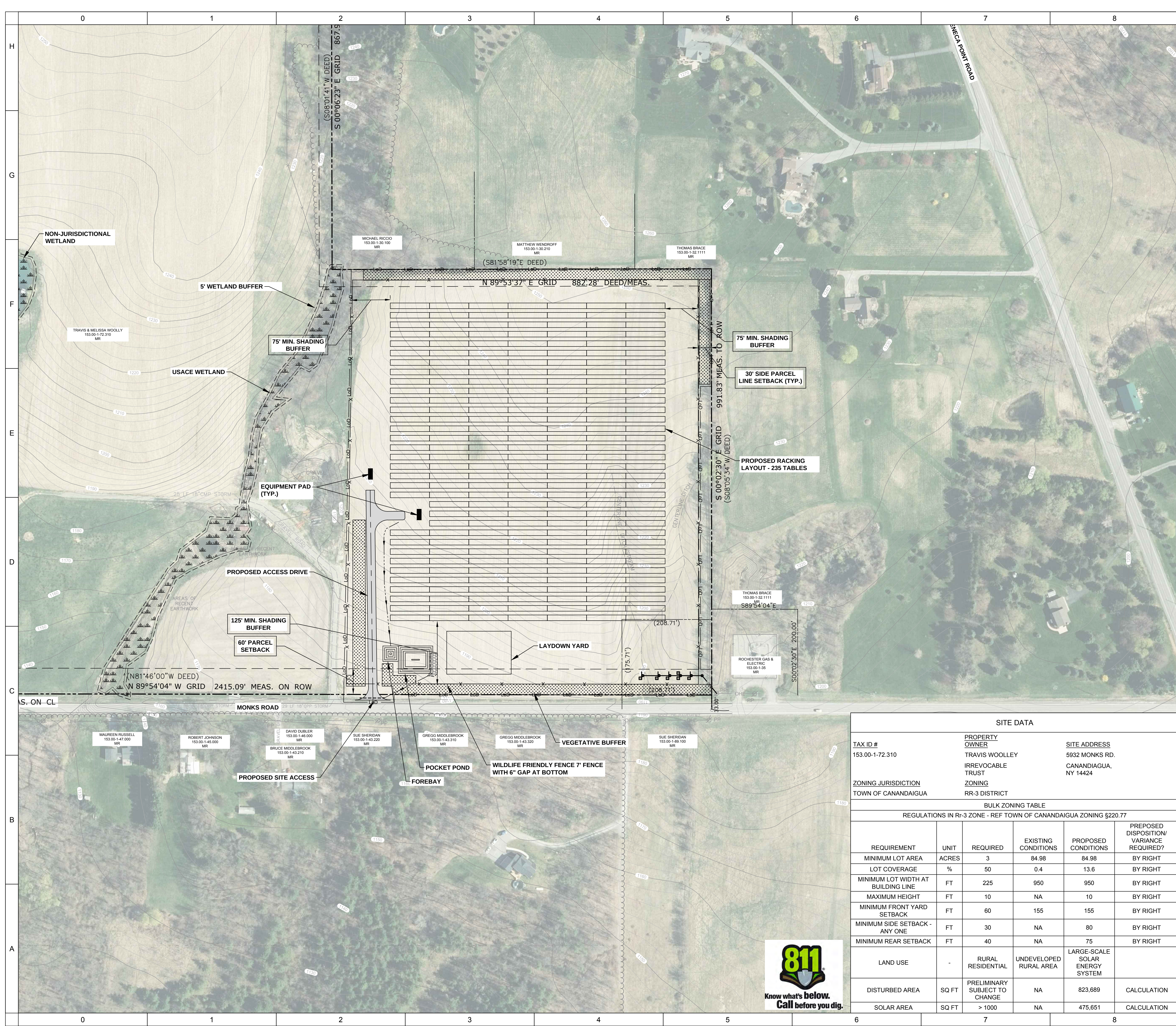




VICINITY MAP

SCALE 1" = 2000'

GENERAL NOTES

1. THE PURPOSE OF THIS PLAN IS FOR ZONING APPROVAL FOR REVIEW AND APPROVAL BY TOWN OF CANANDAIGUA, NY TO CONSTRUCT A GROUND MOUNTED LARGE SCALE SOLAR ENERGY SYSTEM.

