

Town of Canandaigua

REFERRAL CHECKLIST

Applicant / Owner: Rochester Road LLC CPN #: 001-16

Project Address: 2390 St Rt 332 Tax Map #: 70.00-1-8.41

Water:

- ☐ George Barden, Watershed Inspector
- ☐ Kevin Olvany, Cdga Lake Watershed Council
- ☐ Tad Gerace, OC Soil & Water Conservation Dist.
- ☐ Ken Potter, Cdga-Hopewell Water Superintendent

Sewer:

- ☐ John Berry, Cdga Lake County Sewer District
- ☐ William Wright, Ontario County DPW
- ☐ Hyland Hartsough PE, NYS DOH
- ☐ David DeGear, Cdga-Farm Water/Sewer District
- ☐ James Sprague, City Public Works
- ☐ Greg Trost, NYS DOT

Town of Canandaigua:

- ☐ Ray Henry, Town Historian
- ☐ Town Environmental Conservation Board
- ☐ James Fletcher, Town Highway Superintendent
- ☐ Greg Hotaling, MRB Group PC
- ☐ Dennis Brewer, Parks & Recreation
- ☒ Ontario County Planning Board - Rt 332 sign (building)
- ☐ Ontario County Ag Review Board

Utilities:

- ☐ Geoff Brennessel, NYSEG
- ☐ Wayne Dunton, RG&E

Fire:

- ☐ Mark Marentette, Chief, City Fire Dept.
- ☐ Michael Miller, Chief Cheshire Fire Dept.
- ☐ Joe Stoltz, Chief, Bristol Fire Dept.
- ☐ Derrick Legters, Chief, East Bloomfield Fire Dept.

Environmental:

- ☐ Harold Keppner, Army Corps of Engineers
- ☐ Paul Damato, Regional Director, NYS DEC

Other:

- ☐ Sheryl Robbins, PE, NYS Dept. of Health
- ☐ Therese Casey, Ontario County 9-1-1 Center
- ☐ Neighboring Municipality: _____

Date of referral mailing: _____

Water District: _____
Sewer District: _____
Drainage District: _____
Fire District: _____
Other: _____

WJH 1/15/16
Director of Development

Sarah Reynolds
Office Specialist I

Town of Canandaigua

5440 Routes 5 & 20 West
Canandaigua, NY 14424
(585) 394-1120 / Fax: (585) 394-9476

Established 1789

PLANNING REVIEW COMMITTEE (PRC) Meeting Notes of January 19, 2016

TO: ROCHESTER ROAD LLC
FROM: AMANDA CATALFAMO, DEVELOPMENT OFFICE
FAX #: VIA EMAIL – PCOLUCCI@DIMARCOGROUP.COM
DATE: WEDNESDAY, JANUARY 20, 2016

All applicants are hereby given notice that the following report provides positive input to keep the application process moving forward.

Please be aware that failure to submit the requested information by the deadline listed below will likely result in your application being deemed incomplete. Incomplete applications are not placed on any agenda and will not be referred to outside agencies for review.

Rochester Road LLC (Admar) (CPN-001-16) (Special Use Permit) (2390 State Route 332 / TM #70.000-1-8.211)

Application Information:

1. The applicant is seeking a Special Use Permit for a building sign in the CC Zoning District.
2. State Environmental Quality Review (SEQR)—Type II action.
3. A referral to the Ontario County Planning Board is required.

The applicant shall submit the following requested information to the Town Development Office prior to 4:00 p.m. on **FRIDAY, JANUARY 22, 2016**, to be considered for the **February 23, 2016**, Planning Board agenda:

1. The applicant shall provide an updated application to reflect that submission of a professionally prepared site plan has been waived.
2. The applicant shall submit a Waiver Request form (available in the Development Office or on the Town's website at www.townofcanandaigua.org)

Information for the Applicant:

1. The applicant will receive a copy of the Planning Board meeting agenda approximately 10 days prior to the meeting dates. The applicant is required to be in attendance at the meeting. If the applicant cannot attend this meeting and wishes the Planning Board to act on the application in their absence, the applicant shall contact the Development Office prior to 12:00 p.m. the day of the meeting.

