

Ontario County Planning Board

Referrals For Review at the

Coordinated Review Committee Meeting

~~November 10th, 2020 At 3:30 pm~~

County Planning Board Meeting

November 11th, 2020 At 7:00 pm



Rm. 200 - 2nd Floor Conference Room, 20 Ontario Street, Canandaigua, NY 14424 - Telephone: 585-396-4455

Referral	Municipality	Referring Board	Applicant	Application Type - Class
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182 - 2020	Town of Victor	Planning Board	Victor East Holding Co. LLC	
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Site plan for location of a motor vehicle repair use at 6484 SR 96 in the Town of Victor.

Site Plan - Class: 1

Map No(s): 28.012-1-36

183 - 2020	Town of Geneva	Town Board	Town of Geneva	
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Amendments to section 165-29 of the Town of Geneva Code regarding Short-Term Rental Regulations and penalty provisions thereto.

Text Amendment - Class: 2

Map No(s):

184 - 2020	Town of Farmington	Planning Board	Cerone, Michael	
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Site plan amendment to Incentive Zoning plan for Always Locked Mini Storage at 6061 Carmens Way off SR 332 opposite Farmbrook Drive in the Town of Farmington. Amendment proposes three additional storage buildings with a total of 17,000 SF replacing 2 storage buildings with a total of 24,000 SF.

Site Plan - Class: 1

Map No(s): 41.00-1-36.210

185 - 2020	Town of Phelps	Town Board	Clifton Land Company LLC	
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Property owner requesting zoning map amendment to rezone a portion of the property at 1379 Phelps Junctions Road in the Town of Phelps from M1 to C1.

Map Amendment - Class: 2

Map No(s): 35.00-2-74.110

186 - 2020	Town of Phelps	Town Board	Next Amp Solar, LLC	
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Solar development company requesting to rezone 42 acre portion of 183 acre property between SR 96 and I-90 from RA to C1 to accommodate development of a 5 MW AC solar facility in the Town of Phelps. Solar facility to be located west of Everson Road.

Map Amendment - Class: 2

Map No(s): 34.00-3-65.100

187 - 2020	Town of Canandaigua	Planning Board	Marks Engineering	
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Area variance for addition of 300 SF deck to home at 3528 Sandy Beach Drive in the Town of Canandaigua. Addition will result in 63 percent lot coverage when 40 percent is allowed.

Area Variance - Class: AR 2

Map No(s): 98.15-1-38.110

Referral	Municipality	Referring Board	Applicant	Application Type - Class
188 - 2020	Town of Canandaigua	Planning Board	Tintera, Anthony	
Site plan, area, and use variance for home at 4015 CR 16 in the Town of Canandaigua. Use variance for second house on property. Area variances for 42' front setback when 60' is required and 29 percent lot coverage when 22.5 percent is allowed as more than 50 percent of the site disturbance is in the steep slope protection area.				Site Plan - Class: Exempt
Map No(s): 113.17-1-14.000				
188.1 - 2020	Town of Canandaigua	Zoning Board of Appeals	Tintera, Anthony	
Site plan, area, and use variance for home at 4015 CR 16 in the Town of Canandaigua. Use variance for second house on property. Area variances for 42' front setback when 60' is required and 29 percent lot coverage when 22.5 percent is allowed as more than 50 percent of the site disturbance is in the steep slope protection area.				Area Variance - Class: AR 2
Map No(s): 113.17-1-14.000				
188.2 - 2020	Town of Canandaigua	Zoning Board of Appeals	Tintera, Anthony	
Site plan, area, and use variance for home at 4015 CR 16 in the Town of Canandaigua. Use variance for second house on property. Area variances for 42' front setback when 60' is required and 29 percent lot coverage when 22.5 percent is allowed as more than 50 percent of the site disturbance is in the steep slope protection area.				Use Variance - Class: 2
Map No(s): 113.17-1-14.000				
189 - 2020	Town of Canandaigua	Planning Board	McMahon, Liam	
Special use permit for residential 1,440 SF large scale solar system at 4459 Middle Cheshire Road in the Town of Canandaigua.				Special Use Permit - Class: 1
Map No(s): 126.00-1-22.131				
190 - 2020	Town of Canandaigua	Planning Board	Frosino, Adam	
Site plan for construction of new 3,000 SF general aviation terminal building and associated grading driveway and utility connections at the Canandiagua Airport, 2450 Brickyard Road in the Town of Canandaigua.				Site Plan - Class: 1
Map No(s): 70.00-1-74.110				
191 - 2020	Town of Canandaigua	Planning Board	Hanlon Architects	
Site plan and area variance for substantial addition to house at 3542 Sandy Beach Drive in the Town of Canandaigua. Addition would require increasing lot coverage from 34 percent to 38 percent when 30 percent is allowed, 32' front setback when 55' is required, and compliance of existing house and addition with new building code as existing dwelling crawl space is in the Special Flood Hazard Area.				Site Plan - Class: Exempt
Map No(s): 98.15-1-33.000				
191.1 - 2020	Town of Canandaigua	Zoning Board of Appeals	Hanlon Architects	
Site plan and area variance for substantial addition to house at 3542 Sandy Beach Drive in the Town of Canandaigua. Addition would require increasing lot coverage from 34 percent to 38 percent when 30 percent is allowed, 32' front setback when 55' is required, and compliance of existing house and addition with new building code as existing dwelling crawl space is in the Special Flood Hazard Area.				Area Variance - Class: AR 2
Map No(s): 98.15-1-33.000				

