



TOWN OF NORTH CASTLE

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

RESIDENTIAL PROJECT
REVIEW COMMITTEE
Adam R. Kaufman AICP, Chair

Telephone: (914) 273-3000 x43
Fax: (914) 273-3554
www.northcastleny.com

RESIDENTIAL PROJECT REVIEW COMMITTEE (RPRC) PROCEDURES

The RPRC was created to streamline the residential review process and quickly reviews all residential projects. Projects determined to have no impact are permitted to apply to the Building Department while more complicated projects are directed to the appropriate review board(s).

THE RPRC reviews all applications for residential permits (including, but not limited to, buildings permits, steep slope permits, wetlands permits and pool permits), but excluding permits only relating to interior alterations/renovations.

To get on an RPRC agenda you must submit a single PDF file containing the following to the Planning Department:

1. Complete all items on the RPRC checklist
2. RPRC Application fee. Check made payable to: Town of North Castle.
3. Floor Area and Gross Land Coverage work sheets (with backup information)
4. Plans for your project according the RPRC Checklist
5. Submit one single PDF file containing all information listed above to the Planning Department: planning@northcastleny.com.

Once your application has been submitted, you may follow your application on the RPRC webpage located at <http://www.northcastleny.com/residential-project-review-committee-rprc>

Determination Letters are posted on the website (click on determination letters, find the date of your meeting and click on the name of your project - Letters are posted the day after the meeting, typically by 1 :00 p.m.)

Town of North Castle Master Fee Schedule - Revised 11/18/2020

RPRC Fees

Town Code Chapter Title	Chapter Number	Code Section	Fee Type	Fee Description	Engineering Fee Amount	Planning Fee Amount	Total Amount	Additional Notes
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	One-Family Residence - New Construction	\$1,250	\$625	\$1,875	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	One Family Residence - Teardown/Rebuild	\$1,250	\$625	\$1,875	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Addition to Primary Residence (less than 1,000 s.f.)	\$500	\$250	\$750	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Addition to Primary Residence (greater than or equal to 1,000 s.f.)	\$800	\$400	\$1,200	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Detached Accessory Building/Structure (less than 150 s.f.)	\$0	\$100	\$100	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Detached Accessory Building/Structure (greater than or equal to 150 s.f.)	\$500	\$250	\$750	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Pool/Hot Tub and associated Mechanical Equipment (includes associated deck, patio, walls, walkway, etc.)	\$800	\$400	\$1,200	

Town of North Castle Master Fee Schedule - Revised 11/18/2020

RPRC Fees

Town Code Chapter Title	Chapter Number	Code Section	Fee Type	Fee Description	Engineering Fee Amount	Planning Fee Amount	Total Amount	Additional Notes
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Recreational Court (tennis, basketball, volleyball, etc.) and Associated Utilities	\$800	\$400	\$1,200	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Deck, porch, patio, pergola	\$200	\$100	\$300	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Walkway, piers, wall, gate	\$100	\$50	\$150	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Fence	\$0	\$50	\$50	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Mechanical Equipment (generator, fuel storage tank, etc.) and Associated Utilities	\$100	\$50	\$150	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Installation or Modification of Driveway/Driveway Surface - Under 250 square feet	\$0	\$0	\$0	See § 355-26C(3). RPRC EXEMPT
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Installation or Modification of Driveway/Driveway Surface - Over 250 square feet	\$400	\$200	\$600	

Town of North Castle Master Fee Schedule - Revised 11/18/2020

RPRC Fees

Town Code Chapter Title	Chapter Number	Code Section	Fee Type	Fee Description	Engineering Fee Amount	Planning Fee Amount	Total Amount	Additional Notes
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Solar Panels	\$0	\$50	\$50	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	Installation or Modification of Stormwater Practice/Drainage Facilities	\$400	\$200	\$600	
RESIDENTIAL PROJECT REVIEW COMMITTEE	12, Art. IV	12-24	RPRC	For proposed actions not listed above	\$150	\$75	\$225	per 1,000 s.f. of disturbance or fraction thereof

1. In the event the RPRC determines that Planning Board approval is required, any RPRC Review Fees already paid by the applicant shall be applied towards the escrow review account to be established by the Planning Board.
2. In the event the RPRC determines that an Administrative Wetland Permit is required, an Administrative Wetland Permit application shall be filed with the appropriate fee, as indicated in the Administrative Wetland Permit Fee Schedule.



RPRC
Adam R. Kaufman, Chairman

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WESTCHESTER COUNTY
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Telephone: (914) 273-3542
Fax: (914) 273-3554
www.northeastleny.com

RESIDENTIAL PROJECT REVIEW COMMITTEE
RPRC 2021

MEETING DATES - 9:30 .a.m.

January 5
January 19
February 2
February 16

March 2
March 16
April 6
April 20

May 4
May 18
June 1
June 15

July 6
July 20
August 3
August 17

September 7
September 21
October 5
October 19

November 2
November 16
December 7
December 21

1 PDF ELECTRONIC SUBMISSION
DEADLINE By 12:00 p.m.

December 15, 2020
January 5, 2021
January 19
February 2

February 16
March 2
March 16
April 6

April 20
May 4
May 18
June 1

June 15
July 6
July 20
August 3

August 17
September 7
September 21
October 5

October 19
November 2
November 16
December 7

Submissions shall be made with 1 PDF electronically to planning@northeastleny.com

Please do not submit hard copy of submission

ALL DEADLINES ARE STRICTLY ENFORCED BY ORDER OF THE CHAIRMAN



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REVIEW COMMITTEE
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RESIDENTIAL PROJECT REVIEW COMMITTEE (RPRC) APPLICATION

Section I- PROJECT

ADDRESS: 26 CHESTNUT RIDGE ROAD, ARMONK, NEW YORK 10504

Section III- DESCRIPTION OF WORK:

THE APPLICANT IS PROPOSING SITE IMPROVEMENTS THAT INCLUDE THE CONSTRUCTION OF A PATIO AREA AND AN UNDERGROUND STORMWATER SYSTEM WHICH WILL RESULT IN A NET INCREASE OF IMPERVIOUS AREA OF APPROXIMATELY 1,800 SF.

Section III- CONTACT INFORMATION:

APPLICANT: ANTHONY MARINO
ADDRESS: 26 CHESTNUT RIDGE ROAD
PHONE: 646-294-7258 MOBILE: — EMAIL: AMARINO@BAMMECHGROUP.COM

PROPERTY OWNER: SAME AS APPLICANT

ADDRESS: _____

PHONE: _____ MOBILE: _____ EMAIL: _____

PROFESSIONAL: SMC, PLLC - RICK BOHLANDER, PE

ADDRESS: 120 BEDFORD ROAD, ARMONK, NEW YORK 10504

PHONE: 914-273-5225 MOBILE: 914-907-4692

EMAIL: rbohlender@jmcpllc.com

Section IV- PROPERTY INFORMATION:

Zone: R-2A Tax ID (lot designation) 94.04-1-39



Town of North Castle
Residential Project Review Committee
17 Bedford Road Armonk, New York 10504
(914) 273-3542 (914) 273-3554 (fax)

RPRC COMPLETENESS REVIEW FORM

This form represents the standard requirements for a completeness review for all Residential Project Review Committee submissions. Failure to provide all of the information requested will result in a determination that the application is incomplete.

Project Name on Plan:

PROPOSED SITE IMPROVEMENTS

Initial Submittal Revised Preliminary

Street Location:

26 CHESTNUT RIDGE ROAD, ARMONK, NY 10504

Zoning District: R-2A Property Acreage: 1.704 Tax Map Parcel ID: 94.04-1-39

Date: 5/2/2022

DEPARTMENTAL USE ONLY

Date Filed: _____ Staff Name: _____

Preliminary Plan Completeness Review Checklist

Items marked with a are complete, items left blank are incomplete and must be completed, "NA" means not applicable.

1. Plan prepared by a registered architect or professional engineer
2. Aerial photo (Google Earth) showing the applicant's entire property and adjacent properties and streets
3. Map showing the applicant's entire property and adjacent properties and streets
4. A locator map at a convenient scale
5. The proposed location, use and design of all buildings and structures
6. Existing topography and proposed grade elevations
7. Location of drives
8. Location of all existing and proposed site improvements, including drains, culverts, retaining walls and fences

RPRC COMPLETENESS REVIEW FORM

Page 2

- 9. Description of method of water supply and sewage disposal and location of such facilities
- 10. The name and address of the applicant, property owner(s) if other than the applicant and of the planner, engineer, architect, surveyor and/or other professionals engaged to work
- 1. Submission of a Zoning Conformance Table depicting the plan's compliance with the minimum requirements of the Zoning District
- 2. If a tree removal permit is being sought, submission of a plan depicting the location and graphical removal status of all Town-regulated trees within the proposed area of disturbance. In addition, the tree plan shall be accompanied by a tree inventory includes a unique ID number, the species, size, health condition and removal status of each tree.
- 3. If a wetlands permit is being sought, identification of the wetland and the 100-foot wetland buffer.

More information about the items required herein can be obtained from the North Castle Planning Department. A copy of the Town Code can be obtained from Town Clerk or on the North Castle homepage: <http://www.northcastleny.com/townhall.html>

_____ On this date, all items necessary for a technical review of the proposed site plan have been submitted and constitute a COMPLETE APPLICATION.



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PLANNING DEPARTMENT
 Adam R. Kaufman, AICP
 Director of Planning

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 Fax: (914) 273-3554
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GROSS LAND COVERAGE CALCULATIONS WORKSHEET

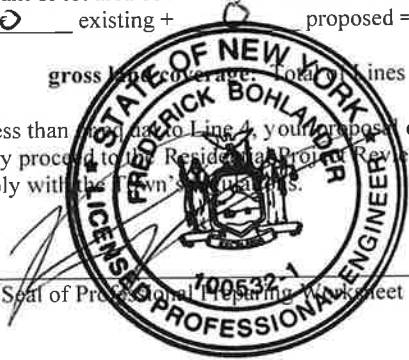
Application Name or Identifying Title: 26 CRESTMOUNT RIDGE ROAD Date: 5/2/2022
 Tax Map Designation or Proposed Lot No.: 94.04-1-39

Gross Lot Coverage

1. Total lot Area (Net Lot Area for Lots Created After 12/13/06): 74,226 SF
2. **Maximum** permitted gross land coverage (per Section 355-26.C(1)(b)):
12,110 SF
3. **BONUS** maximum gross land cover (per Section 355-26.C(1)(b)):
Distance principal home is beyond minimum front yard setback
51 x 10 = 510 510 SF
4. **TOTAL Maximum Permitted gross land coverage** = Sum of lines 2 and 3
12,620 SF
5. Amount of lot area covered by **principal building**:
2,498 existing + 0 proposed = 2,498 SF
6. Amount of lot area covered by **accessory buildings**:
0 existing + 0 proposed = 0 SF
7. Amount of lot area covered by **decks**:
599 existing + 0 proposed = 599 SF
8. Amount of lot area covered by **porches**:
0 existing + 0 proposed = 0 SF
9. Amount of lot area covered by **driveway, parking areas and walkways**:
2,341 existing + 1,800 proposed = 4,141 SF
10. Amount of lot area covered by **terraces**:
0 existing + 0 proposed = 0 SF
11. Amount of lot area covered by **tennis court, pool and mechanical equip**:
0 existing + 0 proposed = 0 SF
12. Amount of lot area covered by **all other structures**:
120 existing + 0 proposed = 120 SF
13. Proposed gross land coverage (Total of lines 5 – 12) = 7,358 SF

If Line 13 is less than or equal to Line 4, your proposal **complies** with the Town's maximum gross land coverage regulations and the project may proceed to the Residential Project Review Committee for review. If Line 13 is greater than Line 4 your proposal does not comply with the Town's regulations.

Signature and Seal of Professional Planner



5/2/2022
Date



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WESTCHESTER COUNTY
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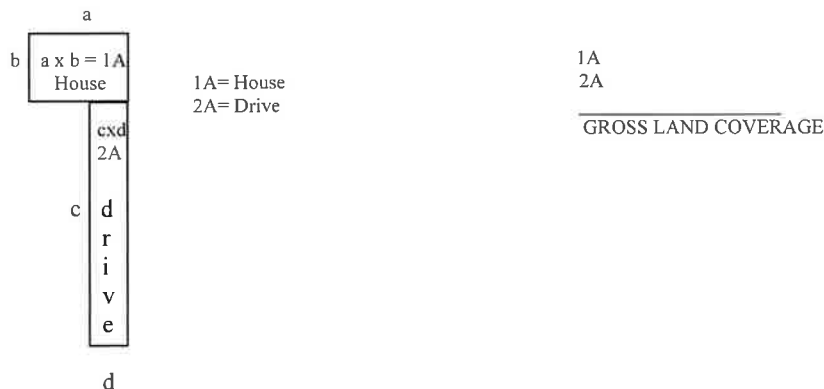
PLANNING DEPARTMENT
Adam R. Kaufman, AICP
Director of Planning

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GROSS LAND COVERAGE WORKSHEET

The following format is to be used for all applications for the purpose of demonstrating the gross land coverage of a property as necessary to show compliance with gross land coverage limitations of the Town Code.

