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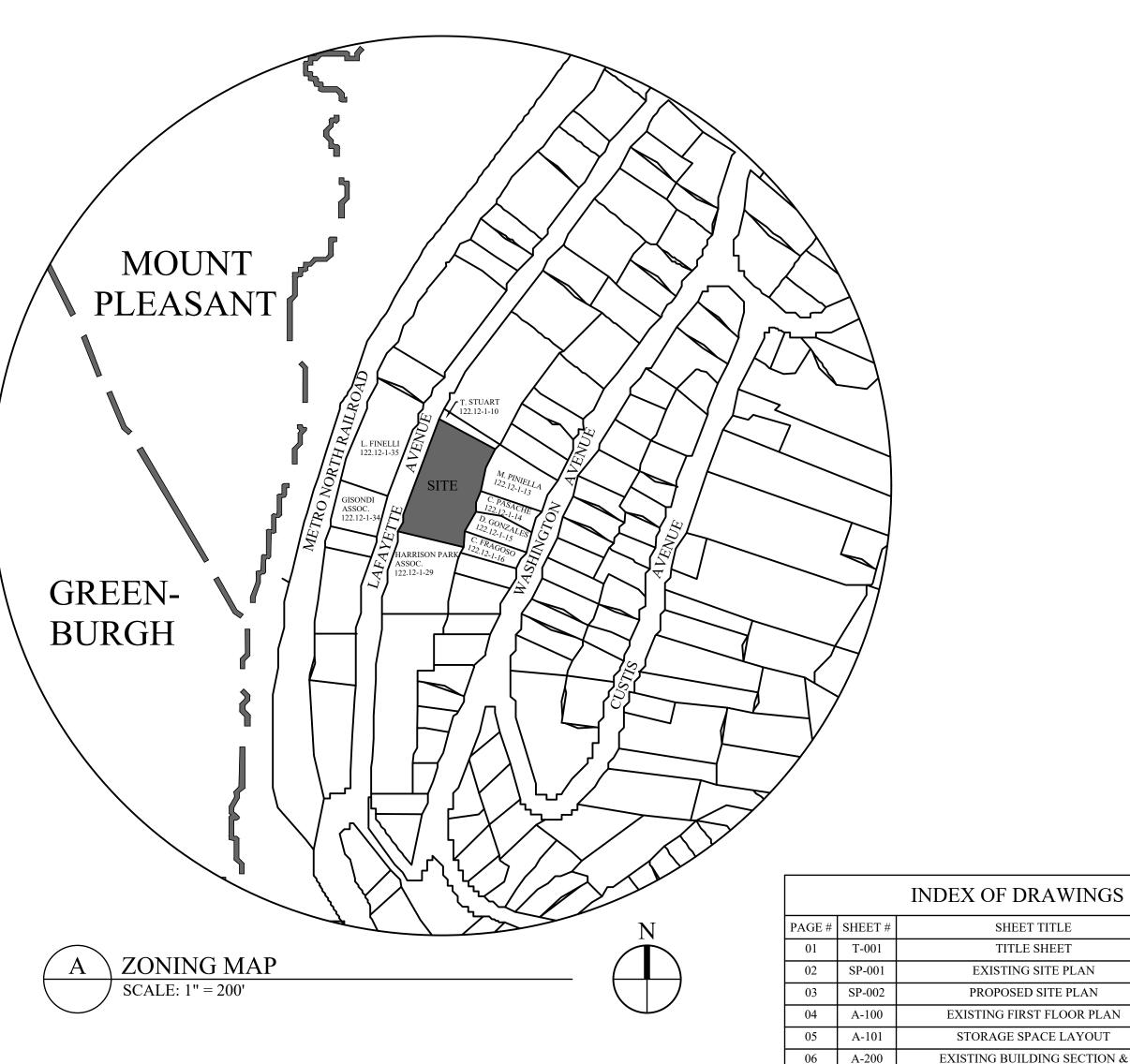
G.W.B

POROUS FILL

(STONE OR GRAVEL)

(FINISHED)

(ROUGH BLCK'G)



RECORD OWNER:

GROWTH PRODUCTS INC.

PROJECT ADDRESS:

80 LAFAYETTE AVE. NORTH WHITE PLAINS, NY 10603

PROJECT NARRATIVE

CHANGE IN USE TO COMMERCIAL (WAREHOUSE & OFFICE)
OCCUPANCY CLASSIFICATION GROUP B (BUSINESS) & S (STORAGE).

NO CHANGE TO ZONING UNDER THIS APPLICATION

GENERAL ZONING INFORMATION

1. APPLICABLE CODE: TOWN ON NORTH CASTLE, NY
TAX MAP REFERENCE: TAX MAP REFERENCE#: 122.12-1-11

3. ZONE: IND-A

4. PROPOSED USE: COMMERCIAL WAREHOUSE & OFFICE SPACE

SECTION 6 BLOCK 08 LOT 54

5. OCCUPANCY

8. SCHOOL DISTRICT:

2. LOT:

CLASSIFICATION: S-1 AND B

6. RECORD OWNER: JOSEPH A

: JOSEPH ANNUNZIATA NUNZ FUNDING LLC 766 AMSTERDAM AVE.

NEW YORK, NY 10025

7. FIRE DISTRICT: NORTH CASTLE SOUTH FIRE DISTRICT #1

9. WATER DISTRICT: WATER DISTRICT #1

10. SEWER DISTRICT: SEWER DISTRICT #1

11. EASEMENTS: 4' WIDE DRAINAGE EASEMENT & 15' LOADING DOCK EASEMENT

VALHALLA CENTRAL SCHOOL DISTRICT

10 EMPLOYEES (WAREHOUSE) 2 EMPLOYEES (OFFICE)

12. NUMBER OF EMPLOYEES IN DESIGNED BUILDING

REVISION #

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LIST OF VARIANCES TO BE REQUESTED

- 1. REQUESTING PERMISSION FOR VARIANCE OF 5 PARKING SPACES (SECTION 355-57 OF THE TOWN CODE).
- 2. REQUESTING PERMISSION FOR VARIANCE OF INGRESS AND EGRESS TO AND FROM THE PARKING AND LOADING AREAS ACROSS THE SIDEWALK AND INTO THE STREET RIGHT-OF-WAY (SECTION 355-56.G OF THE TOWN CODE).
- REQUESTING PERMISSION FOR VARIANCE OF ILLUMINATION BEYOND THE BOUNDARIES OF THE PROPERTY IN EXCESS OF MORE THAN 0.5 FOOTCANDLE (SECTION 355-45.M OF THE TOWN CODE).

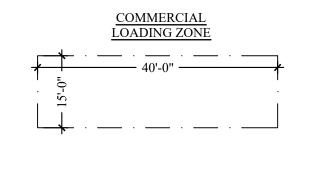
OFF-STREET PARKING & LOADING REQUIREMENTS FOR TOWN OF NORTH CASTLE, NEW YORK										
		PARKING REQUIREMENTS		LOADING REQUIREMENTS	LOADING PROVIDED					
	WAREHOUSE (PER AREA / PER EMPLOYEE)	OFFICE	TOTAL	WAREHOUSE	TOTAL					
REQUIRED	1 PER EMPLOYEE BUT NOT LESS THAN 1 PER 1200 SF	1 PER 250 SQ.FT.		MINIMUM OF ONE SPACE FOR EACH ESTABLISHMENT, AND ONE ADDITIONAL SPACE FOR EACH 10,000 SQUARE FEET OF GROSS FLOOR AREA OR MAJOR PORTION THEREOF IN EXCESS OF 4,000 SQUARE FEET OF GROSS FLOOR AREA.						
	10 / 8	10	20	3	3					
EXISTING	6	7	13	5	3 (FULL SIZE) 2 (SMALL DOCKS)					
PROPOSED	8	7	15	4	2 (FULL SIZE) 2 (SMALL DOCKS)					

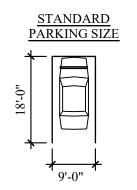
PHOTOMETRIC PLAN

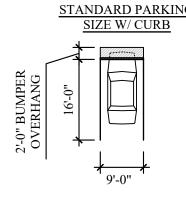
*REQUESTING PERMISSION FOR VARIANCE OF 5 PARKING SPACES.

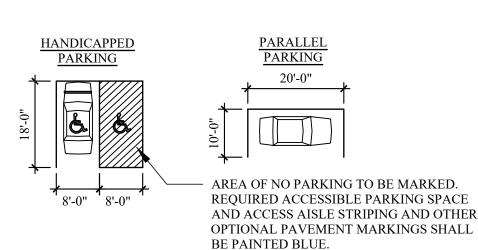
	BULK REGULATIONS FOR TOWN OF NORTH CASTLE, NEW YORK																
	MINIMUM LOT SIZE			MINIMUM YARDS		BUILDING AREAS			MAXIMUM BUILDING COVERAGE	MAXIMUM BUILDING HEIGHT		DATIO	OTHER STANDARDS & EQUIREMENTS				
	DISTRICT	PERMITTED PRINCIPAL USES	AREA (SQ.FT.) [A]	FRONTAGE (FEET)	DEPTH (FEET)	FRONT (FEET)	SIDE (FEET)	REAR (FEET)	TOTAL BLDG FOOTPRINT (SQ.FT.) [B]	OFFICE AREA (SQ.FT.) [C]	WAREHOUSE AREA (SQ.FT.) [D]	LOADING AREA (SQ.FT.) [E]	LOT AREA (PERCENT) B - E / A	STORIES	FEET	FLOOR AREA (PERCENT)	
REQUIRED	IND-A	AS PER NOTE 3	5,000	50'	101'	10'	0'	55.0'	-	-	-	-	*40%	2	35'	0.6	N/A
EXISTING	IND-A	WAREHOUSE	38,655.6	281.34'	149.38'	10.9'	3'	55.0'	15,764	2,406	11,794	962	40%	1	17.5'	0.38	N/A

LOADING DOCK AND PARKING REQUIREMENTS









CHAIRMAN, PLANNING BOARD OF THE TOWN OF NORTH CASTLE	DATE	

DATE

CONSULTING ENGINEER OF THE TOWN OF NORTH CASTLE

DRPILLA

CONSULTING ENGINEERS

- DOMINICK R. PILLA ASSOCIATES -

■ 845.727.7793 ■ 212.224.9520

■ 143 Main Street
Nyack, NY, 10960 New York, NY, 10019

ONS:

DATE DESCRIPTION

TO THE BEST OF THE SIGNING PROFESSIONAL'S KNOWLE THE PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES.

