

# Town of Canandaigua

5440 Routes 5 & 20 West • Canandaigua, NY 14424 • (585) 394-1120

*Established 1789*

## ZONING LAW DETERMINATION

**PROPERTY OWNER:** James and Susan Jacobs

**PROPERTY ADDRESS:** 3501 Lakeview Lane

**TAX MAP NUMBER:** 98.13-1-32.000

**ZONING DISTRICT:** RLD

### DETERMINATION REFERENCE:

- Application for One Stage Site Plan Review, dated 10/12/2017, received for review by Town on 10/13/2017.
- Application for Site Development, dated 10/12/2017, received for review by Town on 10/13/2017.
- Plans titled "James and Susan Jacobs Residence" by Design Works Architecture, dated 10/13/2017, revised on 10/20/2017, received by the Town on 10/23/2017.

### PROJECT DESCRIPTION:

- Applicant proposes to relocate driveway to north side of parcel.

### DETERMINATION:

- Existing driveway is approximately 1 ft. from side lot line when 10 ft. is required.
- Proposed driveway is 8.3 ft. from side lot line when 10 ft. is required.
- As proposed changes reduce the degree of nonconformance, they shall be allowed.

### REFERRAL TO ONTARIO COUNTY PLANNING BOARD FOR:

- This application is not required to be reviewed by the Ontario County Planning Board as it relates to a single-family residential lot. Exception #9

### REFERRAL TO PLANNING BOARD FOR:

- Due to amount of disturbance within the RLD, Planning Board Site Plan approval is required.

**CODE SECTIONS:** Chapter §1-17, §220-107; §220-9; §220-64

**DATE:** 10/24/2017

**BY:**   
Eric Cooper – Zoning Officer

**CPN- 072-17**

NYS Town Law, Section 267-a(5)(b), an appeal may be made to the ZBA within 60 days of the date of this determination.

c: Binder  
Property File  
Property Owner  
Town Clerk