1. Scaled worksheets are to be prepared based upon a site plan which represents existing or proposed conditions as applicable to the particular circumstances of the approval being sought. All site plans and worksheets are required to be prepared by a licensed or registered professional in the State of New York.
2. Each component of the gross land coverage is to be divided into simple polygons (squares, rectangles, etc.) each being drawn on the plan. The area of each polygon is to be shown by providing the dimensions and resulting area measurement. Each polygon is to be assigned an identifying label for reference purposes.
3. A summary table for each component is to be completed. The area of each polygon is to be listed by reference label then added, resulting in the gross land coverage for the entire site.
4. Any exception of land coverage from the gross land coverage must be identified on the floor plans and summary tables. The rationale for any exception must accompany the floor area worksheets.
5. A schematic illustration of the format is shown below



LOT AREA, NET – Lot area minus seventy five (75) percent of the area of any wetlands, waterbodies and, watercourses, but excluding any adjacent areas, all as defined in Chapter 209 Wetlands and Drainage, of the Town Code, and the area of any steep slopes, as defined Chapter 213, except that in the case of one-family lots, the deduction for steep slopes shall be only fifty (50) percent.

Lot Size	Maximum Permitted Gross Land Coverage for One-Family Dwelling Lots ¹ (square feet)
Less than 5,000 square feet	50% of the lot area
5,000 to 9,999 square feet	2,500 plus 30% of the lot area in excess of 5,000 square feet
10,000 to 14,999 square feet	4,000 plus 24% of the lot area in excess of 10,000 square feet
15,000 square feet to 0.499 acres	5,200 plus 18% of the lot area in excess of 15,000 square feet
0.5 to 0.749 acres	6,420 plus 15% of the lot area in excess of 0.5 acres
0.75 to 0.999 acres	8,050 plus 12% of the lot area in excess of 0.75 acres
1.0 to 1.999 acres	9,350 plus 9% of the lot area in excess of 1.0 acres
2.0 acres or more	13,270 plus 7.5% of the lot area in excess of 2.0 acres

*Permitted gross land coverage limitations for two-family dwelling lots in the R-2F District shall be twenty five (25) percent greater than that permitted for one-family dwelling lots.

NOTWITHSTANDING ABOVE LIMITATIONS, AN ADDITIONAL 10 SQUARE FEET OF GROSS LAND COVERAGE SHALL BE PERMITTED FOR EACH ONE FOOT OF FRONT YARD SETBACK OF THE PRINCIPAL DWELLING IN EXCESS OF THE MINIMUM FRONT YARD SETBACK REQUIRED.



TOWN OF NORTH CASTLE
 WESTCHESTER COUNTY
 17 Bedford Road
 Armonk, New York 10504-1898

January 29, 2019
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 Fax: (914) 273-3554
www.northcastleny.com

PLANNING DEPARTMENT
 Adam R. Kaufman, AICP
 Director of Planning

FLOOR AREA CALCULATIONS WORKSHEET

Application Name or Identifying Title: 26 CHESTNUT RIDGE ROAD Date: 5/2/2022

Tax Map Designation or Proposed Lot No.: 94.04-1-39

Floor Area

- | | | |
|-----|---|------------------|
| 1. | Total Lot Area (Net Lot Area for Lots Created After 12/13/06): | <u>74,221 SF</u> |
| 2. | Maximum permitted floor area (per Section 355-26.B(4)): | <u>9,478 SF</u> |
| 3. | Amount of floor area contained within first floor:
<u>1,500</u> existing + <u>0</u> proposed = | <u>1,500 SF</u> |
| 4. | Amount of floor area contained within second floor:
<u>1,500</u> existing + <u>0</u> proposed = | <u>1,500 SF</u> |
| 5. | Amount of floor area contained within garage:
<u>500</u> existing + <u>0</u> proposed = | <u>500 SF</u> |
| 6. | Amount of floor area contained within porches capable of being enclosed:
<u>0</u> existing + <u>0</u> proposed = | <u>0 SF</u> |
| 7. | Amount of floor area contained within basement (if applicable – see definition):
<u>0</u> existing + <u>0</u> proposed = | <u>0 SF</u> |
| 8. | Amount of floor area contained within attic (if applicable – see definition):
<u>0</u> existing + <u>0</u> proposed = | <u>0 SF</u> |
| 9. | Amount of floor area contained within all accessory buildings:
<u>0</u> existing + <u>0</u> proposed = | <u>0 SF</u> |
| 10. | Proposed floor area : Total of Lines 3 – 9 = | <u>3,501 SF</u> |

If Line 10 is less than or equal to Line 2, your proposal **complies** with the Town's maximum floor area regulations and the project may proceed to the Residential Project Review Committee for review. If Line 10 is greater than Line 2 your proposal does not comply with the Town's regulations.

Signature and Seal of Professional Planning Worksheet



5/2/2022
 Date



TOWN OF NORTH CASTLE
WESTCHESTER COUNTY
 17 Bedford Road
 Armonk, New York 10504-1898

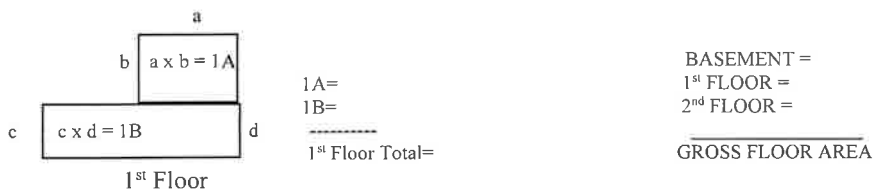
PLANNING DEPARTMENT
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GROSS FLOOR AREA WORKSHEET

The following format is to be used for all applications for the purpose of demonstrating the gross floor area of a building or group of buildings as necessary to show compliance with a building or group of buildings as necessary to show compliance with floor area limitations of the Town Code or as otherwise necessary to illustrate the intended or potential use of a structure.

1. Scaled worksheets are to be prepared based upon floor plans which represent existing or proposed conditions as applicable to the particular circumstances of the approval being sought. All floor plans and worksheets are required to be prepared by a licensed or registered professional in the State of New York.
2. The floor area of each floor is to be divided into simple polygons (squares, rectangles, etc.) each being drawn on the plan. The area of each polygon is to be shown by providing the dimensions and resulting area measurement. Each polygon is to be assigned an identifying label for reference purposes.
3. A summary table for each floor is to be completed. The area of each polygon is to be listed by reference label then added, resulting in the floor area for the entire floor.
4. A similar summary table is to be provided listing the total floor area of each floor within the resulting floor area of each building.
5. Any exception of floor area from the gross floor area must be identified on the floor plans and summary tables. The rationale for any exception must accompany the floor area worksheets.
6. A schematic illustration of the format is shown below.



LOT AREA, NET – Lot area minus seventy five (75) percent of the area of any wetlands, waterbodies and, watercourses, but excluding any adjacent areas, all as defined in Chapter 209 Wetlands and Drainage, of the Town Code, and the area of any steep slopes, as defined Chapter 213, except that in the case of one-family lots, the deduction for steep slopes shall be only fifty (50) percent.

FLOOR AREA, GROSS -- The sum of the horizontal areas of the several stories of the building or buildings, excluding any floor area used for off-street parking or loading purposes (except for one- and two-family residences), measured from the exterior walls or, in the case of a common wall separating two buildings, from the center line of such a common wall, and including any two-story or any enclosed porch, or one having a roof and capable of being enclosed. See the definition of "basement" for exclusion of basement/mechanical areas in nonresidential buildings from "floor area, gross." For one- and two-family residences, any attic space with a floor to ceiling height of 7.5 feet or greater shall be included as part of gross floor area, as shall those portions of any basement with a floor to ceiling height of 7.5 feet or greater if the basement is considered a "story" in accordance with one of the following three alternative measurements:

- A. Where the finished surface of the floor above the basement is more than six feet above average grade.
- B. Where the finished surface of the floor above the basement is more than six feet above the finished ground level for more than 50% of the total building perimeter.
- C. Where the finished surface of the floor above the basement is more than 12 feet above the finished ground level at any point along the building perimeter.

Lot Size	Maximum Permitted Gross Floor Area for One-Family Dwellings and Accessory Buildings ¹ (square feet)
Less than 5,000 square feet	1,875 or 50% of the lot area, whichever is greater
5,000 to 9,999 square feet	2,500 plus 25% of the lot area in excess of 5,000 square feet
10,000 to 14,999 square feet	3,750 plus 20% of the lot area in excess of 10,000 square feet
15,000 square feet to 0.499 acres	4,750 plus 15% of the lot area in excess of 15,000 square feet
0.5 to 0.749 acres	5,768 plus 10% of the lot area in excess of 0.5 acres
0.75 to 0.999 acres	6,856 plus 8% of the lot area in excess of 0.75 acres
1.0 to 1.499 acres	7,727 plus 6% of the lot area in excess of 1.0 acres
1.5 to 1.999 acres	9,034 plus 5% of the lot area in excess of 1.5 acres
2.0 to 3.999 acres	10,122 plus 4% of the lot area in excess of 2.0 acres
4.0 acres or more	13,607 plus 3% of the lot area in excess of 4.0 acres

*Permitted gross floor area for two-family dwellings in the R-2F District shall be one-third (1/3) greater than that permitted for one-family dwellings.

BUILDING PERMIT DRAWINGS

PROPOSED SITE IMPROVEMENTS

TAX MAP SECTION 94.04 | BLOCK 1 | LOT 39
 WESTCHESTER COUNTY
 26 CHESTNUT RIDGE ROAD
 TOWN OF NORTH CASTLE, NEW YORK 10504

Applicant/Owner:
 ANTHONY MARINO
 26 CHESTNUT RIDGE ROAD
 ARMONK, NEW YORK 10504
 (646) 294-7258

Civil Engineer:
 120 BEDFORD ROAD
 ARMONK, NEW YORK 10504
 (914) 273-5225

JMC Drawing List:

- C-000 COVER SHEET
- C-100 EXISTING CONDITIONS MAP
- C-200 SITE PLAN
- C-900 CONSTRUCTION DETAILS
- C-901 CONSTRUCTION DETAILS



SITE AERIAL MAP
 SCALE: 1" = 100'

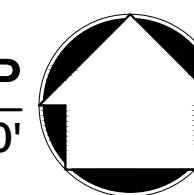
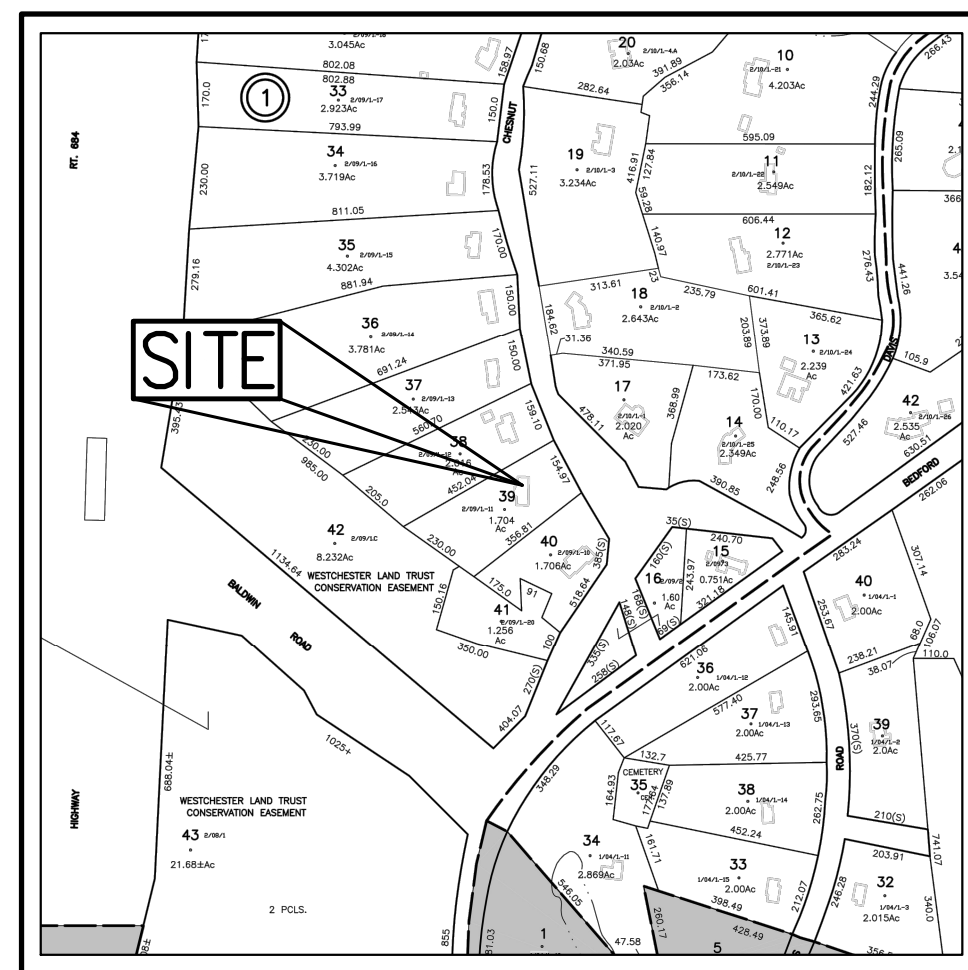


