

Special Notes:

Zoning District RR-3

Setbacks:
Front 60'
Side 40'
Rear 40'

Contour Datum: NAVD88

Flood Zone X Per FEMA FIRM
Community Panel No. 360598 0005C
Last updated March 3, 1997

Zoning Chart

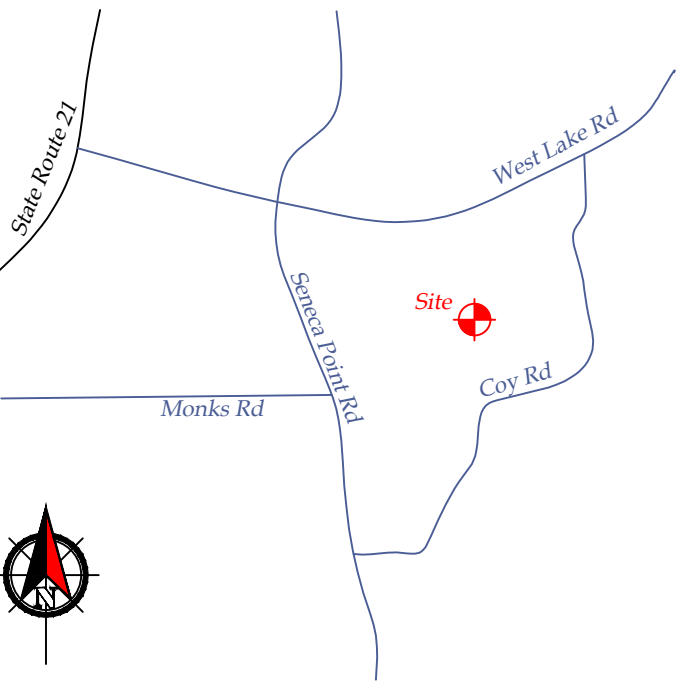
TOWN OF CANANDAIGUA

ZONING DISTRICT: RURAL RESIDENTIAL DISTRICT (RR-3)
ACCESSORY STRUCTURE

	REQUIRED	PROVIDED
MIN LOT AREA (AREA TO ROW)	3 ACRES	5.597 ACRES (EXISTING LOT)
MIN LOT WIDTH	225'	30.8' (EXISTING LOT)
MIN FRONT YARD SETBACK	60'	N/A
MIN SIDE YARD SETBACK	20'	20.4'
MIN REAR YARD SETBACK	30'	N/A
MAX BUILDING HEIGHT	22 FT	22 FT
MAX LOT COVERAGE	10%	N/A
SITE DISTURBANCE	1,156 SF ±	

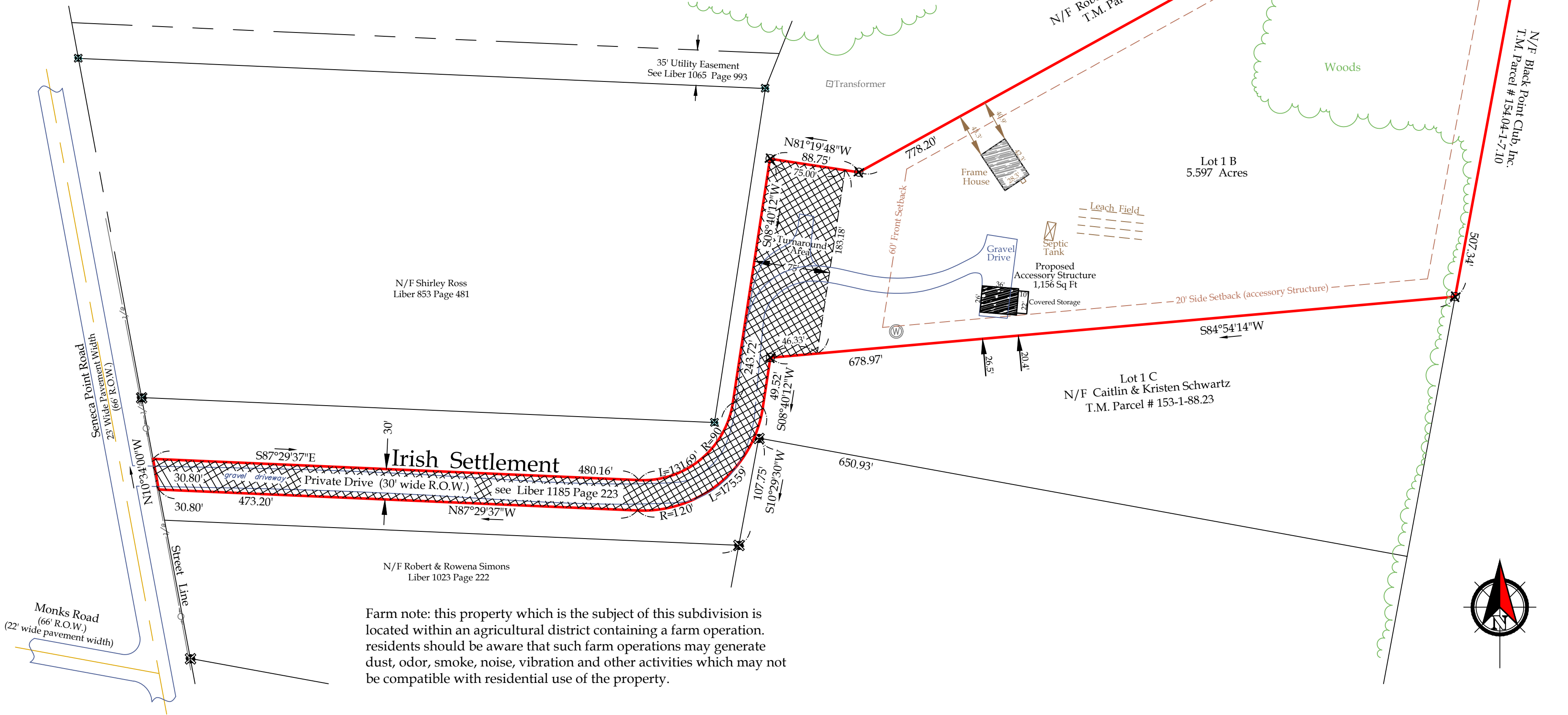
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Vicinity Map

N.T.S.



Farm note: this property which is the subject of this subdivision is located within an agricultural district containing a farm operation. residents should be aware that such farm operations may generate dust, odor, smoke, noise, vibration and other activities which may not be compatible with residential use of the property.

This is to certify that I am a Licensed Land Surveyor and that this plan was completed on 03/08/2017 from notes of an instrument survey performed on 03/07/2017.



Rocco A. Venezia
signed
License No. 049761

Legend

- Iron pin or pipe found
- Iron pin set
- Drill hole
- Utility pole
- E/T
- P.K. nail found
- P.K. nail set
- Concrete Monument
- Benchmark
- Utility lines
- R.O.W. line
- Property lines
- Centerline

Site Plan prepared for:

Andrew F. & Carol A. Papas

Showing Land
At

5285 Irish Settlement

Town of Canandaigua

County of Ontario

State of New York

Tax Map# 153.00-1-88.22

Scale: 1" = 80'

Job # 17053



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