

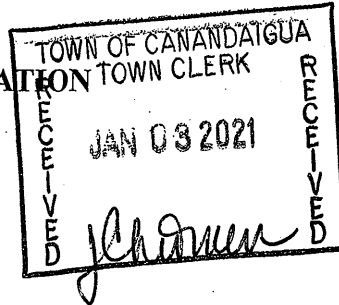
Town of Canandaigua

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

Established 1789

ZONING LAW DETERMINATION

PROPERTY OWNER: Jeffery and Kate Ingraham
PROPERTY ADDRESS: 5015 Seneca Point Road
TAX MAP NUMBER: 153.00-1-15.300
ZONING DISTRICT: RR3



DETERMINATION REFERENCE:

- Application for One Stage Site Plan Approval, dated 12/7/2021, received for review by the Town on 12/8/2021.
- Plans titled, "Site Plan for Jeffrey and Kate Ingraham" by Marks Engineering, P.C., dated 12/8/2021, revised on 12/16/2021, received by the Town on 12/16/2021.

PROJECT DESCRIPTION:

- Applicant proposes to construct a single-family dwelling with associated improvements on a vacant 10 ± acre parcel.

DETERMINATION:

- A single-family dwelling is a principally permitted use within the RR3 zoning district.
- Parcel is of sufficient area and dimension to meet minimum requirements for zoning and building purposes.

REFERRAL TO ONTARIO COUNTY PLANNING BOARD FOR:

- This application is not required to be reviewed by the Ontario County Planning Board

REFERRAL TO PLANNING BOARD FOR:

- Site plan review is required for development of a new single-family dwelling on an undeveloped parcel in the RR3 District.

CODE SECTIONS: Chapter §1-17; §220

DATE: 12/30/21

BY: Shawna Bonshak
Shawna Bonshak - Zoning Officer/Town Planner

CPN- 2021-096

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 Owner
Town Clerk