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GROWTH PRODUCTS
80 LAFAYETTE AVE

TITLE SHEET

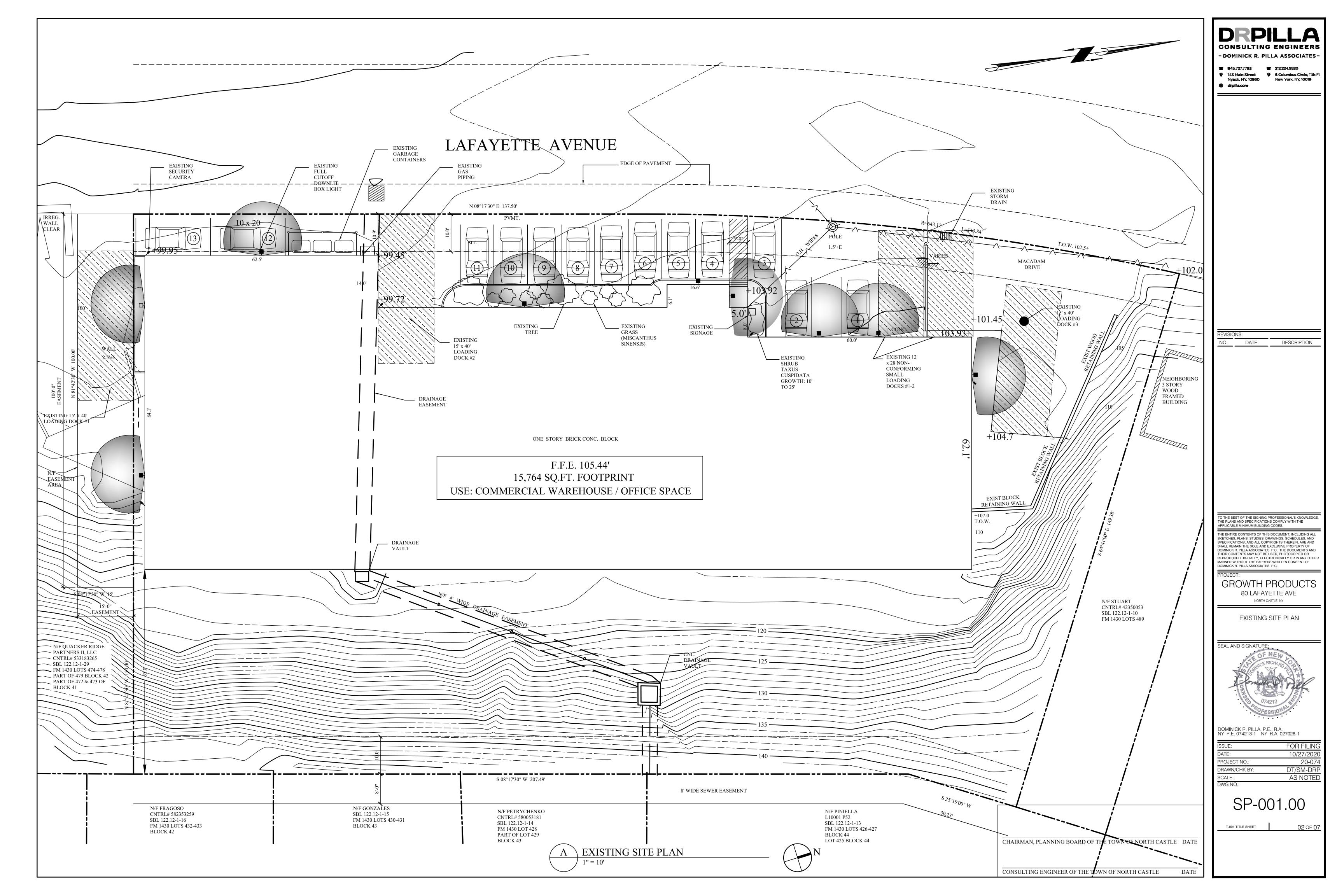


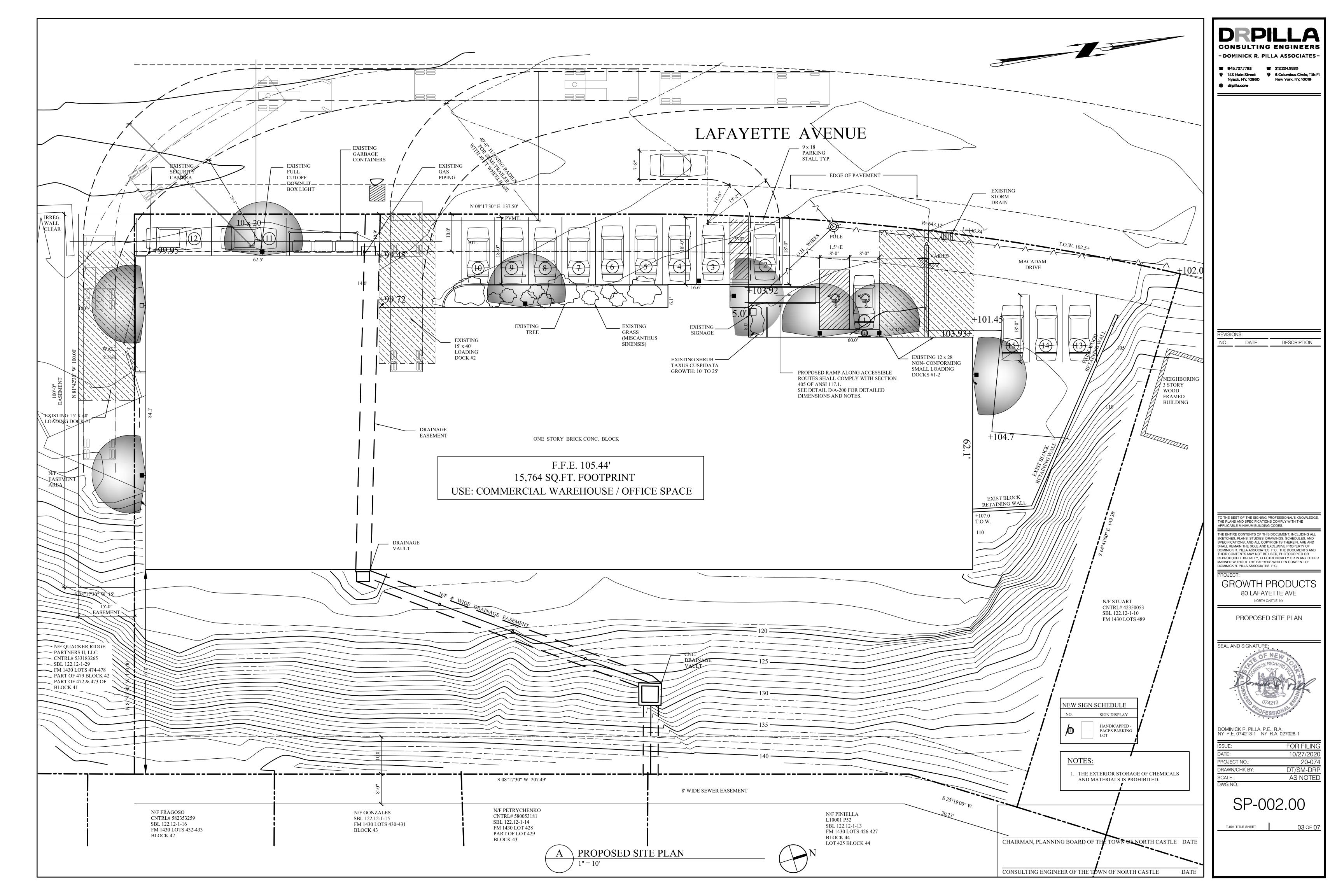
DOMINICK R. PILLA, P.E., R.A. NY P.E. 074213-1 NY R.A. 027028-1

