JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services

Jay Fain
Principal
elmst@optonline.net

Victoria Landau
Principal, ASLA
vplandau@optonline.net

2000 Post Road
Suite 201
Fairfield, CT 06824
203 254-3156
jfassociates@optonline.net

August 2, 2021

Town of North Castle Town Board
Town of North Castle Planning Board
15 & 17 Bedford Road
Armonk, New York 10504

Re: **Special Use Permit/Site Plan Application, Additional Horses, 263 Bedford Banksville Road**

Dear Supervisor Schiliro, Chair Carthy and Respective Members of the Town and Planning Boards,

On behalf of Kent Farrington LLC, we are pleased to submit a Special Use Permit Application/Site Plan Application for additional horses for property situated at 263 Bedford Banskville Road. In support of these Applications, we have attached the following supporting documents:

1. Applications
   - Site Development Permit Application
   - Special Use Permit Application
2. Project Narrative, includes the following Technical Exhibits
   - 1 Wetland Soils Report by Jay Fain & Associates, LLC, dated March 4, 2021
   - 2 Tree Survey Narrative by Jay Fain & Associates, LLC
   - 3 Phase IA Archeological Assessment by Historical Perspectives, Inc. (HPI)
   - 4 Horse Management Plan by Jay Fain & Associates, LLC
3. Stormwater Pollution Prevention Plan (SWPPP) by DiMarzo & Bereczky, dated July 27, 2021
4. Drawings / Plans
   - Landscape Plans / Tree Removal Plans by Jay Fain & Associates, LLC, dated June 16, 2021
     - CO Cover Sheet
     - L-1 Farrington Residence Special Permit/Site Plan
     - L-2 Farrington Residence Special Permit - Details
     - TR-1 Farrington Residence Special Permit - Tree Removals
     - TR-2 Farrington Residence Special Permit - Tree Removals Lists
   - Site Development Plans Prepared by DiMarzo & Berezcky, Signed & sealed by DiMarzo & Berezcky, Dated July 27, 2021
     - C-1 Site Development Plan
     - C-2A Site Plan – 2A
     - C-2B Site Plan – 2B

- C-3 Erosion & Sediment Control Plan
- C-4 Notes & Details
- C-5 Details – 1
- C-6 Gross Land Cov. & Avg. Grade

- Architectural Plans Prepared by Old Town Barns, Signed & sealed by Mark Bergeron, PE
  - Proposed Stable for Farrington, 263 Bedford Banksville Road, Floor Plans, Elevations, Sheet A-100, dated June 23, 2021
  - Proposed Stable Remodel for Farrington, 263 Bedford Banksville Road, Elevations, Sheet A-200, dated June 14, 2021
  - Proposed Stable Remodel for Farrington, 263 Bedford Banksville Road, Floor Plans, Sheet A-100, Dated June 23, 2021
  - Proposed Barn Remodel for Farrington, 263 Bedford Banksville Road, Floor Plans, Elevations, Sheet A-100, dated June 14, 2021
  - Proposed Grooms Living Remodel for Farrington, 263, Bedford Banksville Road, Floor Plans, Elevations, Sheet A-100, dated June 14, 2021
  - Proposed Main House for Farrington, 263 Bedford Banksville Road, Elevations, Sheet A-201, Dated June 14, 2021
  - Proposed Main House for Farrington, 263, Bedford Banksville Road, Elevations, Sheet A-201, dated June 14, 2021
  - Proposed Main House for Farrington, 263 Bedford Banksville Road, Floor Plans, Sheet A-100, dated June 14, 2021

5. Floor Area Calculations worksheet
6. Gross Land Coverage worksheet
7. NYS DEC Freshwater Wetland Map, Prepared by TC Merritts Land Surveyors, Dated June 30, 2021. NYSDEC Freshwater Wetland Boundary Validation signed by DEC Staff, dated July 22, 2021
8. Survey / Topography of Property, Prepared by TC Merritts Land Surveyors, Dated June 21, 2021

If you have questions, please do not hesitate to contact me.

Sincerely,

Jay Fain

Jay J. Fain MS, PSS, CERP, CPESC
Jay Fain & Associates, LLC

TOWN OF NORTH CASTLE

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

PLANNING DEPARTMENT
Adam R. Kaufman, AICP
Director of Planning

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

Application for Site Development Plan Approval

Application Name
_____

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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.

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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

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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.

Subdivisions - 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.

Site Plan, Non Residential - 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.

Site Plan, Residential/ Neighbor Notification – 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.

Wetlands Permit - 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)

UNITED STATES POSTAL SERVICE®

Firm Mailing Book For Accountable Mail

Name and Address of Sender

Check type of mail or service

- ☐ Adult Signature Required
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery (COD)
- ☐ Insured Mail
- ☐ Priority Mail
- ☐ Priority Mail Express
- ☐ Registered Mail
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation
- ☐ Signature Confirmation Restricted Delivery

Affix Stamp Here
(if issued as an international certificate of mailing or for additional copies of this receipt).
Postmark with Date of Receipt.

	USPS Tracking/Article Number	Addressee (Name, Street, City, State, & ZIP Code™)	Postage	(Extra Service) Fee	Handling Charge	Actual Value if Registered	Insured Value	Due Sender if COD	ASR Fee	ASRD Fee	RD Fee	RR Fee	SC Fee	SCRD Fee	SH Fee
1.															
2.															
3.															
4.															
5.															
6.															
7.															
8.															

Handling Charge - if Registered and over $50,000 in value
Adult Signature Required
Adult Signature Restricted Delivery
Restricted Delivery
Return Receipt
Signature Confirmation
Signature Confirmation Restricted Delivery
Special Handling

Total Number of Pieces Listed by Sender	Total Number of Pieces Received at Post Office	Postmaster, Per *(Name of receiving employee)*

Complete in Ink

Privacy Notice: For more information on USPS privacy policies, visit *usps.com/privacypolicy.*

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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 1st Lot $200 (each additional lot)
Final Subdivision Plat	$250 1st 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's representative wishes to discuss a subdivision proposal to the Planning Board, a discussion fee of $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

Type of Application Deposit*	Amount of Initial Escrow Account
Concept Study	$500.00
Site Plan Waiver for Change of Use	$500.00
Site Development Plan for:	
Multifamily Developments	$3,000.00 plus $100.00 per proposed dwelling unit
Commercial Developments	$3,000.00 plus $50.00 for each required parking space
1 or 2 Family Projects	$2,000.00
Special Use Permit	$2,000.00 plus $50.00 for each 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)
Preparation or Review of Environmental Impact Statement	$15,000.00

* 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: _____ Date: 7/20/21

I. IDENTIFICATION OF PROPERTY OWNER, APPLICANT AND PROFESSIONAL REPRESENTATIVES

Name of Property Owner: _____

Mailing Address: _____

Telephone: _____ Fax: _____ e-mail _____

Name of Applicant (if different): _____

Address of Applicant: _____

Telephone: _____ Fax: _____ e-mail _____

Interest of Applicant, if other than Property Owner:
_____

Is the Applicant (if different from the property owner) a Contract Vendee?

Yes ☐ No ☐

If yes, please submit affidavit sating such. If no, application cannot be reviewed by Planning Board

Name of Professional Preparing Site Plan:
_____

Address: _____

Telephone: _____ Fax: _____ e-mail _____

Name of Other Professional: _____

Address: _____

Telephone: _____ Fax: _____ e-mail _____

Name of Attorney (if any): _____

Address: _____

Telephone: _____ Fax: _____ e-mail _____

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 of publication and the giving of public notice as required, and further acknowledges that he/she shall be responsible for reimbursing the Town for the cost of professional review services required for this application.

It is further acknowledged by the Applicant that all bills for the expenses of publication and the giving of public notice as well as professional consultant 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: _____ Date: 7/20/21

Signature of Property Owner: _____ Date: 5.25.21

MUST HAVE BOTH SIGNATURES

I. IDENTIFICATION OF PROPERTY OWNER, APPLICANT AND PROFESSIONAL REPRESENTATIVES

263 BEDFORD BANKSVILLE RD., NORTH CASTLE, NY

Name of Professional Preparing Site Plan:

Civil Engineer
DiMarzo & Bereczky
10 High Circle Lane, Fairfield, CT 06824
Contact: Lou DiMarzo, CT PE 26847
203-857-4110
Louis@dimarzobereczky.com

Landscape Architect, Site Planning/Environmental
Victoria Landau of Jay Fain & Associates, LLC
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Contact: Jay Fain
203-581-5902
elmst@optonline.net

Surveyor
Dan Merritt LLS No 050604
394 Bedford Rd., Pleasantville, NY 10507
Contact: Brendan Cecollini
914-769-8002, fax 914-769-1419
survey@tcmerritts.com

Designer, Builder
Old Town Barns
PO Box 36
Pawling, NY 12564
Contact: Dave Zublin
845-855-1450
Dave@oldtownbarns.com

II. IDENTIFICATION OF SUBJECT PROPERTY

Street Address: _____

Location (in relation to nearest intersecting street):

_____ feet (north, south, east or west) of _____

Abutting Street(s): _____

Tax Map Designation (NEW): Section_____Block_____Lot_____

Tax Map Designation (OLD): Section_____Block_____Lot_____

Zoning District: _____ Total Land Area _____

Land Area in North Castle Only (if different) _____

Fire District(s)_____ School District(s)_____

Is any portion of subject property abutting or located within five hundred (500) feet of the following:

The boundary of any city, town or village?
No ____ Yes (adjacent) _____ Yes (within 500 feet) _____
If yes, please identify name(s): _____

The boundary of any existing or proposed County or State park or any other recreation area?
No ____ Yes (adjacent) _____ Yes (within 500 feet) _____

The right-of-way of any existing or proposed County or State parkway, thruway, expressway, road or highway?
No ____ Yes (adjacent) _____ Yes (within 500 feet) _____

The existing or proposed right-of-way of any stream or drainage channel owned by the County or for which the County has established channel lines?
No _____ Yes (adjacent) _____ Yes (within 500 feet) _____

The existing or proposed boundary of any county or State owned land on which a public building or institution is situated?
No _____ Yes (adjacent) _____ Yes (within 500 feet) _____

The boundary of a farm operation located in an agricultural district?
No _____ Yes (adjacent) _____ Yes (within 500 feet) _____

Does the Property Owner or Applicant have an interest in any abutting property?
No _____ Yes _____

If yes, please identify the tax map designation of that property:

_____

III. DESCRIPTION OF PROPOSED DEVELOPMENT

Type of Special Use Permit:

Accessory Apartment _____

Accessory Structure over 800 square feet _____

Gross Floor Area: Existing _____S.F. Proposed _____S.F.

Number of Parking Spaces: Existing _____ Proposed _____

Earthwork Balance: Cut _____ C.Y. Fill _____ C.Y. _____

Will Development on the subject property involve any of the following:

Areas of special flood hazard? No _____ Yes _____
(If yes, application for a Development Permit pursuant to Chapter 177 of the North Castle Town Code may also be required)

Trees with a diameter at breast height (DBH) of 8" or greater?

No _____ Yes _____
(If yes, application for a Tree Removal Permit pursuant to Chapter 308 of the North Castle Town Code may also be required.)

Town-regulated wetlands? No _____ Yes _____
(If yes, application for a Town Wetlands Permit pursuant to Chapter 340 of the North Castle Town Code may also be required.)

State-regulated wetlands? No _____ Yes _____
(If yes, application for a State Wetlands Permit may also be 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:

_____ Name of the application or other identifying title.

_____ Name and address of the Property Owner and the Applicant, (if different).

_____ Name, address and telephone number of the architect, engineer or other legally qualified professional who prepared the plan.

_____ 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.

_____ Existing zoning, fire, school, special district and municipal boundaries.

_____ 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.

_____ 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.

_____ 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.

_____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.

_____North arrow, written and graphic scales, and the date of the original plan and all revisions, with notation identifying the revisions.

_____ A signature block for Planning Board endorsement of approval.

Existing Conditions Data:

_____ Location of existing use and design of buildings, identifying first floor elevation, and other structures.

_____ Location of existing parking and truck loading areas, with access and egress drives thereto.

_____ 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.

_____ Location of all other existing site improvements, including pavement, walks, curbing, retaining walls and fences.

_____ Location, size and design of existing signs.

_____ Location, type, direction, power and time of use of existing outdoor lighting.

_____ Location of existing outdoor storage, if any.

_____ Existing topographical contours with a vertical interval of two (2) feet or less.

_____ 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:

_____ Proposed location of lots, streets, and public areas, and property to be affected by proposed easements, deed restrictions and covenants.

_____ Proposed location, use and architectural design of all buildings, including proposed floor elevations and the proposed division of buildings into units of separate occupancy.

_____ Proposed means of vehicular and pedestrian access to and egress from the site onto adjacent streets.

_____ Proposed sight distance at all points of vehicular access.

_____ Proposed number of employees for which buildings are designed

_____ 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.

_____ 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.

_____ 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.

_____ 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.

_____ Location, size and design of all proposed signs.

_____ Location, type, direction, power and time of use of proposed outdoor lighting.

_____ Location and design of proposed outdoor garbage enclosure.

_____ Location of proposed outdoor storage, if any.

_____ Location of proposed landscaping and buffer screening areas, including the type (scientific and common names), size and amount of plantings.

_____ Type of power to be used for any manufacturing

_____ Type of wastes or by-products to be produced and disposal method

_____ In multi-family districts, floor plans, elevations and cross sections

_____ The proposed location, size, design and use of all temporary structures and storage areas to be used during the course of construction.

_____ Proposed grade elevations, clearly indicating how such grades will meet existing grades of adjacent properties or the street.

_____ Proposed soil erosion and sedimentation control measures.

_____ 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.

_____ 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.

_____ 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.

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:
Kent Farrington Residence

Project Location (describe, and attach a location map):
263 Bedford-Banksville Road, North Castle, NY

Brief Description of Proposed Action:
Redevelopment of existing Single-Family Residence with Additional Horses per Special Permit, Article VII, Section 355-40 of the Town of North Castle Zoning Regulations

Name of Applicant or Sponsor:	Telephone: 2482492662
Kent Farrington, LLC c/o Carol Deangelis	E-Mail: carol@kentfarrington.com

Address:
15564 Sunnyland Lane

City/PO:	State:	Zip Code:
Wellington	Florida	33414

	NO	YES
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.	☑	☐
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:	☑	☐

3. a. Total acreage of the site of the proposed action? 21.62 acres
   b. Total acreage to be physically disturbed? 3.5 acres
   c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 21.62 acres

4. Check all land uses that occur on, are adjoining or near the proposed action:

5. ☑ Urban ☐ Rural (non-agriculture) ☐ Industrial ☐ Commercial ☑ Residential (suburban)
   ☑ Forest ☑ Agriculture ☐ Aquatic ☐ Other(Specify):
   ☑ Parkland

	NO	YES	N/A
5. Is the proposed action,			
a. A permitted use under the zoning regulations?	☐	☑	☐
b. Consistent with the adopted comprehensive plan?	☐	☑	☐

	NO	YES
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	☐	☑

	NO	YES
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? Name:Mianus River, Reason:Exceptional or unique character, Agency:Westchester County, Date:1-31-90 If Yes, identify:	☐	☑

	NO	YES
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	☑	☐
b. Are public transportation services available at or near the site of the proposed action?	☑	☐
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	☑	☐

	NO	YES
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: Upgrade/rebuild of existing residence and buildings to conform with current energy codes will result in significant decrease in energy consumption.	☐	☑

	NO	YES
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: On-site private well(s)	☑	☐

	NO	YES
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: On-site sub-surface sewage disposal system.	☑	☐

	NO	YES
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	☑	☐
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	☐	☑

	NO	YES
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	☐	☑
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: NYS DEC Wetland K-29 is found on and adjacent to site - no disturbance to wetland or adjacent area proposed.		

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:

☐ Shoreline ☑ Forest ☑ Agricultural/grasslands ☑ Early mid-successional

☑ Wetland ☐ Urban ☐ Suburban

	NO	YES
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	☑	☐
16. Is the project site located in the 100-year flood plan?	☐	☑
17. Will the proposed action create storm water discharge, either from point or non-point sources?	☑	☐
If Yes,		
a. Will storm water discharges flow to adjacent properties?	☑	☐
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	☑	☐
If Yes, briefly describe:		
A SWPPP will be developed in accordance with NYS regulations. All storm water will be treated prior todischarge and all discharge will be directed to infiltration BMP's.		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	☑	☐
If Yes, explain the purpose and size of the impoundment:		
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	☑	☐
If Yes, describe:		
20.Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	☑	☐
If Yes, describe:		

I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE

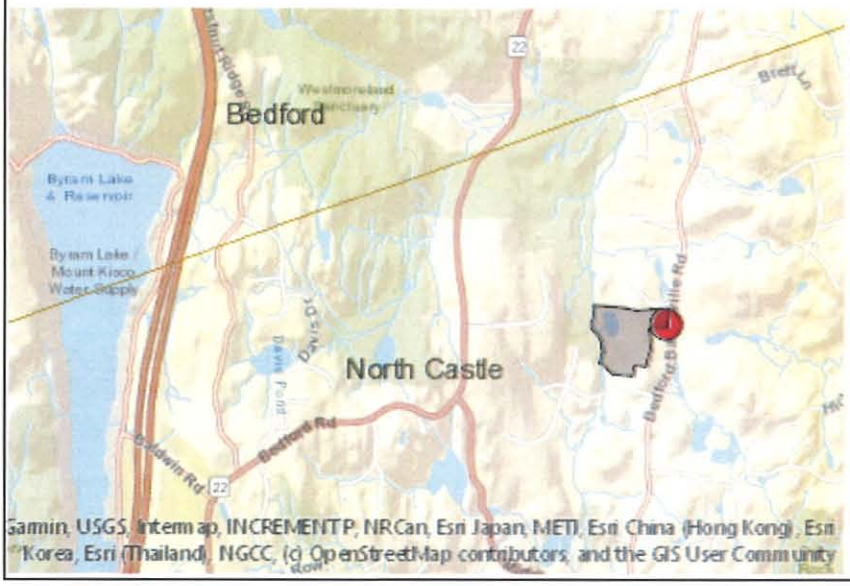
Applicant/sponsor/name: Jay Fain, Jay Fain & Associates Date: July 20, 2021

Signature: Title: Environmental Consultant

PRINT FORM

EAF Mapper Summary Report

Monday, May 10, 2021 10:31 AM



Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.

Part 1 / Question 7 [Critical Environmental Area]	Yes
Part 1 / Question 7 [Critical Environmental Area - Identify]	Name:Mianus River, Reason:Exceptional or unique character, Agency:Westchester County, Date:1-31-90
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	Yes
Part 1 / Question 20 [Remediation Site]	No

TOWN OF NORTH CASTLE

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Director of Planning

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www.northcastleny.com

Application for Special Use Permit Approval

Application Name
_____

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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.

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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

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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.

Subdivisions - 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.

Site Plan, Non Residential - 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.

Site Plan, Residential/ Neighbor Notification – 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.

Wetlands Permit - 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)

UNITED STATES POSTAL SERVICE®

Firm Mailing Book For Accountable Mail

Name and Address of Sender

Check type of mail or service

- ☐ Adult Signature Required
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery (COD)
- ☐ Insured Mail
- ☐ Priority Mail
- ☐ Priority Mail Express
- ☐ Registered Mail
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation
- ☐ Signature Confirmation Restricted Delivery

Affix Stamp Here
(if issued as an international certificate of mailing or for additional copies of this receipt).
Postmark with Date of Receipt.

	USPS Tracking/Article Number	Addressee (Name, Street, City, State, & ZIP Code™)	Postage	(Extra Service) Fee	Handling Charge	Actual Value if Registered	Insured Value	Due Sender if COD	ASR Fee	ASRD Fee	RD Fee	RR Fee	SC Fee	SCRD Fee	SH Fee
1.															
2.															
3.															
4.															
5.															
6.															
7.															
8.															

Handling Charge - if Registered and over $50,000 in value
Adult Signature Required
Adult Signature Restricted Delivery
Restricted Delivery
Return Receipt
Signature Confirmation
Signature Confirmation Restricted Delivery
Special Handling

Total Number of Pieces Listed by Sender	Total Number of Pieces Received at Post Office	Postmaster, Per *(Name of receiving employee)*

Complete in Ink

Privacy Notice: For more information on USPS privacy policies, visit *usps.com/privacypolicy.*

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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 1st Lot $200 (each additional lot)
Final Subdivision Plat	$250 1st 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's representative wishes to discuss a subdivision proposal to the Planning Board, a discussion fee of $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

Type of Application Deposit*	Amount of Initial Escrow Account
Concept Study	$500.00
Site Plan Waiver for Change of Use	$500.00
Site Development Plan for:	
Multifamily Developments	$3,000.00 plus $100.00 per proposed dwelling unit
Commercial Developments	$3,000.00 plus $50.00 for each required parking space
1 or 2 Family Projects	$2,000.00
Special Use Permit	$2,000.00 plus $50.00 for each 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)
Preparation or Review of Environmental Impact Statement	$15,000.00

* 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: _____ Date: 7/20/21

I. IDENTIFICATION OF PROPERTY OWNER, APPLICANT AND PROFESSIONAL REPRESENTATIVES

Name of Property Owner: _____

Mailing Address: _____

Telephone: _____ Fax: _____ e-mail _____

Name of Applicant (if different): _____

Address of Applicant: _____

Telephone: _____ Fax: _____ e-mail _____

Interest of Applicant, if other than Property Owner:
_____

Is the Applicant (if different from the property owner) a Contract Vendee?

Yes ☐ No ☐

If yes, please submit affidavit sating such. If no, application cannot be reviewed by Planning Board

Name of Professional Preparing Site Plan:
_____

Address: _____

Telephone: _____ Fax: _____ e-mail _____

Name of Other Professional: _____

Address: _____

Telephone: _____ Fax: _____ e-mail _____

Name of Attorney (if any): _____

Address: _____

Telephone: _____ Fax: _____ e-mail _____

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 of publication and the giving of public notice as required, and further acknowledges that he/she shall be responsible for reimbursing the Town for the cost of professional review services required for this application.

It is further acknowledged by the Applicant that all bills for the expenses of publication and the giving of public notice as well as professional consultant 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: _____ Date: 7/20/21

Signature of Property Owner: _____ Date: 5.25.21

MUST HAVE BOTH SIGNATURES

I. IDENTIFICATION OF PROPERTY OWNER, APPLICANT AND PROFESSIONAL REPRESENTATIVES

263 BEDFORD BANKSVILLE RD., NORTH CASTLE, NY

Name of Professional Preparing Site Plan:

Civil Engineer
DiMarzo & Bereczky
10 High Circle Lane, Fairfield, CT 06824
Contact: Lou DiMarzo, CT PE 26847
203-857-4110
Louis@dimarzobereczky.com

Landscape Architect, Site Planning/Environmental
Victoria Landau of Jay Fain & Associates, LLC
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Contact: Jay Fain
203-581-5902
elmst@optonline.net

Surveyor
Dan Merritt LLS No 050604
394 Bedford Rd., Pleasantville, NY 10507
Contact: Brendan Cecollini
914-769-8002, fax 914-769-1419
survey@tcmerritts.com

Designer, Builder
Old Town Barns
PO Box 36
Pawling, NY 12564
Contact: Dave Zublin
845-855-1450
Dave@oldtownbarns.com

II. IDENTIFICATION OF SUBJECT PROPERTY

Street Address: _____

Location (in relation to nearest intersecting street):

_____ feet (north, south, east or west) of _____

Abutting Street(s): _____

Tax Map Designation (NEW): Section_____Block_____Lot_____

Tax Map Designation (OLD): Section_____Block_____Lot_____

Zoning District: _____ Total Land Area _____

Land Area in North Castle Only (if different) _____

Fire District(s)_____ School District(s)_____

Is any portion of subject property abutting or located within five hundred (500) feet of the following:

The boundary of any city, town or village?
No ____ Yes (adjacent) _____ Yes (within 500 feet) _____
If yes, please identify name(s): _____

The boundary of any existing or proposed County or State park or any other recreation area?
No ____ Yes (adjacent) _____ Yes (within 500 feet) _____

The right-of-way of any existing or proposed County or State parkway, thruway, expressway, road or highway?
No ____ Yes (adjacent) _____ Yes (within 500 feet) _____

The existing or proposed right-of-way of any stream or drainage channel owned by the County or for which the County has established channel lines?
No _____ Yes (adjacent) _____ Yes (within 500 feet) _____

The existing or proposed boundary of any county or State owned land on which a public building or institution is situated?
No _____ Yes (adjacent) _____ Yes (within 500 feet) _____

The boundary of a farm operation located in an agricultural district?
No _____ Yes (adjacent) _____ Yes (within 500 feet) _____

Does the Property Owner or Applicant have an interest in any abutting property?
No _____ Yes _____

If yes, please identify the tax map designation of that property:

_____

III. DESCRIPTION OF PROPOSED DEVELOPMENT

Type of Special Use Permit:

Accessory Apartment _____

Accessory Structure over 800 square feet _____

Gross Floor Area: Existing _____S.F. Proposed _____S.F.

Number of Parking Spaces: Existing _____ Proposed _____

Earthwork Balance: Cut _____ C.Y. Fill _____ C.Y. _____

Will Development on the subject property involve any of the following:

Areas of special flood hazard? No _____ Yes _____
(If yes, application for a Development Permit pursuant to Chapter 177 of the North Castle Town Code may also be required)

Trees with a diameter at breast height (DBH) of 8" or greater?

No _____ Yes _____
(If yes, application for a Tree Removal Permit pursuant to Chapter 308 of the North Castle Town Code may also be required.)

Town-regulated wetlands? No _____ Yes _____
(If yes, application for a Town Wetlands Permit pursuant to Chapter 340 of the North Castle Town Code may also be required.)

State-regulated wetlands? No _____ Yes _____
(If yes, application for a State Wetlands Permit may also be required.)

IV. SUBMISSION REQUIREMENTS

The special use permit 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 special use permit application package (for distribution to the Town Planner for preliminary review purposes).

- Once a completed preliminary special use permit 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 special use permit 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 SPECIAL USE PERMIT SITE PLAN

The following checklist is provided to enable the Applicant to determine if he/she has provided enough information on the special use permit plan for the Planning Board to review his/her proposal. Applicants are advised to review Chapter 355 Article VII of the North Castle Town Code for a complete enumeration of pertinent requirements and standards prior to making application for special use permit approval.

The application for special use permit 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**.

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

Legal Data:

_____ Name of the application or other identifying title.

_____ Name and address of the Property Owner and the Applicant, (if different).

_____ Name, address and telephone number of the architect, engineer or other legally qualified professional who prepared the plan.

_____ 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.

_____ Existing zoning, fire, school, special district and municipal boundaries.

_____ 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.

_____ 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.

_____ 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.

_____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.

_____North arrow, written and graphic scales, and the date of the original plan and all revisions, with notation identifying the revisions.

_____ A signature block for Planning Board endorsement of approval.

Existing Conditions Data:

_____ Location use and design of existing buildings, identifying first floor elevation, and other structures.

_____ 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.

_____ Location of all other existing site improvements, including pavement, walks, curbing, retaining walls and fences.

_____ Location, type, direction, power and time of use of existing outdoor lighting.

_____ Existing topographical contours with a vertical interval of two (2) feet or less.

_____ 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:

_____ Proposed location of lots, streets, and public areas, and property to be affected by proposed easements, deed restrictions and covenants.

_____ Proposed location, use and architectural design of all buildings, including proposed floor plans and elevations.

_____ Proposed means of vehicular and pedestrian access to and egress from the site onto adjacent streets.

_____ Proposed sight distance at all points of vehicular access.

_____ 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.

_____ 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.

_____ 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.

_____ 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.

_____ Location, type, direction, power and time of use of proposed outdoor lighting.

_____ Location of proposed landscaping and buffer screening areas, including the type (scientific and common names), size and amount of plantings.

_____ The proposed location, size, design and use of all temporary structures and storage areas to be used during the course of construction.

_____ Proposed grade elevations, clearly indicating how such grades will meet existing grades of adjacent properties or the street.

_____ Proposed soil erosion and sedimentation control measures.

_____ For all proposed 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.

_____ For all proposed 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.

_____ For all proposed plans involving disturbance to Town-regulated wetlands, the data required to ensure compliance with Chapter 340 of the North Castle Town Code.

The special use permit application package shall also include a narrative document that demonstrates compliance with the following:

_____ The location and size of the use, the nature and intensity of the operations involved in it or conducted in connection with it, the size of the site in relation to it and the location of the site with respect to streets giving access to it are such that it will be in harmony with the appropriate and orderly development of the district in which it is located and that it complies with all special requirements for such use.

_____ The location, nature and height of buildings, walls, fences and the nature and extent of existing or proposed plantings on the site are such that the use will not hinder or discourage the appropriate development and use of adjacent land and buildings.

_____ Operations in connection with any special use will not be more objectionable to nearby properties by reason of noise, fumes, vibration or other characteristics than would be the operations of any permitted uses not requiring a special permit.

_____ Parking areas will be of adequate size for the particular use, properly located and suitably screened from adjoining residential uses, and the entrance and exit drives shall be laid out so as to achieve maximum convenience and safety.

_____ Where required, The provisions of the Town Flood Hazard Ordinance shall be met.

_____ The proposed special permit use will not have a significant adverse effect on the environment.

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:
Kent Farrington Residence

Project Location (describe, and attach a location map):
263 Bedford-Banksville Road, North Castle, NY

Brief Description of Proposed Action:
Redevelopment of existing Single-Family Residence with Additional Horses per Special Permit, Article VII, Section 355-40 of the Town of North Castle Zoning Regulations

Name of Applicant or Sponsor:	Telephone: 2482492662
Kent Farrington, LLC c/o Carol Deangelis	E-Mail: carol@kentfarrington.com

Address:
15564 Sunnyland Lane

City/PO:	State:	Zip Code:
Wellington	Florida	33414

	NO	YES
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.	☑	☐
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:	☑	☐

3. a. Total acreage of the site of the proposed action? 21.62 acres
   b. Total acreage to be physically disturbed? 3.5 acres
   c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 21.62 acres

4. Check all land uses that occur on, are adjoining or near the proposed action:

5. ☑ Urban ☐ Rural (non-agriculture) ☐ Industrial ☐ Commercial ☑ Residential (suburban)
   ☑ Forest ☑ Agriculture ☐ Aquatic ☐ Other(Specify):
   ☑ Parkland

	NO	YES	N/A
5. Is the proposed action,			
a. A permitted use under the zoning regulations?	☐	☑	☐
b. Consistent with the adopted comprehensive plan?	☐	☑	☐

	NO	YES
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	☐	☑

	NO	YES
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? Name:Mianus River, Reason:Exceptional or unique character, Agency:Westchester County, Date:1-31-90 If Yes, identify:	☐	☑

	NO	YES
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	☑	☐
b. Are public transportation services available at or near the site of the proposed action?	☑	☐
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	☑	☐

	NO	YES
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: Upgrade/rebuild of existing residence and buildings to conform with current energy codes will result in significant decrease in energy consumption.	☐	☑

	NO	YES
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: On-site private well(s)	☑	☐

	NO	YES
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: On-site sub-surface sewage disposal system.	☑	☐

	NO	YES
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	☑	☐
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	☐	☑

	NO	YES
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	☐	☑
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: NYS DEC Wetland K-29 is found on and adjacent to site - no disturbance to wetland or adjacent area proposed.		

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:

☐ Shoreline ☑ Forest ☑ Agricultural/grasslands ☑ Early mid-successional

☑ Wetland ☐ Urban ☐ Suburban

	NO	YES
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	☑	☐
16. Is the project site located in the 100-year flood plan?	☐	☑
17. Will the proposed action create storm water discharge, either from point or non-point sources?	☑	☐
If Yes,		
a. Will storm water discharges flow to adjacent properties?	☑	☐
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	☑	☐
If Yes, briefly describe:		
A SWPPP will be developed in accordance with NYS regulations. All storm water will be treated prior todischarge and all discharge will be directed to infiltration BMP's.		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	☑	☐
If Yes, explain the purpose and size of the impoundment:		
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	☑	☐
If Yes, describe:		
20.Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	☑	☐
If Yes, describe:		

I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE

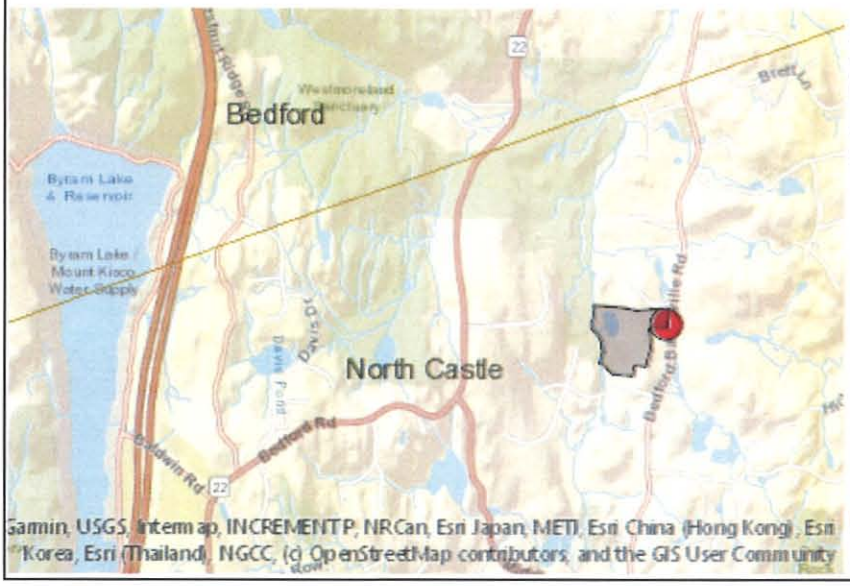
Applicant/sponsor/name: Jay Fain, Jay Fain & Associates Date: July 20, 2021

Signature: Title: Environmental Consultant

PRINT FORM

EAF Mapper Summary Report

Monday, May 10, 2021 10:31 AM



Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.

Part 1 / Question 7 [Critical Environmental Area]	Yes
Part 1 / Question 7 [Critical Environmental Area - Identify]	Name:Mianus River, Reason:Exceptional or unique character, Agency:Westchester County, Date:1-31-90
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	Yes
Part 1 / Question 20 [Remediation Site]	No

Appendix 1

Wetlands Soils Report

JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services

Jay Fain
Principal
elmst@optonline.net

Victoria Landau
Principal, ASLA
vplandau@optonline.net

2000 Post Road
Suite 201
Fairfield, CT 06824
203 254-3156
jfassociates@optonline.net

SOILS MAPPING & WETLAND/WATERCOURSE DELINEATION FOR 263 BEDFORD BANKSVILLE ROAD, NORTH CASTLE, NY 10506

PROPERTY LOCATION AND DESCRIPTION:

LAND USE: **Horse Farm** ACRES: **21.0±**

DELINEATION ADDRESS: **263 Bedford Banksville Rd. North Castle, NY 10506**

REPORT COMPLETED FOR:

NAME: Kent Farrington c/o Old Town Barns

MAILING ADDRESS: 125 Rt. 22 Pawling, NY 12564

MAPPING AND DELINEATION METHODOLOGY

Soils analysis, as described in this report, is intended as an inventory and evaluation of the existing soil characteristics on the subject property. A first order soil survey in accordance with the principles and practices noted in the USDA publication Soil Survey Manual (1993) was completed at the site. Soil units mapped in the field correspond with those in the USDA publication *Soil Survey of Putnam and Westchester Counties, New York* (1994).

Wetland identification was based on the presence of poorly and very poorly drained soils and/or a prevalence of hydrophytic vegetation. Soil types were identified by observation of soil morphology (soil texture, color, structure, etc.). To observe the morphology of the property's soils, numerous two-foot deep test pits and/or hand borings were completed throughout the site. Prevalence of hydrophytic vegetation was confirmed by visually determining the dominant plant species in each vegetation community in accordance with the Onsite Routine Determination method as described in the 1989 manual titled Corps of Engineers Wetland Delineation Manual (Manual) by the Environmental Laboratory. Transects were located perpendicular to and at representative points along the perceived boundaries of the wetland areas identified on the property. Soil morphologies and vegetation were observed at sampling points along the transects. Sampling began well outside the bounds of the wetland and continued towards it until hydric soils and/or a prevalence of hydrophytic vegetation were observed. This point on each transect was marked (flagged) with an orange surveyor's tape labeled "Wetland Boundary". The complete boundary of every wetland area is located along the lines that connect these sequentially numbered boundary points.

The wetland and watercourse boundaries are subject to change until adopted by the Town.

DATE AND CONDITIONS AT TIME OF INSPECTION

DATE: **December 02, 2020**
Amended March 4, 2021

INSPECTED BY: **Jay Fain**

WEATHER: **Cool & Cloudy**

SOIL MOISTURE CONDITIONS: [ ] DRY [X] MOIST [ ] WET

FROST DEPTH: **N/A** SNOW DEPTH: **N/A**

CERTIFICATION

JAY FAIN, PRINCIPAL, SOIL SCIENTIST

WETLAND/WATERCOURSE IDENTIFIED

FLAG NUMBERS	WETLAND TYPE	SOIL TYPE	COMMENTS
1-33	Riverine	**Ff – Frequently Flooded**	Mianus River Floodplain
50-77	Aquents	**Aq - Aquents**	Pond, Edge of Pond
200-212	Stream	**RdA – Ridgebury loam**	-

SOIL MAP UNITS

Each soil map unit that was identified on the property represents a specific area on the landscape and consists of one or more soils for which the unit is named. Other soils (inclusions that are generally too small to be delineated separately) may account for 10 to 15 percent of the map unit. The mapped units are identified in the following table by name and symbol and typical characteristics (parent material, drainage class, high water table, depth to bedrock, and slope) of each unit are provided. These are generally the primary characteristics to be considered in land use planning and management. A narrative that defines each characteristic and describes their land use implications follows the table. Complete descriptions of each soil map unit can be found in the *Soil Survey of Putnam and Westchester Counties, New York* (1993).

UPLAND SOILS

SOIL		PARENT MATERIAL	SLOPE %	DRAINAGE CLASS	HIGH WATER TABLE			DEPTH TO BEDROCK (in)
SYM.	NAME				DEPTH (ft)	KIND	MOS.	
CrC	Charleton-Chatfield complex, rolling, very rocky	Loose Glacial Till Loose Glacial Till	2-15 2-15	Well Drained Well Drained & Somewhat Excessively Drained	>6.0 >6.0	-- --	-- --	>60 20-40
RhC	Riverhead loam	Glacial Outwash	0-3 3-8 8-15 15-25 25-50	Well Drained	>6.0	--	--	>60

WETLAND SOILS

SOIL		PARENT MATERIAL	SLOPE %	DRAINAGE CLASS	HIGH WATER TABLE			DEPTH TO BEDROCK (in)
SYM.	NAME				DEPTH (ft)	KIND	MOS.	
Ff	Frequently flooded	Alluvial	0-3	Poorly Drained	<2.0	Apparent	Jan-Dec	>60
Aq	Aquents	-	0-3	Poorly Drained	0.0-1.5	Apparent	Nov-May	>60
RdA	Ridgebury Loam	Compact Glacial Till	0-3 3-8	Poorly Drained, Somewhat Poorly Drained	0.0-1.05	Perched	Nov.-May	>60

SOIL CHARACTERISTICS: DEFINITIONS AND LAND USE IMPLICATIONS

PARENT MATERIAL: Parent material is the unconsolidated organic and mineral material in which soil forms. Soil inherits characteristics, such as mineralogy and texture, from its parent material. Glacial till is unsorted, nonstratified glacial drift consisting of clay, silt, sand and boulders transported and deposited by glacial ice. Glacial outwash consists of gravel, sand and silt, which is commonly stratified, deposited by glacial melt water. Alluvium is material such as sand, silt or clay deposited on land by streams. Organic deposits consist of decomposed plant and animal parts.

A soil's texture affects the ease of digging, filling and compacting and the permeability of a soil. Generally sand and gravel soils, such as outwash soils, have higher permeability rates than most glacial till soils. Soil permeability effects the cost to design and construct subsurface sanitary disposal facilities and, if too slow or too fast, may preclude their use. Outwash soils are generally excellent sources of natural aggregates (sand and gravel) suitable for commercial use, such as construction subbase material. Organic layers in soils can cause movement of structural footings. Compacted glacial till layers make excavating more difficult and may preclude the use of subsurface sanitary disposal systems or increase their design and construction costs if fill material is required.

DRAINAGE CLASS: Drainage class refers to the frequency and duration of periods of soil saturation or partial saturation during soil formation. Seven classes of natural drainage classes exist. They range from excessively drained, where water is removed from the soil very rapidly, to very poorly drained, where water is removed so slowly that free water remains at or near the soil surface during most of the growing season. Soil drainage affects the type and growth of plants found in an area. When landscaping or gardening, drainage class information can be used to assure that proposed plants are adapted to existing drainage conditions or that necessary alterations to drainage conditions (irrigation or drainage systems) are provided to assure plant survival.

HIGH WATER TABLE: High water table is the highest level of a saturated zone in the soil in most years. The water table can effect when shallow excavations can be made; the ease of the excavations, construction, and grading; and the supporting capacity of the soil. Shallow water tables may preclude the use of subsurface sanitary disposal systems or increase design and construction costs if fill material is required.

DEPTH TO BEDROCK: The depth to bedrock refers to the depth to fixed rock. Bedrock depth affects the ease and cost of construction, such as digging, filling, compacting and planting. Shallow depth bedrock may preclude the use of subsurface sanitary disposal systems or increase design and construction costs if fill material is required.

SLOPE: Generally soils with steeper slopes increase construction costs, increase the potential for erosion and sedimentation impacts, and reduce the feasibility of locating subsurface sanitary disposal facilities.

Mapping Westchester County

1-33 river
50-77 pond/wet

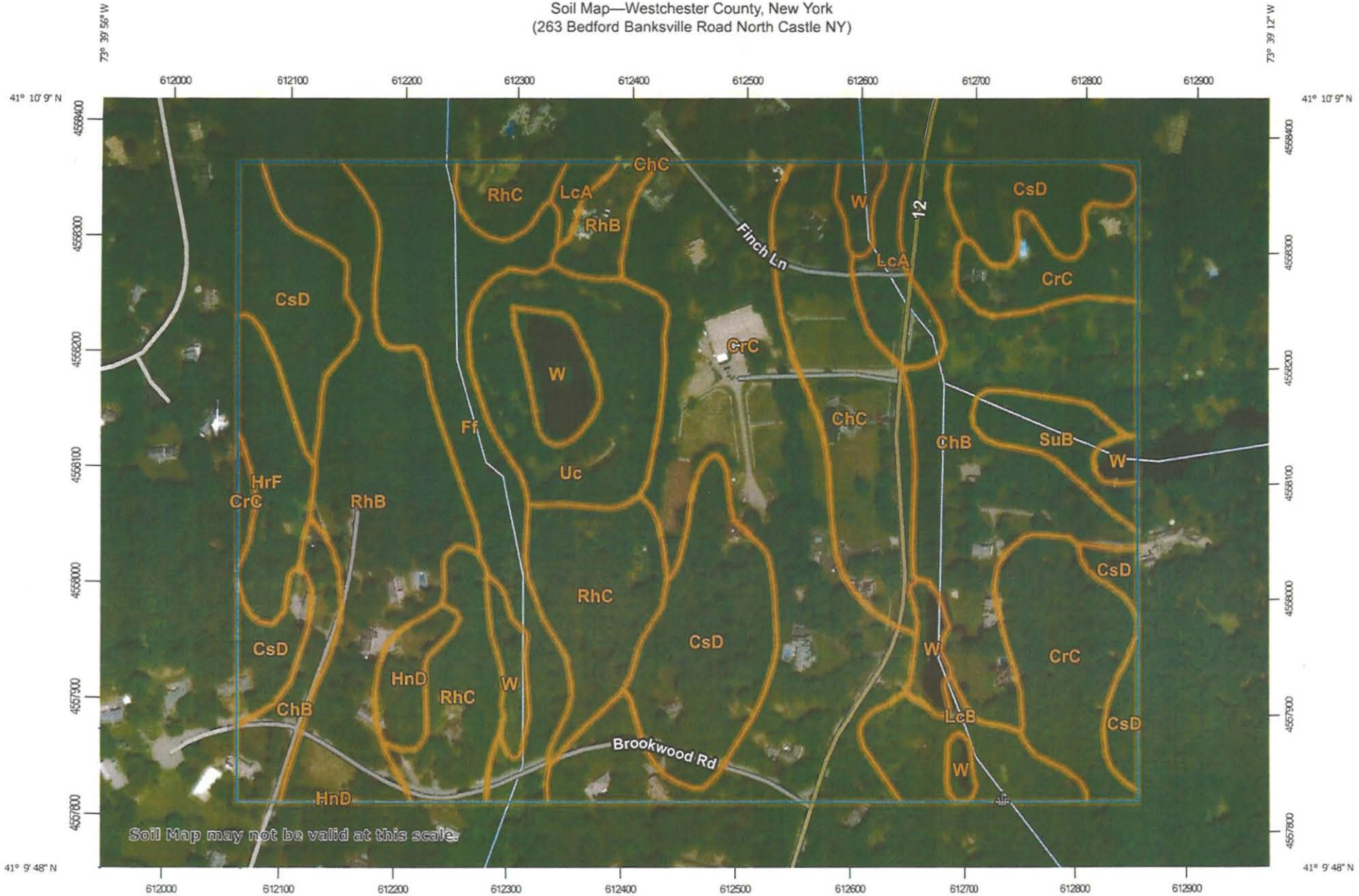
Wetland Sketch Map
JFA - 12/2/20
1-33 - Flood plain
50-77 - Pond

0 110 220 440 ft

1:2,257 December 1, 2020

N

Soil Map—Westchester County, New York
(263 Bedford Banksville Road North Castle NY)



Map Scale: 1:4,690 if printed on A landscape (11" x 8.5") sheet.

N

Meters: 0 50 100 200 300

Feet: 0 200 400 800 1200

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

MAP LEGEND

Area of Interest (AOI)
- Area of Interest (AOI)

Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features
- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features
- Streams and Canals

Transportation
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Westchester County, New York
Survey Area Data: Version 16, Jun 11, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Dec 31, 2009—Oct 16, 2017

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
ChB	Charlton fine sandy loam, 3 to 8 percent slopes	13.4	12.4%
ChC	Charlton fine sandy loam, 8 to 15 percent slopes	6.8	6.2%
CrC	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	25.2	23.2%
CsD	Chatfield-Charlton complex, 15 to 35 percent slopes, very rocky	13.7	12.7%
Ff	Fluvaquents-Udifluvents complex, frequently flooded	8.1	7.4%
HnD	Hinckley loamy sand, 15 to 25 percent slopes	1.3	1.2%
HrF	Hollis-Rock outcrop complex, 35 to 60 percent slopes	2.8	2.6%
LcA	Leicester loam, 0 to 3 percent slopes, stony	2.2	2.0%
LcB	Leicester loam, 3 to 8 percent slopes, stony	2.7	2.5%
RhB	Riverhead loam, 3 to 8 percent slopes	12.0	11.0%
RhC	Riverhead loam, 8 to 15 percent slopes	8.5	7.8%
SuB	Sutton loam, 3 to 8 percent slopes	1.8	1.7%
Uc	Udorthents, wet substratum	5.8	5.3%
W	Water	4.2	3.9%
Totals for Area of Interest		**108.6**	**100.0%**

Appendix 2

Tree Survey Narrative

TREE SURVEY

for

263 Bedford Banksville Rd.
North Castle, NY

July 2021

JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services
2000 Post Road, Ste 201
Fairfield, CT 06824

Tree Survey Narrative

List of Tables, Figures & Attachments

Tables

Figures

Attachment

Tree Survey
Kent Farrington, LLC
263 Bedford Banksville Road
North Castle, New York

In the Town of North Castle, the removal of "trees" is regulated under Chapter 192 of the Town Zoning Ordinance: *Tree Preservation* (Local Law 4-2002). Under the provisions of this law a "tree" is defined as "any living woody plant which has a DBH of eight inches or more" and a "significant tree" is "twenty-four inches or greater DBH at 4 ½ feet".

A permit is required to remove a tree according to the following criteria:

A. Removal of a tree within a property's regulated setback or landscape buffer zone.
B. Removal of a significant tree.
C. Removal of any tree in wetlands, within clearing lines, or conservation easements.
D. Clearing/ Thinning
E. Removal of any street tree within the right-of-way.
F. Removal in any calendar year of more than 10 trees on any lot.

The accompanying tree survey was performed to provide an inventory of the existing trees on the property for use by the engineering and landscape architectural consultants to help plan improvements to this property and to comply with Local Law 4-2002. All trees of interest were numbered and located by the project surveyor and plotted on the project survey. **It is important to note that only trees in areas where they are scheduled to be removed for the proposed residential and equine development were located by the project surveyors - TC Merritts Land Surveyors. This is depicted by the project Development Limit Line (DLL). However, the Development Limit Line does not necessarily coincide with the proposed Grading Limit Line (GLL). Trees removed outside of the GLL will be removed by hand and require no ground disturbance.**

The location, size, and type of each tree 8 inches DBH and greater, is provided for planning and regulatory purposes. In addition, Environmental Scientists from Jay Fain & Associates visited the 263 Bedford Banksville Road site during the month of June 2021. Each tree (8 inches DBH and greater) in potential impact zones was identified by species, measured using a standard DBH tape (English measurement units). Trees were also evaluated for overall condition, health and vigor, structure and form, and canopy position. Notes were also recorded and a general recommendation for disposition was made.

450 trees with DBH 8 inches through 23 inches, were located within in the **Disturbance Limit Line** as identified under the Residential Development and Equine Use Expansion proposal. Of those 450 trees, it is proposed that 405 will be removed in connection with construction activities or because the trees are in poor health or a hazard to people and property.

In addition, 26 significant trees (24 inches or greater) were identified within the DLL for residential development and the expanded equine use. Of these 26 significant trees, 24 are slated to be removed. Of the 24 significant trees to be removed, 17 are considered hazard trees due to their age, condition, health or species composition. A hazard tree is defined as having a significant potential to endanger the public's health, safety or welfare. Hazard trees include dead trees or those in severe decline, diseased trees, trees with hollow trunks, trees in open areas prone to wind throw or wind damage, etc.

Data for all trees inventoried is presented in two formats. The first is an overall list by tag number designated in the field (Table 1) and includes relevant data to health, vigor and disposition. (It should be noted, that due to supplier inventory problems associated with covid 19, tag numbers 528 - 799 were not available and were not utilized. Therefore, the tag numbers of individual trees do not necessarily represent the numerical tree count, please see column 01 of the tree inventory for that information).

A tree list sorted by individual species / common name has also been provided (Table 2). The species composition of all trees is exhibited in Figure 1. One species, Black Locust comprises 425 individuals or 89.29% of the trees identified. In this instance, the dominant woody vegetation on the site is Black Locust (*Robinia pseudoacacia)*. Black Locust is an early successional species and often is one of the first plants to colonize old agricultural fields once they have been abandoned from regular agrarian use.

Black Locust, while native to the US, has been historically found east of the Mississippi and south of Pennsylvania. Over time, its range has expanded to the northeast, most likely because its wood was valued by farmers for its resistance to rot. In New York State, Black Locust is considered an invasive species and the NYS DEC has addressed this condition but adding Black Locust to its list of prohibited and regulated plants. Black Locust is considered an invasive, noxious plant because it colonizes old fields early and quickly outcompetes other more desirable native species that have higher ecological benefits such as food and habitat for wildlife (See Attachment 1, Lower Hudson PRISM Report). Another drawback of Black Locust is, that as an early pioneer species, it grows quickly but is short lived. As it matures, the crown quickly declines and with shallow, limited root systems these trees are problematic because they are susceptible to wind throw, making them a potential hazard to people and property. On the 263 Bedford Banksville Road parcel, the establishment of the Black Locust dates to approximately 1960 (Figure 2) making most, if not all the trees, around 70 years old. Therefore, most of the Black Locusts are either in of poor vigor or in either severe decline or dead. For these reasons, the removal of the Black Locust groves would improve existing environmental conditions by both eliminating a potential hazard and by providing opportunities for beneficial plants like pollinators, to recolonize areas of the site.

Since the entire 21.6 ± acre site was not inventoried, the total number of "trees" (greater than 8 inches) and "significant trees" (greater than 24 inches) is not known. However, 16± acres of the site will remain undisturbed, approximately of which half are forested. Therefore, most of the trees on the 263 Bedford Banksville Road site, including significant trees will be preserved. This includes the most sensitive area of the site including the riparian areas adjacent to the east branch of the Bryan River and most of the Critical Environmental Area. The total area within which trees are proposed to be removed, is less than 10 acres.

Table 1

Trees Sorted by Tag Number

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
1	**1**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
2	**2**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
3	**3**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
4	**4**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
5	**5**	American Elm	Ulmus americana	22	L	P	SA	Leaning	**X**
6	**6**	Black Cherry	Prunus serotina	10	S	P	SA	Broken Leader, Barn hazard	**X**
7	**7**	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	**X**
8	**8**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
9	**9**	Black Locust	Robinia pseudoacacia	30	S	P	A	NYS Invasive Species in decline	**X**
10	**10**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
11	**11**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
12	**12**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
13	**13**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
14	**14**	Black Locust	Robinia pseudoacacia	30	S	P	A	NYS Invasive Species in decline	**X**
15	**15**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
16	**16**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
17	**17**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
18	**18**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
19	**19**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
20	**20**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
21	**21**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
22	**22**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
23	**23**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
24	**24**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
25	**25**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
26	**26**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
27	**27**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
28	**28**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
29	**29**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
30	**30**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
31	**31**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
32	**32**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
33	**33**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
34	**34**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
35	**35**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
36	**36**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
37	**37**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
38	**38**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
39	**39**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
40	**40**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
41	**41**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
42	**42**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
43	**43**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
44	**44**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
45	**45**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
46	**46**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
47	**47**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
48	**48**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
49	**49**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
50	**50**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
51	**51**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
52	**52**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
53	**53**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
54	**54**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
55	**55**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
56	**57**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
57	**58**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
58	**59**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
59	**60**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
60	**61**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
61	**62**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
62	**63**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
63	**64**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
64	**65**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
65	**66**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
66	**67**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
67	**68**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
68	**69**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
69	**70**	Shagbark Hickory	Carya ovata	8	S	G	H		
70	**71**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
71	**72**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
72	**73**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
73	**74**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
74	**75**	Black Cherry	Prunus serotina	24	S	F	A		**X**
75	**76**	Black Cherry	Prunus serotina	14	TR	F	A		**X**
76	**77**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
77	**78**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
78	**79**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
79	**80**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
80	**81**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
81	**82**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
82	**84**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
83	**85**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
84	**86**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
85	**87**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
86	**88**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
87	**94**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
88	**95**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
89	**96**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
90	**97**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
91	**98**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
92	**99**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
93	**100**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
94	**101**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
95	**102**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
96	**103**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
97	**104**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
98	**105**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
99	**106**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
100	**107**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
101	**108**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
102	**109**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
103	**110**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
104	**111**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
105	**112**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
106	**113**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
107	**114**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
108	**115**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
109	**116**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
110	**117**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
111	**118**	Shagbark Hickory	Carya ovata	14	TR	F	A		**X**
112	**119**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
113	**120**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
114	**121**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
115	**122**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
116	**123**	Black Locust	Robinia pseudoacacia	20	TW	P	A	NYS Invasive Species in decline	**X**
117	**124**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
118	**125**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
119	**126**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
120	**128**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
121	**129**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
122	**130**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
123	**131**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
124	**132**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
125	**133**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
126	**134**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
127	**135**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
128	**136**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
129	**137**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
130	**138**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
131	**139**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
132	**140**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
133	**141**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
134	**142**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
135	**143**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
136	**144**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
137	**145**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
138	**146**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
139	**147**	Aborvitae	Thuja sp.	18	TR	G	A	Ornamental	
140	**148**	Aborvitae	Thuja sp.	20	S	G	A	Ornamental	
141	**149**	Hemlock	Tsuga canadensis	16	TW	F	A	Planted at house	
142	**150**	Hemlock	Tsuga canadensis	18	S	F	A	Planted at house	
143	**151**	Hemlock	Tsuga canadensis	20	S	F	A	Planted at house	
144	**152**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
145	**153**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
146	**154**	Shagbark Hickory	Carya ovata	14	S	G	H	Good	
147	**155**	Sugar Maple	Acer saccarum	12	S	G	H	Good	
148	**157**	Ash	FraXinus americana	22			Dead	Hazard	**X**
149	**158**	Black Locust	Robinia pseudoacacia	20	TW			NYS Invasive Species in decline	**X**
150	**159**	Shagbark Hickory	Carya ovata	8	S	G	H		
151	**160**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
152	**161**	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	**X**
153	**162**	Yew	Tasus cuspidada	14	TR	F	A	Shrub, overgrown ornamental	**X**
154	**163**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
155	**164**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
156	**165**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
157	**166**	Japanese Maple	Acer palmatum	20	S	G	H	Ornamental	**X**
158	**167**	Japanese Maple	Acer palmatum	14	S	G	H	Ornamental	
159	**168**	Japanese Maple	Acer palmatum	8	S	G	H	Ornamental	**X**
160	**169**	Japanese Maple	Acer palmatum	8	TW	G	H	Ornamental, too close to building	**X**
161	**171**	Japanese Maple	Acer palmatum	18	S	G	H	Ornamental	
162	**172**	Japanese Maple	Acer palmatum	26	S	G	H	Ornamental	
163	**173**	Japanese Maple	Acer palmatum	8	S	G	H	Ornamental	
164	**175**	American Elm	Ulmus americana	30	S	G	H	Too close to house	**X**
165	**176**	Sugar Maple	Acer saccarum	10	S	F	A		
166	**177**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
167	**178**	Sugar Maple	Acer saccarum	8	S	F	A		
168	**179**	Sugar Maple	Acer saccarum	10	S	P	SA	Girdles	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
169	**180**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
170	**182**	Black Locust	Robinia pseudoacacia	10	TW	P	A	NYS Invasive Species in decline	**X**
171	**183**	Red Maple	Acer rubrum	30	S	F	A	Hazard, too close to new house	**X**
172	**184**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
173	**185**	American Elm	Ulmus americana	10	L	P	SA	Topped	**X**
174	**186**	Black Birch	Betula lenta	24	TW/L	F	A	Close to new house, Leaning	**X**
175	**187**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	
176	**188**	Black Locust	Robinia pseudoacacia	10	S	P	A		**X**
177	**189**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
178	**190**	Red Maple	Acer rubrum	30	S	F	A	Save, on edge of yard	
179	**191**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
180	**192**	Black Locust	Robinia pseudoacacia	10	S	P	A		
181	**193**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	
182	**195**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
183	**196**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
184	**197**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
185	**198**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
186	**199**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
187	**200**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
188	**201**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	
189	**202**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
190	**205**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
191	**206**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
192	**207**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
193	**209**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
194	**210**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
195	**211**	Black Locust	Robinia pseudoacacia	22	TW	P	A	NYS Invasive Species in decline	**X**
196	**212**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
197	**213**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
198	**214**	Black Locust	Robinia pseudoacacia	16	TW	P	A	NYS Invasive Species in decline	**X**
199	**215**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
200	**216**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
201	**217**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
202	**218**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
203	**219**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
204	**220**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
205	**221**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
206	**222**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
207	**223**	Black Locust	Robinia pseudoacacia	12	TW	P	A	NYS Invasive Species in decline	**X**
208	**224**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
209	**225**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
210	**226**	Black Locust	Robinia pseudoacacia	12	TW	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
211	**227**	American Elm	Ulmus americana	26	TR	F	A		**X**
212	**228**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
213	**229**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
214	**230**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
215	**231**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
216	**232**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
217	**233**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
218	**234**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
219	**235**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
220	**236**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
221	**238**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
222	**239**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
223	**240**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
224	**241**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
225	**242**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
226	**243**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
227	**244**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
228	**245**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
229	**246**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
230	**248**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
231	**249**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
232	**251**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
233	**252**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
234	**253**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
235	**254**	Black Locust	Robinia pseudoacacia	10	TW	P	A	NYS Invasive Species in decline	**X**
236	**255**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
237	**256**	Black Cherry	Prunus serotina	36	S/L	P	SA		**X**
238	**258**	Shagbark Hickory	Carya ovata	8	S	F	A		**X**
239	**259**	Black Cherry	Prunus serotina	14	S	P	A		**X**
240	**260**	Shagbark Hickory	Carya ovata	12					
241	**261**	Black Cherry	Prunus serotina	10	S/L	F	A		**X**
242	**262**	American Elm	Ulmus americana	8	S				**X**
243	**263**	Shagbark Hickory	Carya ovata	8	S				
244	**264**	Shagbark Hickory	Carya ovata	18	S				
245	**265**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
246	**268**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
247	**269**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
248	**270**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
249	**271**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
250	**272**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
251	**273**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
252	**274**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
253	**275**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
254	**276**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
255	**277**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
256	**278**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
257	**279**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
258	**280**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
259	**281**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
260	**282**	Black Locust	Robinia pseudoacacia	16	TR	P	A	NYS Invasive Species in decline	**X**
261	**283**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
262	**284**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
263	**286**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
264	**289**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
265	**290**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
266	**291**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
267	**292**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
268	**293**	Norway Maple	Picea abies	14	S	P	A		**X**
269	**294**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
270	**295**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
271	**299**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
272	**300**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
273	**301**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
274	**303**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
275	**306**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
276	**307**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
277	**308**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
278	**324**	Red Maple	Acer rubrum	8					
279	**326**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
280	**327**	Black Locust	Robinia pseudoacacia	20	TR	P	A	NYS Invasive Species in decline	**X**
281	**328**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
282	**329**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
283	**330**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
284	**331**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
285	**332**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
286	**333**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
287	**334**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
288	**335**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
289	**337**	Poplar	Populus sp.	26	S	F	A		**X**
290	**338**	Red Maple	Acer rubrum	8	S	F	A		**X**
291	**339**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
292	**340**	Red Maple	Acer rubrum	8	S	F	A		**X**
293	**341**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
294	**342**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
295	**343**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
296	**344**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
297	**345**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
298	**346**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
299	**347**	Red Maple	Acer rubrum	12	S	F	A		**X**
300	**348**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
301	**349**	Black Locust	Robinia pseudoacacia	8	TW	P	A	NYS Invasive Species in decline	**X**
302	**350**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
303	**351**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
304	**352**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
305	**353**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
306	**354**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
307	**355**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
308	**358**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
309	**359**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
310	**360**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
311	**361**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
312	**362**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
313	**363**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
314	**364**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
315	**365**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
316	**366**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
317	**367**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
318	**368**	White Oak	Quercus alba	22	M	G	A		**X**
319	**369**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
320	**370**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
321	**371**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
322	**372**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
323	**373**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
324	**374**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
325	**375**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
326	**376**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
327	**377**	White Oak	Quercus alba	18	S	G	A		**X**
328	**378**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
329	**379**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
330	**380**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
331	**382**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
332	**383**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
333	**384**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
334	**385**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
335	**386**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
336	**387**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
337	**388**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
338	**389**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
339	**390**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
340	**391**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
341	**392**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
342	**393**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
343	**394**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
344	**395**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
345	**396**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
346	**397**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
347	**398**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
348	**399**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
349	**400**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
350	**401**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
351	**402**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
352	**403**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
353	**406**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
354	**411**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
355	**413**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
356	**414**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
357	**415**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
358	**420**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
359	**421**	Black Cherry	Prunus serotina	20			Dead		**X**
360	**422**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
361	**423**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
362	**424**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
363	**425**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
364	**426**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
365	**428**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
366	**429**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
367	**430**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
368	**431**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
369	**432**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
370	**433**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
371	**434**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
372	**435**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
373	**436**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
374	**437**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
375	**439**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
376	**440**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
377	**441**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
378	**442**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
379	**443**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
380	**444**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
381	**445**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
382	**446**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
383	**447**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
384	**450**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
385	**451**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
386	**452**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
387	**453**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
388	**454**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
389	**456**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
390	**457**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
391	**458**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
392	**459**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
393	**460**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
394	**467**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
395	**468**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
396	**470**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
397	**476**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
398	**477**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
399	**478**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
400	**479**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
401	**480**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
402	**481**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
403	**482**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
404	**483**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
405	**484**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
406	**485**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
407	**486**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
408	**487**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
409	**488**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
410	**489**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
411	**490**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
412	**491**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
413	**492**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
414	**493**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
415	**494**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
416	**495**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
417	**496**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
418	**497**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
419	**499**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
420	**500**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
421	**501**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
422	**502**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
423	**503**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
424	**504**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
425	**505**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
426	**506**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
427	**507**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
428	**508**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
429	**509**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
430	**510**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
431	**801**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
432	**802**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
433	**803**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
434	**804**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
435	**810**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
436	**815**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
437	**816**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
438	**817**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
439	**819**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
440	**820**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
441	**821**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
442	**822**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
443	**823**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
444	**824**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
445	**825**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
446	**826**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
447	**861**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
448	**863**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
449	**864**	Black Cherry	Prunus serotina	8	S	P	A		**X**
450	**866**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
451	**867**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
452	**869**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
453	**870**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
454	**872**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
455	**873**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
456	**874**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
457	**875**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
458	**876**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
459	**890**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
460	**891**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
461	**892**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
462	**893**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 1 - Sorted by Tag Number

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
463	**894**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
464	**923**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
465	**988**	Apple	Malus Domestica	32	S	F	A		**X**
466	**989**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
467	**990**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
468	**991**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
469	**993**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
470	**994**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
471	**995**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
472	**996**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
473	**997**	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	**X**
474	**998**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
475	**999**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
476	**1000**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

Table 2

Tree Sorted by Species

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
1	**147**	Aborvitae	Thuja sp.	18	TR	G	A	Ornamental	
2	**148**	Aborvitae	Thuja sp.	20	S	G	A	Ornamental	
3	**5**	American Elm	Ulmus americana	22	L	P	SA	Leaning	**X**
4	**175**	American Elm	Ulmus americana	30	S	G	H	Too close to house	**X**
5	**185**	American Elm	Ulmus americana	10	L	P	SA	Topped	**X**
6	**227**	American Elm	Ulmus americana	26	TR	F	A		**X**
7	**262**	American Elm	Ulmus americana	8	S				**X**
8	**988**	Apple	Malus Domestica	32	S	F	A		**X**
9	**157**	Ash	FraXinus americana	22			Dead	Hazard	**X**
10	**186**	Black Birch	Betula lenta	24	TW/L	F	A	Close to new house, Leaning	**X**
11	**6**	Black Cherry	Prunus serotina	10	S	P	SA	Broken Leader, Barn hazard	**X**
12	**75**	Black Cherry	Prunus serotina	24	S	F	A		**X**
13	**76**	Black Cherry	Prunus serotina	14	TR	F	A		**X**
14	**256**	Black Cherry	Prunus serotina	36	S/L	P	SA		**X**
15	**259**	Black Cherry	Prunus serotina	14	S	P	A		**X**
16	**261**	Black Cherry	Prunus serotina	10	S/L	F	A		**X**
17	**421**	Black Cherry	Prunus serotina	20			Dead		**X**
18	**864**	Black Cherry	Prunus serotina	8	S	P	A		**X**
19	**1**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
20	**2**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
21	**3**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
22	**4**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
23	**7**	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	**X**
24	**8**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
25	**9**	Black Locust	Robinia pseudoacacia	30	S	P	A	NYS Invasive Species in decline	**X**
26	**10**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
27	**11**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
28	**12**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
29	**13**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
30	**14**	Black Locust	Robinia pseudoacacia	30	S	P	A	NYS Invasive Species in decline	**X**
31	**15**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
32	**16**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
33	**17**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
34	**18**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
35	**19**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
36	**20**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
37	**21**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
38	**22**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
39	**23**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
40	**24**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
41	**25**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
42	**26**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
43	**27**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
44	**28**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
45	**29**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
46	**30**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
47	**31**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
48	**32**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
49	**33**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
50	**34**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
51	**35**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
52	**36**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
53	**37**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
54	**38**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
55	**39**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
56	**40**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
57	**41**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
58	**42**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
59	**43**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
60	**44**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
61	**45**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
62	**46**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
63	**47**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
64	**48**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
65	**49**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
66	**50**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
67	**51**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
68	**52**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
69	**53**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
70	**54**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
71	**55**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
72	**57**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
73	**58**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
74	**59**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
75	**60**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
76	**61**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
77	**62**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
78	**63**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
79	**64**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
80	**65**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
81	**66**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
82	**67**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
83	**68**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
84	**69**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
85	**71**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
86	**72**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
87	**73**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
88	**74**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
89	**77**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
90	**78**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
91	**79**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
92	**80**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
93	**81**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
94	**82**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
95	**84**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
96	**85**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
97	**86**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
98	**87**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
99	**88**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
100	**94**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
101	**95**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
102	**96**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
103	**97**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
104	**98**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
105	**99**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
106	**100**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
107	**101**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
108	**102**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
109	**103**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
110	**104**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
111	**105**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
112	**106**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
113	**107**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
114	**108**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
115	**109**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
116	**110**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
117	**111**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
118	**112**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
119	**113**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
120	**114**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
121	**115**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
122	**116**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
123	**117**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
124	**119**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
125	**120**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
126	**121**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
127	**122**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
128	**123**	Black Locust	Robinia pseudoacacia	20	TW	P	A	NYS Invasive Species in decline	**X**
129	**124**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
130	**125**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
131	**126**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
132	**128**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
133	**129**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
134	**130**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
135	**131**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
136	**132**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
137	**133**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
138	**134**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
139	**135**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
140	**136**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
141	**137**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
142	**138**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
143	**139**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
144	**140**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
145	**141**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
146	**142**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
147	**143**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
148	**144**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
149	**145**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
150	**146**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
151	**152**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
152	**153**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
153	**158**	Black Locust	Robinia pseudoacacia	20	TW			NYS Invasive Species in decline	**X**
154	**160**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
155	**161**	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	**X**
156	**163**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
157	**164**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
158	**165**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
159	**177**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
160	**180**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
161	**182**	Black Locust	Robinia pseudoacacia	10	TW	P	A	NYS Invasive Species in decline	**X**
162	**184**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
163	**187**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	
164	**188**	Black Locust	Robinia pseudoacacia	10	S	P	A		**X**
165	**189**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
166	**191**	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	**X**
167	**192**	Black Locust	Robinia pseudoacacia	10	S	P	A		
168	**193**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
169	**195**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
170	**196**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
171	**197**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
172	**198**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
173	**199**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
174	**200**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
175	**201**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	
176	**202**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
177	**205**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
178	**206**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
179	**207**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
180	**209**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
181	**210**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
182	**211**	Black Locust	Robinia pseudoacacia	22	TW	P	A	NYS Invasive Species in decline	**X**
183	**212**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
184	**213**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
185	**214**	Black Locust	Robinia pseudoacacia	16	TW	P	A	NYS Invasive Species in decline	**X**
186	**215**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
187	**216**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
188	**217**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
189	**218**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
190	**219**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
191	**220**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
192	**221**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
193	**222**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
194	**223**	Black Locust	Robinia pseudoacacia	12	TW	P	A	NYS Invasive Species in decline	**X**
195	**224**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
196	**225**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
197	**226**	Black Locust	Robinia pseudoacacia	12	TW	P	A	NYS Invasive Species in decline	**X**
198	**228**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
199	**229**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
200	**230**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
201	**231**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
202	**232**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
203	**233**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
204	**234**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
205	**235**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
206	**236**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
207	**238**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
208	**239**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
209	**240**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
210	**241**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
211	**242**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
212	**243**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
213	**244**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
214	**245**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
215	**246**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
216	**248**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
217	**249**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
218	**251**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
219	**252**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
220	**253**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
221	**254**	Black Locust	Robinia pseudoacacia	10	TW	P	A	NYS Invasive Species in decline	**X**
222	**255**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
223	**265**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
224	**268**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
225	**269**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
226	**270**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
227	**271**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
228	**272**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
229	**273**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
230	**274**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
231	**275**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
232	**276**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
233	**277**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
234	**278**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
235	**279**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
236	**280**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
237	**281**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
238	**282**	Black Locust	Robinia pseudoacacia	16	TR	P	A	NYS Invasive Species in decline	**X**
239	**283**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
240	**284**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
241	**286**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
242	**289**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
243	**290**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
244	**291**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
245	**292**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
246	**294**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
247	**295**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
248	**299**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
249	**300**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
250	**301**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
251	**303**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
252	**306**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
253	**307**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
254	**308**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
255	**326**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
256	**327**	Black Locust	Robinia pseudoacacia	20	TR	P	A	NYS Invasive Species in decline	**X**
257	**328**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
258	**329**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
259	**330**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
260	**331**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
261	**332**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
262	**333**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
263	**334**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
264	**335**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
265	**339**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
266	**341**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
267	**342**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
268	**343**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
269	**344**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
270	**345**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
271	**346**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
272	**348**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
273	**349**	Black Locust	Robinia pseudoacacia	8	TW	P	A	NYS Invasive Species in decline	**X**
274	**350**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
275	**351**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
276	**352**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
277	**353**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
278	**354**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
279	**355**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
280	**358**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
281	**359**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
282	**360**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
283	**361**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
284	**362**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
285	**363**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
286	**364**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
287	**365**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
288	**366**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
289	**367**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
290	**369**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
291	**370**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
292	**371**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
293	**372**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
294	**373**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
295	**374**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
296	**375**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
297	**376**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
298	**378**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
299	**379**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
300	**380**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
301	**382**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
302	**383**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
303	**384**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
304	**385**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
305	**386**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
306	**387**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
307	**388**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
308	**389**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
309	**390**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
310	**391**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
311	**392**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
312	**393**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
313	**394**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
314	**395**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
315	**396**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
316	**397**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
317	**398**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
318	**399**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
319	**400**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
320	**401**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
321	**402**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
322	**403**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
323	**406**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
324	**411**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
325	**413**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
326	**414**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
327	**415**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
328	**420**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
329	**422**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
330	**423**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
331	**424**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
332	**425**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
333	**426**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
334	**428**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
335	**429**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
336	**430**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
337	**431**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
338	**432**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
339	**433**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
340	**434**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
341	**435**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
342	**436**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
343	**437**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
344	**439**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
345	**440**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
346	**441**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
347	**442**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
348	**443**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
349	**444**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
350	**445**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
351	**446**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
352	**447**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
353	**450**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
354	**451**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
355	**452**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
356	**453**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
357	**454**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
358	**456**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
359	**457**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
360	**458**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
361	**459**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
362	**460**	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	**X**
363	**467**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
364	**468**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
365	**470**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
366	**476**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
367	**477**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
368	**478**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
369	**479**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
370	**480**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
371	**481**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
372	**482**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
373	**483**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
374	**484**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
375	**485**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
376	**486**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
377	**487**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
378	**488**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
379	**489**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
380	**490**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
381	**491**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
382	**492**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
383	**493**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
384	**494**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
385	**495**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
386	**496**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
387	**497**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
388	**499**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
389	**500**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
390	**501**	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	**X**
391	**502**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
392	**503**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
393	**504**	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	**X**
394	**505**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
395	**506**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
396	**507**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
397	**508**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
398	**509**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
399	**510**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
400	**801**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
401	**802**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
402	**803**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
403	**804**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
404	**810**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
405	**815**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
406	**816**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
407	**817**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
408	**819**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
409	**820**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
410	**821**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
411	**822**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
412	**823**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
413	**824**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
414	**825**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
415	**826**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
416	**861**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
417	**863**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
418	**866**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
419	**867**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
420	**869**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
421	**870**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
422	**872**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
423	**873**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
424	**874**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
425	**875**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
426	**876**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
427	**890**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
428	**891**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
429	**892**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
430	**893**	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	**X**
431	**894**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
432	**923**	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	**X**
433	**989**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
434	**990**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
435	**991**	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	**X**
436	**993**	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	**X**
437	**994**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
438	**995**	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	**X**
439	**996**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
440	**997**	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	**X**
441	**998**	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	**X**
442	**999**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
443	**1000**	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	**X**
444	**149**	Hemlock	Tsuga canadensis	16	TW	F	A	Planted at house	
445	**150**	Hemlock	Tsuga canadensis	18	S	F	A	Planted at house	
446	**151**	Hemlock	Tsuga canadensis	20	S	F	A	Planted at house	
447	**166**	Japanese Maple	Acer palmatum	20	S	G	H	Ornamental	**X**
448	**167**	Japanese Maple	Acer palmatum	14	S	G	H	Ornamental	
449	**168**	Japanese Maple	Acer palmatum	8	S	G	H	Ornamental	**X**
450	**169**	Japanese Maple	Acer palmatum	8	TW	G	H	Ornamental, too close to building	**X**
451	**171**	Japanese Maple	Acer palmatum	18	S	G	H	Ornamental	
452	**172**	Japanese Maple	Acer palmatum	26	S	G	H	Ornamental	
453	**173**	Japanese Maple	Acer palmatum	8	S	G	H	Ornamental	
454	**293**	Norway Maple	Picea abies	14	S	P	A		**X**
455	**337**	Poplar	Populus sp.	26	S	F	A		**X**
456	**183**	Red Maple	Acer rubrum	30	S	F	A	Hazard, too close to new house	**X**
457	**190**	Red Maple	Acer rubrum	30	S	F	A	Save, on edge of yard	
458	**324**	Red Maple	Acer rubrum	8					
459	**338**	Red Maple	Acer rubrum	8	S	F	A		**X**
460	**340**	Red Maple	Acer rubrum	8	S	F	A		**X**
461	**347**	Red Maple	Acer rubrum	12	S	F	A		**X**
462	**70**	Shagbark Hickory	Carya ovata	8	S	G	H		