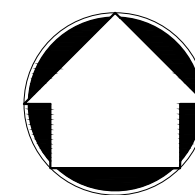
TABLE OF LAND USE				
SECTION 94.04, BLOCK 1, LOT 39 ZONE "R-2A" - ONE FAMILY RESIDENCE DISTRICT (2 ACRES) PROPOSED USE: RESIDENTIAL FIRE DISTRICT: ARMONK FIRE DEPARTMENT SCHOOL DISTRICT: BYRAM HILLS				
DESCRIPTION	REQUIRED	EXISTING	PROPOSED	
LOT AREA (ACRES)	2 MIN.	1.704	1.704	
LOT WIDTH (FEET)	150 MIN.	179	179	
LOT FRONTAGE (FEET)	150 MIN.	154	154	
LOT DEPTH (FEET)	150 MIN.	402	402	
BUILDING HEIGHT (FEET)	30 MIN.	<30	<30	
MAXIMUM GROSS FLOOR AREA (SQ. FEET)	9,478 ⁽²⁾	3,501	3,501	
LOT COVERAGE BY BUILDING (PERCENT)	8 MAX.	3.4	3.4	
DWELLING UNIT SIZE (SQ. FEET)	1,400 MIN.	2,498	2,498	
MAXIMUM GROSS LAND COVERAGE (SQ. FEET)	12,620 ⁽¹⁾	5,558	7,358	
YARDS				
FRONT BUILDING SETBACK (FEET)	50 MIN.	101	101	
REAR BUILDING SETBACK (FEET)	50 MIN.	215	215	
SIDE BUILDING SETBACK (FEET)	30 MIN.	36	36	

NOTES

- (1) PER SECTION 355-26.C(1)(b)
- (2) PER SECTION 355-26.B(4)




ZONING / VICINITY MAP
 SCALE: 1" = 500'
 SOURCE: TOWN OF NORTH CASTLE ZONING MAP



GENERAL CONSTRUCTION NOTES APPLY TO ALL WORK HEREIN:

- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL CALL 811 "DIG SAFELY" (1-800-962-7962) TO HAVE UNDERGROUND UTILITIES LOCATED INCLUDING ARRANGING FOR A PRIVATE MARKOUT ON-SITE WHERE APPLICABLE. EXPLORATORY EXCAVATIONS SHALL COMPLY WITH CODE 753 REQUIREMENTS. NO WORK SHALL COMMENCE UNTIL ALL THE OPERATORS HAVE NOTIFIED THE CONTRACTOR THAT THEIR UTILITIES HAVE BEEN LOCATED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PRESERVATION OF ALL PUBLIC AND PRIVATE UNDERGROUND AND SURFACE UTILITIES AND STRUCTURES AT OR ADJACENT TO THE SITE OF CONSTRUCTION, INsofar AS THEY MAY BE ENDANGERED BY THE CONTRACTOR'S OPERATIONS. THIS SHALL HOLD TRUE WHETHER OR NOT THEY ARE SHOWN ON THE CONTRACT DRAWINGS. IF THEY ARE SHOWN ON THE DRAWINGS, THEIR LOCATIONS ARE NOT GUARANTEED EVEN THOUGH THE INFORMATION WAS OBTAINED FROM THE BEST AVAILABLE SOURCES, AND IN ANY EVENT, OTHER UTILITIES ON THESE PLANS MAY BE ENCOUNTERED IN THE FIELD. THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, IMMEDIATELY REPAIR OR REPLACE ANY STRUCTURES OR UTILITIES THAT HE DAMAGES, AND SHALL CONSTANTLY PROCEED WITH CAUTION TO PREVENT UNDE INTERRUPTION OF UTILITY SERVICE.
- CONTRACTOR SHALL HAND DIG TEST PITS TO VERIFY THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO THE START OF CONSTRUCTION. CONTRACTOR SHALL VERIFY EXISTING UTILITIES DEPTHS AND ADVISE OF ANY CONFLICTS WITH PROPOSED UTILITIES. IF CONFLICTS ARE PRESENT, THE OWNER'S FIELD REPRESENTATIVE, JMC, PLLC AND THE APPLICABLE MUNICIPALITY OR AGENCY SHALL BE NOTIFIED IN WRITING. THE EXISTING/PROPOSED UTILITIES RELOCATION SHALL BE DESIGNED BY JMC, PLLC.
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY AND ALL LOCAL PERMITS REQUIRED.
- ALL WORK SHALL BE DONE IN STRICT COMPLIANCE WITH ALL APPLICABLE NATIONAL, STATE, AND LOCAL CODES, STANDARDS, ORDINANCES, RULES, AND REGULATIONS. ALL CONSTRUCTION WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL SAFETY CODES. APPLICABLE SAFETY CODES MEAN THE LATEST EDITION INCLUDING ANY AND ALL AMENDMENTS, REVISIONS, AND ADDITIONS THERETO, TO THE FEDERAL DEPARTMENT OF LABOR, OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION'S OCCUPATIONAL SAFETY AND HEALTH STANDARDS (OSHA), AND APPLICABLE SAFETY, HEALTH REGULATIONS AND BUILDING CODES FOR CONSTRUCTION IN THE STATE OF NEW YORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR GUARDING AND PROTECTING ALL OPEN EXCAVATIONS IN ACCORDANCE WITH THE PROVISION OF SECTION 107-05 (SAFETY AND HEALTH REQUIREMENTS) OF THE NYS DOT STANDARD SPECIFICATIONS. IF THE CONTRACTOR PERFORMS ANY HAZARDOUS CONSTRUCTION PRACTICES, ALL OPERATIONS IN THE AFFECTED AREA SHALL BE DISCONTINUED AND IMMEDIATE ACTION SHALL BE TAKEN TO CORRECT THE SITUATION TO THE SATISFACTION OF THE APPROVAL AUTHORITY HAVING JURISDICTION.
- CONTRACTOR SHALL MAINTAIN ACCESS TO ALL PROPERTIES AFFECTED BY THE SCOPE OF WORK SHOWN HEREON AT ALL TIMES TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE. RAMPING CONSTRUCTION TO PROVIDE ACCESS MAY BE CONSTRUCTED WITH SUBBASE MATERIAL EXCEPT THAT TEMPORARY ASPHALT CONCRETE SHALL BE PLACED AS DIRECTED BY THE ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING SAFE PEDESTRIAN ACCESS AT ALL TIMES.
- CONTRACTOR SHALL MAINTAIN THE INTEGRITY OF EXISTING PAVEMENT TO REMAIN.

UNDERGROUND UTILITY LOCATIONS ARE BASED ON A COMPILATION OF FIELD EVIDENCE, AVAILABLE RECORD PLANS AND/OR UTILITY MARK-OUTS. THE LOCATION OR COMPLETENESS OF UNDERGROUND INFORMATION CANNOT BE GUARANTEED. VERIFY THE ACTUAL LOCATION OF ALL UTILITIES PRIOR TO EXCAVATION OR CONSTRUCTION.



No.	Revision	Date	By
1.	PLANNING BOARD SUBMISSION	03/28/2022	RB
2.	RPRC SUBMISSION	05/02/2022	RB

Previous Editions Obsolete


APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD RESOLUTION, DATED _____

CHRISTOPHER CARTHY, CHAIRMAN,
 TOWN OF NORTH CASTLE PLANNING BOARD

ENGINEERING DRAWINGS REVIEWED BY TOWN CONSULTING ENGINEER

JOSEPH M. CERMELE, P.E.
 KELLARD SESSIONS CONSULTING, P.C.
 CONSULTING TOWN ENGINEER

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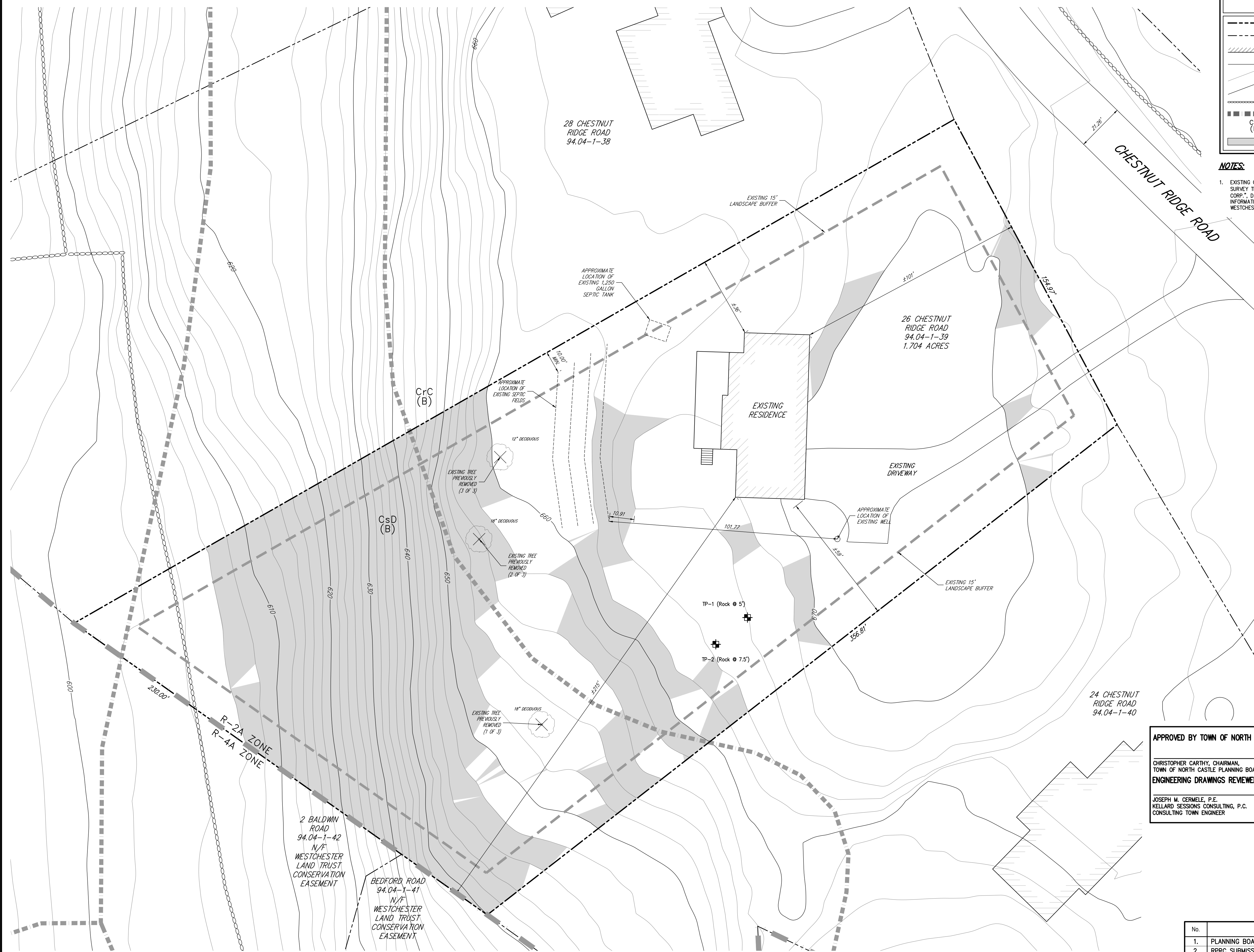
JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
 JMC Site Development Consultants, LLC
 John Meyer Consulting, Inc.
 120 BEDFORD ROAD • ARMONK, NY 10504
 voice 914.273.5225 • fax 914.273.2102
 www.jmcp LLC.com

Drawn: RB Approved: AN
 Scale: NOT TO SCALE
 Date: 02/17/2022
 Project No: 22021
 Existing COVER COVER.scr
 Drawing No: C-000

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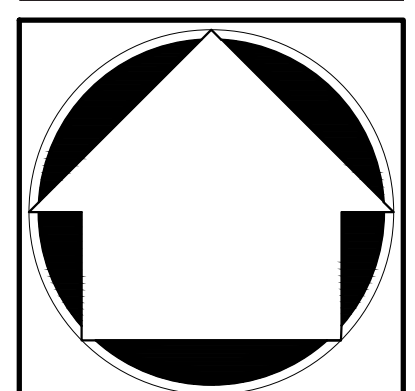
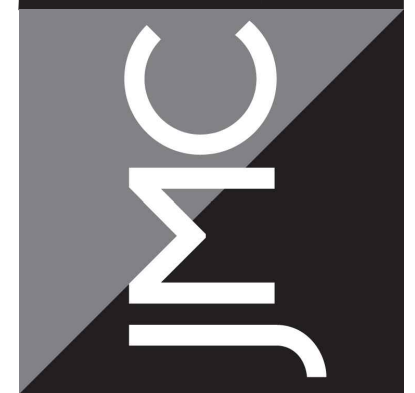
LEGEND	
	EXISTING PROPERTY LINE
	ADJACENT PROPERTY LINE
	EXISTING BUILDING LINE
	EXISTING PAVEMENT EDGE
	EXISTING CONTOUR
	EXISTING INDEX CONTOUR
	EXISTING STONE WALL
	EXISTING SOIL DIVIDE AND DESIGNATION
	SLOPES EQUAL TO OR GREATER THAN 15%

NOTES:

1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM THE SURVEY TITLED "PLAN OF SEWAGE SYSTEM AS BUILT FOR T.S.I. DEVELOPMENT CORP.", DATED JUNE 3, 1981 AND SUPPLEMENTED BY WESTCHESTER GIS INFORMATION. ALL TOPOGRAPHIC INFORMATION HAS BEEN TAKEN FROM WESTCHESTER COUNTY GIS INFORMATION.

