred until spring, supervisor Carl Walters said.

The board also acted to deny a rezoning of land at 2120 Western Avenue, owned by Mildred Swanson, from "agricultural" to "local business," after receiving a negative recommendation from the Planning Board.

On a motion from councilman Michael Hannan, the board deferred decision on the rezoning of 48 Fuller Road. Mr. Hannan asked for more time to consider the Western Avenue Associates' application to change the designation on the land, adjacent to Stuyvesant Plaza and Executive Park, from "residential" to "local business."