

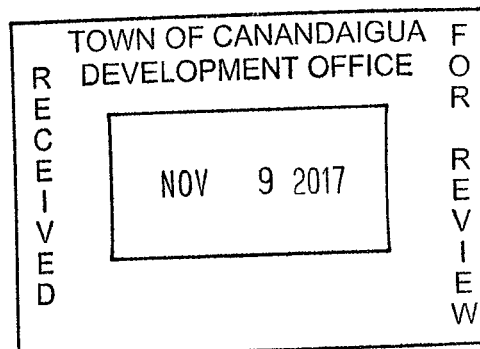


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November 9, 2017

Mr. Thomas Schwartz, Chairperson
Town of Canandaigua Planning Board
5440 Route 5 & 20 West
Canandaigua, NY 14424

RE: **Patronski Site Plan**
4096 Onnalinda Drive, Lot 2



Dear Chairperson Schwartz and Honorable Members:

We are submitting for a ***One-Stage Site Plan review*** for construction of a single-family home at the address mentioned above. The lot is part of the Westbrook Subdivision, which has recently been approved by the Planning Board. We are proposing to build on Lot 2 of that subdivision, which is the 1.373-acre lot at the North end of the subdivision.

The lot is currently vacant with no major natural features. The topography is a consistent 17% grade sloping east. Lot 2 is landlocked with a private right of way that was included with the approved subdivision. We are, however, proposing to remap the right of way to align with an existing driveway on Lot 1. The access to Lot 2 will be from a 12-foot-wide gravel driveway that extends from the existing driveway on Lot 1 near an existing barn. We were able to grade the existing site to reduce the driveway slope to 13%.

The water service is proposed to connect to an existing watermain extension that was constructed during the build-out of Lot 1 with the intension of serving all the lots in the subdivision. The sanitary lateral is proposed to connect to an existing sanitary sewer to the north that is within an easement to Lake County Sewer. Our office has been in contact with the Canandaigua Lake Sewer District and we are submitting plans to them concurrently with the Town for review.

We are respectfully requesting to be placed on the agenda for the ***December 12, 2017 Planning Board meeting***. Included with this letter, please find our site plans, Planning Board application, Building Permit, Soil Erosion and Sediment Control Permit, Environmental Assessment Form, and the Planning Board application fee. Please feel free to contact our office if you have any questions prior to our meeting.

Best Regards,
MEAGHER ENGINEERING

Justin Kellogg, PE

XC: Jack Brawn, Ontario County Public Works Department
Encl.