

June 21, 2016

Mr. Doug Finch, Director of Development
Town of Canandaigua
5440 Routes 5 & 20 West
Canandaigua, New York 14424

**RE: MINK PROPERTY – 4788 COUNTY ROAD 16
SUBDIVISION & SITE PLAN REVIEW
TAX MAP NO. 140.14-1-14.211
CPN NO. 034-16 & 035-16
MRB PROJECT NO.: 0300.12001.000 PHASE 84**

Dear Mr. Finch,

MRB has completed a review of the submitted Subdivision Plat & Site Plan regarding the above referenced project, dated May 12, 2016, last revised May 19, 2016 prepared by Grove Engineering. We offer the following comments for the Planning Board's consideration. A brief written response to each comment should be provided by the design engineer.

Subdivision Plat:

1. The signature Line for the "Town Water and Sewer Superintendent" should be removed from the plans. The signature line for the "Town Highway Superintendent" should be revised to the "Town Highway & Water Superintendent".
2. Site Data information including the owner name, parcel acreage, tax map number, zoning information, etc... should be added to the plat plan. The acreage and tax account information associated of the parent parcel should be clarified and labeled on the plans.
3. A cross access easement is to be provided extending over the proposed driveway to both Lot 1 and Lot 2 providing legal access.

Site Plan:

4. The existing and proposed wastewater treatment systems for both lots are to be reviewed and approved by the Canandaigua Lake Watershed Inspector and NYSDOH. All comments identified with the Canandaigua Lake Watersehd Commission letter dated June 6, 2016 are to be addressed. All correspondences are to be forwarded to the Town Development Office and MRB.

5. If a new water service is proposed, then a Pressure Reducing Valve (PRV) is required to be provided and the location to be depicted on the site plans.
6. All comments from the Town of Canandaigua Water Superintendent regarding his review of this application are to be addressed.
7. A grading plan depicting existing and proposed contours should be provided to assist in our review of drainage runoff and placement of erosion and sediment control measures.
8. The proposed limits of disturbance should be clearly identified with a boundary line and should include all proposed improvements. The total acreage of disturbance is to be labeled on the plans.
9. The proposed roof leaders and/or splash block locations for the Barn are to be depicted on the plans. All drainage should be routed around the leach field areas.
10. The existing and proposed leach field areas are to be identified in the field to protect during construction. No storage of equipment or vehicles is permitted over the leach field area.

If you have any questions, comments or concerns regarding any of the above comments please call me at our office.

Sincerely,



Lance S. Brabant, CPESC
Senior Planning Associate