

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: February 14, 2023

Project: CPN-22-077

Applicant

Venezia & Associates

Owners

McNabb/Whitbeck

Project Type

Single-Stage Site
Plan

Project Location

5285 Blackpoint
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: **March 14, 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

FEB 16 2023 *lo*

RECEIVED

Surety Release:

Certified By:

[Signature]
Chairperson, Planning Board

Date:

2/15/23

TOWN OF CANANDAIGUA PLANNING BOARD RESOLUTION
VENEZIA & ASSOCIATES REPRESENTING
MARIE W. MCNABB & ERNEST C. WHITBECK
2585 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, last revised November 30, 2022, and all other relevant information submitted as of February 14, 2023 (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 dated February 10, 2023 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 March 14, 2023 Planning Board Meeting.

The above resolution was offered by Scott Neal and seconded by Amanda VanLaeken at a meeting of the Planning Board held on Tuesday, February 14, 2023. Following discussion thereon, the following roll call vote was taken and recorded:

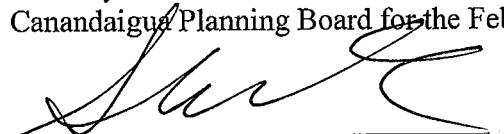
Mark Tolbert -	<i>AYE</i>
Scott Neal -	<i>AYE</i>
Bob Lacourse -	<i>ABSENT</i>
Amanda VanLaeken -	<i>AYE</i>
Charles Oyler -	<i>AYE</i>

CANANDAIGUA TOWN CLERK

FEB 16 2023

RECEIVED 

I, Shawna Bonshak, Town Planner and Acting 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 February 14, 2023 meeting.



Shawna Bonshak, Town Planner and Acting Secretary of the Board