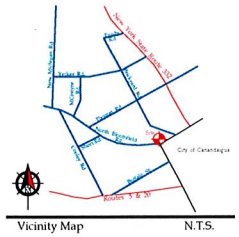

Vicinity Map N.T.S.

Deed Reference:
North Street Industrial Park Assoc. to German Brothers Industrial Park, LLC by deed filed in Liber 1117 of Deeds at Page 729.

Abstract Reference:
This Survey is subject to any facts an updated Abstract of Title may reveal.

Map Reference:
Plan of Land of George J. Ladue by David Freeland being Ontario County filed map No. 14404.

Survey Map German Brothers Industrial Park, LLC by Paul Kocher being Ontario County filed map No. 29146.

Plan of Land of North Street Industrial Park Assoc. filed as Ontario County Filed Map Liber 1117 Page 729.

Site Details:
Existing Zoning is Industrial (I)
Minimum Lot Size: 1 Acre
Minimum Lot Width: 175 FT
Front Setback: 75 FT.
Rear Setback: 50 FT.
Side Setback: 25 FT.
Maximum Building Height = 48 FT.
Maximum Coverage on Lot = 30%

* Unauthorized alteration or addition to a map bearing a Licensed Professional Engineer's or Professional Land Surveyor's seal in any way is a Violation of Section 7209

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N/F Ontario County IDA
Liber 1179 Page 100

N/F Charles Potter
Liber 1181 Page 148

N/T Thomas Link & Jay Mills
Liber 1078 Page 297

N/F Antonio Pino Properties, LLC
Liber 1207 Page 93

Lot 1
Area = 24.927 Acres

Lot 2
Area = 12.000 Acres

Prepared for Wide Drainage Easement to Benefit Lot 1

Outhouse Road

R.O.W. Line

Ditch

County Road 30
"North Street"

North Bloomfield Road

TOWN OF CANANDAIGUA
DEVELOPMENT OFFICE
RECEIVED
MAY 2 2022

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

Revisions

No.	Date	Description	By

This is to certify that I am a Licensed Land Surveyor and that this plan was completed on 04/20/2022 from notes of an instrument survey performed on 04/19/2022

STATE OF NEW YORK
ROCCO A. VENEZIA
049761
LICENSED Land Surveyor

Rocco A. Venezia
License No. 049761 signed

VENEZIA
PROFESSIONAL LAND SURVEYORS

Subdivision Plat Prepared for: German Brothers Industrial Park, LLC

T.M. # 700.00-1-69.110
Scale 1" = 100'
File# 22060

Showing Land
At
North Street
Town of Canandaigua
County of Ontario State of New York

5120 Laura Lane Canandaigua New York, 14424 E-mail rocco@veneziasurvey.com Fax. No. (585) 396-0131 (585)396-3267 www.veneziasurvey.com