***NOTE: Tree tags 523-800 Do Not Exist**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Table 2 - Sorted by Species / Common Name

263 Bedford Banksville, Road, North Castle, NY

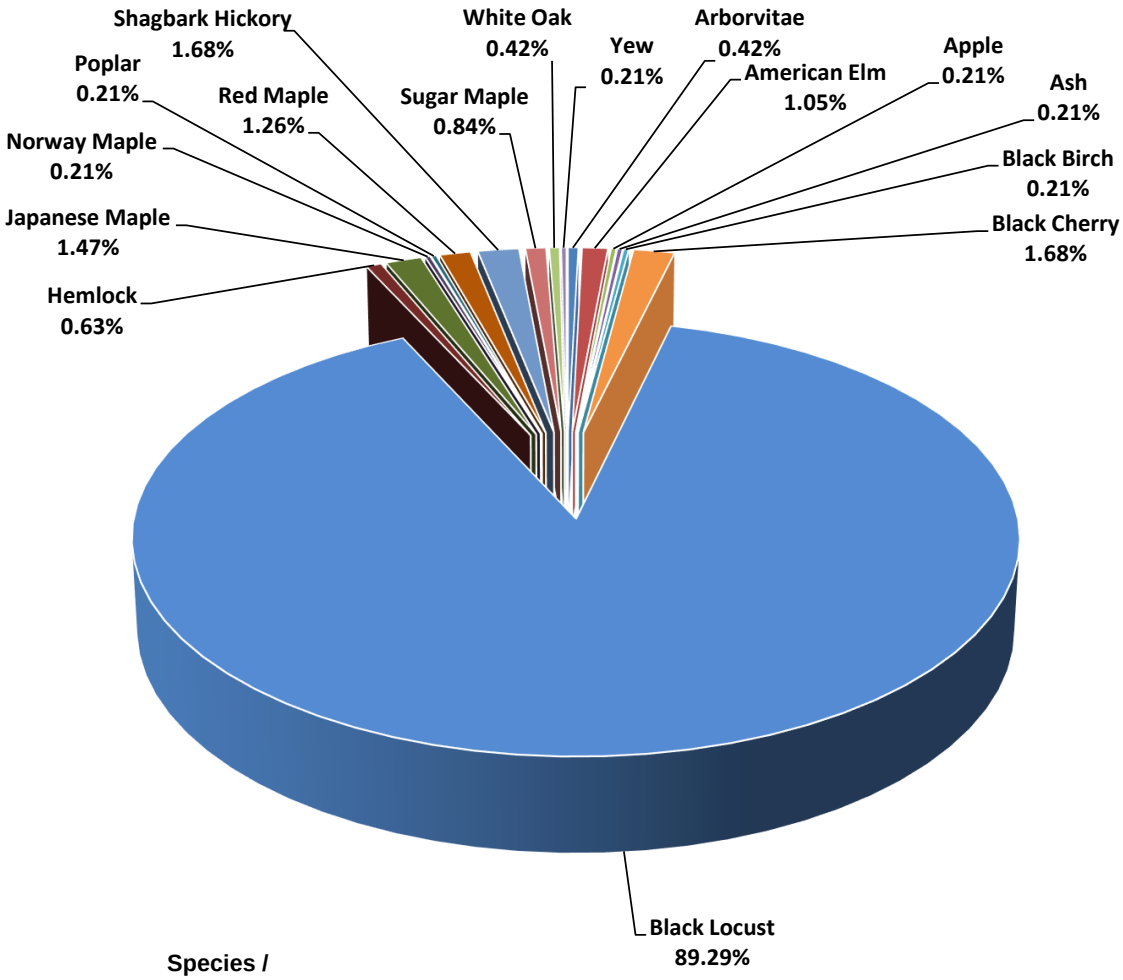
Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
463	**118**	Shagbark Hickory	Carya ovata	14	TR	F	A		**X**
464	**154**	Shagbark Hickory	Carya ovata	14	S	G	H	Good	
465	**159**	Shagbark Hickory	Carya ovata	8	S	G	H		
466	**258**	Shagbark Hickory	Carya ovata	8	S	F	A		**X**
467	**260**	Shagbark Hickory	Carya ovata	12					
468	**263**	Shagbark Hickory	Carya ovata	8	S				
469	**264**	Shagbark Hickory	Carya ovata	18	S				
470	**155**	Sugar Maple	Acer saccarum	12	S	G	H	Good	
471	**176**	Sugar Maple	Acer saccarum	10	S	F	A		
472	**178**	Sugar Maple	Acer saccarum	8	S	F	A		
473	**179**	Sugar Maple	Acer saccarum	10	S	P	SA	Girdles	**X**
474	**368**	White Oak	Quercus alba	22	M	G	A		**X**
475	**377**	White Oak	Quercus alba	18	S	G	A		**X**
476	**162**	Yew	Tasus cuspidada	14	TR	F	A	Shrub, overgrown ornamental	**X**

***NOTE: Tree tags 523-800 Do Not Exist**

Figures

263 Bedford Banksville Rd.
North Castle, NY

Figure 1 - Percent Composition by Species in Development Area



Species / Common Name	Count
Arborvitae	2
American Elm	5
Apple	1
Ash	1
Black Birch	1
Black Cherry	8
Black Locust	425
Hemlock	3
Japanese Maple	7
Norway Maple	1
Poplar	1
Red Maple	6
Shagbark Hickory	8
Sugar Maple	4
White Oak	2
Yew	1
	476

Figure 2 - 1960 Aerial Photo

263 Bedford Banksville Road
North Castle, NY

Attachment 1

Lower Hudson PRISM Report

Attachment 1 - Lower Hudson PRISM Report

LOWER HUDSON PRISM

Lower Hudson Partnership for Regional Invasive Species Management

Robinia pseudoacacia

Black Locust

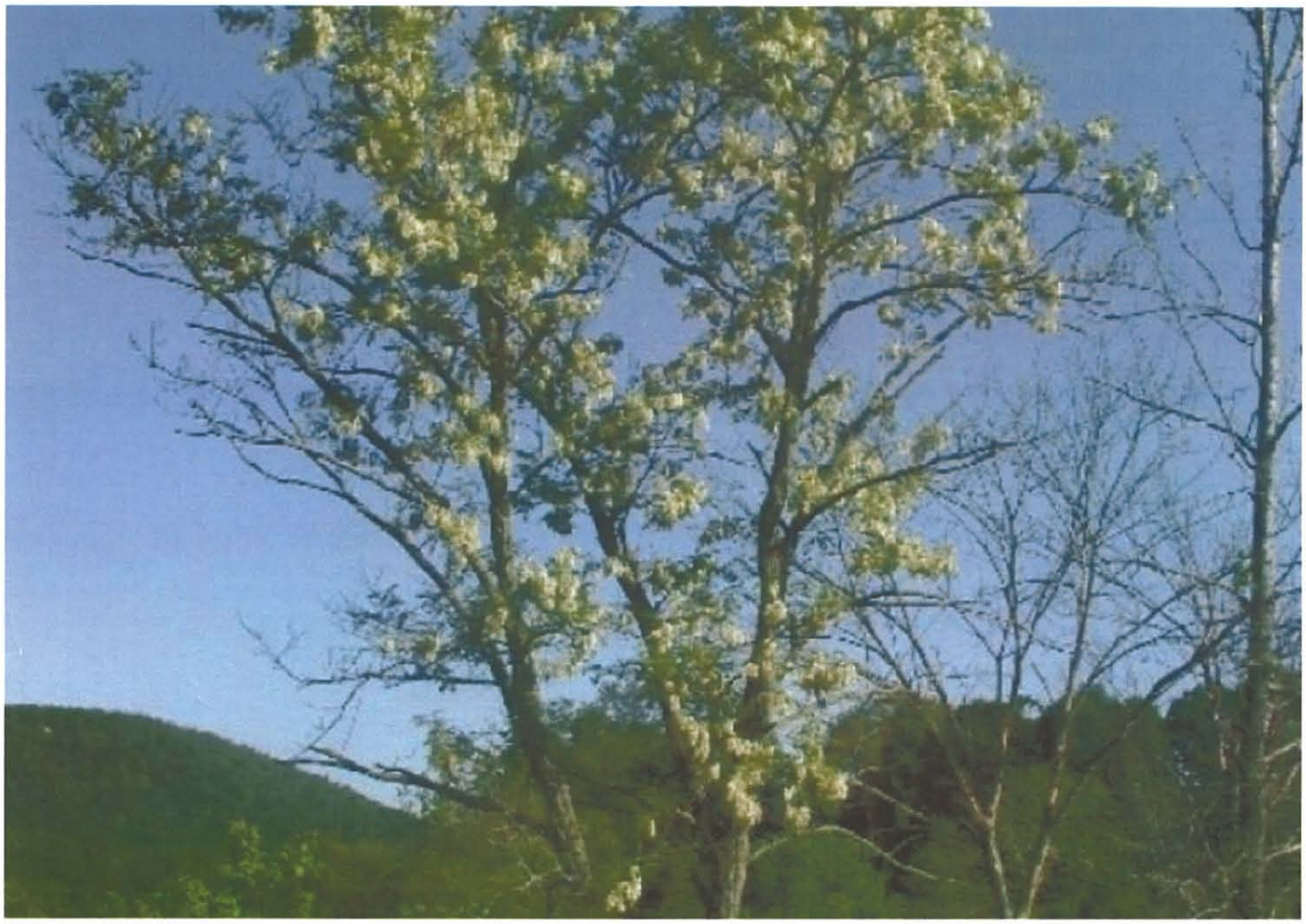
BIOLOGICAL CATEGORY Plants

SPECIES TYPE Tree

NY LEGAL STATUS Regulated

NY INVASIVENESS RANK Very High

LHPRISM STATUS Tier 4 - Widespread




UGA0008

Description

- Black locust is a member of the Legume family (Fabaceae)
- A tall, attractive, spring blooming tree, Black locust is most easily recognizable in late May and early June when abundant racemes of white to pinkish flowers cover the trees' open, irregularly shaped crowns. Black locust's bark is deeply grooved and furrowed. Trees have extremely sharp spines at the nodes of young branches and twigs. (4)

Leaves

Leaves are alternately arranged, compound and comprised of 7-19 leaflets on a leaf that is 8-12 inches long. Each leaflet is oval, alternately arranged, and dull dark green in color. (2)

Flowers

Flowers are white, fragrant, bilaterally symmetrical and arranged in showy, six inch long drooping clusters. (2)

Fruit/Seed

Flowers develop into elongate, flat brown pods 2-4 inches long, similar in appearance to other members of the bean family. Each pod contains 4-8 round, flat seeds brownish reddish in color. Often, fruits will hang on the tree well into winter, or even the following spring. (4)

Introduction History

Native east of the Mississippi from Pennsylvania south, black locust has greatly expanded its range after escaping from street tree and erosion control plantings. An incredibly durable, disease-resistant species, Black locust is also prized as a 'living fence' tree. The tree is now common across New York and New England. (2)

Ecology and Habitat

Black locust invades a variety of habitats in the Hudson Valley region, however, it is most commonly seen in areas associated with plantings and anthropogenic disturbance such as old farm fields or roadsides, vacant lots and forest edges. The species does not tolerate moist soils or shaded sites well. (4)

Reproduction and Phenology

Although black locust commonly reproduces clonally, via vegetative root suckers, a single individual is capable of producing thousands of viable seeds each year, forming a highly persistent seed bank. One study showed Black locust seeds to be viable after 40 years. (6) The germination rate is approximately 68% in its native range and much lower in shaded sites. (7) Vectors include birds and small mammals (7)

Impacts of this species

Vegetative regeneration is vital in this plant's establishment, spread and persistence in non-native locations, giving it the ability to replace native vegetation. Developing black locust thickets can prevent other plants from establishing and may disrupt historical successional trajectories. In mixed-hardwood forests, these trees have been seen to contribute to elevated stream nitrate concentrations. Because of its nitrogen fixing abilities, black locust may also alter local soil characteristics, in turn disrupting biological activity in soil and preventing certain native plants from growing. Black locust canopies may block sunlight from reaching seedlings of other plants, such as native oaks, ultimately lowering species diversity. Seeds may remain viable in soil for more than 10 years, and are oportunistic in growth, giving them the ability to thrive through non-ideal conditions.

Management Methods

Biological Control

There is currently no single optimal biological control agent in use against this species, although a wide variety of native insects and fungi do target it. (4)

Manual or Mechanical Control

Pulling / Digging Up: Pulling by hand is an effective method of control for seedlings. For larger plants, disturbance of the root will encourage re-sprouting. (7)

disturbance of the root will encourage re-sprouting. (7)

Mowing: Not advisable. Black locust plants have a strong tendency to re-sprout following cutting or any kind of disturbance. If this strategy is pursued it must be undertaken consistently, several times a season, for several years. (8)

Girdling: Not advisable in isolation. Girdling alone encourages the formation of root suckers.

Prescribed Fire: Not advisable in isolation. Fire will kill the main stem of black locust trees but stimulate strong suckering and root sprouting. (7)

Prescribed Grazing: Not advisable. The high tannin content in leaves can interfere with ruminant digestion. (4)

Soil Tilling: Not advisable. Tilling will fragment roots and encourage re-sprouting. It will also expose more seeds for germination. (8)

Mulching: Not applicable

Solarization: Not applicable

Hot Foam Spray: Not applicable

Chemical Control

Foliar Spray: A 1% solution of glyphosate or triclopyr is effective at managing small plants of black locust, although repeat applications may be necessary. Infestations managed in this way should be revisited in 2-3 weeks to monitor for regrowth. Always read and follow all instructions on the herbicide label. (8)

Cut Stump: A 20-50% solution of glyphosate is effective at managing larger plants of black locust when applied to cut stumps in the late summer or fall. (8)

Basal Bark: A 20% solution of triclopyr in oil is effective on trees with thin bark (i.e less than 6 inches in diameter) when applied between midsummer and December.(8)

Hack-And-Squirt: No information available.

Stem Injection: A 10% solution of Aminopyralid can be used in stem injections during the late summer and fall.

Pre-Emergent Spray: Not applicable

The pesticide application rates and usage herein are recommendations based on research and interviews with land managers. When considering the use of pesticides, it is your responsibility to fully

interviews with land managers. When considering the use of pesticides, it is your responsibility to fully understand the laws, regulations and best practices required to apply pesticides in a responsible manner. At times, the pest you seek to treat may not be listed on a pesticide label, requiring a 2(ee) exemption from NYSDEC. Always thoroughly read the label of any pesticide and consult the NYSDEC or a licensed pesticide applicator with questions.

Summary of Best Managment Practices

General management overview and recommendation

As with any other invasive infestation complex, large stands of black locust are best managed via a combination of mechanical and chemical means. Small seedlings can be hand pulled or sprayed while larger trees must be sprayed, either with a basal bark or cut stump application, to attain good control. All managed infestations should be monitored to ensure exhaustion of the seed bank and to prevent reinvasion from nearby populations. Any new seedlings can be hand pulled or sprayed.

Post treatment monitoring

Any infestations managed by chemical means must be revisited in 2-3 weeks to check for treatment efficacy. Infestations managed solely by mechanical or physical means will need consistent follow up treatment to manage root suckers and sprouts. Due to the species long-lived seed bank, managed infestations should be intentionally revegetated and monitored for future black locust seedling emergence.

Disposal Methods

Waste material can be burned, chipped or composted so long as management was completed prior to seed set. Any fruit must be bagged and disposed of. All roots must be thoroughly dried and or crushed.

Additional Information

REFERENCES

1. https://www.dec.ny.gov/docs/lands_forests_pdf/isprohibitedplants2.pdf
2. https://gobotany.newenglandwild.org/species/robinia/pseudoacacia/
3. http://www.eddmaps.org/ipane/ipanespecies/trees/robinia_pseudoacacia.htm
4. https://www.cabi.org/isc/datasheet/47698
5. https://gobotany.newenglandwild.org/species/gleditsia/triacanthos/
6. https://www.cabdirect.org/cabdirect/abstract/19460701760
7. https://www.fs.fed.us/database/feis/plants/tree/robpse/all.html#BOTANICA...
8. https://mdc.mo.gov/tree-plants/problem-plant-control/nuisance-native-pla...

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Appendix 3

Phase 1A
Archeological Assessment

HISTORICAL PERSPECTIVES INC.

Phase IA Archaeological Assessment
263 Bedford-Banksville Road
Bedford, Town of North Castle
Westchester County, New York 10506

Phase IA Archaeological Assessment
263 Bedford-Banksville Road
Bedford, Town of North Castle
Westchester County, New York 10506

Prepared For:

Kent Farrington LLC
15564 Sunnyland Lane
Wellington, FL 33414

Prepared By:

Historical Perspectives, Inc.
P.O. Box 529
Westport, CT 06881

Author:
Julie Abell Horn, M.A., R.P.A.

June 2021

MANAGEMENT SUMMARY

SHPO Project Review Number (if available):

Involved State and Federal Agencies: **NYSDEC**

Phase of Survey: **Phase IA Archaeological Assessment**

Location Information
- Location: **263 Bedford-Banksville Road**
- Minor Civil Division: **11910, North Castle**
- County: **Westchester**

Survey Area
- Length: **varies, irregular**
- Width: **varies, irregular**
- Number of Acres Surveyed: **21.62**

USGS 7.5 Minute Quadrangle Map: **Mount Kisco**

Archaeological Survey Overview
- Number & Interval of Shovel Tests: **N/A**
- Number & Size of Units: **N/A**
- Width of Plowed Strips: **N/A**
- Surface Survey Transect Interval: **N/A**

Results of Archaeological Survey
- Number & name of precontact sites identified: **None**
- Number & name of historic sites identified: **None**
- Number & name of sites recommended for Phase II/Avoidance: **Phase IB testing recommended**

Report Authors(s): **Julie Abell Horn, M.A. R.P.A., Historical Perspectives, Inc.**

Date of Report: **June 2021**

EXECUTIVE SUMMARY

Kent Farrington, LLC (Farrington) proposes an expansion of a private horse farm facility at 263 Bedford-Banksville Road in North Castle, Westchester County (Figures 1 and 2). The site, known as Tax Parcel Section 95.03 / Block 2, Lot 56, is bounded on the west by the Mianus River, on the east by private lots and Bedford-Banksville Road, on the north by Finch Drive and private lots, and on the south by private lots. The property, which includes 21.62 acres, contains a residence, a large indoor riding arena, a barn, five fenced paddocks, and other outbuildings, along with undeveloped and wooded land. There is a large manmade pond surrounded by a grass-covered riding path at the northwest side of the property.

The proposed improvements include demolition of the existing residence and construction of a new residence in the same approximate location, a new stable, three small new medical paddocks, one new standard paddock, expansion of an outdoor riding arena, and creation of a new, larger riding arena (Figure 3). These proposed improvements will require state and local permits and zoning approval prior to implementation. The North Castle Planning Board has requested the completion of a cultural resources sensitivity evaluation of the project site so that the site application can move forward. This initial request, often referred to as a Phase IA Archaeological Assessment, is because the property has been identified as in or adjacent to an area designated as sensitive for archaeological sites on the New York State Historic Preservation Office (SHPO)'s archaeological site inventory. As a function of the SEQR environmental review process, the New York State Office of Parks, Recreation and Historic Preservation (NYSOPRHP) will be required to review the proposed subdivision for cultural resources sensitivity by the North Castle Planning Board.

At the request of the project sponsors, Historical Perspectives, Inc. (HPI) has undertaken this Phase IA Archaeological Assessment of the project site in order to: 1) identify any potential archaeological resources that might have been present on the site, 2) examine the construction history of the project site in order to estimate the probability that any such potential resources might have survived and remain on the site undisturbed, and 3) make recommendations for Phase IB archaeological testing within any of those portions of the site deemed sensitive for archaeological resources.

For the purposes of this report the Area of Potential Effect (APE) will be limited to areas of proposed new ground disturbance, which generally correspond to areas where the new stable, medical paddocks, and riding arenas will be constructed or expanded. Additionally, the overall property has areas of slopes greater than 12 percent, which may preclude archaeological sensitivity, as shown on Figure 2. This Phase IA Archaeological Assessment was prepared to satisfy the requirements of New York State's environmental review process and complies with the standards of the NYSOPRHP (New York Archaeological Council 1994; NYSOPRHP 2005).

From what is known of precontact period settlement patterns in Westchester County, most habitation and processing sites are found in sheltered, elevated, well-drained sites close to wetland features, major waterways, and with nearby sources of fresh water. The western boundary of the project site is the Mianus River, and a tributary of the Mianus River crosses the northeastern corner of the project site at Bedford-Banksville Road, providing sources of fresh water for the entire project site. Further, soils excepting those around the manmade pond in the northwest portion of the project site are well drained, according to the U.S.D.A. soils map. Soil testing on the property revealed minimal disturbance to the soil column, except in proximity to the residence. Further, the banks of the Mianus River, including those in the project site, were recorded in the 1920s as having precontact period activity from "traces of occupation." All these factors signify potential precontact period archaeological sensitivity in any portions of the project site that have not been previously disturbed from earthmoving, construction activities, or have slopes greater than 12%.

Figure 16 illustrates those areas of the project site that are sensitive for precontact period archaeological sensitivity. Two colors are used: one color showing the sensitive area proposed for new or expanded development and the other color for areas not currently proposed for new development. New development (see Figure 3) includes the new medical paddocks, the new stable, the expanded portion of the existing outdoor arena, and the new (second) outdoor arena at the southern end of the property. The area surrounding the current residence and its outbuildings has been disturbed from past construction and demolition activities and no longer retains any precontact archaeological sensitivity.

The project site was part of a large farm that was passed down through members of the Banks family until the 1870s, and then was owned by a succession of other owners after that. The farmhouse and associated outbuildings associated with

the farm were located off the project site, on a parcel bordering Bedford-Banksville Road. The project site remained undeveloped during this period, and was used for agricultural fields or woodland. The historic house complex is located some distance from the project site and is separated by a steep slope. As such, it is unlikely that historic period archaeological resources associated with the farmhouse would be present on the project site. The existing residence dates to the twentieth century, and as such the occupation in and around the house would not have archaeological significance. Historic period archaeological sensitivity therefore is low for the project site, which during the nineteenth century was an interior portion of the overall farm.

Based on the conclusions, above, HPI recommends that a program of Phase IB archaeological field testing be undertaken in those areas of the project site that contain precontact period archaeological sensitivity and are proposed for new development, as shown on Figure 16. Shovel tests should be excavated at 15m (50-foot) intervals where practical. Judgmental placement of shovel tests should be completed where a standard grid cannot be implemented. All shovel tests should consist of the excavation of 30 to 50-centimeter minimum diameter test units to undisturbed or non-artifact bearing subsoil, and should be backfilled upon completion. All archaeological testing should be conducted according to applicable archaeological standards (New York Archaeological Council 1994, NYSOPRHP 2005). Professional archaeologists, with an understanding of and experience in archaeological excavation techniques, would be required to be part of the archaeological team. Additionally, all of the locations that contain existing paddocks as well as the wooded areas on the southwestern side of the project site labeled on Figure 3 as the locations for future paddocks should be subjected to Phase IB archaeological field testing if additional development is planned for these areas as part of later phases of work on the property.

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I. INTRODUCTION

Kent Farrington, LLC (Farrington) proposes an expansion of a private horse farm facility at 263 Bedford-Banksville Road in North Castle, Westchester County (Figures 1 and 2). The site, known as Tax Parcel Section 95.03 / Block 2, Lot 56, is bounded on the west by the Mianus River, on the east by private lots and Bedford-Banksville Road, on the north by Finch Drive and private lots, and on the south by private lots. The property, which includes 21.62 acres, contains a residence, a large indoor riding arena, a barn, five fenced paddocks, and other outbuildings, along with undeveloped and wooded land. There is a large manmade pond surrounded by a grass-covered riding path at the northwest side of the property.

The proposed improvements include demolition of the existing residence and construction of a new residence in the same approximate location, a new stable, three small new medical paddocks, one new standard paddock, expansion of an outdoor riding arena, and creation of a new, larger riding arena (Figure 3). These proposed improvements will require state and local permits and zoning approval prior to implementation. The North Castle Planning Board has requested the completion of a cultural resources sensitivity evaluation of the project site so that the site application can move forward. This initial request, often referred to as a Phase IA Archaeological Assessment, is because the property has been identified as in or adjacent to an area designated as sensitive for archaeological sites on the New York State Historic Preservation Office (SHPO)'s archaeological site inventory. As a function of the SEQR environmental review process, the New York State Office of Parks, Recreation and Historic Preservation (NYSOPRHP) will be required to review the proposed subdivision for cultural resources sensitivity by the North Castle Planning Board.

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For the purposes of this report the Area of Potential Effect (APE) will be limited to areas of proposed new ground disturbance, which generally correspond to areas where the new stable, medical paddocks, and riding arenas will be constructed or expanded. Additionally, the overall property has areas of slopes greater than 12 percent, which may preclude archaeological sensitivity, as shown on Figure 2. This Phase IA Archaeological Assessment was prepared to satisfy the requirements of New York State's environmental review process and complies with the standards of the NYSOPRHP (New York Archaeological Council 1994; NYSOPRHP 2005).

II. METHODOLOGY

The present study entailed review of various resources.

- Historic maps and aerial photographs were reviewed to provide an overview of the topography and a chronology of land usage for the study site.
- Primary and secondary sources, including newspaper articles, relating to the project site and its vicinity were reviewed.
- Selected property records were reviewed. Data was obtained from the Westchester County Clerk's office, as well as from the Town of North Castle's Building Department.
- Sharon Tomback, the North Castle Town Historian, was consulted.
- A site file search was conducted using materials available at the NYSOPRHP.
- Survey maps and a soil test pit logs (DiMarzo 2021) provided by the project sponsor were reviewed.
- Last, a site walkover was conducted on May 13, 2021, to assess any obvious or unrecorded subsurface disturbance (Photographs 1-28; Figure 2).

III. BACKGROUND RESEARCH

A. CURRENT CONDITIONS

As described in the Introduction, the project site is a 21.62-acre parcel. The entrance to the project site is via a driveway on Bedford-Banksville Road, located approximately 300 feet south of Finch Road (Photograph 1). Between the entry drive and Finch Road are two existing paddocks, enclosed by split-rail fencing (Photograph 2). A small tributary of the Mianus River crosses under Bedford-Banksville Road and then diagonally through this corner of the project site (Photograph 3).

Entering the property through a gated fence at the end of the driveway, a large one-story frame indoor riding arena (constructed in 1973) is located to the north (Photographs 4 and 5). A small one-story frame shed addition to the arena is proposed to be demolished (Photograph 6). To the west of the arena, three small medical paddocks are proposed to be constructed in an open area with some visible soil mounds (Photograph 7 and Figure 3). Another small existing paddock to the southwest of the arena, also enclosed with split-rail fencing, contains a small one-story frame horse stall and shed, which is proposed to be removed (Photographs 8 and 9). To the south of the arena are three large existing paddocks, similarly enclosed by split-rail fencing (Photograph 10). The western of these three paddocks will be partially truncated to construct a new stable as part of the proposed project (Photograph 11).

A gravel driveway in between the three existing southern paddocks leads to a cluster of buildings, which are located on a terraced and elevated landform surrounded by sloped areas (Photograph 12). There is a one and a half story frame dwelling, which was constructed in two building episodes (Photographs 13 and 14). The main part of the house was constructed between 1930 and 1945, and an addition was completed in 1964, according to Department of Buildings records. Behind the house are a small one-story frame shed and an expansive brick barbeque (Photograph 15). A large depression in the yard further to the south attests to the former location of a water tank or tower (Photograph 16). Closer to the back of the house, an underground storage tank recently was removed and the area backfilled. Other buildings in this cluster of structures include a horse stable with a hay loft (constructed in 1964), a two-story frame workshop or office, and an open-sided one-story frame shed (Photographs 17 and 18).

The south-central portion of the project site, west of the residence, is the area proposed for a new stable, an enlargement to an existing outdoor riding arena, and creation of a new riding arena to the southwest of the existing arena. The new stable will be constructed overlapping the western portion of one of the existing paddocks (Photograph 19). The existing outdoor riding arena to the south of the new stable will be expanded to the east and the west, and the existing sloped hillside to the east will be regraded (Photographs 20, 21, and 22). The proposed new outdoor riding arena will be located to the southwest of the existing arena, partially in an open area previously cleared of vegetation, according to aerial photographs, and partially within the adjacent wooded area (Photograph 23). Currently, much of this area is covered with grass and weeds and has some remnant wooden fencing around its perimeter. There is some visible artificial soil mounding in discrete areas beneath the vegetation.

A portion of the project site between the proposed riding arenas and the 100-foot wetland buffer of the Mianus River is proposed for a new paddock. This overall area between the proposed new riding arena and the wetlands contains relatively young new-growth trees and a generally light understory (Photographs 24 and 25). The Mianus River marks the western boundary of the project site (Photograph 26). The northwestern quadrant of the project site contains a manmade pond, encircled by a wide grass-covered riding path (Photographs 27 and 28). The pond and the riding path were created in 1968. A 100-foot wetland buffer surrounding the pond includes the entirety of the riding path, and will not be affected by the proposed project.

B. TOPOGRAPHY AND HYDROLOGY

Early maps of the vicinity of the study area record the topography and environment of the area at the beginning of historic development. Topographical maps made in the late nineteenth century show that in its natural condition the project site ranged in elevation from nearly 460 feet above sea level at its highest point near the existing residence, to about 360 feet above sea level on the western side of the project site abutting the Mianus River, with landforms sloping downward moving north and west on the property (U.S.G.S. 1891; Bien and Vermeule 1891, Figure 8). A comparison with the modern topographical survey (see Figure 2) indicates relatively similar elevations, suggesting little overall change in elevation over time. Areas of greater than 12 percent slopes are depicted on Figure 2.

The nearest natural water source is the Mianus River, which forms the approximate western boundary of the project site. A smaller tributary of the Mianus River crosses the extreme northeast corner of the project site at Bedford-Banksville Road, and empties into the Mianus River further downstream approximately 700 feet north of the project site. The existing pond in the northwest portion of the project site was artificially created in the 1960s and is not a natural water body.

C. SOILS

Several soil types are mapped for the project site (U.S.D.A. 2021, Figure 4). These soils are described in Table 1, below.

TABLE 1: SOIL TYPES IN THE PROJECT SITE

Name	Soil Horizon Depth (inches)	Texture, Inclusions	Slope %	Drainage	Landform
Charlton fine sandy loam (ChC)	Ap: 0-7 in Bw: 7-22 in C: 22-65 in	FiSaLo GrlFiSaLo GrlFiSaLo	8-15	Well	Ground moraines, ridges, hills
Chatfield-Charlton complex, very rocky (CrC)	Oe: 0-2 in A: 2-4 in Bw: 4-27 in C: 27-65 in	ModDecPlaMa FiSaLo GrlFiSaLo GrlFiSaLo	0-15	Well	Hills, ridges
Chatfield-Charlton complex, very rocky (CsD)	Oi: 0-1 in A: 1-2 in Bw: 2-30 in 2R: 30-40 in	SliDecPlaMa FiSaLo GrlFiSaLo Bedrock	15-35	Well	Ridges, hills
Riverhead Loam (RhC)	H1: 0-6 in H2: 6-25 in H3: 25-30 in H4: 30-60 in	Lo SaLo LoSa LoSa	8-15	Well	Deltas, terraces
Udorthents, wet substratum (Uc)	H1: 0-4 in H2: 4-72 in	GrlLo VGrlLo	0-5	Somewhat poorly	N/A

Key: Soils: Lo-Loam, Sa-Sand
Other: Fi-Fine, Grl-Gravelly, V-Very, Mod-Moderately, Dec-Decomposed, Pla-Plant, Ma-Matter, Sli-Slightly

A set of nine geological test pits were completed as part of the present project, and are included as Appendix A (DiMarzo 2021). Test pits S-1, S-2, and S-3 were located to the east of the existing indoor riding arena and stables near the northeast portion of the project site, in an area not slated for new construction. Test pits S-4, S-5, and S-6 were located to the south of the existing residence. Test pits S-7, S-8, and S-9 were located near the southern end of the project site, in a relatively level area proposed for a new outdoor riding arena.

The majority of the test pits had a similar stratigraphic profile, consisting of an upper 6-8" thick layer of topsoil, followed by a thick stratum described as "orange brown silty loam" to depths of 24-50" below grade, depending on location. Test pit S-4, immediately behind the existing residence, did not record any topsoil but instead had an upper layer of fill to a depth of 15" below grade, followed by the orange brown sandy loam stratum. Test pits S-7 and S-9 had a stratum below the topsoil described instead as "tan sand, medium to coarse." The lowest stratum was recorded as either gray or tan sand. Test pits S-1 through S-6 had gravel mixed with the sand stratum, while the description for test pits S-7, S-8, and S-9 did not note gravel, but that the sand was fine to medium coarse. Groundwater was recorded at depths of 42-54" below grade in test pits S-1, S-2, and S-3. Bedrock (or ledge) was recorded in test pits S-5 and S-6 at 78" below grade. The remaining test pits did not record ground water or bedrock. The test pits were excavated to depths ranging from 78-96" below grade, depending on location.

D. CONTEXTUAL OVERVIEW

Precontact Period

For this report, the word precontact is used to describe the period prior to the use of formal written records. In the western hemisphere, the precontact period also refers to the time before European exploration and settlement of the New World. Archaeologists and historians gain their knowledge and understanding of precontact Native Americans in the lower Hudson Valley area from three sources: ethnographic reports, Native American artifact collections, and archaeological investigations.

Based on data from these sources, a precontact cultural chronology has been devised for the Westchester County area. Scholars generally divide the precontact era into three main periods, the Paleo-Indian (c. 14,000-9,500 years ago), the Archaic (c. 9,500-3,000 years ago), and the Woodland (c. 3,000-500 years ago). The Archaic and Woodland periods are further divided into Early, Middle, and Late substages. The Woodland was followed by the Contact Period (c. 500-300 years ago). Artifacts, settlement, subsistence, and cultural systems changed through time with each of these stages. Characteristics of these temporal periods have been well documented elsewhere, and in keeping with guidelines issued by the NYSOPRHP (2005), will not be fully reiterated here.

Scholars often characterize precontact sites by their close proximity to a water source, fresh game, and exploitable natural resources (i.e., plants, raw materials for stone tools, clay veins, etc.). These sites are often separated into three categories: primary (campsites or villages), secondary (tool manufacturing, food processing), and isolated finds (a single or very few artifacts either lost or discarded). Primary sites are often situated in locales that are easily defended against both nature (weather) and enemies. Secondary sites are often found in the location of exploitable resources (e.g., shell fish, lithic raw materials).

Archaeological Sites and Surveys Within a One Mile Radius

Records from the NYSOPRHP and the NYSM identified eight archaeological sites within a one-mile radius of the APE, as detailed in Table 2, below. One NYSM site, described by Arthur C. Parker in the 1920s only as "traces of occupation," is vaguely mapped along an approximately two-mile stretch of the Mianus River and its banks, and overlaps the project site boundaries. The NYSOPRHP maps the NYSM site to include a large buffer zone beyond the original site location. The remaining NYSOPRHP sites are all within the Westmoreland Sanctuary, located west of Route 22/Bedford Road.

TABLE 2: SUMMARY OF PREVIOUSLY IDENTIFIED ARCHAEOLOGICAL SITES WITHIN ONE MILE

NYSOPRHP Site #/Name	NYSM Site #/Name	Distance from APE	Time Period	Site Type
	7262 ACP West No #	Location is general, overlaps project site	Unknown precontact	Traces of occupation
11910.000076 Westmoreland Sanctuary 1		Ca. 0.8 mile west	Middle-Late Archaic	Cave/rockshelter
11910.000077 Westmoreland Sanctuary 2		Ca. 0.8 mile west	Unknown precontact	Camp
11910.000078 Westmoreland Sanctuary 3		Ca. 0.6 mile west	Unknown precontact	Lithic workshop
11910.000079 Westmoreland Sanctuary 4		Ca. 0.8 mile west	Late Woodland	Cave/rockshelter
11910.000087 Westmoreland Sanctuary 5		Ca. 0.7 mile west	Early Woodland	Stray find

NYSOPRHP Site #/Name	NYSM Site #/Name	Distance from APE	Time Period	Site Type
11910.000088 Westmoreland Sanctuary 6		Ca. 0.7 mile west	Late Woodland	Lithic workshop
11910.000082 Westmoreland Sanctuary Rockshelter		Ca. 0.8 mile west	Middle Woodland	Rockshelter and camp

One previously completed archaeological survey is on file with the NYSOPRHP within a one-mile radius of the project site. This was a Phase I Archaeological Investigation for the Gjonaj Subdivision project at 7 Pine Ridge Road (HPI 2014). Although the Phase IA portion of the study indicated possible precontact period archaeological sensitivity, Phase IB testing did not recover any archaeological resources.

History of the Project Site

The project site is located within the Middle Patent of North Castle, which was granted in 1701 to a group of twelve men (Scharf 1886, Vol. 2:630). The Bedford-Banksville Road was an early thoroughfare through the Middle Patent. Many of the original settlers came to North Castle from nearby Stanwich across the Connecticut state line. In 1737 Samuel Banks purchased 300 acres of land in the Middle Patent from John Lyon. Samuel Banks and his first wife had seven children, and the land holdings in turn passed down through the generations of his descendants, many with duplicate first names. The hamlet of Banksville along the Connecticut border to the south of the project site commemorates the Banks family settlement (Tomback 2015).

By the 1830s, the area including the project site was in the possession of James Banks. In 1838 James Banks conveyed three parcels, including the project site, to his son George W. Banks (Liber 82:384). George W. Banks in turn leased the land to his own son, also named James Banks (Liber 82:387). In 1844, however, George W. Banks and his wife Prudence Ann sold the three parcels to George's brother, James P. Banks (Liber 104:425). The 1851 Sidney and Neff map (Figure 5) was one of the first nineteenth-century maps to depict both landowners and structures in North Castle, and illustrated that the project site was within undeveloped land attributed to "J.P. [James P.] Banks." The Banks residence, which is still extant today on the west side of the road, is located immediately east of the project site on a parcel known as 245 Bedford-Banksville Road (Watson 2003).

The project site continued to belong to members of the Banks family through the 1870s. The 1858 Merry map simply attributed the vacant land to "Banks" and the 1868 Beers map (Figure 6) noted that the house just outside the still vacant project site belonged to "W.L. Banks." James P. Banks had died in 1861, after which his four children – Charles G. Banks, William L. Banks, Clarissa A. Banks, and Lizetta P. Banks – inherited the property. In 1868, Charles G. Banks conveyed his share of the family holdings, still including three separate parcels, to his brother William L. Banks, who was the one noted on the 1868 Beers map (Liber 670:21).[1]

There was a series of quick property transfers in the early 1870s that included the project site. In 1870 William L. Banks assigned the property to Robert F. Brundage, and in 1871 Robert F. Brundage conveyed the property to William's sisters Clarissa A. Banks and Lizetta P. Banks (Liber 736:42). That same year, Clarissa A. Banks and Lizetta P. Banks, then residing in New Rochelle, conveyed the land to Sarah A. Banks, the wife of David C. Banks (Liber 766:330). The 1872 Beers map indicated that the undeveloped project site belonged to the "Banks Est. [Estate]."

Sarah and David Banks were the last of the Banks family to own the project site lands and the Banks family house. In 1879, they sold their farm, including the still vacant project site, to Benjamin Arnold (Liber 963:358). His son, H.G. [Horace G.] Arnold, recalled in a letter to the editor of a local newspaper that:

[1] The 1868 Beers map (Figure 6), the 1872 Beers map, and the 1881 Bromley map (Figure 7) all depicted railroad tracks running through the project site and neighboring properties. Although the railroad was proposed through this area, it was never constructed and the mapmakers' illustration of the railroad line was only speculative.

> …our family moved from Chappaqua in May 1878 to a farm my father had purchased from David C. Banks on the Banksville Road, three miles South of Bedford Village (*The Bedford Villager* July 7, 1948).

The Arnold family continued to own the farm into the first decades of the twentieth century, including the still undeveloped project site.

Historic maps made from the 1880s through the 1910s continued to show that the project site was undeveloped, although the ownership was not always noted. The 1881 Bromley map (Figure 7) continued to label the farmhouse as belonging to "Banks" but also to "B.O. Arnold." Neither the 1893 Bien map (Figure 9) nor the 1900 Hyde map showed the farmhouse or an ownership attribution. The 1901 Bromley map labeled the farmhouse as attributed to "H. Arnold." The 1908 Hyde map (Figure 10) showed the farmhouse and 40-acre property as belonging to "H. Arnold."

In 1910, Horace G. Arnold, Harriet A. Arnold, and Marion M. Arnold sold the family farm to Lulu G. Vahy of the Westchester High View Realty Company (Liber 1911:435). The 1911 and 1914 Bromley maps both attributed the property, including the undeveloped project site, to the Westchester High View Realty Company, which the maps showed had acquired many other parcels in the surrounding neighborhood. However, a lawsuit in 1914 returned the property to the Arnold family, and in 1919 Harriet A. Arnold and Marion M. Purdy (nee Arnold) conveyed the property to Eugene S. Cregier and Annie E. Cregier, his wife (Liber 2070:17; Liber 2218:233).

The Cregier family owned the farm, including the project site, through the 1930s. The 1930 Hopkins map (Figure 11) attributed the 38.7-acre property to Eugene S. and Annie E. Cregier, and showed that there were several structures in the location of the farmhouse abutting the undeveloped project site. Interestingly, a newspaper article from 1917 appears to have been referring to the project site during this period, and suggests that the Cregier family may have been occupying the farm property prior to officially obtaining the title from the Arnold family. The article indicated:

> An enormous deposit of clay of unusual consistency has been found on the farm of Eugene Cregier at North Castle. It is especially suited for lawn tennis courts and golf links and is unlike that found in any other section of Westchester County (*The North Castle Sun* July 13, 1917).

It is possible that this clay bed corresponded to the northwest section of the project site, where the manmade pond is located, and which was created by mining the soil in that area.

In 1939 widow Annie E. Cregier sold the family farm, including the project site, to Dorothy L. Maynard (Liber 3777:489). In 1945 Dorothy L. Maynard conveyed the same property to Abram Kanof (Liber 4246:20). A survey made in 1945 by Charles Dearing and filed with the Westchester County Clerk's office (Figure 12) showed that by this time, the residence on the project site had been constructed, along with a small garage, and that Abram Kanof (here spelled Kanot) was already in possession of the property. The entrance to the residence at that time was via a curved gravel driveway to the north of the original Banks farmhouse. Similar conditions were shown on aerial photographs from 1947 (Figure 13) and 1949. Stone walls, fences, or lines of trees demarcated the smaller farm fields within the larger property. A 1953 Hagstrom map attributed the 38.7-acre tract, including the project site, to A. Kanof.

Charles Dearing updated the Abram Kanof survey in 1954, when the property was divided into four smaller parcels, creating two four-acre parcels along Bedford-Banksville Road (one of which contained the farmhouse) to the east of the project site, and a ten-acre parcel to the south of the project site (Figure 12). The current project site includes the largest of the 1954-created parcels, as well as a portion of the four-acre parcel north of the farmhouse. In 1955, the project site parcel was conveyed from Abram Kanof to Ross S. Taber, and included the driveway easement from Bedford-Banksville Road through the two four-acre parcels to the residence on the project site (Liber 5426:165).

The last owners of the project site property were Warren H. Debany and Patricia B. Debany, who purchased the tract from Ross S. Taber in 1961 (Liber 6084:37). Patricia Debany was a former member of the United States Equestrian Team in the 1950s, and her husband Warren was also a horse enthusiast. The Debany family transformed the

project site from farmland and woodland into a working horse farm and training facility, known as the Watch Hill Farm, and which provided riding lessons for many years (Kirby 2018).

As noted in the Current Conditions section, Town of North Castle Building Department records indicate that in 1963-1964 the Debanys received permits for an addition to the existing residence and a new horse stable with a hayloft. A newspaper article noted that in 1968, Warren Debany was having a horse training track created around a pond that was being excavated (*North Castle News* May 29, 1968). The 1955 U.S.G.S. map, updated to 1971, showed the recently completed pond, as well as the new linear driveway to the property from Bedford-Banksville Road, replacing the earlier curved driveway further to the south (Figure 14). A 1971 aerial photograph showed similar conditions. After Warren Debany died in 1972, Patricia Debany and her children continued the family horse farm business (*North Castle News* May 24, 1972). The indoor riding arena on the project site was constructed in 1973. A 1976 aerial photograph (Figure 15) depicted many of the improvements to the project site made by the Debany family in the 1960s and 1970s, which also included construction of the existing outdoor riding arena west of the residence.

Although there has been some change in the configuration of the various small farm outbuildings on the property since the 1970s, there has not been significant change to the overall property layout since that time. Beginning in 2016, the Debany farm was leased by Swedish dressage competitor and trainer Karin Persson, who operated the company Stonebridge Sport Horses on the property (LaBelle 2016). Following Patricia Debany's death in 2018, her family sold the project site to Kent Farrington, LLC the current owner, in 2020 (Control # 602383809).

IV. CONCLUSIONS

A. PRECONTACT SENSITIVITY

From what is known of precontact period settlement patterns in Westchester County, most habitation and processing sites are found in sheltered, elevated, well-drained sites close to wetland features, major waterways, and with nearby sources of fresh water. The western boundary of the project site is the Mianus River, and a tributary of the Mianus River crosses the northeastern corner of the project site at Bedford-Banksville Road, providing sources of fresh water for the entire project site. Further, soils excepting those around the manmade pond in the northwest portion of the project site are well drained, according to the U.S.D.A. soils map. Soil testing on the property revealed minimal disturbance to the soil column, except in proximity to the residence. Further, the banks of the Mianus River, including those in the project site, were recorded in the 1920s as having precontact period activity from "traces of occupation." All these factors signify potential precontact period archaeological sensitivity in any portions of the project site that have not been previously disturbed from earthmoving, construction activities, or have slopes greater than 12%.

Figure 16 illustrates those areas of the project site that are sensitive for precontact period archaeological sensitivity. Two colors are used: one color showing the sensitive area proposed for new or expanded development and the other color for areas not currently proposed for new development. New development (see Figure 3) includes the new medical paddocks, the new stable, the expanded portion of the existing outdoor arena, and the new (second) outdoor arena at the southern end of the property. The area surrounding the current residence and its outbuildings has been disturbed from past construction and demolition activities and no longer retains any precontact archaeological sensitivity.

B. HISTORICAL PERIOD SENSITIVITY

The project site was part of a large farm that was passed down through members of the Banks family until the 1870s, and then was owned by a succession of other owners after that. The farmhouse and associated outbuildings associated with the farm were located off the project site, on a parcel bordering Bedford-Banksville Road. The project site remained undeveloped during this period, and was used for agricultural fields or woodland. The historic house complex is located some distance from the project site and is separated by a steep slope. As such, it is unlikely that historic period archaeological resources associated with the farmhouse would be present on the project site. The existing residence dates to the twentieth century, and as such the occupation in and around the house would not have archaeological significance. Historic period archaeological sensitivity therefore is low for the project site, which during the nineteenth century was an interior portion of the overall farm.

V. RECOMMENDATIONS

Based on the conclusions, above, HPI recommends that a program of Phase IB archaeological field testing be undertaken in those areas of the project site that contain precontact period archaeological sensitivity and are proposed for new development, as shown on Figure 16. Shovel tests should be excavated at 15m (50-foot) intervals where practical. Judgmental placement of shovel tests should be completed where a standard grid cannot be implemented. All shovel tests should consist of the excavation of 30 to 50-centimeter minimum diameter test units to undisturbed or non-artifact bearing subsoil, and should be backfilled upon completion. All archaeological testing should be conducted according to applicable archaeological standards (New York Archaeological Council 1994, NYSOPRHP 2005). Professional archaeologists, with an understanding of and experience in archaeological excavation techniques, would be required to be part of the archaeological team. Additionally, all of the locations that contain existing paddocks as well as the wooded areas on the southwestern side of the project site labeled on Figure 3 as the locations for future paddocks should be subjected to Phase IB archaeological field testing if additional development is planned for these areas as part of later phases of work on the property.

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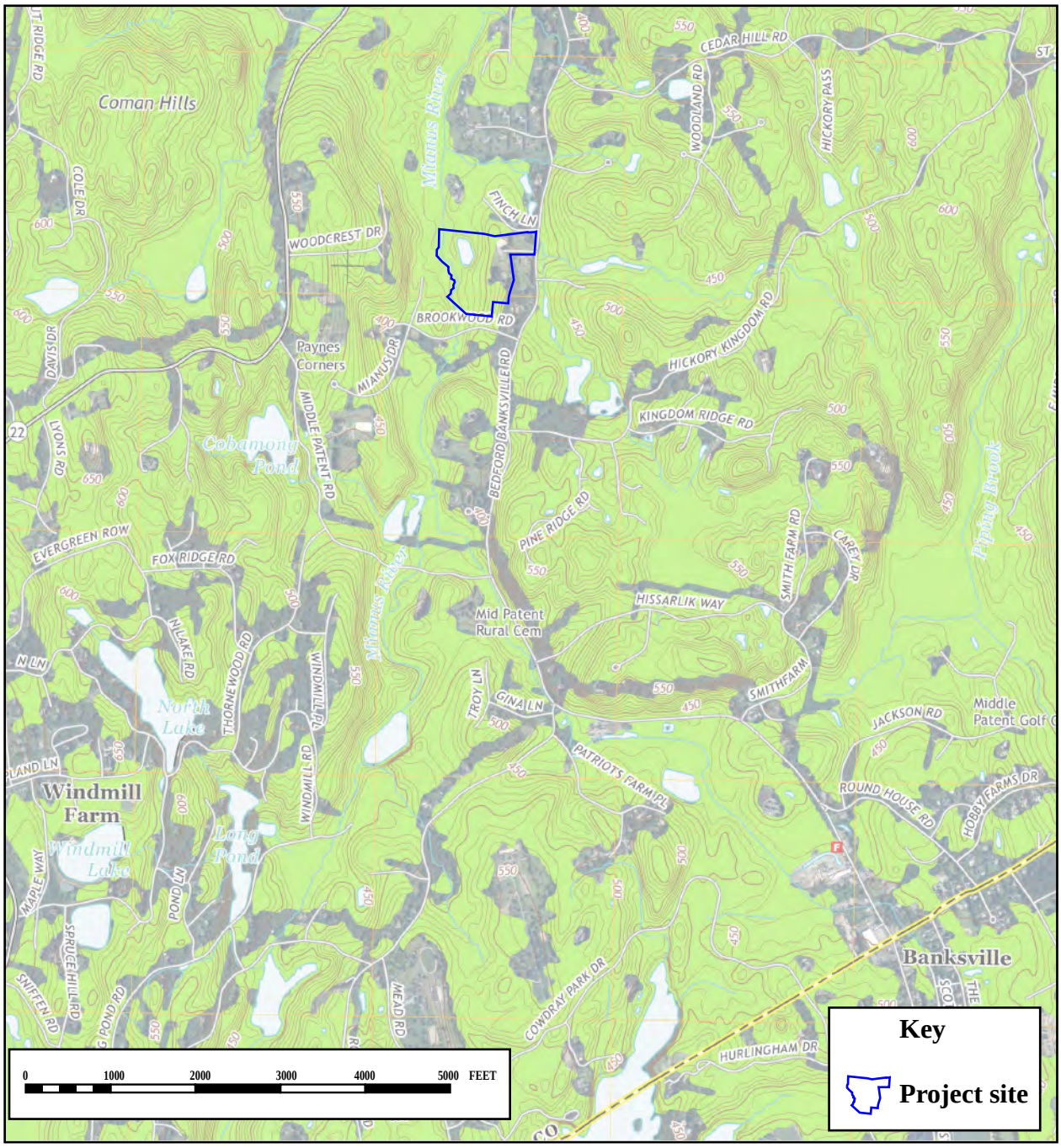
FIGURES



Phase IA Archaeological Assessment
263 Bedford-Banksville Road
Bedford, Town of North Castle
Westchester County, New York 10506

N

Figure 1: Project site on *Mount Kisco, New York-Connecticut* 7.5 Minute Quadrangle (U.S.G.S. 2013).

EXISTING IMPERVIOUS SURFACES - R-4A ZONE	
BUILDINGS	22,221.24 S.F.
WALKS/PATIOS/PADS/UTILITIES	343.06 S.F.
WALLS	161.19 S.F.
DECKS	408.73 S.F.
EXISTING TOTAL IMPERVIOUS SURFACE	31,288.88 S.F.
TOTAL LOT AREA	941,901.00 S.F.
EXISTING % IMPERVIOUS SURFACE	3.32%
TOTAL EXISTING BUILDING COVERAGE	22,221.24 S.F.
EXISTING % BUILDING COVERAGE (MAX. ALLOWED = 6%)	2.36%

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Tree species shown hereon to be verified by a licensed arborist and are not certified by surveyor.

Elevations shown hereon generally in accordance with North American Vertical Datum 88.

Surveyed in accordance with Deed Control Number 602383809.

Premises shown hereon designated on the Town of North Castle Tax Maps as: Section 95.03, Block 2, Lot 56.

Property Address: 263 Bedford Banksville Road, Bedford, NY, 10506

Key

- Project site
- SLOPED — 12%+ slopes
- (1) Photographs

TOPOGRAPHY OF PROPERTY
PREPARED FOR
KENT FARRINGTON LLC
SITUATE IN THE
TOWN OF NORTH CASTLE
WESTCHESTER COUNTY, NEW YORK

SCALE: 1" = 40'

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

TC MERRITTS LAND SURVEYORS
394 BEDFORD ROAD • PLEASANTVILLE • NY 10570
(914) 769-8003 • (203) 622-8899

Figure 2. Project site showing existing conditions and photograph locations (HPI 2021 and TC Merritts Land Surveyors 2021).

Project: 20-463	Field Survey By: JM/AP/BFC
Drawn By: BJC	Checked By: DM

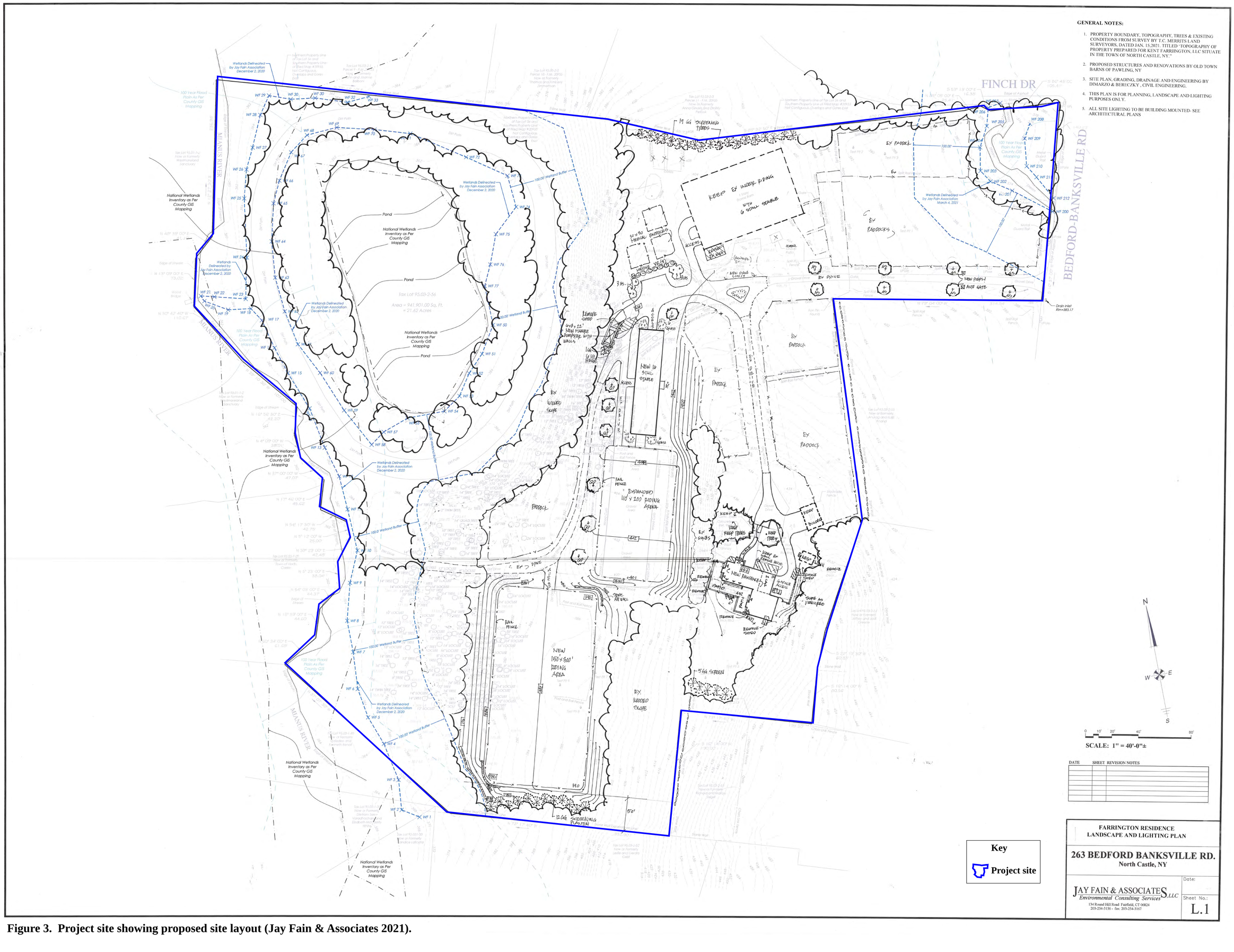
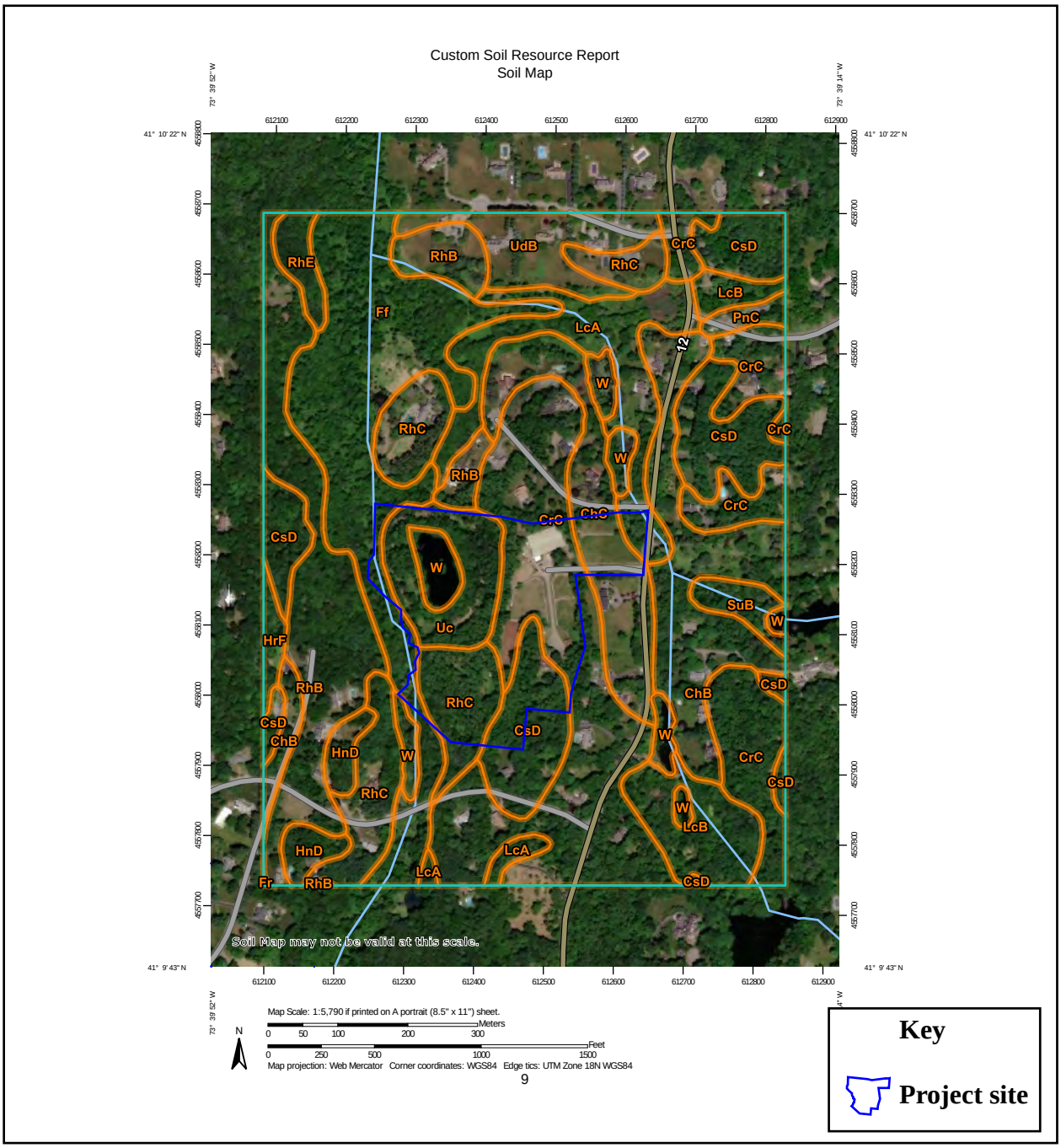


Figure 3. Project site showing proposed site layout (Jay Fain & Associates 2021).



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Bedford, Town of North Castle
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Figure 4: Project site on web soil survey (U.S.D.A. 2021).

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Westchester County, New York 10506

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Figure 5: Project site on *Map of Westchester County, New York* (Sidney and Neff 1851).

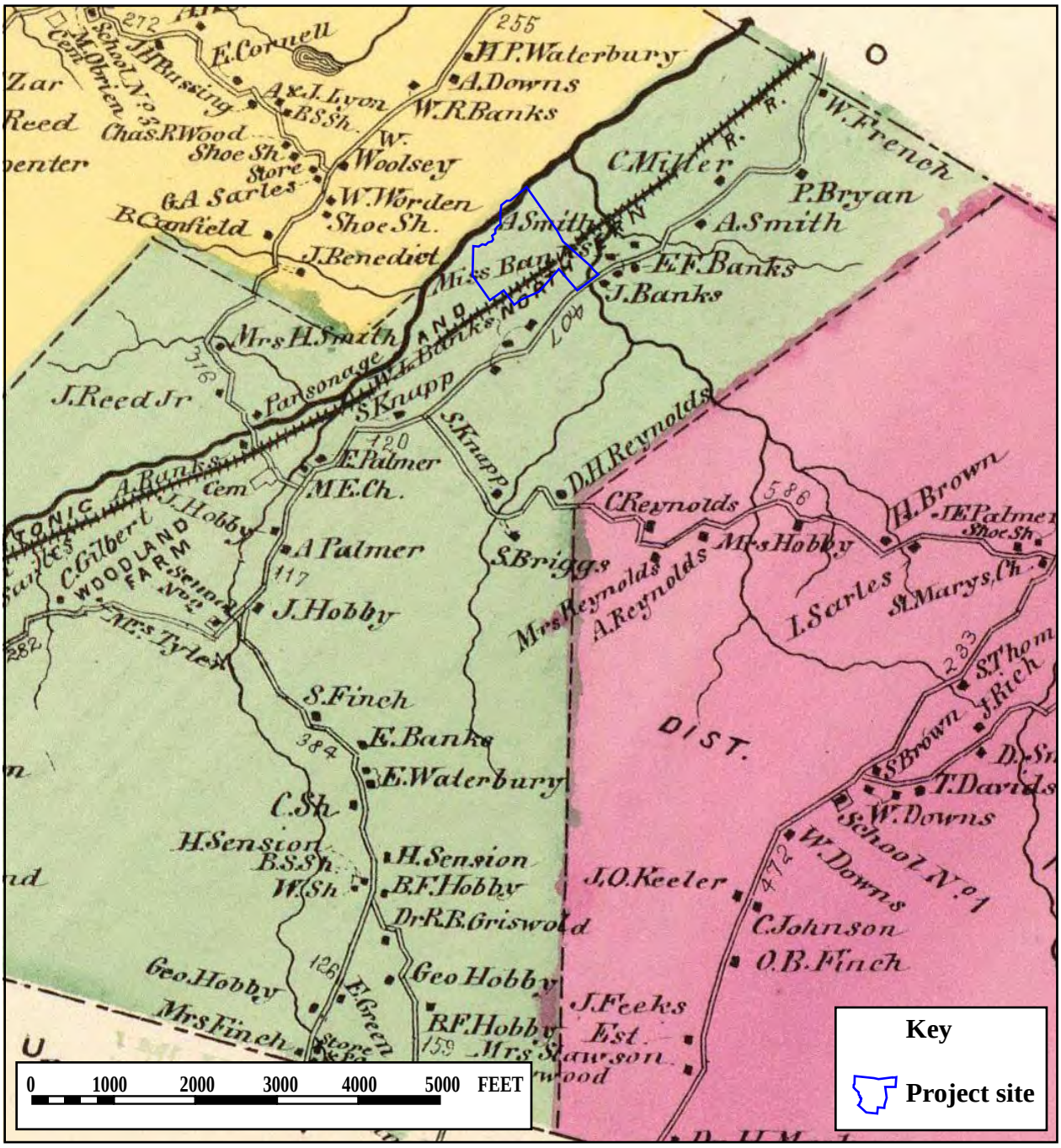

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Figure 6: Project site on *Atlas of New York and Vicinity* (Beers 1868).
[Note: railroad was never constructed; location is an error].

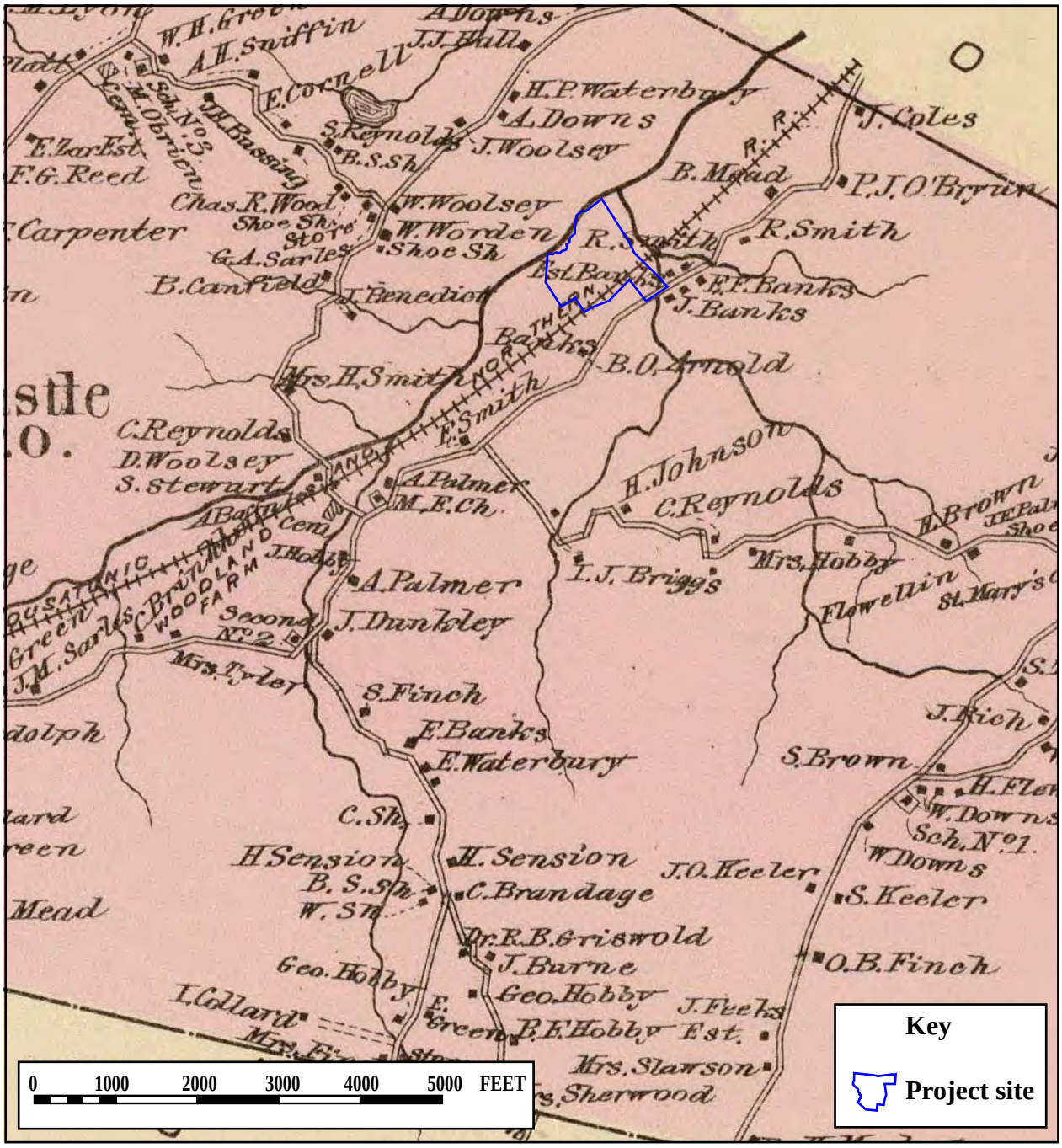

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Figure 7: Project site on *Atlas of Westchester County* (Bromley 1881).
[Note: railroad was never constructed; location is an error].

