

NORTH CASTLE RPRC
(Residential Project Review Committee)

VIA ZOOM

<https://www.youtube.com/channel/UCYuhOXtH7X1COF1GzgUMsMg>

9:30 a.m.

July 5, 2022

Any person aggrieved by an action of the RPRC may take an appeal therefrom, in writing, to the Planning Board of the Town of North Castle within 30 days of an RPRC decision.

TIME START: 9:33

People present: Adam Kaufman, Rob Melillo, Joe Cermele, John Kellard, Susan Geffen, Craig Benedict, Larry Ruisi

APPROVAL OF MINUTES June 21, 2022

RPRC ACTION:

Motion AK, 2nd motion S.G., ayes 5, nays 0

DISCUSSION:

113 ROUND HILL ROAD [2022-0508]
109.01-1-35

R-2A

~~Tree~~ Fence
Mr. Ma Yahak Pantel present

RPRC ACTION:

Motion AK, 2nd motion S.G., ayes 5, nays 0

45 BYRAM RIDGE ROAD [2021-0980]

101.03-3-24

R-1A

Pool, Pool House, Patio, Fence, Outdoor Kitchen, Landscaping
Steve Lopez present - could not hear him
gregg C Camelute - reviewed comments with him

RPRC ACTION:

Motion AK, 2nd motion S.G., ayes 5, nays 0

5 ROSE HILL DRIVE [2022-0518]

108.01-2-59

R-10

Pergola & Patio

RPRC ACTION:

Motion AK, 2nd motion RM, ayes 5, nays 0

Craig B. CB NOT present For Vote

301 BEDFORD BANKSVILLE ROAD [2022-0520]
95.01-2-55

R-2A
Fence

present Diane Sokic, owner
Resubmit with pool compliant Fence.
RPRC ACTION: Send to Bldg Dept - address comments in determination letter

Motion AK, 2nd motion CB, ayes 6, nays 0

21 COWDRAY PARK DRIVE [2022-0521]

102.03-2-27

R-2A

Motor Court & Patio

Add Knox Box on gate
Wetland permit will need to be amended.
conyers Farm HOA already approved application.
Send to Building Dept w/ Admin wetland permit, address
RPRC ACTION: present Christopher DeChiaro - comments in determination letter.

Motion AK, 2nd motion SG, ayes 6, nays 0

27 EMMALON AVE [2022-0523]

122.08-1-22

R-2F

Fence - 6 FT Vinyl Fence Legalization. Send to Bldg Dept and address Determination letter comments.

RPRC ACTION:

Motion AK, 2nd motion Rm, ayes 6, nays 0

67 NORTH GREENWICH ROAD [2022-0522] owner, Arthur Moran present - has SKids

108.03-3-34 and wants larger play area - he wants to drain wet area

R-1A Near the pond. SK noted if water can't penetrate the ground it

Underdrain system level spreader moves 300,000 gals/hr. L.R. O.K. with Admin Wetland permit.

Craig Benedict would like to walk the site and come back in 2 weeks.

RPRC ACTION: The wet area near pond may be a wetland.

NO VOTE TAKEN, Visit site and Return to RPRC at 7/19/22 meeting.

Motion _____, 2nd motion _____, ayes _____, nays _____

✓ ~~AK~~ 200 - NO VOTE Return to next meeting
~~TE~~ 400 and regroup
Total \$600.

MEETING ADJOURNED 10:25 A.M.

Motion AK, 2nd motion Rm, ayes 6, nays 0