



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: CAPOLINO - Deck
Street Location: 13 COLE DR
Zoning District: R-2A Property Acreage: 2.1 Tax ID: 94.04-1-3
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: March 18, 2015

The above referenced application was reviewed by the Residential Project Review Committee (RPRC) on March 17, 2015.

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:

- Need completed GLC Worksheet with backup data.
- Submitted plan does not match existing conditions with respect to pool shape, patio configuration and fence location. Deck plan does not match submitted site plan with respect to shape.
- Need details of proposed deck.
- Plan shall be prepared by qualified professional and contain seal and signature of professional preparing plan.
- Plan shall depict entire property and depict setback to relevant property lines.
- Screening shall be provided between the proposed deck and Cole Dr.
- Clarify the proposed deck foundation. The plan shall illustrate and quantify the limits of disturbance. The plan shall note that disturbance limits shall be staked in the field prior to construction.
- Include erosion control measures on the plan, including, but not limited to, temporary construction access, silt fence, inlet protection, tree protection, erosion control blankets, construction sequence, etc. Provide details.
- It appears that disturbances are proposed within the locally-regulated 100 foot wetland buffer. A local Administrative Wetland Permit may be required. The applicant shall illustrate the local wetland boundary and regulated 100 foot buffer on the plan for verification by the Town Wetland Consultant. Notify the Town Engineer once the wetland boundary has been established in the field.