

Town of Canandaigua

5440 Routes 5 & 20 West
Canandaigua, New York 14424

PLANNING BOARD
Established February 20, 1962

Tuesday, November 9, 2022 • 6:00 p.m.

MINUTES—DRAFT #2—SUBJECT TO CHANGE

E. First 90-Day Extension of Final Conservation Subdivision Plan:

CPN-22-026

Marks Engineering, c/o Brennan Marks, P.E., 42 Beeman Street, Canandaigua, N.Y. 14424; and Tabitha Casamento (Metrose Ltd.), 55 Sully's Trail, Pittsford, N.Y. 14534; representing William Metrose, 425 Garnsey Road, Fairport, N.Y. 14450; owner of property at 5100 and 5150 Bristol Road

TM #83.00-1-7.150

TM #83.00-1-8.000

Requesting the first 90-day extension of the Final Conservation Subdivision Plan approval for a 10-lot subdivision, subdividing an existing 7.43-acre parent parcel to create 10 residential parcels for single-family dwellings and one parcel for open space, and detailed on the Final Conservation Subdivision plans prepared by Marks Engineering dated March 31, 2022, and all other relevant information submitted as of November 9, 2022 (the current application).

This subdivision was originally approved with conditions on October 27, 2020 (CPN-20-066).

On March 23, 2021, an Amended Preliminary Subdivision Plan and the Final Subdivision Plat were approved.

On September 14, 2021, the first 90-day extension of the Final Conservation Subdivision was approved by the Planning Board. On December 14, 2021, the second 90-day extension was approved. The second 90-day extension expired on March 18, 2022.

The applicant was unable to meet the original conditions of approval within the two 90-day extension time periods, which required the resubmission and reapproval of the application on May 10, 2022 (see Planning Board minutes, May 10, 2022, pp. 26–30).

Mr. Marks (Marks Engineering) presented this application.

He said that the County has approved the installation of the sanitary sewer, that the New York State Department of Environmental Conservation has approved the sewer extension, that the New York State Department of Health has approved the water supply extension, and that the Town Attorney and the client's attorney are working on the conservation easement documents.

Mr. Marks said that the remaining work should not take longer than the requested 90-day extension.

Mr. Oyler said that this subdivision may be developed by the Riedman Corporation (a Rochester, N.Y.-based real estate developer and property manager since 1993). Mr. Marks said that this may be a possibility. Mr. Oyler also said that Riedman owns the adjacent “The Hammocks at Canandaigua” residential development.

Mr. Neal disclosed that he is a resident of The Hammocks and that he will recuse himself from voting upon this application.

He said that he is happy to know that Riedman may be developing the subdivision and asked if there will be any type of buffer between the subdivision and The Hammocks. Mr. Marks said that the existing vegetation between the two properties is on The Hammocks' property and is not on the Metrose property. He said that they will rely on this existing vegetation to serve as the buffer and that there will be no plantings on the proposed berm which will be located on the Metrose property.

Mr. Oyler also said that most of the existing vegetation is on The Hammocks property and that there is little, if any, on the Metrose property.

There were no additional comments or questions on this application this evening.

■ A motion was made by MS. VANLAEKEN, seconded by MR. TOLBERT, that the application of Marks Engineering and Tabitha Casamento (Metrose Ltd.), representing William Metrose, owner of property at 5100 and 5150 Bristol Road, requesting the first 90-day extension of the Final Conservation Subdivision Plan approval for a 10-lot subdivision, subdividing an existing 7.43-acre parent parcel to create 10 residential parcels for single-family dwellings and one parcel for open space, and detailed on the Final Conservation Subdivision plans prepared by Marks Engineering dated March 31, 2022, and all other relevant information

submitted as of November 9, 2022 (the current application), be approved. The new expiration date is **FEBRUARY 7, 2023**.

Mr. Lacourse	Excused
Mr. Neal	Recused
Mr. Oyler	Aye
Mr. Tolbert	Aye
Ms. VanLaeken	Aye

Motion carried.