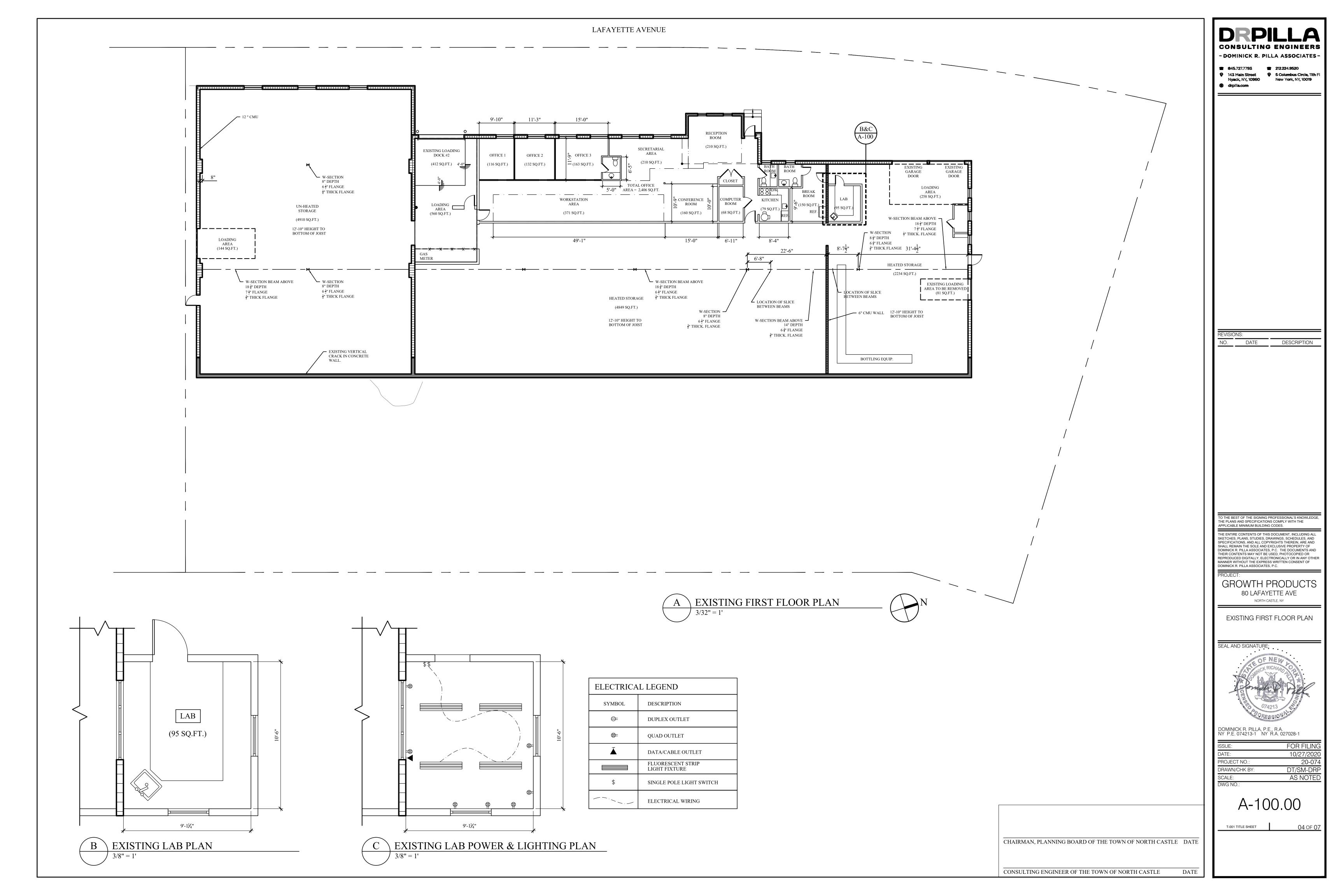
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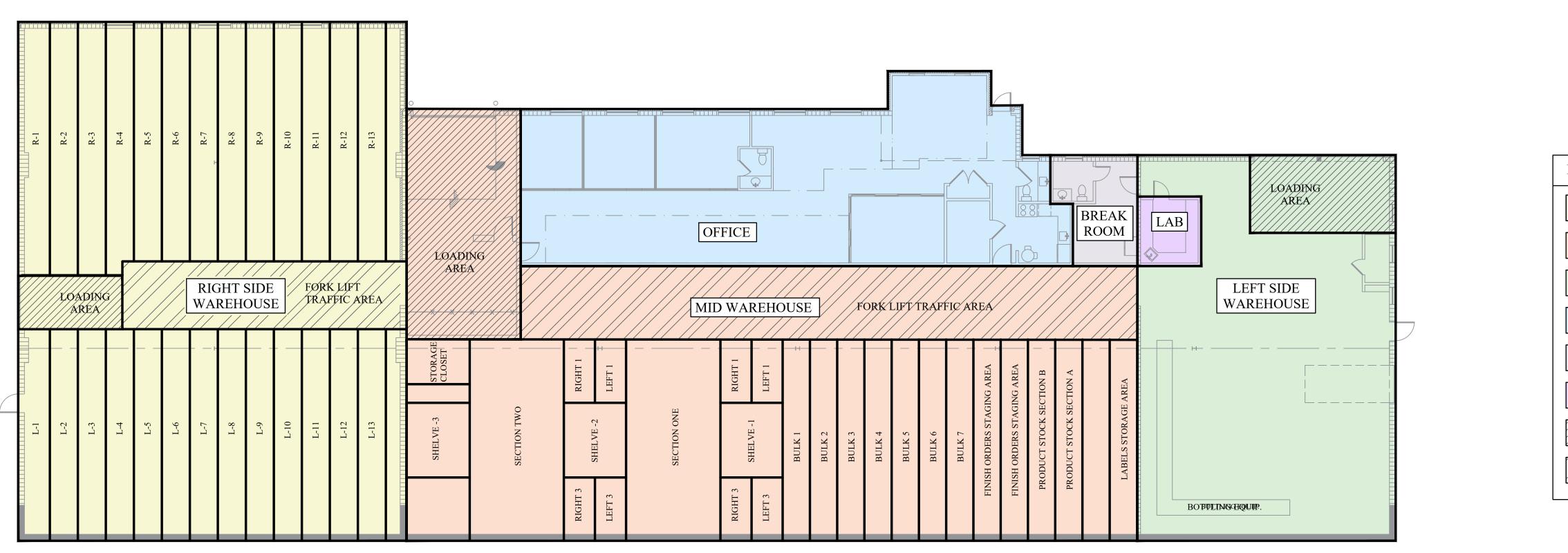
T-001.00

T-001 TITLE SHEET 01 OF C









LEGEND:	
	RIGHT SIDE WAREHOUSE
	MID WAREHOUSE
	LEFT SIDE WAREHOUSE
	OFFICE
	BREAK ROOM
	LAB
	LOADING AREA
	FORK LIFT TRAFFIC AREA



RAW MATERIAL ROOM - LEFT SIDE

TOWN WINTERINGEROOM LEFT SIDE
L-1
Product storage Section
L-2
Product storage Section
L-3
Product storage Section
L-4
Boxes- Multiple sizes
Citric Acid
L-5
Boxes- Multiple sizes
L-6
Boxes- Multiple sizes
L-7
Boxes- Multiple sizes
L-8
Boxes- Multiple sizes
Ammonium Sulfate
L-9
Drums- Molasses, Malt, GB03, MPB-5, BPB-50, Bacilus Subtiles, Envera
L-10
Totes- CeeQuest, H-Quest, Ak-Sil
L-11
Product storage Section
L-12
Product storage Section
L-13
Product storage Section

RAW MATERIAL ROOM - RIGHT SIDE

KAW MATERIAL ROOM - RIGHT SIDE
R-1
Magnesium Nitrate, Fish liquid totes, Soy protein
R-2
Product Storage Section
R-3
Plastic Bottles
R-4
Plastic Bottles
R-5
Product Storage, Salicylic Acid, Seaweed, FA-LSO, Huma-K
R-6
Packaging, Alternate storage for Inbound Finish products
R-7
Plastic Bottles
R-8
Product Storage Section R-9
Magnesium Sulfate, Mn EDTA, Potassium Citrate, Ferrous sulfate, Mg EDTA R-10
Potassium Citrate, DiSodium Octaborate, Zn EDTA, Tapioca Starch, Cu EDTA, Fe EDTA
R-11
Calcium Acetate, Malto-Dextrin, Betaine, Sodium Benzoate, Potassium Carbonate
R-12
Plastic bottles
R-13
Plastic Bottles
CAGE-Potassium Nitrate

MID WAREHOUSE

Product Stock Section B

Dry Products cases-all types, Essential Plus specific state labels

	Storage, Stock & Finish Orders Section	
Shelve - :	2	
Right-1	Upper shelf - Zinc Sulfate	Bottom shelf - Stock
Right-2	Upper shelf- Hoses, pumps	Bottom shelf - Stock
Right-3	Upper shelf-Promotional Materials	Bottom shelf - Stock
Left-1	Upper shelf-Packaging	Bottom shelf - Stock
Left-2	Upper shelf-Stock	Bottom shelf - Stock
Left-3	Upper shelf-Record Boxes	Bottom shelf - Stock
Section (ne	
	oducts	
Stock Pro		
Stock Pro		Bottom shelf - Stock
Stock Pro Shelve - Right-1	1	Bottom shelf - Stock Bottom shelf - Stock
Stock Pro Shelve - Right-1 Right-2	1 Upper Shelf-Packaging goods	
Stock Pro Shelve - Right-1 Right-2 Right-3	1 Upper Shelf-Packaging goods Upper Shelf-Packaging goods	Bottom shelf - Stock
Stock Pro Shelve - Right-1 Right-2 Right-3 Left-1 Left-2	Upper Shelf-Packaging goods Upper Shelf-Packaging goods Upper Shelf- Packaging goods, Copper Sulfate	Bottom shelf - Stock Bottom shelf - Stock
Stock Pro Shelve - Right-1 Right-2 Right-3 Left-1	Upper Shelf-Packaging goods Upper Shelf-Packaging goods Upper Shelf- Packaging goods, Copper Sulfate Upper Shelf-Packaging goods	Bottom shelf - Stock Bottom shelf - Stock Bottom shelf - Manganese Sulfate
Stock Pro Shelve - : Right-1 Right-2 Right-3 Left-1	Upper Shelf-Packaging goods Upper Shelf-Packaging goods Upper Shelf- Packaging goods, Copper Sulfate Upper Shelf-Packaging goods Upper Shelf-Tables Upper Shelf-Record Boxes	Bottom shelf - Stock Bottom shelf - Stock Bottom shelf - Manganese Sulfate Bottom shelf - Stock
Stock Pro Shelve - Right-1 Right-2 Right-3 Left-1 Left-2 Left-3 Bulk Sect	Upper Shelf-Packaging goods Upper Shelf-Packaging goods Upper Shelf- Packaging goods, Copper Sulfate Upper Shelf-Packaging goods Upper Shelf-Tables Upper Shelf-Record Boxes	Bottom shelf - Stock Bottom shelf - Stock Bottom shelf - Manganese Sulfate Bottom shelf - Stock Bottom shelf - Stock
Stock Pro Shelve - Right-1 Right-2 Right-3 Left-1 Left-2 Left-3 Bulk Sectors	Upper Shelf-Packaging goods Upper Shelf-Packaging goods Upper Shelf- Packaging goods, Copper Sulfate Upper Shelf-Packaging goods Upper Shelf-Tables Upper Shelf-Record Boxes	Bottom shelf - Stock Bottom shelf - Stock Bottom shelf - Manganese Sulfate Bottom shelf - Stock Bottom shelf - Stock

