

# *Town of Canandaigua*

5440 Routes 5 & 20 West • Canandaigua, NY 14424 • (585) 394-1120

## **PLANNING BOARD MEETING AGENDA**

**\*\*Wednesday, August 24, 2022 6:00 p.m.**

**This meeting will be held in person, as well as via Zoom:**

<https://us02web.zoom.us/j/81442442567?pwd=WTA2MERE0G8lclhYdHp4QXc2V0QvUT09>

**Meeting ID: 814 4244 2567**

**Passcode: 225711**

Meeting called by: Charles Oyler, Chairperson  
Board Members: Bob Lacourse, Vice Chairperson, Amanda VanLaeken, Mark Tolbert,  
Scott Neal  
Secretary: John Robortella  
Staff Members: Shawna Bonshak, Town Planner  
Kim Burkard, Remote Access Facilitator  
Collin Sowinski, MRB Group  
Christian Nadler, Planning Board Attorney

- **Recite the Pledge of Allegiance**
- **Zoom Meeting Protocol**
- **Introduction of Board Members and Staff**
- **Overview of Emergency Evacuation Procedure**
- **Privilege of the Floor**
- **Attest to the Publishing of Legal Notices**

**Continued Public Hearings:** None currently

**Continued Site Plans:** None currently

### **New Public Hearings:**

**CPN 22-050** Venezia & Associates, 5120 Laura Lane, Canandaigua, New York 14424; representing Gregory & Beth Westbrook, owners of property at 4096 Onnalinda Drive, TM#113.17-1-32.110, are requesting **Single-Stage Subdivision approval** to subdivide current parcel of 17.839 acres to create Lot #1 at 13.855, Lot #2 at 2.110 acres, Lot #3 at 1.874 acres.

**CPN 22-052** Venezia & Associates, 5120 Laura Lane, Canandaigua, New York 14424; representing Lodewyk Kuenen, owner of property at 0000 Hickox Road TM#96.00-1-50.100, is requesting **Single-Stage Subdivision approval** to subdivide the current parcel of 30.195 acres to create Lot#1 at 8.001 acres, Lot#2 at 10.01 acres, Lot #3 at 12.193 acres (ZBA variances granted on 8/16/2022).

**CPN 22-053** Venezia & Associates, 5120 Laura Lane, Canandaigua, New York 14424; representing Anthony and Elizabeth Tripodi, owners of property at 5993 County Road 32, TM#96.00-1-39.111, are requesting **Single-Stage Subdivision approval** to subdivide current parcel of 81.3 acres to create Lot#1 at 74.180 acres and Lot #2 at 7.087 acres. An **Amended Special Use Permit** (CPN 014-18) for a construction company/storage yard.

### **New Site Plans:**

**CPN 22-051** Marathon Engineering, c/o Matt Tomlinson, 39 Cascade Drive, Rochester, New York 14614; representing Theodore Shepard & Laureen Burke, owners of property at 5007/5009 County Road 16, TM #154.09-1-21.000 & 154.09-1-22.000, is requesting **Single-Stage Site Plan approval** and **Lot Line Adjustment approval** for the construction of a new single-family residence (ZBA variances granted on 8/16/2022).

**Sketch Plan Review:**

**CPN-22-054** Canandaigua–CR30 Solar I LLC and Canandaigua–CR30 Solar II LLC, c/o Distributed Sun, 1425 K Street N.W., Suite 701, Washington, D.C. 20005; representing Blake and Jennifer Stockwell, 5601 Huntington Place, Norfolk, Virginia 23509; owners of property on County Road 30. TM #69.00-1-52.120 **requesting a Sketch Plan review** for a 1.5 MW-ac solar photovoltaic facility totaling approximately 40 acres.

**CPN-22-055** Canandaigua–New Michigan Solar LLC, c/o Distributed Sun, 1425 K Street N.W., Suite 701, Washington, D.C. 20005; representing Samuel and Anthony DiPrima, 29 Royale Drive, Fairport, N.Y. 14450; owners of property on New Michigan Road. TM #55.00-1-1.100 **requesting a Sketch Plan review** for a 4.8 MW-ac photovoltaic array totaling approximately 30 acres.

**Board Business:**

- Approval of *August 9, 2022* meeting minutes
- Surety/Letter of Credit Releases:
- Other Business: *2022 Annual Report- Finalize and Approve*
- Referrals from Town Board:
- Recommendations from Zoning Board of Appeals or Code Enforcement Officer
- Special Projects/Comprehensive Plan:
- Available training: *NYPF Planning and Zoning School- 9/28/2022- at NY Kitchen, Canandaigua- all PB members please RSVP.*

**Upcoming Applications (September 13, 2022):**

**CPN-22-061** Marathon Engineering, c/o Richard Tiede, 39 Cascade Drive, Rochester, N.Y. 14614; representing S & J Morrell Builders, 1501 Pittsford–Victor Road, Suite 100, Victor, N.Y. 14564; owner of property at Lot #950 and Lot #951 Arbour Hill Trail (Lakewood Subdivision Section 9D), TM #112.19-1-50.0 are requesting an **Amended Site Plan** for the elevation of Lot #950 and #951 at 1,036.0 (versus the 1,034.5 specified on the approved Site Plan).

**CPN-22-062** Marathon Engineering, c/o Matt Tomlinson, 39 Cascade Drive, Rochester, N.Y. 14614; representing Edgemere Development, 3850 Monroe Avenue, Pittsford, N.Y. 14534; representing James J. Volpe, 162 Amann Road, Honeoye Falls, N.Y. 14472; owner of property at 0000 Parkside Drive (south side of Parkside Drive and zoned Uptown Canandaigua Form Based Code—Mixed Use Subarea, TM #70.11-1-30.000 are requesting an **Area Variance** and **Two-Stage Preliminary Site Plan** approval for a proposed 48-unit multi-family development of a four-story building on a 1.5±-acre parcel with a mix of one- and two-bedroom apartments, community space, parking and associated site improvements.

**Adjournment**