2. The property owner is on notice that no development shall commence until the proper permits have been obtained from the Town's Development Office.
3. Your application will be referred to an outside consultant hired by the Town of Canandaigua (Town Engineer, Watershed Inspector, Town Attorney, etc.). The property owner will be invoiced by the Town for the reimbursement of these expenses. The property owner is on notice that they are responsible for reimbursing the Town for any/all consultant fees accrued by the Town regarding this application. This includes resolutions written by the Town Engineer for each Planning Board meeting.
4. The property owner is on notice that no development shall commence until the proper permits have been obtained from the Town's Development Office.

Town of Canandaigua

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

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ZONING LAW DETERMINATION

PROPERTY OWNER: Rochester Road LLC

PROPERTY ADDRESS: 2390 State Route 332

TAX MAP NUMBER: 70.00-1-8.211

ZONING DISTRICT: CC

DETERMINATION REFERENCE:

- "sign permit" Application Dated 1/11/16
- Artist renderings

PROJECT DESCRIPTION:

- Install a 24 Sq. Ft. commercial speech building sign

ISSUE:

- The property owner wishes to install a second commercial speech building in the CC

DETERMINATION:

- A second commercial speech building sign is a specially permitted use in the CC zoning district. The proposed sign is in compliance with the current Zoning Code section §220-83

REFERRAL TO ONTARIO COUNTY PLANNING BOARD FOR:

- This application is required to be reviewed by the Ontario County Planning Board.

REFERRAL TO PLANNING BOARD FOR:

- An application requesting a Special Use Permit shall be submitted to the Town's Planning Board.

CODE SECTION: Chapter §220-83, §220-62.1, §220-35

DATE: 1/21/2016

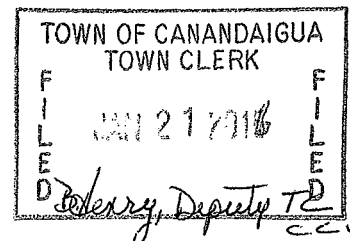
BY: 

Christopher Jensen - Zoning Officer

CPN-001-16

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.

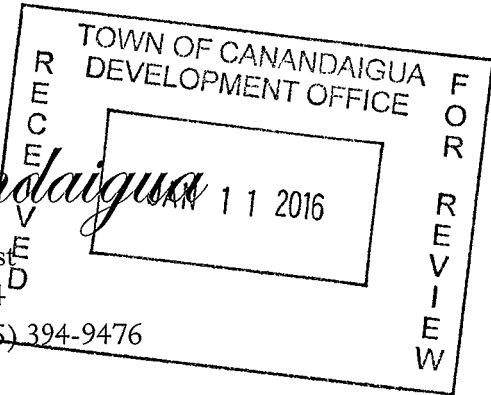
c: Binder
Property File
Property Owner
Town Clerk



Town of Canandaigua

5440 Routes 5 & 20 West
Canandaigua, NY 14424

Phone: (585) 394-1120 / Fax: (585) 394-9476



PLANNING BOARD APPLICATION SITE PLAN / SPECIAL USE PERMIT

CPN 001-16

FOR: ☐ Sketch Plan Review

☐ One Stage Site Plan Approval (Preliminary & Final Combined)

☐ Two Stage Preliminary Site Plan Approval

☐ Two Stage Final Site Plan Approval

☒ Special Use Permit (New)

☐ Special Use Permit (Renewal)

Permission for on-site inspection for those reviewing application: ☐ Yes ☐ No

1. Name and address of the property owner: Rochester Road LLC
1950 Brighton Henrietta Town Line Road, Rochester, NY 14623

Telephone Number of property owner: 585-272-7760

Fax # _____ E-Mail Address: pcolucci@dimarcogroup.com

****If you provide your e-mail address, this will be the primary way we contact you ****

2. Name and Address Applicant *if not the property owner*: _____

Telephone Number of Applicant: _____

Fax # _____ E-Mail Address: _____

****If you provide your e-mail address, this will be the primary way we contact you ****

3. Subject Property Address: 2390 State Route 332

Nearest Road Intersection: Airport Road

Tax Map Number: 70.00-1-8.211 Zoning District: CC

4. Is the Subject Property within 500' of a State or County Road or Town Boundary? (If yes, the Town may refer your application to the Ontario County Planning Board.)