Item Description	Appearance	Max Qty on Stock	Location	Hazard Class	Warehouse Location
AfriKelp - Ecklonia maxima 10 X concentrate	Liquid	250 gallons	80LF	N/A	Section 2
Ammonium Sulfate	Powder	4000 lb	80LF	N/A	RM Room
Vitamin B-1 HCL	Powder	50lb	80LF	N/A	RM Room
Vitamin B-1 Thiamin Mono	Powder	25kg	80LF	N/A	RM Room
Betain WS	Powder	2000 lb	80LF	N/A	RM Room
BPB-50/Bacillus Powder Blend	Powder	600 lb	80LF	Irritant	RM Room
Bacillus Subtilis Concentrate 5.5e10	Powder	400 lb	80LF	N/A	RM Room
Calcium Acetate-Pwd	Powder	2000 lb	80LF	N/A	RM Room
Calcium Nitrate-Tech (Yara Live)	Powder	9000 lb	80LF	Corrosive/Irritant	RM Room
Vitamin C (Ascorbic Acid)	Powder	150 lb	80LF	Irritant	RM Room
Citric Acid (50# Bags)	Powder	8000 lb	80LF	Irritant	RM Room
Copper Sulfate - 50 lb Bag	Powder	2000 lb	80LF	Irritant	RM Room
Dextrin (K4484) - 50 lb Bags	Powder	2000 lb	80LF	N/A	RM Room
Disodium Octaborate Tetrahydrate	Powder	3000 lb	80LF	Irritant	RM Room
EDTA Copper 14% Powder (Cu-Lo)	Powder	2204.6 lb	80LF	Irritant	RM Room
EDTA-Fe 13.2% Powder (Fe-Lo)	Powder	4409 lb	80LF	N/A	RM Room
EDTA Manganese 13% Powder (Mn-Lo)	Powder	2204.6 lb	80LF	N/A	RM Room
EDTA Zinc 13% Powder (Zn-Lo)	Powder	2204.6 lb	80LF	N/A	RM Room
Ferrous Sulfate Heptahydrate	Powder	8000 lb	80LF	Irritant	RM Room
Fulvic Acid	Powder	2000 lb	80LF	N/A	RM Room
GB03 Concentrate (5.5 x 10)	Powder	400 lb	80LF	N/A	RM Room
Gibberellic Acid (GA3)	Powder	10 kg	80LF	Irritant	RM Room
Huma K (Potassium Humate Powder)	Powder	22000 lb	80LF	N/A	RM Room
Hydrozym PAC	Powder	200 kg	80LF	N/A	RM Room
LidoQuest Mg 6%-EDTA	Powder	2204.6 lb	80LF	N/A	RM Room
Seaweed Ferti Organic (LSO)	Powder	2000 lb	80LF	N/A	RM Room
L-Lysine 98%	Powder	175 lb	80LF	N/A	RM Room
Magnesium Nitrate	Powder	4000 lb	80LF	N/A	RM Room
Magnesium Sulfate (Epsom Salt) 50 lb Bag	Powder	4900 lb	80LF	N/A	RM Room
Malto Dextrin	Powder	2000 lb	80LF	N/A	RM Room
Manganese Sulfate - 25 Kg Bag	Powder	13000 lb	80LF	N/A	RM Room
Mono Ammonium Phosphate (Tech)	Powder	2000 lb	80LF	N/A	RM Room
MPB-5/Multiple Bacillus Pseudomonas Blend	Powder	400 lb	80LF	N/A	RM Room
PE- White Willow 4:1 Extract	Powder	100 kg	80LF	N/A	RM Room
Potassium Nitrate - k power	Powder	Less than 2000 lb	80LF	Oxidizer	RM Room
Potassium Citrate	Powder	2000 lb	80LF	N/A	RM Room
Potassium Carbonate	Powder	13000 lb	80LF	Irritant	RM Room
Prilled Urea - 2000 lb Supersack	Powder	44000 lb	80LF	N/A	RM Room
QL- Agri (Nematicide)	Liquid	30 gallons	80LF	Irritant	RM Room
Pro's Choice Rapid Dry (Clay)	Powder	1000 lb	80LF	Irritant	RM Room
Salicylic Acid	Powder	2204.6 lb	80LF	Corrosive/Irritant	RM Room
Sodium Benzoate - 50 lb Bags	Powder	2204.6 lb	80LF	Irritant	RM Room
Solulys 095E (French/Spray-dried Corn Steep)	Powder	11023 lb	80LF	N/A	RM Room
Soy Protein Concentrate	Powder	2200 lb	80LF	N/A	RM Room
Zinc Sulfate - 50 lb Bags	Powder	2000 lb	80LF	Corrosive/Irritant	RM Room
Anti-Foamer SAF-1107	Liquid	250 gallons	80LF	N/A	RM Room
AkSil 25 Potassium Silicate	Liquid	1500 gallons	80LF	Irritant	RM Room
ALBY Bulk Liquid Urea Water	Liquid	2750 gallons	80LF	N/A	RM Room
Code # 100, Liquid Malt Syrup	Liquid	220 gallons	80LF	N/A	RM Room
Molasses (Code# 677)	Liquid	880 gallons	80LF	N/A	RM Room
CeeQuest-70 Sodium GlucoHeptonate	Liquid	1300 gallons	80LF	Irritant	RM Room
Iron Gluconate 5% (Organic Iron) Bulk	Liquid	500 gallons	80LF	Irritant	RM Room
Fish Hydrolysate liquid	Liquid	3300 gallons	80LF	Irritant	RM Room
H Quest	Liquid	2600 gallons	80LF	Irritant	RM Room
Methyl Wintergreen (Methyl salicylate)	Liquid	55 gallons	80LF	Irritant	RM Room
Non Ionic Surfactant (T-DET 25R2)	Liquid	250 gallons	80LF	N/A	RM Room
Yucca AG - Aide 50 (Liquid)	Liquid	1100 gallons	80LF	Irritant	RM Room
Zn Glocoheptonate	Liquid	500 gallons	80LF	Irritant	RM Room

CHAIRMAN, PLANNING BOARD OF THE TOWN OF NORTH CASTLE DATE

CONSULTING ENGINEER OF THE TOWN OF NORTH CASTLE DATE

DRPILLA

CONSULTING ENGINEERS

- DOMINICK R. PILLA ASSOCIATES -

et V 5 Columbus Circle, 1 1960 New York, NY, 10019

REVISIONS:

NO. DATE DESCRIPTION

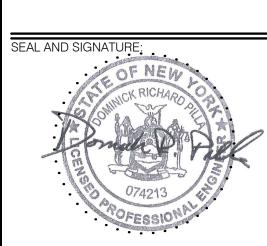
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PROJECT:
GROWTH PRODUCTS

80 LAFAYETTE AVE

STORAGE SPACE LAYOUT

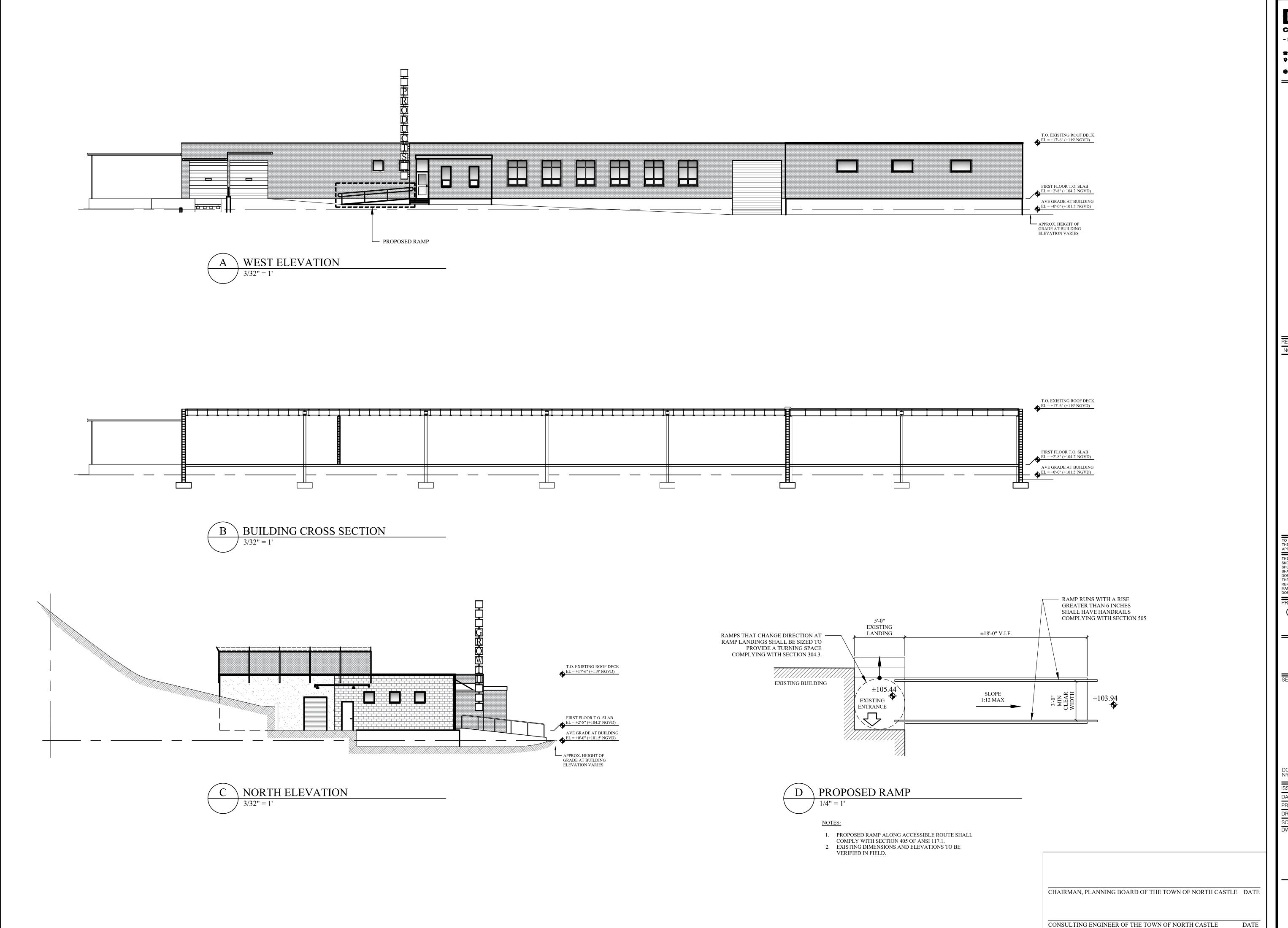


DOMINICK R. PILLA, P.E., R.A. NY P.E. 074213-1 NY R.A. 027028-1

ISSUE:	FOR FILING
DATE:	10/27/2020
PROJECT NO.:	20-074
DRAWN/CHK BY:	DT/SM-DRP
SCALE:	AS NOTED
DWG NO.:	

A-101.00

T-001 TITLE SHEET 05 OF



DRPILLA

CONSULTING ENGINEERS

- DOMINICK R. PILLA ASSOCIATES

■ 845.727.7793
 ■ 212.224.9520
 ● 143 Main Street Nyack, NY, 10960
 ● drpilla.com

② 212.224.9520
⑤ Columbus Circle, 11th Find New York, NY, 10019

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PROJECT:

GROWTH PRODUCTS

80 LAFAYETTE AVE

NORTH CASTLE, NY

BUILDING SECTION, ELEVATIONS & DETAILS

SEAL AND SIGNATURE:

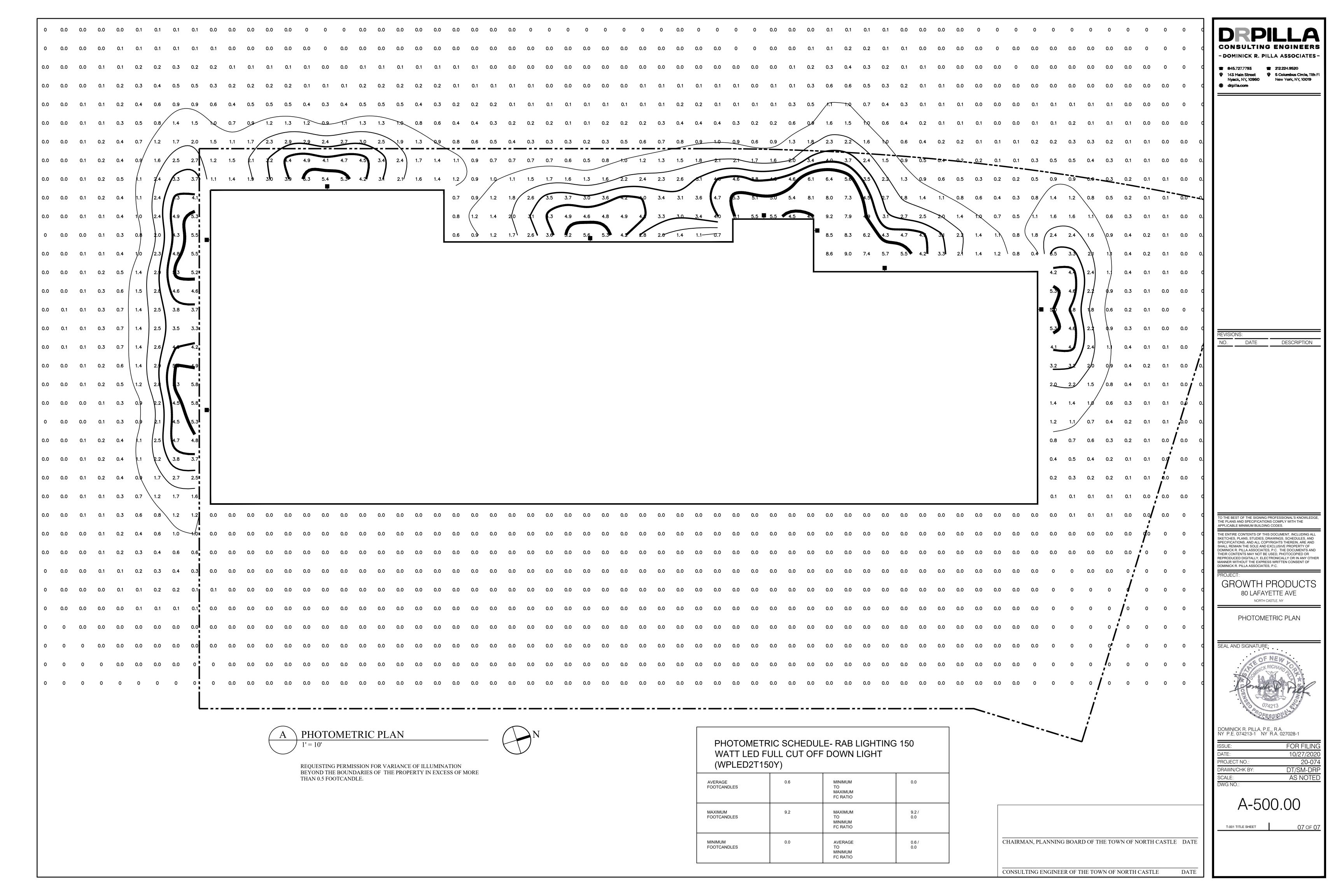
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DOMINICK R. PILLA, P.E., R.A. NY P.E. 074213-1 NY R.A. 027028-1

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DWG NO.:	

A-200.00

T-001 TITLE SHEET 06





February 5, 2020

North Castle Planning Board 7 Bedford Rd, Armonk, NY 10504 Tel: (914) 273-3542

Re.: Site Development Plan Approval Joseph Annunziata, Nunz Funding, LLC 80 Lafayette Avenue Section 6, Block 08, Lot 54

To Whom It May Concern,

In response to comments from the North Castle Planning board received on November 3, 2020, attached please find revised drawing set.

Our responses to comments are as follows:

GENERAL COMMENTS:

- No raw hazardous chemicals are currently being stored at this building. All raw material storage
 was removed from this facility in November and only finished packaged goods are being stored,
 which are not classified as hazardous materials. Due to the fact that hazardous materials are no
 longer being stored, we do not believe that the SPCCP, HAZWOPER training, and HASP are still
 relevant.
- 2. Additional information regarding turning movements for vehicles and trucks was provided on new sheet SP-002 PROPOSED SITE PLAN.
- 3. A variance for Section 355.56.G of the Town Code was obtained from the zoning board at their January 7th meeting.
- 4. A variance for 5 parking spaces was obtained from the Zoning Board of Appeals at their January 7th meeting.
- 5. A variance for lighting levels beyond property lines (Section 355-45.M of the Town Code) was obtained at Zoning Board's January 7th meeting.
- 6. As raw chemicals are no longer being stored at the facility, we do not believe that item #6 is still relevant.









7. Ownership has provided their certificate of insurance, which has been included in this submission package.

Best regards,

Dominick R. Pilla, P.E., C.E., S.E., R.A.

Domah P. Pill

Sarah Murray, PE, RA



February 5, 2020

North Castle Planning Board 7 Bedford Rd, Armonk, NY 10504 Tel: (914) 273-3542

Re.: Site Development Plan Approval
Joseph Annunziata, Nunz Funding, LLC
80 Lafayette Avenue
Section 6, Block 08, Lot 54

To Whom It May Concern,

In response to comments from Kellard Sessions Consulting received on November 5, 2020, attached please find revised drawing set.

Our responses to comments are as follows:

GENERAL COMMENTS:

- 1. Raw chemicals are no longer being stored on site. As such we do not believe comment #1 is still relevant.
- 2. Raw chemicals are no longer being stored on site. As such we do not believe comment #2 is still relevant.
- 3. A variance for required number of parking spaces was obtained from the zoning board of appeals at their January 7th meeting.
- 4. It is understood based on our discussions during the November 9th planning board meeting, that this variance for non-compliant size of loading area could be granted by the planning board.
- 5. A variance for ingress and egress drives was obtained by the Zoning Board of Appeals at their January 7th meeting.
- 6. Please refer to new detail D/A-200 (Proposed Ramp Detail) for detailed information on ramp length, elevation change, etc.

7. The ADA parking spaces will have blue pavement markings. Please refer to handicapped parking detail on T-001.

Best regards,

Dominick R. Pilla, P.E., C.E., S.E., R.A.

Domuh P. Pill

Sarah Murray, PE, RA



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

Telephone: (914) 273-3542 Fax: (914) 273-3554 www.northcastleny.com

Application for Site Development Plan Approval

Application Name

80 LAFAYETTE AVE., NORTH WHITE PLAINS, NY_WAREHOUSE



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

Telephone: (914) 273-3542 Fax: (914) 273-3554 www.northcastleny.com

Important General Information

- Prior to submitting an application, the "Notice to Applicants" should be reviewed.
- To appear before the Planning Board, all required application materials shall be submitted not later than 12:00 P.M., Monday, fourteen (14) days prior to the date of the Planning Board meeting at which the application is scheduled to be heard or as otherwise noted by the Planning Board Secretary. Continuing Business can be submitted 12 days prior to the Next Planning Board meeting by the close of business. Except where noted.

If all required application materials, including the pertinent application fee and escrow monies are not submitted by that deadline, the application shall be automatically removed from the agenda.

At the discretion of the Planning Board Chairman, the application may be rescheduled, if appropriate, for the next available Planning Board meeting or the application may be removed from future agendas altogether. Without prior authorization from the Planning Board, application submissions shall not be accepted at Planning Board meetings.

- At the time of submission, all required application materials shall be submitted. **Piecemeal** submissions **shall not** be accepted. Substitution of previously submitted materials shall not be permitted.
- All submissions shall be dated, with revision dates identified on new submissions.
- All submissions shall be accompanied by a cover letter describing the project and/or any changes as compared to previous submissions.
- For distribution purposes and mailing to the Planning Board Members and others (as required), multiple copies of application materials shall be collated into separate sets, each containing one copy of every submitted document. All application materials shall be submitted in a form that fits into a 12" x 17" envelope. Plans shall be folded and rubber banded as necessary.
- To be considered complete for Planning Board hearing purposes, an application package shall contain the information identified in Parts IV and V of this application form.
- For purposes of completing this application form, all responses provided shall be printed, except as otherwise specified.



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

Telephone: (914) 273-3542 Fax: (914) 273-3554 www.northcastleny.com

AT THE TIME OF SUBMISSION TO THE PLANNING DEPARTMENT PLEASE MAKE SURE THE FOLLOWING IS PROVIDED

- ✓ SUBMISSION OF A SINGLE PDF FILE (PLANS, APPLICATION FORM, OTHER PAPERWORK) ON A DISK, THUMBDRIVE OR EMAIL
- ✓ COVER LETTER DESCRIBING THE PROJECT OR CHANGES TO THE PROJECT
- ✓ ALL PLANS ARE SIGNED AND SEALED BY A LICENSED NYS PROFESSIONAL
- ✓ ALL PLANS SHALL BE COLLATED AND FOLDED INTO 8 INDIVIDUAL SETS



TOWN OF NORTH CASTLE

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

Telephone: (914) 273-3542 Fax: (914) 273-3554 www.northcastleny.com

NOTICE TO APPLICANTS

In the Town of North Castle, the Planning Board is responsible for the review and approval of all applications concerning site plans, subdivisions and lot line changes; some applications concerning special use permits, wetlands permits and tree removal permits; and the environmental review of those applications over which it has jurisdiction. The Planning Board may also have an advisory role in connection with some applications before the Town Board, such as those involving other categories of special use permits and zoning amendments.

The Planning Board is composed of five volunteer members – all residents of North Castle – who are appointed by the Town Board for five-year terms. As part of the review of some applications, the Planning Board is assisted on an as-needed basis by other lay boards of the Town, such as the Conservation Board (CB), the Zoning Board of Appeals (ZBA), the Open Space Committee and the Architectural Review Board (ARB). As part of the review of most applications, the Planning Board is also assisted by the Director of Planning, the Town Engineer, the Town Attorney and other special consultants when required.