APPLICANT/OWNER:
ANTHONY MARINO
 26 CHESTNUT RIDGE ROAD
 ARMONK, NEW YORK 10504

JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
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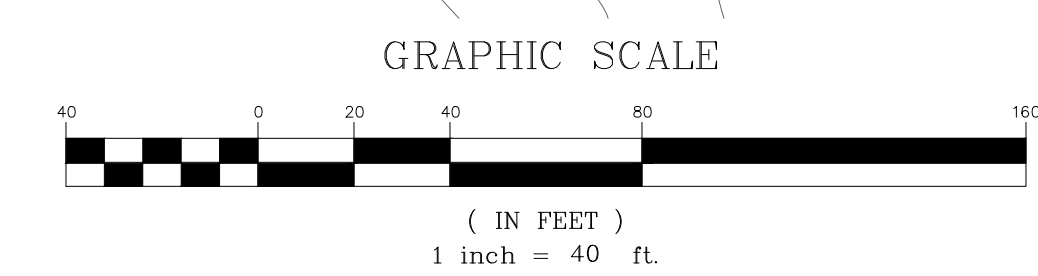
EXISTING CONDITIONS MAP
PROPOSED SITE IMPROVEMENTS
 26 CHESTNUT RIDGE ROAD
 ARMONK, NEW YORK

APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD RESOLUTION, DATED _____ DATE: _____

CHRISTOPHER CARTHY, CHAIRMAN,
 TOWN OF NORTH CASTLE PLANNING BOARD
 ENGINEERING DRAWINGS REVIEWED BY TOWN CONSULTING ENGINEER

JOSEPH M. CERMELE, P.E.
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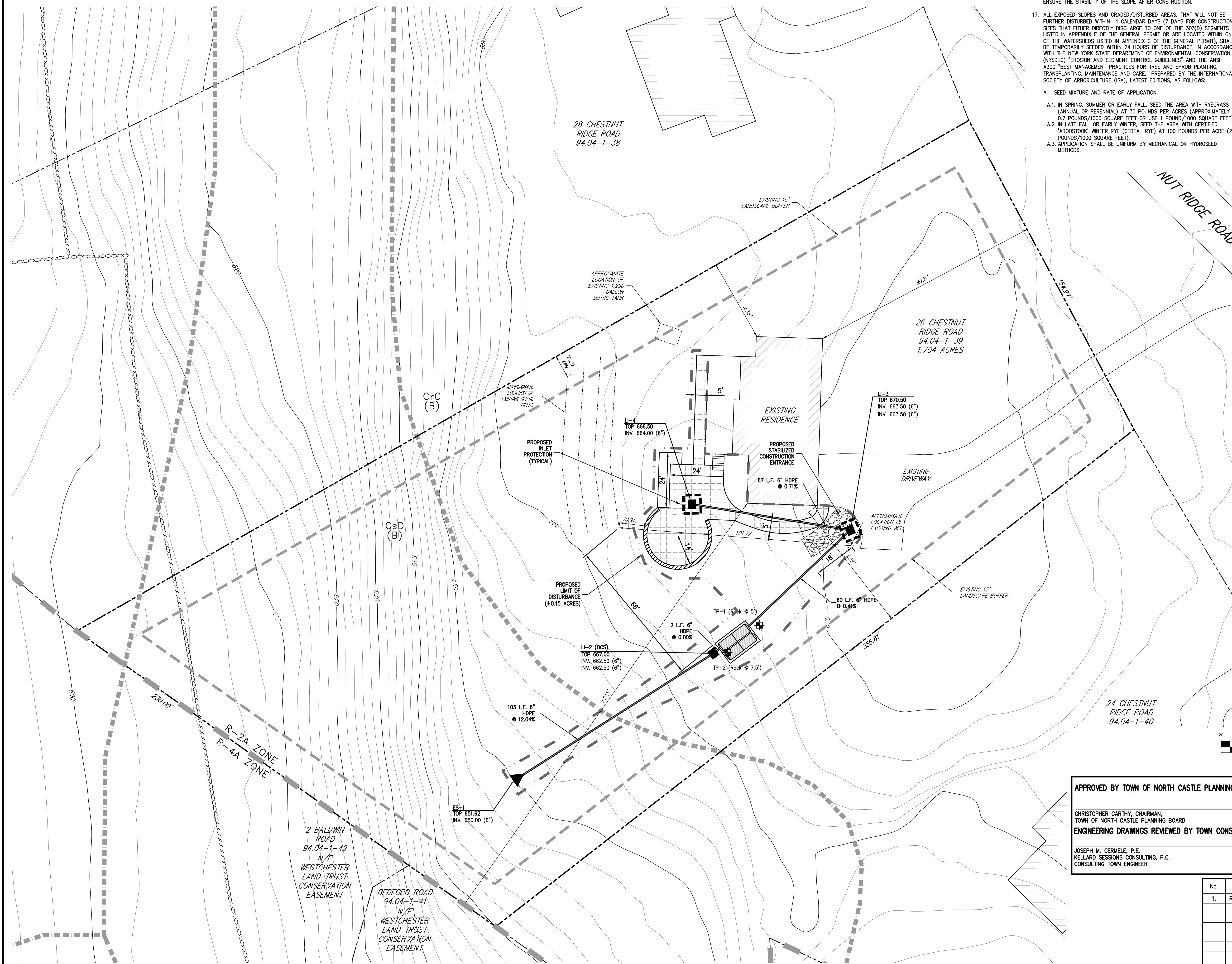
No.	Revision	Date	By
1.	PLANNING BOARD SUBMISSION	03/28/2022	RB
2.	RPRC SUBMISSION	05/02/2022	RB

Drawn: RB	Approved: AN
Scale: 1" = 20'	
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Project No: 22021	
Existing: EXIST	EXIST.scr
Drawing No:	
C-100	

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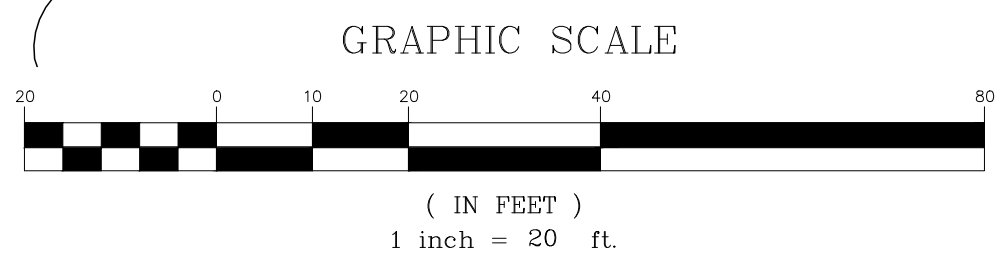


- 13. ALL SEEDED AREAS SHALL BE FERTILIZED, RESEED, AND MULCHED AS NECESSARY TO MAINTAIN VIGOROUS, DENSE VEGETATIVE COVER.
- 14. TEMPORARY SEED MIXTURES SHALL NOT BE PLACED ON AREAS WHERE FINAL GRADE HAS BEEN ESTABLISHED AND TOPSOIL HAS BEEN PLACED UNLESS OTHERWISE DIRECTED BY THE PROJECT LANDSCAPE ARCHITECT.
- 15. ALL IMPORTED SOIL SHALL COMPLY WITH FEDERAL, STATE OR LOCAL REGULATIONS.
- 16. THE SLOPES CREATED BY THE IMPORT OF FILL SHALL BE STABILIZED TO ENSURE THE STABILITY OF THE SLOPE AFTER CONSTRUCTION.
- 17. ALL EXPOSED SLOPES AND GRADED/DISTURBED AREAS, THAT WILL NOT BE FURTHER DISTURBED WITHIN 14 CALENDAR DAYS (7 DAYS FOR CONSTRUCTION SITES THAT EITHER DIRECTLY DISCHARGE TO ONE OF THE 303(D) SEGMENTS LISTED IN APPENDIX E OF THE GENERAL PERMIT OR ARE LOCATED WITHIN ONE OF THE WATERSHEDS LISTED IN APPENDIX C OF THE GENERAL PERMIT), SHALL BE TEMPORARILY SEEDED WITHIN 24 HOURS OF DISTURBANCE, IN ACCORDANCE WITH THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION (NYSDEC) "EROSION AND SEDIMENT CONTROL GUIDELINES" AND THE ANSI A300 "BEST MANAGEMENT PRACTICES FOR TREE AND SHRUB PLANTING, TRANSPLANTING, MAINTENANCE AND CARE," PREPARED BY THE INTERNATIONAL SOCIETY OF ARBORICULTURE (ISA), LATEST EDITIONS, AS FOLLOWS:
 - A. SEED MIXTURE AND RATE OF APPLICATION:
 - A.1. IN SPRING, SUMMER OR EARLY FALL, SEED THE AREA WITH RYEGRASS (ANNUAL OR PERENNIAL) AT 30 POUNDS PER ACRE (APPROXIMATELY 0.7 POUNDS/1000 SQUARE FEET OR USE 1 POUND/1000 SQUARE FEET).
 - A.2. IN LATE FALL OR EARLY WINTER, SEED THE AREA WITH CERTIFIED "AROSTOOK" WINTER RYE (CEREAL RYE) AT 100 POUNDS PER ACRE (2.5 POUNDS/1000 SQUARE FEET).
 - A.3. APPLICATION SHALL BE UNIFORM BY MECHANICAL OR HYDROSEED METHODS.

LEGEND

- EXISTING PROPERTY LINE
- ADJACENT PROPERTY LINE
- EXISTING BUILDING LINE
- EXISTING PAVEMENT EDGE
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- EXISTING STONE WALL
- EXISTING SOIL DIVIDE AND DESIGNATION
- PROPOSED FINISHED GRADE
- PRIOR GRADING DONE WITHOUT BUILDING PERMIT
- PROPOSED TYPE LI DRAIN LAWN INLET
- PROPOSED STORM DRAIN LINE & SIZE
- PROPOSED END SECTION
- PROPOSED LIMIT OF DISTURBANCE
- PROPOSED STABILIZED CONSTRUCTION ENTRANCE
- PROPOSED SILT FENCE
- PROPOSED INLET PROTECTION
- PROPOSED PATIO AREA

- NOTES:**
- EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM THE SURVEY TITLED "PLAN OF SEWAGE SYSTEM AS BUILT FOR T.S.J. DEVELOPMENT CORP.", DATED JUNE 3, 1981 AND SUPPLEMENTED BY WESTCHESTER GIS INFORMATION. ALL TOPOGRAPHIC INFORMATION HAS BEEN TAKEN FROM WESTCHESTER COUNTY GIS INFORMATION.
 - ALL STORMWATER MANAGEMENT PRACTICES SHALL REMAIN UNDISTURBED AND BE PROTECTED FROM HEAVY MACHINERY TRAFFIC DURING CONSTRUCTION. HOWEVER DURING CONSTRUCTION OF THE PRACTICE THE CONTRACTOR SHALL MINIMIZE AND AVOID HEAVY MACHINERY TRAFFIC TO THE MAXIMUM EXTENT PRACTICABLE. THERE SHALL BE NO STORAGE OF MATERIALS WITHIN AREAS TO BE USED FOR STORMWATER MANAGEMENT PRACTICES. THE CONTRACTOR SHALL INSTALL CONSTRUCTION FENCE AROUND THE PRACTICE TO DISCOURAGE VEHICLE TRAFFIC.
 - ALL FILLS SHALL BE COMPACTED TO PROVIDE STABILITY OF MATERIAL AND TO PREVENT SETTLEMENT.
 - EXCAVATIONS AND FILLS SHALL NOT ENDANGER ADJOINING PROPERTIES, NOR DIVERT WATER ONTO THE PROPERTY OF OTHERS AT ANY TIME DURING THE COURSE OF CONSTRUCTION.
 - CONTRACTOR SHALL REFER TO EROSION AND SEDIMENT CONTROL PLAN FOR FURTHER DIRECTION REGARDING SITE STABILIZATION THROUGHOUT THE COURSE OF CONSTRUCTION.
 - UNLESS OTHERWISE SPECIFIED, PIPE FOR STORM DRAINS SHALL BE HIGH DENSITY POLYETHYLENE PIPE (HDPE) WITH A SMOOTH INTERIOR AND ANNUAR EXTERIOR CORRUGATIONS IN ACCORDANCE WITH ASTM F-2648. JOINTS SHALL BE WATER TIGHT IN ACCORDANCE WITH ASTM D-3212.
 - PRIOR TO BEGINNING ANY CLEARING, GRUBBING OR EXCAVATION, ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE WITH ALL THE PLANS AND SPECIFICATIONS. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE MAINTAINED UNTIL THE SITE IS STABILIZED. FINAL STABILIZATION OF LANDSCAPED AREAS SHALL BE IN ACCORDANCE WITH THE LANDSCAPE PLAN.
 - THE CONTRACTOR SHALL INSPECT AND MAINTAIN ON-SITE EROSION AND SEDIMENT CONTROL MEASURES ON A DAILY BASIS. ALL COLLECTED SEDIMENT WITHIN SEDIMENT BARRIERS SHALL BE REMOVED PERIODICALLY AS REQUIRED TO MAINTAIN THE FUNCTION OF THE SEDIMENT BARRIERS. ALL SEDIMENT COLLECTED SHALL BE RESPREAD ON-SITE WITHIN STABILIZED AREAS AS DIRECTED BY THE OWNERS REPRESENTATIVE.
 - THE CONTRACTOR SHALL INSPECT DOWNSTREAM CONDITIONS FOR EVIDENCE OF SEDIMENTATION ON A WEEKLY BASIS. AFTER EACH RAINSTORM, AND AS MAY BE REQUIRED OR DIRECTED BY ALL APPLICABLE APPROVALS AND PERMITS, THE CONTRACTOR SHALL IMMEDIATELY PROVIDE A WRITTEN REPORT ON FINDINGS OF SEDIMENT IN DOWNSTREAM AREAS TO ALL AUTHORITIES HAVING JURISDICTION AND MAKE REPAIRS AS REQUIRED OR DIRECTED.
 - ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED BY THE CONTRACTOR AS REQUIRED/WARRANTED BY FIELD CONDITIONS AND AS DIRECTED BY THE OWNERS REPRESENTATIVE, JMC, AND/OR ANY AUTHORITY HAVING JURISDICTION.
 - STOCKPILING OF CONSTRUCTION MATERIAL SHALL BE PLACED ON-SITE IN THE AREA DESIGNATED ON THIS PLAN OR AS APPROVED BY THE OWNERS REPRESENTATIVE. STOCKPILED EXCAVATED MATERIAL SHALL HAVE TWO ROWS OF SILT FENCE LOCATED AROUND ITS PERIMETER. ALL STOCKPILED MATERIAL SHALL BE MAINTAINED IN AN ORDERLY MANNER SO AS NOT TO IMPEDE ON PEDESTRIAN AND/OR VEHICULAR TRAFFIC CIRCULATION ROUTES.
 - DUST SHALL BE CONTROLLED BY SPRINKLING OR OTHER APPROVED METHODS AS NECESSARY, OR AS DIRECTED BY THE OWNERS REPRESENTATIVE.



APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD RESOLUTION, DATED _____ DATE: _____

CHRISTOPHER CARTHY, CHAIRMAN,
TOWN OF NORTH CASTLE PLANNING BOARD

ENGINEERING DRAWINGS REVIEWED BY TOWN CONSULTING ENGINEER

JOSEPH M. CERMELE, P.E.
KELLARD SESSIONS CONSULTING, P.C.
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No.	Revision	Date	By
1.	RPRC SUBMISSION	05/02/2022	RB

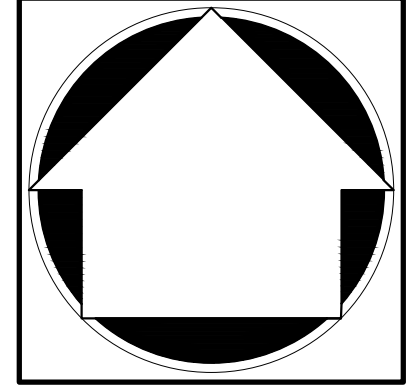
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APPLICANT/OWNER:

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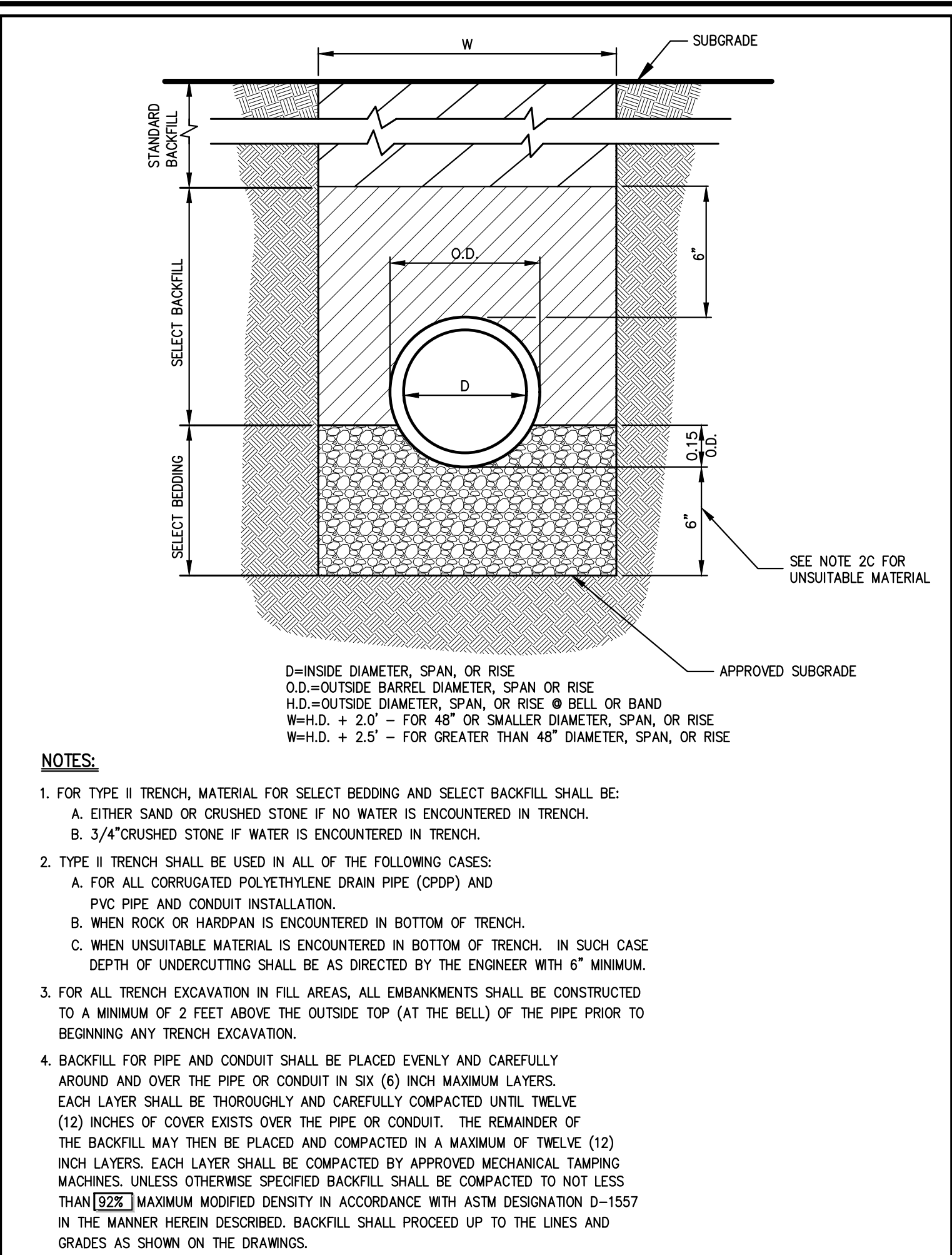
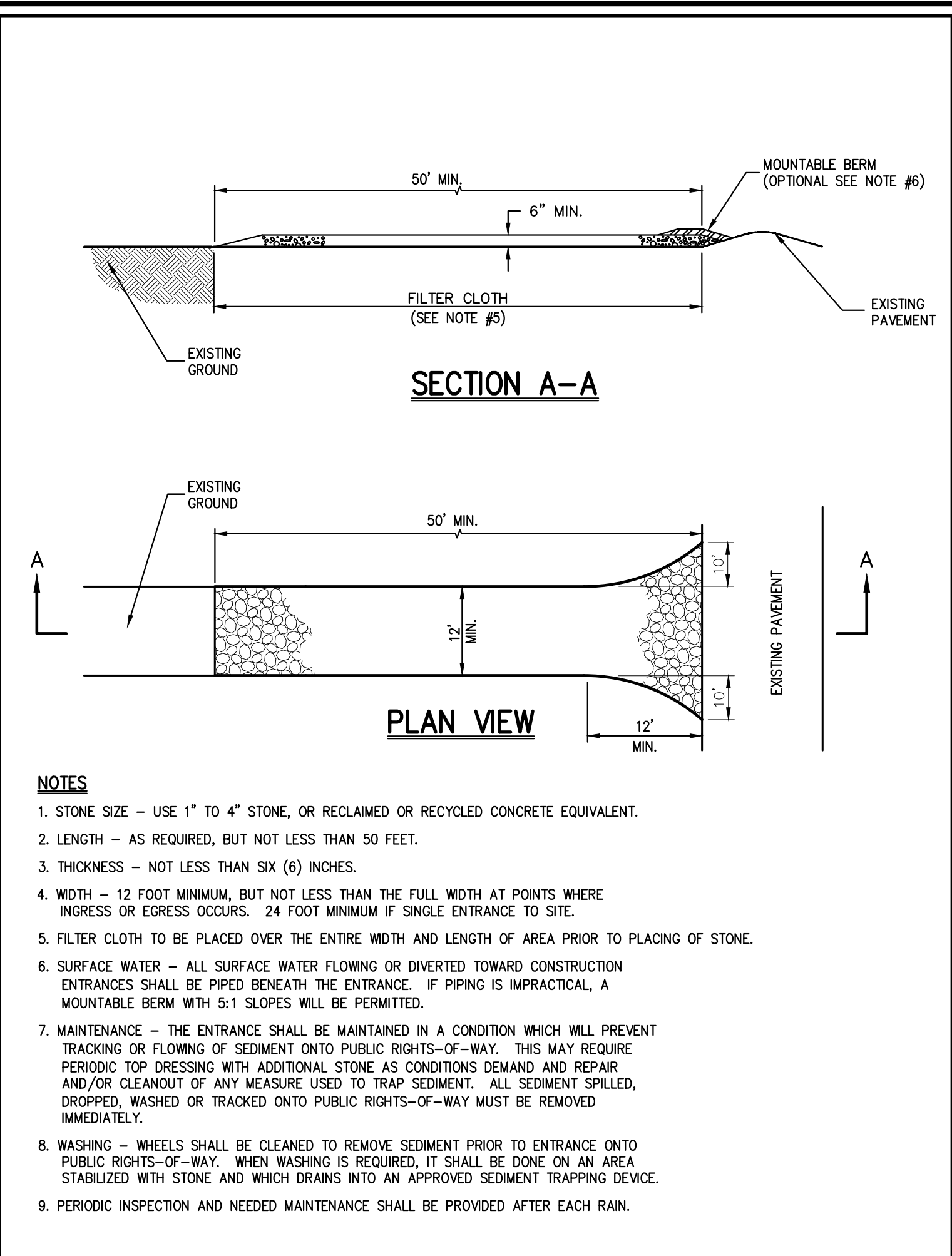
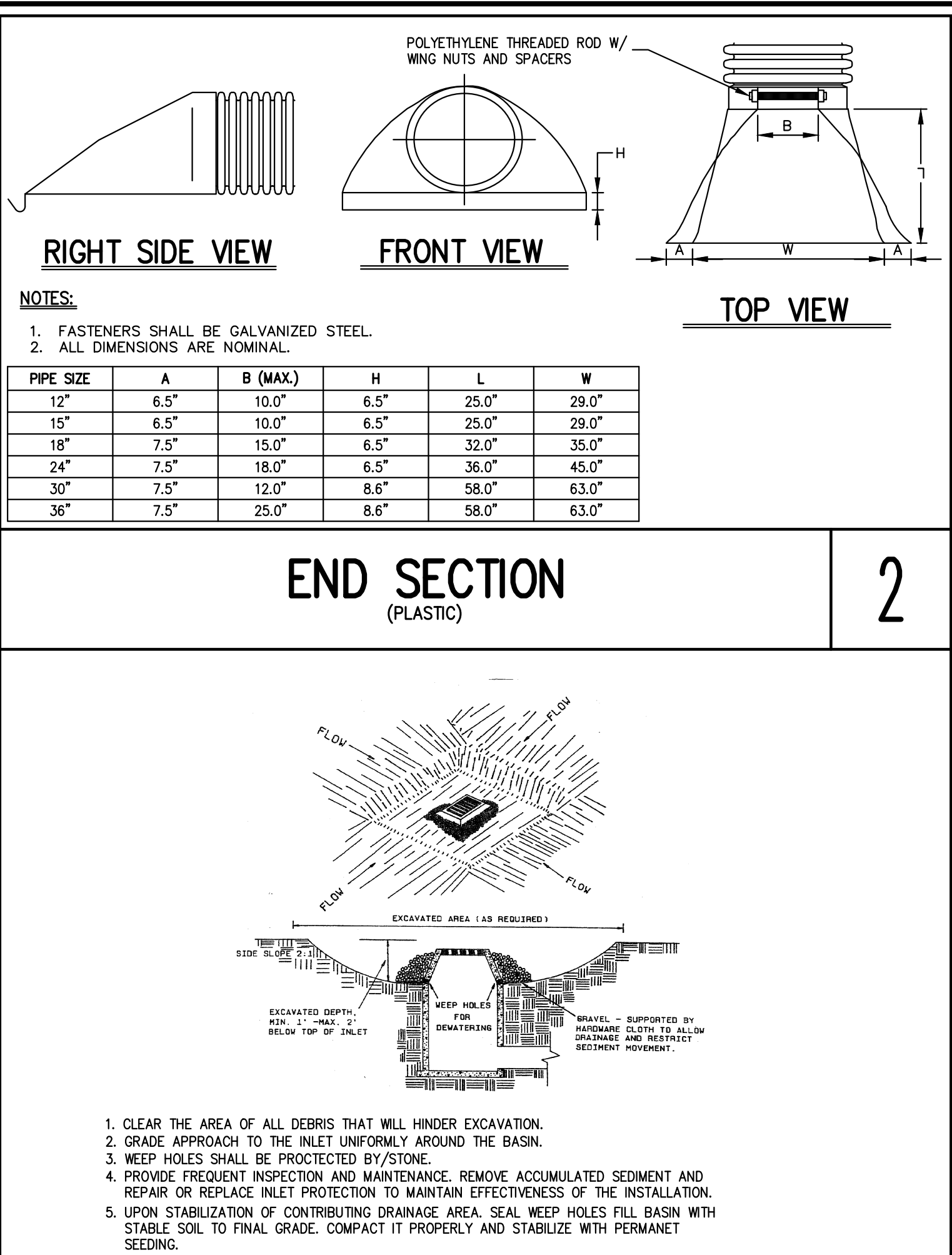
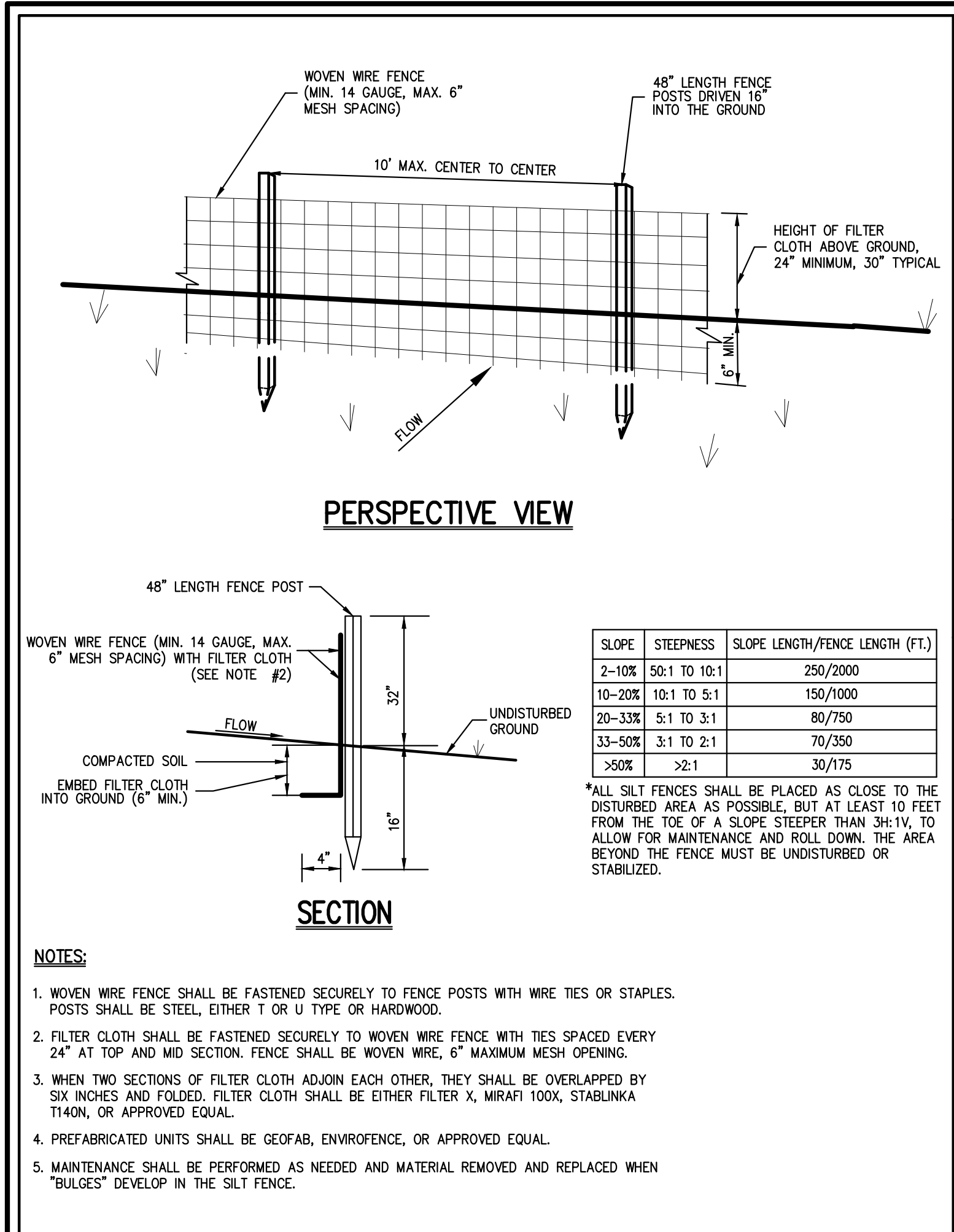