Please circle one:

YES

NO

5. Is the Subject Property within 500' of an Agricultural District? (If yes, an Agricultural Data Statement must be completed and submitted with this application.)

Please circle one:

YES

NO

(Continued on Back)

6. What is your proposed new project?

Installation of building mounted sign-Second Commercial Speech Sign

24 SF "Kubota" Sign

7. If applying for Site Plan Approval or Special Use Permit, attach a completed Soil Erosion and Sedimentation Control Plan and Permit Application as described in Chapter 165 of the Town Code. N/A

8. Are you requesting a waiver from a professionally prepared site plan?

Please circle one:

YES

NO

If "yes" the property owner acknowledges and accepts full responsibility for any errors or misrepresentation depicted on the site plan and agrees to indemnify the Town of Canandaigua for any and all expenses, including reasonable attorney's fees, incurred by the Town as a result of any such error or misrepresentation.

_____ (property owner's initials)

9. If no, attach a professionally prepared site plan as described in Chapter 220 Article VII (Site Plan Regulations) of the Town Code.

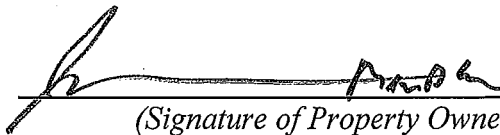
10. If a Special Use Permit is requested, attach plans and documentation as required in Chapter 220 Article VI (Regulations Governing Special Permit Uses) of the Town Code.

The applicant / property owner is on notice that their personal/bank check submitted to the Town to meet the landscaping/soil erosion surety requirement(s) as noted in the Planning Board decision sheet will be deposited into a Town non-interest bearing bank account.

Property Owner is responsible for any consultant fees*
(Town Engineer, Town Attorney, etc.) incurred during the application process.

****See Town Clerk for current Fee Schedule***

I hereby acknowledge that I have reviewed all the questions contained in this application and certify that the information provided is accurate and complete to the best of my knowledge and ability. Finally, I hereby grant my designated person in Question #2 of this application form, permission to represent me during the application process.


(Signature of Property Owner)

Joel R. DiMarco, Member

5-26-15

(Date)

RECEIVED

TOWN OF CANANDAIGUA
DEVELOPMENT OFFICE

JAN 11 2016

FOR REVIEW

Town of Canandaigua

5440 Routes 5 & 20 West

Canandaigua, NY 14424

Phone: (585) 394-1120 / Fax: (585) 394-9476

SPECIAL USE PERMIT APPLICATION

CPN #: 001-16

1. Name and Address of Property Owner: Rochester Road LLC
1950 Brighton Henrietta Town Line Road, Rochester, NY 14623
 Telephone Number of Property Owner: 585-272-7760
2. Name and Address of Applicant *if not property owner*: _____

 Telephone Number of Applicant: _____
3. Subject Property Address: 2390 State Route 332
 Subject Property Tax Map Number: 70.00-1-8.211 Zoning District: CC

Applying for a "NEW" Special Use Permit:

Proposed Use: Building Sign- Second Commercial Speech Sign -24 SF "Kubota" Sign

Section of Town Zoning Law Pertaining to Proposed Special Use: Chapter 220, Section 220-83.A(2)

You must attach to this application (1) a detailed site plan in compliance with the Residential / Commercial Checklist; (2) a written statement detailing your compliance with the Town's zoning law; and (3) a statement of operations – a detailed description of your proposed business.