FEES:

If you submit an application for Planning Board review, you will be required to reimburse the Town for the cost of professional review services, including legal and engineering services, incurred in connection with the review of your application. The charges for professional planning review services have been \$120/hour. If other types of professional consultant review services are required, those charges will be in accord with fees usually charged for such services and pursuant to a contractual agreement between the Town and such professional.

At the time of submission of an application, the Planning Board will require the establishment of an escrow account from which withdrawals shall be made to reimburse the Town for the cost of consultant fees and professional staff services.

ESCROW ACCOUNT:

Escrow Accounts are established for each application. Monies will be deducted from the account for professional review services rendered. Monthly escrow disbursement summaries will be mailed for your reference regarding your project. When the balance in such escrow account is reduced to one-third (1/3) of its initial amount, a letter will be mailed to the applicant and the applicant shall deposit additional funds into such account to restore its balance to the amount of the initial deposit. Additional information on these requirements is provided in the North Castle Town Code (see Sections 355-79B and 275-36.C).



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PROCEDURE:

Prior to submitting an application to the Planning Board for review and approval, prospective applicants should schedule an appointment with the Planning Board Secretary at (914) 273-3542 for a consultation with the Town Planner and the Town Engineer. When the appointment is made, a verbal description of the proposal should be provided to the Planning Board Secretary. The Town of North Castle is providing the services of the Director of Planning and the Town Engineer for *initial* consultation at no cost to the applicant so that it is possible to conduct the application review as efficiently as possible for the benefit of the applicant as well as the Planning Board.

After meeting with the Town Planner and Town Engineer, prospective applicants should prepare one complete set of application documents and plans. This set will be reviewed for completeness by the Town Planner. If determined to be incomplete, the Planning Department will submit a checklist indicating which items have not been adequately addressed. If determined to be complete, the checklist will be initialed and the Applicant should submit the remainder of the required application packages.

Once the checklist has been initialed and all application packages have been submitted, the Planning Board Secretary will schedule the application for the first available opening on the Planning Board's meeting agenda. However, if the required application material packages, including the pertinent application fee are not received at the Planning Board office by 12:00 PM, Monday, 14 days prior to the date of the Planning Board meeting at which you are scheduled to appear (or otherwise scheduled by the Planning Board Secretary), your application will be automatically removed from the agenda. At the discretion of the Planning Board Chairman, your application may be rescheduled, if appropriate, for the next available Planning Board meeting or the application may be removed from future agendas altogether. Additional requirements pertinent to each type of application are provided on the individual application forms, which you should carefully review prior to submitting your application.

When an application is deemed complete and submitted for review, it will be forwarded to the Planning Board Members and its professional advisors in advance of the meeting to allow adequate time for review, preparation of written reports and site inspections as necessary. Your application may also be forwarded to other boards and staff of the Town as well as to agencies outside of the Town, if required. Compliance with State Environmental Quality Review (SEQR) procedures is also required as part of the processing of all applications.

At your first appearance before the Planning Board, the Applicant will describe the project and the Planning Board will discuss any preliminary issues. The Planning Board discussion may be continued at future meetings, or if the Planning Board review has progressed sufficiently, the Application may be scheduled for a public hearing (if one is required) The public hearing may occur at a single Planning Board meeting, or it may be adjourned and continued at another Planning Board meeting. Because the nature and complexity of each application varies



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considerably, it is not possible to predict in advance the length of time needed to secure Planning Board approval. There are certain steps that you can take, however, to expedite the review process. These include, but are not limited to, the following:

- Be thoroughly familiar with the requirements pertinent to your application. Carefully review relevant provisions of the North Castle Town Code and the application form for your particular type of application. Be sure to check on what other types of approvals may be required in addition to that of the Planning Board. Approvals by other Town boards or departments as well as agencies outside of the Town may be required before you will be allowed to proceed with your project.
- Make sure that your application materials are accurately prepared and contain all required information. The information that we initially request is required, so make sure that your submission is complete. If supplementary information is requested as the review process continues, make sure that it is submitted in a timely fashion so the Planning Board can continue to move your application along.
- Follow up to make sure that your application materials are being submitted on time, or deliver them to the Planning office yourself.
- Attend the Planning Board meeting at which your application will be discussed and be on time for the meeting. If you cannot appear personally, make sure that your representative will be there and is thoroughly familiar with your application.

If the Application is approved by the Planning Board, a resolution of approval will be adopted by the Planning Board. It is the Applicant's responsibility to address any and all conditions of approval. Permits from the Building Department cannot be issued until all conditions have been addressed and the plans have been signed by the Planning Board Chair and the Town Engineer.

ON LINE AGENDAS & PLANNING DEPARTMENT MEMORANDA CAN BE REVIEWED AT

WWW.NORTHCASTLENY.COM



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INFORMATION REGARDING PUBLIC HEARINGS

1. The North Castle Assessor's Office shall prepare a list of neighbors to be notified for the neighbor notifications and public hearings - A minimum of one week's notice is required. The fee is \$50.00 which includes the list of neighbors and two sets of labels for mailing. The Assessor's Office may be reached Monday – Friday from 8:30 a.m.–4:30 p.m. at 273-3324. You may also e-mail your request to assessor@northcastleny.com

When requesting your list please reference the list of application types below so that you can tell the Assessor's office how many feet on all sides of the property to create the list for.

<u>Subdivisions</u> - All lots zoned R-10, R-5 and R-2F shall notice all neighbors within 200 feet from all sides of their property. All other zoning districts shall notice neighbors within 500 feet from all sides of their property. Public hearing notice must be published in the newspaper.

Special Use Permit for Structures over 800 sq ft. & Accessory Apartment - All Zoning Districts shall notice all neighbors within 250 feet from all sides of their property. Public hearing notice must be published in the newspaper.

<u>Site Plan, Non Residential</u> - All Zoning Districts shall notice all neighbors within 250 feet from all sides of their property. Public hearing notice must be published in the newspaper.

<u>Site Plan, Residential/ Neighbor Notification</u> – All zoning districts R-3/4A or smaller shall notice all neighbors within 250' from all sides of their property. All zoning districts zoned R-1A or larger shall notice all neighbors within 500' from all sides of the property. No public hearing required, no publication in the newspaper required.

<u>Wetlands Permit</u> - All Zoning Districts shall notice all abutting property owners. Public hearing notice must be published in the newspaper.

2. The Director of Planning will prepare a Public Notice. The applicant and or professional will review, sign, date and return to the Planning Department Secretary. If there are any changes necessary, please edit and return for corrections. The corrections will be made and emailed back to the applicant who will forward it to the Journal Newspaper, when applicable.

If notification to the newspaper is not required, please continue to #3.



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You may email your public notice to legals@lohud.com. Please request an affidavit of publication which must be submitted to the Planning Board secretary prior to the public hearing. The Journal News requires three days prior notice before 12 noon, not counting weekends and holidays, for ad placement. Make sure the notice placement of the ad in the Greater Westchester Area. This notice cannot be published any sooner than 20 days prior to the meeting and must be published no less than 10 days prior to the meeting.

If you have any questions regarding your publication you may call 888-516-9220: Email Address: legals@lohud.com

It is suggested that you purchase the newspaper for your records the day the notice is published.

- 3. Send out the Public Hearing Notice/ Neighbor Notification by First Class Mail. Notice shall be mailed by the applicant in official envelopes provided by the North Castle Planning Department; the list of noticed neighbors will be prepared by the Assessor's Office. This must be sent out no less than 10 days prior to the meeting and no more than 20 days prior to the meeting date. A Certificate of Mailing (PS Form 3817 or 3877) shall be filled out and post marked by the Post Office on the day of mailing. Neighbor Notifications no publication in the newspaper required.
- 4. The Friday before the meeting or no later than 12:00 p.m. the day of the meeting the following **must** be submitted.
 - List of Neighbors prepared by the Assessor's Office
 - Certificate of Mailing PS form 3817 or 3877 post marked by the US Post Office
 - Affidavit of publication from the Newspaper (only if published in the newspaper)



Name and Address of	Sender	Check type of mail or service																			
		☐ Adult Signature Required	☐ Priority Mail Express																		
		☐ Adult Signature Restricted Delivery		Affix Stamp Here																	
		☐ Certified Mail	☐ Return Receipt for	(if issued as an international																	
		☐ Certified Mail Restricted Delivery	Merchandise	certificate of mailing or for																	
		☐ Collect on Delivery (COD)	☐ Signature Confirmation			pies of thi															
		☐ Insured Mail	☐ Signature Confirmation	Pos	stmark w	ith Date o	of Receipt.														
		☐ Priority Mail	Restricted Delivery																		
USPS Tracking	g/Article Number	Addressee (Name, Street, City	. State. & ZIP Code™)	Postage	(Extra	Handling	Actual Value	Insured	Due	ASR	ASRD	RD	RR	SC	SCRD	SH					
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APPLICATIONS REQUIRING PLANNING BOARD APPROVAL SCHEDULE OF APPLICATION FEES

Type of Application	Application Fee				
Site Development Plan	\$200.00				
Each proposed Parking Space	\$10				
Special Use Permit (each)	\$200 (each)				
Preliminary Subdivision Plat	\$300 1 st Lot \$200 (each additional lot)				
Final Subdivision Plat	\$250 1 st Lot \$100 (each additional lot)				
Tree Removal Permit	\$75				
Wetlands Permit	\$50 (each)				
Short Environmental Assessment Form	\$50				
Long Environmental Assessment Form	\$100				
Recreation Fee	\$10,000 Each Additional Lot				
Discussion Fee \$200.00 Prior to submission of a sketch or preliminary subdivision Plat, an applicant or an applicant' representative wishes to discuss a subdivision proposal to the Planning Board, a discussion from the Planning Board, and is the Planning Board, a					

\$200.00 shall be submitted for each informal appearance before the board.

^{*}Any amendment to previously approved applications requires new application forms and Fes*



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PLANNING BOARD SCHEDULE OF ESCROW ACCOUNT DEPOSITS

Amount of Initial Escrow Account **Type of Application** Deposit* \$500.00 Concept Study \$500.00 Site Plan Waiver for Change of Use Site Development Plan for: \$3,000.00 plus \$100.00 per proposed Multifamily Developments dwelling unit \$3,000.00 plus \$50.00 for each Commercial Developments required parking space \$2,000.00 1 or 2 Family Projects \$2,000.00 plus \$50.00 for each Special Use Permit required parking space Subdivision: Lot Line Change resulting in no new lots \$1,500.00 All Others \$3,000.00 plus \$200.00 per proposed new lot in excess of two (2) \$15,000.00 Preparation or Review of Environmental Impact

* If a proposed action involves multiple approvals, a single escrow account will be established. The total amount of the initial deposit shall be the sum of the individual amounts indicated. When the balance in such escrow account is reduced to one-third (1/3) of its initial amount, the applicant shall deposit additional funds into such account to restore its balance to the amount of the initial deposit.

