

Town of Canandaigua

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Canandaigua, NY 14424
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townofcanandaigua.org

DATE: October 1, 2020

TO: Chairman Chuck Oyler & members of the Planning Board

FROM: Chairman Bob DiCarlo & members of the Agricultural Advisory Committee

RE: Referrals from the Planning Review Committee (PRC)

In accordance with Town of Canandaigua Town Code §17-5 the Town of Canandaigua Agricultural Advisory Committee (Ag Committee) met on October 1, 2020 to review and provide comment relative to the application(s) listed below and referred to the Ag Committee by the PRC. The applications and the Ag Committee's findings are as follows.

CPN-20-051 0000 Can-Farm TL Road Road Tax Map # 55.02-3-119.100 50.2 acres

Review based on:

- Application materials on file as of 10/01/2020
- Ontario County On-Cor maps
- Maps and Parcel Ranking data in the 2016 Agricultural Enhancement Plan
- Maps and Parcel Ranking data in the 2018 Open Space, Conservation, and Scenic Views Master Plan
- Town policies and maps incorporated in Comprehensive Plan and Land Use Planning documents adopted by Town Board.

Project Findings:

Property Analysis			
Type	Description	% Coverage	Acres
Agricultural District	ONT01	999.9%	50.3
Ecological Community	Silver Maple-Ash Swamp	4.619%	2.3
Ecological Community	Successional Old Field//Successional Shrubland	51.056%	25.7
Ecological Community	Cropland	10.243%	5.2
Ecological Community	Mowed Lawn	16.820%	8.5
Ecological Community	Successional Old Field	17.263%	8.7
NRCS Soils	Lakemont silty clay loam, 0 to 3 percent slopes	18.2%	9.2
NRCS Soils	Odessa silty clay loam, 3 to 8 percent slopes	7.7%	3.9
NRCS Soils	Odessa silt loam, 0 to 3 percent slopes	74.1%	37.2
Utilities - Electric	ROCHESTER GAS & ELECTRIC	100.0%	50.3
Utilities - Gas	NEW YORK STATE ELCTRIC & GAS	100.0%	50.3
Utilities - Telephone	Finger Lakes Technology Group	100.0%	50.3
Utilities - Telephone	Frontier Telephone of Rochester	100.0%	50.3
Watershed	S. Bk-W/S Divide to Hathaway Brook	100.0%	50.3

1. The applicant, Leo Genecco & Sons wishes to subdivide the property into four separate parcels: three small lots at 0.506, 0.388, and 0.386 acres, and the remaining land of the parent parcel at 49.024 acres.
2. Parcel **IS** located in Ontario County Ag District 1.
3. Parcel **IS NOT** currently farmed.
4. Parcel **DID NOT** receive a rating from Ag Enhancement Plan.
5. Property **DID** receive a rating from the Open Space Master Plan. It was rated low. However, note that a wetland was recently delineated on this property so it likely would have rated higher had that been mapped at the time of the Open Space plan writing.
6. Property **IS NOT** in the Padelford Brook Greenway
7. Property **IS NOT** in the Strategic Farmland Protection Area
8. Property **IS NOT** in the Strategic Forest Protection Area

Comments:

1. The committee feels that the land has no agricultural value at this time. There is development encroaching from all sides which would make this parcel difficult to farm. The proposed subdivision of land does not appear to be a threat to agriculture nor does it appear that this would impact the nearby protection areas.

MOTION: “The Agriculture Advisory Committee recommends the Town of Canandaigua Planning Board find the proposed project DOES NOT cause a loss of agricultural lands for the Town of Canandaigua.”

CPN-20-066 5100 & 5150 Bristol Rd Tax Map #s 83.00-1-7.150 and 83.00-1-8.000 1.34 and 5.84 acres

Review based on:

- Application materials on file as of 10/1/2020
- Ontario County On-Cor maps
- Maps and Parcel Ranking data in the 2016 Agricultural Enhancement Plan
- Maps and Parcel Ranking data in the 2018 Open Space, Conservation, and Scenic Views Master Plan
- Town policies and maps incorporated in Comprehensive Plan and Land Use Planning documents adopted by Town Board.

Project Findings:

83.00-1-7.150

Property Analysis			
Type	Description	% Coverage	Acres
Ecological Community	Cropland	100.000%	1.3
NRCS Soils	Lima loam, 0 to 3 percent slopes	97.6%	1.3
NRCS Soils	Cayuga silt loam, 3 to 8 percent slopes	2.4%	0.0
Utilities - Electric	ROCHESTER GAS & ELECTRIC	100.0%	1.3
Utilities - Gas	NEW YORK STATE ELCTRIC & GAS	100.0%	1.3
Utilities - Telephone	Finger Lakes Technology Group	100.0%	1.3
Utilities - Telephone	Frontier Telephone of Rochester	100.0%	1.3
Watershed	Canandaigua Lake	100.0%	1.3