Applying to "RENEW" an existing Special Use Permit:

Type of Existing Special Use Permit: _____

Date of Original Planning Board Approval: _____

Section of Town Zoning Law Pertaining to Existing Special Use: Chapter 220, Section _____

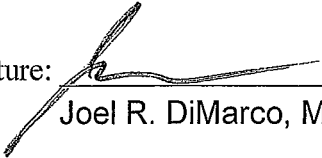
Are there any proposed changes to the existing Special Use Permit? Yes No

If yes, please explain: _____

You must attach to this application (1) a copy of the most recent site plan showing the Planning Board chairperson's signature at the time the existing special use permit was granted/last renewed; (2) a written statement regarding your compliance with all past Planning Board conditions of approval; and (3) photographs of the subject property showing your compliance with all past Planning Board conditions of approval.

The undersigned represents and agrees as a condition to the issuance of these permits that the development will be accomplished in accordance with the Town Zoning Law, the New York State Uniform Fire Prevention and Building Code, and the plans and specifications annexed hereto.

***PERMIT APPLICATION CANNOT BE ACCEPTED WITHOUT THE
PROPERTY OWNER'S SIGNATURE.***

Owner's Signature:  Date: 5-26-15
Joel R. DiMarco, Member

FOR OFFICE USE ONLY

Application requires further review by Planning Board
and/or Zoning Board of Appeals.

Yes

No

Zoning Officer

Date

Flood Zone _____

Floodplain Development Permit Required?

Yes

No

Permit Issued	Permit Number	Fee
Special Use Permit		\$50. ⁰⁰
Total Permit Fee		\$50. ⁰⁰ (non-refundable)

Code Enforcement Officer

Date

Town of Canandaigua

5440 Routes 5 & 20 West
Canandaigua, NY 14424
(585) 394-1120 / Fax: (585) 394-9476

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WAIVER REQUEST

PURSUANT TO TOWN CODE §220-65 (L)

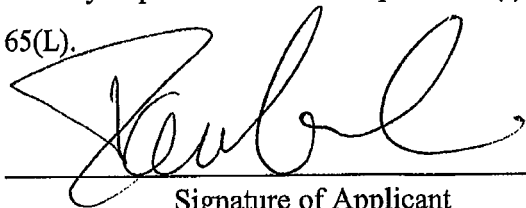
Applicant: Rochester Road LLC
Telephone #: (585) 272-7760 Email: pcolucci@dimarcogroup.com
Subject Address: 2390 State Route 332
Tax Map #: 70.00-1-8.211 CPN #: 001-16
Waiver requested for: Professionally Prepared Site Plan
(i.e. a professionally prepared site plan, landscaping requirements, etc.)

Reasons for Waiver:

1. No site improvements are proposed with the application for Special Use Permit
2. _____
3. _____

Additional Information: The special use permit to allow a 2nd Building mounted sign does not require a site plan

I hereby request a waiver of requirement(s) as described above pursuant to Town Code § 220-65(L).


Signature of Applicant

1-25-16

Date

Planning Board approval of waiver (date): _____

Town of Canandaigua

SIGN PERMIT APPLICATION

(Complete a separate form for each proposed sign.)

TOWN OF CANANDAIGUA DEVELOPMENT OFFICE		FOR REVIEW
JAN 11 2016		

SECTION I – APPLICANT / PROPERTY INFORMATION:

- Name and Address of Property Owner : Rochester Road LLC
1950 Brighton Henrietta Town Line Road, Rochester, NY 14623
Telephone Number / E-mail Address: 585-272-7760 pcolucci@dimarcogroup.com
- Name and Address of Applicant *if not property owner*: _____
Telephone Number / E-mail Address: _____
- Subject Property Address: 2390 State Route 332
Subject Property Tax Map Number: 70.00-1-8.211 Zoning District: CC
- Briefly describe the current structures on and use of the property: 84' x 150' Metal Building, Admar Supply
equipment sales and leasing