2. THIS PLAN WAS PRODUCED UTILIZING GIS RESOURCES AND INFORMATION FROM MULTIPLE SOURCES, INCLUDING USGS, GOOGLE EARTH, BING. ON-SITE WETLANDS WERE DELINEATED PER THE TRC WETLANDS REPORT DATED 12/09/2016.

3. BOUNDARY AND TOPOGRAPHIC SURVEY WAS PERFORMED BY PASSERO ASSOCIATES OF ROCHESTER, NY ON MAY 9, 2017.

4. THE HORIZONTAL DATUM IS REFERENCED TO THE NEW YORK STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, TRANSVERSE MERCATOR, NAD 83.

5. ELEVATIONS ARE FEET REFERENCED TO NAVD 88.

6. THE SUBJECT PROPERTY LIES ENTIRELY WITHIN ZONE X AREAS DETERMINED TO BE OUTSIDE THE 1 PERCENT ANNUAL CHANCE FLOOD PLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP (COMMUNITY PANEL 3605980005C, DATED 12/09/2016) PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA).

7. THE LOCATIONS OF PROPOSED IMPROVEMENTS, INCLUDING BUT NOT LIMITED TO: FENCINGS, SOLAR ARRAY RACKING, INVERTER/TRANSFORMER PADS, OVERHEAD POLES AND LINES, ETC., SHOWN ARE APPROXIMATE AND ARE SUBJECT TO MODIFICATION DUE TO SITE CONDITIONS, ADDITIONAL PERMITTING REQUIREMENTS, EQUIPMENT SPECIFICATIONS, AND/OR OTHER CONSTRAINTS.

8. PROJECT AREA, INCLUDING CONSTRUCTION STAGING AREAS, WILL BE CLEARED AND GRUBBED AS NECESSARY, RETAINING PRE-DEVELOPMENT DRAINAGE PATTERNS TO THE BEST EXTENT POSSIBLE. CONSTRUCTION STAGING AND AREAS SUBJECT TO RUTTING DURING CONSTRUCTION WILL BE TEMPORARILY STABILIZED WITH GRAVEL. SOIL CONDITIONS AND EQUIPMENT LOADS WILL DETERMINE FINAL DESIGN.

9. ALL DIMENSIONS SHOWN ARE AT 90 DEGREES UNLESS OTHERWISE NOTED.

10. CONTRACTOR SHALL CALL 811 AT LEAST 72 HOURS PRIOR TO BEGINNING CONSTRUCTION OR EXCAVATION TO HAVE EXISTING UTILITIES LOCATED. ADDITIONALLY, CONTRACTOR SHALL CONTACT ANY LOCAL UTILITIES THAT PROVIDE THEIR OWN LOCATOR SERVICES.

11. CONTRACTOR SHALL MAINTAIN ACCESS AND UTILITY SERVICES TO ANY REMAINING BUILDING(S) OR ADJACENT BUILDING(S) THROUGHOUT THE DEMOLITION AND CONSTRUCTION PHASES. EXISTING IMPROVEMENTS DAMAGED DURING CONSTRUCTION SHALL BE REPLACED/RESTORED TO THE SATISFACTION OF THE OWNER BY THE CONTRACTOR RESPONSIBLE FOR THE DAMAGE.

12. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE TO PROVIDE SIGNS, BARRICADES, WARNING LIGHTS, GUARD RAILS, AND EMPLOY FLAGGERS AS NECESSARY WHEN CONSTRUCTION ENDANGERS EITHER VEHICULAR OR PEDESTRIAN TRAFFIC. THESE DEVICES SHALL REMAIN IN PLACE UNTIL THE TRAFFIC MAY PROCEED NORMALLY AGAIN.

