

Town of Canandaigua

5440 Routes 5 & 20 West
Canandaigua, NY 14424
(585) 394-1120 / Fax: (585) 394-9476

Established 1789

PLANNING REVIEW COMMITTEE (PRC) Meeting Notes of April 12, 2021

TO: MARATHON REPRESENTING DANIEL GILL
FROM: DEVELOPMENT OFFICE
EMAIL: GILL@SILVEROAKSP.COM LBUSHEN@MARATHONENG.COM
DATE: Tuesday, April 13, 2021

You are hereby given notice that the following report provides positive input to keep the application process moving forward.

Please be aware that failure to submit the requested information by the deadline listed below will likely result in your application being deemed incomplete. Incomplete applications are not placed on any agenda and will not be referred to outside agencies for review.

**ZONING BOARD OF APPEALS FOR TUESDAY, MAY 18, 2021
PLANNING BOARD FOR TUESDAY MAY 25, 2021**

**CPN-21-034 Marathon Engineering, c/o Lucas Bushen, 39 Cascade Drive, Rochester, N.Y. 14614; representing Daniel M. Gill Revocable Trust, c/o Dan and Debbie Gill, 17440 Via Lugano Court, Miromar Lakes, Florida 33913; owner of property at 4495 Davidson Landing Drive
TM #126.20-1-8.000
Requesting an Area Variance for building coverage of 20.6 percent and a Single-Stage Site Plan approval for an addition to a single-family home (driveway, pickleball court, retaining walls and steps) and associated site improvements.**

Application Information:

1. A Public Hearing **IS** required (for the Zoning Board of Appeals application)
2. State Environmental Quality Review (SEQR)—**Type II Action.**
3. A referral to the Ontario County Planning Board **IS** required.
4. The Planning Review Committee will forward a copy of the application and supporting documentation to the following agency/agencies for their review and recommendation:

All are digital PDF files unless otherwise noted:

- John Berry, Canandaigua Lake County Sewer District (paper copy)
- Town Code Enforcement Officer Chris Jensen
- Town Environmental Conservation Board
- Ontario County Planning Board
- Kevin Olvany, Canandaigua Lake Watershed Council

The applicant shall submit the following requested information to the Town Development Office **prior to 4:00 p.m. FRIDAY, APRIL 16, 2021**, to be considered for the **TUESDAY, MAY 18, 2021**, Zoning Board of Appeals agenda and the **TUESDAY, MAY 25, 2021**, Planning Board agenda.

1. See attached ***One-Stage (Preliminary & Final) Subdivision Checklist***—All items with an open circle to the right must be addressed prior to the application being further processed, as follows:

INSERT

2. Provide site disturbance calculations.

Comply with the following provision of the Town Code if over 20,000 square feet of disturbance:

All development in the Canandaigua Lake Watershed Area with a distance of 500 feet or more away from the Canandaigua Lake shall incorporate water quality preservation measures into the design of the project as follows:

- a. If the total project disturbance is 20,000 square feet or more, the project will be required to provide water quality preservation measures and be designed to manage the impacts of a 2-year design storm.

Reference: Town of Canandaigua Site Design and Development Criteria, amended by the Town Board, September 17, 2018 (Resolution #2018-274), Article V—Drainage Improvements, Section D: “Water Quality and Quantity Requirements,” (3) (a).

3. Provide a Statement of Compliance with the Shoreline Development Guidelines (if not already provided).
4. Provide a landscape plan.
5. Provide a photograph of the property as viewed from the lake (to show the existing view from the lake).
7. The applicant shall provide **2 complete hard copies** of the plan. The applicant shall also submit a **PDF FILE** of the plans via e-mail to the Development Office at:

devclerk@townofcanandaigua.org

Information for the Applicant:

1. The applicant will receive a copy of the Zoning Board of Appeals and Planning Board agendas approximately 10 days prior to the meeting dates. The applicant is required to be in attendance at the meetings. If the applicant cannot attend the meeting and wishes the Zoning Board of Appeals and/or the Planning Board to act upon the application in their absence, the applicant shall contact the Development Office prior to 12:00 p.m. the day of the meeting.
2. The property owner is on notice that no development shall commence until the proper permits have been obtained from the Town's Development Office.
3. Your application will be referred to an outside consultant and/or consultants hired by the Town of Canandaigua (Town Engineer, Watershed Inspector, Town Attorney, etc.). ***YOU—the property owner—will be invoiced by the Town for the reimbursement of these expenses.*** The property owner is on notice that he or she is responsible for reimbursing the Town for any/all consultant fees accrued by the Town regarding this application. This includes resolutions written by the Town Engineer for each Zoning Board of Appeals or Planning Board meeting.