

March 3, 2018

Mr. Doug Finch, Town Manager
Town of Canandaigua
5440 Routes 5 & 20 West
Canandaigua, New York 14424

**RE: ANTHONY KOSCUMB – 3542 SANDY BEACH DRIVE
ONE-STAGE SITE PLAN REVIEW
TAX MAP NO. 98.15-1-33.00
CPN No. 005-18
MRB PROJECT NO. 0300.12001.000 PHASE 129**

Dear Mr. Finch:

MRB Group has completed a review of the submitted One-Stage Site Plan, dated January 19, 2018, prepared by Marks Engineering regarding the above referenced project. We offer the following comments for the Planning Board's consideration. A brief written response to each of the following comments should be provided by the design engineer.

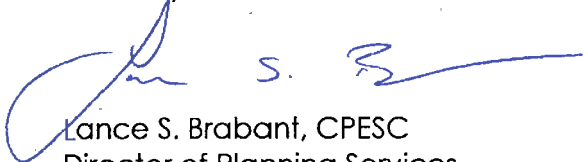
1. The Planning Board will need to discuss how this application complies with the Town's Shoreline Development Guidelines. The design engineer should consider providing written notice to the Town Planning Board describing how the proposed application complies.
2. Elevation drawings should be provided to assist the Planning Board in determining the architectural design and materials of the proposed garage structure.
3. The date of the area variance granted on the behalf of the Zoning Board of Appeals should be labeled on the Site Plan.
4. The setbacks provided within the Bulk Table are to be consistent with the setbacks referenced on the Site Plan. For example, the proposed rear setback within the Table references 61.77 feet, while the rear setback delineated on the Plan references 63.24 feet.
5. The line types provided within the Legend are to be consistent with what is shown on the Plan. For example, the Easement line in the Legend, does not coincide with the existing 20' wide Newark Waterline Easement. Please note that the Liber and Page should also be provided for all existing easements.
6. All existing utility services (e.g. water, sanitary, etc.) are to be clearly shown on the Site Plan. Construction Sequence note #5 specifies that new utilities will be installed. The Plan shows underground electrical service to the garage structure. Please clarify if any proposed plumbing will be installed in the garage. The

nearest fire hydrant should also be shown or the distance should be identified on the Plan.

7. The 100-year flood line and the mean high water mark should be delineated on the Site Plan.
8. All erosion and sediment control measures shall be designed installed and maintained per the requirements set forth in the latest edition (2016) of the New York Standards and Specifications for Erosion and Sediment Control. A note stating this shall be placed on the site plans.
9. The construction entrance and staging area are to be delineated on the Plan.
10. J-hooks should be provided to the western ends of the proposed silt fencing to prevent siltation from entering the roadway.
11. The Plan depicts proposed landscaping (e.g. Native Hardwood) on the residential side of the property, however, the proposed landscaping identified in the Landscape Notes are not shown garage side of the property. The Planning Board may want to consider all proposed landscaping to be shown, including a Landscaping Schedule.

If you have any questions, comments or concerns regarding any of the above comments please feel free to contact me at your earliest convenience.

Sincerely,

A handwritten signature in blue ink, appearing to read "Lance S. Brabant", with a long horizontal flourish extending to the right.

Lance S. Brabant, CPESC
Director of Planning Services