Referral	Municipality	Referring Board	Applicant	Application Type - Class
192 - 2020	Town of Canandaigua	Planning Board	Venezia Group	
Subdivision of 24 acre parcel into 3 conforming lots on Thomas Road in the Town of Canandaigua.				Minor Subdivision - Class: AR 1
Map No(s): 70.06-1-68.100				
193 - 2020	Town of Victor	Planning Board	Tomaszewski, Kenneth & Carol	
Area variance for accessory structure over 1,000 SF when no primary residence exists on lot north of CR 41 at the Monroe County line in the Town of Victor.				Area Variance - Class: 1
Map No(s): 26.00-1-40.110				
194 - 2020	Town of Victor	Zoning Board of Appeals	Morrell Builders	
Area variance for sign for Piper Meadows subdivision at 870 High Street/Cassidy Road in the Town of Victor. Area variance to locate sign 22' from Cassidy Road when 35' is required.				Area Variance - Class: AR 1
Map No(s):				
195 - 2020	Town of Geneva	Zoning Board of Appeals	Melissa Peters &, Peter Same Jr	
Site plan for conversion of the former Pizza Hut building at 812 Hamilton Street/NYS 5 & US 20 in the Town of Geneva to a tap room and addition of a 1,050 SF patio at the front of the building and a 2,080 SF addition to provide curb side retail sale of craft, domestic, and imported beers.				Site Plan - Class: 1
Map No(s): 102.04-1-25.3				
196 - 2020	Village of Bloomfield	Planning Board	Lane, David	
Site plan and special use permit for use of property at 118 Main Street in the Village of Bloomfield for a dog grooming business.				Site Plan - Class: 1
Map No(s): 67.19-2-37.000				
196.1 - 2020	Village of Bloomfield	Planning Board	Lane, David	
Site plan and special use permit for use of property at 118 Main Street in the Village of Bloomfield for a dog grooming business.				Special Use Permit - Class: 1
Map No(s): 67.19-2-37.000				
197 - 2020	Town of Gorham	Zoning Board of Appeals	DiMarco, Richard & Alberta	
Area variance for 3 car garage and new driveway at 3900 SR 364 in the Town of Gorham. Project proposes a 10' front setback when 30' is required and 37 percent lot coverage when 25 percent is allowed.				Area Variance - Class: AR 2
Map No(s): 113.15-1-12.100				