LEGEND

| EXISTING CONDITIONS        | PROPOSED CONDITIONS   |
|----------------------------|-----------------------|
| PROPERTY LINE              | SECURITY FENCE        |
| SETBACK                    | SITE ACCESS           |
| ELECTRICAL (OVERHEAD)      | VEGETATIVE BUFFER     |
| NON-JURISDICTIONAL STREAM  | LIMITS OF DISTURBANCE |
| MAJOR CONTOURS             | SILT FENCE            |
| MINOR CONTOURS             | CULVERT               |
| ADJACENT PROPERTY LINE     | DITCH                 |
| WETLAND                    | ELECTRIC OVERHEAD     |
| WETLAND ADJACENCY BOUNDARY | PHOTOVOLTAIC MODULES  |
| UTILITY POLE               |                       |

SITE DATA

|                     |                   |                       |
|---------------------|-------------------|-----------------------|
| TAX ID #            | PROPERTY OWNER    | SITE ADDRESS          |
| 153.00-1-72.310     | TRAVIS WOOLLEY    | 5932 MONKS RD.        |
|                     | IRREVOCABLE TRUST | CANANDAIGUA, NY 14424 |
| ZONING JURISDICTION | ZONING            |                       |
| TOWN OF CANANDAIGUA | RR-3 DISTRICT     |                       |

BULK ZONING TABLE

REGULATIONS IN Rr-3 ZONE - REF TOWN OF CANANDAIGUA ZONING §220.77

| REQUIREMENT                        | UNIT  | REQUIRED                      | EXISTING CONDITIONS    | PROPOSED CONDITIONS             | PREPOSED DISPOSITION/ VARIANCE REQUIRED? |
|------------------------------------|-------|-------------------------------|------------------------|---------------------------------|------------------------------------------|
| MINIMUM LOT AREA                   | ACRES | 3                             | 84.98                  | 84.98                           | BY RIGHT                                 |
| LOT COVERAGE                       | %     | 50                            | 0.4                    | 13.6                            | BY RIGHT                                 |
| MINIMUM LOT WIDTH AT BUILDING LINE | FT    | 225                           | 950                    | 950                             | BY RIGHT                                 |
| MAXIMUM HEIGHT                     | FT    | 10                            | NA                     | 10                              | BY RIGHT                                 |
| MINIMUM FRONT YARD SETBACK         | FT    | 60                            | 155                    | 155                             | BY RIGHT                                 |
| MINIMUM SIDE SETBACK - ANY ONE     | FT    | 30                            | NA                     | 80                              | BY RIGHT                                 |
| MINIMUM REAR SETBACK               | FT    | 40                            | NA                     | 75                              | BY RIGHT                                 |
| LAND USE                           | -     | RURAL RESIDENTIAL             | UNDEVELOPED RURAL AREA | LARGE SCALE SOLAR ENERGY SYSTEM |                                          |
| DISTURBED AREA                     | SQ FT | PRELIMINARY SUBJECT TO CHANGE | NA                     | 823,689                         | CALCULATION                              |
| SOLAR AREA                         | SQ FT | > 1000                        | NA                     | 475,651                         | CALCULATION                              |

SIGNATURE BLOCK

PLANNING BOARD CHAIRPERSON

OTHER

GRAPHIC SCALE

NORTH

811

Know what's below. Call before you dig.

CYPRESS CREEK RENEWABLES

3250 OCEAN PARK BLVD. - SUITE 355 - SANTA MONICA, CA 90405  
601-A WEST MAIN ST. - CARBORO, NC 27510  
35 A Smithfield Blvd., #330 | Plattsburgh, NY 12901

SEAL

PERMIT DRAWING NOT RELEASED FOR CONSTRUCTION

SEAL

CONSULTANT

TRC

10 Maxwell Drive, Suite 200  
Clifton Park, NY 12085  
www.trcsolutions.com

NO. DATE

DESCRIPTION

REVISIONS

DATE: 7/19/17

DRAWN BY: L. STORMER

CHECKED BY: J. HOTSTREAM

PRELIMINARY SITE IMPROVEMENT PLAN

Z-2

AEGIS SOLAR, LLC

5932 MONKS ROAD

CANANDAIGUA, NY 14424

