



TOWN OF NORTH CASTLE

WESTCHESTER COUNTY
17 Bedford Road
Armonk, New York 10504-1898

RESIDENTIAL PROJECT
REVIEW COMMITTEE
Adam R. Kaufman AICP, Chair

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RPRC DETERMINATION LETTER

Project Name: AGOR - Pool
Street Location: 183 HICKORY KINGDOM RD
Zoning District: R-4A Property Acreage: 6.20 Tax ID: 95.02-2-28
RPRC DECISION: ☐ Requires Planning Board Review ☐ Requires Architectural Review Board
☐ Requires Conservation Board ☐ Requires Zoning Board of Appeals
☒ Submit to Building Department ☐ Requires Admin Wetlands Permit
Date: May 2, 2017

The above referenced application was reviewed by the Residential Project Review Committee (RPRC) on May 2, 2017.

The Committee determined that Planning Board and Architectural Review Board approval of the proposed project is NOT REQUIRED.

However, the following issues will need to be addressed prior to the issuance of a building permit:

- The site plan should be revised to depict any proposed Town-regulated tree removal. If tree removal is proposed, the site plan should contain a revegetation plan.
- The site plans should contain a pool fence detail.
- The submitted gross land coverage calculations worksheet and backup data indicate 12,865 square feet. However, calculating the backup areas, a coverage of 13,025 square feet is depicted. The worksheet and backup should be coordinated.
- The applicant should clarify if the proposed spa will be installed under this application. Otherwise, all references to the spa should be removed.
- The minimum cover over the infiltration system should be 12 inches per manufacturer's recommendations.
- Show the location of the existing utilities (well, septic, etc.). Demonstrate that the required setbacks to the infiltration system are met.
- The applicant shall perform deep and percolation soil testing to be witnessed by the Town Engineer. The test locations and results shall be shown on the plan. Contact the Town Engineer to schedule the testing.
- Provide stormwater mitigation design calculations for the runoff generated by the 25-year storm for the net increase in impervious surface or a 6 inch pool drawdown volume; whichever is greater. Provide details of the stormwater mitigation system.

- Show the connection between the pool equipment and drawdown mitigation practice.
- All trees 8 inches dbh or greater located within or 10 feet beyond the proposed limit of disturbance shall be shown on the plan. Indicate trees to be removed and/or protected.

At this time you may coordinate directly with the North Castle Building Department. **DO NOT START CONSTRUCTION WITHOUT A VALID BUILDING DEPARTMENT PERMIT.**

If you would like to further discuss this matter, please do not hesitate to contact the Building Department.

Adam R. Kaufman, AICP
Director of Planning