

# *Town of Canandaigua*

5440 Routes 5 & 20 West • Canandaigua, NY 14424  
Phone (585) 394-1120 • Fax (585) 394-9476

## **Planning Board Decision Notification**

**Meeting Date: December 13, 2022**

**Project: CPN-22-077**

**Applicant**

Venezia & Associates  
5120 Laura Lane  
Canandaigua, NY 14424

**Owners**

Marie W. McNabb  
and Ernest C.  
Whitbeck  
560 Clover Hills Road  
Rochester, NY 14618

**Project Type**

Single-Stage Site  
Plan

**Project Location**

5285 Black Point  
Drive

**Tax Map #**

154.04-1-7.000

**TYPE OF APPLICATION:**

- ☐ Preliminary    ☐ Final Phased    ☒ One/Single Stage  
☐ Subdivision    ☒ Site Plan    ☐ Special Use Permit

Applicant Request:

- ☐ Granted    ☐ Denied    ☐ Tabled  
☒ Continued to: **JANUARY 10, 2023**  
☒ See attached resolution(s)

**STATE ENVIRONMENTAL QUALITY REVIEW (SEQR):**

- ☐ Type I    ☐ Type II    ☐ Unlisted  
☐ See Attached resolution(s):

Negative Declaration Date:

Positive Declaration Date:

**Recommendation To:**

- ☐ Town Board    ☐ ZBA    ☐ N/A    ☐ See attached resolution(s)

Recommendation:

**Surety Requirements:**

- ☐ Landscaping: \$    ☐ Soil Erosion: \$  
☐ Other (specify): \$

**CANANDAIGUA TOWN CLERK**

**DEC 16 2022**

**RECEIVED**

HC

**Surety Release:**

Certified By:

  
Chairperson, Planning Board

Date:

12/14/22

TOWN OF CANANDAIGUA PLANNING BOARD RESOLUTION  
VENEZIA & ASSOCIATES REPRESENTING  
MARIE W. MCNABB & ERNEST C. WHITBECK  
5285 BLACK POINT DRIVE – RLD ZONING DISTRICT  
CPN 22-077 – TM# 154.04-1-7.000  
SINGLE-STAGE SITE PLAN APPROVAL

**CONTINUATION RESOLUTION**

**WHEREAS**, the Town of Canandaigua Planning Board (hereinafter referred to as Planning Board) is considering Single-Stage Site Plan Approval for the demolition of an existing structure, and construction of a new single-family residence and associated site improvements on an existing parcel within the RLD zoning district, as shown on the Single-Stage Site Plan prepared by Joyce Consulting Group, dated October 3, 2022, received on October 25, 2022, and all other relevant information submitted as of December 13, 2022 (the current application); and

**WHEREAS**, the Planning Board and Staff have requested additional information including updated Steep Slope Plan depicting the proposed new home location, a letter of justification regarding the proposed disturbances to the steep slope areas, and a profile of the steep slope and proposed home to be provided to the Planning Board as part of this application; and

**WHEREAS**, the Canandaigua Lake Watershed Inspector provided comments in an email dated December 12, 2022 requesting additional information and a new onsite wastewater system be designed for this application; and

**WHEREAS**, the Town of Canandaigua received an email from the applicant requesting to table the application to provide time to address the comments received; and

**WHEREAS**, according to the Town of Canandaigua Town Code “failure to comply with any condition or restriction imposed by the Planning Board in granting any site plan approval, special use permit, or subdivision approval shall constitute a violation. Such violation may constitute the basis for revocation of the approval or permit, or for imposing penalties and other applicable remedies against the property owner or other offending parties.”

**NOW, THEREFORE, BE IT RESOLVED** that the Planning Board does hereby move to continue the application to their January 10, 2023 Planning Board Meeting.

The above resolution was offered by Scott Neal and seconded by Bob Lacourse at a meeting of the Planning Board held on Tuesday, December 13, 2022. Following discussion thereon, the following roll call vote was taken and recorded:

**CANANDAIGUA TOWN CLERK**

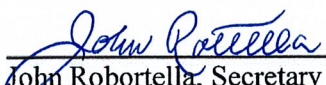
Mark Tolbert -	<b>ABSENT</b>
Scott Neal -	<b>AYE</b>
Bob Lacourse –	<b>AYE</b>
Amanda VanLaeken –	<b>AYE</b>
Charles Oyler -	<b>AYE</b>

DEC 16 2022

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HC

I, John Robortella, Secretary of the Board, do hereby attest to the accuracy of the above resolution being acted upon and recorded in the minutes of the Town of Canandaigua Planning Board for the December 13, 2022 meeting.

 L. S.  
John Robortella, Secretary of the Board