

Town of Canandaigua

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

PLANNING REVIEW COMMITTEE (PRC)**Monday, September 12, 2022 • 9:00 a.m.****MEETING MINUTES**

All applicants are hereby given notice that the following report provides positive input to keep the application process moving forward. There may likely be additional PRC comments or Planning/Zoning Board of Appeals comments forthcoming based upon further review by the members of the PRC or respective boards.

If PRC requirements are not submitted by the deadline given in the minutes, the application will not appear on the Planning Board or Zoning Board of Appeals agenda(s).

ZONING BOARD OF APPEALS FOR TUESDAY, OCTOBER 18, 2022

CPN-22-064 **Venezia & Associates, 5120 Laura Lane, Canandaigua, N.Y. 14424; representing Marc C. and Tina M. Zagara, 7403 Meadowbrook Lane, Spring Hill, Florida 34606; owners of property at 3326 Fallbook Park. TM #93.11-1-13.000**
Requesting an Area Variance for a 10-foot x 18.1-foot addition to the existing house and an 8-foot x 14-foot addition to the existing garage. Requesting a side setback of 2.5 feet, increase in lot coverage of 2.2 percent, and increase in building coverage of 2.5 percent (required variances may be revised upon recalculation of lot coverage and setbacks; see below).

Application Information:

1. A Public Hearing **IS** required.
2. State Environmental Quality Review (SEQR)—**Type II Action.**
3. A referral to the Ontario County Planning Board **IS NOT** 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:

➤ Chris Jensen, Town Code Enforcement Officer

If any of the following names are on the above list, then these individuals are to receive paper hard copies:

- *William Wright, Ontario County Department of Public Works*
- *Timothy McElligott, P.E., Canandaigua Lake County Sewer District*
- *Sheryl Robbins, P.E., New York State Department of Health*

The applicant shall submit the following requested information to the Town Development Office **prior to 4:00 p.m. FRIDAY, SEPTEMBER 16, 2022**, to be considered for the **TUESDAY, OCTOBER 18, 2022**, Zoning Board of Appeals agenda.

1. Provide updated lot coverage and setback calculations based upon the removal of an additional area of concrete (this may affect the number of variances which will be required).
2. Submit letter(s) from neighbors in support of the application.
3. The applicant shall provide **1 complete hard copy** 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 agenda approximately 10 days prior to the meeting date. The applicant is required to be in attendance at the meeting. If the applicant cannot attend the meetings and wishes the Zoning Board of Appeals 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.