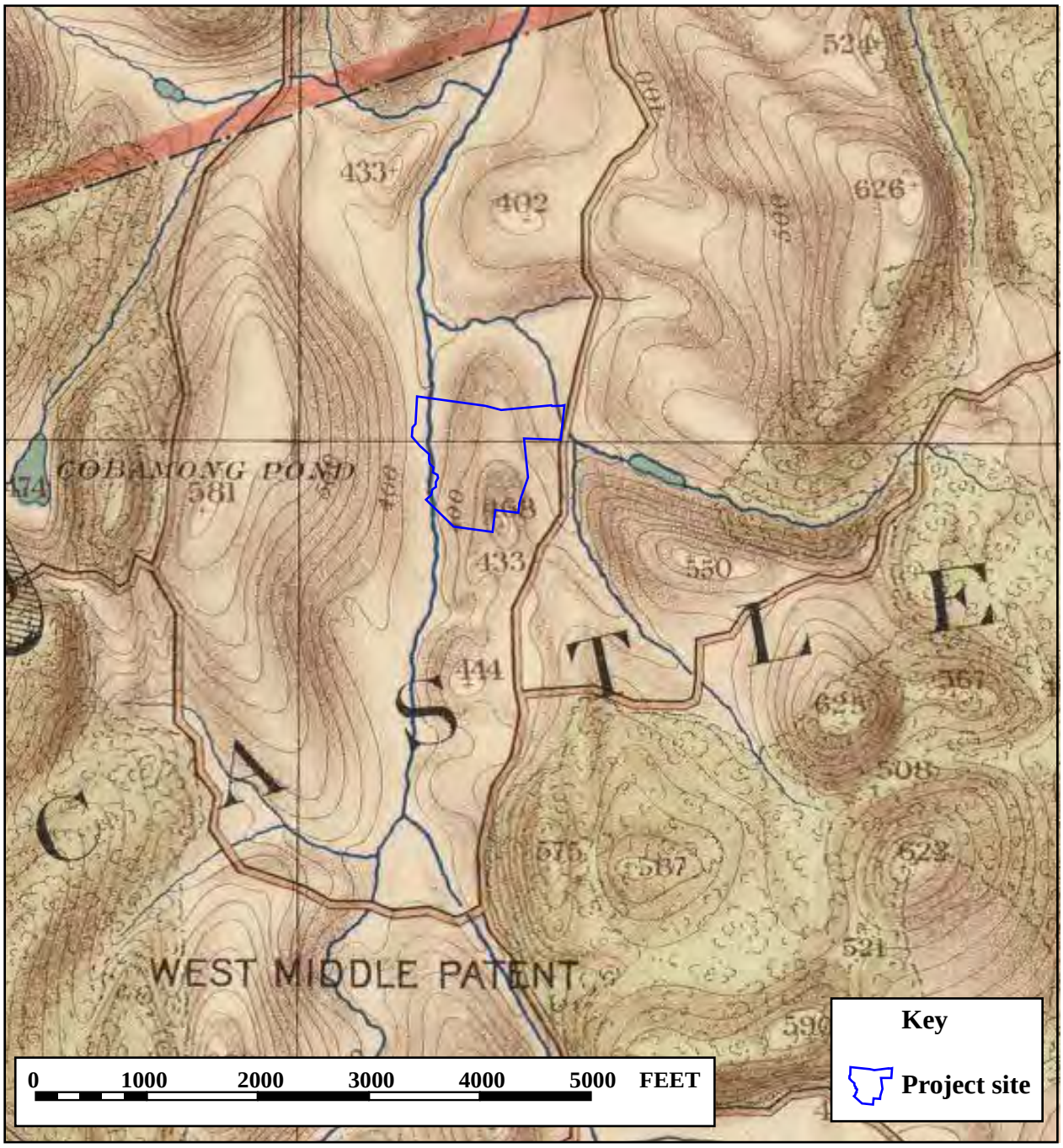

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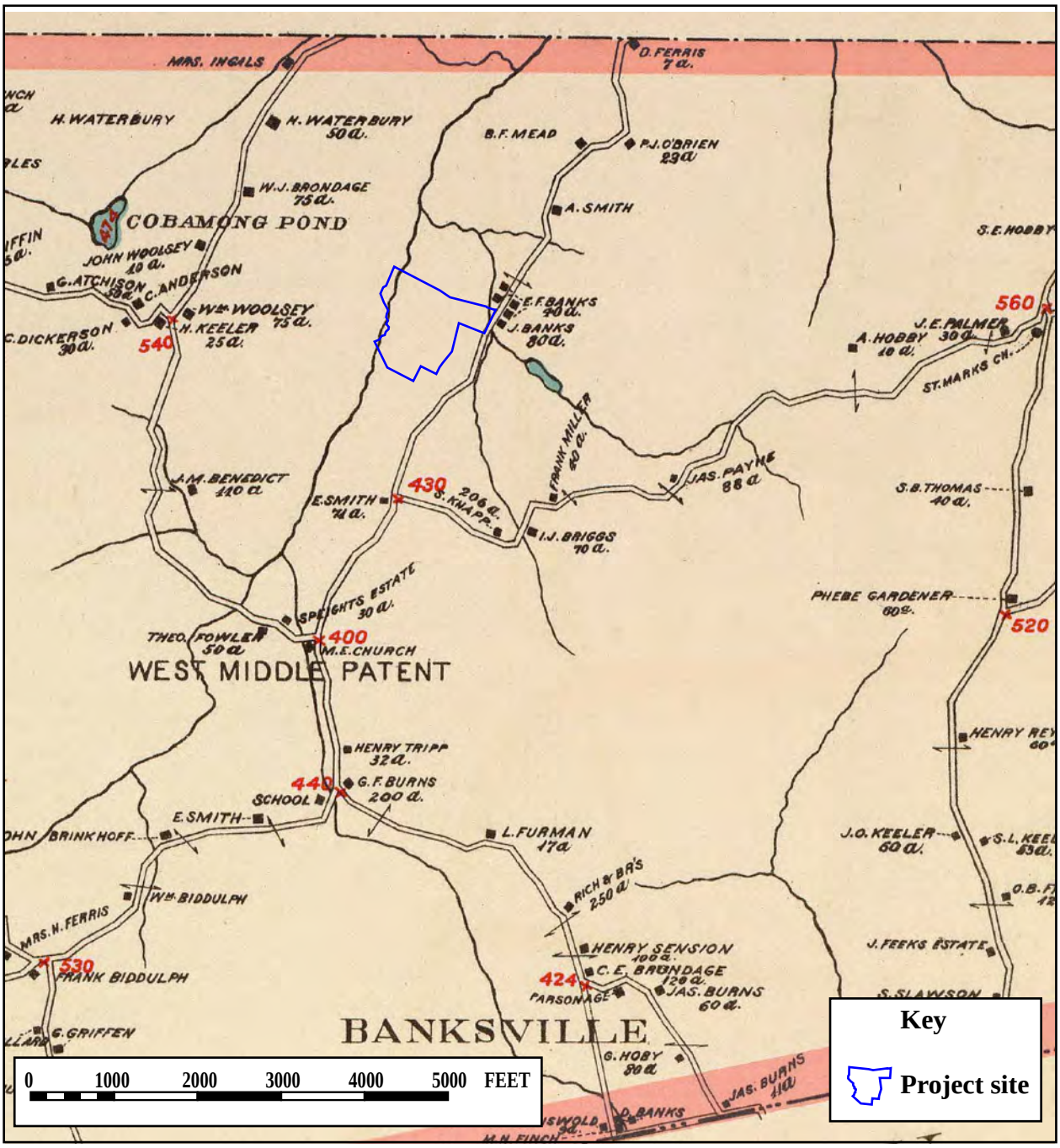
Figure 8: Project site on *Atlas of the Metropolitan District and Adjacent Country...* (Bien and Vermeule 1891).



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263 Bedford-Banksville Road
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Figure 9: Project site on *Town of North Castle* (Bien 1893).

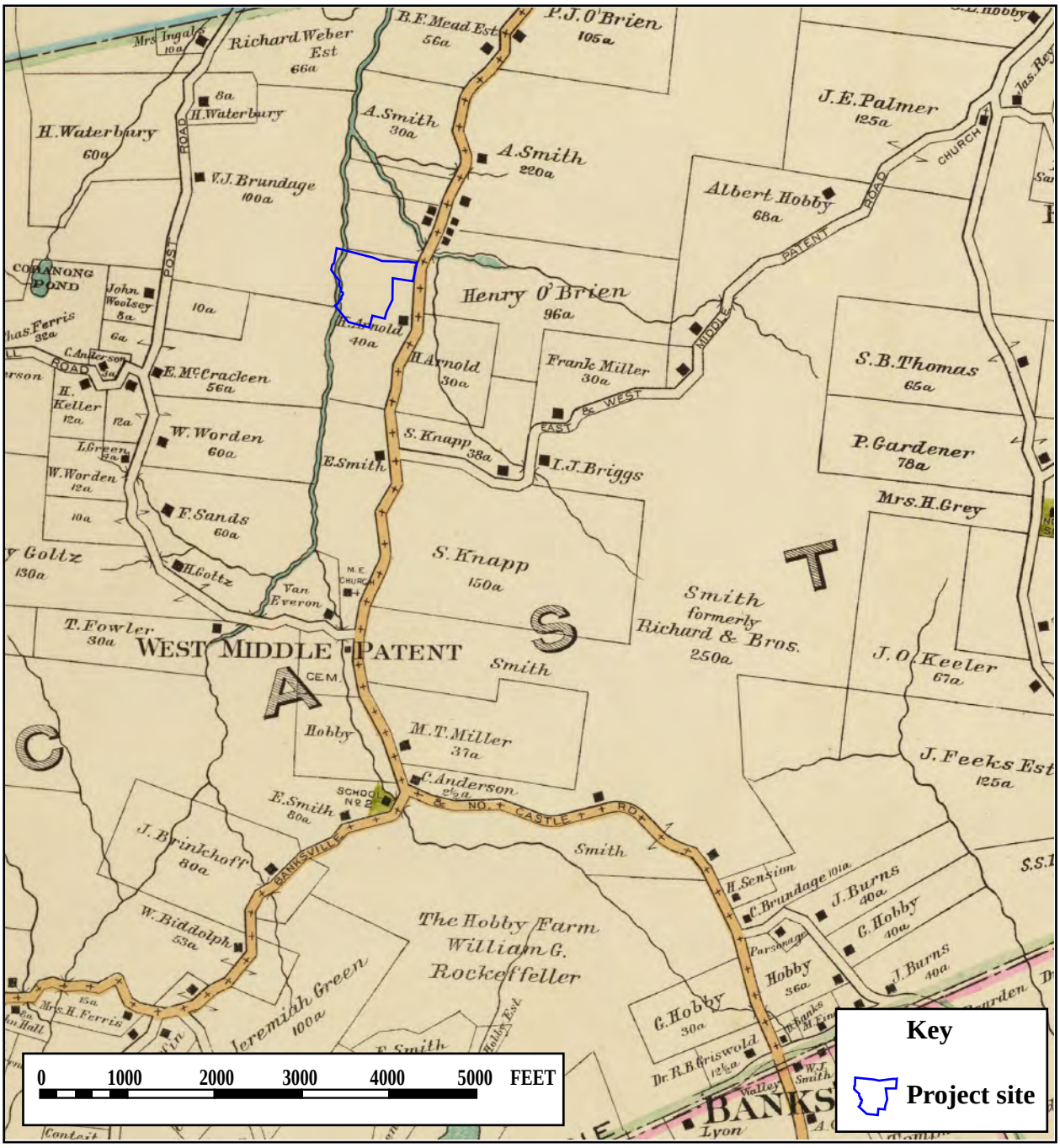

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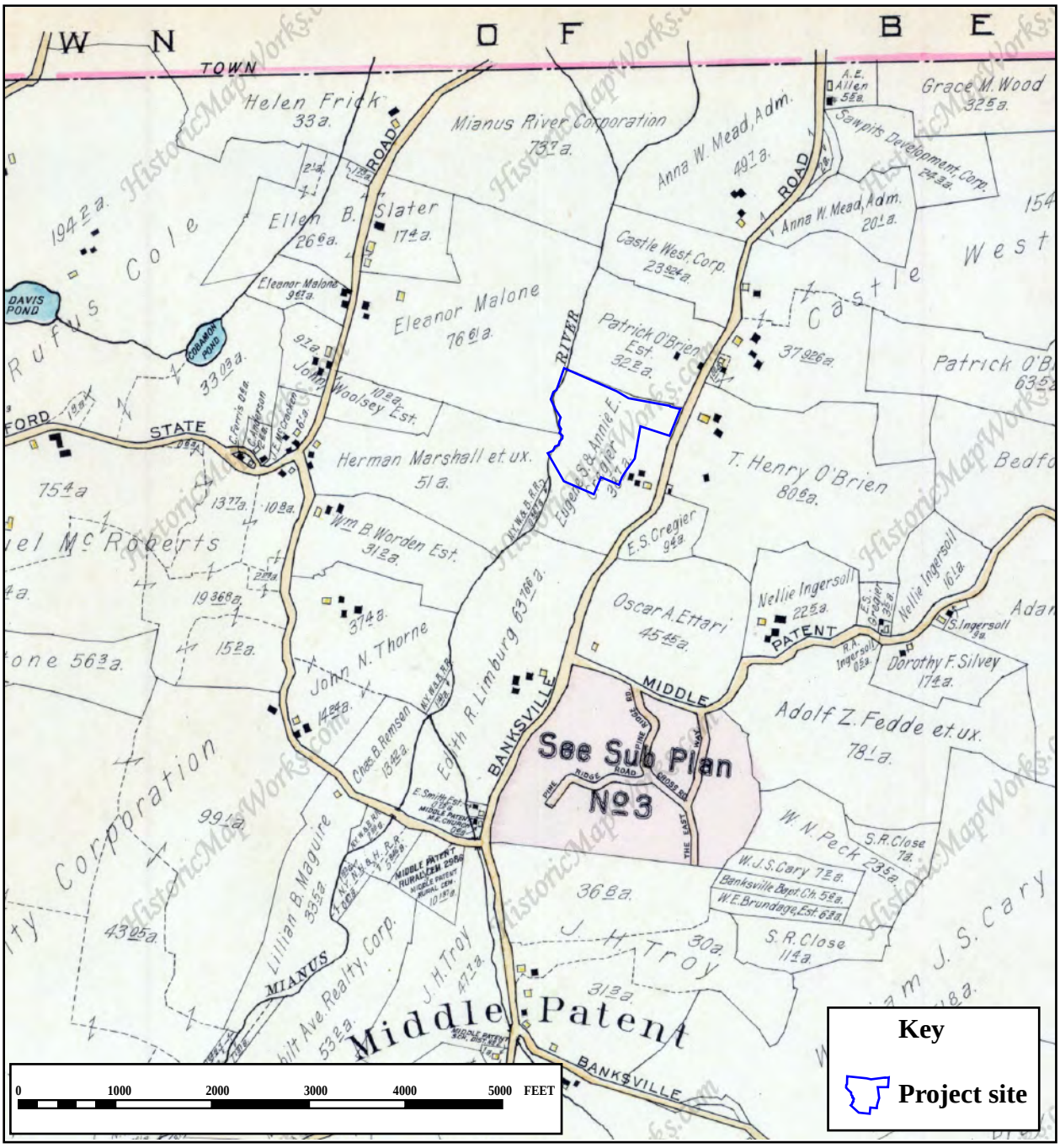
Figure 10: Project site on *Atlas of the Rural Country District North of New York City* (Hyde 1908).



Phase IA Archaeological Assessment
263 Bedford-Banksville Road
Bedford, Town of North Castle
Westchester County, New York 10506

Figure 11: Project site on *Atlas of Westchester County, New York* (Hopkins 1930).

6015137
NORTH CASTLE
USE IN 6052715

NOW OR FORMERLY PATRICK O'BRIEN

NOW OR FORMERLY WATSON BRUNDAGE

NOW OR FORMERLY McCRACKEN

NOW OR FORMERLY EMMIT SMITH

BANKSVILLE ROAD.

TOTAL AREA = 38.664 ACRES

AREA = 10.000 ACRES

AREA = 4.00 ACRES

AREA = 4.00 ACRES

Key

Project site

WESTCHESTER COUNTY DEPARTMENT OF HEALTH
White Plains, N. Y.
Jan. 27 1955
NO JURISDICTION
H. A. Hobbs
Commissioner of Health

Property divided into 4 Parcels
Dec. 23, 1954 Chas J. Dearing c.m.

I Chas J. Dearing made this survey do hereby certify that the survey of property shown hereon was completed Dec. 23, 1954 Chas J. Dearing c.m.

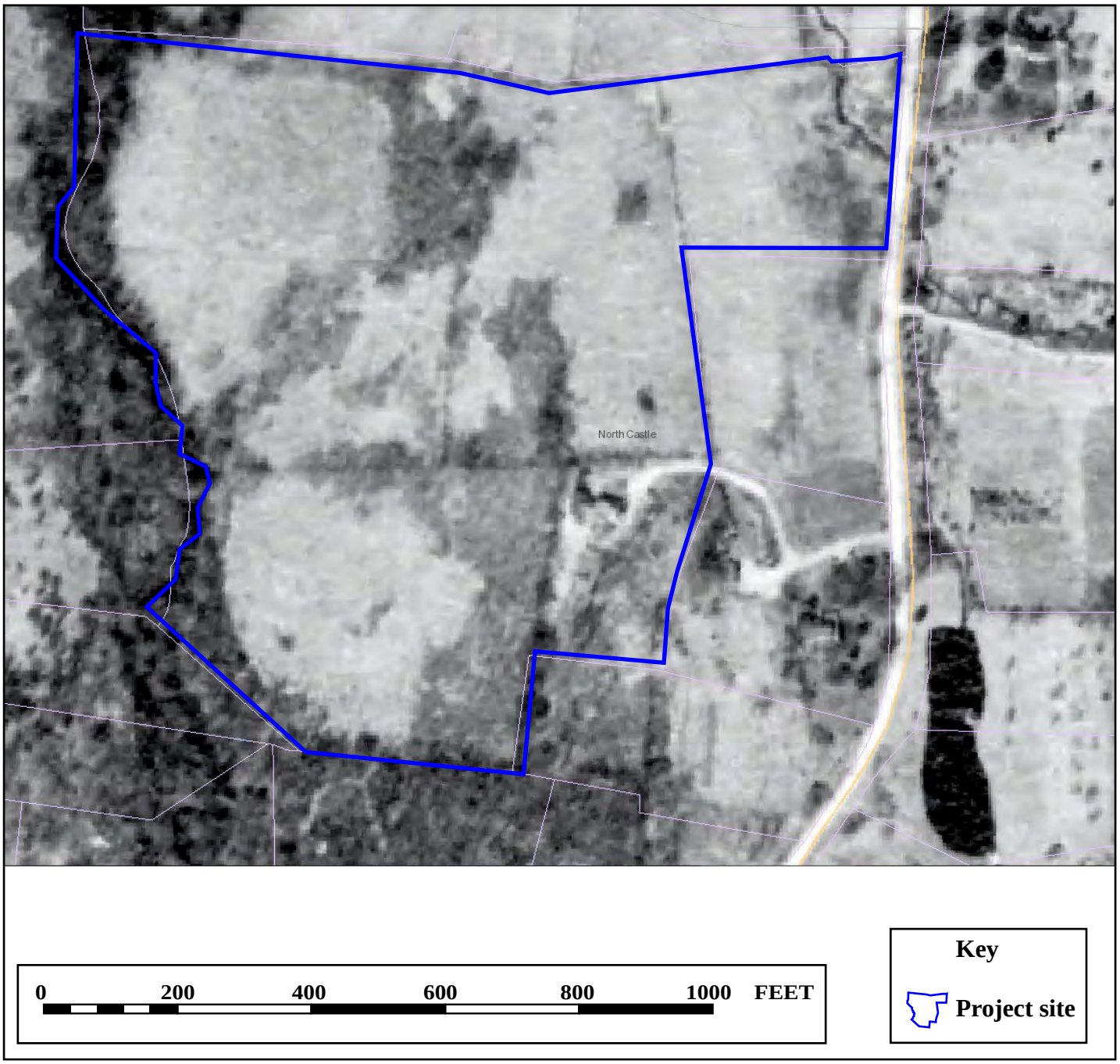
SURVEY OF PROPERTY
TO BE CONVEYED TO
ABRAM KANOT
SITUATED IN THE
TOWN OF NORTH CASTLE
WESTCHESTER, CO. N.Y.
WESTCHESTER COUNTY INDEX
BLOCK 9022 Sheet 148
Surveyed as in possession
April 16 1945 Chas J. Dearing
Surveyor
2 Williams St.
White Plains, N.Y.

Filed in the Office of the County Clerk of Westchester County (Division of Land Records)
February 23 1955
Edward L. Warren
County Clerk

#300

APPROVAL UNNECESSARY
PLANNING BOARD - TOWN OF NORTH CASTLE
Feb. 14 1955
Chairman

Figure 12. Project site on *Survey of Property To Be Conveyed To Abram Kanot...* (Dearing 1945 and 1954).



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263 Bedford-Banksville Road
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Westchester County, New York 10506

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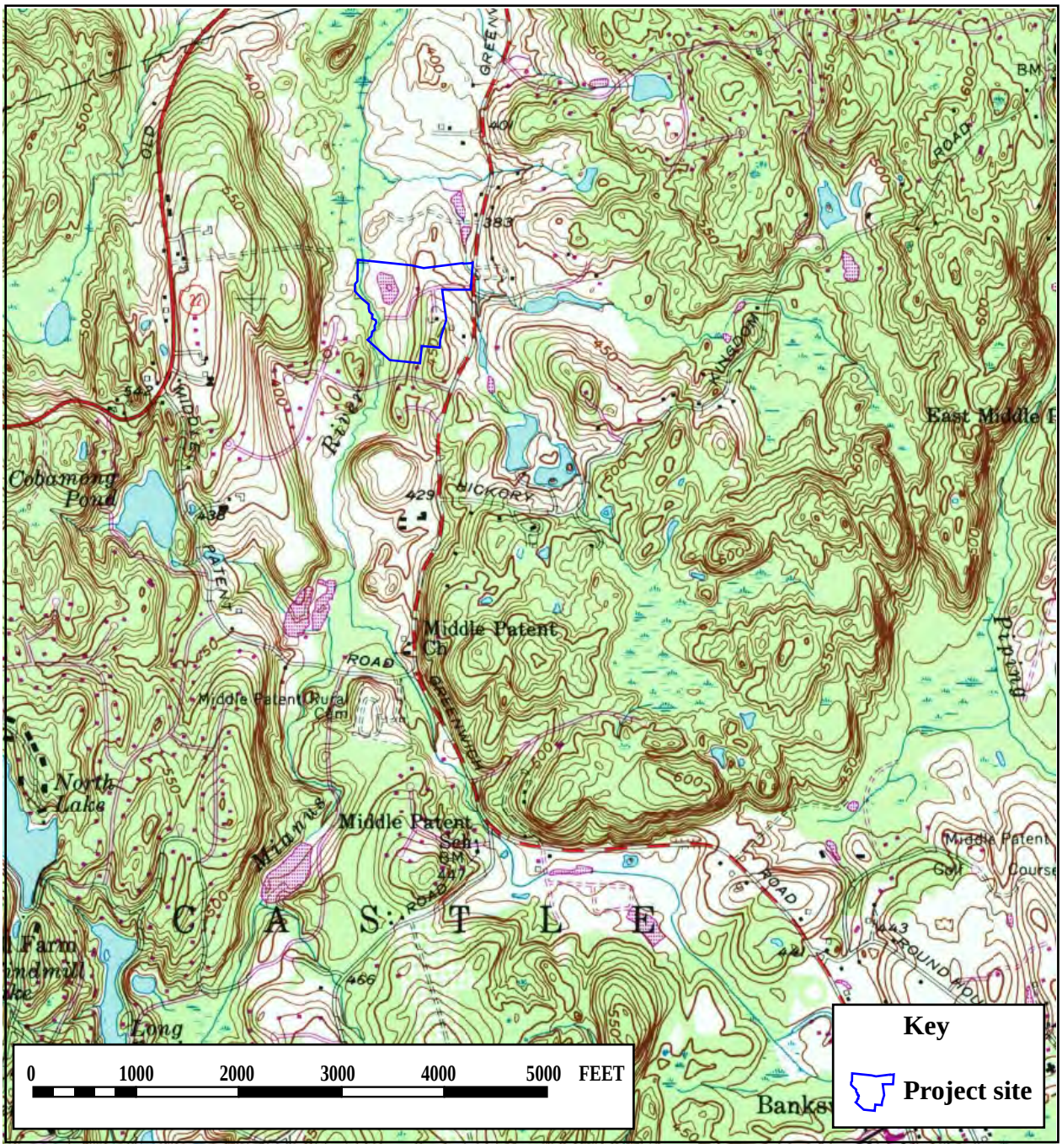
HP

Figure 13: Project site on 1947 aerial photograph (Westchester County GIS).



Phase IA Archaeological Assessment
263 Bedford-Banksville Road
Bedford, Town of North Castle
Westchester County, New York 10506

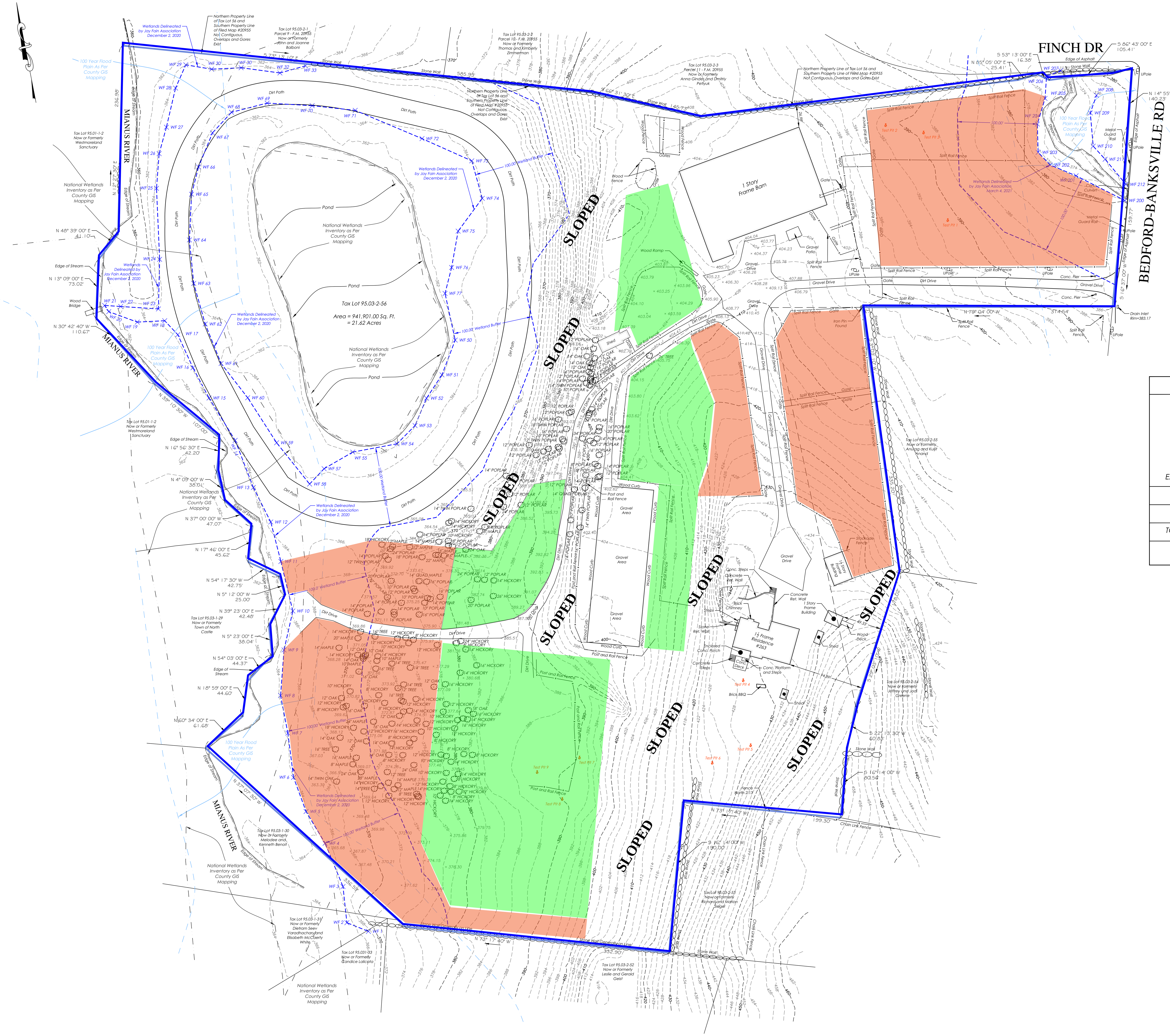
Figure 14: Project site on *Mount Kisco, New York-Connecticut* 7.5 Minute Quadrangle (U.S.G.S. 1955, Photorevised 1971).

Phase IA Archaeological Assessment
263 Bedford-Banksville Road
Bedford, Town of North Castle
Westchester County, New York 10506

N

HP

Figure 15: Project site on 1976 aerial photograph (Westchester County GIS).



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TOTAL EXISTING BUILDING COVERAGE	22,221.24 S.F.
EXISTING % BUILDING COVERAGE (MAX. ALLOWED = 6%)	2.36%

Key

Project site

SLOPED — **12%+ slopes**

Archaeologically sensitive locations within proposed development areas

Additional archaeologically sensitive areas not proposed for development at this time

TOPOGRAPHY OF PROPERTY
PREPARED FOR
KENT FARRINGTON LLC
SITUATE IN THE
TOWN OF NORTH CASTLE
WESTCHESTER COUNTY, NEW YORK

SCALE: 1" = 40'

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

TC MERRITTS LAND SURVEYORS
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Figure 16. Project site showing archaeologically sensitive locations within the project site (HPI 2021 and TC Merritts Land Surveyors 2021).

Project: 20-463	Field Survey By: JM/AP/BFC
Drawn By: BJC	Checked By: DM

PHOTOGRAPHS

Photograph 1. The entry driveway for the project site. The area to the left beyond the hedges is private property and out of the project site. The area to the right contains paddocks for the project site. View looking west from Bedford-Banksville Road.

Photograph 2. Paddock on the project site with a tributary of the Mianus River behind the trees. View looking north from the entry driveway with Bedford-Banksville Road on the right.

Photograph 3. The tributary of the Mianus River that runs diagonally through the northeast corner of the project site, just west of Bedford-Banksville Road. View looking northwest.

Photograph 4. The indoor riding arena. The shed addition at the front of the building is proposed to be demolished. View looking northeast.

Photograph 5. The interior of the indoor riding arena. View looking southwest.

Photograph 6. Detail of the shed addition to the indoor riding arena that is proposed to be demolished. View looking southwest.

Photograph 7. The indoor riding arena on the right, with the area proposed for new medical paddocks in the left background, where there are soil mounds and trees. View looking northwest.

Photograph 8. An existing paddock with a one-story horse stall and shed, which is proposed to be demolished. View looking southwest.

Photograph 9. Detail of the one-story frame horse stall and shed that is proposed to be demolished. View looking north.

Photograph 10. The existing paddocks on the east side of the gravel driveway leading to the residence. View looking south.

Photograph 11. The existing paddock on the west side of the gravel driveway leading to the residence. The portion of the paddock on the right will be taken to build the proposed new stable. View looking southwest.

Photograph 12. The gravel driveway terminating at the cluster of buildings, which include (from left to right), the barn, the garage/office, a shed, and the residence. View looking south.

Photograph 13. A portion of the front of the residence. View looking southwest.

Photograph 14. The rear of the residence and the back yard, with the brick barbeque. An underground storage tank was removed from an area near the screened porch on the left. View looking northeast.

Photograph 15. Detail of the rear yard of the residence, with a small shed on the left and the brick barbeque on the right. View looking southeast.

Photograph 16. The rear yard of the residence showing a large pit where a former water tank/tower was located. View looking south.

Photograph 17. The stable near the residence. View looking northeast.

Photograph 18. The garage/office and open shed near the residence. View looking southeast.

Photograph 19. The location where the new stable is proposed, overlapping the enclosed paddock on the left. View looking south.

Photograph 20. The existing outdoor riding arena, which is proposed to be enlarged on the left and the right. View looking south.

Photograph 21. The existing outdoor riding arena, which is proposed to be enlarged on the left and the right. View looking north.

Photograph 22. The hillside between the outdoor riding arena on the left and the residence in the background. A portion of this hillside will be graded to enlarge the arena. View looking east.

Photograph 23. The location proposed for a new outdoor riding arena, including both the open area and the wooded area in the background. View looking south.

Photograph 24. The wooded area within the western side of the proposed new riding arena. The area between the new riding arena and the floodplain of the Mianus River is where future paddocks may be proposed. View looking west.

Photograph 25. The wooded area between the proposed new riding arena and the Mianus River, where future paddocks may be proposed. View looking east.

Photograph 26. The Mianus River, which forms the western boundary of the project site. View looking southwest.

Photograph 27. The manmade pond within the northwest portion of the project site. View looking north.

Photograph 28. The riding path encircling the pond on the right. View looking northwest.

APPENDIX A: SOIL TESTING RESULTS

Only copies from the original of this topography map marked with an original of the Land Surveyors embossed seal or red colored seal shall be considered to be true, valid copies.

Unauthorized alteration or addition to a map bearing a licensed Land Surveyors seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Possession only where indicated.

Adjacent property lines and easements not surveyed or certified.
Access to adjacent rights of way, easements and public or private lands not guaranteed or certified.

Underground utilities shown hereon are approximate and should be verified before excavating.
Additional underground utilities are not shown or certified.
Encroachments and structures below grade, if any, not shown or certified.

Subject to covenants, easements, restrictions, conditions and agreements of record.

This map is prepared to show topography only and is not to be used for title transfer purposes. Map may not be certified to title companies and/or banks.

Tree species shown hereon to be verified by a licensed arborist and are not certified by surveyor.

Elevations shown hereon generally in accordance with North American Vertical Datum 88.

Surveyed in accordance with Deed Control Number 602383809.

Premises shown hereon designated on the Town of North Castle Tax Maps as: Section 95.03, Block 2, Lot 56.

Property Address: 263 Bedford Banksville Road, Bedford, NY, 10506

EXISTING IMPERVIOUS SURFACES - R-4A ZONE	
BUILDINGS	22,221.24 S.F.
WALKS/PATIOS/PADS/UTILITIES	343.06 S.F.
WALLS	161.19 S.F.
DECKS	408.73 S.F.
EXISTING TOTAL IMPERVIOUS SURFACE	31,288.88 S.F.
TOTAL LOT AREA	941,901.00 S.F.
EXISTING % IMPERVIOUS SURFACE	3.32%
TOTAL EXISTING BUILDING COVERAGE	22,221.24 S.F.
EXISTING % BUILDING COVERAGE (MAX. ALLOWED = 6%)	2.36%

TOPOGRAPHY OF PROPERTY PREPARED FOR KENT FARRINGTON LLC

SITUATE IN THE
TOWN OF NORTH CASTLE
WESTCHESTER COUNTY, NEW YORK

SCALE: 1" = 40'

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.

TC MERRITTS LAND SURVEYORS
394 BEDFORD ROAD • PLEASANTVILLE • NY 10570
(914) 769-8003 • (203) 622-8899

STATE OF NEW YORK • DANIEL THOMAS MERRITTS • 050604 • LICENSED LAND SURVEYOR

Surveyed: November 2020 - January 2021
Map Prepared: January 15, 2021
Map Revised: January 18, 2021

By: Daniel T. Merritts
New York State Licensed Land Surveyor No.050604

Project: 20-463	Field Survey By: JM/AP/BFC
Drawn By: BJC	Checked By: DM

TEST PIT DATA REQUIRED TO BE SUBMITTED WITH APPLICATION

DESCRIPTION OF SOILS ENCOUNTERED IN TEST HOLES

DEPTH G.L.	HOLE NO. S-1	HOLE NO. S-2	HOLE NO. S-3	HOLE NO. ____
6"	6" TOPSOIL	7" TOPSOIL	6" TOPSOIL	
12"	ORANGE BROWN SILTY	ORANGE BROWN	ORANGE BROWN SILTY LOAM	
18"	LOAM	SILTY 24" LOAM	24"	
24"	28"			
30"				
36"	42" WATER	GRAY		
42"	GRAY	SAND +		
48"	SAND	GRAVEL	54" WATER	
54"	+	--- 56" WATER	GRAY	
60"	GRAVEL		SAND +	
66"			GRAVEL	
72"				
78"				
84"	84"	84"	92"	

WAS GROUNDWATER ENCOUNTERED

INDICATE LEVEL AT WHICH GROUND WATER IS ENCOUNTERED

INDICATED LEVEL FOR WHICH WATER LEVEL RISES AFTER BEING ENCOUNTRED

DEEPTEST MADE BY_____ DATE OF DEEP TESTS_____

DESIGN

Soil Rate Used_____ Min/1" Drop: S.D. Usable Area Provided_____

No. of Bedrooms_____ Septic Tank Capacity_____ Gals. Masonry_____ Metal _____

Absorption Area Prov. by _____ L.F. x 24"_____ width trench. Other_____

Name Louis DiMarco, P.E. Signature_____

Address_____ Seal

Westchester County Health Department

Soil Rate Approved_____ Sq. Ft./Gal Checked by_____

S.D. 27.6
4/98

TEST PIT DATA REQUIRED TO BE SUBMITTED WITH APPLICATION

DESCRIPTION OF SOILS ENCOUNTERED IN TEST HOLES

DEPTH G.L.	HOLE NO. S-4	HOLE NO. S-5	HOLE NO. S-6	HOLE NO. ____
		TOPSOIL 6"	TOPSOIL	
6"	FILL	ORANGE	8"	
12"	15"	BROWN	ORANGE BROWN	
18"	ORANGE BROWN SILTY LOAM	SILTY	SILTY LOAM	
24"	28"	LOAM	26"	
30"				
36"		38"		
42"				
48"	GRAY	TAN		
54"	SAND +	SAND	SAND	
60"	GRAVEL	+	+	
66"		GRAVEL	GRAVEL	
72"				
78"		78 LEDGE	78" LEDGE	
84"				
	96"			

WAS GROUNDWATER ENCOUNTERED

INDICATE LEVEL AT WHICH GROUND WATER IS ENCOUNTERED

INDICATED LEVEL FOR WHICH WATER LEVEL RISES AFTER BEING ENCOUNTRED

DEEPTEST MADE BY_____ DATE OF DEEP TESTS_____

DESIGN

Soil Rate Used_____ Min/1" Drop: S.D. Usable Area Provided_____

No. of Bedrooms_____ Septic Tank Capacity_____ Gals. Masonry_____ Metal _____

Absorption Area Prov. by _____ L.F. x 24"_____ width trench. Other_____

Name Louis DiMarzo, P.E. Signature_____

Address_____ Seal

Westchester County Health Department

Soil Rate Approved_____ Sq. Ft./Gal Checked by_____

S.D. 27.6
4/98

TEST PIT DATA REQUIRED TO BE SUBMITTED WITH APPLICATION

DESCRIPTION OF SOILS ENCOUNTERED IN TEST HOLES

DEPTH G.L.	HOLE NO. S-7	HOLE NO. S-8	HOLE NO. S-9	HOLE NO. ____
	TOPSOIL	TOPSOIL	TOPSOIL	
6"	6"	7"	6"	
12"	14"		14"	
18"	TAN	ORANGE	TAN	
24"	SAND	BROWN	SAND	
30"	FINE to MED.	SILTY	FINE to MED.	
36"	COARSE	LOAM		
	40"		42"	
42"				
48"		50"		
54"	GREY			
60"	SAND	GRAY	GRAY	
66"	FINE to	SAND	SAND	
72"	MED.	FINE to-	FINE to MED	
78"	COARSE	MED COARSE	COARSE	
84"		84"	84"	
	92"			

WAS GROUNDWATER ENCOUNTERED

INDICATE LEVEL AT WHICH GROUND WATER IS ENCOUNTERED

INDICATED LEVEL FOR WHICH WATER LEVEL RISES AFTER BEING ENCOUNTRED

DEEPTEST MADE BY_____ DATE OF DEEP TESTS_____

DESIGN

Soil Rate Used_____ Min/1" Drop: S.D. Usable Area Provided_____

No. of Bedrooms_____ Septic Tank Capacity_____ Gals. Masonry_____ Metal _____

Absorption Area Prov. by _____ L.F. x 24"_____ width trench. Other_____

Name Louis DiMarzo, P.E. Signature_____

Address_____ Seal

Westchester County Health Department

Soil Rate Approved_____ Sq. Ft./Gal Checked by_____

S.D. 27.6
4/98

Appendix 4

Horse Management Plan

Horse Management Plan
Kent Farrington LLC
263 Bedford Banksville Road
North Castle, NY

Use: The 263 Bedford Banksville Road property is for the non-commercial use of Kent Farrington and guests and no for-profit horse shows are permitted. The use is to be seasonal, generally between April 15 and October 15.

Number of Horses: Per Section 355 40 D. 3, the number of horses on this 21.6 -acres property is limited by Special Permit to 2 as of right and an additional 21 per full additional acre for a total of 23 horses on the property at any one time.

Groom's Quarters: Domicile Facilities on the 263 Bedford Banksville Road property are limited to one bedroom. The use shall be seasonal and generally will be from April 15th until October 15th.

Manure Management: In general, no manure shall be stored or composted on the property and all manure shall be managed so that it does not negatively affect air quality and surface water and groundwater quality. Specific guidelines for manure management are as follows:

- A 30-yard sealed container shall be provided at all times for the disposal of manure. The container will be removed, and the manure disposed of at an approved off-site location by a licensed NYS carter. During the times the facility is in operation, the container will be emptied on at least a weekly basis or more often, if required.
- Manure and soiled bedding will be collected daily.
- Manure in paddocks will be collected weekly, or more frequently as required.
- No storage of manure shall be permitted to exceed 10 cubic yards in quantity or be located within 100 feet of a property line, watercourse, or controlled area.

Paddock Management: In general, paddocks shall be managed in accordance with the NRCS publication *Pasture Management Guide for Horse Owners*. This shall include:

- Paddocks should be primarily used for turn-out and should not be used as a food source.
- Paddocks should be inspected on a routine basis and should be rested if exhibiting to signs of over grazing.
- Rotational grazing will be employed to ensure healthy vegetation growth.
- Manure clumps are a primary cause of spotty pasture growth. Manure shall be removed on a regular basis to insure health grasses.
- All-weather or medicinal paddocks shall be utilized during periods of inclement weather to avoid soil compaction and insure good grass coverage.

- If any paddock shows signs of excess erosion its use shall be discontinued immediately, and steps taken to remediate the source of erosion.

Food and Hay Storage:

- Hay should be inspected upon delivery to make sure it is dry, free from mold or other contamination and the bales are intact.
- Hay should be stored in a waterproof location. When stored indoors ventilation and air circulation are essential. Stack hay to promote air circulation, avoid stacking hay to tightly or to the ceiling.
- Hay stored outdoors with well-secured waterproof tarps or other coverings that will withstand wind, rain, sun, and snow.
- Grain and feed supplements should also be kept in cool, dry environments in metal containers tightly closed to seal out moisture, insects and/or rodents.
- Feed should be rotated frequently, and the amount of feed stored on-site should be minimized. Feed stored too long is subject to degradation and mold and mycotoxin development which can be toxic to horses.
- Keep feed rooms secure and plug any holes that may allow for rodent entry. Feed rooms should be kept dry and warm.

Medicine Storage and Handling:

- Proper storage and handling of medicines is critical to their efficiency and safety.
- Per manufacturers' instructions, aseptic techniques are to be used when administering medicine and vaccines.
- Storage and handling instruction may be product specific, follow manufacturers' recommendations.
- Have a designated individual responsible for handling and storage of medicines.
- Maintain a medicine inventory log, documenting: name, manufacturer, lot number and expiration date, date and number of doses received; and arrival condition of the medicine.
- Store medicines in a refrigerator with a separate freezer compartment. Store vaccines in the middle of the refrigerator, **NOT** in the door or against the back of the refrigerator.
- Organize medicines according to expiration date, avoiding wastage by ensuring that products with earlier expiration dates are used before products with later dates.

Stable Sanitation and Management: Clean, well-managed facilities are safer for horses and personnel and less likely to provide places for rodents to hide, find food or breed. Follow these guidelines:

- Stable aisles should be kept free from any manure, obstructions or debris and swept at least daily.

- Feed rooms should be kept secure, dry and warm and any spills cleaned up immediately. Rotate feed on a regular basis. Discard any wet or contaminated feed.
- Fire and smoke alarms are required in all areas inhabited by people or horses. All fire and smoke alarms should be kept free of dust and debris and inspected regularly. Batteries should be changed per manufacturers' recommendations or local code whichever is more restrictive.
- Fire extinguishers should be provided at multiple locations and clearly marked.
- First Aid Kits should be provided and regularly serviced. A defibrillator should be provided and located in a central, well-marked location. First Aid kits should also be provided for horses.
- In case of emergency, a list of local emergency contacts and directions to the nearest medical facility should be provided in each building.
- An emergency evacuation plan shall be prepared for the evacuation of horses from stable areas. The owner and all employees should be familiar and have access to this plan and it should be posted prominently in each facility. Part and parcel of any emergency evacuation plan is to maintain an inventory of horses on the property and any given time to ensure all can be accounted for in case of an evacuation.

USDA United States Department of Agriculture

N E W J E R S E Y

PASTURE MANAGEMENT

GUIDE FOR HORSE OWNERS

NRCS Natural Resources Conservation Service

NRCS
Natural Resources Conservation Service

http://www.nj.nrcs.usda.gov

Helping People Help the Land in New Jersey

N E W J E R S E Y

Pasture Management

GUIDE FOR HORSE OWNERS

Contents

New Jersey Horses
and the People Who Raise Them

New Jersey has more than 42,500 horses. More than 70% of the State's 7,200 equine operations have fewer than eight equine animals.* These smaller operations include commercial facilities, stables, riding clubs and residences where people keep horses on relatively small acreages. This publication is designed to present basic information about the special grazing system and forage needs of horses.

In many cases, people view their horses as pets or companion animals rather than as livestock. They can become emotionally attached to their horses, and are interested in providing the best care for them. The majority of horse owners do not raise any other livestock.

A well-managed grazing system can offer good nutrition, as well as the most economical and safest care for horses. These simple, inexpensive, low-maintenance management techniques also can protect and preserve natural resources by reducing soil erosion and preventing pollution of surface and groundwater from animal waste that washes off pastures and corrals.

* Source: New Jersey Equine Industry 2007 - Economic Impact, Rutgers Equine Center www.esc.rutgers.edu

Horse Facts

- Most of the time, a horse has "monocular" vision. This means a different image is seen by each eye so that a horse is seeing two different pictures at the same time. A horse can also have "binocular" vision, like humans, but only when it is looking down its nose. A horse can see completely around its entire body except for small blind spots directly in front of its face, underneath its head, and directly behind itself.

- Usually wherever a horse's ear points is where the horse is looking. If the ears are pointing in different directions, the horse is looking at two different things at the same time.

- Horses cannot breathe through their mouths, regurgitate food or vomit.

- Horses have a prehensile upper lip. Prehensile means "adapted for seizing, grasping, or taking hold of something." Their upper lips are very sensitive and capable of feeling the smallest of differences in objects.

- A horse's upper jaw is wider than its lower jaw. During normal chewing, sharp edges or points frequently form along the outside edge of the upper teeth and the inside edge of the lower teeth due to the uneven grinding surface created by the different width of the jaws.

- A horse's age can usually be accurately determined by its teeth until the horse is about 9 years old. After that, a horse is known as "smooth mouthed" or "aged," and it becomes far more difficult to tell its age by this method.

Problem Grazers

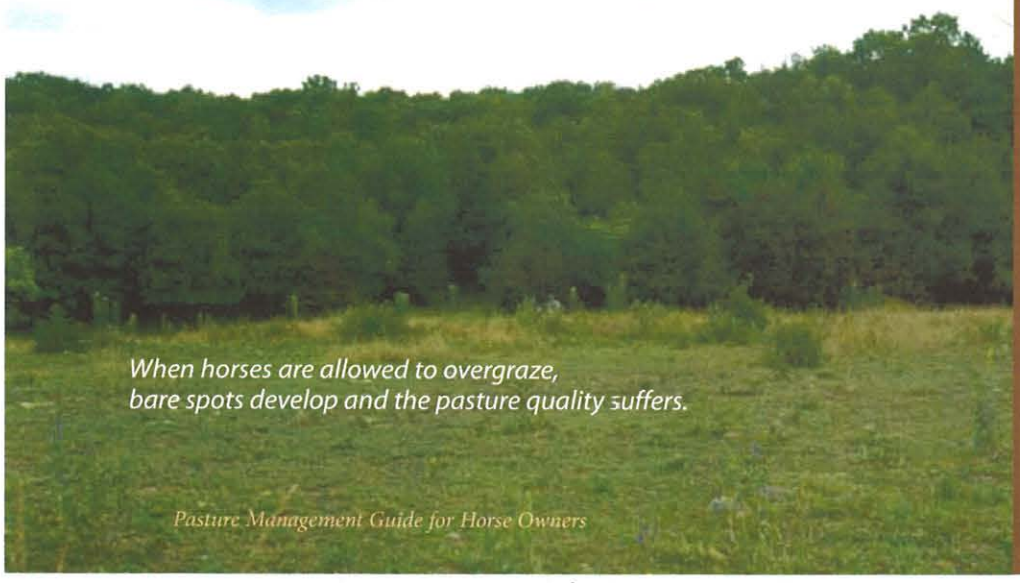
It is ideal if all of the plants in a pasture are grazed evenly to the same height. But horses are uncooperative grazers. They will eat what they like best until it is no longer available, and only then will graze on other plants in the pasture. The more options horses have in the pasture, the more selective they become.

Equines have a unique digestive system which allows them to utilize large amounts of forage. Unlike ruminants, such as cows, horses are basically continual grazers. They spend 13-18 hours per day grazing, while cows must spend about one-third of the day ruminating. Horses are biting top-grazers, whereas cows are tongue-lapping, tearing side-grazers. Horses eat the tops of plants until the plants in that spot are short. Then they graze new sprouts on that spot and avoid what appears to be good, taller pasture.

Consequently, when horses occupy one pasture for a long time, they graze down their favorite plants repeatedly. Grasses subjected to this repeated leaf removal are unable to photosynthesize (make their own food). They must then draw energy from their root reserves. Eventually these favorite plants are depleted to the point that they die. Bare spots, weed growth and soil erosion will soon follow.

The spot-grazing effect can be so intense and extensive that large spots, and finally whole pastures, are destroyed by grazing too short, too often and too much over an extended period of time.

Horses are large, heavy animals, and the negative effects of their spot grazing are compounded by trampling damage and compaction of the soil. Also, they tend to leave their manure in certain areas without distributing the nutrients and damage over the whole pasture. They will then avoid grazing these areas, wasting valuable forage.



When horses are allowed to overgraze, bare spots develop and the pasture quality suffers.

How Forage Plants Grow

This is probably one of the most important aspects of grazing management. It is also one of the least understood.

95 percent of plant food is taken from the air. Leaves are food factories. In the presence of sunshine, they combine carbon dioxide from the air with water, nitrates and minerals from the soil to make plant food. **Short tops mean short roots.**

5 percent of plant food is taken from the soil. Roots store food. They gather and store raw materials: water, nitrates and minerals, which are converted into plant food by the leaves. This food is essential for future growth. **Short roots mean less future grass production.**

Overgrazing destroys roots and leaves. Pasture management is really leaf area management. A good rule of thumb is to **TAKE HALF, LEAVE HALF** of the plant's leaf area during any grazing rotation. This allows the plant plenty of leaf area to continue making food for regrowth.

Removing 60 percent or more of the leaf area will stop a large percentage of root growth for several days. If repeated, overgrazing occurs and plants become stressed and lose vigor. Beginning grazing heights for cool-season forages are 6-8 inches. Never graze below a 3-inch height to allow adequate leaf area for regrowth.

E+ Fescue

Tall fescue infected with the toxic endophyte fungus (E+) has long been taboo for use as horse pasture or hay. Toxic E+ tall fescue affects all classes of horses, but the most dramatic effects are seen in pregnant mares. Pregnant mares grazing E+ tall fescue may develop thickened placentas resulting in foal death, and the mare may fail to lactate. Pregnant mares should not be allowed to graze E+ fescue or eat hay containing E+ fescue for 60-90 days prior to foaling.

Varieties of tall fescue are available which do not contain the toxic endophyte. These varieties should be selected for planting. It is prudent for horse owners to eradicate the E+ fescue to the greatest extent possible.

Pros and Cons of Grazing

Horses naturally meet their nutritional needs through grazing. It is possible to provide a balanced nutritional diet for horses that are not allowed to graze, but there are several advantages to providing good quality pastures for horses.

Good pastures provide one of the best and least-expensive means of feeding horses. The horse's digestive tract needs adequate fiber to function properly. Pasture forages provide fiber, as well as protein, minerals and vitamins.

Horses appear to be healthier when kept outside on pasture with adequate shelter because they get sunshine, fresh air and exercise. Most horses kept on pasture also have a better disposition than horses that are kept in stalls all of the time.

Grazing also may improve reproduction. Mares placed on spring pasture have been shown to ovulate up to seven days earlier than mares of similar age that are kept on dry lots and fed hay.

Without proper management, however, there can be drawbacks to grazing both for horses and the environment. For example, horses can be malnourished in deep, green forage. Extremely lush pastures containing more than 85 percent water can be too wet and too low in fiber for good nutrition and dry-matter intake. Providing too much water and too little nutritional value, plentiful, low-quality pasture can result in hay gut and horse digestive tract impaction (colic). Thus, supplemental feeding on pasture is sometimes needed.

If horses have not grazed pastures all winter, they should not be turned out at once on spring pasture. Immediate access to lush, spring forages can cause colic or laminitis (founder).

A crucial factor in managing horses on pasture is to avoid abrupt changes from a fed ration to pasture and from extremes of pasture quality. Changes especially are a problem when horses are moved from a lower-quality pasture, or no pasture, to a high-quality pasture.

To prevent problems when introducing horses to pastures, feed them a normal amount of hay before turning them out, and limit grazing time to one hour the first day. Then add 30 minutes to one hour of grazing time each day, or as recommended by your veterinarian.

Eating clovers, either by grazing or in hay, often results in excessive slobbering caused by a fungus growing on the clover when conditions are adverse. While not particularly attractive, this poses no health concern to the horse.

In addition, there are a number of plants that are poisonous to horses that can make horses ill, or even kill them, if they are consumed (see plant list on page 17).

Rotational Grazing

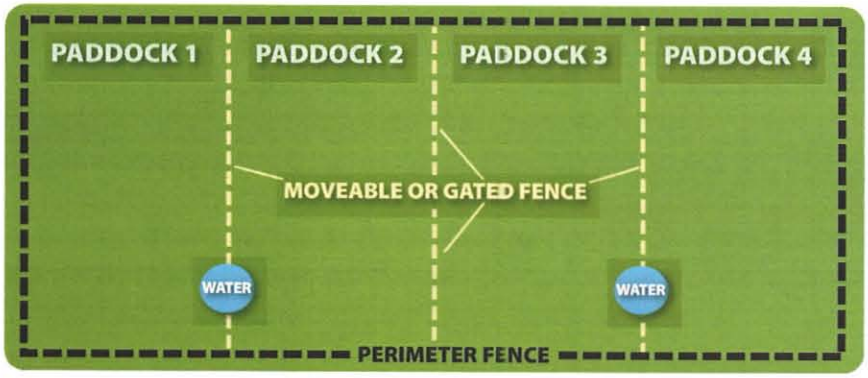
Rotational grazing involves dividing a larger pasture into several, separately fenced paddocks, and rotating horses among the smaller paddocks. The minimum number of paddocks for an effective system is four, but 12 or more paddocks are much better. Keep in mind that many of the paddock divisions can easily be done with temporary electric fencing.

Rotational grazing works because healthy forage plants are more productive if they are given an opportunity to rest and regrow between periods of grazing. As plants grow, they become more mature and less nutritious. Young, immature plants have more leaves than stems, and leaves have two to three times more nutrition than the stems, which are more fibrous and less digestible.

Since digestibility, palatability and nutrition decrease as plants mature, the ideal pasture has young, growing plants. Rotational grazing promotes growth by forcing horses to more uniformly graze a paddock instead of selectively grazing over and over the grasses they like the most.

The rule of thumb is to start horses grazing in a paddock when the forages are 6 to 10 inches tall, then move the horses to the next paddock after they have grazed the forage to an average height of 3 to 4 inches. The paddock just grazed by horses should be mowed or grazed by other livestock to obtain a uniform, 4-inch forage height within the paddock. Allowing the ungrazed plants to remain standing without clipping could stunt regrowth of the other forages by shading them. Immediately following mowing, the paddocks should be dragged to scatter the manure.

The length of time horses graze on each paddock depends on the amount of available forage and the length of time required for each



Rotational-grazing paddock layout example

Don't Overstock Your Pasture

A mature horse needs about 1.5 to 2 percent of its weight each day in dry forage, though many horses don't stop eating when they've eaten all they need. If the major nutrient source is pasture, a 1,000-pound horse needs about 2,700 pounds of forage during a six-month grazing season. Most of New Jersey's horse pastures are not irrigated, so with average production and management, it would take three to five acres of pasture to meet the nutrient needs of a mature horse.

By switching to rotational grazing, the amount of pasture needed per horse can be reduced, and the grazing season can be lengthened. On moderately productive soils, as little as two acres of well-managed pasture can support one mature horse in a rotational-grazing system for seven to eight months.

paddock to recover from grazing. The recovery period varies seasonally with the rate of growth. The grazing manager must continually monitor the growth of the forage, and adjust grazing and recovery periods accordingly.

If animals are removed from a paddock at the proper time - when the forage is 3 to 4 inches tall - recovery will require as little as 21 days in the spring. The same paddock might require 45-60 days to recover in dry, summer months when grasses grow more slowly.

For example, if you have two horses and four acres of pasture, you could divide the pasture into eight, one-half-acre paddocks. In the spring, when the grass is growing rapidly, grazing each paddock for three days will give each paddock 21 days to recover before they are grazed again. In a dry summer month, the recovery period could be 60 days, so the grazing period on each paddock would have to be extended to eight to nine days to accommodate this.

Many horse producers don't have the proper facilities to do the best rotational grazing. If you do not have enough land to provide the forage your horses need, and you do not wish to reduce the number of your horses, you will need to keep your horses in a dry lot or stalls, and feed them hay there until your pasture or paddock has regrown to at least 6 inches.

Example of small-acreage grazing system with lot and stalls

For example, if you only have enough land to grow forage for three horses, and you have four horses, they will have to be kept in a corral or stalls and fed hay during times when the grass grows slowly to make it possible to give the forages the proper amount of rest before they are regrazed.

Horses should never be allowed to graze pastures closer than 3 to 4 inches. When your horses have grazed the pasture to this height, remove them and allow the pasture to rest until the grass regrows to height of at least 6 inches.

Resting Guidelines

Grass and legumes need recovery time after being grazed. These are merely guidelines. Stocking rates and growing conditions greatly affect forage growth. Also, the more closely pastures are grazed, the longer the rest period needs to be for species which are sensitive to defoliation.

COOL-SEASON GRASSES

14-16 days during first rotation (April)
20-30 days during fast growth
(May - late June) and in the fall
30-40 days during slow growth
(summer or winter)

WARM-SEASON GRASSES

14-21 days during early fast growth
21-28 days during normal growing conditions
35-45 days during slower growth

LEGUMES

24-32 days throughout growing season
40-45 days for seed production

New Jersey Animal Waste Rules

The NJDA has developed rules to proactively address non-point source pollution that may originate from livestock operations. This includes operations that accept manure from other agricultural operations. The New Jersey Department of Agriculture (NJDA) was authorized by the Legislature to develop Criteria and Standards for Animal Waste Management (NJAC 2:91).

All agricultural animal operations must follow the General Requirements of the rules:

1. Agricultural animal operation shall not allow animals in confined areas to have uncontrolled access to waters of the state.
2. Manure storage areas shall be located at least 100 linear feet from waters of the state.
3. Land application of animal waste shall be performed in accordance with the principles of the NJDA Best Management Practices (BMP) Manual, which can be found at http://www.nj.gov/agriculture/divisions/anr/pdf/BMPManual.pdf.
4. Dead animals and related animal waste resulting from a reportable contagious disease or an act of bio-terrorism shall not be disposed of without first contacting the State Veterinarian.
5. Any person entering a farm to conduct official business related to these rules shall follow bio-security protocol.

Who needs an Agricultural Waste Management Plan (AWMP):

1-7 Animal Units (AU*) - All animal operations are encouraged, but not required to write a self-certified AWMP.

8-299 Animal Units with densities less than 1 AU per Acre - Operations are required to write a self-certified AWMP.

8-299 Animal Units with densities greater than 1 AU per Acre - Operations are required to write a self-certified AWMP that is reviewed by a conservation professional.

300 or more animal units - Operations are required to have a Comprehensive Nutrient Management Plan (CNMP) and must be certified by NJDA.

Operations accepting manure are required to write a self-certified AWMP if they receive more than 142 tons of manure per year.

* 1 AU= 1,000 pounds of live animal weight

New Jersey Adopts Equine Agricultural Management Practice

On June 26, 2008, the State Agriculture Development Committee (SADC) adopted rules that expand the list of equine-related activities eligible for right-to-farm protection and set forth the standards farmers will have to meet to qualify for that protection. The rules also detail what income may be used to satisfy the production requirements in the definition of "commercial farm" in the Right to Farm Act. One of the rules' new eligibility conditions is that an equine operation must be in compliance with a farm conservation plan prepared in accordance with the NRCS FOTG (Field Office Technical Guide). The guide is available online at http://www.nrcs.usda.gov/technical/efotg/.

For more information on the new rules and the Right to Farm Act, visit http://www.state.nj.us/agriculture/sadc/ruleprop/equinerulesbackground.pdf.

Characteristics of a Good Horse Pasture

- Palatable and nutritious forage.
- Weed-free, leafy and with few seed heads.
- Relatively smooth surface with thick forage - Horses' hooves are more damaging to sod than hooves of other animals. Do not allow horses to graze in muddy pastures because of the severe damage that will result. In addition to damaging the pasture, the uneven surfaces created can cause injury to horses.
- Easy to manage and large enough to provide quality forage and room for exercise.
- Well-drained; not in a marsh or in swampy areas. Avoid floodplains, drainage areas and tracts with long, steep slopes.
- Include an adequate supply of fresh water year-round, shade during summer, and shelter for times of adverse weather.
- Free of poisonous plants, and free of hazardous objects such as wire, stumps, junk, rocks and low-hanging limbs.
- Properly fenced.

General Horse Pasture Management

Key factors in management of horse pastures are proper liming and fertilizing, manure management and stream fencing.

Test the Soil

An inexpensive soil test, available from Rutgers Cooperative Extension (www.njaes.rutgers.edu), can help you determine the type and amount of fertilizer and lime needed for good pasture growth. This will help prevent nutrient runoff from over-fertilized pastures and reduce the cost of fertilizing by applying only what is needed. Test soil at least every three years to determine fertilizer and lime needs and prior to seeding.

Manage Manure in the Pasture

Manure clumps are a major cause of spotty pasture growth. Horses will not graze in areas where manure is present. Manure piles can be scattered by harrowing or dragging, which helps the pasture by distributing the nutrients. It also reduces some parasite problems by exposing the parasites to sunlight. Dragging can be done with a spike-tooth harrow, flexible-chain harrow, or a section of chain-link fence. Dragging should be done in sunny, dry weather to help kill the parasites in the manure. For safety, only drag pastures when they are not occupied by horses. Then leave them unoccupied for at least two weeks before returning horses to the pasture or paddock.

Manure Handling Considerations

A tractor or manure spreader is needed to promote proper application of spreading stored manure. Consider the following when spreading manure:

- Avoid applying too much manure; manure should be applied to the soil in a thin layer. Too much manure can seep and contaminate underground water supplies. A thin layer of manure speeds the drying process and also discourages fly breeding.
- Avoid spreading manure on wet soils to reduce soil compaction.
- Apply manure based on the nitrogen that meets the plants' fertilizer needs.
- Apply manure spreading rates based on soil testing results.
- Avoid spreading manure on frozen pasture.

Keep Horses Out of Streams

If horses must cross streams, construct a proper crossing to provide a safe, easy way to keep horse hooves dry. Wet hooves tend to be weaker, crack, and cause loose shoes more often. Wet hooves also tend to have more cases of thrush and fungal infections.

Use fencing to encourage horses to use the constructed crossings instead of crossing the stream at will. This allows vegetation to stabilize the stream banks. Keeping horses out of streams also protects the water quality and reduces sediment pollution.

Establish a Sacrifice Lot

When pastures are muddy, when grass growth is very slow due to extended dry weather, or any time you don't have a paddock ready to graze, move your horses to a sacrifice lot. A sacrifice lot is an exercise paddock or riding ring on which you don't expect to keep a grass cover. The area may have grass, wood chips, stone dust or just soil. The intent is to sacrifice a small area of your property in order to give your pastures time to recover.

Locate sacrifice lots on high ground, as far away from waterways as possible. Install buffers or other erosion-control measures to filter runoff. In areas where soils are poorly drained or deep, consider adding a packed layer of rock or limestone screenings to keep the area from becoming muddy and to help prevent injuries caused by slippery conditions. Placing a geotextile fabric under the rock layer will reduce future maintenance needs.

Commercial erosion- control pads or geo-textile fabric also can be placed in sacrifice lots and covered with soil or other materials.

Perforated mats were used in a sacrifice lot to minimize damage from rain and pawing.

Know When Not to Graze

A common mistake made by horse owners is grazing new pastures too soon. Wait until the forage is at least 6 inches tall before placing horses on newly seeded pastures; this could take up to 12 months.

If the soil is wet or when rain is expected, do not turn horses into pastures, especially newly planted ones. Horses' hooves do considerable damage to forages and to the soil, even in established pastures, when the soil is wet.

Provide Clean, Fresh Water

Clean, fresh water is essential for good animal health. Horses can consume between 8-12 gallons of water per day when the average temperature is 50 degrees Fahrenheit. That amount increases to 20-25 gallons per day when the temperature climbs to 90 degrees Fahrenheit or when in an exercise program.

Horses should not have to travel more than 800 feet for water. As you divide your acreage into paddocks, establish separate water sources for each paddock or a single water source that is accessible from all paddocks. Water can also be piped to a trough in each pasture.

Fencing for Horses

Horse owners must have adequate fencing to safely contain and manage their horses. Fencing often is considered just a means of containing horses, which is especially important in urban areas. But fencing is much more than that. Daily labor needs and routines are influenced by the fencing plan.

The key to good horse fencing is proper construction and adequate maintenance. Safety of the handlers, visitors and the horses must receive first priority in designing horse fencing. Cost is a major consideration, but it should not dictate unsafe or inefficient fencing. While aesthetics should be considered, it should not overrule safe, functional fencing. For example, do not place boards on the outside of posts just because it looks nicer; it's safer for horses and more functional to place the boards on the inside of the posts where leaning against the fence will not loosen boards.

Barbed wire should not be used for horses, and electric fencing alone is not recommended for perimeter fences. However, because horses are sensitive to electric shock, they can be easily trained to respect electric fences. A major concern is visibility. Electric fencing made of wide tape addresses this concern, but those tapes tend to be relatively poor conductors and do not last long. Another option is plastic-coated, 12.5-gauge, high-tensile wire developed specifically for the horse industry. It is more visible, attractive and safer than uncoated wire.

If wire is used, it should be smooth. A fence made of 12.5-gauge, high-tensile wire with a tape for visibility works well. If electric fencing is used for perimeter fencing, four to five strands should be used. The top wire should be 40-50 inches above the ground.

Plastic-coated horsewire, an example of permanent fencing wire, is more visible and less likely to cut a horse that may run into it.

Choose fencing that safely meets your economic and aesthetic needs. To minimize damage and maintenance to your fences, consider using an electric strand on top of PVC or wooden fencing if your horse is a cribber or if it chews.

Keep in mind a few basic fencing needs of horses when you make your choice. The general rule is that the top of the fence should be at eye level to the horse. This discourages horses from fighting over the fence.

Lightweight, temporary electric fencing consisting of polytape, polyrope or polywire

strung on lightweight plastic or fiberglass posts works well for dividing a pasture into paddocks in a rotational-grazing system. Use of small, uncoated, 14-gauge or 18-gauge wire commonly used with cattle is not recommended because it is not safe for horses, primarily because they cannot see it. Because of their poor eyesight, horses often make contact with the electric fence, which shocks them and makes them run. This can be disastrous if the wire gets wrapped around a horse's leg. The small wire can also cut horses when they run into it.

Examples of temporary fencing wire.

The Best Forages

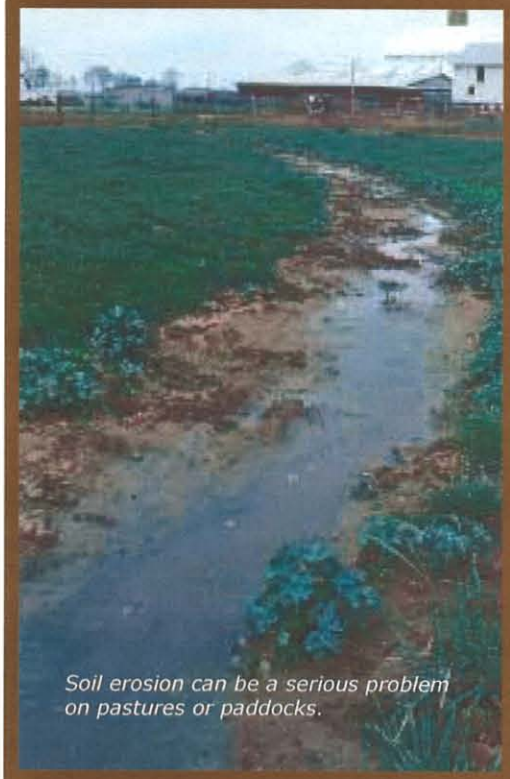
There is no forage that is best for all situations. Several forages, singly or in combinations, make good horse pastures. But not all forages are suited for horses. Forages are classified as grasses or legumes, and further defined as cool-season grasses or warm-season grasses. Some are perennials and some are annuals.

Horse pastures should have one or two grass species that grow well on a specific soil type, plus a legume that is well adapted to the soil. Adding one or two other grass or legume species to this mixture can extend the growing season because each species has a time of the year when it produces best. By using several species, owners could provide horses with adequate pasture for most of the year.