Applicant Signature

Statement

4-14-000

Date:

I. IDENTIFICATION OF PROPERTY OWNER, APPLICANT AND PROFESSIONAL REPRESENTATIVES

Name of Property Owner: <u>Joseph Annunziata, managing member Nunz Funding LLC</u>							
Mailing Address: <u>766 Amsterdam Ave.</u> ,	New York, NY 10025						
Telephone: <u>212-663-7070 Ext. 205</u> Fax: _		e-mail nunzrealty@aol.com					
Name of Applicant (if different):							
Address of Applicant:							
Telephone: Fax:		e-mail					
Interest of Applicant, if other than Propert							
Is the Applicant (if different from the prop	perty owner) a Contract Vendee?						
Yes No							
If yes, please submit affidavit sating such.	If no, application cannot be revi-	ewed by Planning Board					
Name of Professional Preparing Site Plan: Dominick R. Pilla							
Address: 143 Main Street, Nyack, NY 1096	60						
Telephone: 845-727-7793	Fax: 845-727-6377	e-mail sarahm@drpilla.com					
Name of Other Professional:							
Address:							
Telephone:	Fax:	e-mail					
Name of Attorney (if any):							
Address:							
Telephone:							

Applicant Acknowledgement

By making this application, the undersigned Applicant agrees to permit Town officials and their designated representatives to conduct on-site inspections in connection with the review of this application.

The Applicant also agrees to pay all expenses for the cost of professional review services required for this application.

It is further acknowledged by the Applicant that all bills for the professional review services shall be mailed to the Applicant, unless the Town is notified in writing by the Applicant at the time of initial submission of the application that such mailings should be sent to a designated representative instead.

Signature of Applicant:

Managing Member Muritinoingue Date: 9-14-2020
Managing Member Muritinoingue Date: 9-14-2020

MUST HAVE BOTH SIGNATURES

WE REQUEST THAT ALL MAILINGS WITH REGARDS TO THIS FILING SHOULD BE SENT TO THE FOLLOWING REPRESENTATIVE:

CHRIS FEIDEN CHEIF OPERATING OFFICER DOUGLAS PLANT HEALTH **80 LAFAYETTE AVENUE** NORTH CASTLE, NY

II. IDENTIFICATION OF SUBJECT PROPERTY

Street Address: 80 LAFAYETTE AVE., NORTH WHI	TE PLAINS, NY 10603	_
Location (in relation to nearest intersecting street):		
940 feet (north, south, east or west) ofVIRG	SINIA RD.	
Abutting Street(s): VIRGINIA RD. AND WASHINGTO	N AVE. N	_
Tax Map Designation (NEW): Section 6	Block_08	Lot 54
Tax Map Designation (OLD): Section	Block	Lot
Zoning District: IND-A Total Land Are	a <u>38,655.6</u> SF	
Land Area in North Castle Only (if different) NORTH CASTLE SOUTH Fire District(s) FIRE DISTRICT #1 School District(Is any portion of subject property abutting or located)	(s) SCHOOL DISTRICT	500) feet of the following:
The boundary of any city, town or village? No Yes (adjacent) Yes (within If yes, please identify name(s): TOWN OF G The boundary of any existing or proposed C NoX Yes (adjacent) Yes (within Image)	REENBURG, TOWN OF I	
The right-of-way of any existing or propose or highway? No Yes (adjacent) Yes (within	-	vay, thruway, expressway, road
The existing or proposed right-of-way of ar for which the County has established chann NoX_ Yes (adjacent) Yes (within	el lines?	annel owned by the County or
The existing or proposed boundary of any constitution is situated? NoX Yes (adjacent) Yes (with	•	nd on which a public building
The boundary of a farm operation located in NoX_ Yes (adjacent) Yes (with		,
Does the Property Owner or Applicant have an inte NoXYes	erest in any abutting prop	perty?
If yes, please identify the tax map designation of the	at property:	

III. DESCRIPTION OF PROPOSED DEVELOPMENT

Proposed Use: _	WAREHOUSE (S-1) / C	OFFICE (B)	
Gross Floor Are	ea: Existing <u>15,76</u>	S.F. Proposed N	<u>/A</u> S.F.
Proposed Floor	Area Breakdown:		
Retail _		S.F.; Office2406	S.F.;
Industria	al11794	S.F.; Institutional	S.F.;
Other N	onresidential	S.F.; Residential	S.F.;
Number	of Dwelling Units: _		
Number of Park	ing Spaces: Existing	13 Required 20	Proposed 15
Number of Load	ding Spaces: Existing	5 Required 3	Proposed 4
Earthwork Bala	nce: Cut C.Y	7. Fill C.Y.	
Will Developme	ent on the subject proj	perty involve any of the follow	wing:
(If yes, a	-	No X Yes lopment Permit pursuant to C	Chapter 177 of the North Castle Town
Trees wi	ith a diameter at breas	t height (DBH) of 8" or great	er?
(If yes, a	Yesapplication for a Tree ay also be required.)	Removal Permit pursuant to	Chapter 308 of the North Castle Town
(If yes, a	egulated wetlands? No application for a Towr ay also be required.)		Chapter 340 of the North Castle Town
•	gulated wetlands? No application for a State	X Yes Wetlands Permit may also be	e required.)

IV. SUBMISSION REQUIREMENTS

The site development plan application package shall include all materials submitted in support of the application, including but not limited to the application form, plans, reports, letters and SEQR Environmental Assessment Form. **Submission of the following shall be required:**

- One (1) set of the site development plan application package (for distribution to the Town Planner for preliminary review purposes).
- Once a completed preliminary site plan checklist has been received from the Planning Department, eight (8) additional sets of the site development plan application package (for distribution to Planning Board, Town Engineer, Town Attorney, Town Planner, Planning Board Secretary, police, fire department and ambulance corps).
- One (1) additional reduced sized set (11" x 17") of the site development plan application package if any portion of the subject property abuts or is located within five hundred (500) feet of the features identified in Section II of this application form (for distribution to Westchester County Planning Board).
- A check for the required application fee and a check for the required Escrow Account, both made payable to "Town of North Castle" in the amount specified on the "Schedule of Application Fees."

(continued next page)

V. INFORMATION TO BE INCLUDED ON SITE DEVELOPMENT PLAN

The following checklist is provided to enable the Applicant to determine if he/she has provided enough information on the site development plan for the Planning Board to review his/her proposal. Applicants are advised to review ARTICLE VIII, Site Development Plan of the North Castle Town Code for a complete enumeration of pertinent requirements and standards prior to making application for site development plan approval.

The application for site development plan approval will not be accepted for Planning Board review unless all items identified below are supplied and **so indicated with a check mark in the blank line provided.** If a particular item is not relevant to the subject property or the development proposal, **the letters "NA" should be entered instead**. In addition, the project will not be scheduled on a Planning Board agenda until the Applicant receives an initialed "site plan checklist" from the Planning Department.

The information to be included on a site development plan shall include:

Legal Data:

_	X	Name of the application or other identifying title.
_	X	Name and address of the Property Owner and the Applicant, (if different).
_	X	Name, address and telephone number of the architect, engineer or other legally qualified professional who prepared the plan.
_	X	Names and locations of all owners of record of properties abutting and directly across any and all adjoining streets from the subject property, including the tax map designation of the subject property and abutting and adjoining properties, as shown on the latest tax records.
_	Χ	Existing zoning, fire, school, special district and municipal boundaries.
_	X	Size of the property to be developed, as well as property boundaries showing dimensions and bearings as determined by a current survey; dimensions of yards along all property lines; name and width of existing streets; and lines of existing lots, reservations, easements and areas dedicated to public use.
_	X	Reference to the location and conditions of any covenants, easements or deed restrictions that cover all or any part of the property, as well as identification of the document where such covenants, easements or deed restrictions are legally established.
_	X	Schedule of minimum zoning requirements, as well as the plan's proposed compliance with those requirements, including lot area, frontage, lot width, lot depth, lot coverage, yards, off-street parking, off-street loading and other pertinent requirements.
_	X	Locator map, at a convenient scale, showing the Applicant's entire property in relation to surrounding properties, streets, etc., within five hundred (500) feet of the site.
_	X	_North arrow, written and graphic scales, and the date of the original plan and all revisions, with notation identifying the revisions.
_	X	A signature block for Planning Board endorsement of approval.

Existing Conditions Data:

- X Location of existing use and design of buildings, identifying first floor elevation, and other structures. X Location of existing parking and truck loading areas, with access and egress drives thereto. X Location of existing facilities for water supply, sanitary sewage disposal, storm water drainage, and gas and electric service, with pipe sizes, grades, rim and inverts, direction of flow, etc. indicated. X Location of all other existing site improvements, including pavement, walks, curbing, retaining walls and fences. X Location, size and design of existing signs. X Location, type, direction, power and time of use of existing outdoor lighting. X Location of existing outdoor storage, if any. X Existing topographical contours with a vertical interval of two (2) feet or less. N/A Location of existing floodplains, wetlands, slopes of 15% or greater, wooded areas, landscaped areas, single trees with a DBH of 8" or greater, rock outcrops, stone walls and any other significant existing natural or cultural features. **Proposed Development Data:** N/A Proposed location of lots, streets, and public areas, and property to be affected by proposed easements, deed restrictions and covenants. N/A Proposed location, use and architectural design of all buildings, including proposed floor elevations and the proposed division of buildings into units of separate occupancy. N/A Proposed means of vehicular and pedestrian access to and egress from the site onto adjacent streets. N/A Proposed sight distance at all points of vehicular access. N/A Proposed number of employees for which buildings are designed N/A Proposed streets, with profiles indicating grading and cross-sections showing the width of the roadway; the location and width of sidewalks; and the location and size of utility lines.
- N/A Proposed location and design of facilities for water supply, sanitary sewage disposal, storm water drainage, and gas and electric service, with pipe sizes, grades, rim and inverts, direction of flow, etc. indicated.

