



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: MORANGE - Addition
Street Location: 229 BEDFORD BANKSVILLE RD
Zoning District: R-2A Property Acreage: 7.25 Tax ID: 95.03-2-39
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: August 13, 2019

The above referenced application was reviewed by the Residential Project Review Committee (RPRC) on August 13, 2019.

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 depicts the removal of four Town-regulated trees, two of which are Town-regulated significant trees. The site plan shall be revised to depict the planting of several new trees to mitigate the proposed tree removal to the satisfaction of the Planning Department.
- The silt fence should not be installed across the existing driveway.
- The plan shall include driveway dimensions, as appropriate, for the proposed platform area and width.
- Provide construction details for all proposed improvements, including, but not limited to, driveway, drainage, curbing, walkways, etc.
- Provide a copy of the Westchester County Department of Health (WCHD) approval for the proposed modifications to the on-site wastewater treatment system and drilled well.
- The applicant shall perform deep and percolation soil testing in the vicinity of the proposed mitigation system to be witnessed by the Town Engineer. The test locations and results shall be shown on the plan. Contact this office to schedule the testing.
- Provide rims, inverts, size and material for all drainage facilities. Provide details.
- The plan and stormwater calculations should be coordinated to reference the same stormwater chamber product.
- The stabilized construction entrance should be illustrated on the site plan.

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