SITE PLAN

PROPOSED SITE IMPROVEMENTS
26 CHESTNUT RIDGE ROAD
ARMONK, NEW YORK



Drawn: RB Approved: AN
Scale: 1" = 20'
Date: 05/02/2022
Project No: 22021
Title: SITE CSP's
Drawing No: **C-200A**

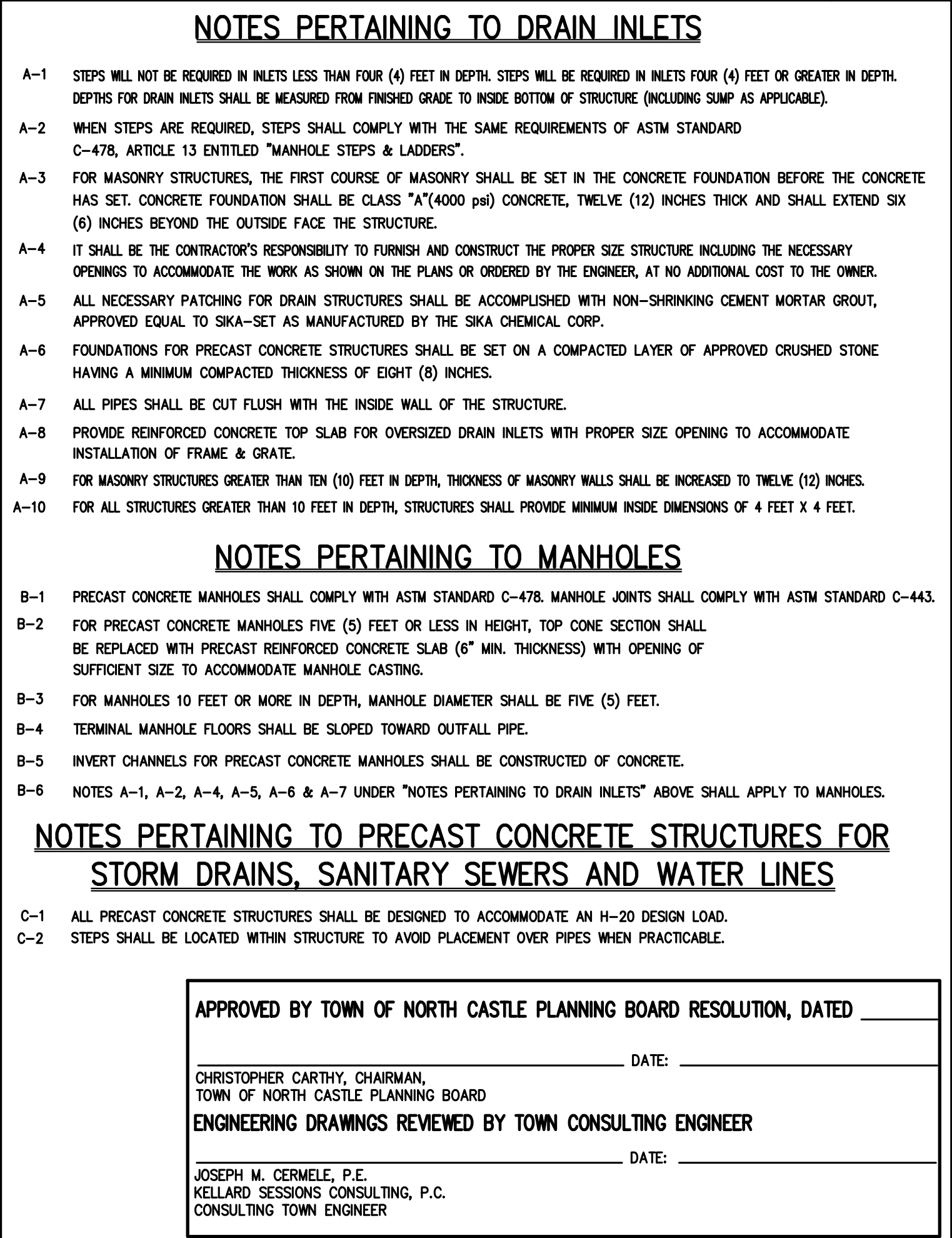
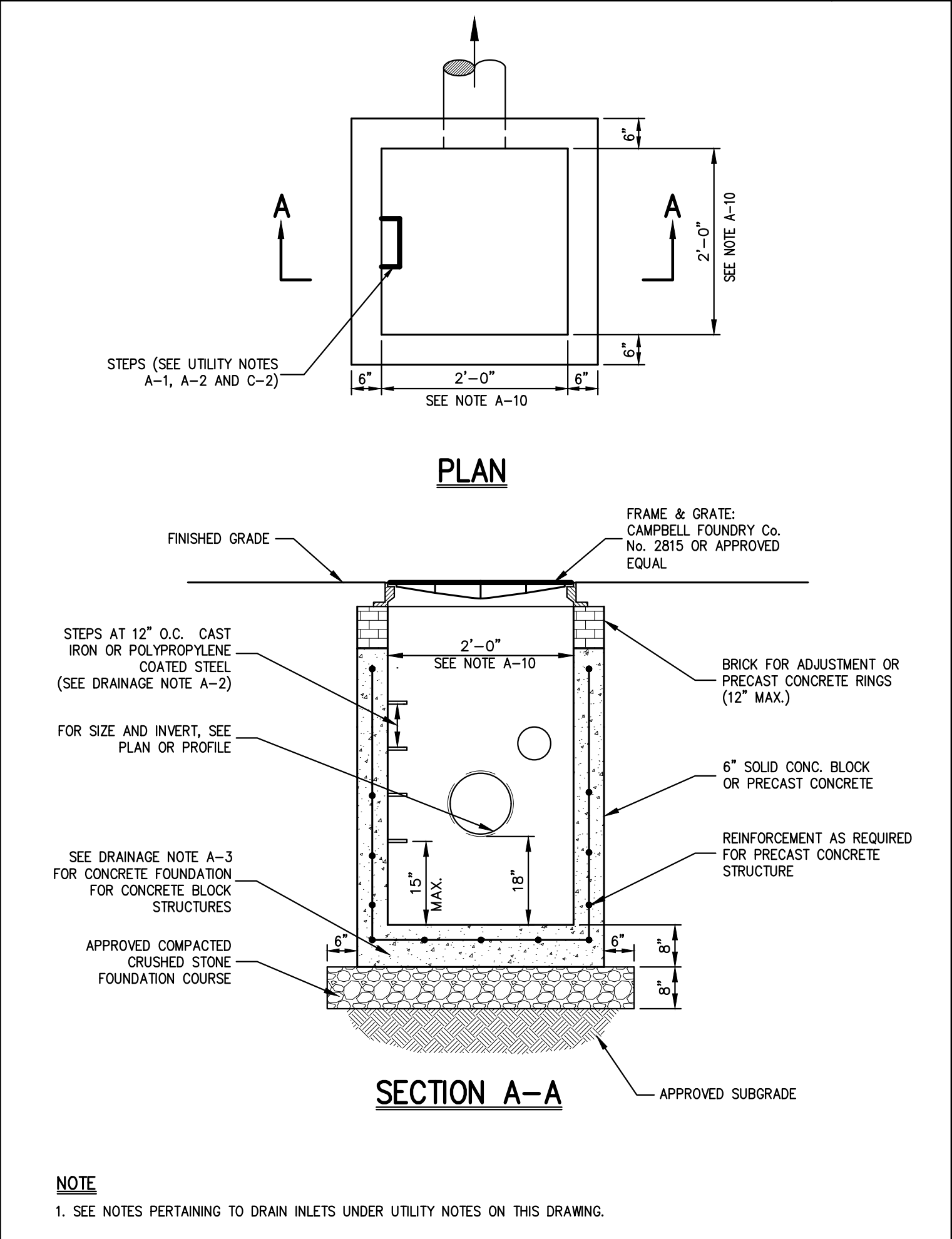
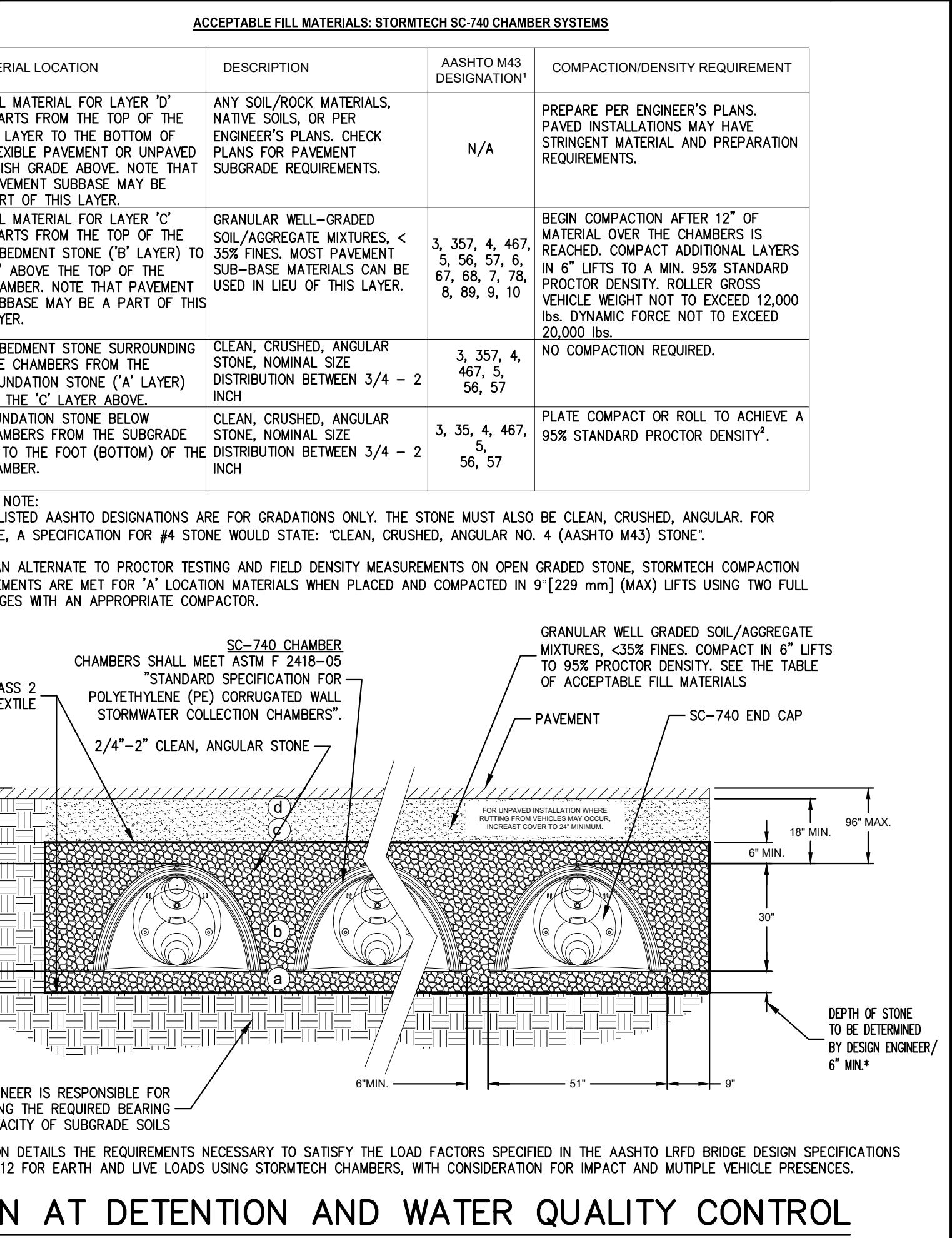
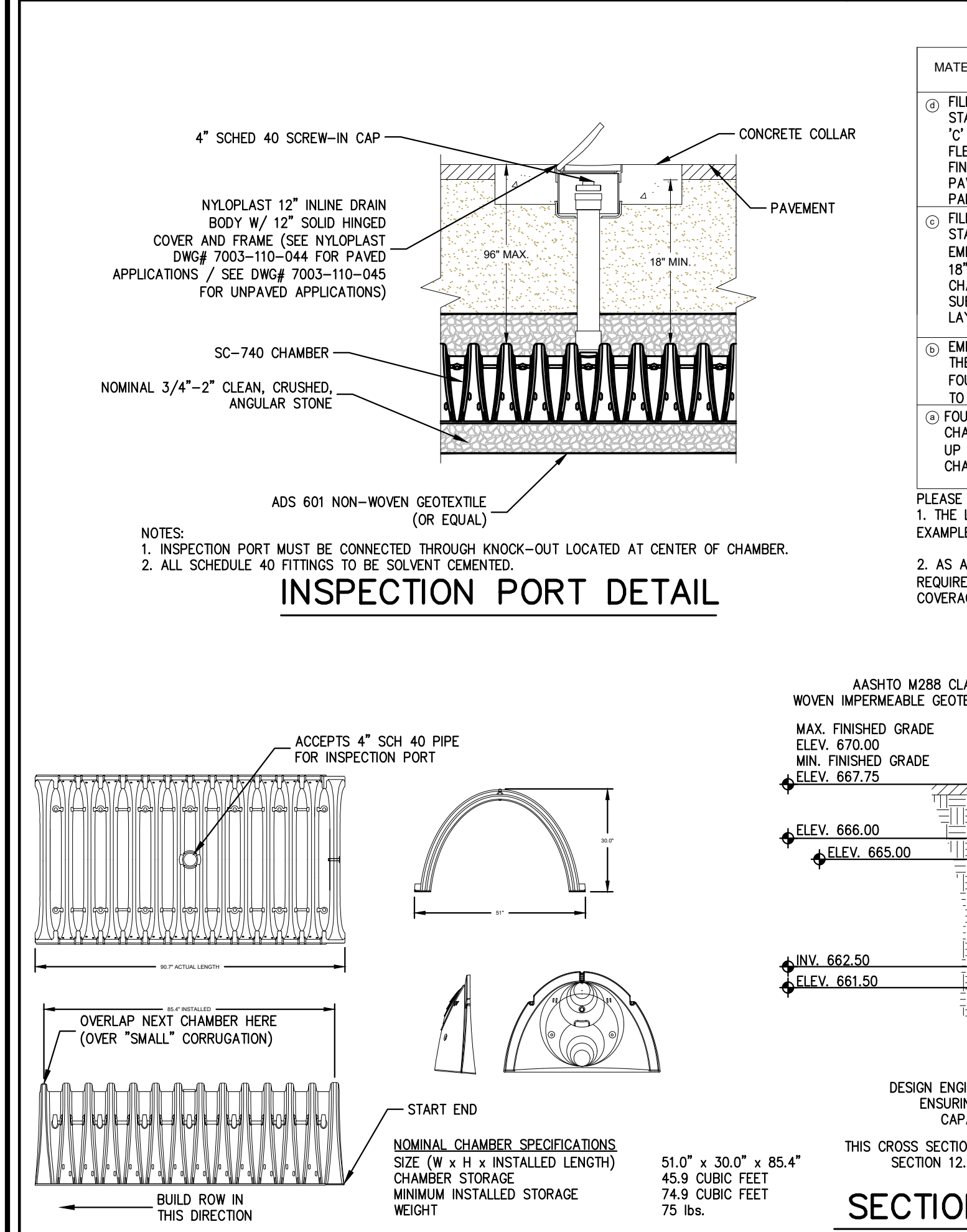


