

Town of Canandaigua

5440 Routes 5 & 20 West
Canandaigua, NY 14424

Zoning Board of Appeals
Tuesday, January 17, 2023 6:00 p.m.

MEETING AGENDA

MEETING CALLED BY: Carl Sahler, Chairman

BOARD MEMBERS: David Emery, Bob Hilliard, Kelly LaVoie, Shannon Chevier

ALTERNATE MEMBER: Vacant

SECRETARY: Kim Burkard

STAFF MEMBERS: Shawna Bonshak, Planner
Chris Nadler, Town Attorney

THIS MEETING WILL BE HELD IN PERSON, AS WELL AS BY ZOOM.

JOIN THE ZOOM VIA:

<https://us02web.zoom.us/j/83081527265?pwd=TGNvTGJBWHZlOW1xc3VhQ0s0ZFUwQT09>

MEETING ID: 830 8152 7265

PASSCODE: 844281

PLEDGE OF ALLEGIANCE

MOMENT OF SILENCE

ZOOM MEETING PROCEDURE

ORGANIZATIONAL MEETING

- Appointment of Vice Chair
- Appointment of Secretary
- Appointment of Engineering firm
- Appointment of Legal Council
- Adopt Meeting Schedule
- Readoption of Zoning Board of Appeals Rules of Procedure

CONTINUED PUBLIC HEARINGS:

CPN-22-064 Venezia & Associates, 5120 Laura Lane, Canandaigua, N.Y. 14424; representing Marc C. and Tina M. Zagara, 7403 Meadowbrook Lane, Spring Hill, Florida 34606; owners of property at 3326 Fallbook Park.

TM #93.11-1-13.000

Proposed additions do not meet the zoning schedule requirements for the RLD District; 5.5-foot side setback when 8 feet is required (*2.5-foot setback variance needed*), 33.7 percent building coverage when 25% is maximum (*8.7% building coverage variance needed*), 63.3 % lot coverage when 40% is maximum (*23.3 % lot coverage variance needed*). Continued to February 21, 2023.

NEW PUBLIC HEARINGS:

CPN-22-089 Marks Engineering, 4303 Routes 5&20, Canandaigua, N.Y. 14424; representing Mark Laese, owner of property at 3516 Sandy Beach Drive. TM #98.15-1-43.100. Requesting a 4.6 percent area variance for lot coverage (*34.6 percent proposed when 30 percent is maximum*) and a 5.6

percent building coverage variance (*25.6 percent proposed when 20 percent is maximum*) for a garage teardown and rebuild.

CPN-22-087 Venezia & Associates, 5120 Laura Lane, Canandaigua, N.Y. 14424; representing John and Kelly Alvermann, owners of property at 3473 Lakeview Lane. TM #98.13-1-20.000.

Requesting area variances for an addition to an existing residence: Front setback of 18.75 feet (*31.25 feet proposed when 50 feet is required*), building coverage of 12.6 percent (*37.6 percent proposed when 25 percent is maximum*), lot coverage of 17.4 percent (*57.4 percent proposed when 40 percent is maximum*).

CPN-22-091 Marks Engineering, c/o Brennan Marks, P.E., 42 Beeman Street, Canandaigua, N.Y. 14424; representing Enicnarf Properties LLC, c/o Sarah Genecco, 1880 Rochester Road, Canandaigua, N.Y. 14424; owner of property at 5534 Mobile Road. TM #55.02-1-5.000. Requesting a 10.1-foot side setback Area Variance (*14.9 feet is proposed when 25 feet is required*) for a new residence.

CPN-22-092 Mark and Karen Kreiser, owner of property 5945 Knapp Road. TM #125.00-1-38.300. Requesting a 4.4 foot side setback (*35.6 feet existing when 40 feet is required*) Area Variance. House positioned 35.6 feet from the west property line instead of the required distance of 40 feet.

CPN-22-093 Marks Engineering, c/o Jonathan Jones and Brennan Marks, P.E., 4303 Route 5&20, Canandaigua, N.Y. 14424; representing Richard Nelson, 5635 County Road 30, Canandaigua, N.Y. 14424; owner of property at 0000 Middle Cheshire Road. TM #97.04-1-58.200. Requesting two setback Area Variances from the parcel boundaries for a new driveway. A 6.92 foot setback variance (*3.08 feet when 10 feet is required*) and an 8 foot setback variance (*2 feet when 10 feet is required*).

CLOSED PUBLIC HEARINGS:

NONE AT THIS TIME

BOARD BUSINESS:

1. Request for re-hearing:
2. Board Business:
 - Referrals from the Town Board: None
 - Referrals from Town Manager: None
 - Ordinance Committee Referrals: None
 - Other Business as Required:
3. Approval of December 20, 2022 Meeting Minutes
4. Adjournment