Referral	Municipality	Referring Board	Applicant	Application Type - Class
198 - 2020	Town of Bristol	Planning Board	Town of Bristol	
Comprehensive Plan amendment to add Land Use and Land Cover Inventory to the Town of Bristol Comprehensive Plan.				Comprehensive Plan - Class: 2
Map No(s):				
199 - 2020	City of Geneva	Planning Board	City of Geneva IDA	
Subdivision to combine lots at 5,7,11, and 15 E. North Street and 2 and 14 N. Exchange Street in the City of Geneva into a single .89 acre lot.				Subdivision - Class: 1
Map No(s): 90.83-2-30, 90.83-2-29, 90.83-2-31, 90.83-2-32, 90.83-2-34.1, 90.83-2-29-35, 104.18-3-25				
200 - 2020	City of Geneva	Planning Board	Massa, Nicholas	
Site plan for conversion of the former DeSales school at 90 Pultney Street in the City of Geneva into 15 accessible apartments with related parking lot, lighting, and landscaping modifications.				Site Plan - Class: 1
Map No(s): 104.49-1-20.100				
201 - 2020	Town of East Bloomfield	Town Board	Town of East Bloomfield	
One year extension of the existing one year large scale solar moratorium in the Town of East Bloomfield.				Local Law - Class: 2
Map No(s):				
202 - 2020	Town of Farmington	Town Board	Town of Farmington	
Town of Farmington Zoning Map amendment to rezone 85 acres of land located east and west of the Auburn Trail on the west side of SR 332 between Carmen's Way and Mountain Ash Drive to Incentive Zoning from a mix of R-1-15 Residential, Neighborhood Business, General Business, and Multiple Family Residential.				Map Amendment - Class: 2
Map No(s): 41.00-1-35.100				
203 - 2020	Town of South Bristol	Planning Board	Welch, William	
Subdivision and area variance for 2 lot subdivision of 9.9 acre lot at 7002 CR 12 in the Town of South Bristol. Area variance needed because minimum lot size is 5 acres.				Subdivision - Class: AR 1
Map No(s): 190.00-2-65.000				
203.1 - 2020	Town of South Bristol	Zoning Board of Appeals	Welch, William	
Subdivision and area variance for 2 lot subdivision of 9.9 acre lot at 7002 CR 12 in the Town of South Bristol. Area variance needed because minimum lot size is 5 acres.				Area Variance - Class: AR 1
Map No(s): 190.00-2-65.000				

Referral	Municipality	Referring Board	Applicant	Application Type - Class
204 - 2020	Town of Farmington	Planning Board	GLN Farmington Realty LLC	
<p>Site plan for phase 1A consisting of 16,000 SF of bank, fast food, car wash, and undetermined commercial use along SR 96 between Tops Plaza and SR 332 intersection in the Town of Farmington. Site plan includes new access point to SR 96. Referral and SERQ review also include full development of 27 acres site with 166,000 SF; balace of proposed development is office/warehouse space.</p>				Site Plan - Class: 1
Map No(s): 29.00-1-18.100				
205 - 2020	Town of Farmington	Town Board	Town of Farmington	
<p>Text amendment to Chapter 165, section 58 of the Farmington Tonw Code regarding accessory structures.</p>				Text Amendment - Class: 2
Map No(s):				
206 - 2020	Town of Farmington	Planning Board	RAMSS LLC	
<p>Site plan for 3 self storage buildings with a total of 12,900 SF at 6006 Loomis Road in the Town of Farmington.</p>				Site Plan - Class: 1
Map No(s): 17.00-1-28.000				
207 - 2020	Town of Hopewell	Planning Board	Payne, Leslie	
<p>Joining 2 adjacent vacant residential lots at 3558 and 3548 SR 488 at the corner of Pettit Road in the Town of Hopewell.</p>				Subdivision - Class: Exempt
Map No(s): 58.00-2-55.220, 58.00-2-55.230				
208 - 2020	Town of Hopewell	Planning Board	Finch, jeff	
<p>Subdivision of 27 acre parcel into 4 lots for single family homes at northeast corner of CR 4 and Malone Road in the Town of Hopewell.</p>				Major Subdivision - Class: AR 1
Map No(s): 73.00-1-24.130				