SILT FENCE 1

EXCAVATED DROP INLET PROTECTION 3

STABILIZED CONSTRUCTION ENTRANCE 4

TYPE II TRENCH 5



STORMTECH CHAMBERS SC-740 6

LAWN INLET (TYPE LI) 7

UTILITY NOTES 8

UTILITY NOTES 8

Date: 03/26/2022
 Revision: 05/02/2022

No. 1. PLANNING BOARD SUBMISSION
 2. RPRC SUBMISSION

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 120 BEDFORD ROAD - ARMONK, NY 10504
 voice 914.273.5225 • fax 914.273.2102
 www.jmcplic.com

JMC

CONSTRUCTION DETAILS

PROPOSED SITE IMPROVEMENTS
 26 CHESTNUT RIDGE ROAD
 ARMONK, NEW YORK

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Drawn: RB Approved: AN
 Scale: NOT TO SCALE
 Date: 02/17/2022
 Project No: 22021
 Detail: MODEL
 Drawing No: C-900

TREE PLANTING (DECIDUOUS AND EVERGREEN)

TREE SHALL HAVE ONE CENTRAL LEADER UNLESS MULTI-STEM IS SPECIFIED. DO NOT CUT OR DAMAGE LEADER.

TRUNK CALIPER SHALL MEET ANSI Z60 CURRENT EDITION FOR ROOT BALL SIZE.

FOR TREE PLANTING ON SLOPES, ORIGINAL SLOPE SHALL PASS THROUGH THE POINT WHERE THE TRUNK BALL MEETS SOIL.

TOP OF ROOT BALL SHALL BE FLUSH WITH FINISHED GRADE.

3" LAYER OF MULCH. NO MORE THAN 1" OF MULCH ON TOP OF ROOT BALL.

LOOSENED SOIL DIG AND TURN THE SOIL TO REDUCE COMPACTION TO THE AREA AND DEPTH SHOWN.

FINISHED GRADE.

ROOT BALL: CUT AND REMOVE BINDING FROM TRUNK AND AS MUCH OF THE BALL AS POSSIBLE. CUT AND REMOVE BURLAP AT UPPER 1/3 OF THE TREE BALL. REMOVE WIRE BASKET.

ROUND-TOPPED SOIL BERM 4" HIGH X 8" WIDE ABOVE ROOT BALL SURFACE SHALL BE CONSTRUCTED AROUND THE ROOT BALL. BERM SHALL BEGIN AT ROOT BALL PERIPHERY.

PRIOR TO MULCHING, LIGHTLY TAMP SOIL AROUND THE ROOT BALL IN 6" LIFTS TO BRACE TREE. DO NOT OVER COMPACT. WHEN THE PLANTING HOLE HAS BEEN BACKFILLED, POUR WATER AROUND THE ROOT BALL TO SETTLE THE SOIL.

EXISTING SOIL.

MEET EXISTING SLOPE.

3X WIDEST DIMENSION OF ROOT BALL.

SLOPE SIDES OF LOOSENED SOIL.

FINISHED GRADE FOR PLANTING ON SLOPE.

BOTTOM OF THE ROOT BALL RESTS ON EXISTING OR RECOMPACTED SOIL.

NOTES:

- ALL PLANTING BEDS SHALL BE FREE OF WEEDS AND GRASS PRIOR TO AND FOLLOWING INSTALLATION OF PLANTS.
- PLANTS IN CONTAINERS MUST HAVE THE FIBROUS ROOTS PULLED APART.
- PROPOSED PLANT MATERIAL SHALL BEAR THE SAME RELATION TO FINISHED GRADE AS IT BORE TO PREVIOUS EXISTING GRADE.
- SEE TREE STAKING DETAIL IF STAKING IS REQUIRED.

2022 CAMBRIDGE PRODUCT LINE SPECS & NEW PRODUCTS

Your Outdoor Dreams Come True!

FULLY-ASSEMBLED GRAND COLUMN

COLUMN SIZE	LARGE	EXTRA LARGE
DIMENSIONS	32" x 32" x 58" High	42" x 42" x 68" High
TOTAL PALLETS	1	1
TOTAL WEIGHT (lbs.)	2,350	4,057
PRICE PER KIT	(Special Order)	(Special Order)
WITH MAILBOX	(Special Order)	(Special Order)

FULLY-ASSEMBLED OLDE ENGLISH WALL KITCHEN

Custom qualities with fully assembled convenience! Put all of the amenities you need for food preparation, cooking and grilling within arm's reach in the custom configuration that is perfect for you. Whether "L" Shape (as shown), "U" Shape or Straight you can arrange the components to create the kitchen of your dreams. Ready to be joined together, this 4 open-air kitchen modules were designed to achieve a perfect fit using advanced laser technology.

FULLY-ASSEMBLED OUTDOOR GRILL ISLAND

SECTION	(A) REFRIGERATOR CABINET	(B) CORNER UNIT	(C) DOUBLE DOOR CABINET	(D) GRILL CABINET
DIMENSIONS	8' 1/2" L x 3' 2" W	3' 1/2" L x 3' 2" W	5' 1/2" L x 3' 2" W	3' 1/2" L x 3' 2" W
PALLETS	2	2	2	2
WEIGHT (lbs.)	2,415	2,285	2,730	3,470
PRICE PER KIT	(Special Order)	(Special Order)	(Special Order)	(Special Order)

FULLY-ASSEMBLED GAS FIRE TABLE

DIMENSIONS	32" Inside Diameter x 60" Outside Diameter x 29" High
TOTAL PALLETS	2
TOTAL WEIGHT (lbs.)	3,992
PRICE PER KIT	(Special Order)

SHERWOOD COLLECTION

With premium level architectural surface finishes.