SECTION II – EXISTING SIGNS

Describe All Existing Signs on the Property: 54 sf building mounted sign, 40 sf ground sign

SECTION III – DIMENSIONS FOR PROPOSED SIGN		ZONING OFFICER TO COMPLETE	
DIMENSIONAL DESCRIPTION	APPLICANT TO COMPLETE	Allowed By Code	Variance Needed
Square Footage of Display Area			
Ground Sign:			
Front Setback (measured from the road right-of-way)		15 ft	
Left Side Setback		15 ft	
Right Side Setback		15 ft	
Height of Proposed Sign (ground to top of supporting structure)			
Building Sign:			
Existing Building Frontage	84'		
Height of Proposed Sign	18'		

SECTION IV – DESCRIPTION DETAILS FOR PROPOSED SIGN

Proposed Wording of Sign: "Kubota"

Type of Installation: _____ Ground Sign _____ ☒ Building Sign _____ Other (Explain)

Material: _____ ☒ Plastic _____ ☒ Metal _____ Wood _____ Other

Illumination of Sign: _____ Back – Lit _____ Overhead _____ Ground Lit _____ ☒ Internal
_____ None (Down Lighting) (Up Lighting)

SECTION V – SITE INFORMATION: Per § 220-80-A: A sketch site plan shall be attached to this permit application showing the following information:

- Location of building, structure, or land to which or upon which the sign is to be erected; and
- Location and setbacks of any existing or proposed ground sign and the location and setbacks of all other signs and/or buildings on the property; and
- Location (drawn to scale not exceeding one inch equals 20 feet) and position of the sign on any buildings or structures, including a depiction of the building front view or elevation; and
- Detailed drawing or blueprint (to a scale not exceeding one inch equals one foot) showing the construction details of the sign, the lettering and/or pictorial matter and color of each, and the position of lighting or other extraneous devices; and
- Identification of all other signs existing on said parcel of land and whether each other sign is conforming or legally nonconforming.

Upon a determination of compliance, a sign permit shall be issued by the Zoning Officer. The applicant shall have 120 days from the date of issuance to install the sign and submit a request for a certificate of sign compliance or the sign permit will expire.

Within five business days of the placement of any approved sign the applicant shall request for a certificate of sign compliance and provide two sets of photographs of the site and the sign to the Development Office. Upon verification of compliance with this

chapter and/or previous Town approval(s), the Zoning Officer shall issue a certificate of sign compliance.

Should the Zoning Officer, upon inspection, find the sign not to be in compliance with this chapter or previous Town approval(s), the applicant shall be so notified by certified mail. The applicant shall, within 30 days from the date of the notification letter, correct the cited deficiencies and notify the Zoning Officer of the corrections. In no event shall said thirty day period extend the one-hundred twenty day validation period for the sign permit prescribed within this subsection.

SECTION VI – CONTRACTOR INSURANCE INFORMATION:

General Contractor: Sign installation contractor to be determined

Address: _____

Telephone: _____

CONTRACTOR INSURANCE CERTIFICATES REQUIRED

☐ C-105.2 / U-26.3 and DB-120.1 **or** ☐ CE-200 / BP-1

The undersigned represents and agrees as a condition to the issuance of these permits that the development will be accomplished in accordance with the Town Zoning Law, the New York State Uniform Fire Prevention and Building Code, approvals/conditions described on the ZBA / PB decision sheet, and the plans and specifications annexed hereto.

PERMIT CANNOT BE ISSUED WITHOUT PROPERTY OWNER SIGNATURE

Please **DO NOT** send payment with this application.

Owner's Signature: _____

Joel R. DiMarco, Member

Date: 5-26-15

***** FOR OFFICE USE ONLY *****

Proposed signage complies with the Town's Sign regulations.

Yes No

Planning Board and/or Zoning Board of Appeals requirements have been met.

Yes No N/A

Zoning Officer

Date

Permit # _____

Total Permit Fee \$50.⁰⁰ (Non-Refundable)