Keep in mind that horses are picky eaters, and will overgraze the grasses they like best while ignoring the other forages. Some horses also prefer grasses over legumes. However, legume forages are more nutritious than grass forages, and they enhance the nutrition of grasses because of their nitrogen-fixing capabilities. A well-managed rotational-grazing system encourages horses to utilize all of the forage species in a paddock.

When establishing a new pasture, plant cool-season grasses in the fall and legumes in the spring. If planted together in the fall, the rapidly growing legumes crowd out the grasses. Warm-season grasses can be planted during the winter dormant period or during the spring. It is generally best to wait until the next growing season to add legumes to a warm-season-grass pasture.

Pasture plants that often are used for horse pastures in New Jersey are listed on the next page with advantages and disadvantages of each.



Soil erosion can be a serious problem on pastures or paddocks.

Paddocks as Sacrifice Areas

Use turnout paddocks as "sacrifice areas" to preserve pastures. This strategy reduces churning and compaction of wet soils, and overgrazing when pastures require rest. If possible, locate paddocks back from waterways; and avoid swales where overland flows can wash away bare soil or manure. Maintain a vegetated border around paddocks to help filter pollutants. Be sure paddocks provide horses with adequate exercise room.

Soil Erosion

Soil erosion can be a serious problem on pastures or paddocks. Any sloping area that is not adequately protected with healthy vegetation is likely to produce sediment-laden runoff that has offsite impacts, especially in streams and lakes. Erosion can occur as sheet or rill soil movement, which is subtle, or in concentrated flow as gullies, which can become deep enough to risk animal injury. Fencelines that run up and down hill can be very susceptible to gully erosion due to the typical concentration of the animals along the fence, eliminating all vegetation.

Any gullied areas in pastures or paddocks must be filled and graded to eliminate the hazard. Pastures should be reseeded immediately after grading. Horses must be kept off of repaired and reseeded areas to allow the vegetation to establish.

In a pasture, maintain adequate vegetation for animal nutrition and soil protection. This is done through rotational grazing and forage overseeding. At times even seeding of annual grasses can be prudent if quick cover is needed before the desirable forage species can re-establish.

In a paddock or sacrifice area, vegetation is not practical, so erosion must be controlled with good stormwater management:

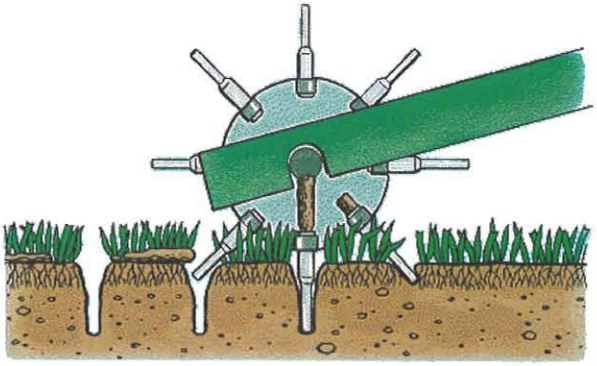
- Keep "clean water clean." Use grassed waterways, diversions, or subsurface drains to divert clean runoff around barns, manure storage areas, and paddocks.
- Install and maintain a system of properly sized roof gutters, downspouts, and drains to prevent roof water from becoming polluted by mixing with barnyard manure and sediment.
- Separate barnyards, paddocks, and manure storage areas from any waterway with filter strips of vegetation to trap sediments and absorb nutrients in runoff.

Soil Compaction

Compaction of the soil surface can greatly reduce rainfall storage and increase runoff and erosion. A porous soil improves plant vigor by allowing the infiltration of water, air, and nutrients. Hoof impact and machinery operation on wetter fields compact soils and intensify loss of this porosity.

Soils that are higher in clay content are more susceptible to hoof compaction than sandier soils.

One of the methods commonly used to reduce soil compaction is to aerate. Aerators are available for purchase or rent and easily hook up to a tractor with a 3-point hitch. Core aerating, which pulls 3-4 inch cores of soil, is generally more beneficial than tine aeration, which cuts narrow 2-3 inch slots. The best time to aerate is in the spring or early summer when grasses are growing most actively. Aerating can be done as part of a fertilizing and reseeding process. Aerate when soils are not wet.

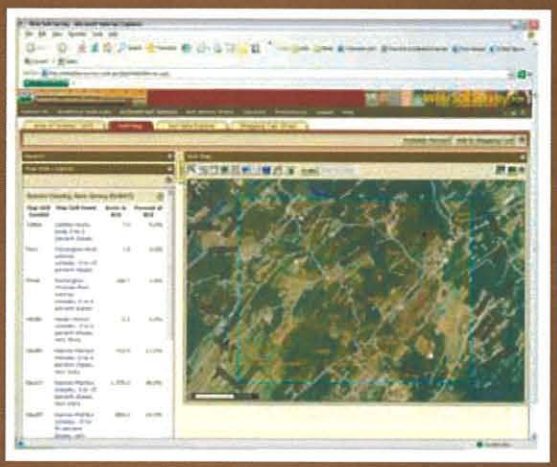


Core aerating pulls 3 to 4 inch cores of soil.
Image Source: Cornell University

A more involved way to improve infiltration on compacted animal areas is deep chiseling or subsoiling. This consists of the running of a shank 12-18 inches deep that penetrates and shatters the compacted layer. This can only be done in the summer, at the driest soil conditions. Followed with overseeding and dragging, the process can renovate the pasture. On steeper slopes, all tillage operations should be on the contour.

Web Soil Survey

Soil data and information produced by the National Cooperative Soil Survey are available on the Web Soil Survey, operated by the USDA, Natural Resources Conservation Service (NRCS). Soil maps and data for 20 of New Jersey's 21 counties can be accessed there. The site is updated and maintained online as the single authoritative source of soil survey information. http://websoilsurvey.nrcs.usda.gov/



Visit the NJ NRCS website soils page at http://www.nj.nrcs.usda.gov/technical/soils/

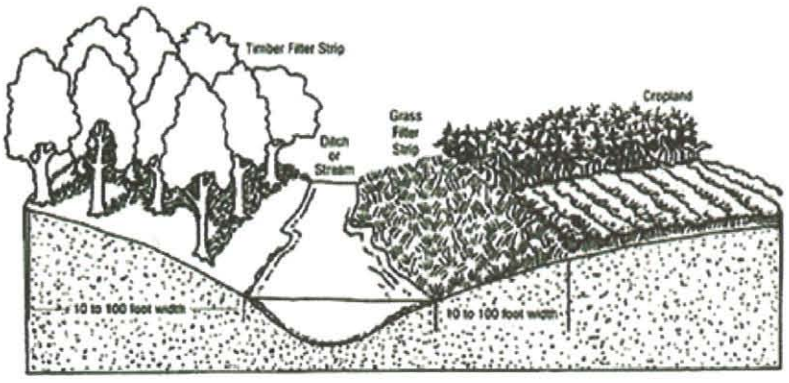
Vegetative Filter Strip

Vegetative filter strips are land areas of either planted or indigenous vegetation, situated between a potential pollutant-source area and a surface-water body that receives runoff (see figure below). The term 'buffer strip' is sometimes used interchangeably with filter strip, but filter strip is the preferred usage. Runoff may carry sediment and organic matter, and plant nutrients and pesticides that are either bound to the sediment or dissolved in the water. A properly designed and operating filter strip provides water-quality protection by reducing the amount of sediment, organic matter, and some nutrients and pesticides, in the runoff at the edge of the field, and before the runoff enters the surface-water body. Filter strips also provide localized erosion protection since the vegetation covers an area of soil that otherwise might have a high erosion potential.

Often constructed along stream, lake, pond or sinkhole boundaries, filter strips installed on pasture or cropland not only help remove pollutants from runoff, but also serve as habitat for wildlife, and provide an area for field turn rows and haymaking. Livestock should be fenced out of filter strips to maximize the pollutant filtering potential. Additionally, filter strips may provide increased safety by moving machinery operations away from steep stream and ditch banks.

Filter strips are an edge-of-the-field best management practice. They often are used in conjunction with other sound agricultural and land management practices, such as pasture management, soil testing, and proper nutrient and pest management. Because of their potential environmental benefits, filter strips are recommended by a number of state and federal agencies as both an urban and agricultural best management practice.

-Source: Ohio State University Extension



Riparian Buffers

Riparian buffers are another type of conservation buffer similar to vegetative filter strips. A riparian buffer is planted with permanent vegetation to intercept pollutants and protect the stream from adjacent land use. A riparian buffer is comprised of two to three zones. The first zone is a filter strip of native, perennial grasses immediately adjacent to the water body.

The second zone contains a combination of native trees and shrubs, in addition to ground cover vegetation to filter sediments and pollutants from surface water runoff. If necessary, the final zone consists of mature trees to provide shade and protect the buffer from potential disruption from adjacent land uses.

In addition to filtering sediment, nutrients, pesticides, and other materials from surface runoff, riparian buffers also provide habitat and wildlife corridors increasing biodiversity. They can also contribute to reducing soil erosion and stream bank stabilization. Varying the vegetation and installing a riparian buffer around farm ponds, can attract a variety of species and increase biodiversity. The increased vegetation can also deter nuisance wildlife, such as Canada Geese, as it limits their sight.

Pasture Plants

Legumes

SPECIES	ADVANTAGES	DISADVANTAGES
Alfalfa	highly nutritious high yielding high palatability	fertility requirements management inputs short lifespan
Bird's-foot Trefoil	productive with low fertility persists well	difficult to establish low seeding vigor lower palatability
Ladino Clover and White Clover	does well with close grazing palatable winter hardy	not drought tolerant lower yielding mold may cause slobbering
Red Clover	highly nutritious adapted to wider range of soils than alfalfa	lasts only 2-3 years doesn't tolerate close grazing mold may cause slobbering

Cool-Season Grasses

SPECIES	ADVANTAGES	DISADVANTAGES
Tall Fescue (endophyte free only)	long lived tolerates traffic and close grazing drought tolerant good yields endophyte-friendly varieties show promise	persistence problems with endophyte free palatability problems as plants mature
Timothy	easy to establish produces well in the spring grows under wide range of soil and climate conditions	not as productive as other cool-season grasses more open sodded, increasing potential for weeds not grazing tolerant potential for cereal rust mite
Orchard Grass	highly palatable good summer growth	not tolerant to close grazing bunch grass offers potential for weeds
Kentucky Bluegrass	highly palatable; horses prefer it over other grasses withstands close grazing well forms dense sod widely adapted	low yields poor drought tolerance
Perennial Ryegrass	very high palatability easy to establish	less persistence poor drought tolerance requires higher fertility
Smooth Bromegrass	very high palatability good drought tolerance	requires higher fertility low fall yields doesn't persist with close grazing

Warm-Season Grasses (Native)

SPECIES	ADVANTAGES (ALL SPECIES)	DISADVANTAGES (ALL SPECIES)
Big Bluestem Little Bluestem Indian Grass	provide good summer production require less fertility not invasive	difficult, expensive, & slow to establish will not tolerate close grazing can become coarse, stemmy, low quality if too mature

Other Forages That Can Be Used

COOL-SEASON ANNUALS

- Wheat
- Oats
- Rye
- Triticale
- Annual Ryegrass

WARM-SEASON ANNUALS

- Millet

Forage Species to Avoid

- Alsike Clover
- Arrowleaf Clover
- Sweet Clover
- Vetch
- Endophyte-Infected Tall Fescue (for broodmares)
- Sorghum
- Sudan Grass
- Sorghum/Sudan Hybrids
- Johnson Grass
- Goose Grass
- Switchgrass[1]

[1] Monocultures of switchgrass may cause photosensitivity and liver damage under certain conditions. It is recommended that switchgrass be avoided until further research is conducted.

Poisonous Plant Considerations

~~Most plants that are toxic to horses are broad-leaved.~~ Horses normally do not like broad-leaved weeds but will graze them if more desirable forage is limited. Having a few toxic plants available does not mean you have an acute problem. The list below contains some common potentially toxic plants. It is intended only to increase awareness of potential problems and stress the need for weed control.

- Bitterweed
- Black Locust
- Cocklebur
- Horsetail
- Milkweed
- Nightshade Family
- Pigweed
- Pokeweed
- Snakeroot
- St. John's Wort
- Water/Poison Hemlock
- Wild parsley or carrot
- Yarrow
- Landscaping and garden plants: castor bean, gladiolus, ivy, pea vines, boxwood, tomato, Japanese Yew*[2]

2 Japanese Yew is very toxic to horses.

For more on conservation practices that can benefit equine operations, consult the New Jersey Field Office Guide (eFOTG) .

http://www.nrcs.usda.gov/technical/efotg/

For more information contact your local New Jersey NRCS office or visit http://www.nj.nrcs.usda.gov

NRCS

Helping People Help the Land in New Jersey

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PROJECT NARRATIVE
AND
ENVIRONMENTAL ASSESSMENT

263 BEDFORD BANKSVILLE RD.
NORTH CASTLE, NY
JULY 2021

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Project Narrative and Environmental Assessment
263 Bedford Banksville Rd.

List of Exhibits & Appendices

Exhibits

1A Westchester GIS Aerial Location Map
1B Westchester GIS Tax Parcel Map
2 Town Board Approval - Horse Use - dated 11/30/1972
3 NYS DEC Wetland Map
4 NYS DEC Critical Environmental Area Map (CEA Map)
5 Westmoreland Sanctuary Trail Map

Appendices

1 Wetland Soils Report by Jay Fain & Associates, LLC, dated March 4, 2021
2 Tree Survey Narrative by Jay Fain & Associates, LLC
3 Phase IA Archeological Assessment by Historical Perspectives, Inc. (HPI)
4 Horse Management Plan by Jay Fain & Associates, LLC

Project Narrative and Environmental Assessment
Special Use Application – Additional Horses
Site Plan Approval
263 Bedford Banksville Road
North Castle, NY

Introduction

The following narrative was prepared as a site use and zoning evaluation in conformance with Chapter 355, Article VII Section 355-34 and Section 355-40 D. of the Town of North Castle Zoning Ordinance. Chapter 355, Section VII pertains to the procedures and standards for the processing of special permits. In addition, this narrative will serve as an expanded *Short Environmental Assessment Form* to address the environmental features and constraints to the 363 Bedford Banksville site including soils, slopes, wetlands, watercourses floodplains, trees, Critical Environmental Areas and archaeological resources found on or adjacent to the site. Land use history is briefly discussed as it pertains to the nature and extent of vegetation found on the site and as it relates to the current and proposed use. Finally, recommendation and guidelines for Horse Management are included in is narrative including pasture establishment and management, manure management and storage, food and bedding storage and rodent management, and storage and management of equine drugs and medicinal supplies.

The site was investigated by Wetland Scientists from Jay Fain and Associates in January and February 2018 to provide data for this analysis. In addition, resource information from the US Fish and Wildlife Service, NYS DEC Environmental Mapper, NYS DEC EAF Mapper, NRCS Web Soil Survey and Westchester County GIS were used as supplemental natural resource information sources.

Existing Conditions and Zoning

The 263 Bedford Banksville Road property is a 21.62- acre parcel located in the Town of North Castle. The property has legal frontage on the eastern property line along Bedford Banksville Road. The closest intersection is Finch Lane which is found immediately adjacent to the north but does not abut the property's northern property line. Surrounding land use includes single-family residential to the north, south and east and open space/parkland (Exhibit 1A & 1B) along the western property line.

The site is currently zoned R-4A – single family residential is the primary permitted use on a minimum parcel of 4 acres. The current primary use by zoning is single family residential with an accessory use for additional horses. The use pre-dates current zoning as is demonstrated by the Town Board Resolution dated November 30, 1972, which found the construction of an indoor riding ring and recreational building was a permitted use under then Section 421 of the Residential Use Provision of the Zoning Ordinance (Exhibit 2, Town Board Approval – Horse Use 11/1972). The accessory use has been continuous since the use was first established by Town Board Resolution in 1972. The current

owner, Kent Farrington LLC, would like to continue the existing accessory use but would like to expand the number of horses allowed in property of this size which is 23 (two horses permitted under existing primary use and an additional horse for each full acre). The current zoning ordinance requires a Special Use Permit from the Town Board (Section 355-40 D) for additional horses and provides for additional standards and requirements for this accessory use. In addition, Site Plan Approval under Section 355-41 is required from the Planning Board.

The current site is occupied by a two-bedroom, one and half story wood frame residence (primary use), a steel framed indoor arena with attached stalls (12), two 4-stall free standing stables, a one-story storage shed, a 200 x 65-foot outdoor arena and approximately 3-acres of fenced paddocks. The remainder of the property is either wooded or old-field in various stages of succession. Sewage disposal is provided by an on-site SSDS and potable water is by on-site well(s).

The existing facilities are well worn and in general, in need of upgrades or replacement. As part of the expansion of the facilities for the additional horses, the owner, Kent Farrington LLC, is proposing the following improvements:

- Replace the existing two-bedroom residence with a two-bedroom frame structure of similar size and in similar location. This facility will require an installation of a new primary and the designation of a 100% reserve septic system. Potable water will be supplied by well.
- Renovate the existing indoor riding arena. The existing structure will be repaired, and the number of stalls reduce to six. The small bump-out on the southwest corner of the arena will be removed. SSDS facilities will be provided for two bathrooms provided for the owner and grooms, no domicile is proposed in this building. Potable water will be supplied by well.
- A new 16 stall barn will be constructed to provide the stalls for the additional horses. Sanitary facilities via on-site SSDS will be provided for wash stalls and sinks but no toilet facilities are proposed. Potable water will be supplied by well.
- The existing (4) stall stable in the northeast portion of the property will be demolished.
- The existing (4) stall stable in the southwest portion of the property will have the stalls removed and converted into a three-car free standing garage.
- The existing one and a half story wood frame shed will be converted into a one-bedroom grooms' quarters. Sanitary facilities will be provided by on-site SSDS and potable water will be provided by a central well.
- The existing 65 x 200-foot outdoor arena will be expanded to be 110 x 200 feet.
- A new 150 x 300-foot outdoor arena will be constructed.
- The existing paddocks will be maintained and renovated, as necessary.
- All other existing ancillary buildings will be removed.
- All overhead utilities will be replaced and located underground.

Site disturbance will be kept under 5 acres and a SWPPP has been prepared to comply with the NYS DEC SPDES General Permit for Stormwater Discharge from Construction Activity. The location and construction of SSDS(s) and well(s) will be coordinated and permitted with the WCHD. A representative from the WCHD has witnessed septic testing on the site. Testing for stormwater management features will also be witnessed by a representative from the Town Engineers' office.

Environmental Site Features

Wetland Location and Determination

The site was investigated for the presence of Regulated Wetlands on December 2, 2020, and on March 4, 2021, by Jay Fain, Certified Soils Scientist (Appendix 1). In North Castle, Wetlands are regulated under Chapter 340 – the town Wetland and Watercourse Protection Law and are defined "as those areas that have a predominance of hydric soils and/or are inundated or saturated by surface water or groundwater at a frequency and duration sufficient to support, and under normal circumstances do support, a prevalence of hydrophytic vegetation typically adapted for life in saturated soil conditions. Wetlands possess three essential characteristics: hydrophytic vegetation, hydric soils, and wetland hydrology.

Wetlands were field marked with sequentially numbered orange surveyors' tape and subsequently located by the project surveyor for inclusion on the property survey and plan sheets. The Town Wetland and Watercourse Law requires inspection and validation of the on-site wetland delineation by a representative of the Town Engineers' office. Matt Norden has been contacted to perform this inspection and confirmation of his inspection will be provided.

In New York State, certain wetlands (over 12.4 acres in size) are regulated by the NYS DEC under Article 24 of the Environmental Conservation Law. NYS Freshwater Wetlands are as shown on the freshwater wetlands map and the outer boundaries are generally defined by vegetation. On the 263 Bedford Banksville Road site, a portion of NYS DEC Wetland K-4 extends onto the site (Exhibit 2). The NYS DEC wetland is essentially the western edge of the east branch of the Mianus River. In accordance with NYS DEC regulations, the boundaries of the wetland must be confirmed by a representative of the NYS DEC. The NYS DEC representative, Josh Fisher, confirmed the location of the NYS DEC wetland boundary on June 8, 2021. Also, in accordance with NYS DEC regulations, a surveyed map of the wetlands along with the appropriate validation block signed by the NYS DEC representative is required. A copy of the signed map has been provided to the Town upon receipt by the applicant.

In accordance with the Town and State Wetland Protection Laws, a permit is required for any regulated activity within wetlands or the regulated adjacent area (generally 100 feet but up to 125 feet under Town Law if the adjacent area is located on steep slopes). The Applicant has taken great care to avoid any activity that would disturb wetlands or the adjacent area, and **no** wetland activity permit is sought or required for this action.

Trees

The removal of trees on residential private property is regulated under Chapter 308, Article II of the Town code. In general, removal of any significant tree (greater than 24 inches DBH) of the removal of more than 10 trees in any calendar year on any lot require tree removal permit. Since Site Plan Approval is required, the Planning Board is the approving authority. Also, since other permits are involved, this is considered a major project.

Trees on the site in proposed areas of disturbance of other activities were located and inventoried in the field by Jay Fain & Associates and subsequently survey located by the project surveyor. All trees were given a distinct numerical identifier, identified by species, measured for DBH, and evaluated by canopy position and overall health and vigor. Of the 476 number of trees identified, 429 trees will be removed. Of these removal trees, 92.8% (398) are Black Locust. (See Tree Survey Appendix 2)

The reason or rationale for the tree removal is two -fold. In the first instance, tree removal will be necessary to place the improvements proposed on the property especially the expanded dressage riding area, the new hunter/jumper outdoor arena and the proposed paddock areas. However, the primary reason for removal of most of the trees is for more pragmatic reasons. The 263 Bedford Banksville Road site is an old agricultural site which has been allowed to revert through the process of forest succession to a more wooded stage. In this instance, the dominant woody vegetation on the site is black locust (*Robinia pseudoacacia)*. Black Locust is an early successional species and often is one of the first plants to colonize old agricultural fields once they have been abandoned from regular agrarian use.

Black Locust, while native to the US, has been historically found east of the Mississippi and south of Pennsylvania. Over time, its range has expanded to the northeast, most likely because its wood was valued by farmers for its resistance to rot. In New York State, Black Locust is considered an invasive species and the NYS DEC has addressed this condition but adding Black Locust to its list of prohibited and regulated plants. Black Locust is considered an invasive, noxious plant because it colonizes old fields early and quickly outcompetes other more desirable native species that have higher ecological benefits such as food and habitat for wildlife (See Tree Survey Appendix 2, Lower Hudson PRISM Report). Another drawback of Black Locust is, that as an early pioneer species, it grows quickly but is short lived. As it matures, the crown quickly declines and with shallow, limited root systems, these trees are problematic because they are susceptible to wind throw, making them a potential hazard to people and property. On the 263 Bedford Banksville Road parcel, the establishment of the Black Locust dates to approximately 1960 (See Aerial Photo, Appendix 1) making most, if not all the trees, around 70 years old. Therefore, most of the Black Locusts are either in of poor vigor and in either severe decline or dead. For these reasons, the removal of the black locust groves would improve existing environmental conditions by both eliminating a potential hazard and by providing opportunities for beneficial plants like pollinators, to recolonize areas of the site.

Critical Environmental Area

The 263 Bedford Road site is adjacent to and contains a portion of a designated *Critical Environmental Area* (Exhibit 4). Critical Environmental Areas (CEA) are areas in the state which have been designated by a local or state agency to recognize a specific geographical area with one or more of the following characteristics:

- A feature that is a benefit or threat to human health;
- An exceptional or unique natural setting;
- An exceptional or unique social, historic, archaeological, recreational, or educational value; or
- An inherent ecological, geological, or hydrological sensitivity to change that maybe adversely affected by any physical disturbance.

A CEA designation serves to alert project sponsors to the agency's concern for the resources contained within the CEA. In this particular instance the CEA encompasses the Mianus River and portions of the adjacent Westmoreland Sanctuary (Exhibit 5) and is designated a CEA because of its exceptional or unique natural setting.

Due to the presence of onsite wetlands and the regulated adjacent area, most activities in the CEA will be avoided. However, some activity will take place in the CEA including stable construction, enlargement of and construction of the outdoor riding rings and paddock establishment. Construction with the CEA is not prohibited, the purpose of the CEA is to inform the project sponsor of the Agency concern. In this instance the CEA is on private property but that portion of the CEA that may be viewed from the adjacent parkland will be preserved insuring the exceptional or unique character of the CEA viewed by the public will be largely left intact.

Archaeological Resources

The Short Environmental Assessment Form prepared for the 263 Bedford-Banksville Road property using the NYS DEC EAF Mapper application identified the location as "in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory." An initial consultation with the SHPO disclosed that archaeological resources could be present on the property. Further investigation into potential archaeological resources on the property therefore is required to comply with NY State Department of Environmental Conservation (DEC) permitting requirements. It should be noted that, to avoid disturbance or theft to archaeological sites, SHPO does not disclose the exact location or nature of sensitive sites to the general public.

To identify any potential archaeological sites on the 263 Bedford-Banksville Road property, the owner engaged the well-known and well-regarded cultural resources firm Historical Perspectives, Inc. (HPI). HPI indicated that the SHPO's Cultural Resources Information System (CRIS) database shows that the archaeological resource of interest is a New York State Museum (NYSM) Native American site

recorded in the 1920s as “traces of occupation” along the Mianus River, which borders the property. CRIS maps the NYSM site to include a large buffer zone beyond the original site location; as such much of the Mianus River and its banks over an approximately two-mile length are included in the site location.

HPI has undertaken an initial Phase 1A Archaeological Assessment of the 263 Bedford-Banksville Road property and has recommended additional field investigations as part of a Phase 1B Archaeological Investigation (Exhibit 3). This archaeological field testing will need to be completed and SHPO concurrence received, in order to obtain DEC approval prior to construction.

Conformance with Zoning Section 355-40 D

D. Additional horses. Where more than two horses are kept, the following additional requirements shall be met:

1. Use. Horses shall be solely for the noncommercial use and enjoyment of residents and their guests and no for-profit horse shows shall be permitted.

   The 263 Bedford Banksville Road property is for the non-commercial use of Kent Farrington and guest and no for-profit horse shows are proposed or will be permitted.

2. Special setback requirements. All buildings and grazing and exercising areas shall be set back from adjacent residential property boundaries at least twice the minimum distance required for residential buildings in said district, except that the Town Board may either increase or decrease this setback requirement because of relationships to neighboring properties, topography or the installation of buffer, landscaping and/or fencing. In no case, however, shall the minimum setback from adjacent residential property boundaries be less than 25 feet.

   The 263 Bedford Banksville Road property is an existing horse farm and pre-dates current zoning. The existing paddocks and indoor riding arena are to be maintained in their current configurations although additional landscaping in the form of screening trees will be installed along north side of the current indoor arena.

   New facilities, including the 16-stall stable are to be located so as to comply with Section 355-40 D. 2. However, the applicant is requesting that the new 15 x 300 outdoor ring be allowed to be placed 50 feet from the southern property line. There are several reasons for this request. First, the current conditions in this area are conducive to the placement of the ring as the proposed site is nearly level and partially cleared of trees. The new ring in not a structure and therefore will not have any visible above ground features. No lighting or sound system is proposed. Finally, screening trees will be installed between the proposed ring and the property line. For these reasons, we request the Town Board allow the placement of the outdoor ring within the special setback.

3. No less than one acre of land shall be available for each additional horse.

The property is 21.6 acres. Two horses are allowed as per "right" and an additional horse is allowed per full acre for a total of 23 horses. The requested special use permit is for 23 horses which complies with this Section.

Permitted grazing and exercising areas. Horses must be fenced and shall not be permitted to graze, exercise or in any way intrude into any areas designated as controlled areas under Chapter **340**, Wetlands and Watercourse Protection, of the Town Code.

The 263 Bedford Banksville Road property is an existing horse farm and pre-dates current wetland regulations. A portion of the existing paddocks near Bedford Banksville Road are within the 100-foot adjacent areas to locally regulated wetlands and are proposed to be maintained in their current configuration at the discretion of the Town Board and Planning Board. All new facilities are to be located to comply with the Town Wetland and Watercourse Law and ***no activities within wetland or the regulated adjacent are proposed.***

4. Grooms' quarters. Apartments may be provided for grooms and any other employee required to manage the horses to be stabled on the site. Such apartments shall be used only by such employees and occupied only during that period of the year when horses are stabled on the site. There shall be no more than one bedroom for every five horses stabled on the site. To the maximum extent practicable, the arrangement of such apartments shall be so designed so that kitchen and bathroom facilities are shared in common.

   Although, up to 4 grooms' quarters can be permitted, the Applicant is only proposing a single grooms' quarters that will be located in the converted existing one and half story shed. The use will be seasonal and generally will be from April 15th until October 15th.

5. Additional application requirements. In addition to the general application requirements for special permit uses specified above, the application for additional horses shall contain the following:

   a) The designation of areas where existing vegetation will be cleared for grazing and/or exercising areas. The type of grasses and other vegetation to be replanted in these areas for grazing will be described. A planting schedule should also be provided.

      Most of the existing paddock areas are well established and only one new paddock will be added under the current plan of development. Establishment and management of paddocks will be in accordance with the NRCS publication New Jersey, Pasture Management Guide for Horse Owners (Appendix 4). This publication provides a comprehensive overview for the establishment management and rotation for paddock areas and will be the primary resource for paddock management. It should be noted that paddocks on this property are generally to be used for turn-out and are not the primary source of food for the horses.

   b) The designation of areas for the storage of manure and other materials that could negatively affect air quality and surface water and groundwater quality. The method of such storage will also be described. If off-site disposal of such materials is proposed, the location of the off-site disposal area should be specified. No storage of manure shall be

permitted to exceed 10 cubic yards in quantity or be located within 100 feet of a property line, watercourse or controlled area.

All manure will be collected and disposed of in an approved off-site location by a NYS licensed carter, as yet to be determined. Manure and soiled bedding will be collected on a daily basis and deposited in a 30-yard sealed container located adjacent to the 16-stall barn. The 30-yard container will be emptied on a weekly basis or more frequently if required.

Manure from paddocks will be collects on a minimum of a weekly interval or more frequent if needed. No manure will be stored within 100-feet of a property line or Wetland or watercourse and no manure will be stored on the property other than that contained in the 30- yard container slated for weekly disposal.

c) All feed shall be stored in rodent proof containers.

Feed will be delivered on a weekly basis to minimize the amount needed to be stored on-site. All feed will be stored in rodent-proof metal containers.

d) A detailed management plan specifying the number of horses and the planned schedule over the course of the year when horses will be kept on the site. The management plan should discuss the potential impacts on the environment of keeping the proposed number of horses and the method to mitigate those impacts. This requirement may be waived at the discretion of the Town Board.

This narrative has been prepared to help the Town Board and Planning Board evaluate the existing environmental conditions, potential impacts and measures proposed to mitigate and potential impacts on the environment from keeping the 23 horses on the 263 Bedford Banksville site. A detailed Horse Management Plan has also been prepared and is attached as Appendix 4 of this narrative.

e) A detailed plan of the proposed stables showing the use of floor space by type of use and floor level.

In accordance with Chapters 355, Article VII Section 355 -34 and Section 355-40 D. of the Town of North Castle Zoning Ordinance, elevations and floor plans of all proposed buildings are required and have been provided by the Applicant. The applicant notes that as part for the Site Plan Review process, approval from the Town of North Castle Architectural Review Board is also required.

Summary

The owner, Kent Farrington LLC, of the 21.6-acre, 263 Bedford Road parcel is proposing to keep 23 horses in accordance with Chapter 355 40 D. of the Town of North Castle Zoning Ordinance. The existing property has been in continual use as an equine facility with stables for 16 horses since at least 1972.The use shall be solely for the noncommercial use and enjoyment of Kent Farrington and his guests and no for-profit horse shows shall be permitted. Existing buildings will be either renovated or removed and a new 2-bedroom primary residence and on- bedroom grooms' quarters

will be constructed. In so much as practical, minimum zoning setback have been maintained on the property and in accordance with the Town of North Castle Wetland and Watercourse Law no activities are proposed in wetlands or within 100 feet of the regulated resources. The property contains portions of the 100-year floodplain from the Mianus River. Although no activities are proposed in these areas, a Flood plain Development Permit is required and will be obtained prior to construction. All other Local, State and Federal regulations will be complied with. The Applicant has prepared a Horse Management Plan to guide the Owner in the basics of the farm management including manure management and removal, paddock management, and the proper storage of have and feed to avoid rodent pests and vermin. The applicant has considered the existing environmental conditions, potential impacts and has proposed measures to mitigate any potential impacts on the environment from the keeping of the 23 horses on the 263 Bedford Banksville site.

Respectfully Submitted

Jay J. Fain
July, 2021

Exhibits

Mapping Westchester County

District Boundaries

Municipal Boundaries

EXHIBIT 1A	
WESTCHESTER GIS AERIAL LOCATION MAP	
JAY FAIN & ASSOCIATES, *LLC* *Environmental Consulting Services* 2000 Post Road Suite 201, Fairfield, CT 06824 203-254-3156 jfassociates@optonline.net	DATE 7.2021

0 220 440 880 ft

1:4,514 May 20, 2021

N

GIS

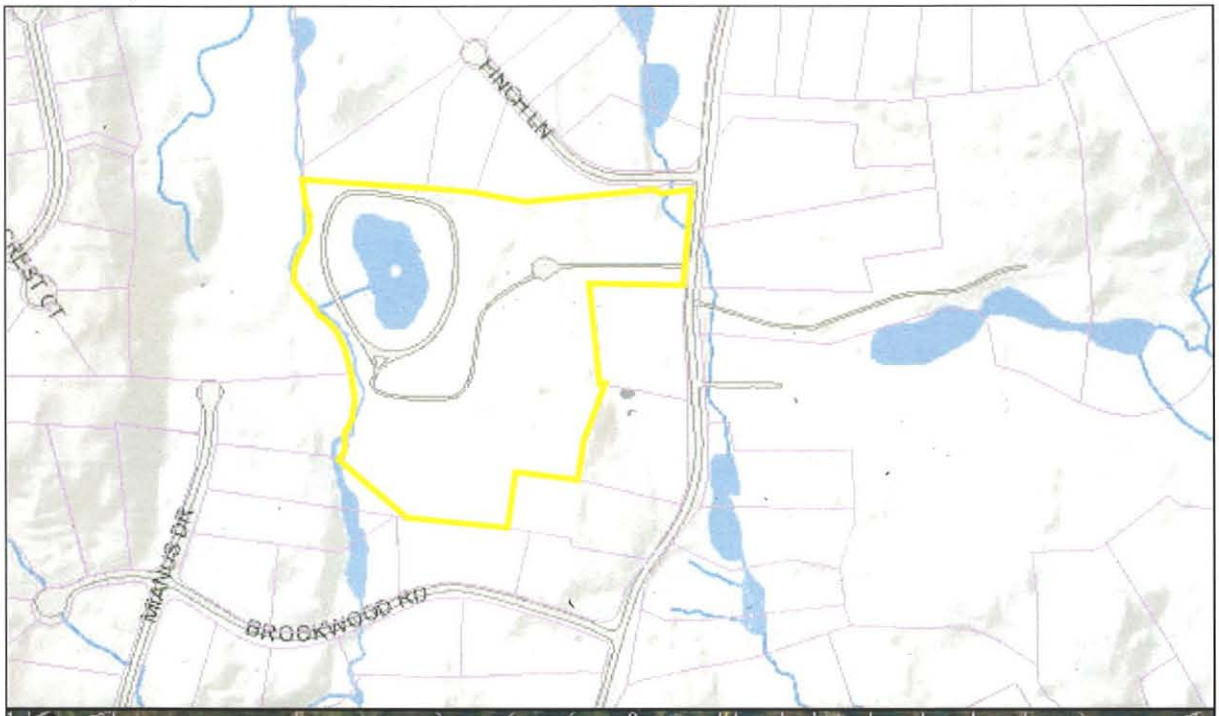
http://giswww.westchestergov.com

Michaelian Office Building
148 Martine Avenue Rm 214
White Plains, New York 10601

Tax Parcel Maps

Address: 263 BEDFORD BANKSVILLE RD

Print Key: 95.03-2-56 **SBL:** 09500300020560000000



Disclaimer:
This tax parcel map is provided only, and should not be relied u use of this GIS mapping systen **NOT** be interpreted as or used surveys or deeds. For more inf

nd planning purposes
ms any liability from the
ty line location and should
st be obtained from

EXHIBIT 1B	
WESTCHESTER GIS TAX PARCEL MAP	
JAY FAIN & ASSOCIATES, *LLC* *Environmental Consulting Services* 2000 Post Road Suite 201, Fairfield, CT 06824 203-254-3156 jfassociates@optonline net	DATE 7.2021

Councilman Baroni resolved, seconded by Councilman Lander that Carol Lascari of Windmill Farm be and hereby is appointed as Court Clerk for the Town of North Castle effective as of December 15, 1972 at a rate of pay of $4.00 per hour and to serve at the pleasure of the Town Board and it is further resolved that Mrs. Lascari and County Personnel Office be so notified.

The vote on this resolution was unanimous as follows:
Ayes: Councilmen Baroni, Lander, Balliett, Bancroft and Supervisor Lombardi.
The Supervisor declared the resolution duly adopted.

Councilman Baroni resolved, seconded by Councilman Lander that Frederick Wright be and hereby is appointed as Chairman of the Town Recreation Board.

The vote on this resolution was unanimous as follows:
Ayes: Councilmen Baroni, Lander, Balliett, Bancroft and Supervisor Lombardi.
The Supervisor declared the resolution duly adopted.

A letter dated November 29, 1972 from James Fulton of Fairfield, Connecticut was read thanking the Police Department for the assistance given in an automobile emergency. The letter was received and referred to the Police Department on the duly adopted motion of Councilman Lander.

A letter dated November 27th, 1972 from Supervisor Russo of the Town of Greenburgh was read acknowledging receipt of Supervisor Lombardi's stand in opposition to the possible location of a U.D.C. Housing Site on the Alfredo Nursery Property. The letter was received and filed on the duly adopted motion of Councilman Lander.

The Town Clerk was instructed, on the duly adopted motion of Supervisor Lombardi, to prepare a citation resolution for Wallace C. Doud of Windmill Farm as one of North Castle's outstanding citizens being honored by B'nai B'rith for the Annual Youth Services Award.

After consultation with Patricia Dobaney, her architect and her builder on the rejection by the Architectural Board of Review of her plans for a private use indoor horse riding ring and recreation building and upon the advice of the Town Attorney that such use is a permitted use under Section 421 of the Residential Use Provision of the Zoning Ordinance, Councilman Balliett resolved, seconded by Councilman Bancroft that the desicision of the Architectural Board of Review in denying approval of such plans be and hereby is reversed and it is further resolved that a building permit for stated construction of a private riding ring be and hereby is authorized and granted.

The vote on this resolution was unanimous as follows:
Ayes: Councilmen Balliett, Bancroft, Baroni, Lander and Supervisor Lombardi.
The Supervisor declared the resolution duly adopted.

The Town Clerk was instructed to send a letter of sympathy and condolence from the Town Board to Anthony D'Alessandro on the occasion of the death of his wife, Mary.

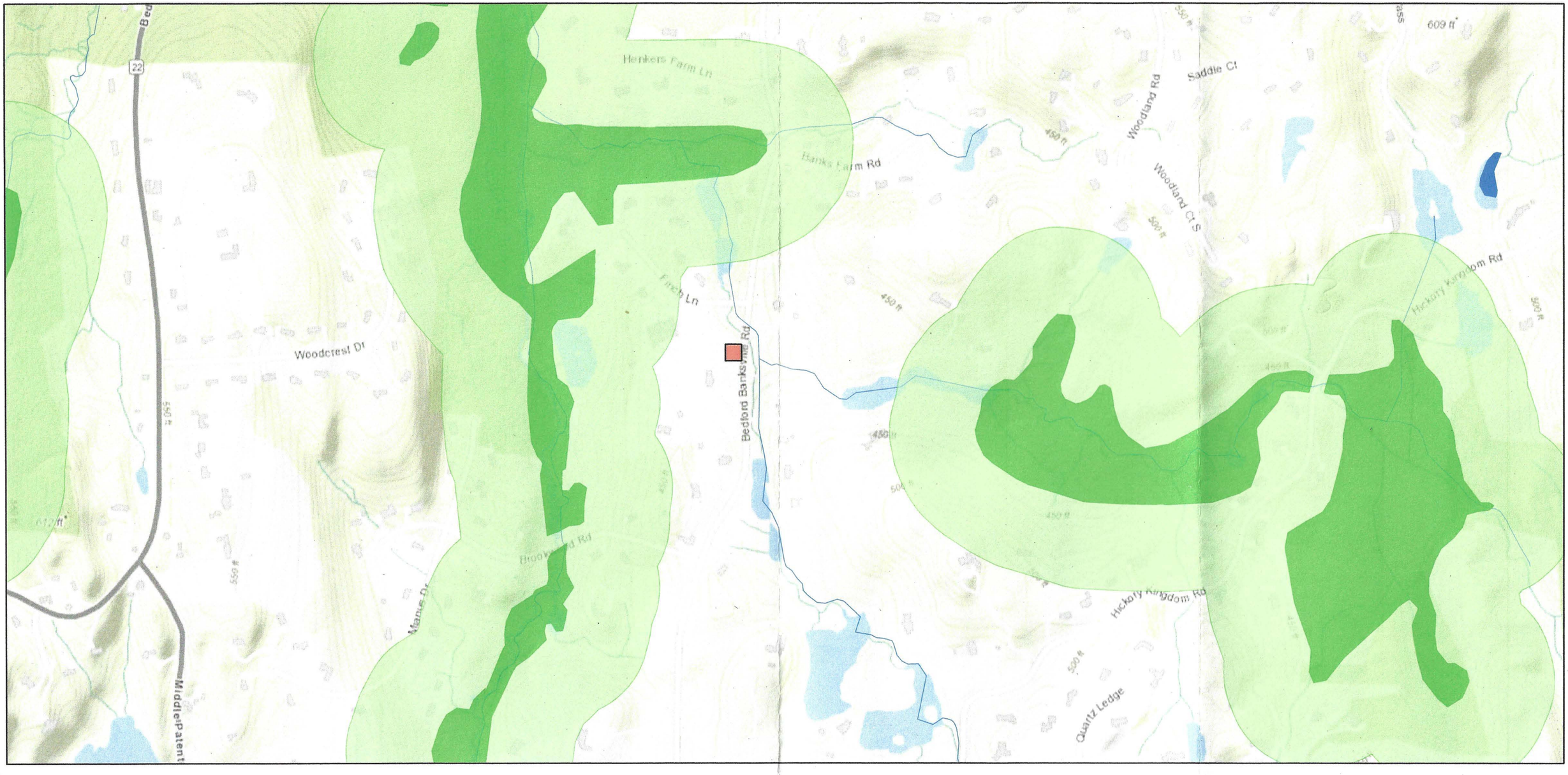
The Town Board audited and approved for payment Claims numbered 1642 to 1736 inclusive, totaling $30,562.23 as indicated on Warrant No. 20.

The Supervisor declared the meeting adjourned at 10:30 o'clock p.m. on the duly adopted motion of Councilman Lander.

Jos. T. Miller - Town Clerk

EXHIBIT 2	
TOWN BOARD APPROVAL- HORSE USE DATED 11/30/1972	
JAY FAIN & ASSOCIATES, *LLC* *Environmental Consulting Services* 2000 Post Road Suite 201, Fairfield, CT 06824 203-254-3156 jfassociates@optonline.net	DATE 7.2021

263 Bedford Banksville Raod



June 10, 2021

1:9,028

0 0.07 0.15 0.3 mi

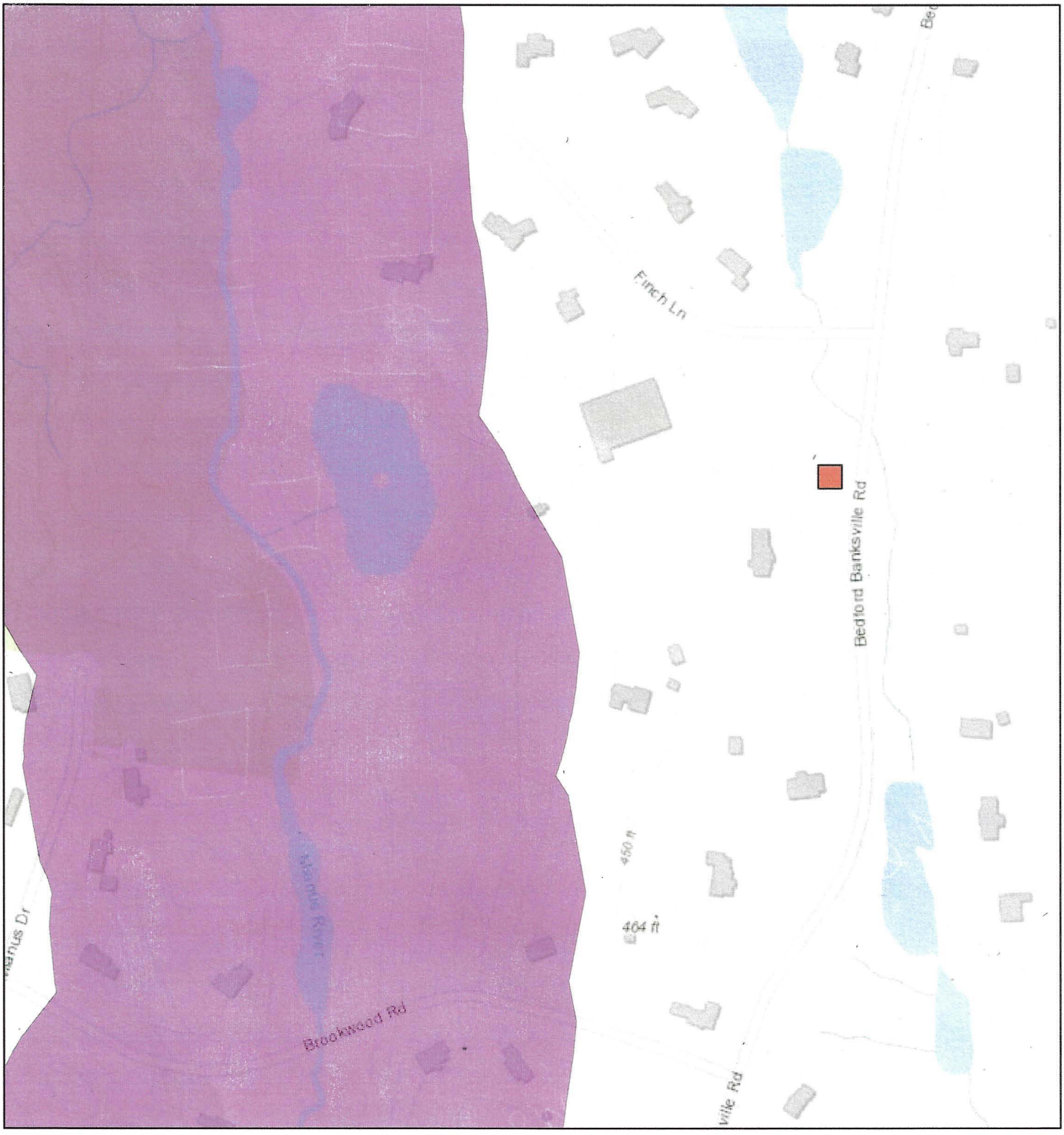
0 0.13 0.25 0.5 km

Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

NYS Department of Environmental Conservation
Not a legal document

EXHIBIT 3	
NYS DEC WETLAND MAP	
JAY FAIN & ASSOCIATES, *LLC* *Environmental Consulting Services* 2000 Post Road Suite 201, Fairfield, CT 06824 203-254-3156 jfassociates@optonline.net	DATE 7.2021

CEA -263 Bedford Banksville Road



June 15, 2021

1:4,514

0 0.03 0.06 0.11 mi

0 0.04 0.09 0.18 km

Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

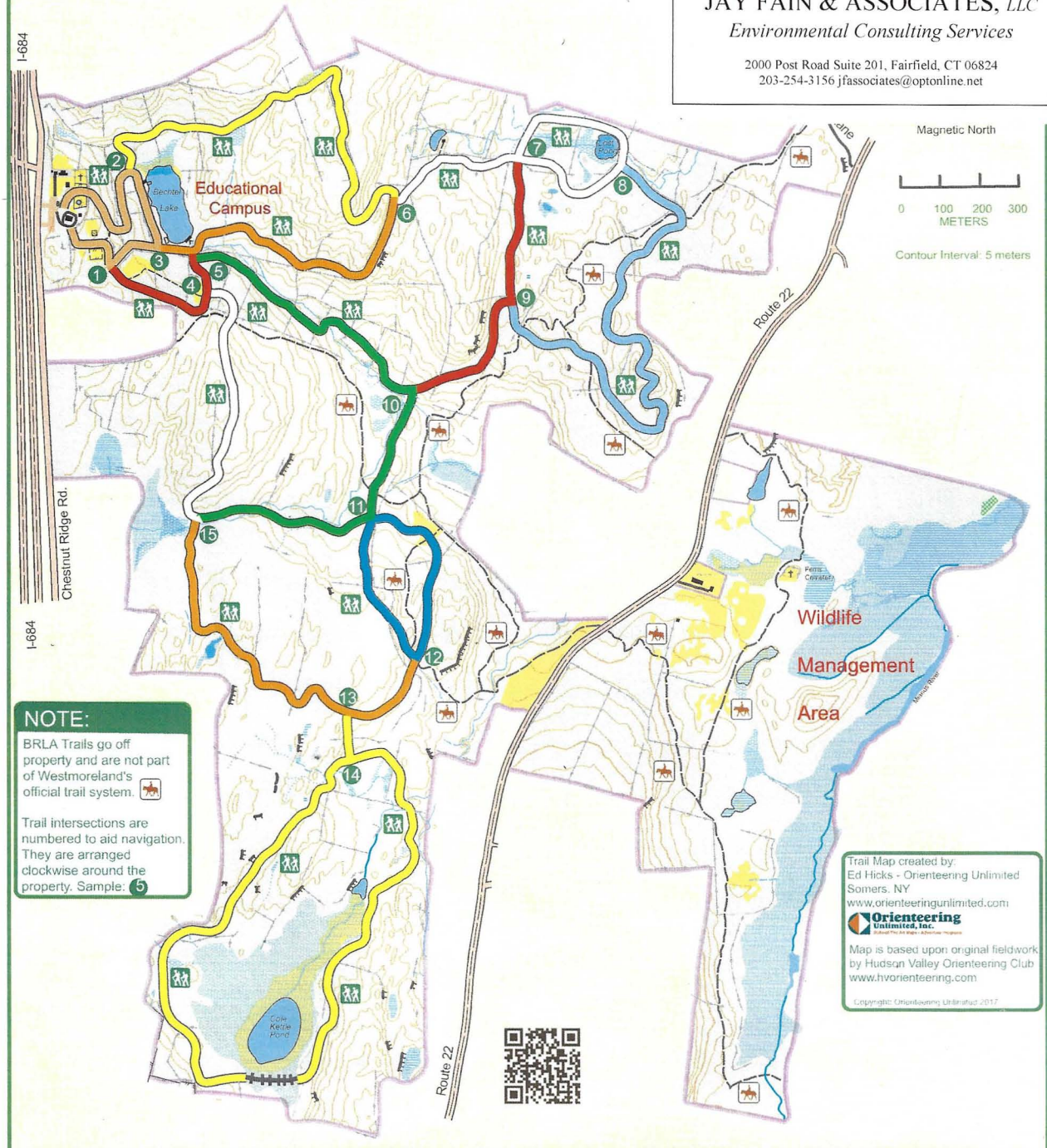
NYS Department of Environmental Conservation
Not a legal document

EXHIBIT 4	
NYS DEC CRITCAL ENVIRONMENTAL AREA MAP (CEA MAP)	
JAY FAIN & ASSOCIATES, *LLC* *Environmental Consulting Services* 2000 Post Road Suite 201, Fairfield, CT 06824 203-254-3156 jfassociates@optonline.net	DATE 7.2021

Westmoreland Sanctuary Trail Map

260 Chestnut Ridge Rd. Mt Kisco, NY 10549
914-666-8448 www.westmorelandsanctuary.org
info@westmorelandsanctuary.org

EXHIBIT 5	
WESTMORELAND SANCTUARY TRAIL MAP	
JAY FAIN & ASSOCIATES, *LLC* *Environmental Consulting Services* 2000 Post Road Suite 201, Fairfield, CT 06824 203-254-3156 jfassociates@optonline.net	DATE 7.2021



NOTE:

BRLA Trails go off property and are not part of Westmoreland's official trail system.

Trail intersections are numbered to aid navigation. They are arranged clockwise around the property. Sample: 5

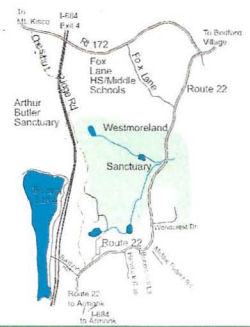
Trail Map created by:
Ed Hicks - Orienteering Unlimited
Somers, NY
www.orienteeringunlimited.com
Orienteering Unlimited, Inc.

Map is based upon original fieldwork by Hudson Valley Orienteering Club
www.hvorienteering.com

LEGEND

- Building
- Paved area
- Paved Road
- Boardwalk
- Fences
- Stonewall
- Contour line
- Pond, Stream
- Wetlands
- Major Rockface
- Westmoreland Boundary
- Clearings/Fields
- Woodland
- Hiking trails/BRLA Horse Trails

LOCATOR MAP



TRAIL KEY

- Brookside Trail - (Green) .44 mi.
- Catbird Trail - (Red) .25 mi.
- Chickadee Trail - (Orange) .43 mi.
- Cole Kettle Trail - (Yellow) 1.56 mi.
- Easy Loop Trail - (Tan) .48 mi.
- Fox Run Trail - (Red) .41 mi.
- Hemlock Trail - (Orange) .55 mi.
- Laurel Trail - (Blue) .48 mi.
- Lost Pond Trail - (White) .62 mi.
- Sentry Ridge Trail - (Blue) .83 mi.
- Spruce Hill Trail - (White) .38 mi.
- Veery Trail - (Green) .39 mi.
- Wood Thrush Trail - (Yellow) .73 mi.
- BRLA Horse Trails

DiMarzo & Bereczky

Land Surveying | Engineering | Permitting

Stormwater Pollution Prevention Plan (SWPPP)

Owner & Operator:

Kent Farrington, LLC
c/o Carol Deangelis
15564 Sunnyland Lane
Wellington, FL 33414

Project Location:

Kent Farrington, LLC
263 Bedford Banksville Road
Bedford, NY 10506
(Town of North Castle Municipality)

SWPPP Preparer:

DiMarzo & Bereczky Inc.
191 Lloyd Drive
Fairfield, CT 06825

Karl H. Weed, P.E.
Registration #075685

SWPPP Preparation Date:

Initial Date: 7/27/2021

Project Dates:

Estimated Start Date: 10/04/2021
Estimated Completion Date: 9/30/2022

Contents

SECTION 1: SITE EVALUATION, ASSESSMENT, AND PLANNING

1.1 Project/Site Information

Project/Site Name: Farrington

Project Street/Location: 263 Bedford Banksville Road

City: North Castle State: NY ZIP Code: 10506

County: Westchester

Latitude/Longitude

Latitude: 41° 10' 01" N Longitude: 73° 39' 32"'' W

Method for determining latitude/longitude: U.S.D.A. National Resources Conservation Service

NPDES project or permit tracking number: T.B.D.

1.2 Contact Information/Responsable Parties

Owner & Operator:

Kent Farrington, LLC c/o Carol Deangelis
15564 Sunnyland Lane
Wellington, FL 33414
(248) 249-2662

SWPPP Preparer:

DiMarzo & Bereczky, Inc.
Louis DiMarzo, P.E.
191 Lloyd Drive
Fairfield, CT 06825
(203) 857 4110
Fax: (203) 857 4110

Project Manager or Site Supervisor: T.B.D.

Subcontractor(s): T.B.D.

Emergency 24-Hour Contact: T.B.D.

1.3 Introduction

Kent Farrington LLC is the property owner of 263 Bedford Banksville Road in Bedford. The lot is 21.6 acres. The parcel is on the west side of Bedford Banksville Road approximately 300 feet south of its intersection with Finch Drive. An orientation map may be found on drawing sheet C-1. The property is currently developed as an equestrian estate. The owner is proposing to raze the principal dwelling and construct a new single-family residence with a terrace and a new drive court. An existing shed shall be renovated as a studio grooms quarters. The existing indoor riding area building shall be renovated. A new sixteen (16) horse stall barn is proposed. An existing paddock shall be expanded, and a new paddock is proposed.

The area of disturbance for the proposed project improvements is 4.6 acres. A majority of the work will be done within the previously developed portion of the site. The project surveyor is T.C. Merritts, and the survey is listed below. Reference is made to the following site design drawings prepared by DiMarzo & Bereczky, Inc.

Topographic of Property prepared for Kent Farrington LLC, dated 6/21/2021

C-1 Site Development Plan, dated 7/27/2021

C-2A Site Plan – 2A, dated 7/27/2021

C-2B Site Plan – 2B, dated 7/27/2021

C-3 Erosion & Sediment Control Plan, dated 7/27/2021

C-4 Notes & Details, dated 7/27/2021

C-5 Details-1, dated 7/27/2021

C-6 Gross Land Coverage Plan, dated 7/27/2021

1.4 Existing Conditions

The property at 263 Bedford Banksville Road is 21.6 acres and lies within the R-4A Zone. The property is currently developed with a single-family dwelling, sheds, barns, indoor riding area building, paddocks, and conventional utility services.

The Mianus River is the western boundary of the lot. It flows from south to north. A pond is located within the northwest portion of property and within 110 feet from the river. Separately, a stream is located within the northeast corner of the property. It flows from its eastern culvert underneath Bedford Banksville Road to the north towards its culvert with Finch Drive. NYSDEC

wetlands are located along the western boundary and associated with the Mianus River. Local wetlands are adjacent to the pond. Additionally, local wetlands are along the stream in the northeast of the property. The wetland investigation and delineation was prepared by Jay Fain & Associates, LLC. Their findings are published in a report titled, "Soils Mapping & Wetland/Watercourse Delineation for 263 Bedford Banksville Road, North Castle, NY 10506" dated 3/04/2021. This report is in Appendix A. The property is tributary to the Mianus River Watershed. Both the western and northeast portions of the site lie within the 100-year flood plain per the Federal Emergency Management Agency (FEMA). The FEMA Flood Insurance Rate Map dated 9/28/2007 is in Appendix B.

The site soils in the central and more developed portion of the property consist of Chatfield-Charlton complex and Chatfield-Charlton fine sandy. The site soils within the western portion of the site are classified as Riverhead loam with areas of Udorthents around the pond. The northeast area along the stream contains Leicester loam soils. These classifications are identified by the U.S. Department of Agriculture (USDA) Natural Resource Conservation Service (NRCS) soils map for Westchester County. The NRCS soil survey is in Appendix C. The hydrological soils classifications are primarily type B for the eastern half of the property. The western half is split between type A and D. Refer to Appendix C for a depiction of the hydrological soil classifications.

1.5 Pre-Construction Drainage Analysis

There is a central ridge with a north-south axis on the property. Thus, the site drains in two directions. A larger portion of the site drains to the west towards the pond and the Mianus River via overland flow. This is the West Basin at 16.49 acres. The remaining areas drain with overland flow towards the northeastern stream. This is the East Basin at 5.13 acres.

The West Basin contains gravel and dirt roads, the house, lawn, a barn, paddocks, wooded areas, meadow, and a pond. The East Basin contains gravel drives, sheds, indoor riding area building, paddocks, meadow, some lawn, and wooded areas.

Refer to Table 1 below for information on the existing drainage basin.

Table 1 - Existing Conditions Basin

Existing Conditions			
Basin	Area (ac)	CN	Tc (min.)
Ex West	16.49	67.90	20.2
Ex East	5.13	72.95	13.7

1.6 Post-Construction Drainage Analysis

Under proposed conditions the site drains to the same discharge points as it does under existing conditions. The proposed improvements will increase onsite impervious coverage by 11,368 square feet (SF). The Eastern Basin has an impervious surface reduction of 4,665 SF. The Western Basin has an impervious surface increase of 16,033 SF. For this drainage study, gravel roads are considered as impervious surfaces for both existing and proposed conditions.

Two (2) infiltration systems are proposed in the West Basin. The systems will service to treat the water quality volume generated by the proposed impervious coverage. They will also serve to mitigate peak flow rates of runoff generated by the 25-year storm event. The peak flow rates leaving the site will be equal to or less than existing conditions.

Under proposed conditions, the Western Basin is divided into three (3) sub-basins. The West-1 and West-2 sub-basins are associated with the infiltration systems. The remaining areas are within the West Bypass.

Refer to Table 2 below for information on the proposed drainage basins.

Table 2 - Proposed Drainage Basins

Proposed Conditions						
Basin	Area (ac)	CN	Sub-Basin	Area (ac)	CN	Tc (min.)
Pr West	16.54	68.02	West Bypass	16.27	67.52	20.2
			West-1	0.13	98.00	5.0
			West-2	0.14	98.00	5.0
Pr East	5.08	72.52	East	5.08	72.52	13.7

The runoff for the West-1 basin is captured by roof gutters and roof leaders for the new barn. It's piped to the proposed infiltration system designated as BMP-1. It is located near the western edge of the central paddock and south of the barn. The system will consist of ten (10) Cultec Recharger 330XLHD chamber units and crushed stone. The system shall have a high-level discharge controlled by an 18"x18" area drain grate. The system's elevation and exfiltration rate are based on deep test pit TP#D-7 and field infiltration test PH#D-7 respectively. A conservative exfiltration rate of 10 inches per hour is applied in relation to the very fast field rate.

The runoff for the West-2 basin is captured by roof gutters and roof leaders for the reconstructed house. Also, area drains in the new adjacent terrace patio shall capture runoff and convey it with pipes to the proposed infiltration system designated as BMP-2. It is located in the rear lawn area of the house. The system will consist of ten (10) Cultec Recharger 330XLHD chamber units and crushed stone. It shall have a high-level discharge controlled by an 18"x18" area drain grate. The system's elevation and exfiltration rate are based on deep test pit TP#D-3 and field infiltration test PH#D-3 respectively. A conservative exfiltration rate of 10 inches per hour is applied in relation to the very fast field rate.

1.7 Runoff Calculations

Runoff for the drainage analysis is calculated using the computer program HydroCAD version 10.0 produced by HydroCAD Software Solutions, LLC. The 24-hour rainfall depth for the 25-year

storm event is 6.42". The method used is USDA, NRCS TR-20, and the rainfall distribution is defined as Type III.

Weighted curve numbers were determined for each sub-basin based on hydrologic soil type and land cover. Land cover information was determined from aerial photographs and field inspection. Hydrologic soil groups were obtained from the Soil Survey of Westchester County, NY prepared by the USDA, NRCS.

The storage within the proposed infiltration systems and their outlets has been modeled as a part of this drainage study. Refer to Appendix D for drainage maps, water quality calculation and HydroCAD analysis. Table 3 and Table 4 below show a comparison of existing and proposed peak runoff rates and runoff volumes for each respective study point.

Table 3 - Peak Rates of Runoff

Peak Flow (cfs)				
Study Points	Ex	Pr	Change	% Change
West	37.38	36.76	-0.62	-1.7 %
East	16.19	15.82	-0.37	-2.3 %

Table 4 - Runoff Volume Rates

Runoff Volume (cubic-ft)				
Study Points	Ex	Pr	Change	% Change
West	173,340	170,518	-2,822	-1.6 %
East	63,792	62,392	-1,400	-2.2 %

Because peak runoff flow rates and runoff volumes are mitigated and the first 1.4" of rainfall will be infiltrated, the rate of downstream erosion will be unaffected by this project.

SECTION 2: EROSION AND SEDIMENT CONTROL BMPS

2.1 Minimize Disturbed Area and Protect Natural Features and Soil

Limiting the amount of disturbance and limiting the amount of time areas are disturbed are the best controls for limiting erosion on the construction site. The Erosion and Sediment Control Plan C-3 depicts the proposed limits of disturbance for the site. The total temporary construction disturbance is 4.6 acres. Most of this disturbance is within areas previously disturbed by the prior development of the lot.

Due to project's disturbance being greater than 5,000, the designated responsible party of this SWPPP must obtain coverage under the New York State Pollution Discharge Elimination System (SPDES) General Permit for Stormwater Discharges from Construction Activity (GP-0-20-001). A Notice of Intent (NOI) shall be submitted electronically to the NYSDEC online NOI. A MS4 SWPPP acceptance form shall be completed, approved and submitted to the NYSDEC.

2.2 Construction Phasing

- Phase 1: Preparation (1 week)
  - The inspecting engineer shall meet with the contractor and owner to review the erosion and sediment control plans and discuss any modifications.
  - Install silt fences and tracking pad for construction.
  - Install tree protection and trim limbs that may be damaged by construction.
  - Install inlet protection on existing catch basins as depicted on the plan.
  - Install a protection fence around the proposed septic leaching area and the proposed stormwater infiltration galleries.
  - Cut trees to be removed.

- Phase 2: Demolition: (2 weeks)
  - Cap-off and remove existing utilities to the house.
  - Demolish and remove existing house, sheds, stall barn, and southwest wing to the existing indoor riding building

- Phase 3: Construction of house, pool house, pool, and drive (30 weeks)
  - Excavate and construct foundation for house.
  - Excavate and construct 16 stall stable barn.
  - Rough grade the proposed gravel driveways and the asphalt drive court.
  - Construct the house and barn. Backfill foundations as soon as possible.
  - Install septic leaching trenches, tanks and associated piping.
  - Install stormwater infiltration galleries.

- Install water, electric and communication utilities
- Grade proposed paddock areas.
- Final paving for the drives and driveway.
- Maintain all sediment and erosion controls in an effective condition during the construction period.

- Phase 4: Landscaping (3 weeks)
  - Fully stabilize all disturbed areas.
  - Install seed and mulch.

- Phase 5: Clean up after all areas are stabilized (1 week)
  - Clean effected portions of off-site roads and driveways.
  - Remove accumulated silt and debris.
  - Remove temporary sediment and erosion controls.
  - Make any necessary repairs to permanent erosion and sediment controls.

2.3 Anti-Tracking Pad

Anti-tracking pads consisting of crushed stone and a geotextile foundation will be installed at the locations shown on site drawing C-3 to prevent off site transport of sediment by construction vehicles. The anti-tracking pads will be at least 50 feet long, a minimum of 12 feet wide, flared at the end closest to the paved road, and will consist of a 6-inch-thick layer of crushed stone (1"-4" inch diameter). The crushed stone will be placed over a layer of geotextile filter fabric to reduce the mitigation of sediment from the underlying soil.

The stabilized exits will be installed before construction begins on the site. The anti-tracking pads will be placed on the pavement and will remain until all areas of the site have been stabilized.

The tracking pads will be inspected weekly and after storm events or heavy use. The exits will be maintained in a condition that will prevent tracking or flowing of sediment off site or onto public roads. All sediment tracked, spilled, dropped or washed off site will be swept up immediately and hauled off-site for disposal at the appropriate disposal facility. Sediment will be swept from the anti-tracking pad weekly, or more often if necessary. If excess sediment has clogged the pad, the exit will be top dressed with new crushed stone. Replacement of the entire pad might be necessary when the pad becomes completely filled with sediment. The pad will be reshaped as needed for drainage and runoff control. Broken road pavement as a result of construction activities on roadways immediately adjacent to the project site will be repaired immediately. The stone anti-tracking pad will be removed before the subgrade of pavement is applied to the parking lot. The removed stone and sediment from the pad will be hauled off site and disposed of at the appropriate disposal facility.

2.4 Establish Perimeter Controls and Sediment Barriers

Silt fences will be installed in accordance with drawing C-3 and around any stockpiles. Silt fences will be installed by excavating a 12-inch-deep trench along the line of proposed installation. Wooden posts supporting the silt fence will be spaced 4 to 6 feet apart and driven securely into the ground; a minimum of 18 to 20 inches deep. The silt fence will be fastened securely to the wooden posts with wire ties spaced every 24 inches at the top, middle, and bottom of the wooden post. The bottom edge of the silt fence will extend across the bottom of the trench and the trench will be backfilled and compacted to prevent storm water and sediment from discharging underneath the silt fence.

The silt fences will be installed before construction begins at the site and around stockpiles once they have been established.

Silt fences will be inspected weekly and immediately after a large storm event to ensure it is intact and that there are no gaps where the fence meets the ground or tears along the length of the fence. If gaps or tears are found during the inspection, the fabric will be repaired or replaced immediately. Accumulated sediment will be removed from the fence base if it reaches one-third the height of the silt fence and hauled off-site for disposal. If accumulated sediment is creating noticeable strain on the fabric and the fence might fail from a sudden storm event, the sediment will be removed more frequently. Before the fence is removed from the project area, the sediment will be removed. The anticipated life span of the silt fence is 6 months and will likely need to be replaced after this period

2.5 Protect Existing and Proposed Storm Drain Inlets

Proposed storm drain inlets on the site will be protected from sediment by filter fabric drop inlet protection per the detail and locations on site drawing C-3. Catch basin drop inlet protection will be installed in proposed catch basins directly after installation of the proposed catch basin or area drain.

The filter fabric drop inlet protection will be inspected weekly and immediately after storm events. If the filter fabric becomes clogged with sediment, the fabric will be removed and replaced.

Storm drain inlets on the site will also be protected from sediment by a perimeter of hay bales per the detail and locations on site drawing C-3. Hay bales will be installed on-site prior to any construction activities beginning. These hay bales serve to prevent any large size particle sediment

from reaching the storm drain inlets. These hay bale perimeters will be removed once the site has been permanently stabilized.

The hay bale perimeters will be inspected weekly and immediately after storm events. If the hay bale perimeter is deteriorating or not functioning properly, it will be removed and replaced per recommendation of the site engineer.

SECTION 3: GOOD HOUSEKEEPING BMPS

3.1 Material Handling and Waste Management

Waste Materials

All waste materials will be collected and disposed of into metal trash dumpsters in the materials storage area. Dumpsters will have a secure watertight lid, be placed away from stormwater conveyances and drains, and meet all federal, state, and municipal regulations. Only trash and construction debris from the site will be deposited in the dumpsters. No construction materials will be buried on-site. All personnel will be instructed regarding the correct disposal of trash and construction debris. Notices that state these practices will be posted in the office trailer and the individual who manages day to day site operations will be responsible for seeing that these practices are followed.

Trash dumpsters will be installed once the material storage area has been established. The dumpsters will be inspected weekly and immediately after storm events. The dumpsters will be emptied weekly and taken to the appropriate disposal facility. If trash and construction debris are exceeding the dumpster's capacity, the dumpsters will be emptied more frequently.

Hazardous Waste Materials

It is not anticipated that this project will produce unusual hazardous wastes; but in an effort to prevent any unanticipated disposal of hazardous materials, then this SWPPP will address the issue as follows: All hazardous waste materials such as oil filters, petroleum products, paint, and equipment maintenance fluids will be stored in structurally sound and sealed shipping containers, within the hazardous materials storage area. Hazardous waste materials will be stored in appropriate and clearly marked containers and segregated from other non-waste materials. Secondary containment will be provided for all waste materials in the hazardous materials storage area and will consist of commercially available spill pallets. Additionally, all hazardous waste materials will be disposed of in accordance with federal, state, and municipal regulations. Hazardous waste materials will not be disposed of into the on-site dumpsters. All personnel will be instructed regarding the proper procedures for hazardous waste disposal. Notices that state these procedures will be posted in

the office trailer and the individual who manages day to day site operations will be responsible for seeing that these procedures are followed.

Shipping containers used to store hazardous waste materials will be installed once the site materials storage area has been installed.

The hazardous waste materials storage areas will be inspected weekly and after storm events. The storage areas will be kept clean, organized, and equipped with ample clean up supplies as appropriate for the materials being stored. Material safety data sheets, material inventory, and emergency contact numbers will be maintained in the office trailer.

Sanitary Waste

Temporary sanitary facilities (portable toilets) will be provided at the site throughout the construction phase. The portable toilets will be located away from a concentrated flow paths and traffic flow.

The portable toilets will be brought to the site once the staging area has been established. All sanitary waste will be collected from the portable facilities as necessary. The portable toilets will be inspected weekly of evidence of leaking holding tanks. Toilets with leaking holding tanks will be removed from the site and replaced with new portable toilets.