N/A Proposed location and design of any pedestrian circulation on the site and off-street parking and loading areas, including handicapped parking and ramps, and including details of construction,

surface materials, pavement markings and directional signage.

- N/A Proposed location of all structures and other uses of land, such as walks, retaining walls, fences, designated open space and/or recreation areas and including details of design and construction.
- N/A Location, size and design of all proposed signs.
- N/A Location, type, direction, power and time of use of proposed outdoor lighting.
- N/A Location and design of proposed outdoor garbage enclosure.
- N/A Location of proposed outdoor storage, if any.
- N/A Location of proposed landscaping and buffer screening areas, including the type (scientific and common names), size and amount of plantings.
- N/A Type of power to be used for any manufacturing
- N/A Type of wastes or by-products to be produced and disposal method
- N/A In multi-family districts, floor plans, elevations and cross sections
- N/A The proposed location, size, design and use of all temporary structures and storage areas to be used during the course of construction.
- N/A Proposed grade elevations, clearly indicating how such grades will meet existing grades of adjacent properties or the street.
- N/A Proposed soil erosion and sedimentation control measures.
- N/A For all proposed site development plans containing land within an area of special flood hazard, the data required to ensure compliance with Chapter 177 of the North Castle Town Code.
- N/A For all proposed site development plans involving clearing or removal of trees with a DBH of 8" or greater, the data required to ensure compliance with Chapter 308 of the North Castle Town Code.
- N/A For all proposed site development plans involving disturbance to Town-regulated wetlands, the data required to ensure compliance with Chapter 340 of the North Castle Town Code.

 $\label{lem:final_policy} F:\PLAN6.0\Application Forms\2016 Full Set\Part B - Site Devel 2016.doc$

Short Environmental Assessment Form Part 1 - Project Information

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information					
Name of Action or Project: 80 LAFAYETTE AVE., NORTH WHITE PLAINS, NY					
Project Location (describe, and attach a location map):					
80 LAFAYETTE AVE., NORTH WHITE PLAINS, NY_WAREHOUSE					
Brief Description of Proposed Action:					
CHANGE IN USE TO COMMERCIAL (WAREHOUSE & OFFICE). OCCUPANCY CLASSIFICATION GROUP B (BUSINESS) & S-1 (STORAGE).					
Name of Applicant or Sponsor:	Telepho	ne: 212-663-7070 EX	T 205		
NUNZ FUNDING LLC (C/O JOSEPH ANNUNZIATA, MANAGING MEMBER)		NUNZREALTY@AOL.			
Address:	L-Ivian.	NUNZREALTY@AOL.	СОМ		
766 AMSTERDAM AVE.,					
City/PO: NEW YORK	S	tate: Y	Zip C 10025		
1. Does the proposed action only involve the legislative adoption of a plan, le	ocal law, o	ordinance,	N	10	YES
<u>administrative rule, or regulation?</u> If Yes, attach a narrative description of the intent of the proposed action and	the enviro	nmental resources tl	hat Γ	✓	
may be affected in the municipality and proceed to Part 2. If no, continue to			L		
2. Does the proposed action require a permit, approval or funding from any	other gove	ernmental Agency?	N	Ю	YES
If Yes, list agency(s) name and permit or approval:				✓	
3.a. Total acreage of the site of the proposed action?	.89	acres			
b. Total acreage to be physically disturbed?	0	acres			
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?	.89	acres			
4. Check all land uses that occur on, adjoining and near the proposed action. ☐ Urban ☐ Rural (non-agriculture) ☑ Industrial ☐ Common		Residential (suburb	oan)		
□Forest □Agriculture □Aquatic □Other (specify):				
□Parkland					

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?		~	
b. Consistent with the adopted comprehensive plan?		V	
6. Is the proposed action consistent with the predominant character of the existing built or natural		NO	YES
landscape?			~
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental And Marketine Company of the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in, or does it adjoin, a state listed Critical Environmental Andrews in the proposed action located in the p	rea?	NO	YES
If Yes, identify:		•	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?		NO	YES
b. Are public transportation service(s) available at or near the site of the proposed action?			
		Щ	~
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed ac	tion?		V
9. <u>Does the proposed action meet or exceed the state energy code requirements?</u> If the proposed action will exceed requirements, describe design features and technologies:		NO	YES
——————————————————————————————————————			✓
10. Will the proposed action connect to an existing public/private water supply?		NO	YES
If No, describe method for providing potable water:			Ш
11. Will the proposed action connect to existing wastewater utilities?		NO	YES
If No, describe method for providing wastewater treatment:			
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?		NO	YES
b. Is the proposed action located in an archeological sensitive area?		V	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain		NO	YES
wetlands or other waterbodies regulated by a federal, state or local agency?	<u></u>		
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres:		V	
——————————————————————————————————————			
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check a ☐ Shoreline ☐ Forest ☐ Agricultural/grasslands ☐ Early mid-successi ☐ Wetland ☐ Urban ☑ Suburban		apply:	
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed		NO	YES
by the State or Federal government as threatened or endangered?		V	
16. Is the project site located in the 100 year flood plain?		NO	YES
		V	
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,		NO	YES
a. Will storm water discharges flow to adjacent properties?			
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drain If Yes, briefly describe:	ns)?		

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?	NO	YES
If Yes, explain purpose and size:		
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	NO	YES
If Yes, describe:	V	
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	NO	YES
If Yes, describe:	V	
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE KNOWLEDGE Applicant/sponsor name: Menging Member Must Indiagrae Date: 9-14-20-20 Signature: Menging Member Aunt Indiagrae		F MY



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 2/4/2021

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in liqu of such endorsement(s).

th	this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).										
	DUCER				CONTACT NAME:						
	auter & Company, LLC 50 Avenue of the Americas				PHONE (A/C, No	o, Ext):		FAX (A/C, No):			
	h Floor				E-MAIL ADDRESS: tcastillo@krautergroup.com						
Ne	w York NY 10019							RDING COVERAGE		NAIC#	
					INSURE			urance Company		10851	
INSU	RED			FUMIHOL-01				pility Company		38318	
	nt Health Intermediate, Inc.					R c : State Ins		<u> </u>		36102	
	Lafayette Ave. ite Plains, NY 10603				INSURE		aranco i ana	OTTOW TOTAL		00102	
VVI	110003				INSURE						
					INSURE						
CO	VERAGES CER	TIFIC	CATE	NUMBER: 1797188192	INOUNE	KI.		REVISION NUMBER:			
	HIS IS TO CERTIFY THAT THE POLICIES				VE BEE	N ISSUED TO			IE POL	ICY PERIOD	
IN	DICATED. NOTWITHSTANDING ANY RE	QUIF	REME	NT, TERM OR CONDITION	OF ANY	CONTRACT	OR OTHER I	DOCUMENT WITH RESPEC	CT TO V	WHICH THIS	
	ERTIFICATE MAY BE ISSUED OR MAY INCLUSIONS AND CONDITIONS OF SUCH							HEREIN IS SUBJECT TO) ALL T	THE TERMS,	
INSR		ADDL	SUBR		DELIVI	POLICY EFF	POLICY EXP	LIMIT			
LTR A	X COMMERCIAL GENERAL LIABILITY	INSD	WVD	POLICY NUMBER EF4ML06445-201		(MM/DD/YYYY) 6/30/2020	(MM/DD/YYYY) 6/30/2021			. 000	
				L1 4WL00443-201		0/30/2020	0/30/2021	EACH OCCURRENCE DAMAGE TO RENTED	\$ 1,000	•	
	CLAIMS-MADE A OCCUR							PREMISES (Ea occurrence)	\$ 1,000		
								MED EXP (Any one person)	\$ 25,00		
								PERSONAL & ADV INJURY	\$ 1,000		
	GEN'L AGGREGATE LIMIT APPLIES PER:							GENERAL AGGREGATE	\$ 2,000		
	POLICY PRO- JECT LOC							PRODUCTS - COMP/OP AGG	\$2,000	·	
	OTHER:			1000005700001		0/00/0000	0/00/0004	Professional Liab. COMBINED SINGLE LIMIT	\$ 1,000 \$ 1.000		
В	AUTOMOBILE LIABILITY			1000635722201		6/30/2020	6/30/2021	(Ea accident)	, ,	,000	
	X ANY AUTO OWNED SCHEDULED							BODILY INJURY (Per person)	\$		
	AUTOS ONLY AUTOS							BODILY INJURY (Per accident) PROPERTY DAMAGE	\$		
	X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY							(Per accident)	\$		
									\$		
Α	X UMBRELLA LIAB X OCCUR			EF4CU01484-201		6/30/2020	6/30/2021	EACH OCCURRENCE	\$ 10,00	0,000	
	EXCESS LIAB CLAIMS-MADE							AGGREGATE	\$ 10,00	0,000	
	DED RETENTION\$. DED OTH	\$		
B C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N			1000003761 W12200028		6/30/2020 11/14/2020	6/30/2021 11/14/2021	X PER OTH- STATUTE ER			
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED?	N/A						E.L. EACH ACCIDENT	\$ 1,000	,000	
	(Mandatory in NH) If yes, describe under							E.L. DISEASE - EA EMPLOYEE	\$ 1,000	,000	
	DESCRIPTION OF OPERATIONS below							E.L. DISEASE - POLICY LIMIT	\$1,000	<i>,</i>	
Α	Pollution Legal			EF4ML06445-201		6/30/2020	6/30/2021	Products Pollution Contractors Pollution	1,000 1.000		
								Site Pollution	1,000		
	CRIPTION OF OPERATIONS / LOCATIONS / VEHICL tificate Holder is listed as Additional Insi								ac roa	uirod by	
writ	ten contract, subject to policy terms, cor	nditio	ns an	d exclusions.		•	•	• • • • • • • • • • • • • • • • • • • •	as req	uned by	
Wa	iver of Subrogation is granted, as require	ed by	writt	en contract, subject to poli	cy term:	s, conditions a	and exclusior	IS.			
CEI	RTIFICATE HOLDER				CANC	ELLATION					
					SHO	ULD ANY OF 1	THE ABOVE D	ESCRIBED POLICIES BE CA	ANCELL	ED BEFORE	
								EREOF, NOTICE WILL E	BE DEI	LIVERED IN	
	Town of North Castle				***	ORDANCE WI	in ine PULIC	Y PROVISIONS.			
	17 Bedford Rd				AUTHORIZED REPRESENTATIVE						
	Armonk NY 10504					O / / 1 O 1					