

ONTARIO COUNTY PLANNING BOARD

Referrals for Review at the: **Coordinated Review Committee Meeting –Tuesday December 13,2022, at 3:30pm**
County Planning Board Meeting –December 14, 2022 at 7:00pm 20 Ontario Street, Canandaigua
 Telephone: 585-396-4455

Referral #	Municipality_2	Applicant	Application Type	Class	Page
208	Town of Geneva	Town Board	Map Amendment	1	1
209	Town of Geneva	Town Board	Text Amendment	2	2
210	Town of Geneva	Town Board	Text Amendment	2	
211	Town of Victor	Lanse Toth	Area Variance	1	3
212	Town of Victor	RKH Golf LLC	Site Plan	1	
213	Town of Canandaigua	Grove Engineering	Site Plan	1	
214	Town of Canandaigua	Grove Engineering	Special Use Permit	1	4
215	Town of Canandaigua	Venezia & Associates	Site Plan	Exempt	
216	Town of Canandaigua	Venezia & Associates	Area Variance	Withdrawn	
217	Town of Canandaigua	Charles & Ellen Miller	Subdivision	Exempt	5
218	Town of Canandaigua	Marathon Engineering	Site Plan	1	
219	Town of Victor	Fred Rainaldi	Area Variance	1	
220	Town of Victor	Jeff Engebrecht	Area Variance	1	6
221	Town of Farmington	Town Board	Map Amendment	2	7
222	Village of Phelps	Village Board	Moratorium	1	9
223	City of Canandaigua	267 S. Main LLC	Site Plan	1	
224	City of Canandaigua	267 S. Main LLC	Area Variance	1	10

208 -2022

Town of Geneva Town Board

Class: 1

Type: *Map Amendment*

Related Referrals: 209-2022

Applicant: *Town Board*

Brief Description: *Zoning text and map amendments to rezone 2 parcels west of CR 6 at White Springs Lane and portion of 2 additional parcels west of CR 6 from R-4 Residential Medium Density to TC-1 Town Center Mixed Use and to add as permitted uses health care facility in the R-5 Residential High Density District, health care and congregate care facility in the TC-1 Town Center Mixed Use and TC-2 Town Center Arterial districts and to amend regulations for keeping of chickens on residential lots to allow 6 hens in the Town of Geneva*

<https://ontariocountyny.gov/DocumentCenter/View/36728/208--2022-zoning-map-mark-up>

<https://ontariocountyny.gov/DocumentCenter/View/36730/209-2022-map-amendment-ll>

<https://ontariocountyny.gov/DocumentCenter/View/36729/208-2022-text-amendment-ll>

217 -2022 Town of Canandaigua Planning Board Class: *exempt*
 Type: *Subdivision*

Applicant: *Charles & Ellen Miller*

Property Owner: *Charles & Ellen Miller*

Tax Map Parcel #: *96.00-1-46.100*

Brief Description: *Single lot subdivision of 108 acre lot at 3272 Hickox Road in the Town of Canandaigua.*

218 -2022 Town of Canandaigua Planning Board Class: *1*
 Type: *Site Plan*

Applicant: *Marathon Engineering*

Property Owner: *Brunner Properties*

Tax Map Parcel #: *70.00-1-41.100*

Brief Description: *Site plan for building addition and additional access and parking at Artisan Meats, 2640 Brickyard Road in the Town of Canandaigua.*

<https://ontariocountyny.gov/DocumentCenter/View/36736/218-2022-aerial>

<https://ontariocountyny.gov/DocumentCenter/View/36737/218-2022-Brickyard-Rd-2640-2022-11-01-Site-Plans-1>

Proposed project includes a two story 4,675 SF addition to the east and south side of the existing building and a 6,950 SF single story addition southwest of the two story addition. The project also includes a new truck entrance off North Street, 16 additional parking spaces, and associated sewer and lighting relocations. Much of the existing site is reportedly impervious and the proposed site modifications are only expected to result in an increase of .19 acres of impervious surface. Stormwater impacts of this additional coverage will be managed by a bio retention facility.

In July 2022, the Town of Canandaigua ZBA granted area variances to allow a 51' side setback and 5' rear setback.

Comments

1. The applicant should document whether fertilizer containing Phosphorus is needed for establishment of grass in swales.
2. The Canandaigua-Farmington Water district superintendent has requested additional information on existing water line connection and expected additional water use.
3. Does the bio retention detail account for poorly drained soils?

219 -2022 Town of Victor Zoning Board of Appeals Class: *AR 2*
 Type: *Area Variance*

Applicant: *Fred Rainaldi*

Property Owner: *46 North Avenue LLC*

Tax Map Parcel #: *6.02-2-48.000*

Brief Description: *Four area variances for sign at 7724 SR 96 in the Town of Victor. Variances to allow 70 SF of sign area when 20 SF is allowed, for the business identification sign to advertise up to 4 businesses, to use multiple*