PAVINGSTONE SHAPE	LEDGESTONE 3-PC DESIGN KIT	LEDGESTONE 4-PC DESIGN KIT	LEDGESTONE 5-PC DESIGN KIT	LEDGESTONE 6-PC DESIGN KIT
ACTUAL SIZE (inches)	8 3/32 x 13 5/8 - 50 pcs. 2 5/8 Thick - varies width	8 3/32 x 13 5/8 - 50 pcs. 2 5/8 Thick - varies width	15 3/4 x 23 5/8 - 20 pcs. 15 3/4 x 15 3/4 - 30 pcs. 7 7/8 x 15 3/4 - 30 pcs.	15 3/4 x 23 5/8 - 20 pcs. 15 3/4 x 15 3/4 - 30 pcs. 7 7/8 x 15 3/4 - 30 pcs.
WEIGHT PER CUBE (lbs.)	3,078	3,078	3,538 (Pallet incl.)	3,538 (Pallet incl.)
SQUARE FT. PER CUBE	114	114	129	129
PIECES PER CUBE	240	240	80	80
PRICE PER SQUARE FOOT	Standard	Standard	Standard	Standard

PAVINGSTONE SHAPE	LEDGESTONE 1-PC	LEDGESTONE SMOOTH 1-PC	SL. SMOOTH 2-PC	BRICK ALLEY
ACTUAL SIZE (inches)	4 1/2 x 8 x 3/32	4 1/2 x 8 x 3/32	23 5/8 x 35 7/16	2 5/8 x 7 7/8
WEIGHT PER CUBE (lbs.)	3,030	3,030	2,314 (Pallet incl.)	1,855
SQUARE FT. PER CUBE	114 (Linear Ft. - Sides: 151 / Sides: 303)	114 (Linear Ft. - Sides: 151 / Sides: 303)	81	468
PIECES PER CUBE	400	400	14	468
SQUARE FT. PER BAND	22.8	22.8	40.5	11.1
PIECES PER BAND	80	80	7	78
BANDS PER CUBE	5	5	2	6
PRICE PER SQUARE FOOT	Color Plus	Color Plus	Color Plus	Color Plus

PAVINGSTONE SHAPE	BELGIUM 5-PC DESIGN KIT	RIVER ROCK
ACTUAL SIZE (inches)	5 1/2 x 5 1/2 5 x 6 1/2 x 5 1/2 5 x 8 1/2	7 Various Sizes
WEIGHT PER CUBE (lbs.)	165	2,666 (Pallet incl.)
SQUARE FT. PER CUBE	450 (Linear Ft. - Sides: 251.2)	87
PIECES PER CUBE	450	580
SQUARE FT. PER BAND		
BANDS PER CUBE		
PRICE PER SQUARE FOOT	Color Plus	Color Plus

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CAMBRIDGE PATIO

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TENSAR BIONET S150BN EROSION CONTROL BLANKET INSTALLATION

SLOPE INSTALLATION DETAIL

- Prepare soil before installing rolled erosion control products (RECPs), including any necessary application of lime, fertilizer, and seed.
- Begin at the top of the slope by anchoring the RECPs in a 6"(15cm) deep X 6"(15cm) wide trench with approximately 12" (30cm) of RECPs extended beyond the up-slope portion of the trench. Anchor the RECPs with a row of staples/staples approximately 12" (30cm) apart in the bottom of the trench. Backfill and compact the trench after stapling. Apply seed to the compacted soil and fold the remaining 12"(30cm) portion of RECPs back over the seed and compacted soil. Secure RECPs over compacted soil with a row of staples/staples spaced approximately 12"(30cm) apart across the width of the RECPs.
- Roll the RECPs (A) down or (B) horizontally across the slope. RECPs will unroll with appropriate side against the soil surface. All RECPs must be securely fastened to soil surface by placing staples/staples in appropriate locations as shown in the staple pattern guide.
- The edges of parallel RECPs must be stapled with approximately 2" - 5" (5-12.5cm) overlap depending on the RECPs type.
- Consecutive RECPs spliced down the slope must be end over end (Shingle style) with an approximate 5"(12.5cm) overlap. Staple through overlapped area, approximately 12"(30cm) apart across entire RECPs width.

NOTE: In loose soil conditions, the use of staple or spike lengths greater than 6"(15cm) may be necessary to properly secure the RECPs.

Disclaimer: The information presented herein is general design information only. For specific applications, consult an independent professional for further design guidance.

Tensar NORTH AMERICAN GREEN
5401 St. Wendel - Cynthiana Rd. Poseyville, IN 47633 PH: 800-722-2040 www.tensar.com

Drawn on: 3-16-11

CONSTRUCTION DETAILS

PROPOSED SITE IMPROVEMENTS
26 CHESTNUT RIDGE ROAD
ARMONK, NEW YORK

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APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD RESOLUTION, DATED _____

CHRISTOPHER CATHY, CHAIRMAN, TOWN OF NORTH CASTLE PLANNING BOARD
ENGINEERING DRAWINGS REVIEWED BY TOWN CONSULTING ENGINEER

JOSEPH M. CERMELE, P.E. KELLARD SESSIONS CONSULTING, P.C. CONSULTING TOWN ENGINEER

Scale: NOT TO SCALE
Date: 03/28/2022
Project No: 22021
Title: MODEL
Drawing No: C-901

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Date: 03/28/2022
Revision: 05/02/2022

No. 1. PLANNING BOARD SUBMISSION
2. RPCC SUBMISSION

JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
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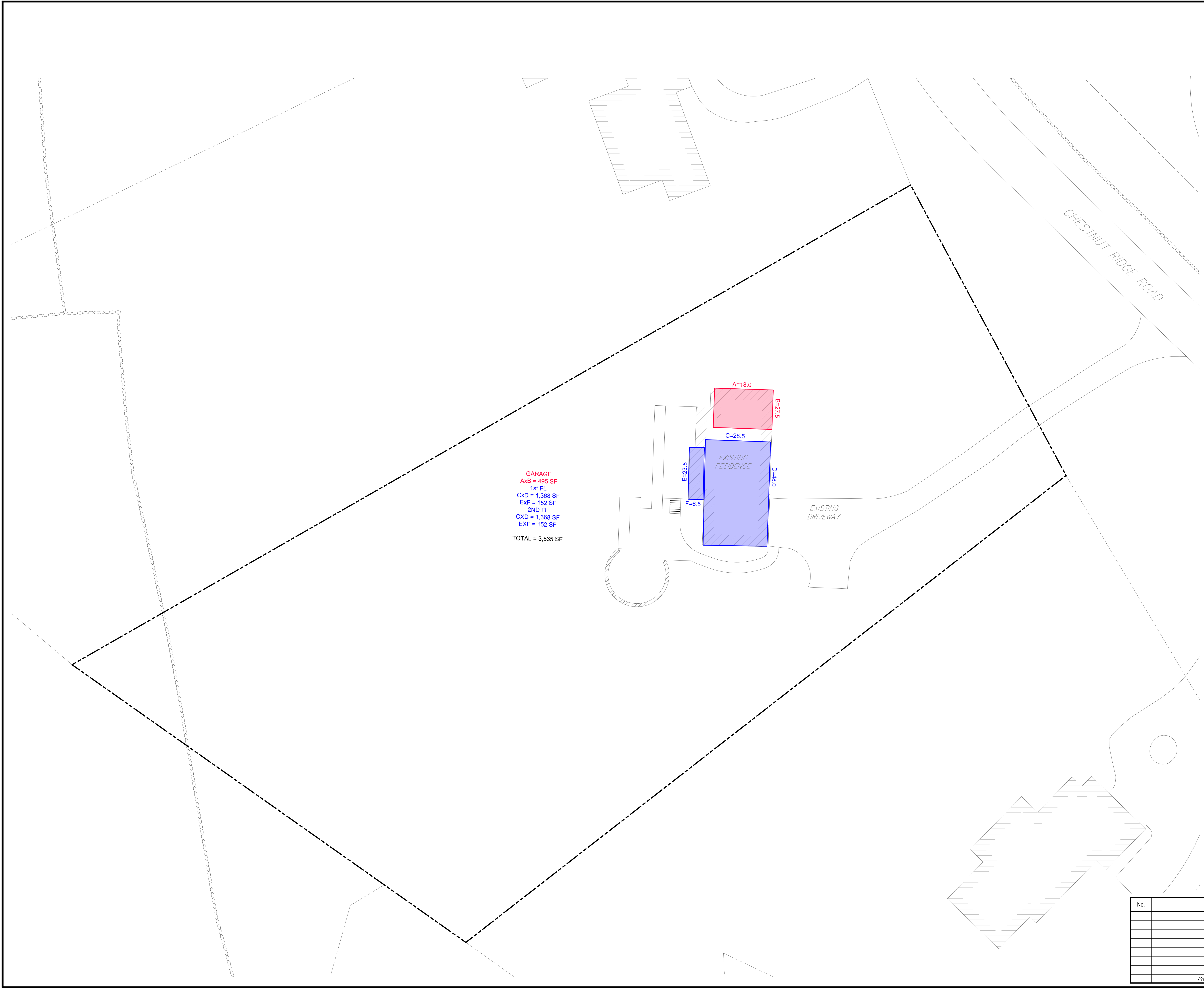
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STATE OF NEW YORK
FREDERICK BOHLUND JR.
100532
LICENSED PROFESSIONAL ENGINEER

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Date: 03/28/2022
Project No: 22021
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GARAGE
 AxB = 495 SF
 1st FL
 CxD = 1,368 SF
 EXF = 152 SF
 2ND FL
 CxD = 1,368 SF
 EXF = 152 SF
 TOTAL = 3,535 SF

CHESTNUT RIDGE ROAD

EXISTING DRIVEWAY

EXISTING RESIDENCE

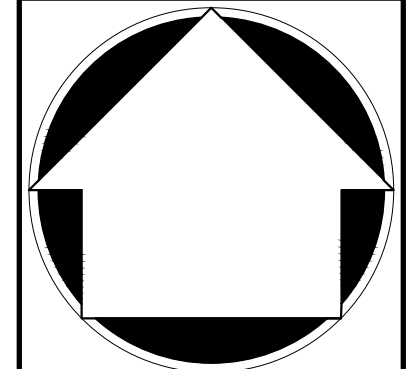
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No.	Revision	Date	By

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 Scale: 1" = 20'
 Date: 02/24/2022
 Project No: 22021
 Existing: EXIST FARs
 Drawing No: FAR-1

Previous Editions Obsolete



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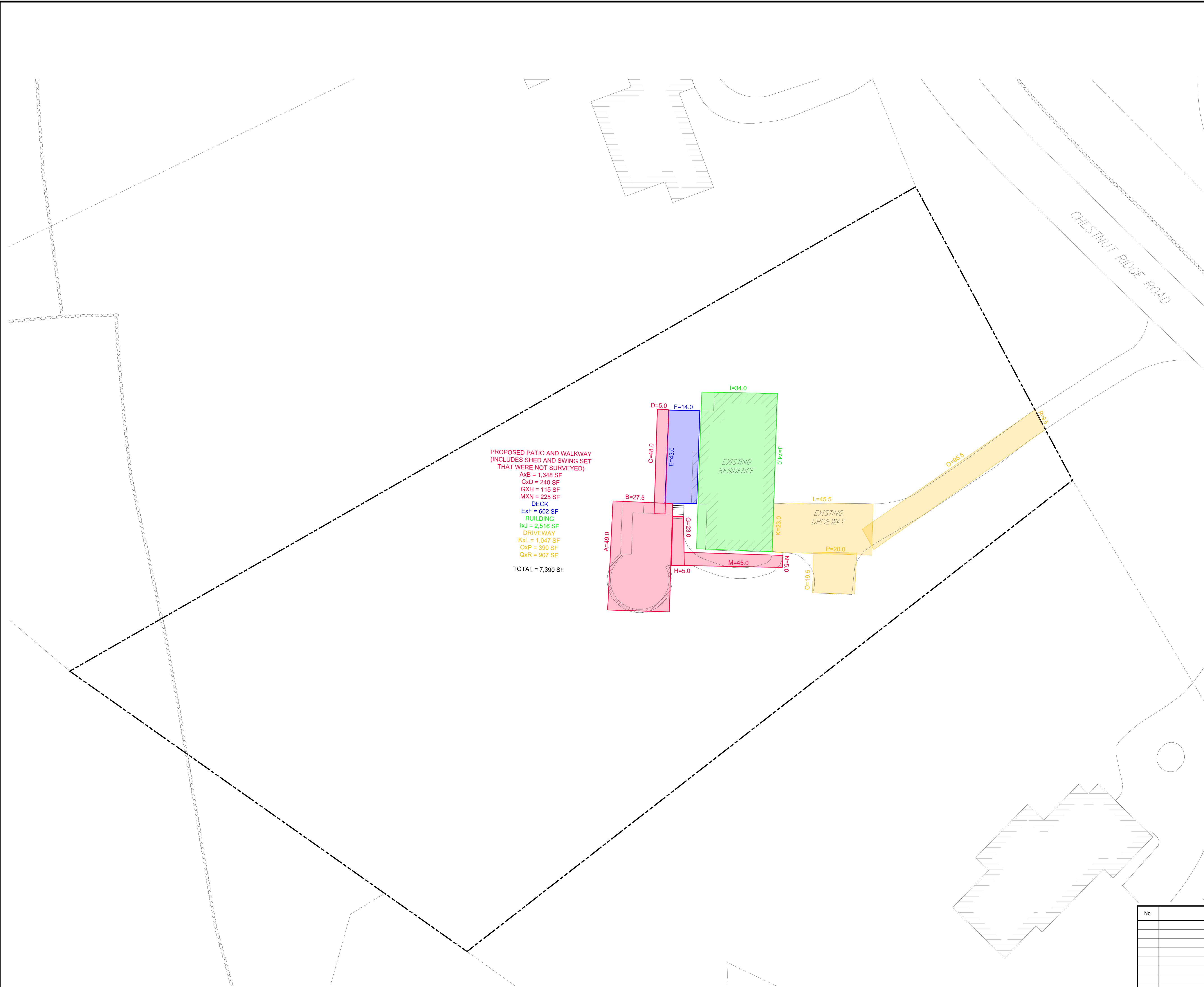
JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
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APPLICANT/OWNER:
 ANTHONY MARINO
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 ARMONK, NEW YORK 10504

FLOOR AREA DRAWING
 PROPOSED SITE IMPROVEMENTS
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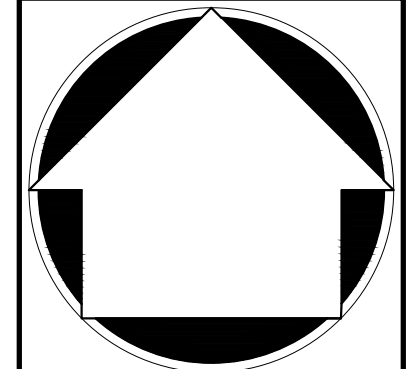


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Existing: EXIST	GLCs
Drawing No:	GLC-1



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GROSS LAND COVERAGE DRAWING
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