3.2 Establish Proper Equipment and Vehicle Fueling and Maintenance Practices

Several types of vehicles and equipment will be used on-site throughout the project, including graders, excavators, backhoes, loaders, paving equipment, rollers, and trucks and trailers. Only minor equipment maintenance will occur on-site. All equipment fluids generated from maintenance activities will be disposed of into designated drums stored on spill pallets in accordance with Part 3.1. Absorbent, spill cleanup materials and spill kits will be available at the combined staging and materials storage area.

BMPs implemented for equipment and vehicle maintenance and fueling activities will begin at the start of the project. Equipment and vehicle storage areas and fuel tanks will be inspected weekly and after major storm events. Vehicles and equipment will be inspected on each day of use. Leaks will be repaired immediately, or the problem vehicle(s) or equipment will be removed from the project site. Ample supply of spill-cleanup materials will be kept on site and will be used to clean up spills immediately and will be disposed of properly.

SECTION 4: CERTIFICATION

4.1 Certification Statement

To the best of my knowledge, and with the proper implementation of the design drawings, construction of this proposed project will not result in adverse hydraulic or hydrologic impacts on adjacent or downstream properties or drainage facilities.

APPENDIX – A

JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services

Jay Fain
Principal
elmst@optonline.net

Victoria Landau
Principal, ASLA
vplandau@optonline.net

2000 Post Road
Suite 201
Fairfield, CT 06824
203 254-3156
jfassociates@optonline.net

SOILS MAPPING & WETLAND/WATERCOURSE DELINEATION FOR 263 BEDFORD BANKSVILLE ROAD, NORTH CASTLE, NY 10506

PROPERTY LOCATION AND DESCRIPTION:

LAND USE: **Horse Farm** ACRES: **21.0±**

DELINEATION ADDRESS: **263 Bedford Banksville Rd. North Castle, NY 10506**

REPORT COMPLETED FOR:

NAME: Kent Farrington c/o Old Town Barns

MAILING ADDRESS: 125 Rt. 22 Pawling, NY 12564

MAPPING AND DELINEATION METHODOLOGY

Soils analysis, as described in this report, is intended as an inventory and evaluation of the existing soil characteristics on the subject property. A first order soil survey in accordance with the principles and practices noted in the USDA publication Soil Survey Manual (1993) was completed at the site. Soil units mapped in the field correspond with those in the USDA publication *Soil Survey of Putnam and Westchester Counties, New York* (1994).

Wetland identification was based on the presence of poorly and very poorly drained soils and/or a prevalence of hydrophytic vegetation. Soil types were identified by observation of soil morphology (soil texture, color, structure, etc.). To observe the morphology of the property's soils, numerous two-foot deep test pits and/or hand borings were completed throughout the site. Prevalence of hydrophytic vegetation was confirmed by visually determining the dominant plant species in each vegetation community in accordance with the Onsite Routine Determination method as described in the 1989 manual titled Corps of Engineers Wetland Delineation Manual (Manual) by the Environmental Laboratory. Transects were located perpendicular to and at representative points along the perceived boundaries of the wetland areas identified on the property. Soil morphologies and vegetation were observed at sampling points along the transects. Sampling began well outside the bounds of the wetland and continued towards it until hydric soils and/or a prevalence of hydrophytic vegetation were observed. This point on each transect was marked (flagged) with an orange surveyor's tape labeled "Wetland Boundary". The complete boundary of every wetland area is located along the lines that connect these sequentially numbered boundary points.

The wetland and watercourse boundaries are subject to change until adopted by the Town.

DATE AND CONDITIONS AT TIME OF INSPECTION

DATE: **December 02, 2020**
Amended March 4, 2021

INSPECTED BY: **Jay Fain**

WEATHER: **Cool & Cloudy**

SOIL MOISTURE CONDITIONS: [ ] DRY [X] MOIST [ ] WET

FROST DEPTH: **N/A** SNOW DEPTH: **N/A**

CERTIFICATION

JAY FAIN, PRINCIPAL, SOIL SCIENTIST

WETLAND/WATERCOURSE IDENTIFIED

FLAG NUMBERS	WETLAND TYPE	SOIL TYPE	COMMENTS
1-33	Riverine	**Ff – Frequently Flooded**	Mianus River Floodplain
50-77	Aquents	**Aq - Aquents**	Pond, Edge of Pond
200-212	Stream	**RdA – Ridgebury loam**	-

SOIL MAP UNITS

Each soil map unit that was identified on the property represents a specific area on the landscape and consists of one or more soils for which the unit is named. Other soils (inclusions that are generally too small to be delineated separately) may account for 10 to 15 percent of the map unit. The mapped units are identified in the following table by name and symbol and typical characteristics (parent material, drainage class, high water table, depth to bedrock, and slope) of each unit are provided. These are generally the primary characteristics to be considered in land use planning and management. A narrative that defines each characteristic and describes their land use implications follows the table. Complete descriptions of each soil map unit can be found in the *Soil Survey of Putnam and Westchester Counties, New York* (1993).

UPLAND SOILS

SOIL		PARENT MATERIAL	SLOPE %	DRAINAGE CLASS	HIGH WATER TABLE			DEPTH TO BEDROCK (in)
SYM.	NAME				DEPTH (ft)	KIND	MOS.	
CrC	Charleton-Chatfield complex, rolling, very rocky	Loose Glacial Till Loose Glacial Till	2-15 2-15	Well Drained Well Drained & Somewhat Excessively Drained	>6.0 >6.0	-- --	-- --	>60 20-40
RhC	Riverhead loam	Glacial Outwash	0-3 3-8 8-15 15-25 25-50	Well Drained	>6.0	--	--	>60

WETLAND SOILS

SOIL		PARENT MATERIAL	SLOPE %	DRAINAGE CLASS	HIGH WATER TABLE			DEPTH TO BEDROCK (in)
SYM.	NAME				DEPTH (ft)	KIND	MOS.	
Ff	Frequently flooded	Alluvial	0-3	Poorly Drained	<2.0	Apparent	Jan-Dec	>60
Aq	Aquents	-	0-3	Poorly Drained	0.0-1.5	Apparent	Nov-May	>60
RdA	Ridgebury Loam	Compact Glacial Till	0-3 3-8	Poorly Drained, Somewhat Poorly Drained	0.0-1.05	Perched	Nov.-May	>60

SOIL CHARACTERISTICS: DEFINITIONS AND LAND USE IMPLICATIONS

PARENT MATERIAL: Parent material is the unconsolidated organic and mineral material in which soil forms. Soil inherits characteristics, such as mineralogy and texture, from its parent material. Glacial till is unsorted, nonstratified glacial drift consisting of clay, silt, sand and boulders transported and deposited by glacial ice. Glacial outwash consists of gravel, sand and silt, which is commonly stratified, deposited by glacial melt water. Alluvium is material such as sand, silt or clay deposited on land by streams. Organic deposits consist of decomposed plant and animal parts.

A soil's texture affects the ease of digging, filling and compacting and the permeability of a soil. Generally sand and gravel soils, such as outwash soils, have higher permeability rates than most glacial till soils. Soil permeability effects the cost to design and construct subsurface sanitary disposal facilities and, if too slow or too fast, may preclude their use. Outwash soils are generally excellent sources of natural aggregates (sand and gravel) suitable for commercial use, such as construction subbase material. Organic layers in soils can cause movement of structural footings. Compacted glacial till layers make excavating more difficult and may preclude the use of subsurface sanitary disposal systems or increase their design and construction costs if fill material is required.

DRAINAGE CLASS: Drainage class refers to the frequency and duration of periods of soil saturation or partial saturation during soil formation. Seven classes of natural drainage classes exist. They range from excessively drained, where water is removed from the soil very rapidly, to very poorly drained, where water is removed so slowly that free water remains at or near the soil surface during most of the growing season. Soil drainage affects the type and growth of plants found in an area. When landscaping or gardening, drainage class information can be used to assure that proposed plants are adapted to existing drainage conditions or that necessary alterations to drainage conditions (irrigation or drainage systems) are provided to assure plant survival.

HIGH WATER TABLE: High water table is the highest level of a saturated zone in the soil in most years. The water table can effect when shallow excavations can be made; the ease of the excavations, construction, and grading; and the supporting capacity of the soil. Shallow water tables may preclude the use of subsurface sanitary disposal systems or increase design and construction costs if fill material is required.

DEPTH TO BEDROCK: The depth to bedrock refers to the depth to fixed rock. Bedrock depth affects the ease and cost of construction, such as digging, filling, compacting and planting. Shallow depth bedrock may preclude the use of subsurface sanitary disposal systems or increase design and construction costs if fill material is required.

SLOPE: Generally soils with steeper slopes increase construction costs, increase the potential for erosion and sedimentation impacts, and reduce the feasibility of locating subsurface sanitary disposal facilities.

Mapping Westchester County

1-33 river
50-77 pond/wet

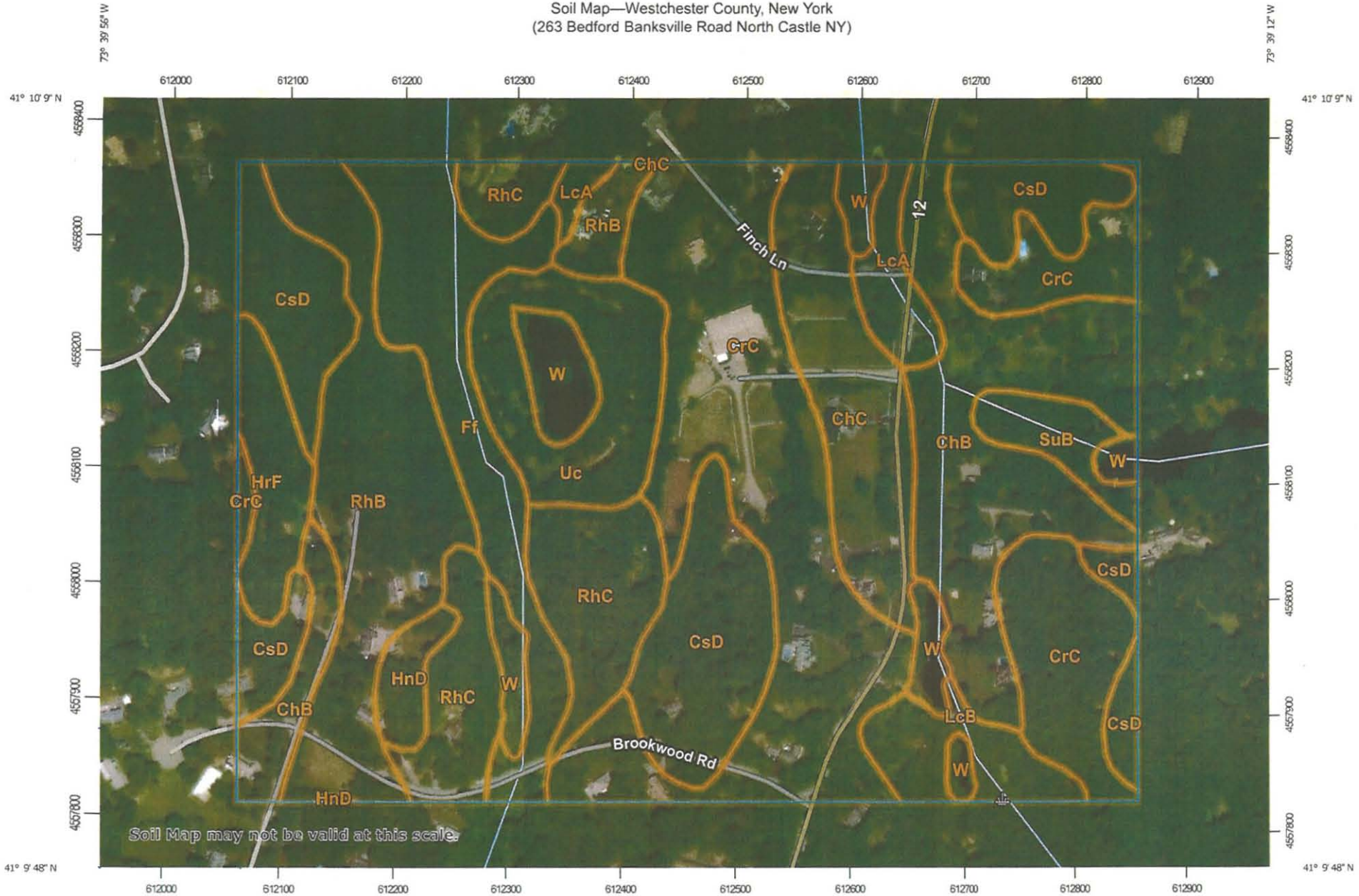
Wetland Sketch Map
JFA - 12/2/20
1-33 - Flood plain
50-77 - Pond

0 110 220 440 ft

1:2,257 December 1, 2020

N

Soil Map—Westchester County, New York
(263 Bedford Banksville Road North Castle NY)



Map Scale: 1:4,690 if printed on A landscape (11" x 8.5") sheet.

N

Meters: 0 50 100 200 300

Feet: 0 200 400 800 1200

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

MAP LEGEND

Area of Interest (AOI)
- Area of Interest (AOI)

Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features
- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features
- Streams and Canals

Transportation
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Westchester County, New York
Survey Area Data: Version 16, Jun 11, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

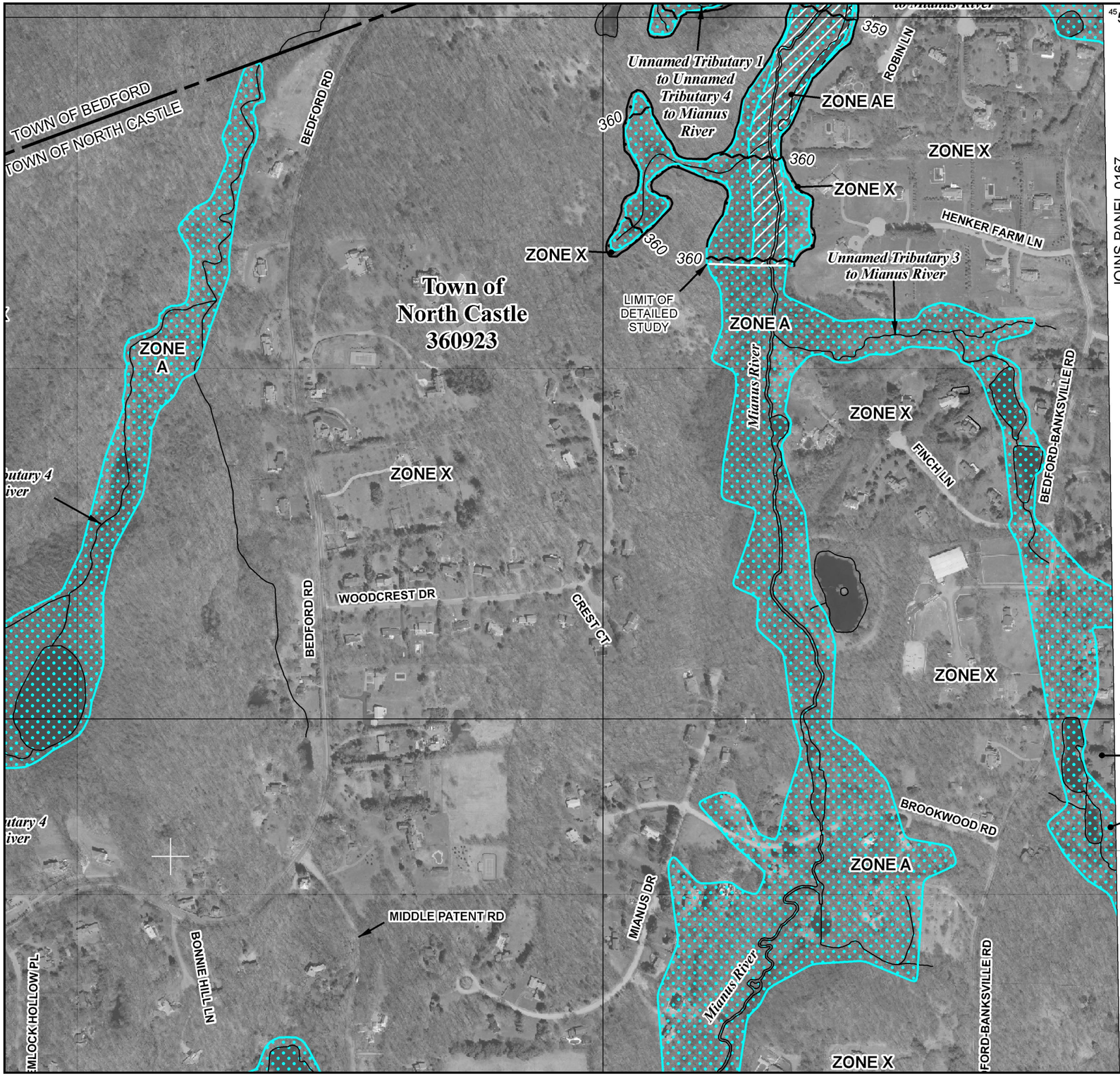
Date(s) aerial images were photographed: Dec 31, 2009—Oct 16, 2017

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
ChB	Charlton fine sandy loam, 3 to 8 percent slopes	13.4	12.4%
ChC	Charlton fine sandy loam, 8 to 15 percent slopes	6.8	6.2%
CrC	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	25.2	23.2%
CsD	Chatfield-Charlton complex, 15 to 35 percent slopes, very rocky	13.7	12.7%
Ff	Fluvaquents-Udifluvents complex, frequently flooded	8.1	7.4%
HnD	Hinckley loamy sand, 15 to 25 percent slopes	1.3	1.2%
HrF	Hollis-Rock outcrop complex, 35 to 60 percent slopes	2.8	2.6%
LcA	Leicester loam, 0 to 3 percent slopes, stony	2.2	2.0%
LcB	Leicester loam, 3 to 8 percent slopes, stony	2.7	2.5%
RhB	Riverhead loam, 3 to 8 percent slopes	12.0	11.0%
RhC	Riverhead loam, 8 to 15 percent slopes	8.5	7.8%
SuB	Sutton loam, 3 to 8 percent slopes	1.8	1.7%
Uc	Udorthents, wet substratum	5.8	5.3%
W	Water	4.2	3.9%
Totals for Area of Interest		**108.6**	**100.0%**

APPENDIX – B



MAP SCALE 1" = 500'

250 0 500 1000 FEET

150 0 150 300 M

NFIP

PANEL 0166F

FIRM

FLOOD INSURANCE RATE MAP

for WESTCHESTER COUNTY, NEW YORK (ALL JURISDICTIONS)

CONTAINS:

COMMUNITY	NUMBER
BEDFORD, TOWN OF	360903
NORTH CASTLE, TOWN OF	360923

PANEL 166 OF 426

MAP SUFFIX: F

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

Notice to User: The **Map Number** shown below should be used when placing map orders; the **Community Number** shown above should be used on insurance applications for the subject community.

MAP NUMBER
36119C0166F

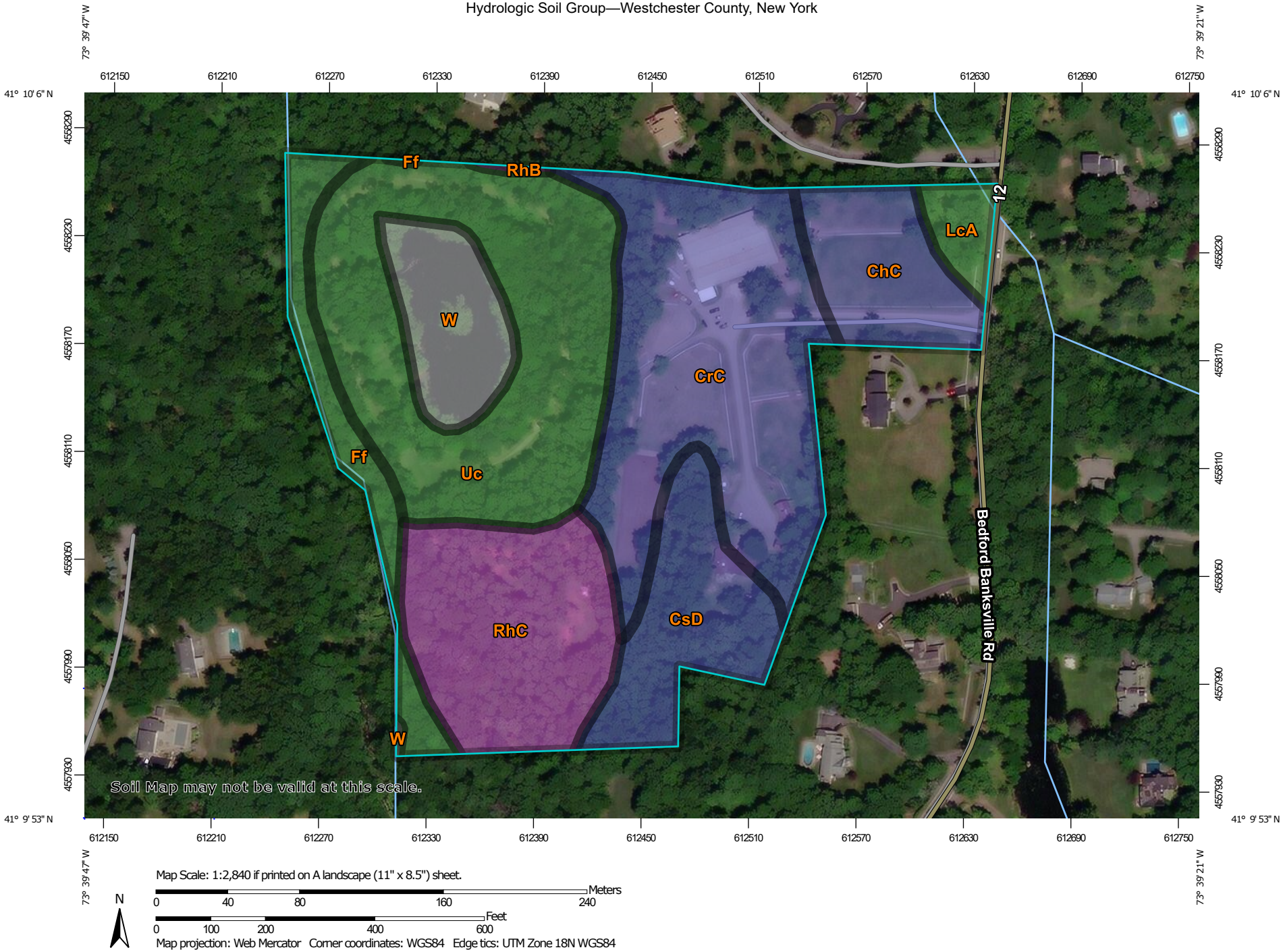
EFFECTIVE DATE
SEPTEMBER 28, 2007

Federal Emergency Management Agency

NATIONAL FLOOD INSURANCE PROGRAM

APPENDIX – C

Hydrologic Soil Group—Westchester County, New York



Map Scale: 1:2,840 if printed on A landscape (11" x 8.5") sheet.

N

Meters: 0 40 80 160 240

Feet: 0 100 200 400 600

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

MAP LEGEND

Area of Interest (AOI)

- Area of Interest (AOI)

Soils

Soil Rating Polygons

- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Soil Rating Lines

- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Soil Rating Points

- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Water Features

- Streams and Canals

Transportation

- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background

- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Westchester County, New York
Survey Area Data: Version 16, Jun 11, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Dec 31, 2009—Oct 16, 2017

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Hydrologic Soil Group

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
ChC	Charlton fine sandy loam, 8 to 15 percent slopes	B	1.7	7.6%
CrC	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	B	6.0	26.7%
CsD	Chatfield-Charlton complex, 15 to 35 percent slopes, very rocky	B	2.2	9.7%
Ff	Fluvaquents-Udifluvents complex, frequently flooded	A/D	1.3	6.0%
LcA	Leicester loam, 0 to 3 percent slopes, stony	A/D	0.5	2.2%
RhB	Riverhead loam, 3 to 8 percent slopes	A	0.0	0.1%
RhC	Riverhead loam, 8 to 15 percent slopes	A	3.4	15.1%
Uc	Udorthents, wet substratum	A/D	5.8	25.8%
W	Water		1.5	6.7%
Totals for Area of Interest			**22.4**	**100.0%**

Description

Hydrologic soil groups are based on estimates of runoff potential. Soils are assigned to one of four groups according to the rate of water infiltration when the soils are not protected by vegetation, are thoroughly wet, and receive precipitation from long-duration storms.

The soils in the United States are assigned to four groups (A, B, C, and D) and three dual classes (A/D, B/D, and C/D). The groups are defined as follows:

Group A. Soils having a high infiltration rate (low runoff potential) when thoroughly wet. These consist mainly of deep, well drained to excessively drained sands or gravelly sands. These soils have a high rate of water transmission.

Group B. Soils having a moderate infiltration rate when thoroughly wet. These consist chiefly of moderately deep or deep, moderately well drained or well drained soils that have moderately fine texture to moderately coarse texture. These soils have a moderate rate of water transmission.

Group C. Soils having a slow infiltration rate when thoroughly wet. These consist chiefly of soils having a layer that impedes the downward movement of water or soils of moderately fine texture or fine texture. These soils have a slow rate of water transmission.

Group D. Soils having a very slow infiltration rate (high runoff potential) when thoroughly wet. These consist chiefly of clays that have a high shrink-swell potential, soils that have a high water table, soils that have a claypan or clay layer at or near the surface, and soils that are shallow over nearly impervious material. These soils have a very slow rate of water transmission.

If a soil is assigned to a dual hydrologic group (A/D, B/D, or C/D), the first letter is for drained areas and the second is for undrained areas. Only the soils that in their natural condition are in group D are assigned to dual classes.

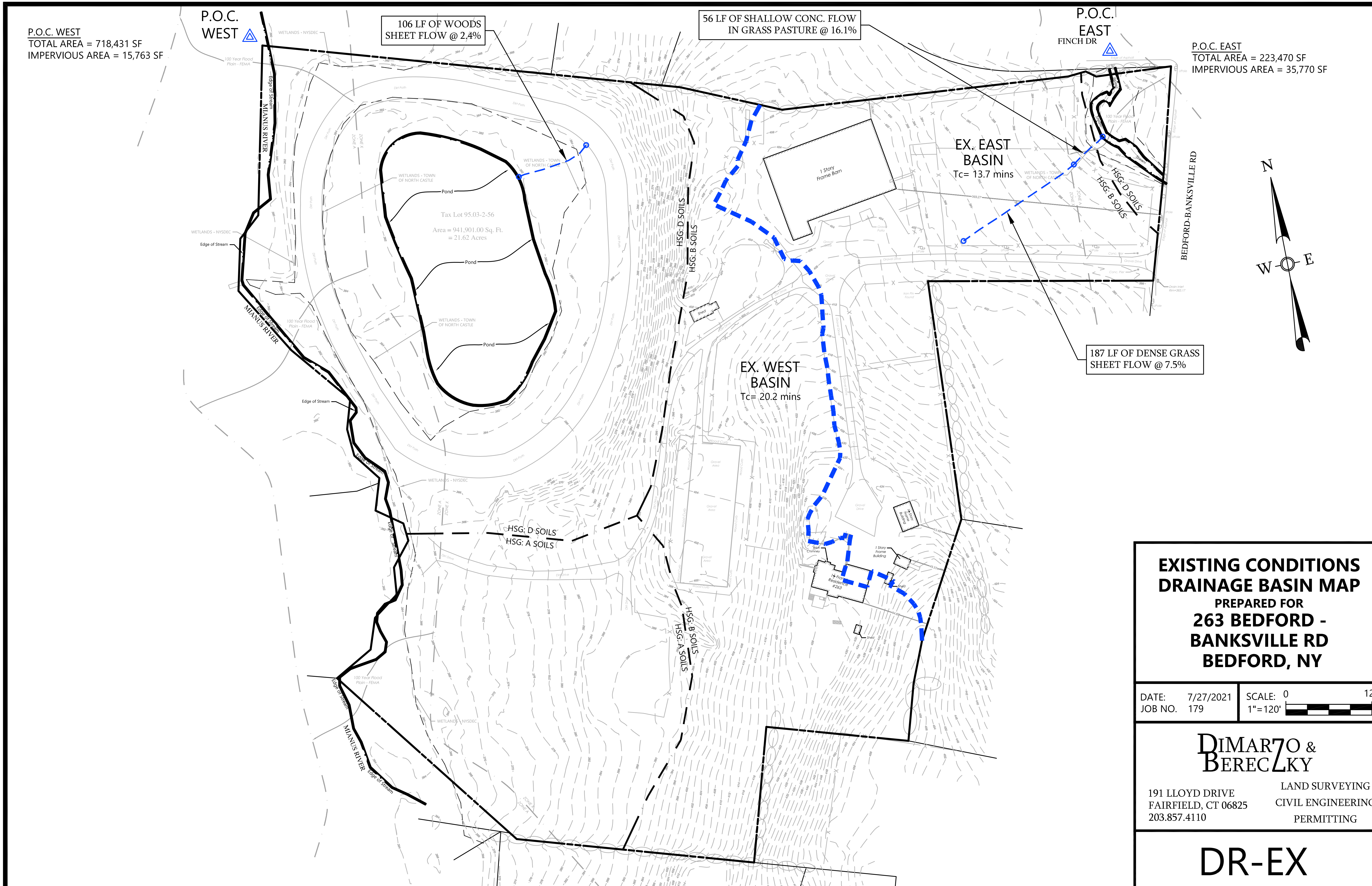
Rating Options

Aggregation Method: Dominant Condition

Component Percent Cutoff: None Specified

Tie-break Rule: Higher

APPENDIX – D



EXISTING CONDITIONS DRAINAGE BASIN MAP

PREPARED FOR

263 BEDFORD - BANKSVILLE RD BEDFORD, NY

DATE: 7/27/2021
JOB NO. 179

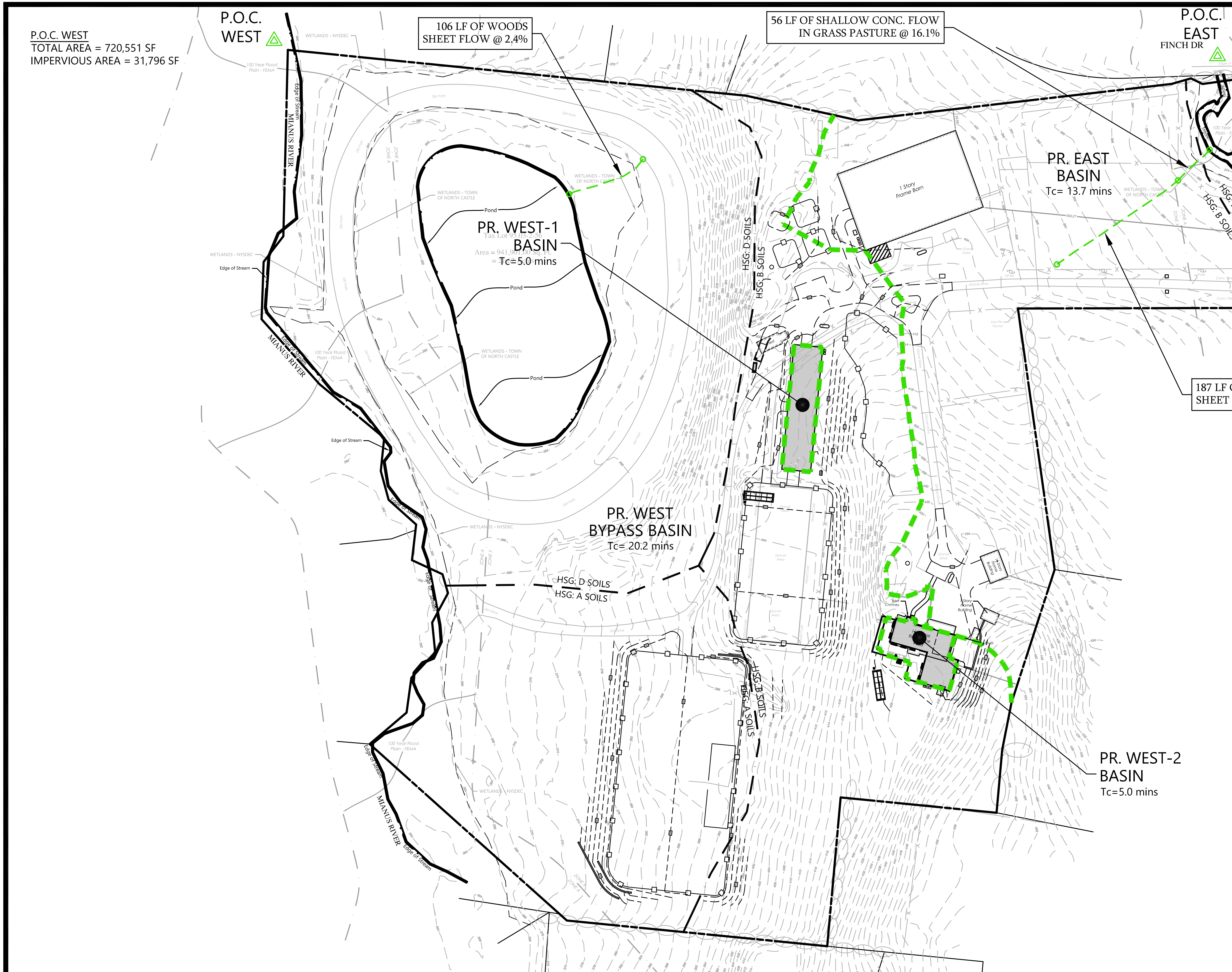
SCALE: 1"=120' (0 – 120)

DiMARZO & BERECZKY

191 LLOYD DRIVE
FAIRFIELD, CT 06825
203.857.4110

LAND SURVEYING
CIVIL ENGINEERING
PERMITTING

DR-EX



PROPOSED CONDITIONS DRAINAGE BASIN MAP

PREPARED FOR

263 BEDFORD - BANKSVILLE RD BEDFORD, NY

DATE: 7/27/2021
JOB NO. 179

SCALE: 1"=120' (0 – 120)

DIMARZO & BERECZKY

191 LLOYD DRIVE
FAIRFIELD, CT 06825
203.857.4110

LAND SURVEYING
CIVIL ENGINEERING
PERMITTING

DR-PR

Water Quality Volume Calculations

Project:	*263 Bedford Banksville Rd - Harrington*	**Project #**	*179*	**Date:**	07/27/2021
Location:	*Bedford, NY*	**By:**	*LD*		

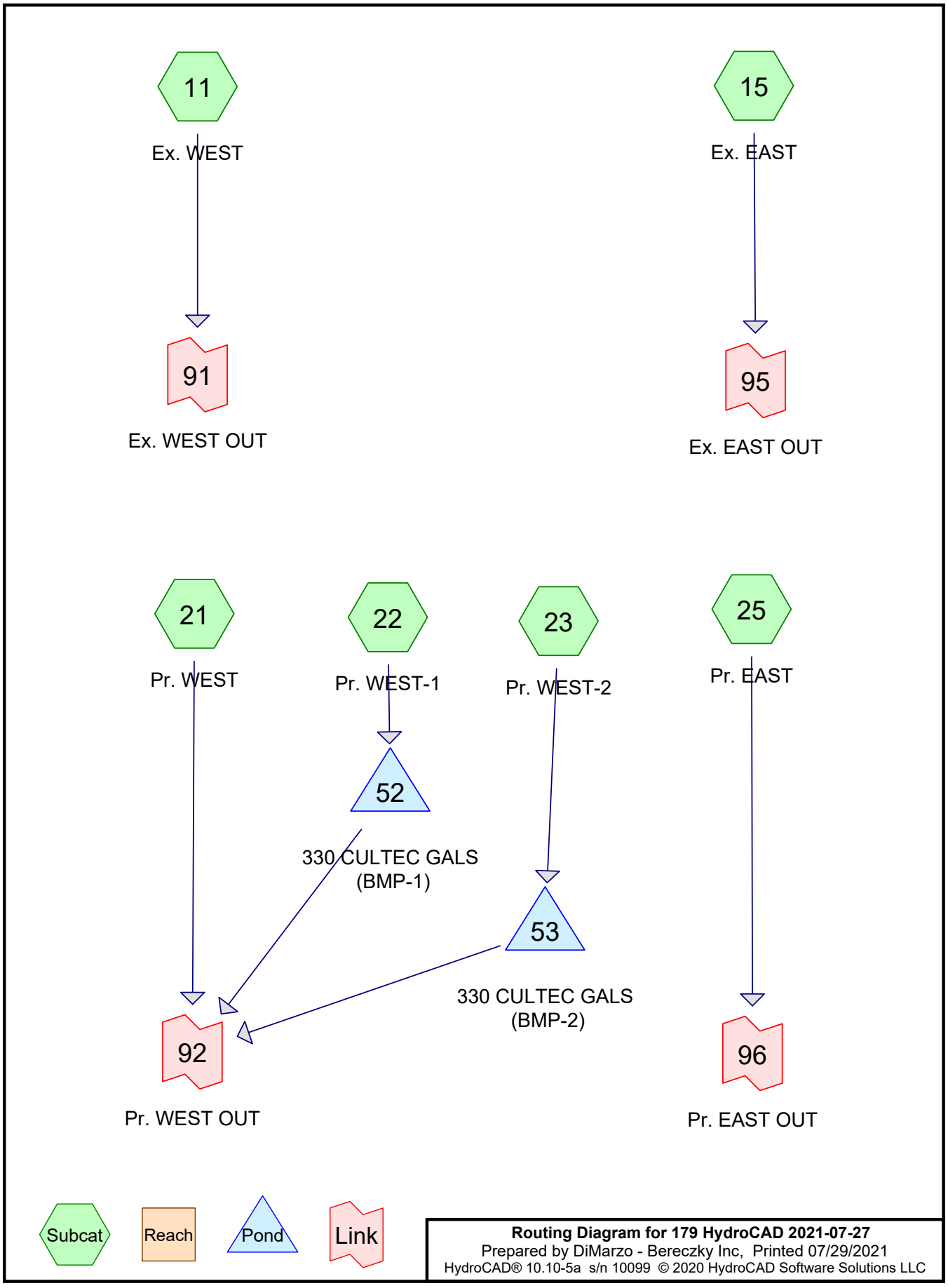
West-1 Basin 16 Stable Barn	Total impervious coverage	5,850 0.1343	s.f. acres
BMP-1 Infiltration System	Area=	0.1343	acres
	Impervious Area=	0.1343	acres
	I=	100.0%	[a]
	R=	0.950	[b]
	WQV=	0.0149	ac. ft. [c]
	West-1 WQV=	**648**	**ft.^{3}**

West-2 Basin House & Patio	Total impervious coverage	6,085 0.1397	s.f. acres
BMP-2 Infiltration System	Area=	0.1397	acres
	Impervious Area=	0.1397	acres
	I=	100.0%	[a]
	R=	0.950	[b]
	WQV=	0.0155	ac. ft. [c]
	West-2 WQV=	**674**	**ft.^{3}**

[a] I=Percent Impervious Coverage

[b] R=0.05+0.009(I); Volumetric runoff Coefficient, Equation taken from 2015 New York State Stormwater Management Design Manual section 4.2

[c] WQV=(1.4"xRxA)/12; Water Quality Volume, Equation taken from 2015 New York State Stormwater Management Design Manual section 4.2



Routing Diagram for 179 HydroCAD 2021-07-27
Prepared by DiMarzo - Bereczky Inc, Printed 07/29/2021

Time span=0.00-24.00 hrs, dt=0.01 hrs, 2401 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind method - Pond routing by Stor-Ind method

Subcatchment 11: Ex. WEST Runoff Area=718,431 sf 0.52% Impervious Runoff Depth>2.90"
Flow Length=106' Slope=0.0240 '/' Tc=20.2 min CN=67.60 Runoff=37.38 cfs 173,340 cf

Subcatchment 15: Ex. EAST Runoff Area=223,470 sf 8.62% Impervious Runoff Depth>3.43"
Flow Length=243' Tc=13.7 min CN=72.95 Runoff=16.19 cfs 63,792 cf

Subcatchment 21: Pr. WEST Runoff Area=708,616 sf 0.20% Impervious Runoff Depth>2.89"
Flow Length=106' Slope=0.0240 '/' Tc=20.2 min CN=67.52 Runoff=36.76 cfs 170,518 cf

Subcatchment 22: Pr. WEST-1 Runoff Area=5,850 sf 100.00% Impervious Runoff Depth>6.18"
Tc=5.0 min CN=98.00 Runoff=0.88 cfs 3,012 cf

Subcatchment 23: Pr. WEST-2 Runoff Area=6,085 sf 100.00% Impervious Runoff Depth>6.18"
Tc=5.0 min CN=98.00 Runoff=0.91 cfs 3,132 cf

Subcatchment 25: Pr. EAST Runoff Area=221,350 sf 8.10% Impervious Runoff Depth>3.38"
Flow Length=243' Tc=13.7 min CN=72.52 Runoff=15.82 cfs 62,392 cf

Pond 52: 330 CULTEC GALS (BMP-1) Peak Elev=402.06' Storage=749 cf Inflow=0.88 cfs 3,012 cf
Discarded=0.19 cfs 3,011 cf Primary=0.00 cfs 0 cf Outflow=0.19 cfs 3,011 cf

Pond 53: 330 CULTEC GALS (BMP-2) Peak Elev=425.14' Storage=691 cf Inflow=0.91 cfs 3,132 cf
Discarded=0.25 cfs 3,132 cf Primary=0.00 cfs 0 cf Outflow=0.25 cfs 3,132 cf

Link 91: Ex. WEST OUT Inflow=37.38 cfs 173,340 cf
Primary=37.38 cfs 173,340 cf

Link 92: Pr. WEST OUT Inflow=36.76 cfs 170,518 cf
Primary=36.76 cfs 170,518 cf

Link 95: Ex. EAST OUT Inflow=16.19 cfs 63,792 cf
Primary=16.19 cfs 63,792 cf

Link 96: Pr. EAST OUT Inflow=15.82 cfs 62,392 cf
Primary=15.82 cfs 62,392 cf

Total Runoff Area = 1,883,802 sf Runoff Volume = 476,186 cf Average Runoff Depth = 3.03"
97.12% Pervious = 1,829,533 sf 2.88% Impervious = 54,269 sf

Summary for Subcatchment 11: Ex. WEST

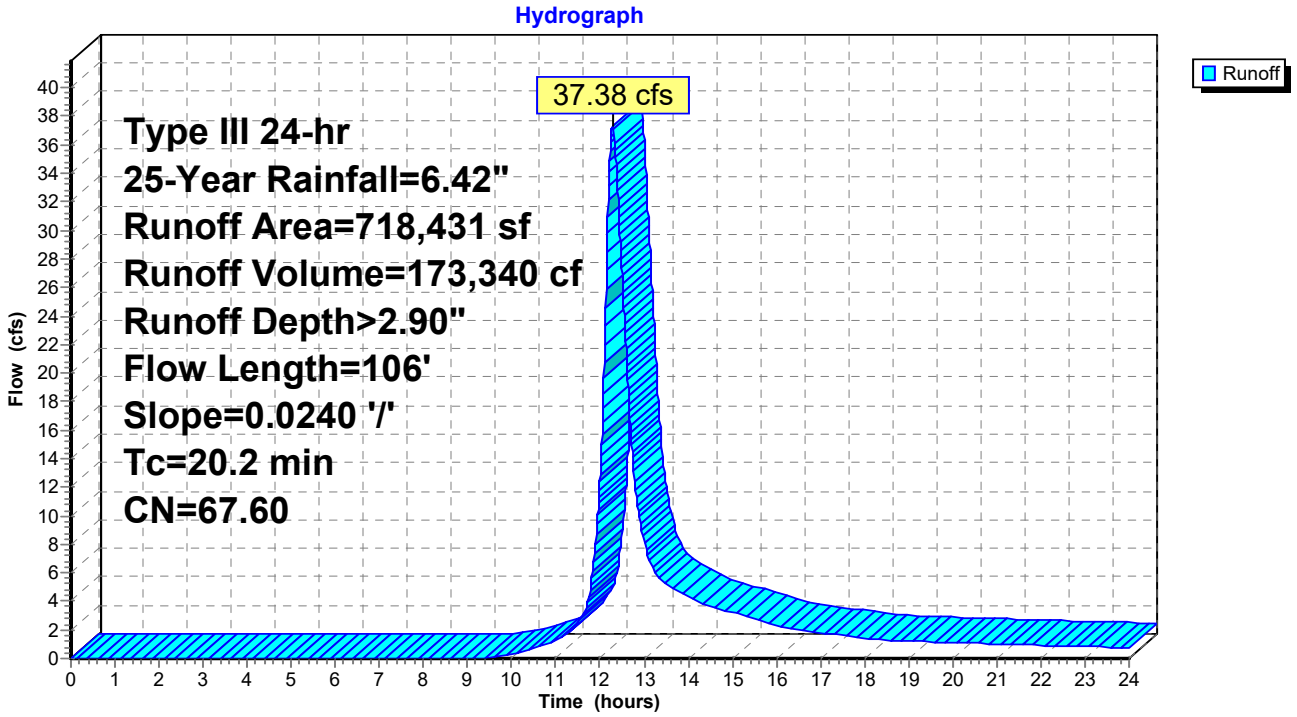
Runoff = 37.38 cfs @ 12.28 hrs, Volume= 173,340 cf, Depth> 2.90"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs
Type III 24-hr 25-Year Rainfall=6.42"

	Area (sf)	CN	Description
	3,067	98.00	Roofs, HSG B
	12,045	85.00	Gravel roads, HSG B
	651	98.00	Paved parking, HSG B
	0	49.00	50-75% Grass cover, Fair, HSG A
	14,020	69.00	50-75% Grass cover, Fair, HSG B
	0	84.00	50-75% Grass cover, Fair, HSG D
	16,710	49.00	Pasture/grassland/range, Fair, HSG A
	66,215	69.00	Pasture/grassland/range, Fair, HSG B
	0	84.00	Pasture/grassland/range, Fair, HSG D
	136,825	36.00	Woods, Fair, HSG A
	112,308	60.00	Woods, Fair, HSG B
	279,420	79.00	Woods, Fair, HSG D
	64,205	98.00	Water Surface, 0% imp, HSG D
*	12,965	61.00	Paddock, Good, HSG B
	718,431	67.60	Weighted Average
	714,713		99.48% Pervious Area
	3,718		0.52% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
20.2	106	0.0240	0.09		**Sheet Flow,** Woods: Light underbrush n= 0.400 P2= 3.43"

Subcatchment 11: Ex. WEST



Summary for Subcatchment 15: Ex. EAST

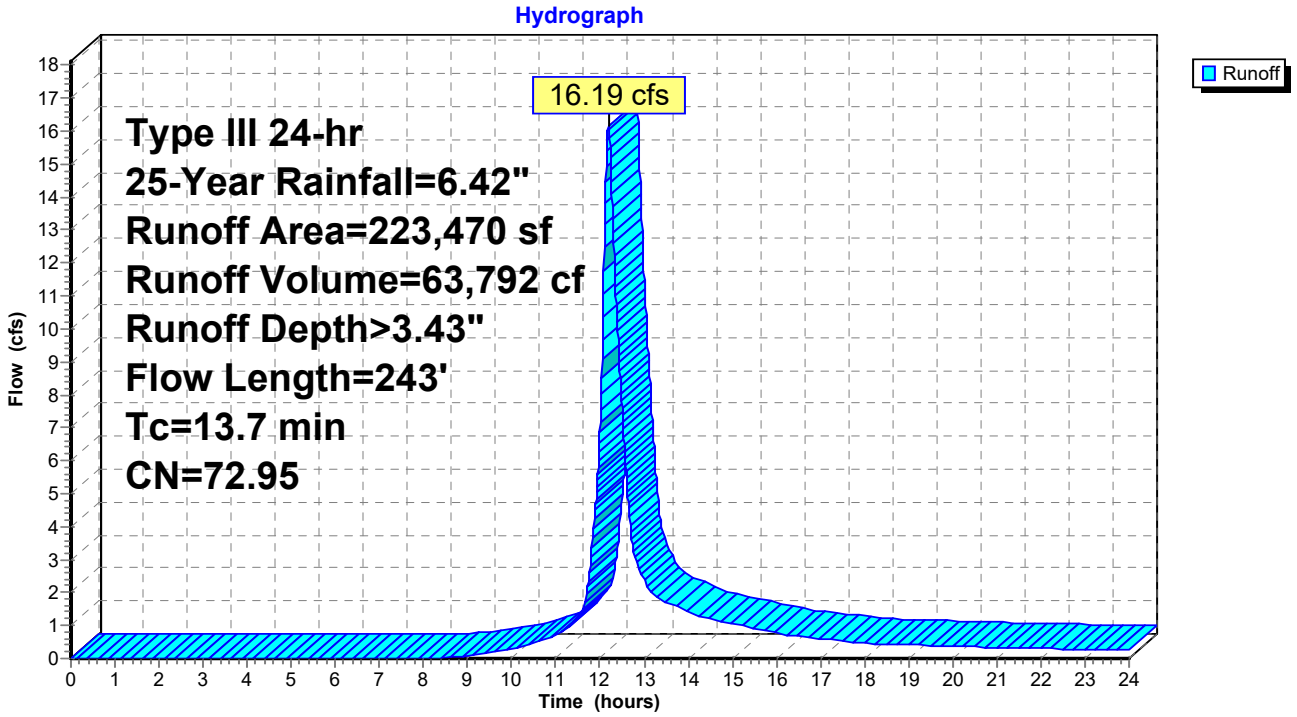
Runoff = 16.19 cfs @ 12.19 hrs, Volume= 63,792 cf, Depth> 3.43"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs
Type III 24-hr 25-Year Rainfall=6.42"

Area (sf)	CN	Description
19,190	98.00	Roofs, HSG B
16,500	85.00	Gravel roads, HSG B
80	98.00	Paved parking, HSG B
0	49.00	50-75% Grass cover, Fair, HSG A
15,400	69.00	50-75% Grass cover, Fair, HSG B
0	84.00	50-75% Grass cover, Fair, HSG D
0	49.00	Pasture/grassland/range, Fair, HSG A
139,125	69.00	Pasture/grassland/range, Fair, HSG B
0	84.00	Pasture/grassland/range, Fair, HSG D
0	36.00	Woods, Fair, HSG A
14,350	60.00	Woods, Fair, HSG B
18,825	79.00	Woods, Fair, HSG D
223,470	72.95	Weighted Average
204,200		91.38% Pervious Area
19,270		8.62% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
13.4	187	0.0750	0.23		**Sheet Flow,** Grass: Dense n= 0.240 P2= 3.43"
0.3	56	0.1610	2.81		**Shallow Concentrated Flow,** Short Grass Pasture Kv= 7.0 fps
13.7	243	Total			

Subcatchment 15: Ex. EAST



Summary for Subcatchment 21: Pr. WEST

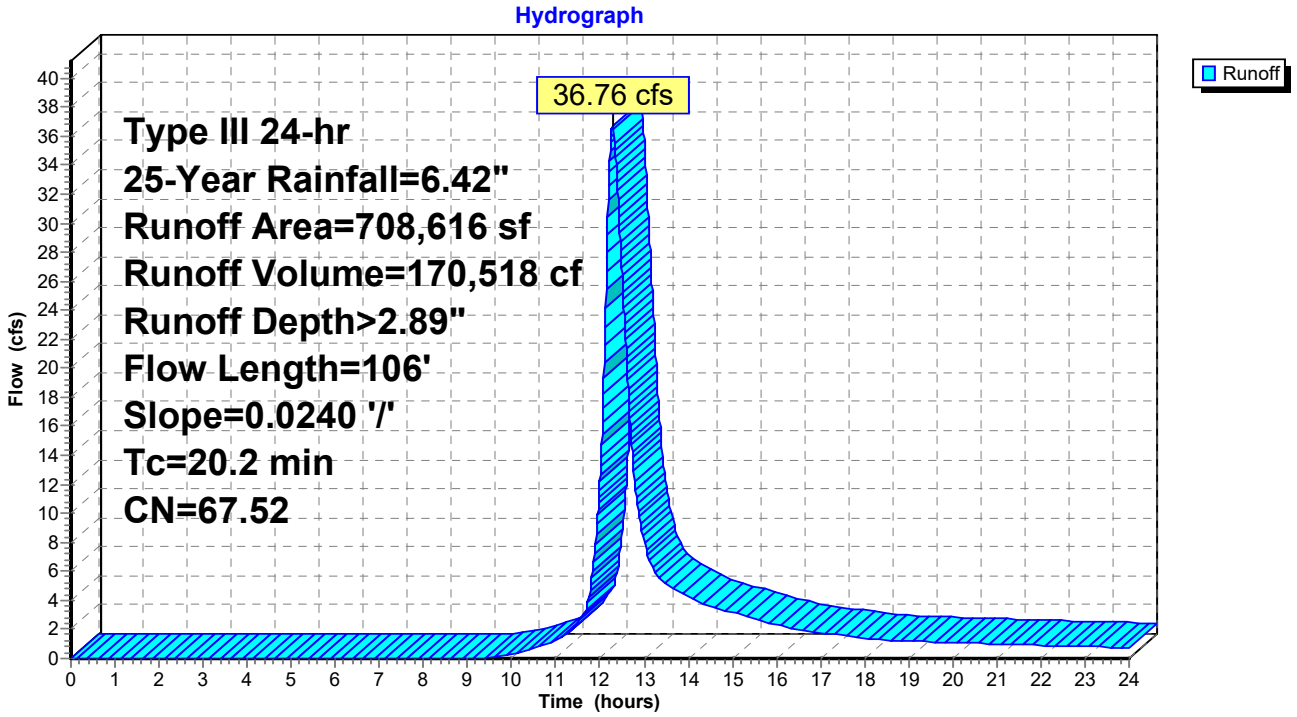
Runoff = 36.76 cfs @ 12.28 hrs, Volume= 170,518 cf, Depth> 2.89"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs
Type III 24-hr 25-Year Rainfall=6.42"

	Area (sf)	CN	Description
	0	98.00	Roofs, HSG B
	18,445	85.00	Gravel roads, HSG B
	1,416	98.00	Paved parking, HSG B
	0	49.00	50-75% Grass cover, Fair, HSG A
	15,310	69.00	50-75% Grass cover, Fair, HSG B
	0	84.00	50-75% Grass cover, Fair, HSG D
	0	49.00	Pasture/grassland/range, Fair, HSG A
	50,647	69.00	Pasture/grassland/range, Fair, HSG B
	0	84.00	Pasture/grassland/range, Fair, HSG D
	108,985	36.00	Woods, Fair, HSG A
	102,278	60.00	Woods, Fair, HSG B
	279,420	79.00	Woods, Fair, HSG D
	64,205	98.00	Water Surface, 0% imp, HSG D
*	44,710	39.00	Paddock, Good, HSG A
*	23,200	61.00	Paddock, Good, HSG B
*	0	80.00	Paddock, Good, HSG D
	708,616	67.52	Weighted Average
	707,200		99.80% Pervious Area
	1,416		0.20% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
20.2	106	0.0240	0.09		**Sheet Flow,** Woods: Light underbrush n= 0.400 P2= 3.43"

Subcatchment 21: Pr. WEST



Summary for Subcatchment 22: Pr. WEST-1

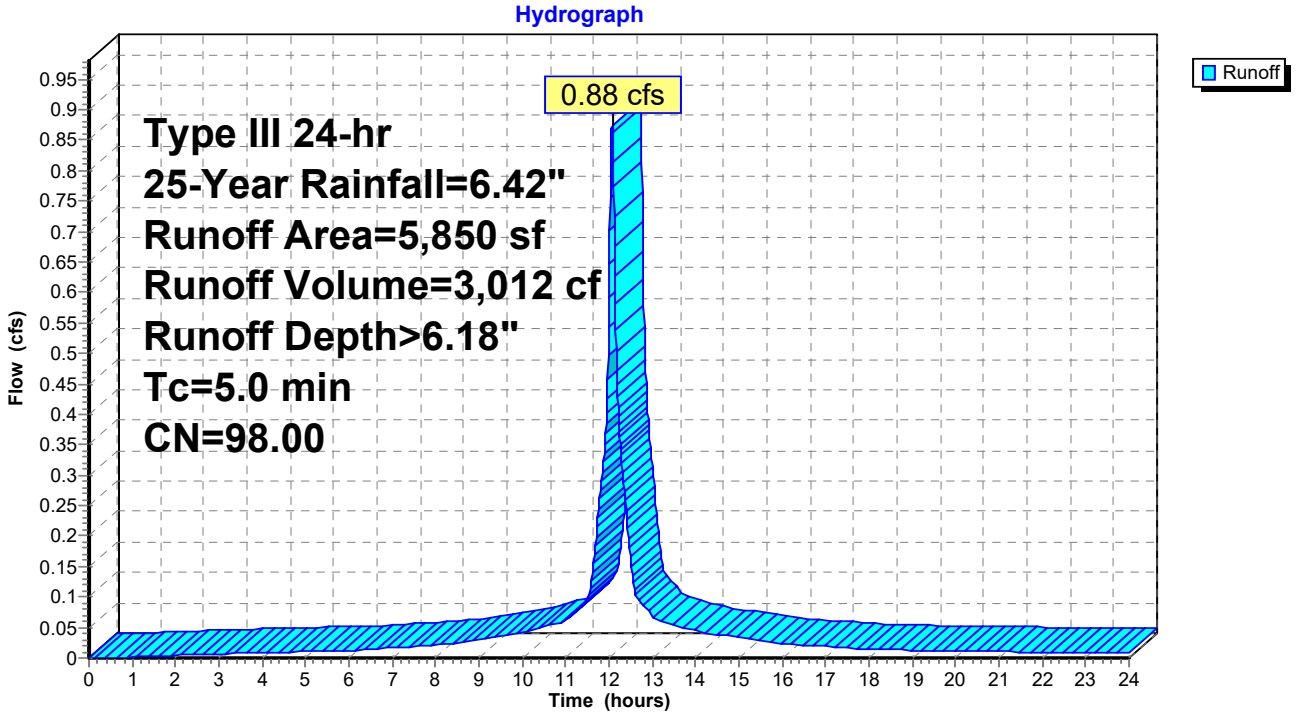
Runoff = 0.88 cfs @ 12.07 hrs, Volume= 3,012 cf, Depth> 6.18"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs
Type III 24-hr 25-Year Rainfall=6.42"

Area (sf)	CN	Description
5,850	98.00	Roofs, HSG B
5,850		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					**Direct Entry,**

Subcatchment 22: Pr. WEST-1



Summary for Subcatchment 23: Pr. WEST-2

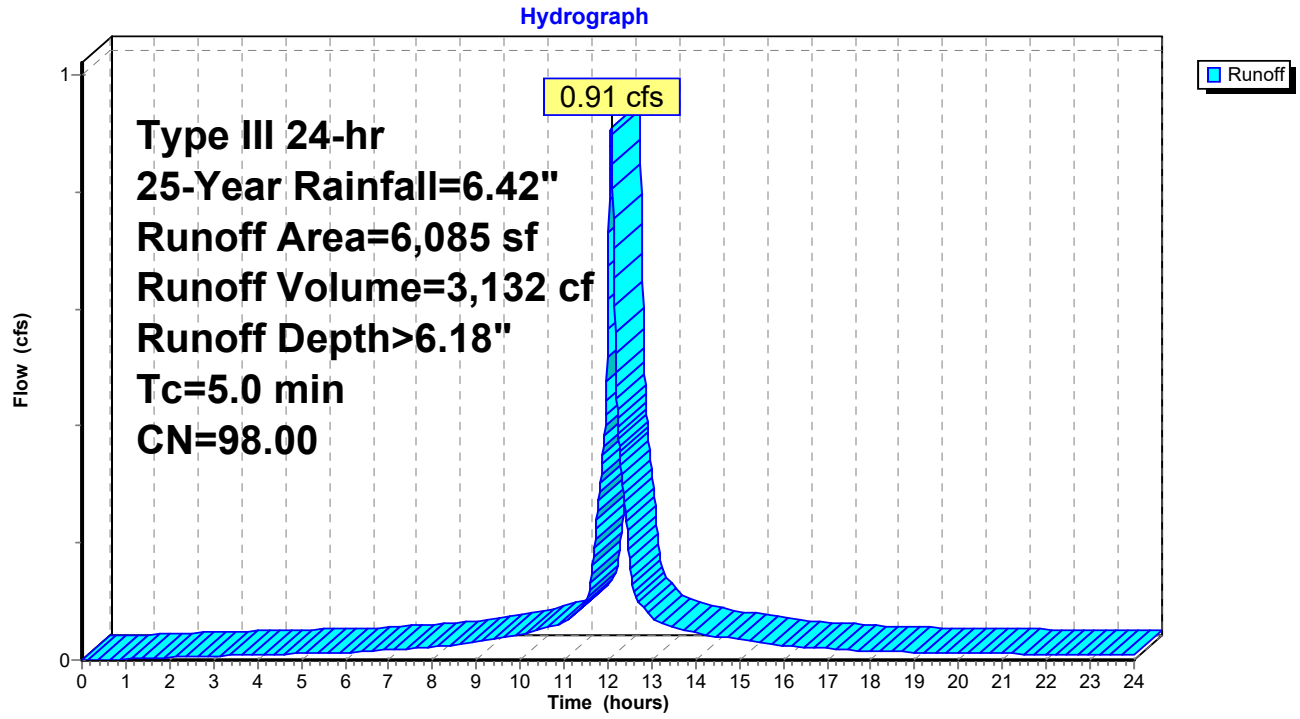
Runoff = 0.91 cfs @ 12.07 hrs, Volume= 3,132 cf, Depth> 6.18"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs
Type III 24-hr 25-Year Rainfall=6.42"

Area (sf)	CN	Description
3,980	98.00	Roofs, HSG B
2,105	98.00	Paved parking, HSG B
6,085	98.00	Weighted Average
6,085		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					**Direct Entry,**

Subcatchment 23: Pr. WEST-2



Summary for Subcatchment 25: Pr. EAST

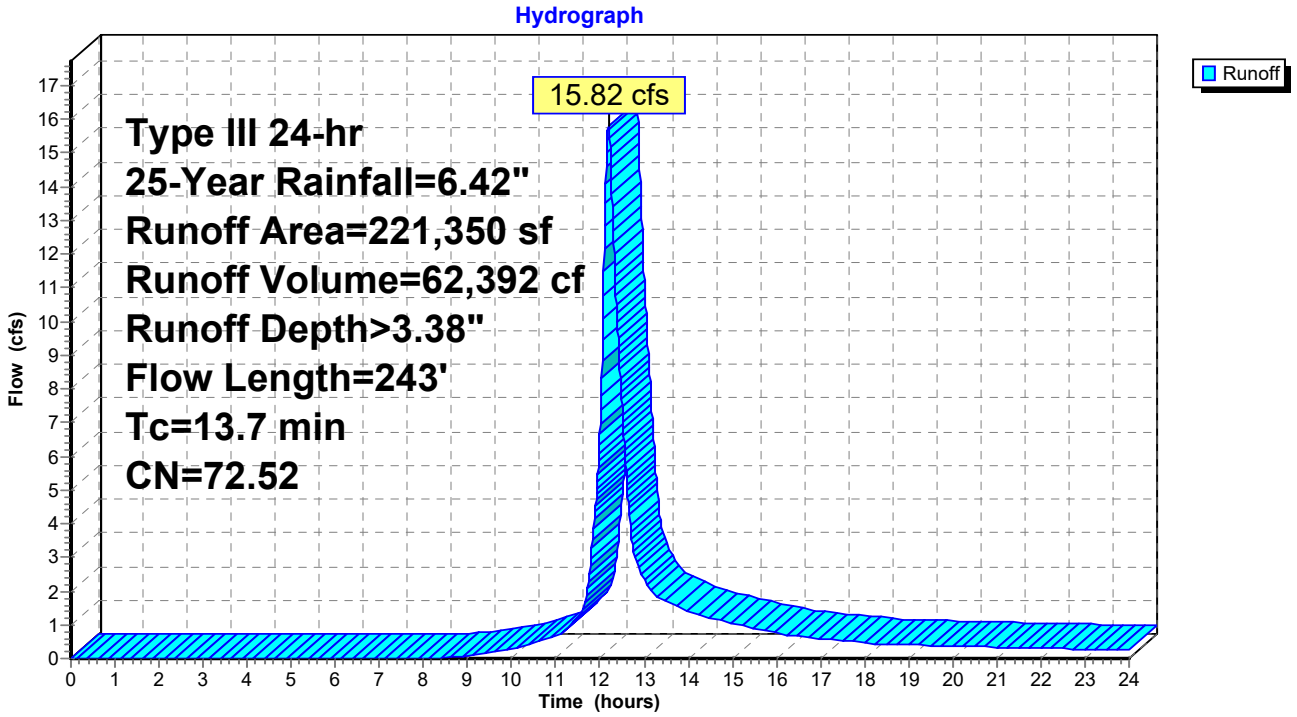
Runoff = 15.82 cfs @ 12.19 hrs, Volume= 62,392 cf, Depth> 3.38"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs
Type III 24-hr 25-Year Rainfall=6.42"

	Area (sf)	CN	Description
	17,785	98.00	Roofs, HSG B
	13,175	85.00	Gravel roads, HSG B
	145	98.00	Paved parking, HSG B
	0	49.00	50-75% Grass cover, Fair, HSG A
	16,740	69.00	50-75% Grass cover, Fair, HSG B
	0	84.00	50-75% Grass cover, Fair, HSG D
	0	49.00	Pasture/grassland/range, Fair, HSG A
	139,030	69.00	Pasture/grassland/range, Fair, HSG B
	0	84.00	Pasture/grassland/range, Fair, HSG D
	0	36.00	Woods, Fair, HSG A
	14,350	60.00	Woods, Fair, HSG B
	18,825	79.00	Woods, Fair, HSG D
*	1,300	61.00	Paddock, Good, HSG B
	221,350	72.52	Weighted Average
	203,420		91.90% Pervious Area
	17,930		8.10% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
13.4	187	0.0750	0.23		**Sheet Flow,** Grass: Dense n= 0.240 P2= 3.43"
0.3	56	0.1610	2.81		**Shallow Concentrated Flow,** Short Grass Pasture Kv= 7.0 fps
13.7	243	Total			

Subcatchment 25: Pr. EAST



Summary for Pond 52: 330 CULTEC GALS (BMP-1)

Inflow Area = 5,850 sf,100.00% Impervious, Inflow Depth > 6.18" for 25-Year event
Inflow = 0.88 cfs @ 12.07 hrs, Volume= 3,012 cf
Outflow = 0.19 cfs @ 12.47 hrs, Volume= 3,011 cf, Atten= 79%, Lag= 24.0 min
Discarded = 0.19 cfs @ 12.47 hrs, Volume= 3,011 cf
Primary = 0.00 cfs @ 0.00 hrs, Volume= 0 cf

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs / 2
Peak Elev= 402.06' @ 12.47 hrs Surf.Area= 432 sf Storage= 749 cf

Plug-Flow detention time= 25.0 min calculated for 3,011 cf (100% of inflow)
Center-of-Mass det. time= 24.8 min (767.6 - 742.8)

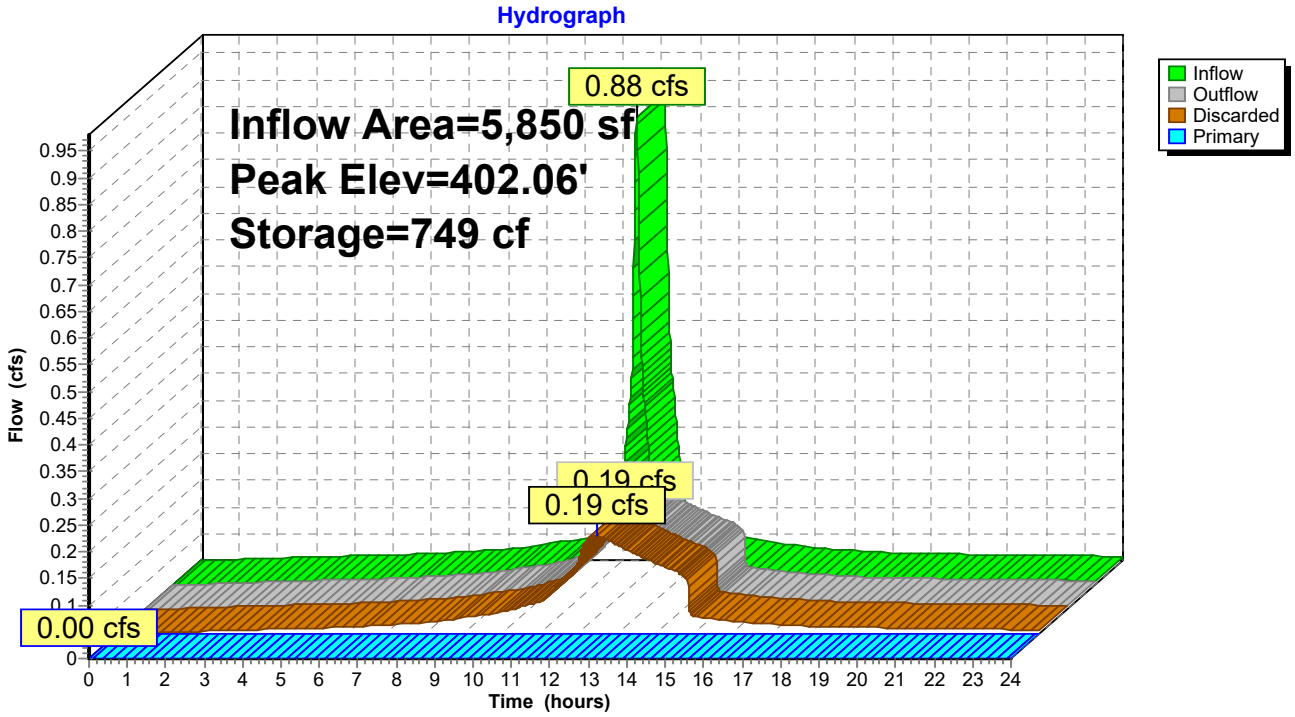
Volume	Invert	Avail.Storage	Storage Description
#1	399.50'	393 cf	**11.17'W x 38.50'L x 3.55'H Crushed Stone** 1,527 cf Overall - 544 cf Embedded = 983 cf x 40.0% Voids
#2	400.00'	544 cf	**Cultec R-330XLHD** x 10 Inside #1 Effective Size= 47.8"W x 30.0"H => 7.45 sf x 7.00'L = 52.2 cf Overall Size= 52.0"W x 30.5"H x 8.50'L with 1.50' Overlap Row Length Adjustment= +1.50' x 7.45 sf x 2 rows
#3	400.00'	8 cf	**1.50'D x 4.40'H Vertical Cone/Cylinder**
		945 cf	Total Available Storage

Device	Routing	Invert	Outlet Devices
#1	Primary	404.10'	**2.0" x 2.0" Horiz. Orifice/Grate X 6.00 columns** X 6 rows C= 0.600 in 18.0" x 18.0" Grate (44% open area) Limited to weir flow at low heads
#2	Discarded	399.50'	**10.000 in/hr Exfiltration over Horizontal area** Conductivity to Groundwater Elevation = 396.50'

Discarded OutFlow Max=0.19 cfs @ 12.47 hrs HW=402.06' (Free Discharge)
↑—**2=Exfiltration** (Controls 0.19 cfs)

Primary OutFlow Max=0.00 cfs @ 0.00 hrs HW=399.50' (Free Discharge)
↑—**1=Orifice/Grate** (Controls 0.00 cfs)

Pond 52: 330 CULTEC GALS (BMP-1)



Stage-Area-Storage for Pond 52: 330 CULTEC GALS (BMP-1)

Elevation (feet)	Horizontal (sq-ft)	Storage (cubic-feet)
399.50	430	0
399.55	430	9
399.60	430	17
399.65	430	26
399.70	430	34
399.75	430	43
399.80	430	52
399.85	430	60
399.90	430	69
399.95	430	77
400.00	**432**	86
400.05	432	103
400.10	432	121
400.15	432	138
400.20	432	155
400.25	432	173
400.30	432	190
400.35	432	207
400.40	432	224
400.45	432	241
400.50	432	258
400.55	432	276
400.60	432	293
400.65	432	309
400.70	432	326
400.75	432	343
400.80	432	360
400.85	432	376
400.90	432	393
400.95	432	410
401.00	432	426
401.05	432	443
401.10	432	459
401.15	432	476
401.20	432	492
401.25	432	509
401.30	432	525
401.35	432	541
401.40	432	557
401.45	432	572
401.50	432	588
401.55	432	603
401.60	432	619
401.65	432	634
401.70	432	649
401.75	432	663
401.80	432	678
401.85	432	692
401.90	432	706
401.95	432	720
402.00	432	734
402.05	432	747
402.10	432	760
402.15	432	773
402.20	432	785
402.25	432	797
402.30	432	808
402.35	432	818
402.40	432	828
402.45	432	838
402.50	432	847
402.55	432	856
402.60	432	864
402.65	432	873
402.70	432	882
402.75	432	890
402.80	432	899
402.85	432	908
402.90	432	916
402.95	432	925
403.00	432	934
403.05	432	942
403.10	432	942
403.15	432	943
403.20	432	943
403.25	432	943
403.30	432	943
403.35	432	943
403.40	432	943
403.45	432	943
403.50	432	943
403.55	432	943
403.60	432	943
403.65	432	943
403.70	432	944
403.75	432	944
403.80	432	944
403.85	432	944
403.90	432	944
403.95	432	944
404.00	432	944
404.05	432	944
404.10	432	944
404.15	432	944
404.20	432	944
404.25	432	945
404.30	432	945
404.35	432	945
404.40	432	**945**

Summary for Pond 53: 330 CULTEC GALS (BMP-2)

Inflow Area = 6,085 sf,100.00% Impervious, Inflow Depth > 6.18" for 25-Year event
Inflow = 0.91 cfs @ 12.07 hrs, Volume= 3,132 cf
Outflow = 0.25 cfs @ 12.40 hrs, Volume= 3,132 cf, Atten= 72%, Lag= 19.6 min
Discarded = 0.25 cfs @ 12.40 hrs, Volume= 3,132 cf
Primary = 0.00 cfs @ 0.00 hrs, Volume= 0 cf

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs / 2
Peak Elev= 425.14' @ 12.40 hrs Surf.Area= 432 sf Storage= 691 cf

Plug-Flow detention time= 17.6 min calculated for 3,132 cf (100% of inflow)
Center-of-Mass det. time= 17.4 min (760.2 - 742.8)

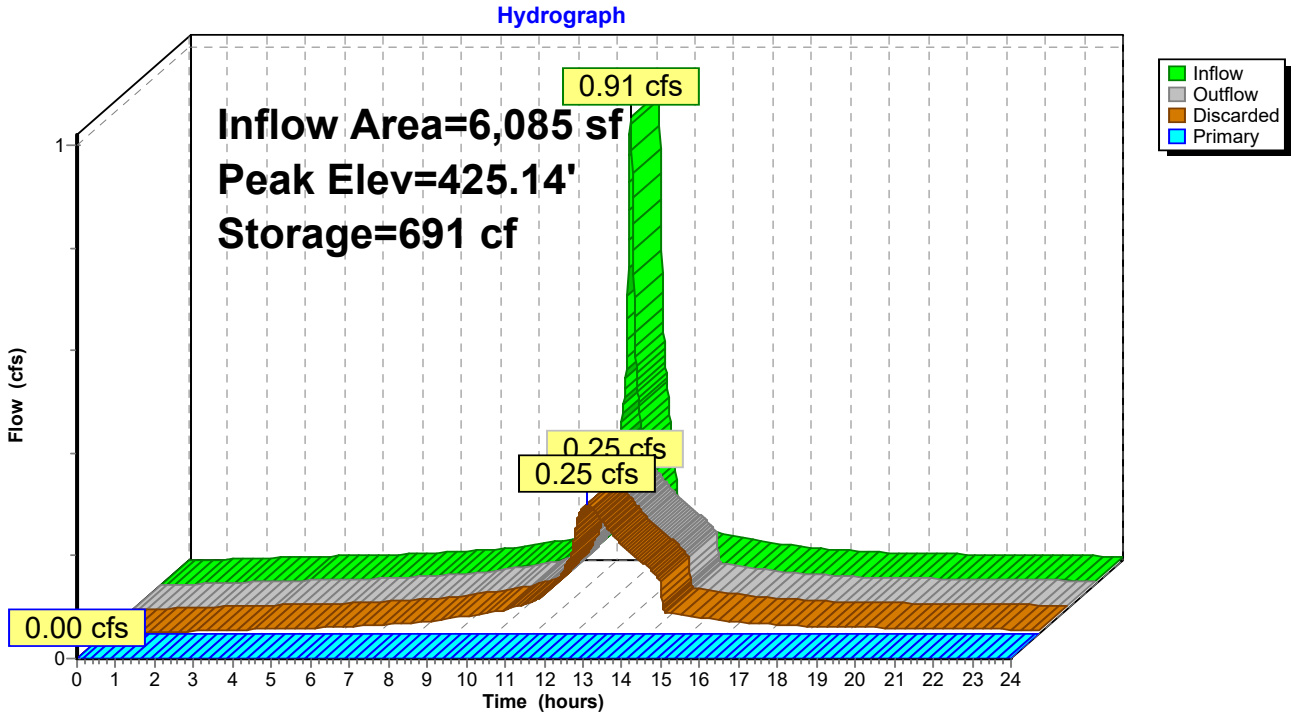
Volume	Invert	Avail.Storage	Storage Description
#1	422.80'	393 cf	**11.17'W x 38.50'L x 3.55'H Crushed Stone** 1,527 cf Overall - 544 cf Embedded = 983 cf x 40.0% Voids
#2	423.30'	544 cf	**Cultec R-330XLHD** x 10 Inside #1 Effective Size= 47.8"W x 30.0"H => 7.45 sf x 7.00'L = 52.2 cf Overall Size= 52.0"W x 30.5"H x 8.50'L with 1.50' Overlap Row Length Adjustment= +1.50' x 7.45 sf x 2 rows
#3	423.30'	8 cf	**1.50'D x 4.60'H Vertical Cone/Cylinder**
		945 cf	Total Available Storage

Device	Routing	Invert	Outlet Devices
#1	Primary	427.60'	**2.0" x 2.0" Horiz. Orifice/Grate X 6.00 columns** X 6 rows C= 0.600 in 18.0" x 18.0" Grate (44% open area) Limited to weir flow at low heads
#2	Discarded	422.80'	**10.000 in/hr Exfiltration over Wetted area** Conductivity to Groundwater Elevation = 419.80'

Discarded OutFlow Max=0.25 cfs @ 12.40 hrs HW=425.14' (Free Discharge)
↑—**2=Exfiltration** (Controls 0.25 cfs)

Primary OutFlow Max=0.00 cfs @ 0.00 hrs HW=422.80' (Free Discharge)
↑—**1=Orifice/Grate** (Controls 0.00 cfs)

Pond 53: 330 CULTEC GALS (BMP-2)



Stage-Area-Storage for Pond 53: 330 CULTEC GALS (BMP-2)

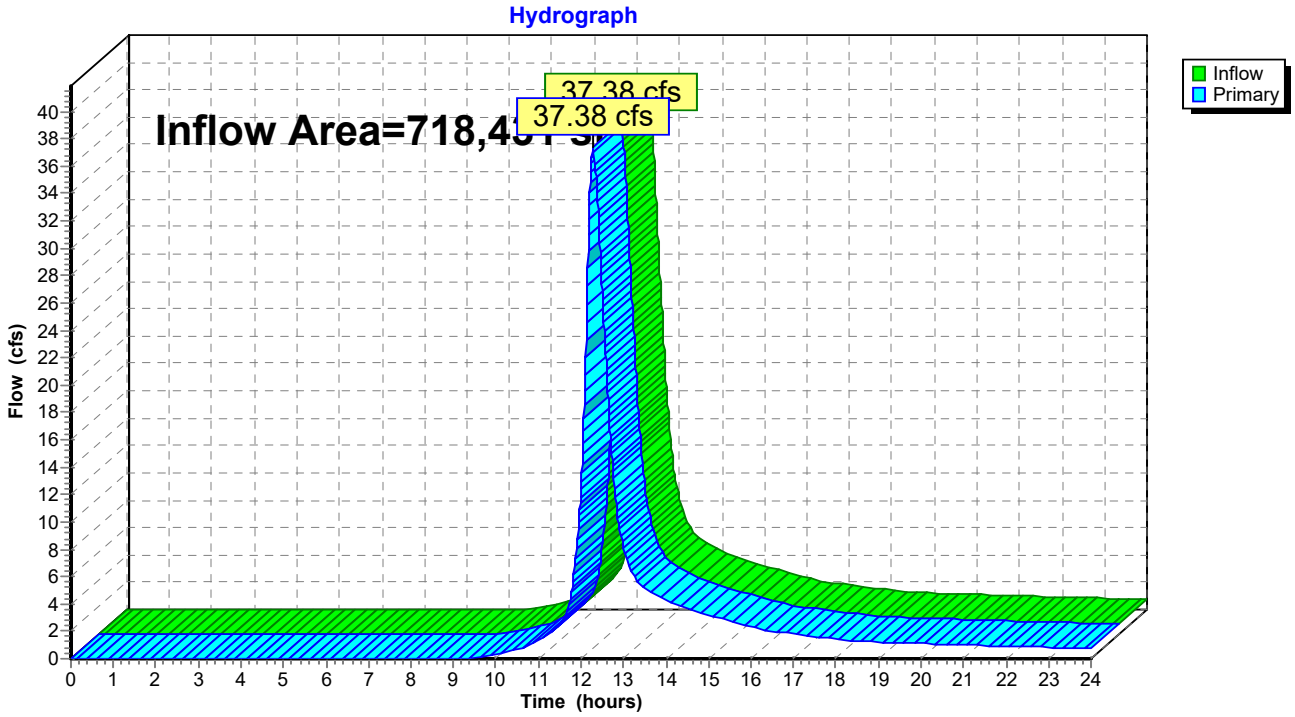
Elevation (feet)	Wetted (sq-ft)	Storage (cubic-feet)
422.80	430	0
422.85	435	9
422.90	440	17
422.95	445	26
423.00	450	34
423.05	455	43
423.10	460	52
423.15	465	60
423.20	470	69
423.25	475	77
423.30	481	86
423.35	487	103
423.40	492	121
423.45	497	138
423.50	502	155
423.55	507	173
423.60	513	190
423.65	518	207
423.70	523	224
423.75	528	241
423.80	534	258
423.85	539	276
423.90	544	293
423.95	549	309
424.00	554	326
424.05	560	343
424.10	565	360
424.15	570	376
424.20	575	393
424.25	580	410
424.30	586	426
424.35	591	443
424.40	596	459
424.45	601	476
424.50	606	492
424.55	612	509
424.60	617	525
424.65	622	541
424.70	627	557
424.75	632	572
424.80	638	588
424.85	643	603
424.90	648	619
424.95	653	634
425.00	658	649
425.05	664	663
425.10	669	678
425.15	674	692
425.20	679	706
425.25	684	720
425.30	690	734
425.35	695	747
425.40	700	760
425.45	705	773
425.50	710	785
425.55	716	797
425.60	721	808
425.65	726	818
425.70	731	828
425.75	736	838
425.80	742	847
425.85	747	856
425.90	752	864
425.95	757	873
426.00	762	882
426.05	768	890
426.10	773	899
426.15	778	908
426.20	783	916
426.25	788	925
426.30	794	934
426.35	799	942
426.40	799	942
426.45	799	943
426.50	800	943
426.55	800	943
426.60	800	943
426.65	800	943
426.70	800	943
426.75	801	943
426.80	801	943
426.85	801	943
426.90	801	943
426.95	802	943
427.00	802	944
427.05	802	944
427.10	802	944
427.15	803	944
427.20	803	944
427.25	803	944
427.30	803	944
427.35	804	944
427.40	804	944
427.45	804	944
427.50	804	944
427.55	804	945
427.60	805	945
427.65	805	945
427.70	805	945
427.75	805	945
427.80	806	945
427.85	806	945
427.90	**806**	**945**

Summary for Link 91: Ex. WEST OUT

Inflow Area = 718,431 sf, 0.52% Impervious, Inflow Depth > 2.90" for 25-Year event
Inflow = 37.38 cfs @ 12.28 hrs, Volume= 173,340 cf
Primary = 37.38 cfs @ 12.28 hrs, Volume= 173,340 cf, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs

Link 91: Ex. WEST OUT

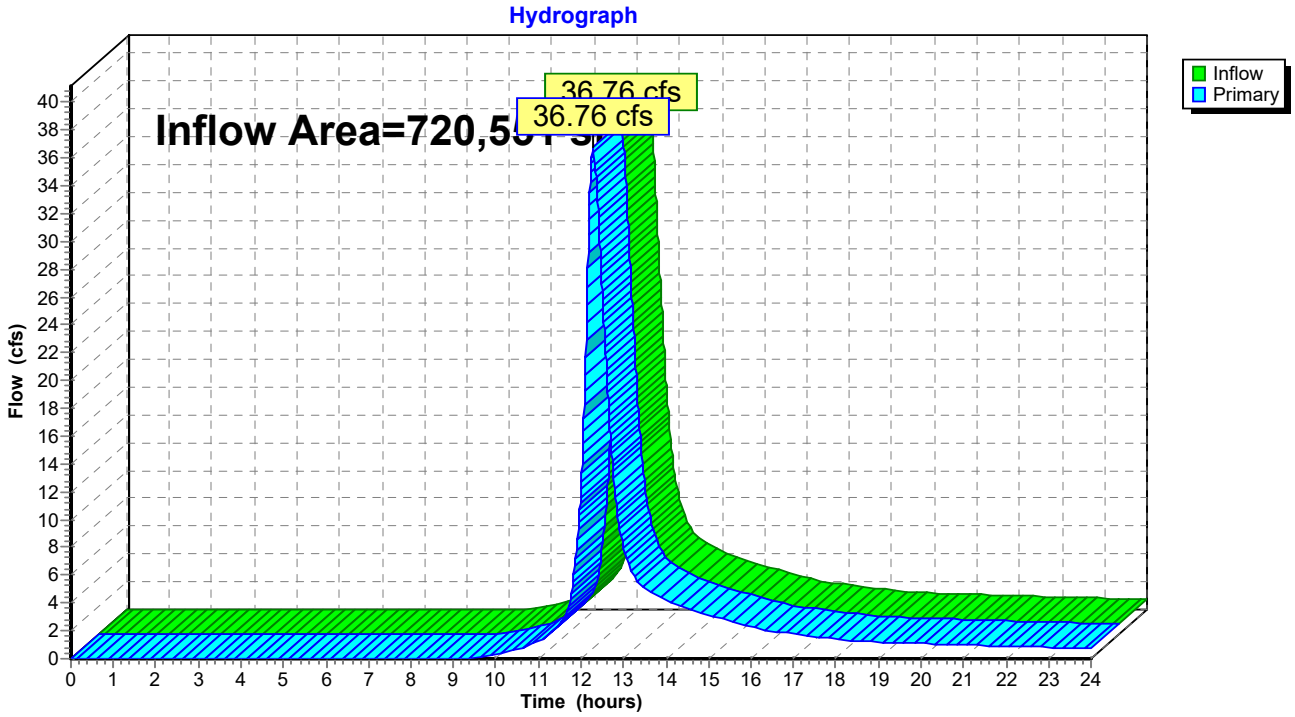


Summary for Link 92: Pr. WEST OUT

Inflow Area = 720,551 sf, 1.85% Impervious, Inflow Depth > 2.84" for 25-Year event
Inflow = 36.76 cfs @ 12.28 hrs, Volume= 170,518 cf
Primary = 36.76 cfs @ 12.28 hrs, Volume= 170,518 cf, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs

Link 92: Pr. WEST OUT

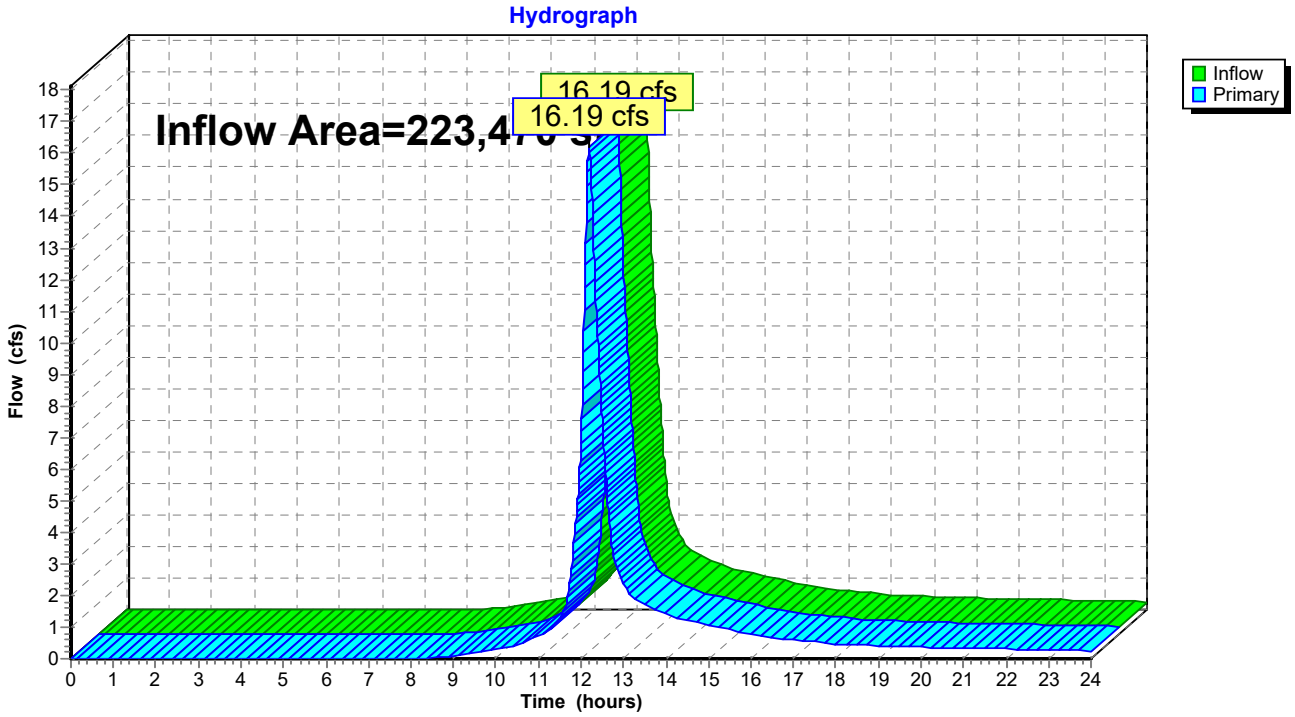


Summary for Link 95: Ex. EAST OUT

Inflow Area = 223,470 sf, 8.62% Impervious, Inflow Depth > 3.43" for 25-Year event
Inflow = 16.19 cfs @ 12.19 hrs, Volume= 63,792 cf
Primary = 16.19 cfs @ 12.19 hrs, Volume= 63,792 cf, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs

Link 95: Ex. EAST OUT

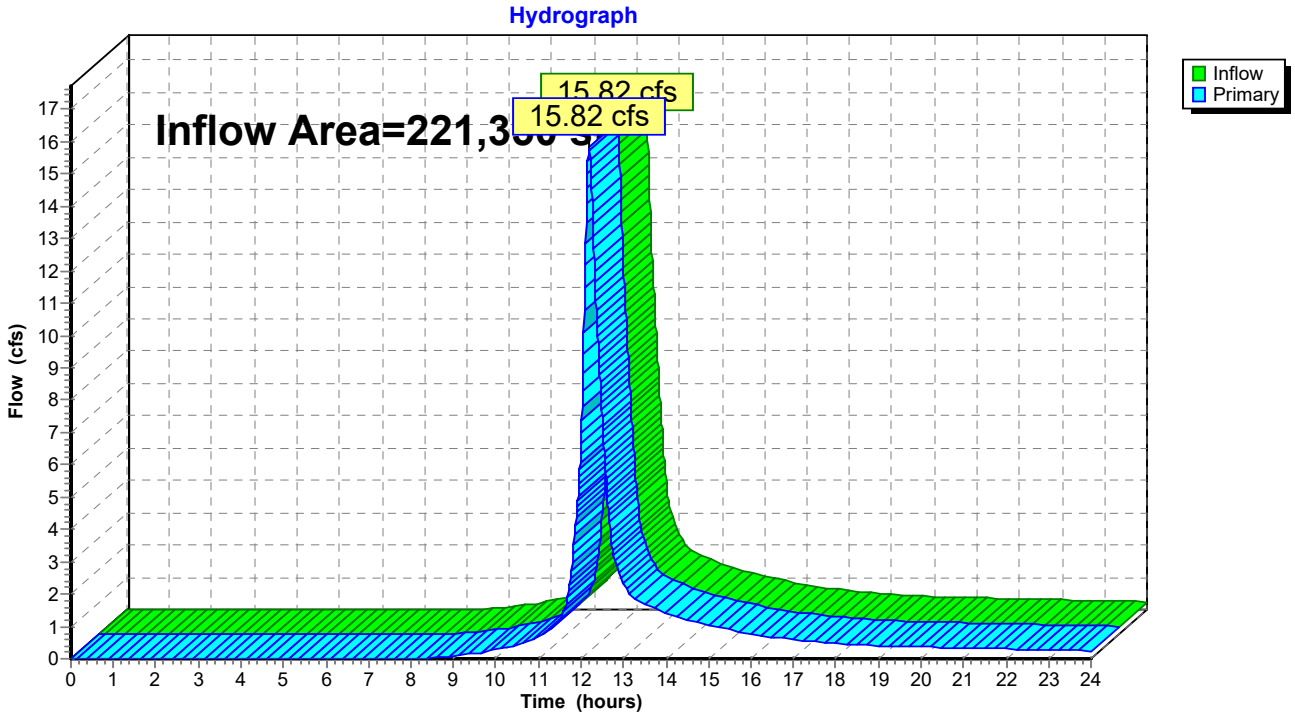


Summary for Link 96: Pr. EAST OUT

Inflow Area = 221,350 sf, 8.10% Impervious, Inflow Depth > 3.38" for 25-Year event
Inflow = 15.82 cfs @ 12.19 hrs, Volume= 62,392 cf
Primary = 15.82 cfs @ 12.19 hrs, Volume= 62,392 cf, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.01 hrs

Link 96: Pr. EAST OUT



APPENDIX – E

Appendix E – Corrective Action Log

Project Name:

SWPPP Contact:

Inspection Date	Inspector Name(s)	Description of BMP Deficiency	Corrective Action Needed (including planned date/responsible person)	Date Action Taken/Responsible person

APPENDIX – F

Appendix F – SWPPP Amendment Log

Project Name:
SWPPP Contact:

Amendment No.	Description of the Amendment	Date of Amendment	Amendment Prepared by [Name(s) and Title]

APPENDIX – G

Appendix G – Subcontractor Certifications/Agreements

SUBCONTRACTOR CERTIFICATION
STORMWATER POLLUTION PREVENTION PLAN

Project Number: _____

Project Title: _____

Operator(s): _____

As a subcontractor, you are required to comply with the Stormwater Pollution Prevention Plan (SWPPP) for any work that you perform on-site. Any person or group who violates any condition of the SWPPP may be subject to substantial penalties or loss of contract. You are encouraged to advise each of your employees working on this project of the requirements of the SWPPP. A copy of the SWPPP is available for your review at the office trailer.
Each subcontractor engaged in activities at the construction site that could impact stormwater must be identified and sign the following certification statement:

I certify under the penalty of law that I have read and understand the terms and conditions of the SWPPP for the above designated project and agree to follow the BMPs and practices described in the SWPPP.

This certification is hereby signed in reference to the above named project:

Company: _____

Address: _____

Telephone Number: _____

Type of construction service to be provided: _____

Signature: _____

Title: _____

Date: _____

APPENDIX – H

Appendix H – Grading and Stabilization Activities Log

Project Name:

SWPPP Contact:

Date Grading Activity Initiated	Description of Grading Activity	Date Grading Activity Ceased (Indicate Temporary or Permanent)	Date When Stabilization Measures are Initiated	Description of Stabilization Measure and Location

APPENDIX – I

Appendix I – SWPPP Training Log

STORMWATER POLLUTION PREVENTION TRAINING LOG

Project Name:

Project Location:

Instructor's Name(s):

Instructor's Title(s):

Course Location: _____ Date: _____

Course Length (hours): _____

Stormwater Training Topic: (*check as appropriate)*

- ❑ Erosion Control BMPs
- ❑ Emergency Procedures
- ❑ Sediment Control BMPs
- ❑ Good Housekeeping BMPs
- ❑ Non-Stormwater BMPs

Specific Training Objective:_____

_____

Attendee Roster: (*attach additional pages as necessary)*

No.	Name of Attendee	Company
1		
2		
3		
4		
5		
6		
7		

APPENDIX – J

Appendix J – Delegation of Authority Form

DELEGATION OF AUTHORITY

I, _____ (name), hereby designate the person or specifically described position below to be a duly authorized representative for the purpose of overseeing compliance with environmental requirements, including the Construction General Permit, at the _____ construction site. The designee is authorized to sign any reports, stormwater pollution prevention plans and all other documents required by the permit.

_____ (name of person or position)
_____ (company)
_____ (address)
_____ (city, state, zip)
_____ (phone)

By signing this authorization, I confirm that I meet the requirements to make such a designation as set forth in _____ (Reference State Permit), and that the designee above meets the definition of a "duly authorized representative" as set forth in _____ (Reference State Permit).

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Name: _____

Company: _____

Title: _____

Signature: _____

Date: _____

APPENDIX – K

ORIENTATION

BEDFORD, NY SCALE: 1"=1,000'

GENERAL NOTES:

1. THE INTENT OF THESE DRAWINGS IS FOR THE DESIGN OF THE ON-SITE WASTEWATER TREATMENT SYSTEM (O.W.T.S.), POTABLE WATER SUPPLY WELL, STORMWATER MANAGEMENT SYSTEM, SITE GRADING AND SEDIMENT CONTROLS FOR THE LOT. REFER TO OTHER DESIGN DOCUMENTS FOR ADDITIONAL DETAILS.
2. ALL SURVEY DATA, BOUNDARY LINES, TOPOGRAPHY, WETLAND LOCATIONS AND BUILDING LOCATIONS ARE PER A SURVEY PREPARED BY T.C. MERRITTS LAND SURVEYORS. THE SURVEY IS TITLED "TOPOGRAPHY OF PROPERTY PREPARED FOR KENT FARRINGTON LLC SITUATE IN THE TOWN OF NORTH CASTLE, WESTCHESTER COUNTY, NEW YORK". IT IS DATED 6/21/2021. ELEVATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM 1988 (NAVD '88).
3. REFERENCE IS MADE TO TAX ID: 95.03-2-56, ZONE: R-4A.
4. THE OWNER OF RECORD IS KENT FARRINGTON LLC.
5. INFORMATION ON EXISTING UTILITIES HAS BEEN COMPILED FROM FIELD SURVEY AND IS NOT GUARANTEED CORRECT OR COMPLETE. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETERMINING ACTUAL LOCATIONS AND ELEVATIONS OF ALL UTILITIES INCLUDING SERVICES. THE CONTRACTOR IS REQUIRED TO CONTACT "DIAL 811" AND CONTACT SHOULD BE MADE BEFORE ANY EXCAVATION OR DIGGING.
6. LOCAL AND NYSDEC WETLANDS WERE IDENTIFIED AND LOCATED ON THE PARCEL.
7. ALL CONSTRUCTION SHALL COMPLY WITH THE TOWN OF NORTH CASTLE REQUIREMENTS, THE STATE OF NEW YORK BASIC BUILDING CODE, THE NEW YORK STATE STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL AND O.S.H.A.
8. THE PROPERTY IS SERVED BY PRIVATE WELL WATER AND A PRIVATE ON-SITE WASTEWATER TREATMENT SYSTEM (O.W.T.S.).
9. PROPERTY LIES WITHIN THE MIANUS RIVER WATERSHED.
10. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE AND EXCAVATION SAFEGUARDS, NECESSARY BARRICADES, FLAG MEN, ETC. FOR TRAFFIC CONTROL AND SITE SAFETY. ALL WORK SHALL BE DONE IN ACCORDANCE WITH O.S.H.A. REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLIANCE WITH O.S.H.A. REQUIREMENTS.
11. WHEN PREPARING THE EXISTING SITE FOR PROPOSED DEVELOPMENT, ALL MATERIALS REMOVED SHALL BE DISPOSED OF IN CONFORMANCE WITH ALL GOVERNING AGENCIES.
12. SPECIAL ATTENTION OF THE CONTRACTOR IS CALLED TO THE REQUIRED TYPE AND COMPACTION OF PIPE BEDDING AND BACKFILL SPECIFIED ON THESE DRAWINGS. THESE REQUIREMENTS WILL BE STRICTLY ENFORCED.
13. ALL DEVELOPMENT ACTIVITIES TO BE UNDERTAKEN WITHIN THE STREET RIGHT-OF-WAY AND OTHER PUBLIC LANDS SHALL COMPLY FULLY WITH TOWN STANDARDS UNLESS APPROVED DEVIATION IS SPECIFICALLY SET FORTH AS PART OF THIS APPLICATION.
14. CONTRACTOR SHALL SUPPLY COMPLETE SHOP DRAWINGS INCLUDING MANUFACTURER'S PRODUCT DATA SHEETS TO THE SITE ENGINEER, FOR ALL CONSTRUCTION MATERIAL USED IN CONJUNCTION WITH THESE DRAWINGS. CONTRACTOR SHALL ALLOW A 5 DAY REVIEW PERIOD, PRIOR TO FABRICATION AND INSTALLATION.
15. PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY, THE CITY MAY REQUIRE A CERTIFICATION LETTER STATING THAT THE DEVELOPMENT WAS CONSTRUCTED IN ACCORDANCE TO THE APPROVED PLANS, AND AN "AS-BUILT" DRAWING SHALL BE SUBMITTED
16. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH A LICENSED SURVEYOR TO PREPARE AN "AS-BUILT" PLAN. THE CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH A SITE ENGINEER 48 HOURS PRIOR TO ANY INSPECTIONS.
17. ANY MATERIAL, MAN-MADE OR NATURAL, WHICH IS IN ANY WAY DISTURBED AND/OR UTILIZED DURING WORK SHALL NOT BE DEPOSITED IN ANY WETLAND OR WATERCOURSE, EITHER ON OR OFF-SITE, UNLESS SPECIFICALLY AUTHORIZED BY A DOCUMENTED PERMIT.
18. THE WORK SHALL BE DONE IN CONFORMANCE WITH THE CONTRACT DOCUMENTS/PLANS UNLESS CHANGES HAVE BEEN APPROVED IN WRITING BY THE DESIGN ENGINEER PRIOR TO THE WORK BEING DONE.
19. A PRE-CONSTRUCTION MEETING SHALL BE HELD WITH THE OWNER, CONTRACTOR AND ENGINEER TO REVIEW THE SCOPE OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE THE PRE-CONSTRUCTION MEETING.

ZONING DATA TABLE

Zoning District: R-4A

ITEM	REQUIRED (MIN.)	PROPOSED CONDITIONS				
LOT AREA	174,240 SF (4 acre)	941,901 SF (21.62 acres)				
FRONTAGE	250 FT	300.0 FT				
LOT WIDTH	250 FT	261.1 FT				
LOT DEPTH	150 FT	1,255.4 FT				
DWELLING UNIT SIZE	1,600 SF	4,400 SF				
YARDS		INDOOR RIDING	16 STALL BARN	STORAGE SHED	GROOMS QUARTERS	NEW DWELLING
FRONTAGE	75 FT	369.2 FT	-	-	-	-
SIDE	50 FT	26.98 FT [3]	252.7 FT	53.4 FT	49.33 FT [3]	80.3 FT
REAR	50 FT	656.8 FT	451.9 FT	678.5 FT	651.6 FT	541.0 FT
PARKING - OFF STREET	4	8				
ITEM	PERMITTED (MAX.)	PROPOSED CONDITIONS				
GROSS FLOOR AREA	36,638 SF [1]	28,936 SF				
BUILDING COVERAGE	6% (56,514 SF)	2.9% (27,615 SF)				
BUILDING HEIGHT	30 FT	24.2 FT (NEW DWELLING)				
GROSS LAND COVERAGE	80,318 SF [2]	63,104 SF				

Notes:

[1] REFER TO FLOOR AREA CALCULATIONS WORKSHEET AND PLANS BY OLD TOWN BARNS FOR GROSS FLOOR AREA INFORMATION

[2] REFER TO GROSS LAND COVERAGE CALCULATIONS WORKSHEET AND SHEET C-6 BY DIMARZO & BERECZKY

[3] EXISTING NON-CONFORMING

DRAWING LIST

DRAWING TITLE	NUMBER	ORIG. DATE
SITE DEVELOPMENT PLAN	C-1	7/27/2021
SITE PLAN - 2A	C-2A	7/27/2021
SITE PLAN - 2B	C-2B	7/27/2021
EROS. & SEDIMENT CONTROL PLAN	C-3	7/27/2021
NOTES & DETAILS	C-4	7/27/2021
DETAILS -1	C-5	7/27/2021
GROSS LAND COVERAGE PLAN	C-6	7/27/2021

UNAUTHORIZED ALTERATION OR ADDITION TO A DOCUMENT BEARING THE SEAL OF AN ENGINEER IS A VIOLATION OF SECTION 7209 SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW ARTICLE 145.

NORTH CASTLE TAX ID: 95.03-2-56
ZONE: R-4A AREA: 941,901 SF

SITE DEVELOPMENT PLAN

DEPICTING

263 BEDFORD BANKSVILLE ROAD

BEDFORD, NY (NORTH CASTLE MUNICIPALITY)

PREPARED FOR

KENT FARRINGTON LLC

DATE: 7/27/2021
JOB NO. 179

SCALE: 0 50 100
1"=50'

To my knowledge and belief this map is substantially correct as noted hereon

STATE OF NEW YORK · KARL H WEED · LICENSED PROFESSIONAL ENGINEER · 075695

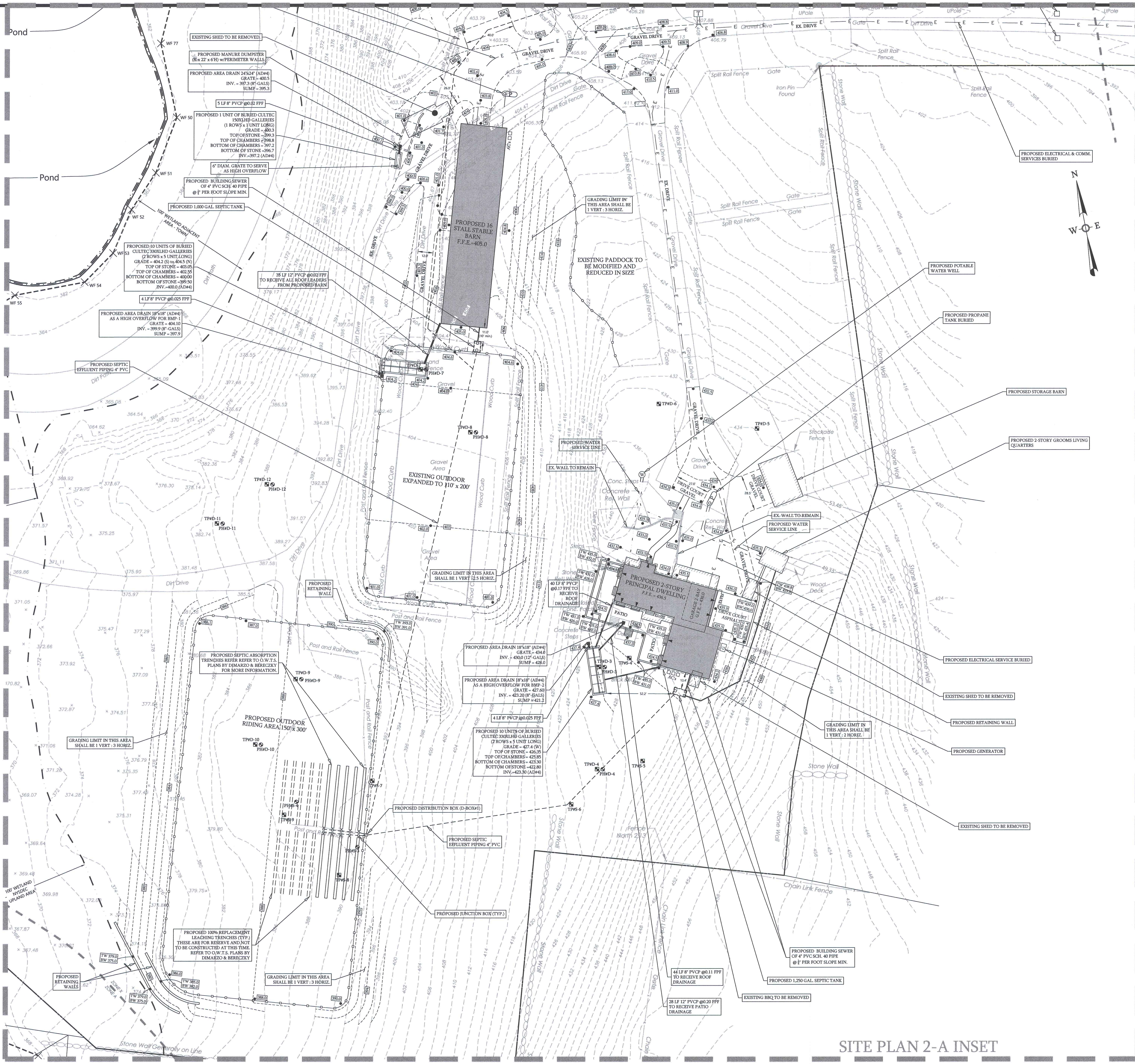
KARL H. WEED, P.E. 075695

DATE

This document is valid only if it bears the signature and seal of the designated licensed professional. Unauthorized alteration or addition to this document shall make the contents null and void.

DIMARZO & BERECZKY
191 LLOYD DRIVE
FAIRFIELD, CT 06825
203.857.4110
LAND SURVEYING
CIVIL ENGINEERING
PERMITTING

C-1


Pond
EXISTING SHED TO BE REMOVED
PROPOSED MANURE DUMPSTER (8' x 22' x 6'H) w/PERIMETER WALLS
PROPOSED AREA DRAIN 24"x24" (AD#4) GRATE = 400.5 INV. = 397.3 (8"-GALS) SUMP = 395.3
5 LF 8" PVCP @0.02 FPF
PROPOSED 1 UNIT OF BURIED CULTEC 150XLHD GALLERIES (1 ROWS x 1 UNIT LONG) GRADE = 400.3 TOP OF STONE = 399.3 TOP OF CHAMBERS = 398.8 BOTTOM OF CHAMBERS = 397.2 BOTTOM OF STONE = 396.7 INV. = 397.2 (AD#4)
6" DIAM. GRATE TO SERVE AS HIGH OVERFLOW
PROPOSED BUILDING SEWER OF 4" PVC SCH. 40 PIPE @ 1/4" PER FOOT SLOPE MIN.
PROPOSED 1,000 GAL. SEPTIC TANK
PROPOSED 10 UNITS OF BURIED CULTEC 330XLHD GALLERIES (2 ROWS x 5 UNIT LONG) GRADE = 404.2 (S) to 404.5 (N) TOP OF STONE = 403.05 TOP OF CHAMBERS = 402.55 BOTTOM OF CHAMBERS = 400.00 BOTTOM OF STONE = 399.50 INV. = 400.0 (AD#4)
35 LF 12" PVCP @0.02 FPF TO RECEIVE ALL ROOF LEADERS FROM PROPOSED BARN
4 LF 8" PVCP @0.025 FPF
PROPOSED AREA DRAIN 18"x18" (AD#4) AS A HIGH OVERFLOW FOR BMP-1 GRATE = 404.10 INV. = 399.9 (8"-GALS) SUMP = 397.9
PROPOSED SEPTIC EFFLUENT PIPING 4" PVC.
PROPOSED 16 STALL STABLE BARN F.F.E.=405.0
GRADING LIMIT IN THIS AREA SHALL BE 1 VERT : 3 HORIZ.
EXISTING PADDOCK TO BE MODIFIED AND REDUCED IN SIZE
EXISTING OUTDOOR EXPANDED TO 110' x 200'
GRADING LIMIT IN THIS AREA SHALL BE 1 VERT : 2.5 HORIZ.
PROPOSED RETAINING WALL
PROPOSED SEPTIC ABSORPTION TRENCHES REFER REFER TO O.W.T.S. PLANS BY DIMARZO & BERECZKY FOR MORE INFORMATION.
PROPOSED OUTDOOR RIDING AREA 150' x 300'
GRADING LIMIT IN THIS AREA SHALL BE 1 VERT : 3 HORIZ.
PROPOSED DISTRIBUTION BOX (D-BOX#1)
PROPOSED SEPTIC EFFLUENT PIPING 4" PVC
PROPOSED JUNCTION BOX (TYP.)
PROPOSED 100% REPLACEMENT LEACHING TRENCHES (TYP.) THESE ARE FOR RESERVE AND NOT TO BE CONSTRUCTED AT THIS TIME. REFER TO O.W.T.S. PLANS BY DIMARZO & BERECZKY
PROPOSED RETAINING WALLS
GRADING LIMIT IN THIS AREA SHALL BE 1 VERT : 3 HORIZ.
PROPOSED 2-STORY PRINCIPAL DWELLING
PATIO
DRIVE COURT ASPHALT
40 LF 8" PVCP @0.17 FPF TO RECEIVE ROOF DRAINAGE
PROPOSED AREA DRAIN 18"x18" (AD#4) GRATE = 434.0 INV. = 430.0 (12"-GALS) SUMP = 428.0
PROPOSED AREA DRAIN 18"x18" (AD#4) AS A HIGH OVERFLOW FOR BMP-2 GRATE = 427.60 INV. = 423.20 (8"-GALS) SUMP = 421.2
4 LF 8" PVCP @0.025 FPF
PROPOSED 10 UNITS OF BURIED CULTEC 330XLHD GALLERIES (2 ROWS x 5 UNIT LONG) GRADE = 427.4 (W) TOP OF STONE = 426.35 TOP OF CHAMBERS = 425.85 BOTTOM OF CHAMBERS = 423.30 BOTTOM OF STONE = 422.80 INV. = 423.30 (AD#4)
PROPOSED WATER SERVICE LINE
EX. WALL TO REMAIN
PROPOSED POTABLE WATER WELL
PROPOSED PROPANE TANK BURIED
PROPOSED STORAGE BARN
PROPOSED 2-STORY GROOMS LIVING QUARTERS
PROPOSED ELECTRICAL & COMM. SERVICES BURIED
PROPOSED ELECTRICAL SERVICE BURIED
EXISTING SHED TO BE REMOVED
PROPOSED RETAINING WALL
PROPOSED GENERATOR
GRADING LIMIT IN THIS AREA SHALL BE 1 VERT : 2 HORIZ.
EXISTING SHED TO BE REMOVED
PROPOSED BUILDING SEWER OF 4" PVC SCH. 40 PIPE @ 1/4" PER FOOT SLOPE MIN.
PROPOSED 1,250 GAL. SEPTIC TANK
EXISTING BBQ TO BE REMOVED
44 LF 8" PVCP @0.11 FPF TO RECEIVE ROOF DRAINAGE
28 LF 12" PVCP @0.20 FPF TO RECEIVE PATIO DRAINAGE
Stone Wall
Split Rail Fence
Chain Link Fence
GRAVEL DRIVE
EX. DRIVE
SITE PLAN 2-A INSET

N
W E

LEGEND

- PROPOSED CONTOUR
- PROPOSED SPOT ELEVATION
- TC = TOP OF CURB ELEVATION / BC = BOTTOM OF CURB ELEVATION (TC 375.5 / BC 375.0)
- TW = TOP OF WALL ELEVATION / BW = BOTTOM OF WALL ELEVATION (TW 379.0 / BW 375.0)
- PROPOSED DOOR LOCATIONS
- TEST PIT, SOILS — TP#D-3
- PERC. & INFILL TEST, SOILS — PH#D-3
- STORM SEWER, GRAVITY
- SANITARY SEWER, GRAVITY
- PROPOSED LEACHING TRENCH
- RESERVE LEACHING TRENCH
- PROPOSED JUNCTION BOX — JB #2
- DOMESTIC WATER SERVICE
- COMM. SERVICE CONDUITS
- ELECTRIC SERVICE CONDUITS — E
- GAS SERVICE
- SILT FENCE
- LIMIT OF DISTURBANCE — LOD
- TEMP. CONSTRUCTION FENCE
- HAYBALES (SEDIMENT FILTER)
- ANTI-TRACKING PAD
- TREE PROTECTION
- STOCKPILE (TEMPORARY)

SITE PLAN - 2A

DEPICTING

263 BEDFORD BANKSVILLE ROAD

BEDFORD, NY (NORTH CASTLE MUNICIPALITY)

PREPARED FOR

KENT FARRINGTON LLC

DATE: 7/27/2021
JOB NO. 179

SCALE: 0 30 60
1"=30'

To my knowledge and belief this map is substantially correct as noted hereon.

KARL H. WEED NY P.E. 075695

DATE

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DIMARZO & BERECZKY
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CIVIL ENGINEERING
PERMITTING

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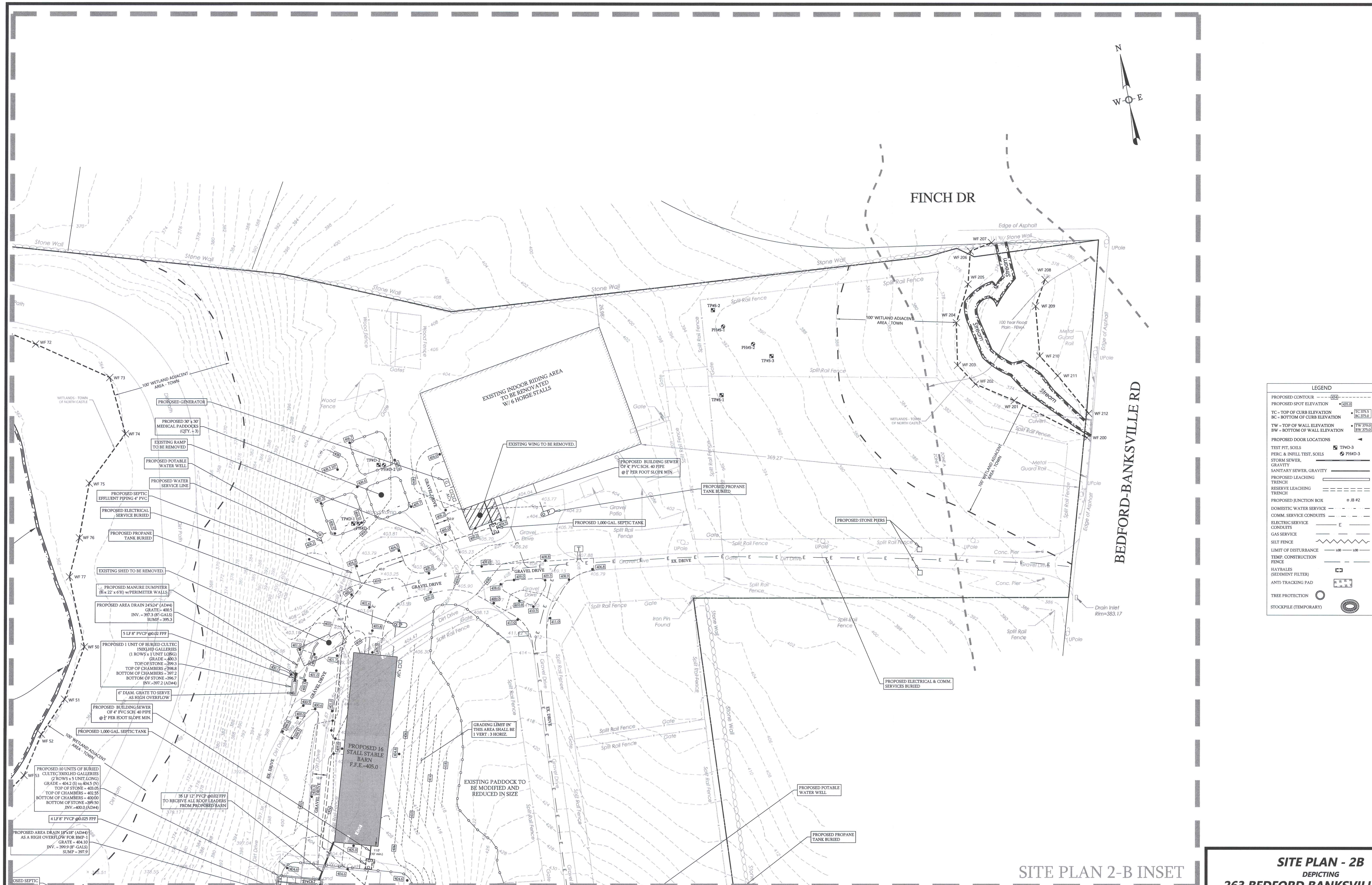
C-2A



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SITE PLAN - 2B

DEPICTING

263 BEDFORD BANKSVILLE ROAD

BEDFORD, NY (NORTH CASTLE MUNICIPALITY)

PREPARED FOR

KENT FARRINGTON LLC

DATE: 7/27/2021
JOB NO. 179

SCALE: 0 30 60
1"=30'

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EROSION & SEDIMENT CONTROL PLAN

DEPICTING

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BEDFORD, NY (NORTH CASTLE MUNICIPALITY)

PREPARED FOR

KENT FARRINGTON LLC

DATE: 7/27/2021
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SCALE: 0 50 100
1"=50'

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C-3

EARTHWORK & GRADING:

1. GRADE AWAY FROM BUILDING WALLS AT 2% MINIMUM (TYPICAL).
2. EARTH SLOPES SHALL BE NO STEEPER THAN 2:1 (HORZ.:VERT.)
3. NO WORK SHALL COMMENCE UNTIL EROSION CONTROLS HAVE BEEN INSPECTED AND APPROVED BY THE PROJECT ENGINEER OR THEIR DESIGNEE(S).
4. GENERAL FILL BEYOND PAVED AREAS SHALL BE FREE OF BRUSH RUBBISH, STUMPS AND STONES LARGER THAN 4". FILL SHALL BE PLACED IN COMPACTED LAYERS NOT TO EXCEED 8" IN THICKNESS. THE DRY DENSITY AFTER COMPACTION SHALL NOT BE LESS THAN 95% OF THE STANDARD PROCTOR TEST AND DONE IN ACCORDANCE WITH THE REQUIREMENTS OF ASTM D698. AFTER COMPACTING, THE FILL SHALL BE 4" BELOW THE REQUIRED GRADE AS SHOWN ON THE PLAN.
5. GENERAL FILL UNDER PAVED AREAS SHALL BE TILL, LOAM, SAND OR GRAVEL MIXTURE CLASSIFIED AS SP, SW, SM, GP, GM, ML PER THE UNITED SOIL CLASSIFICATION SYSTEM. IT SHALL HAVE NOT MORE THAN 40% FINES PASSING THE #100 SIEVE, NOT MORE THAN 8% PASSING THE #200 SIEVE, AND NO STONES LARGER THAN 8".
6. SUBGRADE AND FILL SHALL BE UNIFORMLY COMPACTED BY THE USE OF EQUIPMENT MANUFACTURED FOR THAT PURPOSE.
7. FILL OR TOPSOIL SHALL NOT BE PLACED NOR COMPACTED WHILE IN A FROZEN OR MUDDY CONDITION OR WHILE SUBGRADE IS FROZEN.
8. AFTER THE AREAS TO BE TOPSOIL HAVE BEEN BROUGHT TO GRADE, THE SUBGRADE SHALL BE LOOSENED BY SCARIFYING TO A DEPTH OF AT LEAST 2" TO ENSURE BONDING OF THE TOPSOIL AND SUBSOIL.
9. TOPSOIL SHALL BE FRIABLE AND LOAMY WITH HIGH ORGANIC CONTENT. IT SHALL BE FREE OF DEBRIS, ROCKS LARGER THAN 2" AND ROOTS.
10. CRUSHED STONE UNDERNEATH DRAINAGE AND SEPTIC STRUCTURES SHALL BE GRADATION NO. 2 AS PER NYS DOT STANDARD SPECIFICATION SECTION 703. STONE SHALL CONSIST OF SOUND, TOUGH, DURABLE PARTICLES.

RETAINING WALLS:

11. ANY RETAINING WALLS HIGHER THAN 4 FEET SHALL BE DESIGNED BY A NEW YORK STATE LICENSED PROFESSIONAL ENGINEER, AND AN APPLICATION SHALL BE SUBMITTED FOR BUILDING PERMIT TO THE CITY OF NEW ROCHELLE.
12. RETAINING WALLS (IF APPLICABLE) WITH A GRADE DIFFERENCE EQUAL TO OR GREATER THAN 2.5 FEET MAY REQUIRE A SAFETY BARRIER ON THE TOP OF THE WALL. RETAINING WALLS AND BARRIERS ARE TO BE DESIGNED BY OTHERS.

STORM AND SANITARY SEWER SYSTEMS:

13. ALL PIPE SHALL BE INSTALLED STRAIGHT AND AT THE VERTICAL AND HORIZONTAL ALIGNMENT SHOWN. PIPES SHALL HAVE A UNIFORM SLOPE AS SPECIFIED.
14. MINIMUM COVER ON ALL PIPES SHALL BE TWO FEET (2') UNLESS OTHERWISE NOTED.
15. ALL STORM PIPE SPECIFIED AS POLY VINYL CHLORIDE PIPE (PVCP) SHALL BE SDR 35 WITH RUBBER GASKETED JOINTS AND MEET THE REQUIREMENTS OF ASTM D3034 AND D3212.
16. WHEN CONNECTING NEW PIPES TO EXISTING STRUCTURES SUCH AS MANHOLES AND CATCH BASINS, THE STRUCTURE SHALL BE COMPLETELY CLEANED OUT. THE HOLE MADE IN THE STRUCTURE SHALL BE MADE AS SMALL AS POSSIBLE. THE STRUCTURE SHALL BE REPAIRED TO MATCH ITS ORIGINAL TYPE OF CONSTRUCTION. THE JOINT BETWEEN THE STRUCTURE AND THE PIPE SHALL BE MADE WATERTIGHT BY FILLING THE JOINT WITH MORTAR.
17. FLOW IN EXISTING SEWER SYSTEM MUST NOT BE INTERRUPTED. ANY TEMPORARY ROUTING OF THIS SEWER FLOW MUST BE DONE IN CONFORMANCE WITH ALL APPLICABLE RULES AND REGULATIONS.
18. UNDER NO CIRCUMSTANCES SHALL TRENCH WATER BE ALLOWED TO DRAIN OFF THROUGH HOUSE SEWER OR EFFLUENT LINES.
19. ALL STORMWATER INFILTRATION SYSTEMS SHALL BE INSTALLED PER MANUFACTURERS SPECIFICATIONS.
20. AT THE END OF CONSTRUCTION, AFTER THE SITE HAS BE FULLY STABILIZED, ALL NEW AND PREVIOUSLY EXISTING STORM SEWER FACILITIES INCLUDING, BUT NOT LIMITED TO, CATCH BASINS, AREA DRAINS, MANHOLES, JUNCTION BOXES, FLOW CONTROL STRUCTURES, PIPES, OIL GRIT SEPARATORS, PERMEABLE PAVERS AND POROUS PAVEMENT SHALL BE FULLY CLEANED WITH EQUIPMENT DESIGNED FOR THAT PURPOSE TO THE SATISFACTION OF THE INSPECTING ENGINEER.

UTILITIES:

21. PROPOSED ELECTRIC, TELEPHONE, CABLE, GAS AND WATER SERVICES ARE SHOWN FOR SCHEMATIC PURPOSES ONLY AND ARE SUBJECT TO CHANGE PENDING UTILITY COMPANY REVIEW. THESE UTILITIES SHALL BE DESIGNED BY OTHERS AND INSTALLED IN CONFORMANCE TO THE REQUIREMENTS OF THE GOVERNING UTILITY COMPANIES.
22. UTILITY SERVICES SHALL BE INSTALLED IN CONFORMANCE TO THE REQUIREMENTS OF THE RESPECTIVE GOVERNING UTILITY COMPANY.
23. EASEMENTS MAY BE REQUIRED IN FAVOR OF THE VARIOUS UTILITY COMPANIES.
24. UTILITY CONNECTIONS AT BUILDING FACE SHALL BE COORDINATED WITH THE BUILDING CONTRACTORS.
25. ANY AND ALL UTILITIES ABANDONED SHALL BE CAPPED OR REMOVED IN ACCORDANCE WITH UTILITY COMPANIES' REQUIREMENTS.
26. DETECTABLE TAPE SHALL BE USED TO MARK PIPING LISTED BELOW. THE IDENTIFICATION TAPE SHALL BE BURIED AT LEAST 6-INCHES TO 10-INCHES BELOW FINAL GRADE BUT NO CLOSER THAN 12-INCHES TO THE BURIED UTILITY PIPING OR SERVICE.

HIGH VOLTAGE	RED	CAUTION ELECTRIC LINE BURIED BELOW 600 VOLTS & ABOVE
LOW VOLTAGE	RED	CAUTION ELECTRIC LINE BURIED BELOW 600 VOLTS & BELOW
TELEPHONE & CONTROL	ORANGE	CAUTION TELEPHONE LINE BURIED BELOW
NATURAL GAS	YELLOW	CAUTION GAS LINE BURIED BELOW
WATER SYSTEMS	BLUE	CAUTION WATER LINE BURIED BELOW
FIRE PROTECTION SYSTEMS	BLUE	CAUTION FIRE LINE BURIED BELOW
SPRINKLER MAINS	BLUE	CAUTION SPRINKLER LINE BURIED BELOW
SEWER SYSTEM	GREEN	CAUTION SEWER LINE BURIED BELOW
COMMUNICATION CONDUIT	ORANGE	CAUTION COMM. LINE BURIED BELOW.

27. UNDERGROUND-TYPE PLASTIC LINE MARKER: MANUFACTURER'S STANDARD PERMANENT, BRIGHT-COLORED DETECTABLE TAPE, CONTINUOUS-PRINTED PLASTIC TAPE, INTENDED FOR DIRECT-BURIAL SERVICE; NOT LESS THAN 6" WIDE X 4 MILS THICK.

PAVEMENT:

28. AREAS OF NEW ASPHALT SHALL FOLLOW THE ASPHALT PAVEMENT DETAIL HEREIN.
29. AREAS OF ASPHALT PAVEMENT THAT ARE DISTURBED BY THE CONSTRUCTION OF THIS PROJECT SHALL BE REPLACED IN ACCORDANCE WITH THE ASPHALT PAVEMENT REPAIR DETAIL. THE FINISHED GRADE OF ASPHALT PAVING SHALL BLEND TO EXISTING GRADE AND THE EDGE OF THE CONCRETE PAVEMENT SMOOTHLY WITH NO SLOPES EXCEEDING 4% UNLESS OTHERWISE NOTED.
30. CONTRACTOR IS RESPONSIBLE TO PLACE THE HOT-MIX ASPHALT MIX AS REQUIRED IN THE DRAWINGS AND DETAILS.
31. FINISHED PAVING SHALL BE FREE OF ``BIRD BATHS" AND BE SMOOTH AT THE SLOPES SPECIFIED ON THE PLANS.
32. FINISHED GRADE SHALL BE WITHIN 1/4 INCH OF THAT NOTED ON THE DRAWINGS.
33. THE PAVEMENT SHALL BE PROTECTED FROM VEHICULAR TRAFFIC OF ANY KIND WITH THE USE OF BARRICADES, ETC. FOR A MINIMUM PERIOD OF 24 HOURS AFTER FINAL ROLLING. MAINTAIN AND PROTECT ASPHALT SURFACE FROM SCRAPES, SEARS, SPILLS, HYDRAULIC LEAKS, AND ANY OTHER CONSTRUCTION DAMAGE FOR THE REMAINDER OF CONSTRUCTION UNTIL OWNER'S REPRESENTATIVE ACCEPTANCE. CONTRACTOR IS RESPONSIBLE FOR CLEARING, REPAIRING, SEAL COATING, PATCHING, AND RE-STRIPING AS NECESSARY TO OBTAIN OWNER'S REPRESENTATIVE'S FINAL APPROVAL/ACCEPTANCE.
34. THICKNESSES OF ALL LAYERS SHOWN ARE AFTER COMPACTION. COMPACT ALL LAYERS TO 95% PER ASTM D 1557 (MODIFIED PROCTOR METHOD).

SEDIMENT AND EROSION CONTROL NARRATIVE:

THE PURPOSE OF THE SEDIMENT AND EROSION CONTROL PLAN, DETAILS, AND NOTES IS TO OUTLINE A PROGRAM THAT MINIMIZES SOIL EROSION DURING CONSTRUCTION. THE PRIMARY POLICIES OF THIS PROGRAM ARE:

a) TRAPPING PARTICLES AT SOURCE BY PROMPTLY STABILIZING DISTURBED AREAS;
b) AVOID CONCENTRATION OF WATER;
c) AVOID CONTAMINATION OF EXISTING STORM DRAINS;
d) MAINTENANCE (WEEKLY MAINTENANCE AND AFTER STORM EVENTS) OF CONTROLS TO ENSURE THEY ARE FUNCTIONING PROPERLY;

SEDIMENT AND EROSION CONTROL NOTES:

1. BEFORE COMMENCING CONSTRUCTION ACTIVITY, THE CONTRACTOR MUST OBTAIN COVERAGE UNDER THE NEW YORK STATE POLLUTANT DISCHARGE ELIMINATION SYSTEM (S.P.D.E.S.) GENERAL PERMIT FOR STORMWATER DISCHARGES FROM CONSTRUCTION ACTIVITY. (GP-0-20-001). A NOTICE OF INTENT (N.O.I.) FORM IS REQUIRED TO BE SUBMITTED BY THE CONTRACTOR. ADDITIONALLY, A MS4 S.W.P.P.P. ACCEPTANCE FORM MUST BE SUBMITTED. PLEASE CONTACT THE ENGINEER OF RECORD PRIOR TO SUBMITTING THESE FORMS.
2. SHEET C-3 IS INTENDED TO DESCRIBE THE SOIL SEDIMENT AND EROSION CONTROL TREATMENT OF THIS SITE ONLY. FOR OTHER DETAILS WITH RESPECT TO CONSTRUCTION, SEE APPROPRIATE DRAWINGS.
3. THE LIMIT OF DISTURBANCE AS SHOWN ON THE PLAN MUST BE SURVEY-LOCATED AND STAKED IN THE FIELD PRIOR TO ANY CONSTRUCTION ACTIVITY.
4. ALL SEDIMENT AND EROSION CONTROLS SHALL BE DONE IN CONFORMANCE WITH THE "NY STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL" PREPARED BY THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION.
5. THE CONTRACTOR MUST PROVIDE "TRAINED CONTRACTORS" AS DEFINED BY THE NYSDEC GENERAL PERMIT FOR STORMWATER DISCHARGES FROM CONSTRUCTION ACTIVITY (GP-0-10-001).
6. THE CONTRACTOR IS ASSIGNED THE RESPONSIBILITY FOR IMPLEMENTING THIS SEDIMENT AND EROSION CONTROL PLAN. THIS RESPONSIBILITY INCLUDES THE INSTALLATION AND MAINTENANCE OF CONTROL MEASURES, INFORMING ALL PARTIES ENGAGED ON THE CONSTRUCTION SITE OF THE REQUIREMENTS AND OBJECTIVES OF THE PLAN NOTIFYING THE TOWN OF NORTH CASTLE OF ANY TRANSFER OF THIS RESPONSIBILITY, AND WHEN CONSTRUCTION IS TO BEGIN THREE (3) DAYS PRIOR TO COMMENCING WORK.
7. TEMPORARY SEDIMENT CONTROL MEASURES MUST BE INSTALLED IN ACCORDANCE WITH DRAWINGS AND MANUFACTURER RECOMMENDATIONS PRIOR TO WORK IN ANY UPLAND AREAS.
8. NO CONSTRUCTION OR CONSTRUCTION EQUIPMENT OR STORAGE OF MATERIALS WILL BE ALLOWED ON THE DOWNHILL SIDE OF THE SILT FENCE OR WITHIN FENCED OFF AREAS, EXCEPT DURING CONSTRUCTION OF THE PROPOSED FACILITIES SHOWN BEYOND THE FENCES.
9. WHERE EXISTING TREES ARE TO BE SAVED, TREE LIMBS SHALL BE TRIMMED AS NEEDED TO PROTECT THE TREES FROM DAMAGE BY CONSTRUCTION OPERATIONS. SUCH TRIMMING SHALL BE MINIMIZED. ARMORING AND ANY LIMB TRIMMING SHOULD BE DONE BEFORE CONSTRUCTION BEGINS. TREE PROTECTION SHOULD BE MAINTAINED DURING CONSTRUCTION. EQUIPMENT TRAFFICKING AND MATERIALS STORAGE OVER THE TREE ROOTS SHALL BE AVOIDED.
10. THE LOCATION OF EACH STOCKPILE WILL VARY THROUGHOUT THE CONSTRUCTION PERIOD. EXCAVATED SILT AND EARTH STOCKPILES SHALL BE STORED ON SITE. SILT FENCE SHALL BE PLACED AT THE BASE OF THE STOCKPILE TO PREVENT SEDIMENT FROM LEAVING THE SITE.
11. SILT FENCE SHALL BE MIRAFI ENVIROFENCE, AMOCO SILTSTOP OR EQUIVALENT APPROVED BY SITE ENGINEER. FILTER FABRIC USED SHALL BE MIRAFI 100X OR EQUIVALENT. INSTALL SILT FENCE ACCORDING TO MANUFACTURER'S INSTRUCTION, PARTICULARLY, BURY LOWER EDGE OF FABRIC INTO GROUND.
12. ALL ROOF LEADER DOWNSPOUTS SHALL TEMPORARILY DISCHARGE ONTO SPLASH PADS MEASURING AT LEAST 8" WIDE BY 18" LONG, OR APPROVED EQUAL.
13. LAND DISTURBANCE SHALL BE KEPT TO A MINIMUM. ALL DISTURBED AREA SHALL BE PLANTED IN WHERE PERMANENT PLANTINGS ARE CALLED FOR AS SOON AS PRACTICABLE. SEED AND MULCH DISTURBED AREAS WITH GRASS SEED WHERE PERMANENT PLANTINGS ARE NOT CALLED FOR, AS SOON AS PRACTICABLE. PREPARE SEEDBED (4" THICK MINIMUM) WITH TOPSOIL. SEED, RAKE, ROLL, WATER AND MULCH AREAS ACCORDING TO MIXES BELOW. WATER AS OFTEN AS NECESSARY (UP TO 3 TIMES PER DAY) TO ESTABLISH COVER. MULCH SEEDED AREAS AT 1 TO 2 TONS/ACRE WITH SALT HAY. MAINTAIN MULCH AND WATERING UNTIL GRASS IS 3" HIGH WITH 85% COVER. RESEED OR OVERSEED IF NECESSARY.

TEMPORARY SEED MIX:
PERENNIAL RYEGRASS — 40 LBS/AC. (1 LB/1000 SF.)
PERMANENT LAWNS:
KENTUCKY BLUEGRASS — 20 LBS/AC.
CREEPING RED FESCUE — 20 LBS/AC.
PERENNIAL RYEGRASS — 5 LBS/AC.
45 LBS/AC. (1 LB/1000 SF.)
OPTIMUM SEEDING DATES:
APRIL 15 THROUGH JUNE 15 - AND - AUGUST 15 THROUGH OCTOBER 1

14. ANY DISTURBED AREA NOT INTENDED FOR PROPOSED CUT/FILL EARTHWORK SHALL BE RESTORED TO THE PRECONSTRUCTION CONDITION.
15. IF DISTURBED AREAS CAN NOT BE SEEDED IMMEDIATELY DUE TO THE TIME OF YEAR, MULCH AREA UNTIL SEEDING CAN OCCUR; REMOVE MULCH AND SEED AND RE-MULCH WHEN SEASON PERMITS.
16. UPON INSTALLATION OF EACH AREA DRAIN, IMMEDIATELY SURROUND IT WITH HAYBALES AS PER SEDIMENT FILTER DETAIL. HAYBALES SHALL BE NEW AND ARE TO BE REPLACED WHENEVER THEIR CONDITION DETERIORATES BEYOND REASONABLE USABILITY.
17. PAVEMENT SHOULD BE PLACED AS SOON AS POSSIBLE AFTER DRAINAGE IS INSTALLED.
18. LOADED TRUCKS SHALL BE COVERED AS REQUIRED TO KEEP DOWN DUST.
19. AFFECTED PORTIONS OF OFF SITE ROADS AND SIDEWALKS MUST BE SWEPT CLEAN WHEN REQUIRED TO KEEP DOWN DUST AND PREVENT SAFETY HAZARDS OR AT LEAST ONCE A WEEK DURING CONSTRUCTION AND AS DIRECTED BY SITE ENGINEER.
20. DUST CONTROL TO BE ACHIEVED WITH WATERING DOWN DISTURBED AREAS AS REQUIRED.
21. AFTER EACH STORM EVENT OR ONCE BI-WEEKLY, ALL SEDIMENT AND EROSION CONTROLS SHALL BE INSPECTED. ANY CORRECTIVE ACTIONS TO MITIGATE ENVIRONMENTAL CONCERNS WILL BE ORDERED BY THE SITE ENGINEER OR ENVIRONMENTAL ENGINEER. IT IS THE OWNER'S RESPONSIBILITY TO RETAIN SUCH CONSULTANT.
22. ADDITIONAL SEDIMENT AND EROSION CONTROL MEASURES MAY BE INSTALLED DURING THE CONSTRUCTION PERIOD IF FOUND NECESSARY BY THE INSPECTING ENGINEER OR ANY GOVERNING AGENCY.
23. ALL PERMANENT AND TEMPORARY SEDIMENT CONTROL DEVICES WILL BE MAINTAINED IN EFFECTIVE CONDITION THROUGHOUT THE CONSTRUCTION PERIOD UNTIL UPLAND DISTURBED AREAS ARE THOROUGHLY STABILIZED. UPON COMPLETION OF WORK AND STABILIZATION OF ALL UPLAND AREAS, ALL TEMPORARY SEDIMENT CONTROL DEVICES AND TREE PROTECTION SHOULD BE REMOVED FROM THE SITE AND ANY SILT DISPOSED OF LEGALLY.
24. PERIODICALLY AND UPON COMPLETION OF THE JOB, CLEAN SILT FROM ANY EFFECTED STORM SEWER SYSTEMS INCLUDING PIPES AND INLETS. USE SILT DURING FINAL LANDSCAPING OR DISPOSE OFF-SITE LEGALLY.

CONSTRUCTION PHASING:

The following description of construction phasing is intended to demonstrate a feasible sequence of construction. The actual sequence may vary due to field conditions if approved by the inspecting engineer.

PHASE 1: PREPARATION (1 WEEK)

- THE INSPECTING ENGINEER SHALL MEET WITH THE CONTRACTOR AND OWNER TO REVIEW THE EROSION AND SEDIMENT CONTROL PLANS AND DISCUSS ANY MODIFICATIONS.
- INSTALL SILT FENCES AND TRACKING PAD FOR CONSTRUCTION.
- INSTALL TREE PROTECTION AND TRIM LIMBS THAT MAY BE DAMAGED BY CONSTRUCTION.
- INSTALL INLET PROTECTION ON EXISTING CATCH BASINS AS DEPICTED ON THE PLAN.
- INSTALL A PROTECTION FENCE AROUND THE PROPOSED SEPTIC LEACHING AREA AND THE PROPOSED STORMWATER INFILTRATION GALLERIES.
- CUT TREES TO BE REMOVED.

PHASE 2: DEMOLITION (2 WEEK)
- CAP-OFF AND REMOVE EXISTING UTILITIES TO THE EXISTING HOUSE.
- DEMOLISH AND REMOVE EXISTING HOUSE, SHEDS, STALL BARN, AND SOUTHWEST WING TO THE EXISTING INDOOR RIDING BUILDING

PHASE 3: CONSTRUCTION OF HOUSE AND DRIVE (45 WEEKS)
- EXCAVATE AND CONSTRUCT FOUNDATION FOR HOUSE.
- EXCAVATE AND CONSTRUCT 16 STALL STABLE BARN
- ROUGH GRADE THE PROPOSED GRAVEL DRIVEWAYS AND THE ASPHALT DRIVE COURT.
- CONSTRUCTION THE HOUSE AND BARN. BACKFILL FOUNDATIONS AS SOON AS POSSIBLE.
- INSTALL SEPTIC LEACHING TRENCHES, TANKS AND ASSOCIATED PIPING.
- INSTALL STORMWATER INFILTRATION GALLERIES.
- INSTALL WATER, ELECTRIC AND COMMUNICATION UTILITIES.
- GRADE PROPOSED PADDOCK AREAS.
- FINAL PAVING FOR THE DRIVES AND DRIVEWAY.
- MAINTAIN ALL SEDIMENT AND EROSION CONTROLS IN AN EFFECTIVE CONDITION DURING THE CONSTRUCTION PERIOD

PHASE 4: LANDSCAPING (3 WEEK)

- FULLY STABILIZE ALL DISTURBED AREAS
- INSTALL SEED AND MULCH

PHASE 5: CLEAN UP AFTER ALL AREAS ARE STABILIZED

- CLEAN EFFECTED PORTION OF OFF-SITE ROADS AND DRIVEWAYS.
- REMOVE ACCUMULATED SILT AND DEBRIS.
- REMOVE TEMPORARY SEDIMENT AND EROSION CONTROL.
- MAKE ANY NECESSARY REPAIRS TO PERMANENT SEDIMENT AND EROSION CONTROLS.

PH#D-1 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 66" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-1	1	11:32	11:33	1	20"	23"	3"	
	2	11:34	11:36	2	20"	23"	3"	
	3	11:38	11:40	2	20"	23"	3"	90" per Hr

PH#D-2 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 66" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-2	1	11:31	11:32	1	20"	23"	3"	
	2	11:32	11:33	1	20"	23"	3"	
	3	11:34	11:35	1	20"	23"	3"	180" per Hr

PH#D-3 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 66" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-3	1	11:56	12:03	7	20"	23"	3"	
	2	12:03	12:12	9	20"	23"	3"	
	3	12:14	12:23	9	20"	23"	3"	20" per Hr

PH#D-4 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 66" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-4	1	11:55	12:03	8	20"	23"	3"	
	2	12:03	12:11	8	20"	23"	3"	
	3	12:12	12:20	8	20"	23"	3"	22.5" per Hr

PH#D-7 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 66" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-7	1	11:23	11:24	1	20"	23"	3"	
	2	11:24	11:25	1	20"	23"	3"	
	3	11:26	11:27	1	20"	23"	3"	180" per Hr

PH#D-8 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 66" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-8	1	11:22	11:23	1	20"	23"	3"	
	2	11:23	11:24	1	20"	23"	3"	
	3	11:24	11:25	1	20"	23"	3"	180" per Hr

PH#D-9 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 60" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-9	1	11:08	11:09	1	20"	23"	3"	
	2	11:10	11:11	1	20"	23"	3"	
	3	11:11	11:12	1	20"	23"	3"	180" per Hr

PH#D-10 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 60" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-10	1	11:09	11:10	1	20"	23"	3"	
	2	11:10	11:11	1	20"	23"	3"	
	3	11:11	11:12	1	20"	23"	3"	180" per Hr

PH#D-11 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 60" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-11	1	10:49	10:53	1	20"	23"	3"	
	2	10:54	10:59	1	20"	23"	3"	
	3	11:00	11:06	1	20"	23"	3"	180" per Hr

PH#D-12 - INFILTRATION TEST
Date: 7/14/2021 - Inspector: Lou DiMarzo, P.E. - Town: Vinny Federici

Pre-Soak Date: 7/13/2021 — Depth from excavated Bench = 30" Depth from Existing Grade = 60" — Diam. = 8"

Hole Number	Run No.	Start	Stop	Elapse Time Min.	Depth to Water from Bench Surface: Start Inches	Depth to Water from Bench Surface: Stop Inches	Water Level Drop in Inches	Infiltration Rate inches/hour
D-12	1	10:51	10:52	1	20"	23"	3"	
	2	10:56	10:58	2	20"	23"	3"	
	3	10:58	11:00	2	20"	23"	3"	90" per Hr

TP#D-1 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 7"	Topsoil	
7" - 27"	Orange Brown Silty Loam	
27" - 86"	Gray Sand & Gravel	
	Water: None	Ledge: None
	Roots: 27"	Mottling: None

TP#D-2 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 7"	Topsoil	
7" - 35"	Orange Brown Silty Loam	
35" - 87"	Gray Sand & Gravel	
	Water: None	Ledge: None
	Roots: 35"	Mottling: None

TP#D-3 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 24"	Fill	
24" - 50"	Orange Brown Silty Loam	
50" - 86"	Gray Sand & Gravel	
	Water: None	Ledge: None
	Roots: 48"	Mottling: None

TP#D-4 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 24"	Fill	
24" - 48"	Orange Brown Silty Loam	
48" - 86"	Gray Sand & Gravel	
	Water: None	Ledge: None
	Roots: 48"	Mottling: None

TP#D-5 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 21"	Fill	
21" - 42"	Brown Silty Loam	
42" - 88"	Gray Sand & Gravel	
	Water: None	Ledge: None
	Roots: 40"	Mottling: None

TP#D-6 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 6"	Topsoil	
6" - 36"	Orange Brown Silty Loam	
36" - 48"	Gray Sand & Gravel	
	Water: None	Ledge: 48"
	Roots: 36"	Mottling: None

TP#D-7 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 9"	Fill	
9" - 33"	Orange Brown Silty Loam	
33" - 58"	Brown Sand & Gravel w/ Silts	
58" - 96"	Gray Med. Coarse Sand	
	Water: None	Ledge: None
	Roots: Sparse	Mottling: None

TP#D-8 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 10"	Fill	
10" - 24"	Orange Brown Silty Loam	
24" - 60"	Brown Sand & Gravel w/ Silts	
60" - 100"	Gray Med. Coarse Sand	
	Water: None	Ledge: None
	Roots: Sparse	Mottling: None

TP#D-9 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

Depth	Description	
0 - 8"	Fill	
8" - 21"	Orange Brown Silty Loam	
21" - 50"	Brown Sand & Gravel w/ Silts	
50" - 96"	Gray Med. Coarse Sand	
	Water: None	Ledge: None
	Roots: Sparse	Mottling: None

TP#D-10 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

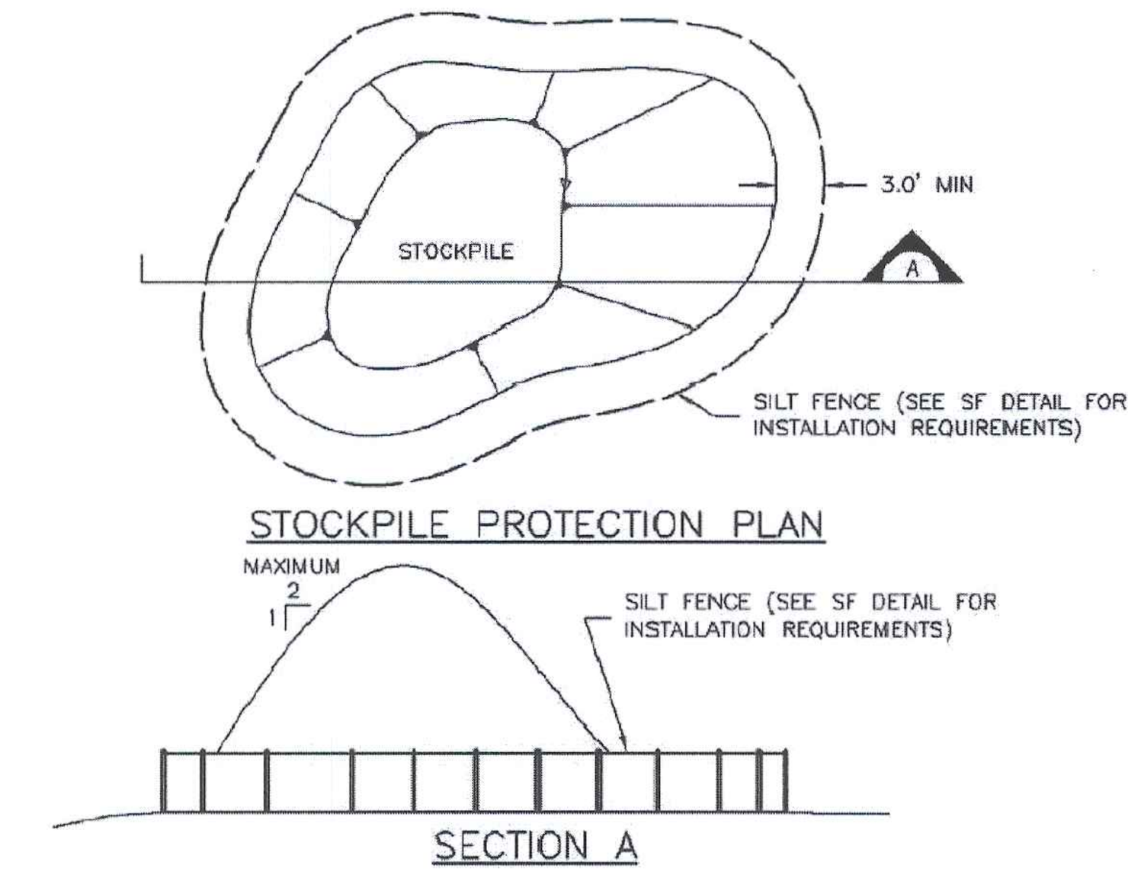
Depth	Description	
0 - 10"	Fill	
10" - 30"	Brown Sand & Gravel w/ Silts	
30" - 98"	Gray Med. Coarse Sand	
	Water: None	Ledge: None
	Roots: Sparse	Mottling: None

TP#D-11 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

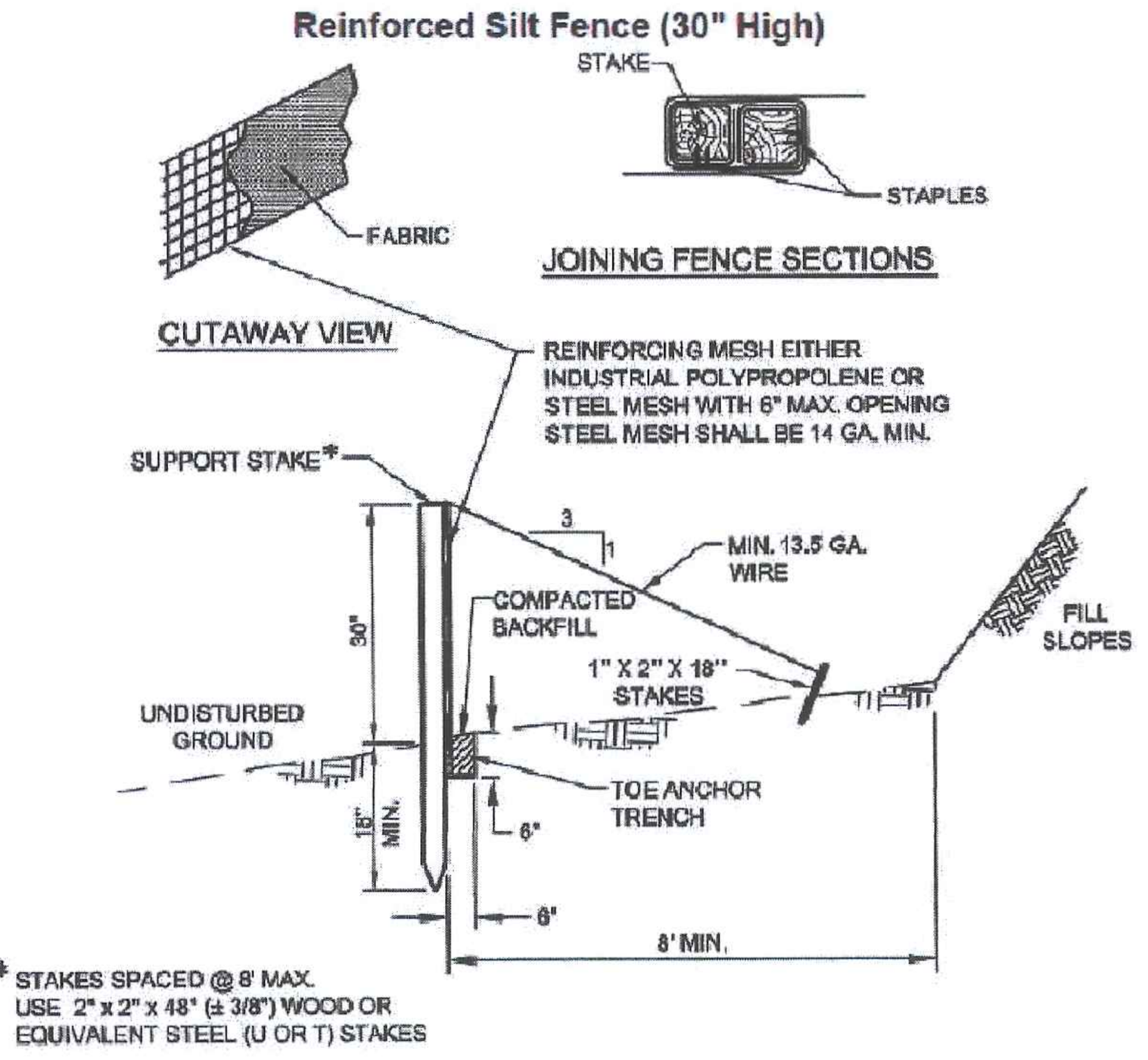
Depth	Description	
0 - 8"	Topsoil	
8" - 32"	Orange Brown Silty Loam	
32"- 48"	Brown Sand & Gravel	
48" - 96"	Gray Med. Coarse Sand	
	Water: None	Ledge: None
	Roots: 32"	Mottling: None

TP#D-12 - SOIL TEST PIT
Date: 6/29/2021 - Inspector: Lou DiMarzo, P.E. - Town: Kevin Byrne

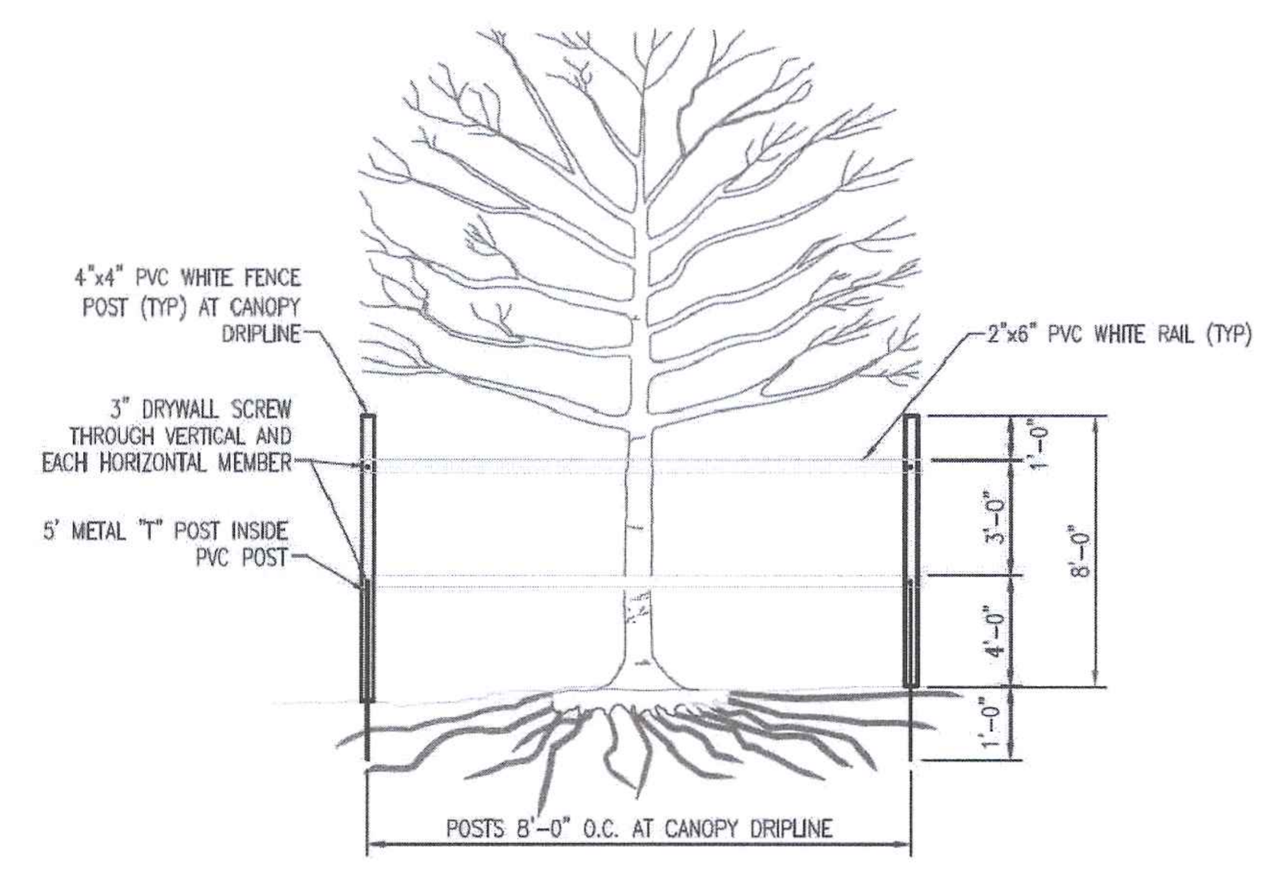
Depth	Description	
0 - 6"	Topsoil	
6" - 27"	Orange Brown Silty Loam	
27" - 49"	Gray Med. Coarse Sand	
49" - 96"	Tan Sand & Gravel	
	Water: None	Ledge: None
	Roots: 27"	Mottling: None



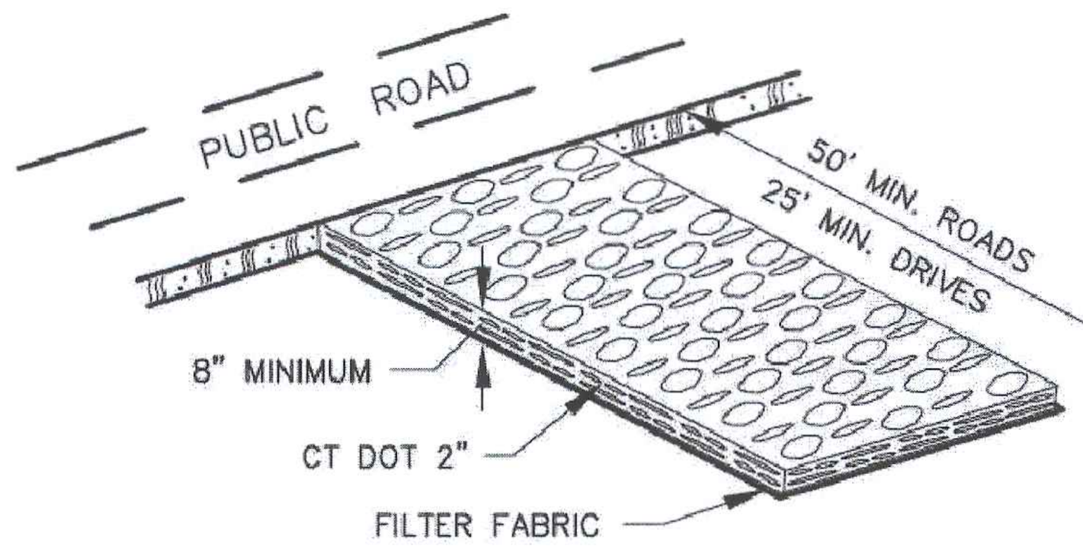
STOCKPILE PROTECTION DETAIL
N.T.S.



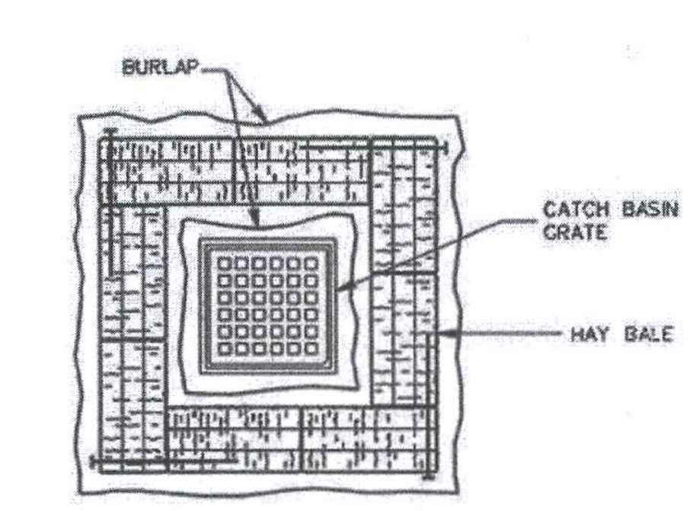
FABRIC & POST SILTATION BARRIER DETAIL
(SILT FENCE)
N.T.S.



TREE PROTECTION DETAIL
N.T.S.



ANTI-TRACKING PAD
CONSTRUCTION ACCESS DETAIL
N.T.S.



SURROUND STREET DRAINAGE STRUCTURE INLET WITH HAY BALES PRIOR TO CONSTRUCTION AND MAINTAIN UNTIL CONSTRUCTION IS COMPLETED. ACCUMULATED SEDIMENTS SHALL BE REMOVED ON A REGULAR SCHEDULE.

IN CERTAIN INSTANCES, HAY BALES MAY BE REMOVED ON THE UP-STREAM SIDE OF THE CATCH BASIN IN ORDER TO CAPTURE RUNOFF.

HAY BALE INLET PROTECTION
SEDIMENT FILTER
N.T.S.

UNAUTHORIZED ALTERATION OR ADDITION TO A DOCUMENT BEARING THE SEAL OF AN ENGINEER IS A VIOLATION OF SECTION 7209 SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW ARTICLE 145.

NOTES & DETAILS
DEPICTING
263 BEDFORD BANKSVILLE ROAD
BEDFORD, NY (NORTH CASTLE MUNICIPALITY)
PREPARED FOR
KENT FARRINGTON LLC

DATE: 7/27/2021
JOB NO. 179

SCALE: AS NOTED

To my knowledge and belief this map is substantially correct as noted hereon

KARL H. WEED NY P.E. 075695

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DIMARZO & BERECZKY
LAND SURVEYING
CIVIL ENGINEERING
PERMITTING
191 LLOYD DRIVE
FAIRFIELD, CT 06825
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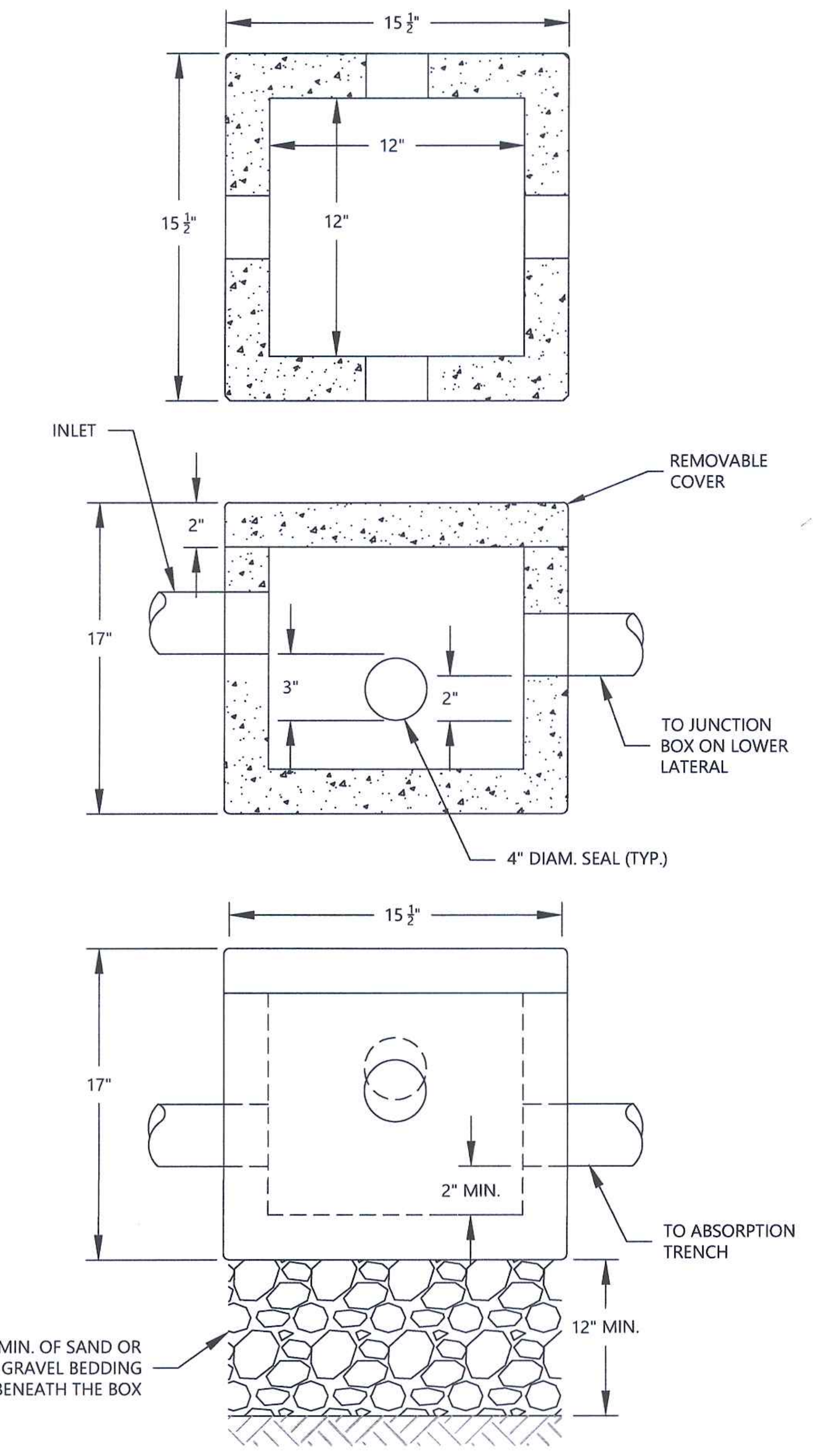
C-4

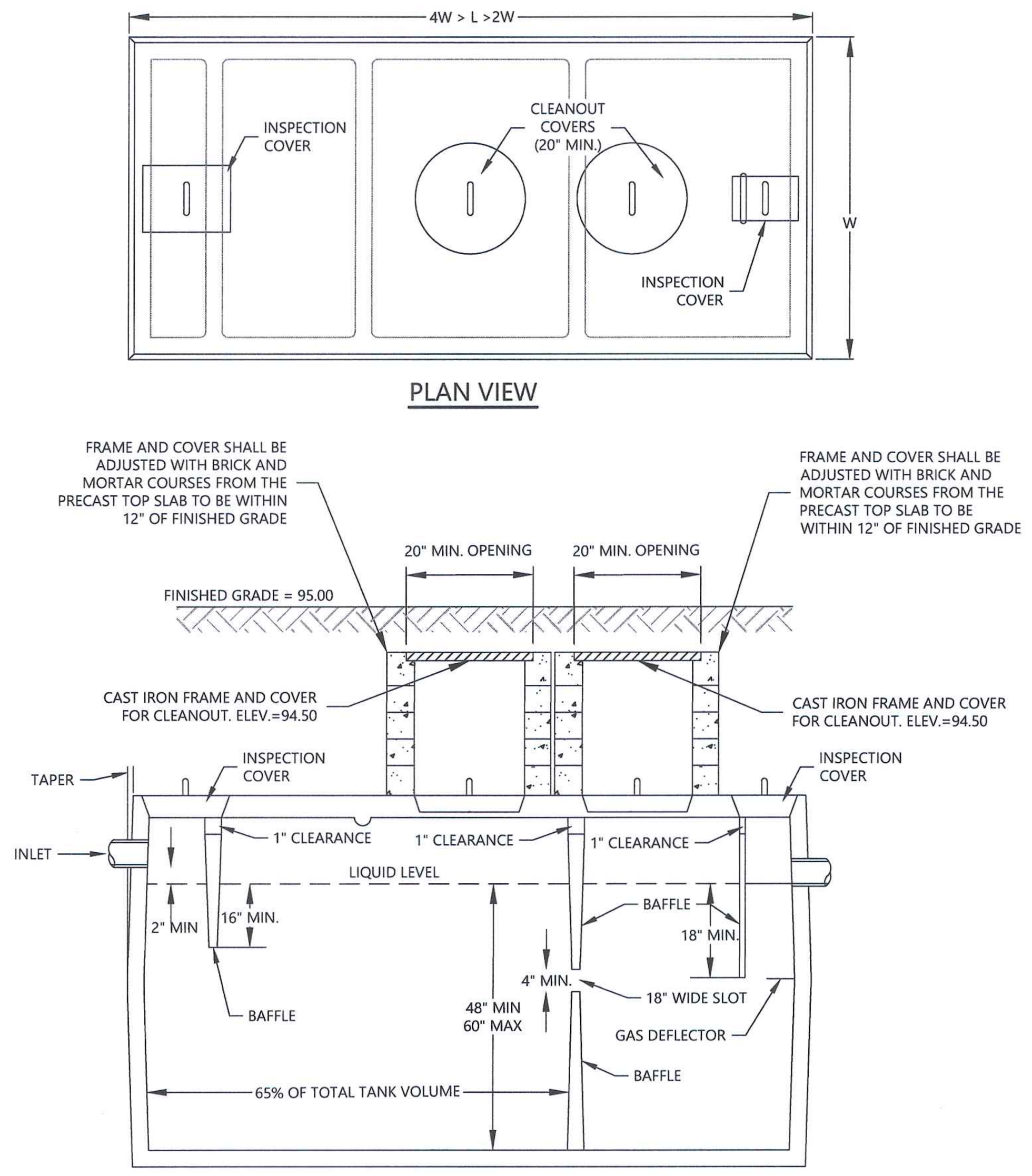


NOTES:

1. BOTTOM OF BOX MUST BE LEVEL AND FIRMLY SUPPORTED TO BELOW FROST LINE. FOOTING TO EXTEND TO 36" BELOW GROUND LEVEL.
2. PLACED ON SINGLE BRANCH DISTRIBUTORS.
3. WATERPROOFED MASONRY OR PRECAST CONCRETE CONSTRUCTION.
4. THE 4" PIPE SEAL SHALL BE TUF-TITE TS-4PRO OR AN EQUIVALENT PRODUCT APPROVED BY THE PROJECT ENGINEER.
5. TIGHT JOINT PIPE FROM SEPTIC TANK TO BOX AND BETWEEN ALL BOXES.
6. SPEED LEVELERS SHALL BE USED FOR OUTLETS. POLYLOK EQUALIZERS ARE SUGGESTED.

JUNCTION BOX

N.T.S.

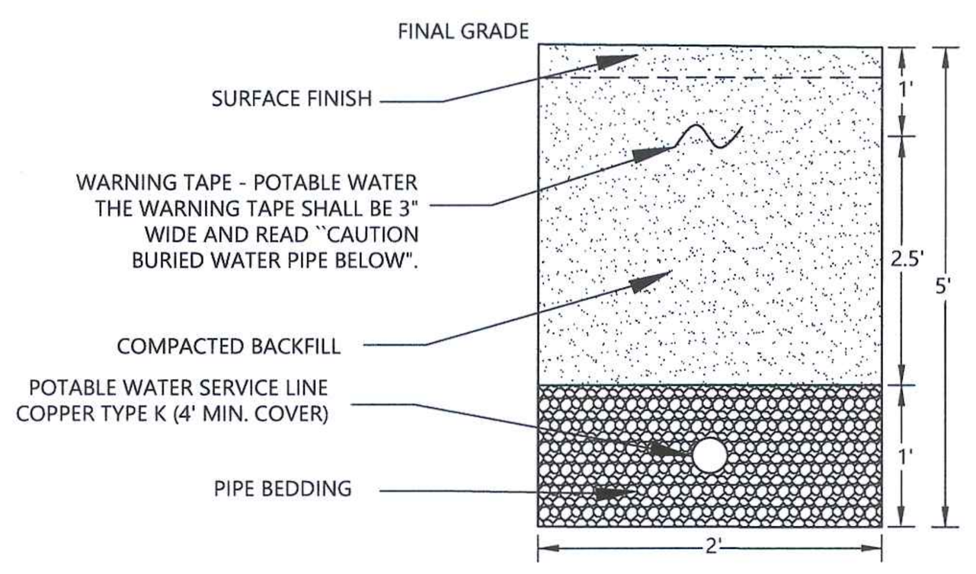


NOTES:

1. THE MINIMUM FILL COVER OVER THE TOP OF THE TANK IS SIX (6") TO TWELVE (12") INCHES AND THE MAXIMUM FILL COVER IS TWENTY-FOUR (24") INCHES.
2. CONCRETE TO BE 4,000 PSI PER ASTM STANDARDS.
3. SEPTIC TANK CONSTRUCTION SHALL CONFORM TO ASTM C-1227-95 AND MEET AASHTO H-20 LOADING CONDITIONS.
4. TANKS GREATER THAN TEN FEET IN LENGTH SHALL HAVE ONE MANHOLE PER CHAMBER.
5. MANHOLE COVERS TO HAVE THE FOLLOWING PLACARDS:
   "DANGER! NOXIOUS GASES"
   "TANK CONTAINS TWO COMPARTMENT"
6. ALL COVERS SHALL BE PROVIDED WITH HANDLES CONSISTING OF 3/8" COATED REBAR OR APPROVED PLASTIC WITH AT LEAST 2 OUNCES OF STEEL ATTACHED.
7. SEPTIC TANK SHALL BE WATERTIGHT AND SUPPORT AT LEAST 300 LBS./SF.
8. SEPTIC TANK MUST COMPLY WITH W.C.D.H. RULES AND REGULATIONS.

SEPTIC TANK DETAIL

N.T.S.



NOTES:

THE PIPE BEDDING SHALL BE ASTM CLASS III SAND AND SHALL NOT CONTAIN ANY COBBLES OR GRAVEL AND SHALL BE CLEAN AND FREE OF UNDESIRABLE MATERIAL.

POTABLE WATER PIPES SHALL BE LAID AT LEAST 10' HORIZONTALLY FROM ANY EXISTING OR PROPOSED SANITARY PIPE.

POTABLE WATER PIPES CROSSING SANITARY PIPES SHALL BE LAID TO PROVIDE A MINIMUM VERTICAL DISTANCE OF 18" BETWEEN THE OUTSIDE OF THE WATER PIPE AND THE OUTSIDE OF THE SANITARY PIPE. THIS SEPARATION SHALL BE THE CASE WHEN THE WATER PIPE IS EITHER ABOVE OR BELOW THE SEWER WITH PREFERENCE TO THE WATER PIPE LOCATED ABOVE THE SEWER. AT CROSSINGS, ONE FULL LENGTH OF WATER PIPE SHALL BE LOCATED SO BOTH JOINTS WILL BE AS FAR FROM THE SANITARY PIPE AS POSSIBLE.

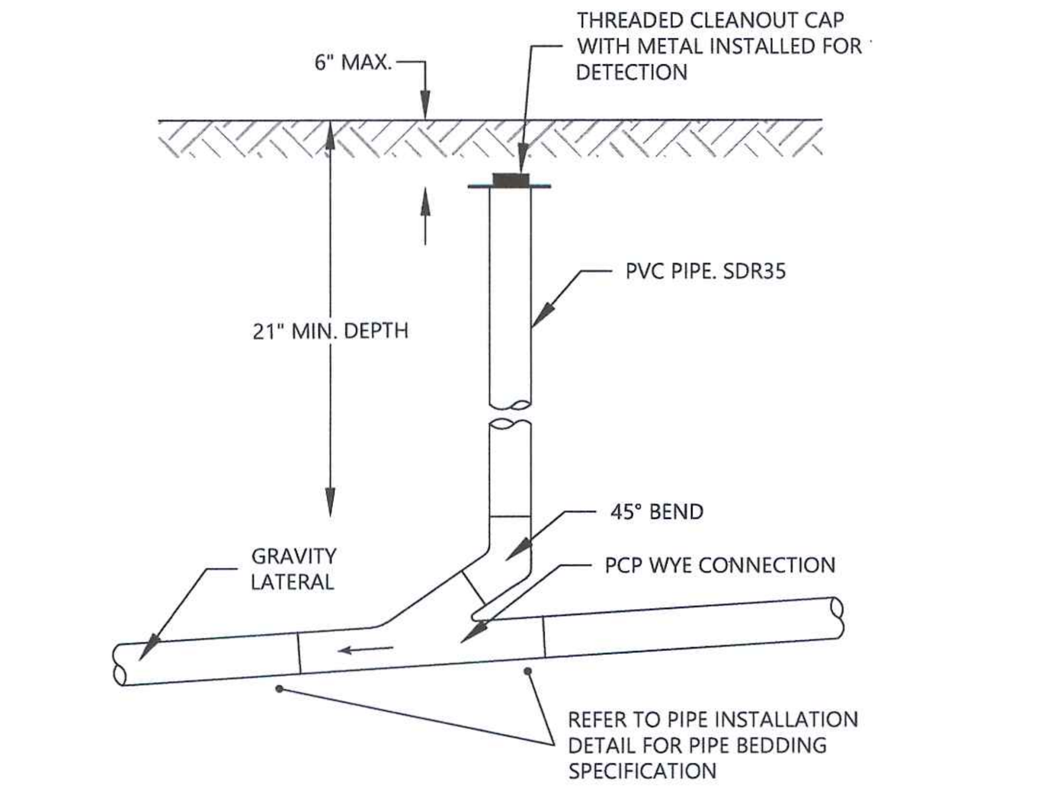
ALL BURIED PIPE USED FOR POTABLE WATER DISTRIBUTION SHALL BE PRESSURE TESTED UNDER THE SUPERVISION OF THE ENGINEER IN ACCORDANCE WITH AWWA C600 AT 75 PSI.

ALL NEW CLEANED OR REPAIRED POTABLE WATER PIPES AND EQUIPMENT SHALL BE DISINFECTED UNDER THE SUPERVISION OF THE ENGINEER IN ACCORDANCE WITH AWWA STANDARD C651-92, EXCEPT SECTION 5.1 (THE TABLET METHOD).

THE POTABLE WATER SUPPLY WELL SHALL BE DISINFECTED IN ACCORDANCE WITH AWWA C654-87 AFTER INSTALLATION AND PRIOR TO PLACING INTO SERVICE. PRIOR TO PLACING INTO SERVICE, A WATER SAMPLE SHALL BE COLLECTED TO DOCUMENT THE ABSENCE OF COLIFORM BACTERIA.

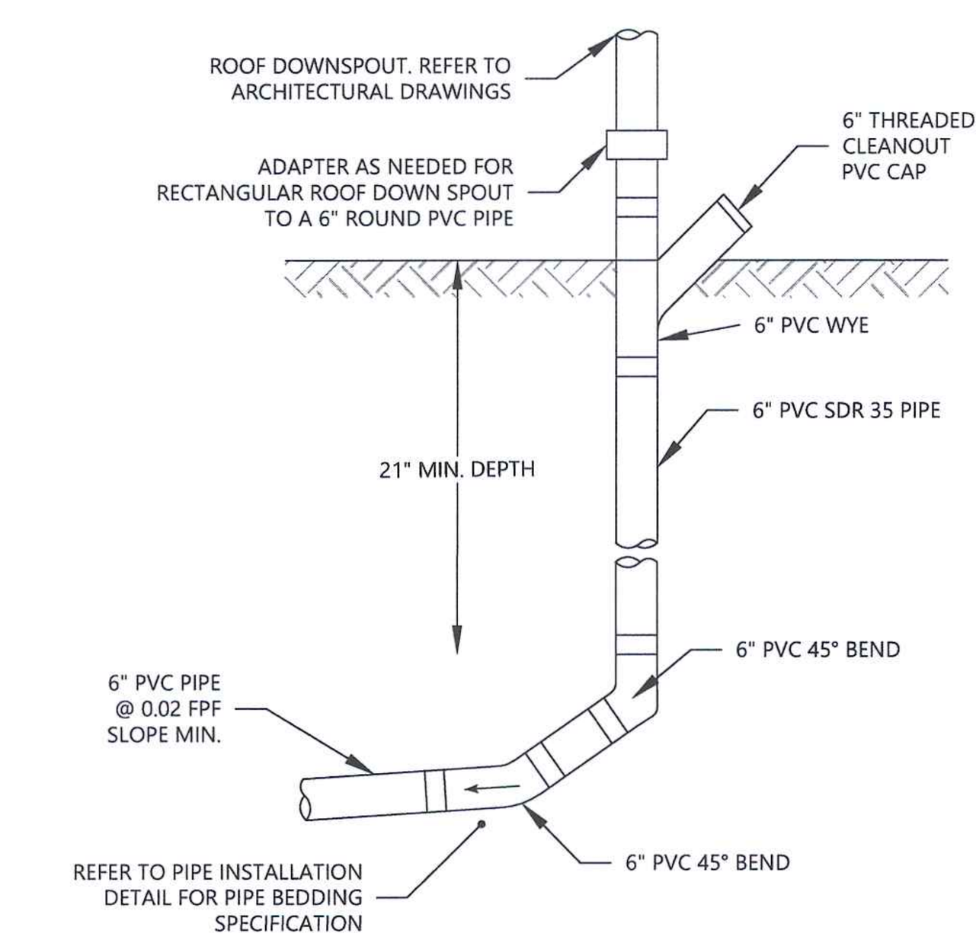
POTABLE WATER SERVICE DETAIL

N.T.S.



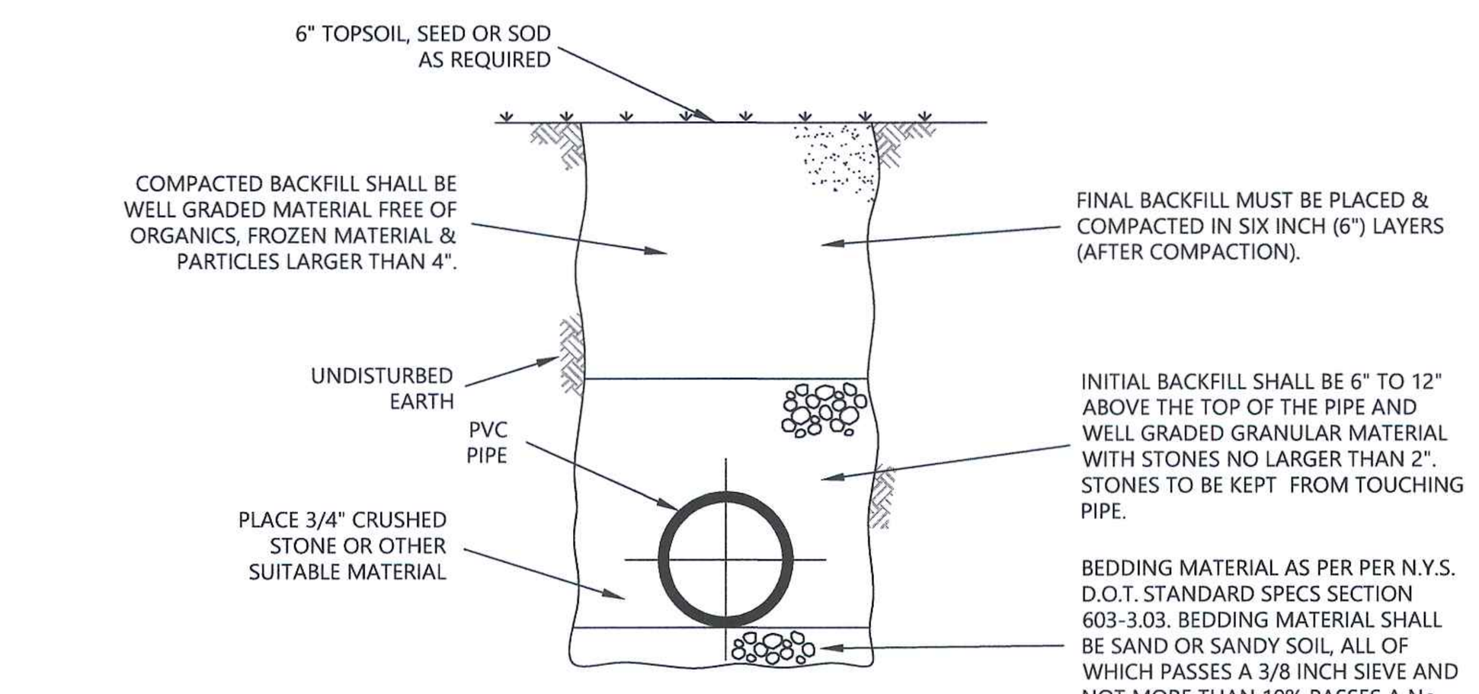
CLEANOUT

N.T.S.



CLEANOUT AT ROOF LEADER

N.T.S.



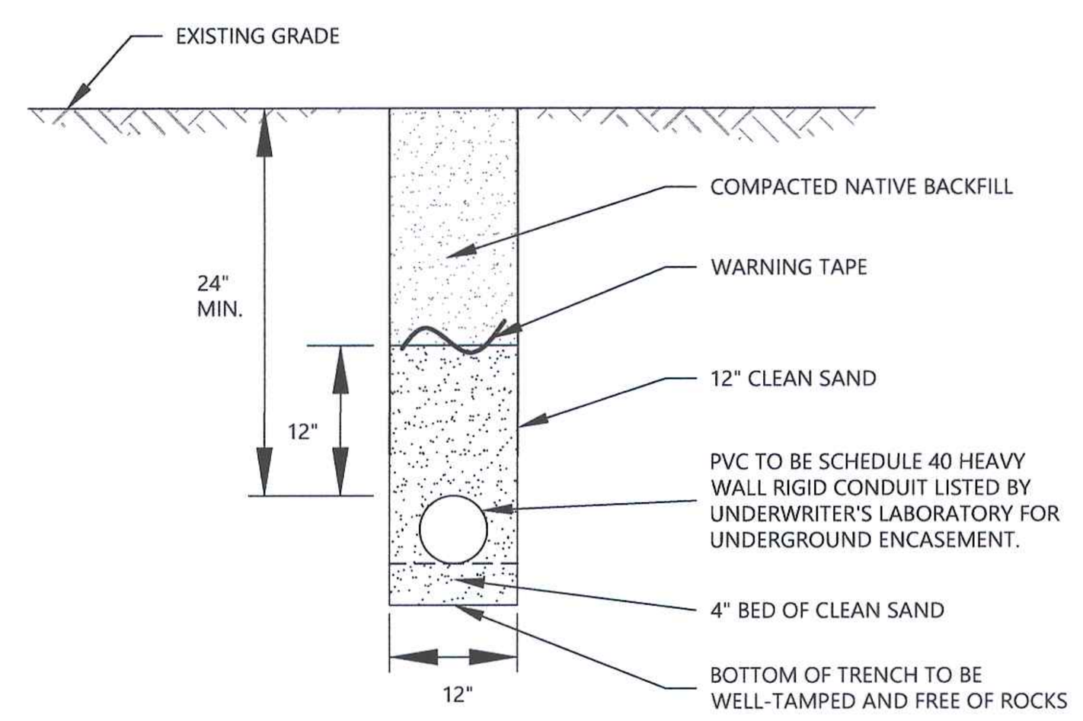
NOTES:

1. ALL MATERIAL TO BE COMPACTED TO 95% OF THE MAX. DRY DENSITY AS DETERMINED BY ASTM D1557, EXCEPT COMPACTED BACKFILL" NOT UNDER PAVEMENT WHICH SHALL BE COMPACTED TO A DENSITY AT LEAST EQUAL TO THAT OF THE ADJACENT UNDISTURBED MATERIAL.
2. ALL FOUNDATION, INITIAL BACKFILL & BACKFILL MATERIAL TO BE APPROVED BY THE INSPECTING ENGINEER.

STORM/SAN PIPE INSTALLATION

(48" DIA. & UNDER)

N.T.S.

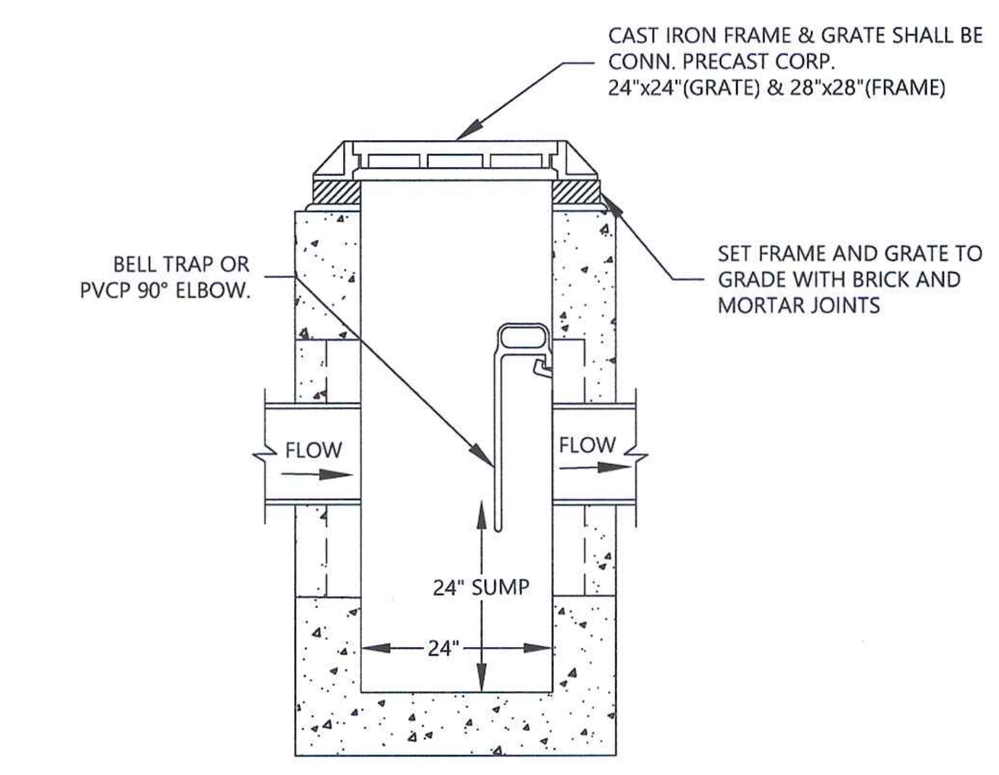


NOTES:

1. IF 24" OF COVER CANNOT BE OBTAINED OVER THE CONDUIT, CONDUIT SHALL BE CONCRETE ENCASED.
2. ALL BACKFILL MATERIAL SHALL BE COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D1557.
3. ALL WORK SHALL BE PERFORMED ACCORDING TO THE APPROPRIATE UTILITY COMPANY REQUIREMENTS.

CONDUIT TRENCH (SAND BEDDING)

N.T.S.

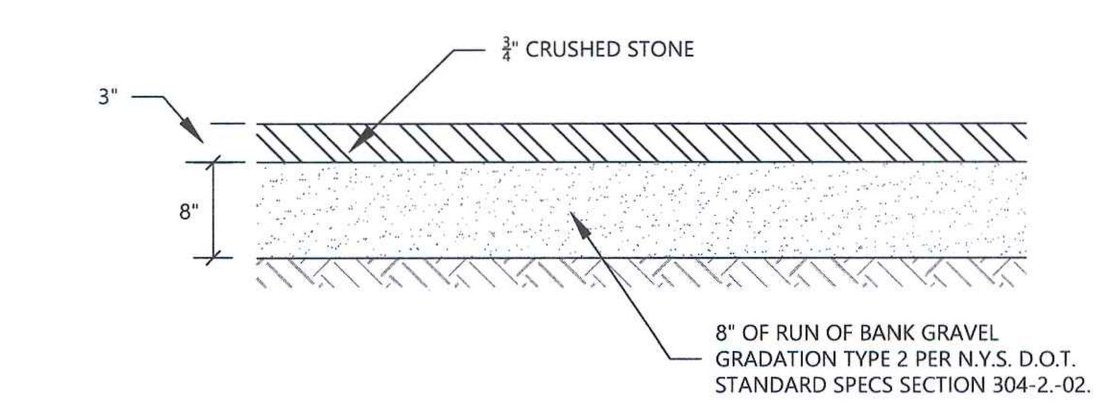


NOTES:

1. AREA DRAIN STRUCTURE SHALL BE PLACED ON A 6" MIN. LAYER OF CRUSHED STONE. CRUSHED STONE SHALL BE GRADATION NO. 3A AS PER N.Y.S. D.O.T. STANDARD SPEC SECTION 703.
2. ANY FILL MATERIAL PLACED UNDER THE CATCH BASIN STRUCTURE SHALL BE COMPACTED TO 95% OF THE MAX. DRY DENSITY AS DETERMINED BY ASTM D1557.
3. DESIGN AND REINFORCEMENT OF PRECAST CONCRETE SHALL COMPLY WITH ASTM C 478.
4. CATCH BASIN STRUCTURE SHALL COMPLY WITH AASHTO HS-20 LOADING.
5. THIN WALL KNOCKOUT SPACE ALONG THE PRECAST WALL SHALL BE FILLED WITH BRICK AND MORTAR SO TO MAKE ALL WALL THICKNESS 6" MIN. EXCLUDING THE PIPE PENETRATION.
6. ALL JOINTS AND PENETRATIONS SHALL BE MORTARED SMOOTH WITH THE FACE OF THE ADJACENT PRECAST CONCRETE SURFACE.
7. REFER TO CONNECTICUT PRECAST CORP. CATCH BASIN PRODUCT 2'x2' AREA DRAIN FOR PRODUCT SPECIFICATION.

AREA DRAIN (24"x24") DETAIL

N.T.S.

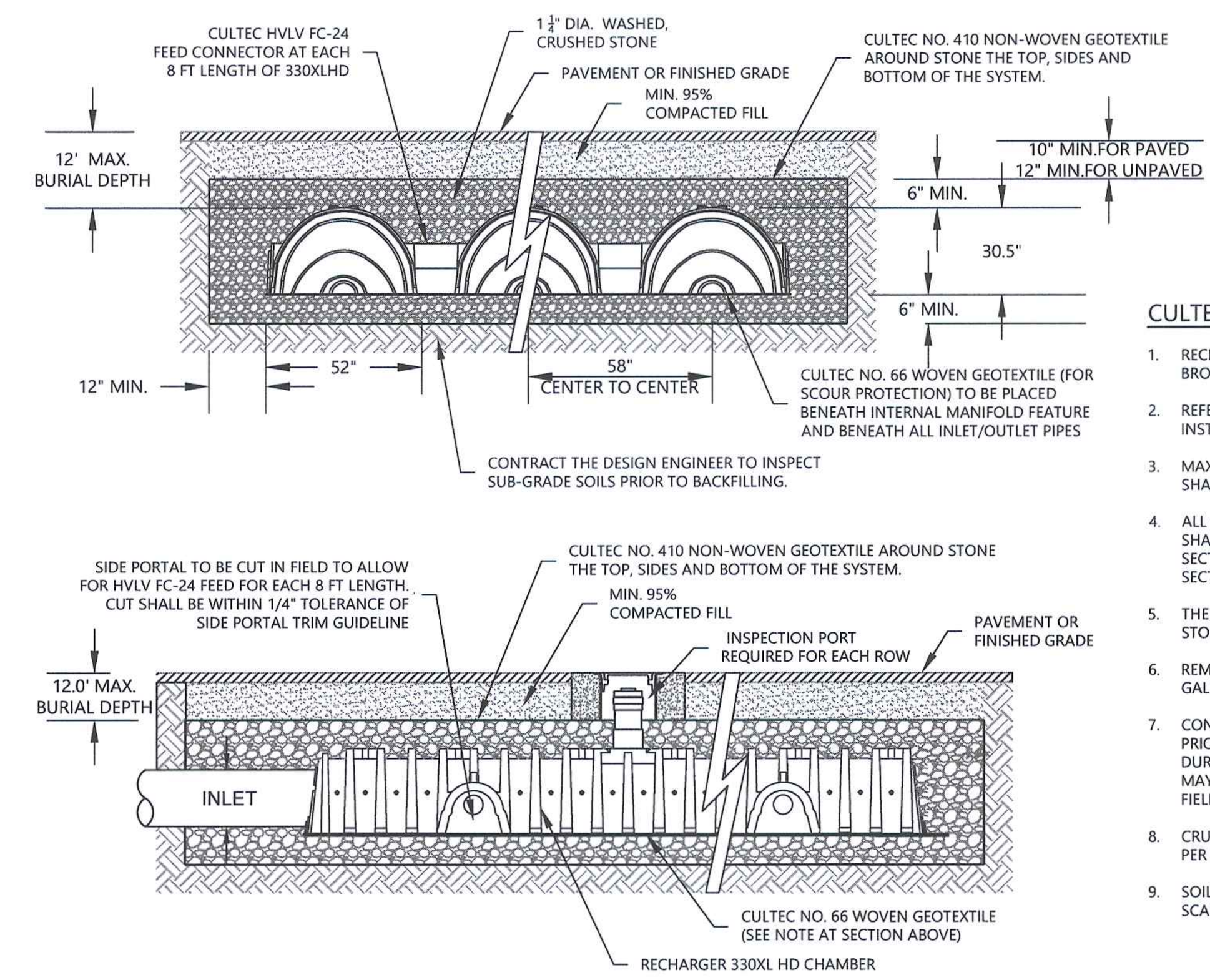


NOTES:

1. THICKNESS OF ALL LAYERS ARE SHOWN AFTER PLACEMENT AND COMPACTION.

GRAVEL PAVEMENT DETAIL

N.T.S.



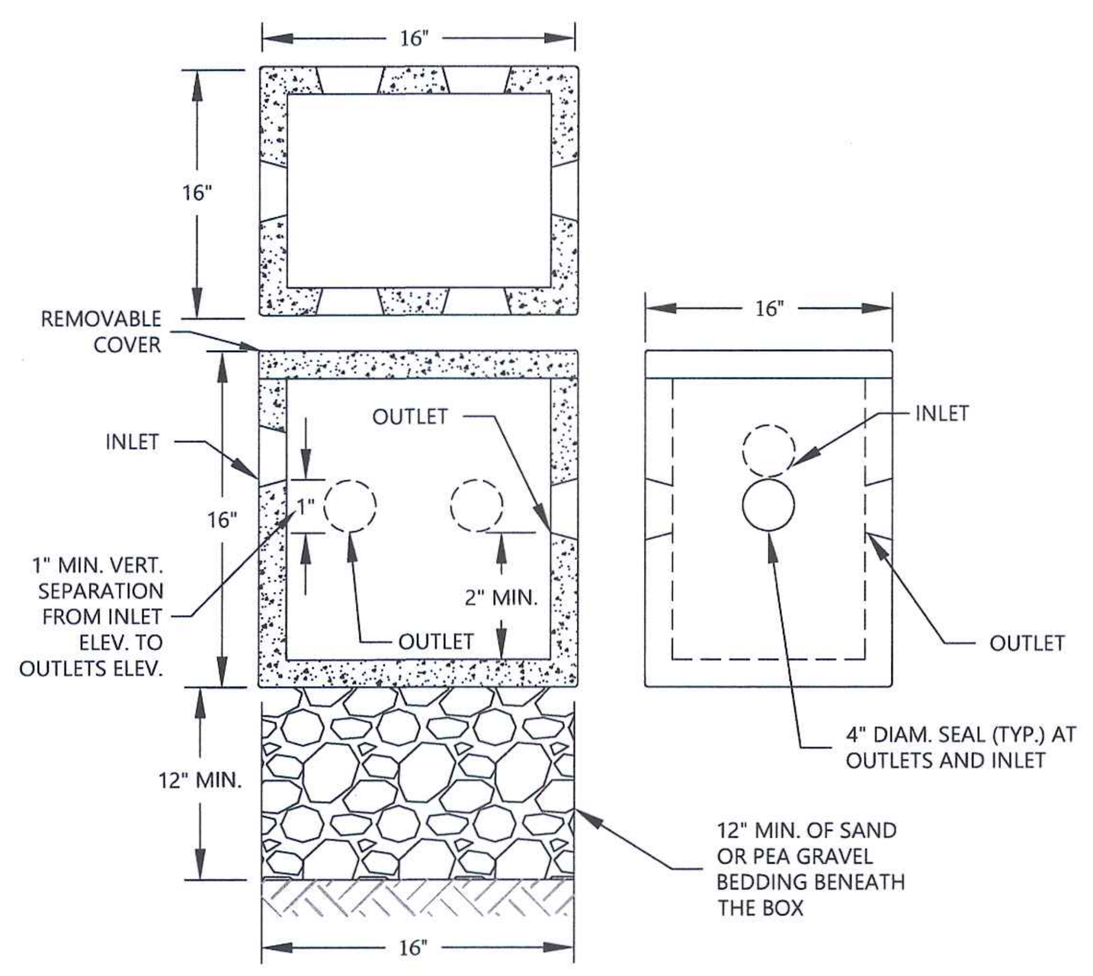
CULTEC SYSTEM NOTES:

1. RECHARGER 330XLHD BY CULTEC, INC. OF BROOKFIELD,CT.
2. REFER TO CULTEC, INC.'S CURRENT RECOMMENDED INSTALLATION GUIDELINES.
3. MAXIMUM ALLOWED COVER OVER TOP OF UNIT SHALL BE 12' (3.65m)
4. ALL GALLERIES TO HANDLE H-20 LOADINGS AND SHALL COMPLY WITH THE DETAIL. INTERIOR SECTIONS TO HAVE NO END WALLS. END SECTIONS TO HAVE ONE END WALL.
5. THERE SHALL BE A 6" LAYER OF 1¼" CRUSHED STONE BELOW ALL UNITS.
6. REMOVE ANY TOPSOIL PRIOR TO INSTALLATION OF GALLERY.
7. CONTACT THE DESIGN ENGINEER THREE DAYS PRIOR TO EXCAVATION FOR THE GALLERIES. DURING THE EXCAVATION, THE DESIGN ENGINEER MAY REVISE THE ELEVATIONS OF THE GALLERIES IF FIELD CONDITIONS DICTATE.
8. CRUSHED STONE SHALL BE GRADATION NO. 3A AS PER N.Y.S. D.O.T. STANDARD SPEC SECTION 703.
9. SOIL BENEATH THE INFILTRATION SYSTEM SHALL BE SCARIFIED OR TILLED TO IMPROVE INFILTRATION.

CULTECH-330XLHD INFILTRATOR

(INFILTRATION SYSTEM)

N.T.S.

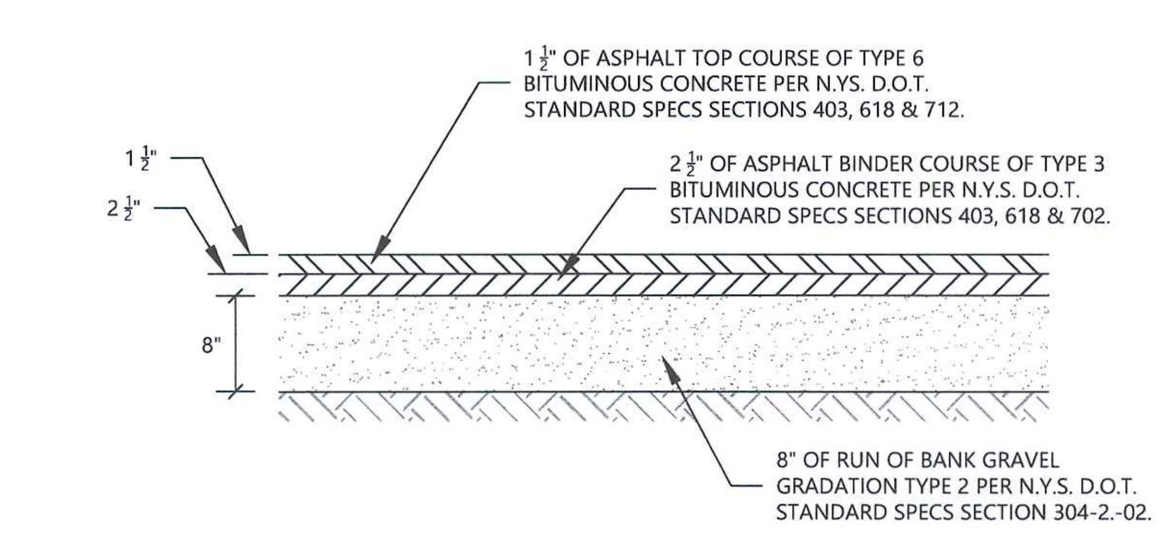


NOTES:

1. BOTTOM OF BOX MUST BE LEVEL AND FIRMLY SUPPORTED TO BELOW FROST LINE. FOOTING TO EXTEND TO 36" BELOW GROUND LEVEL.
2. WATERPROOFED MASONRY OR PRECAST CONCRETE CONSTRUCTION.
3. NOT LESS THAN TWO OUTLETS WITH ONE OUTLET FOR EACH LATERAL.
4. ALL OUTLETS TO BE AT THE SAME ELEVATION.
5. THE 4" PIPE SEAL SHALL BE TUF-TITE TS-4PRO OR AN EQUIVALENT PRODUCT APPROVED BY THE PROJECT ENGINEER.
6. TIGHT JOINT PIPE FROM SEPTIC TANK TO PUMP CHAMBER TO DISTRIBUTION BOX TO JUNCTION BOXES AND TO LATERALS.
7. SPEED LEVELERS SHALL BE USED FOR OUTLETS. POLYLOK EQUALIZERS ARE SUGGESTED.
8. BAFFLES TO INSURE EQUAL DISTRIBUTION MAY BE REQUIRED.

DISTRIBUTION BOX

N.T.S.

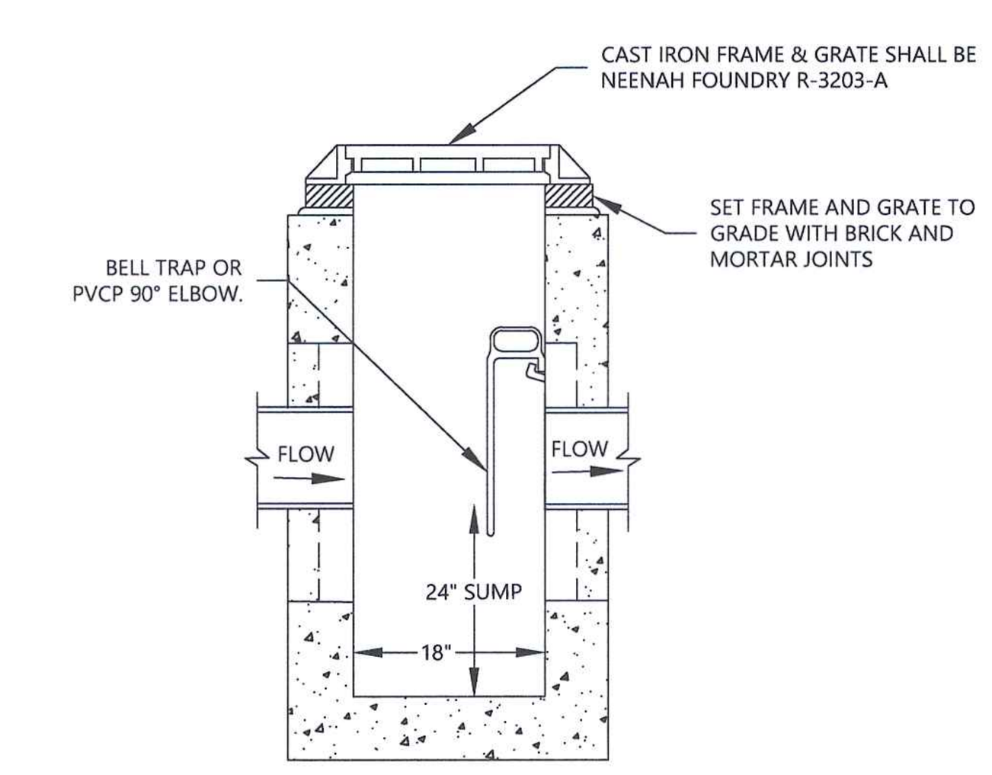


NOTES:

1. THICKNESS OF ALL LAYERS ARE SHOWN AFTER PLACEMENT AND COMPACTION.

ASPHALT PAVEMENT DETAIL

N.T.S.

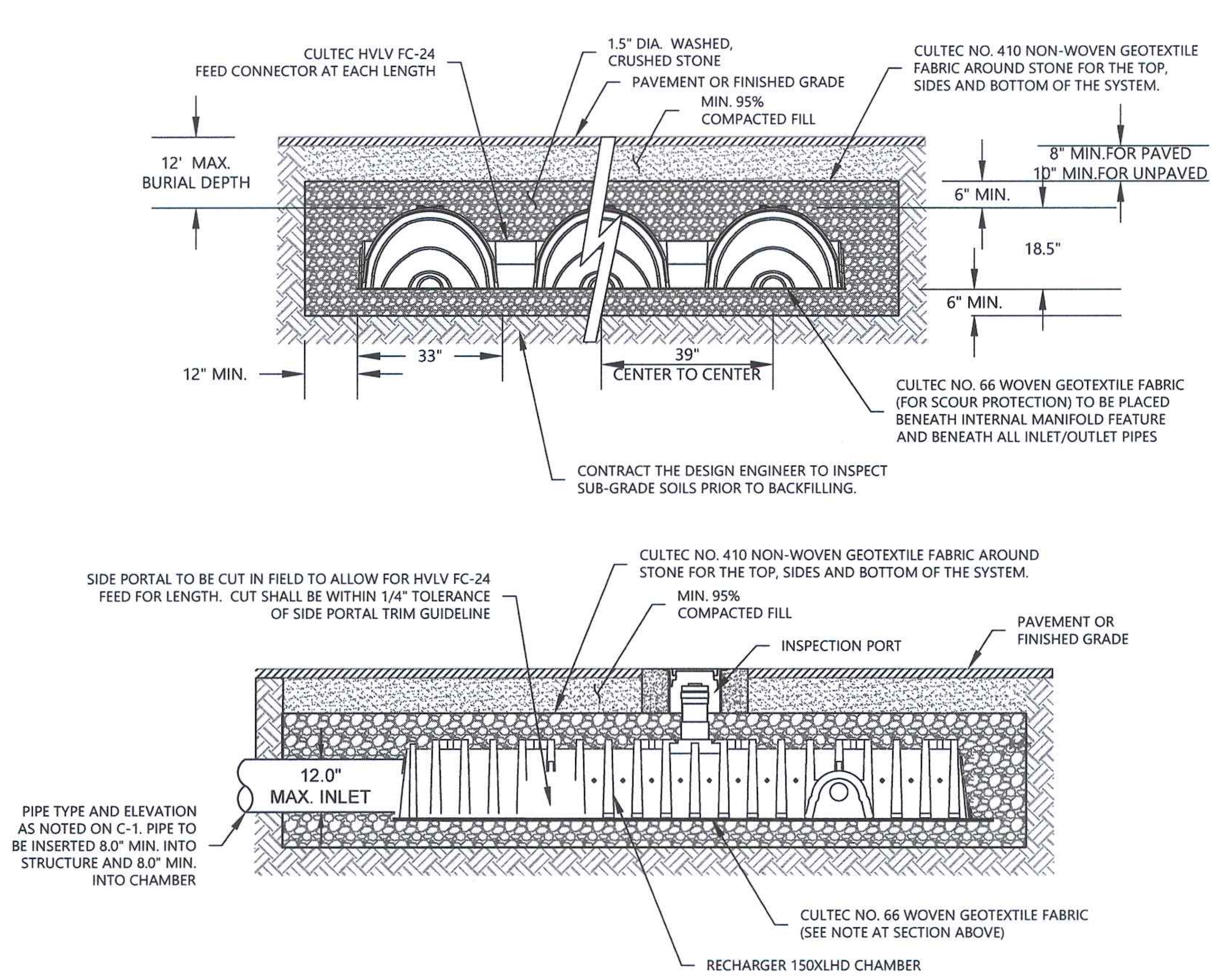


NOTES:

1. AREA DRAIN STRUCTURE SHALL BE PLACED ON A 6" MIN. LAYER OF CRUSHED STONE. CRUSHED STONE SHALL BE GRADATION NO. 3A AS PER N.Y.S. D.O.T. STANDARD SPEC SECTION 703.
2. ANY FILL MATERIAL PLACED UNDER THE CATCH BASIN STRUCTURE SHALL BE COMPACTED TO 95% OF THE MAX. DRY DENSITY AS DETERMINED BY ASTM D1557.
3. DESIGN AND REINFORCEMENT OF PRECAST CONCRETE SHALL COMPLY WITH ASTM C 478.
4. CATCH BASIN STRUCTURE SHALL COMPLY WITH AASHTO HS-20 LOADING.
5. THIN WALL KNOCKOUT SPACE ALONG THE PRECAST WALL SHALL BE FILLED WITH BRICK AND MORTAR SO TO MAKE ALL WALL THICKNESS 6" MIN. EXCLUDING THE PIPE PENETRATION.
6. ALL JOINTS AND PENETRATIONS SHALL BE MORTARED SMOOTH WITH THE FACE OF THE ADJACENT PRECAST CONCRETE SURFACE.
7. REFER TO CONNECTICUT PRECAST CORP. CATCH BASIN PRODUCT "RESIDENTIAL DRAIN" FOR PRODUCT SPECIFICATION.

AREA DRAIN (18"x18") DETAIL

N.T.S.



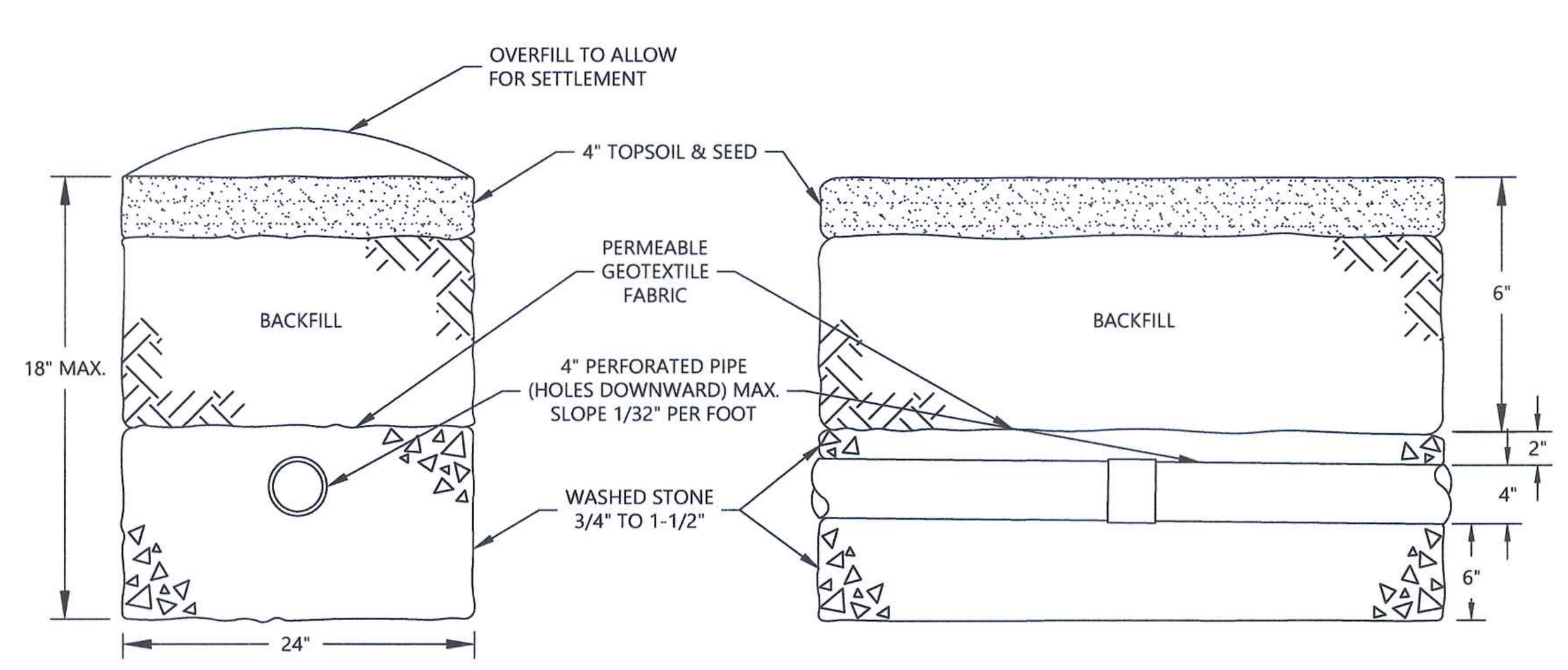
CULTEC SYSTEM NOTES:

1. CONTRACTOR 150XLHD BY CULTEC, INC. OF BROOKFIELD,CT.
2. REFER TO CULTEC, INC.'S CURRENT RECOMMENDED INSTALLATION GUIDELINES.
3. MAXIMUM ALLOWED COVER OVER TOP OF UNIT SHALL BE 12' (3.65m)
4. ALL GALLERIES TO HANDLE H-20 LOADINGS AND SHALL COMPLY WITH THE DETAIL. INTERIOR SECTIONS TO HAVE NO END WALLS. END SECTIONS TO HAVE ONE END WALL.
5. THERE SHALL BE A 6" LAYER OF 1¼" CRUSHED STONE BELOW ALL UNITS.
6. REMOVE ANY TOPSOIL PRIOR TO INSTALLATION OF GALLERY.
7. CONTACT THE DESIGN ENGINEER THREE DAYS PRIOR TO EXCAVATION FOR THE GALLERIES. DURING THE EXCAVATION, THE DESIGN ENGINEER MAY REVISE THE ELEVATIONS OF THE GALLERIES IF FIELD CONDITIONS DICTATE.
8. CRUSHED STONE SHALL BE GRADATION NO. 3A AS PER N.Y.S. D.O.T. STANDARD SPEC SECTION 703.
9. SOIL BENEATH THE INFILTRATION SYSTEM SHALL BE SCARIFIED OR TILLED TO IMPROVE INFILTRATION.

CULTECH-150XLHD INFILTRATOR

(INFILTRATION SYSTEM)

N.T.S.



NOTES:

1. THE MINIMUM REQUIRED SEPARATION DISTANCE BETWEEN THE BOTTOM OF THE ABSORPTION TRENCH AND THE PRESENCE OF LEDGE ROCK AND/OR GROUND WATER IS FIVE FOOT (5').
2. THE MAXIMUM DEPTH OF THE ABSORPTION TRENCH IS 18".

ABSORPTION TRENCH

N.T.S.

UNAUTHORIZED ALTERATION OR ADDITION TO A DOCUMENT BEARING THE SEAL OF AN ENGINEER IS A VIOLATION OF SECTION 7209 SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW ARTICLE 145.

DETAILS - 1

DEPICTING

263 BEDFORD BANKSVILLE ROAD

BEDFORD, NY (NORTH CASTLE MUNICIPALITY)

PREPARED FOR

KENT FARRINGTON LLC

DATE: 7/27/2021

JOB NO. 179

SCALE: AS NOTED

To my knowledge and belief this map is substantially correct as noted hereon

KARL H. WEED N.Y.P.E. 075695

This document is valid only if it bears the signature and seal of the designated licensed professional. Unauthorized alteration or addition to this document shall make the contents null and void.

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FAIRFIELD, CT 06825
203.857.4110
LAND SURVEYING
CIVIL ENGINEERING
PERMITTING

C-5

GROSS LAND COVERAGE TABLE

I.D.	DESCRIPTION	AREA (SF)
5	PRINCIPAL BUILDING	3,980
6	ACCESSORY BUILDING	23,635
7	DECKS	80
8	PORCHES	0
9	DRIVES & WALKWAYS	32,961
10	TERRACES	2,105
11	POOL & MECHANICAL	135
12	OTHER STRUCTURES	208
-	TOTAL	63,104

Notes:

1. ID NUMBERS CORRESPOND TO THE TOWN OF NORTH CASTLE GROSS LAND COVERAGE CALCULATIONS WORKSHEET
2. DUE TO IRRREGULAR SHAPES, AREAS HAVE BEEN CALCULATED BY UTILIZING COMPUTER AIDED DRAFTING TECHNIQUES

GROSS LAND COVERAGE PLAN

DEPICTING

263 BEDFORD BANKSVILLE ROAD

BEDFORD, NY (NORTH CASTLE MUNICIPALITY)

PREPARED FOR

KENT FARRINGTON LLC

DATE: 7/27/2021
JOB NO. 179

SCALE: 0 50 100
1"=50'

To my knowledge and belief this map is substantially correct as noted hereon

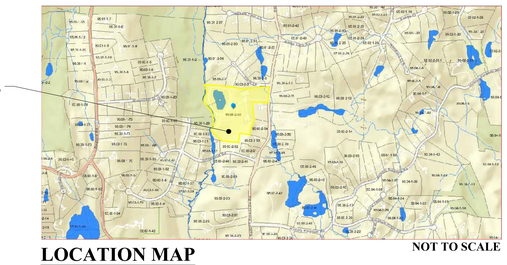
KARL H. WEED NY P.E. 075695

DATE

This document is valid only if it bears the signature and seal of the designated licensed professional. Unauthorized alteration or addition to this document shall make the contents null and void.

DIMARZO & BERECZKY
191 LLOYD DRIVE
FAIRFIELD, CT 06825
203.857.4110
LAND SURVEYING
CIVIL ENGINEERING
PERMITTING

C-6



LOCATION MAP

NOT TO SCALE

DRAWINGS PREPARED FOR:

FARRINGTON RESIDENCE

263 BEDFORD BANKSVILLE RD.
NORTH CASTLE, NY

LIST OF SHEETS:

COVER SHEET

263 BEDFORD BANKSVILLE RD.
North Castle, NY

JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Phone: 203-254-3156 - Email: jfassociates@optonline.net

Date: **6.19.2021**

Sheet No.: CO

GENERAL NOTES:

1. PROPERTY BOUNDARY, TOPOGRAPHY, TREES & EXISTING CONDITIONS FROM SURVEY BY T.C. MERRITS LAND SURVEYORS, DATED JAN. 15,2021. TITLED 'TOPOGRAPHY OF PROPERTY PREPARED FOR KENT FARRIINGTON, LLC SITUATE IN THE TOWN OF NORTH CASTLE, NY."
2. PROPOSED STRUCTURES AND RENOVATIONS BY OLD TOWN BARNS OF PAWLING, NY
3. SITE PLAN, GRADING, DRAINAGE AND ENGINEERING BY DIMARZO & BERECZKY , CIVIL ENGINEERING.
4. THIS PLAN IS FOR PLANNING, LANDSCAPE . PURPOSES ONLY.
5. ALL SITE LIGHTING TO BE BUILDING MOUNTED- SEE ARCHITECTURAL PLANS

DATE	SHEET	REVISION NOTES

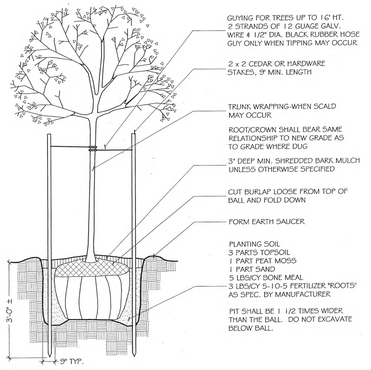
FARRINGTON RESIDENCE
SPECIAL PERMIT/ SITE PLAN

263 BEDFORD BANKSVILLE RD.
North Castle, NY

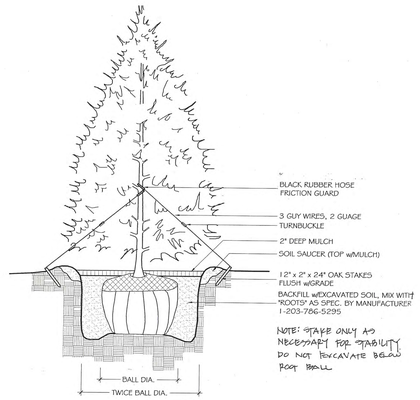
JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Phone: 203-254-3156 - Email: jfassociates@optonline.net

Date: 6.19.2021

Sheet No.: L.1



1 TREE PLANTING
SECTION NTS



2 EVERGREEN TREE PLANTING
SECTION NTS

3 SHRUB PLANTING
SECTION NTS

PLANT NOTES

1. Verify the location of all utility lines prior to any planting pit excavation. contact 'Dig Safely New York' at 811 or 1-800-962-7962 at least 72-hours prior to the commencement of any digging operations. Coordinate with property manager regarding other underground systems.
2. Notify the landscape architect at least five (5) days in advance of plant material delivery to the site.
3. Layout all plant material with the landscape architect prior to plant pit excavation. Set up of all material in beds required for owners and landscape architect's approval prior to planting. See plan for bed and plant layout. If any discrepancy occurs between the quantities called for in the plan, notify the landscape architect prior to bid.
4. All plant material is to conform to the requirements of the standards of the American Association of Nurserymen for extra heavy grade unless otherwise specified, true to name and size. investigate sources of supply and be certain it will be possible to provide all plant materials specified in the quality and quantity required prior to bidding.
5. Any plant required under this contract that is dead, dying not true to name of size as specified or not in satisfactory growth, or having branched or deformed structure due to loss of limbs or branched as determined by the landscape architect, that plant must be removed from the project site and replaced with an approved plant of equal size and species. Plant variety and size substitutions will not be permitted unless proved that the specified plant material is unattainable or cannot meet specification requirements, then the use of the nearest equivalent size or variety will be considered. Plant material larger than specified may be used at no increase in cost. Proposed substitutions must receive the landscape architect's authorization prior to bid and prior to purchase.
6. Stake trees only as necessary to insure stability.
7. All plant materials are to be guaranteed for a period of one year from the date of final acceptance as determined by the landscape architect or project manager.
8. Restore all disturbed or damaged areas resulting from planting operations to original conditions.
9. See plan for tree locations, set up trees for approval from owner and landscape architect prior to installation. Reseed any disturbed turf areas with approved mix and mulch new seed with chopped straw. Provide starter fertilizer in seed mix. Install seeding according to supplier's recommendations.

PLANT LIST- - deer resistant species

Quan.	Sym.	Botanical/ Common Name	Size/ Root	Remark
TREES				
8	AS	Acer saccharum 'Green Mountain'	2½-3" cal./BB	Drive alle
6	QP	Quercus palustris / Pin Oak	2½-3" cal. / BB	At new barn
32	GG	Thuja plicata / Green Giant Arborvitae	8-10' Ht / BB	screening
1	CF	Cornus florida/ Flowering Dogwood	2-2½" cal./ BB	flowering
SHRUBS				
6	HS	Hibiscus syracius/ Rose of Sharon	5-6 ' ht/ BB	accents
2	VR	Viburnum rhytidophyllum/ Leatherleaf Viebumum	4-5' ht/ BB.	screen
6	IG	Ilex glabra' Shamrock' / Inkberry	7 gal cont.	hedge
GRASSES				
12	Pv	Panicum virgatum 'Heavy Metal' / Switchgrass	3 gal. cont.	accents

REGISTERED LANDSCAPE ARCHITECT VICTORIA P. LANDI 001548 STATE OF NEW YORK

DATE	SHEET	REVISION NOTES

FARRINGION RESIDENCE
SPECIAL PERMIT- DETAILS

263 BEDFORD BANKSVILLE RD.
North Castle, NY

JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Phone: 203-254-3156 - Email: jfassociates@optonline.net

Date: **6.19.2021**

Sheet No.: **L.2**

NOTE:

1. TREES UPDATED ON SURVEY BY TC MERRITS LAND SURVEYORS. DATED: MAP REVISED: JUNE 11, 2021 TO SHOW ADDITIONAL TREES AND TREE TAGS.

LEGEND

- TREE TO REMAIN WITHIN DEVELOPMENT ENVELOPE
- DEVELOPMENT ENVELOPE

NOTE : TREES OUTSIDE OF DEVELOPEMNT ENVELOPE ARE NOT INCLUDED ON LIST

NOTE:

1. TREES UPDATED ON SURVEY BY TC MERRITS LAND SURVEYORS. DATED: MAP REVISED: JUNE 11, 2021 TO SHOW ADDITIONAL TREES AND TREE TAGS.

N

W E

S

0 20' 40' 80'

SCALE: 1" = 40'-0"±

DATE	SHEET	REVISION NOTES

FARRINGTON RESIDENCE
SPECIAL PERMIT- TREE REMOVALS

263 BEDFORD-BANKSVILLE ROAD
NORTH CASTLE, NY

JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Phone: 203-254-3156 - Email: jfassociates@optonline.net

Date: **6.19.2021**

Sheet No.: **TR-1**

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
1	29	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
2	35	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
3	40	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
4	45	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
5	60	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
6	70	Shagbark Hickory	Carya ovata	8	S	G	H		
7	80	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
8	87	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
9	108	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
10	116	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
11	128	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
12	138	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
13	140	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
14	159	Shagbark Hickory	Carya ovata	8	S	G	H		
15	160	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
16	163	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
17	168	Japanese Maple	Acer palmatum	8	S	G	H	Ornamental	X
18	169	Japanese Maple	Acer palmatum	8	TW	G	H	Ornamental, too close to building	X
19	173	Japanese Maple	Acer palmatum	8	S	G	H	Ornamental	
20	178	Sugar Maple	Acer saccarum	8	S	F	A		
21	180	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
22	199	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
23	210	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
24	221	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
25	230	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
26	231	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
27	235	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
28	236	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
29	239	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
30	244	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	
31	251	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
32	253	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
33	258	Shagbark Hickory	Carya ovata	8	S	F	A		X
34	262	American Elm	Ulmus americana	8	S				X
35	263	Shagbark Hickory	Carya ovata	8	S				
36	270	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
37	274	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
38	283	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
39	290	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
40	295	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
41	301	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
42	308	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
43	324	Red Maple	Acer rubrum	8					
44	333	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
45	338	Red Maple	Acer rubrum	8	S	F	A		X
46	339	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
47	340	Red Maple	Acer rubrum	8	S	F	A		X
48	348	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
49	349	Black Locust	Robinia pseudoacacia	8	TW	P	A	NYS Invasive Species in decline	X
50	352	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
51	358	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
52	360	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
53	374	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
54	401	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
55	406	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
56	413	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
57	423	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
58	425	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
59	429	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
60	430	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
61	432	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
62	435	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
63	441	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
64	442	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
65	443	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
66	445	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
67	450	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
68	453	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
69	459	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
70	468	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
71	477	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
72	478	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
73	483	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
74	488	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
75	495	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
76	496	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
77	499	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
78	508	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
79	801	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
80	810	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
81	816	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
82	820	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
83	822	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
84	824	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
85	825	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
86	826	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
87	861	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
88	864	Black Cherry	Prunus serotina	8	S	P	A		X
89	866	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
90	869	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
91	875	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
92	893	Black Locust	Robinia pseudoacacia	8	S	P	A	NYS Invasive Species in decline	X
93	6	Black Cherry	Prunus serotina	10	S	P	SA	Broken Leader, Barn hazard	X
94	19	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
95	21	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
96	27	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
97	28	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
98	30	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
99	34	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
100	36	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
101	37	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
102	52	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
103	54	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
104	58	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
105	66	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
106	67	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
107	72	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
108	81	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
109	86	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
110	96	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
111	107	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
112	109	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
113	110	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
114	115	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
115	130	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
116	131	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
117	134	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
118	139	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
119	153	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
120	176	Sugar Maple	Acer saccarum	10	S	F	A		
121	177	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
122	179	Sugar Maple	Acer saccarum	10	S	P	SA	Girdles	X
123	182	Black Locust	Robinia pseudoacacia	10	TW	P	A	NYS Invasive Species in decline	X
124	185	American Elm	Ulmus americana	10	L	P	SA	Topped	X
125	188	Black Locust	Robinia pseudoacacia	10	S	P	A		X
126	192	Black Locust	Robinia pseudoacacia	10	S	P	A		

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
127	198	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
128	205	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
129	206	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
130	207	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
131	212	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
132	216	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
133	222	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
134	228	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
135	229	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
136	241	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
137	243	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
138	246	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
139	248	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
140	252	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
141	254	Black Locust	Robinia pseudoacacia	10	TW	P	A	NYS Invasive Species in decline	X
142	261	Black Cherry	Prunus serotina	10	S/L	F	A		X
143	269	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
144	280	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
145	284	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
146	292	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
147	294	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
148	299	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
149	306	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
150	307	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
151	326	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
152	332	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
153	334	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
154	343	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
155	344	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
156	350	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
157	359	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
158	363	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
159	364	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
160	366	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	
161	371	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
162	382	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
163	383	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
164	385	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
165	397	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
166	400	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
167	411	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
168	431	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
169	433	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
170	434	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
171	436	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
172	437	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
173	439	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
174	440	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
175	444	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
176	447	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
177	451	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
178	456	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
179	458	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
180	470	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
181	476	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
182	479	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
183	480	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
184	491	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
185	507	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
186	509	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
187	510	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
188	872	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
189	991	Black Locust	Robinia pseudoacacia	10	S	P	A	NYS Invasive Species in decline	X
190	22	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
191	24	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
192	26	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
193	31	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
194	42	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
195	46	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
196	51	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
197	53	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
198	57	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
199	59	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
200	61	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
201	65	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
202	68	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
203	82	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
204	97	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
205	98	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
206	112	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
207	120	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
208	125	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
209	126	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
210	155	Sugar Maple	Acer saccarum	12	S	G	H	Good	

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
211	165	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
212	196	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
213	197	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
214	200	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
215	202	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
216	213	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
217	220	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
218	223	Black Locust	Robinia pseudoacacia	12	TW	P	A	NYS Invasive Species in decline	X
219	226	Black Locust	Robinia pseudoacacia	12	TW	P	A	NYS Invasive Species in decline	X
220	232	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
221	233	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
222	234	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
223	238	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
224	240	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
225	242	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	
226	249	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
227	260	Shagbark Hickory	Carya ovata	12					
228	291	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
229	300	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
230	330	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
231	347	Red Maple	Acer rubrum	12	S	F	A		X
232	351	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
233	355	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
234	361	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
235	367	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
236	395	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
237	398	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
238	399	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
239	403	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
240	415	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
241	422	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
242	424	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
243	452	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
244	454	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
245	457	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
246	481	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
247	482	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
248	485	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
249	486	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
250	487	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
251	489	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
252	490	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
253	492	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
254	493	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
255	494	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
256	500	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
257	505	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
258	506	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
259	819	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
260	821	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
261	823	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
262	863	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
263	870	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
264	873	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
265	874	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
266	876	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
267	890	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
268	891	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
269	894	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
270	994	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
271	996	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
272	999	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
273	1000	Black Locust	Robinia pseudoacacia	12	S	P	A	NYS Invasive Species in decline	X
274	2	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	X
275	18	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
276	23	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
277	33	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
278	38	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
279	39	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
280	41	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
281	71	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
282	74	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
283	76	Black Cherry	Prunus serotina	14	TR	F	A		X
284	78	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
285	84	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
286	85	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
287	99	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
288	100	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
289	106	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
290	113	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
291	114	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
292	118	Shagbark Hickory	Carya ovata	14	TR	F	A		X
293	124	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
294	129	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
295	135	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
296	136	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
297	142	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
298	145	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
299	154	Shagbark Hickory	Carya ovata	14	S	G	H	Good	
300	162	Yew	Tasus cuspidada	14	TR	F	A	Shrub, overgrown ornamental	X
301	167	Japanese Maple	Acer palmatum	14	S	G	H	Ornamental	
302	187	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	
303	209	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
304	215	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
305	217	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
306	218	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
307	219	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
308	224	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
309	225	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
310	245	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
311	255	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
312	259	Black Cherry	Prunus serotina	14	S	P	A		X
313	271	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
314	272	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
315	275	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
316	276	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
317	279	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	X
318	281	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
319	286	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	X
320	289	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
321	293	Norway Maple	Picea abies	14	S	P	A		X
322	303	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
323	346	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
324	370	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
325	375	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
326	379	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
327	380	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
328	384	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
329	393	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
330	394	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
331	396	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
332	402	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
333	420	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
334	467	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
335	497	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
336	504	Black Locust	Robinia pseudoacacia	14	TW	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
337	802	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
338	803	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
339	815	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
340	817	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
341	867	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
342	989	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
343	990	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
344	995	Black Locust	Robinia pseudoacacia	14	S	P	A	NYS Invasive Species in decline	X
345	16	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
346	17	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
347	25	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
348	44	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
349	77	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
350	88	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
351	95	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
352	104	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
353	105	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
354	121	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
355	144	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
356	149	Hemlock	Tsuga canadensis	16	TW	F	A	Planted at house	
357	184	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
358	195	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
359	214	Black Locust	Robinia pseudoacacia	16	TW	P	A	NYS Invasive Species in decline	X
360	268	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
361	277	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
362	278	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
363	282	Black Locust	Robinia pseudoacacia	16	TR	P	A	NYS Invasive Species in decline	X
364	331	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
365	342	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
366	345	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
367	354	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
368	362	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
369	365	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
370	388	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
371	389	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
372	391	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
373	392	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
374	414	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
375	426	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
376	446	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
377	484	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
378	502	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
379	503	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
380	892	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
381	993	Black Locust	Robinia pseudoacacia	16	S	P	A	NYS Invasive Species in decline	X
382	20	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
383	32	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
384	43	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
385	48	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
386	49	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
387	50	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
388	69	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
389	73	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
390	101	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
391	103	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
392	117	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
393	119	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
394	122	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
395	143	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
396	147	Aborvitae	Thuja sp.	18	TR	G	A	Ornamental	
397	150	Hemlock	Tsuga canadensis	18	S	F	A	Planted at house	
398	171	Japanese Maple	Acer palmatum	18	S	G	H	Ornamental	
399	201	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	
400	264	Shagbark Hickory	Carya ovata	18	S				
401	265	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
402	273	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
403	335	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
404	353	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
405	373	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
406	376	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
407	377	White Oak	Quercus alba	18	S	G	A		X
408	378	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
409	387	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
410	390	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
411	428	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
412	804	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
413	923	Black Locust	Robinia pseudoacacia	18	S	P	A	NYS Invasive Species in decline	X
414	4	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
415	13	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
416	62	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
417	79	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
418	102	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
419	123	Black Locust	Robinia pseudoacacia	20	TW	P	A	NYS Invasive Species in decline	X
420	146	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY / TREE REMOVALS - Within Development Envelope
Sorted by DBH - Town Regulated Trees 8"- 23"
263 Bedford Banksville, Road, North Castle, NY

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
421	148	Aborvitae	Thuja sp.	20	S	G	A	Ornamental	
422	151	Hemlock	Tsuga canadensis	20	S	F	A	Planted at house	
423	152	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
424	158	Black Locust	Robinia pseudoacacia	20	TW			NYS Invasive Species in decline	X
425	164	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
426	166	Japanese Maple	Acer palmatum	20	S	G	H	Ornamental	X
427	189	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
428	193	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	
429	327	Black Locust	Robinia pseudoacacia	20	TR	P	A	NYS Invasive Species in decline	X
430	328	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
431	341	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
432	372	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
433	421	Black Cherry	Prunus serotina	20			Dead		X
434	501	Black Locust	Robinia pseudoacacia	20	S	P	A	NYS Invasive Species in decline	X
435	3	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
436	5	American Elm	Ulmus americana	22	L	P	SA	Leaning	X
437	10	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
438	11	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
439	47	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
440	55	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
441	63	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
442	94	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
443	133	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
444	157	Ash	FraXinus americana	22			Dead	Hazard	X
445	211	Black Locust	Robinia pseudoacacia	22	TW	P	A	NYS Invasive Species in decline	X
446	329	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
447	368	White Oak	Quercus alba	22	M	G	A		X
448	369	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
449	386	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X
450	998	Black Locust	Robinia pseudoacacia	22	S	P	A	NYS Invasive Species in decline	X

*NOTE: Tree tags 523-800 Do Not Exist

TREE SURVEY - Within Development Envelope
Sorted by DBH - Significant Trees 24" DBH and Greater
263 Bedford Banksville Road
Greenwich, CT

Tree # (# of trees)	Tag #	Common Name	Scientific Name	DBH (dia. Inches)	Structure	Condition	Health	Notes	Remove
1	8	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	X
2	12	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	X
3	75	Black Cherry	Prunus serotina	24	S	F	A		X
4	137	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	X
5	186	Black Birch	Betula lenta	24	TW/L	F	A	Close to new house, Leaning	X
6	460	Black Locust	Robinia pseudoacacia	24	S	P	A	NYS Invasive Species in decline	X
7	1	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
8	15	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
9	64	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
10	111	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
11	132	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
12	141	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
13	172	Japanese Maple	Acer palmatum	26	S	G	H	Ornamental	
14	191	Black Locust	Robinia pseudoacacia	26	S	P	A	NYS Invasive Species in decline	X
15	227	American Elm	Ulmus americana	26	TR	F	A		X
16	337	Poplar	Populus sp.	26	S	F	A		X
17	7	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	X
18	161	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	X
19	997	Black Locust	Robinia pseudoacacia	28	S	P	A	NYS Invasive Species in decline	X
20	9	Black Locust	Robinia pseudoacacia	30	S	P	A	NYS Invasive Species in decline	X
21	14	Black Locust	Robinia pseudoacacia	30	S	P	A	NYS Invasive Species in decline	X
22	175	American Elm	Ulmus americana	30	S	G	H	Too close to house	X
23	183	Red Maple	Acer rubrum	30	S	F	A	Hazard, too close to new house	X
24	190	Red Maple	Acer rubrum	30	S	F	A	Save, on edge of yard	
25	988	Apple	Malus Domestica	32	S	F	A		X
26	256	Black Cherry	Prunus serotina	36	S/L	P	SA		X

*NOTE: Tree tags 523-800 Do Not Exist

SUMMARY TABLE OF TREE REMOVALS

TREES 24 INCHES OR GREATER IN CALIPER	
LOCATED	REMOVALS
26	24
TREES LESS THAN 24 INCHES IN CALIPER	
LOCATED	REMOVALS
476	429

DATE	SHEET	REVISION NOTES

FARRINGTON RESIDENCE
SPECIAL PERMIT - TREE REMOVALS LIST

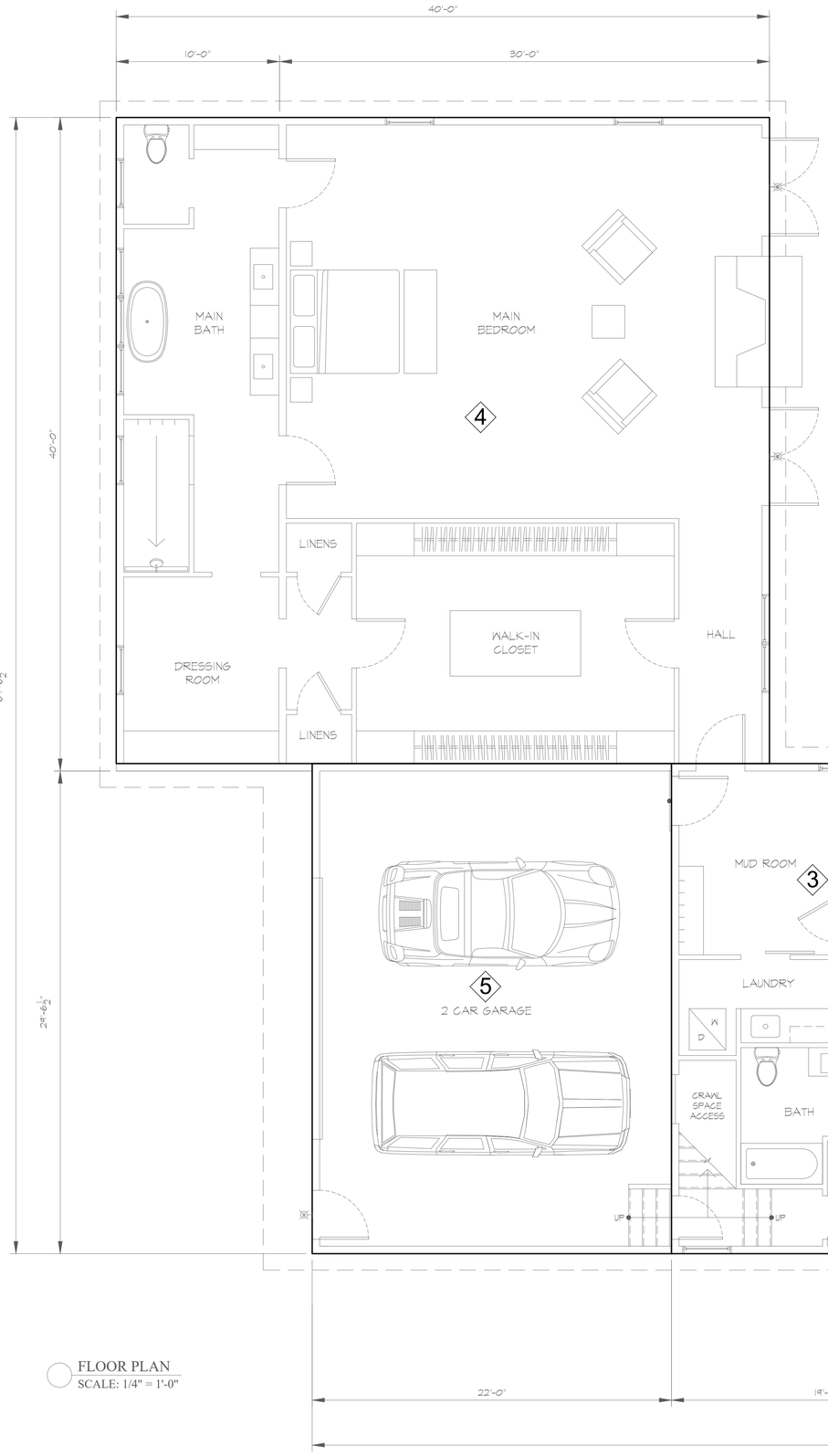
263 BEDFORD BANKSVILLE RD.
North Castle, NY

REGISTERED LANDSCAPE ARCHITECT VICTORIA P. LANDAU 001548 STATE OF NEW YORK

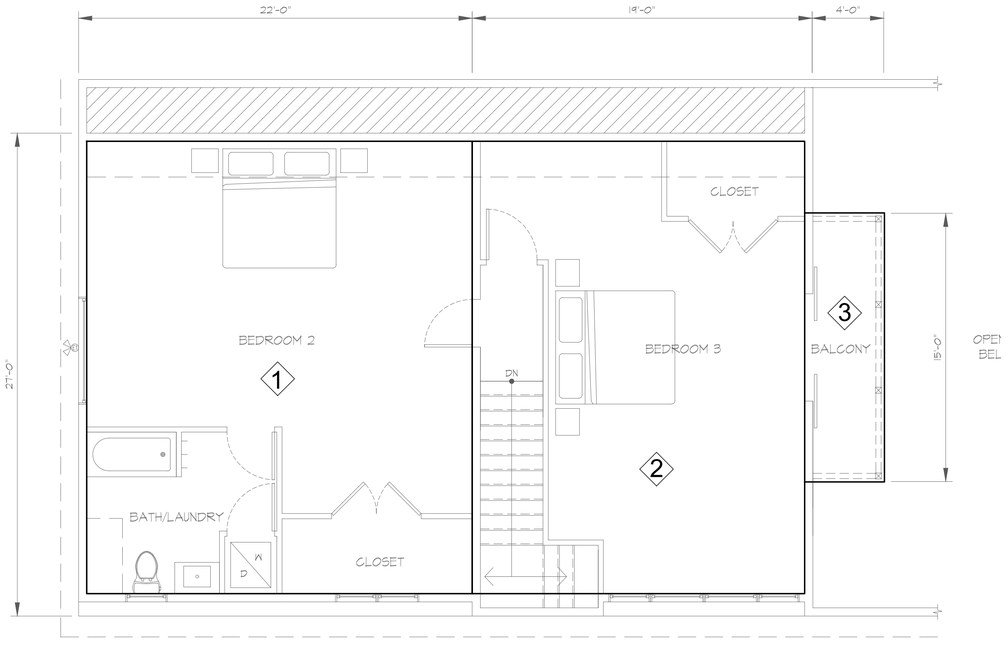
JAY FAIN & ASSOCIATES, LLC
Environmental Consulting Services
2000 Post Rd., Ste. 201, Fairfield, CT 06824
Phone: 203-254-3156 - Email: jfassociates@optonline.net

Date: 6.19.2021

Sheet No.: TR-2



FLOOR PLAN
SCALE: 1/4" = 1'-0"



2ND FLOOR PLAN
SCALE: 1/4" = 1'-0"

(DEMO)
EXISTING : 4 BED 4.5 BATH 3,300 SQFT
PROPOSED : 3 BED 3 BATH 4,400 SQFT
2 BAY ATTACHED GARAGE: 660 SQFT

FIRST FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	12 x 6	72
2	36.5 x 30	1,095
3	19 x 30	570
4	40 x 39.5	1,582
TOTAL		3,319

SECOND FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	21.5 x 25.33	545
2	18.5 x 25.33	470
3	4.4 x 15	66
TOTAL		1,081

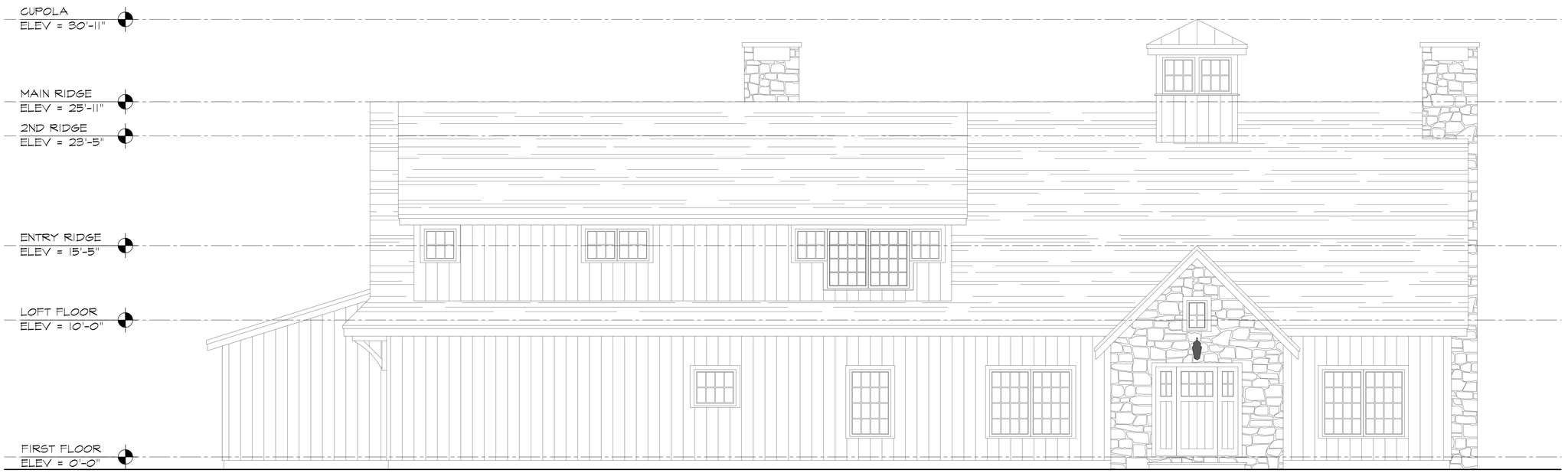
GARAGE		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
5	22 x 30	660
TOTAL		660

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

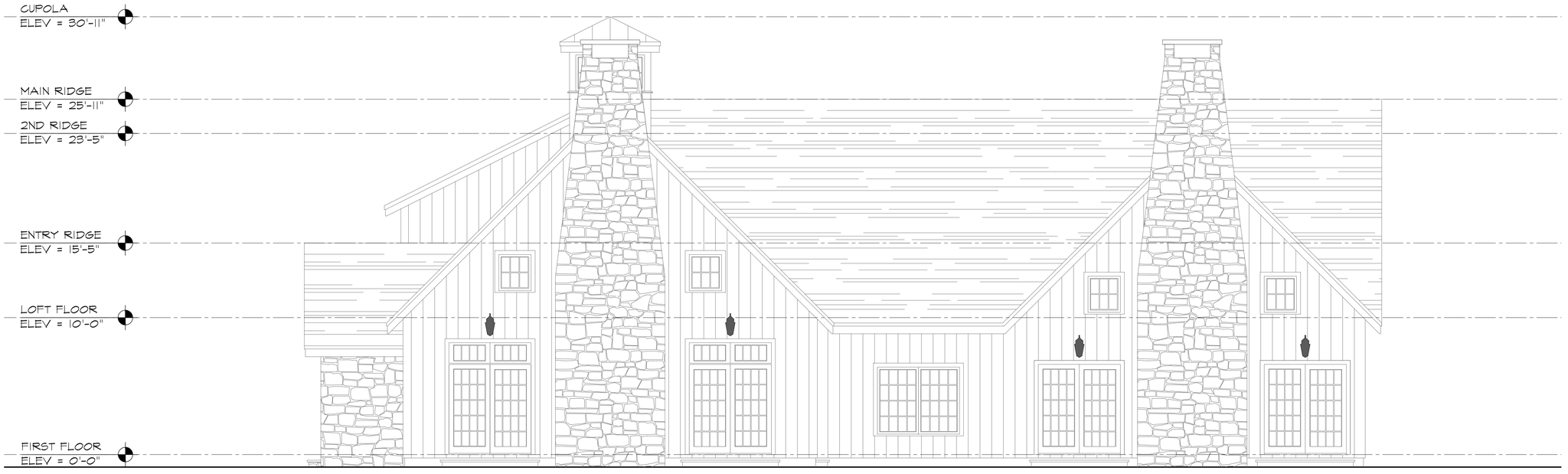
REV | DATE | DESCRIPTION

PROPOSED MAIN HOUSE FOR :
FARRINGTON
263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME: FLOOR PLANS
DATE: 6/14/21
SCALE: as noted
DRAWN BY: KAJ
DRAWING NUMBER: A-100



FRONT ELEVATION
SCALE: 1/4" = 1'-0"



RIGHT ELEVATION
SCALE: 1/4" = 1'-0"

P.O. Box 36
Pawling, NY 12564
(845)-855-1450

Old Town Barns

REV	DATE	DESCRIPTION

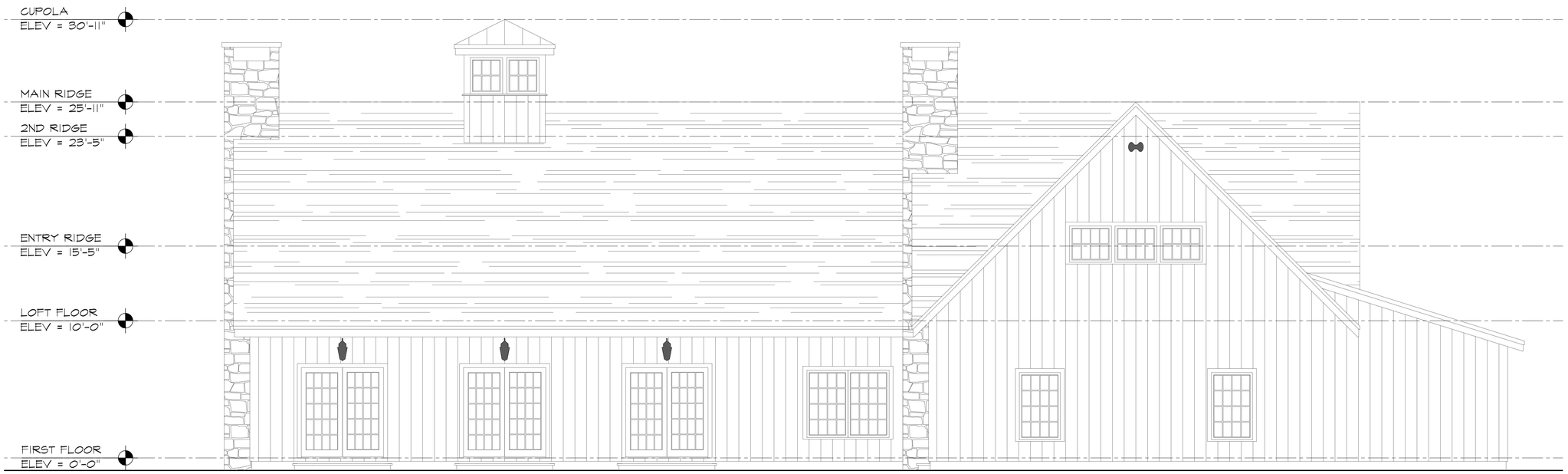
PROPOSED MAIN HOUSE FOR :

FARRINGTON

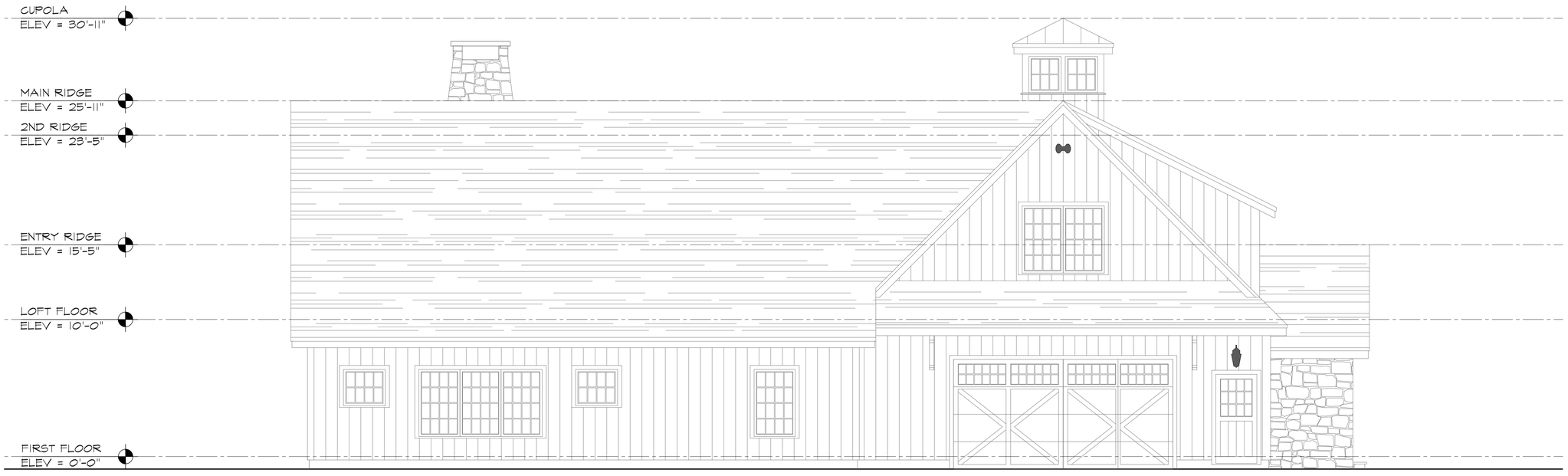
263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME
ELEVATIONS

DATE	DRAWING NUMBER
6/14/21	A-201
SCALE: as noted	
DRAWN BY: KAJ	



REAR ELEVATION
SCALE: 1/4" = 1'-0"



LEFT ELEVATION
SCALE: 1/4" = 1'-0"

STATE OF NEW YORK
DAVID ADOLPHUS ZUBLIN
087155
LICENSED PROFESSIONAL ENGINEER

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

REV	DATE	DESCRIPTION

PROPOSED MAIN HOUSE FOR :

FARRINGTON

263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

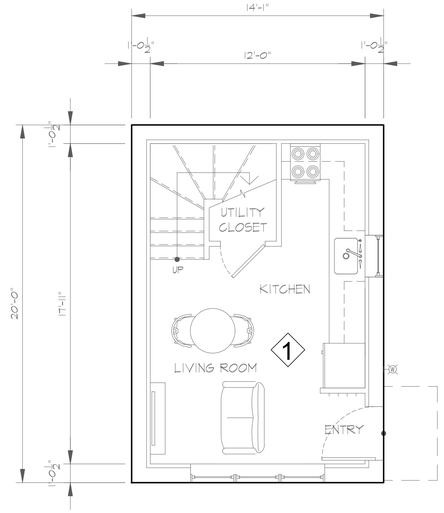
DRAWING NAME
ELEVATIONS

DATE	DRAWING NUMBER
6/14/21	A-201
SCALE: as noted	
DRAWN BY: KAJ	

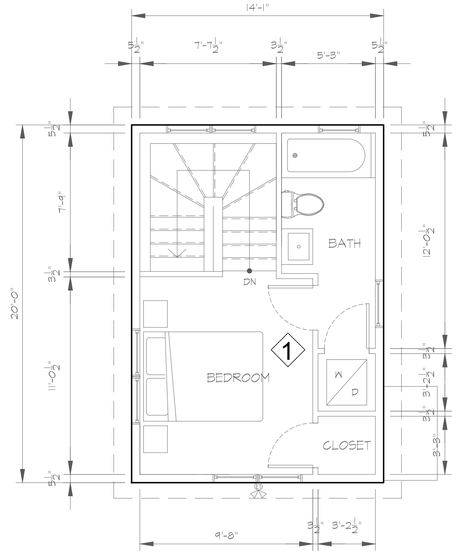
FIRST FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	14 x 20	280
TOTAL		280

EXISTING : STORAGE SHED 560 SQFT
PROPOSED : GROOMS LIVING 560 SQFT

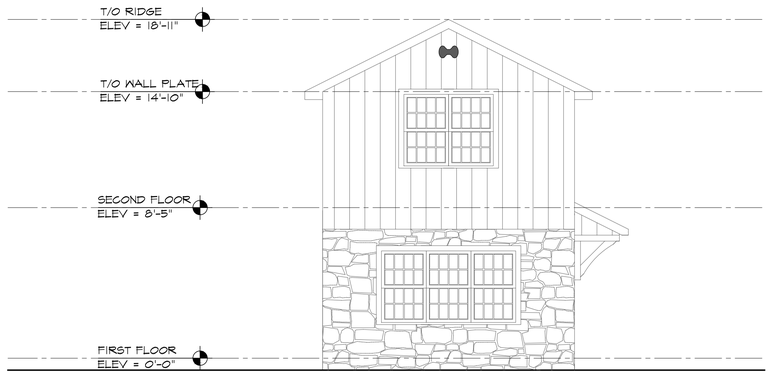
SECOND FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	14 x 20	280
TOTAL		280



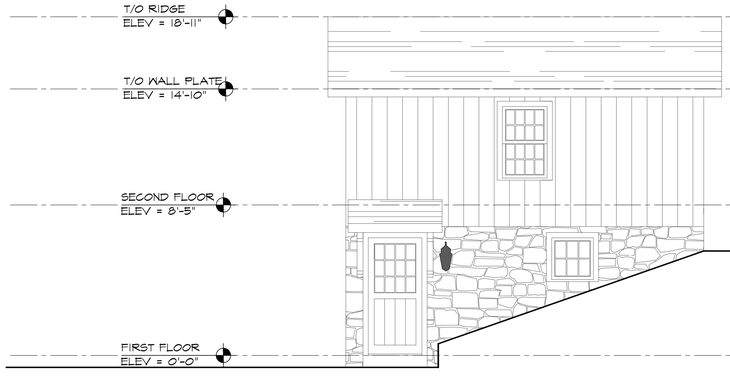
FLOOR PLAN
SCALE: 1/4" = 1'-0"



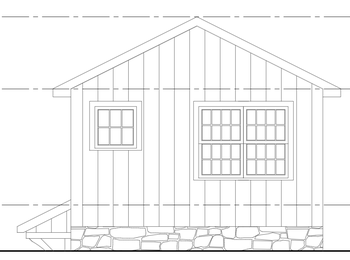
2ND FLOOR PLAN
SCALE: 1/4" = 1'-0"



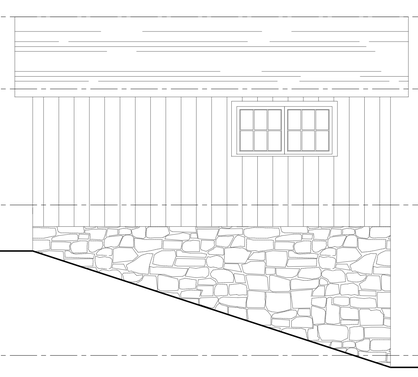
FRONT ELEVATION
SCALE: 1/4" = 1'-0"



SIDE ELEVATION
SCALE: 1/4" = 1'-0"



REAR ELEVATION
SCALE: 1/4" = 1'-0"



SIDE ELEVATION
SCALE: 1/4" = 1'-0"

STATE OF NEW YORK
DAVID A. ZUBLIN
027755
LICENSED PROFESSIONAL ENGINEER

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

REV	DATE	DESCRIPTION

PROPOSED GROOMS LIVING REMODEL FOR :

FARRINGTON

263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME
FLOOR PLANS
ELEVATIONS

DATE
6/14/21

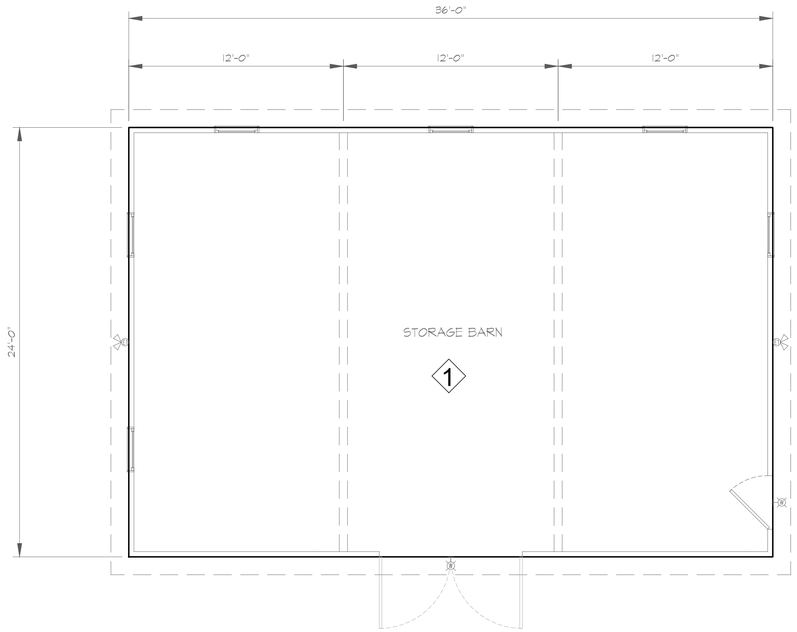
SCALE
as noted

DRAWN BY
KAJ

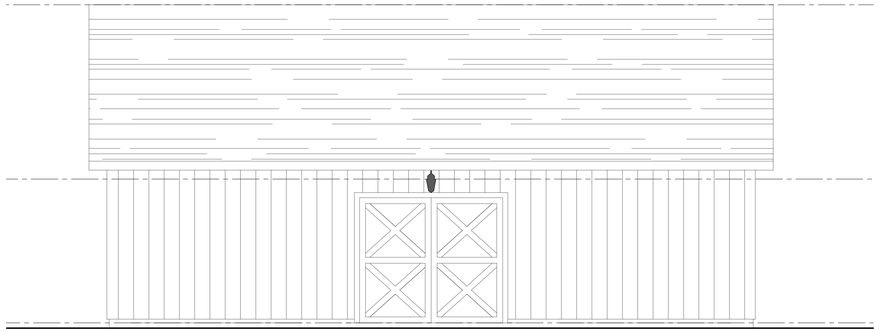
DRAWING NUMBER
A-100

FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	36 x 24	864
TOTAL		864

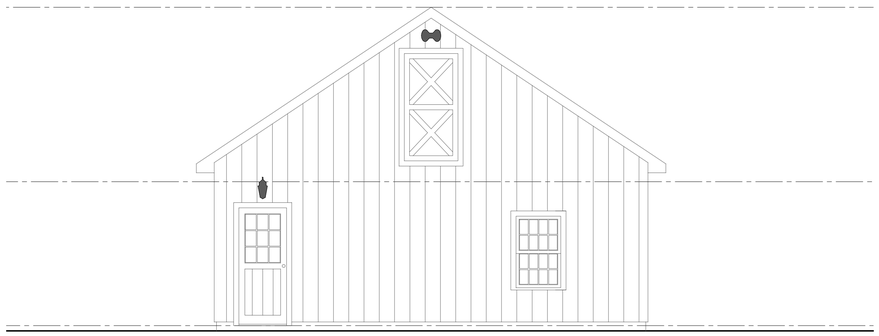
EXISTING : 4 STALL STABLE 864 SQFT
PROPOSED : STORAGE BARN 864 SQFT



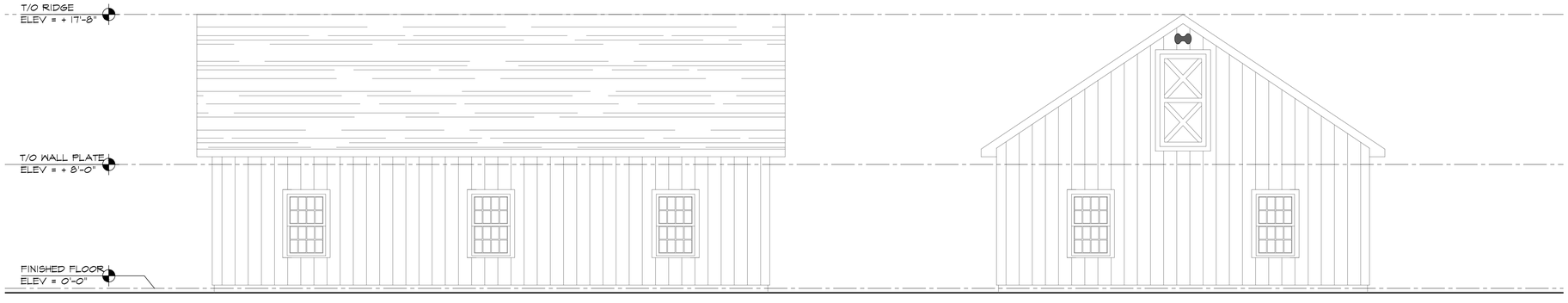
FLOOR PLAN
SCALE: 1/4" = 1'-0"



FRONT ELEVATION
SCALE: 1/4" = 1'-0"



SIDE ELEVATION
SCALE: 1/4" = 1'-0"



REAR ELEVATION
SCALE: 1/4" = 1'-0"

SIDE ELEVATION
SCALE: 1/4" = 1'-0"

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

REV	DATE	DESCRIPTION

PROPOSED BARN REMODEL FOR :

FARRINGTON

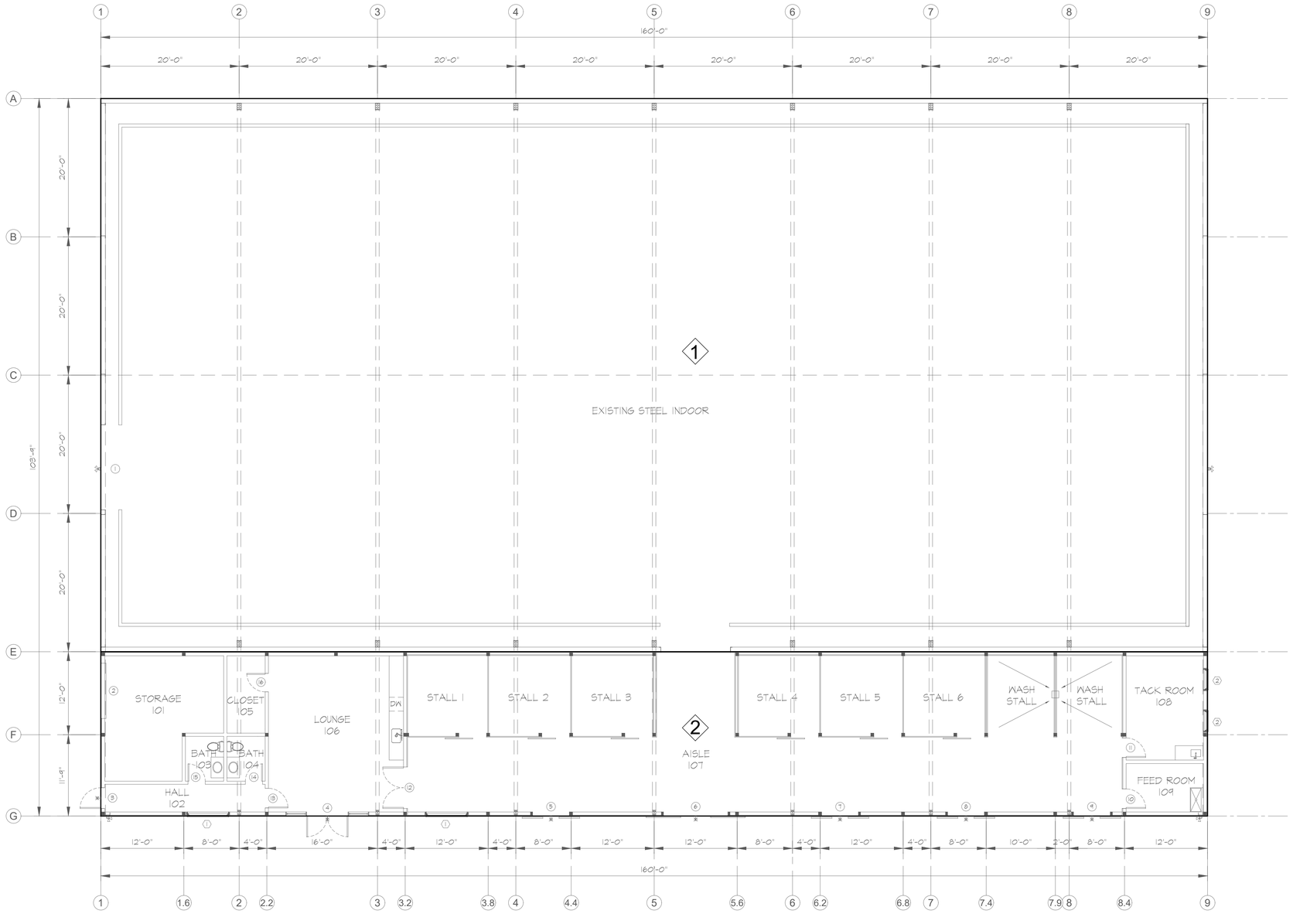
263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME
FLOOR PLANS
ELEVATIONS

DATE	DRAWING NUMBER
6/14/21	A-100
SCALE: as noted	
DRAWN BY: KAJ	

FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	160 x 80	12,800
2	160 x 23.75	3,800
TOTAL		16,600

EXISTING : INDOOR / 12 STALL STABLE 17,230 SQFT
PROPOSED : INDOOR / 6 STALL STABLE 16,600 SQFT



FLOOR PLAN
SCALE: 1/8" = 1'-0"

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

REV	DATE	DESCRIPTION

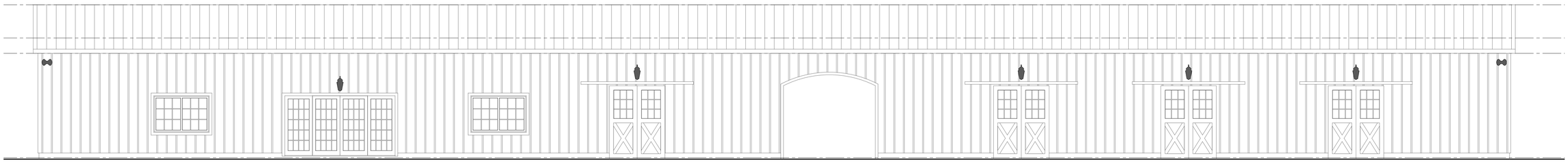
PROPOSED STABLE REMODEL FOR :

FARRINGTON

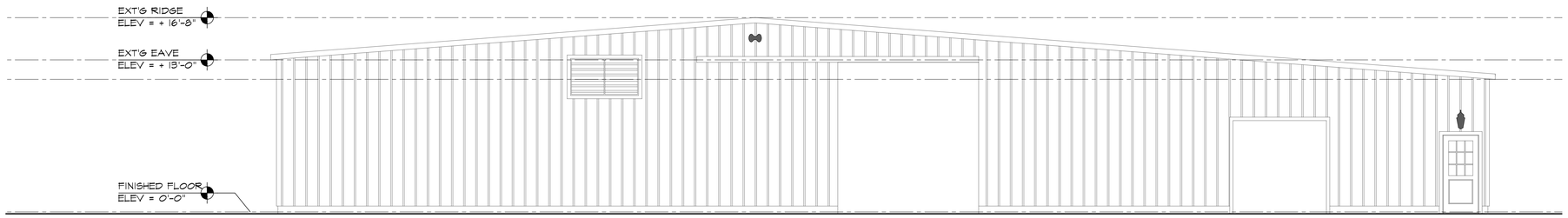
263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME: FLOOR PLANS

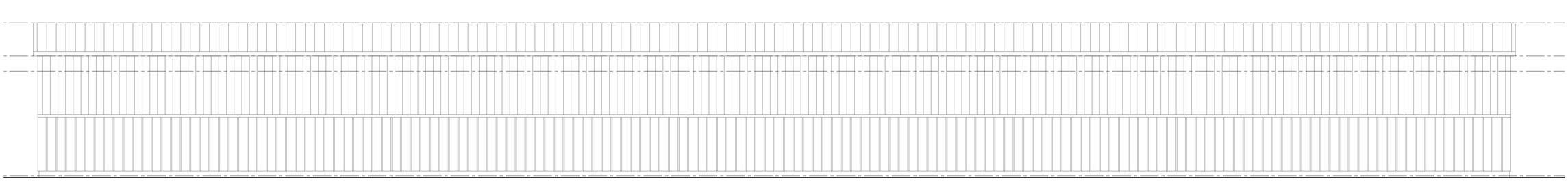
DATE: 6/23/21
SCALE: as noted
DRAWN BY: KAJ
DRAWING NUMBER: A-100



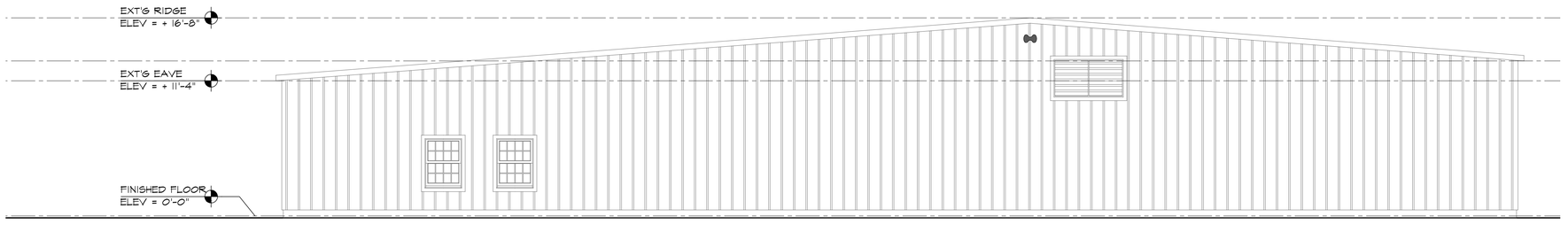
FRONT ELEVATION
SCALE: 3/16" = 1'-0"



SIDE ELEVATION
SCALE: 3/16" = 1'-0"



REAR ELEVATION
SCALE: 3/16" = 1'-0"



SIDE ELEVATION
SCALE: 3/16" = 1'-0"

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

REV	DATE	DESCRIPTION

PROPOSED STABLE REMODEL FOR :

FARRINGTON

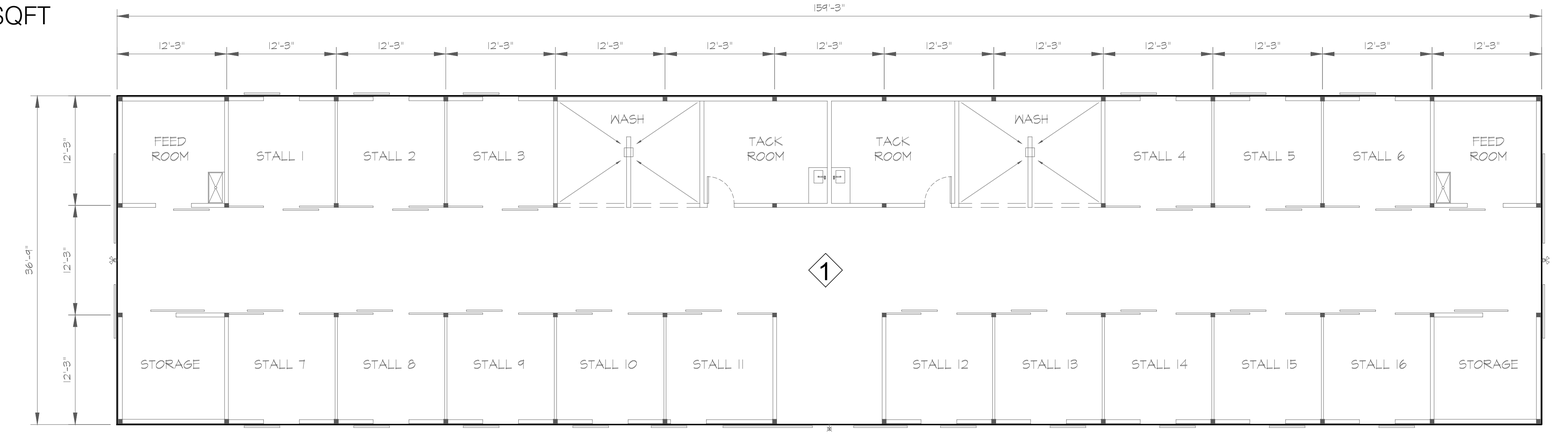
263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME
ELEVATIONS

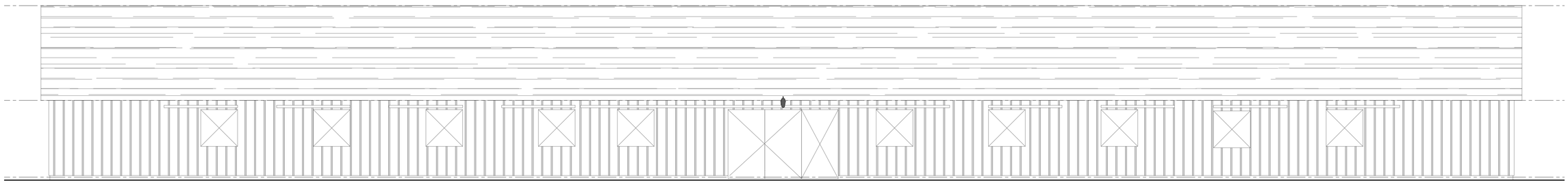
DATE	DRAWING NUMBER
6/14/21	A-200
SCALE: as noted	
DRAWN BY: KAJ	

PROPOSED : 16 STALL STABLE 5,852 SQFT

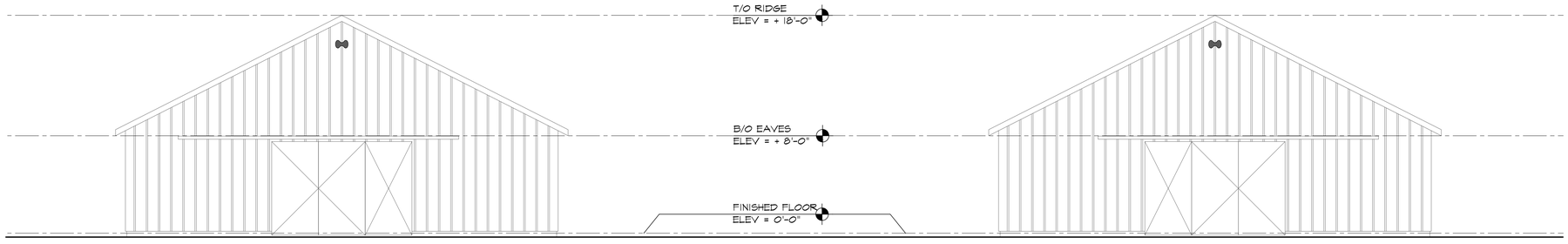
FLOOR PLAN		
BLOCK	DIMENSIONS (FT)	AREA (SQFT)
1	154.25 x 36.75	5,852
TOTAL		5,852



FLOOR PLAN
SCALE: 1/8" = 1'-0"

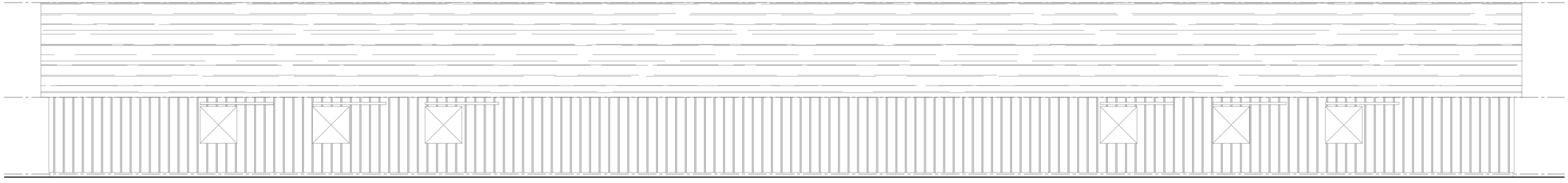


FRONT ELEVATION
SCALE: 3/16" = 1'-0"



SIDE ELEVATION
SCALE: 3/16" = 1'-0"

SIDE ELEVATION
SCALE: 3/16" = 1'-0"



FRONT ELEVATION
SCALE: 3/16" = 1'-0"

Old Town Barns
P.O. Box 36
Pawling, NY 12564
(845)-855-1450

REV	DATE	DESCRIPTION

PROPOSED STABLE FOR :

FARRINGTON

263 BEDFORD BANKSVILLE ROAD
NORTH CASTLE, NEW YORK 10506

DRAWING NAME
FLOOR PLANS
ELEVATIONS

DATE	DRAWING NUMBER
6/23/21	A-100
SCALE: as noted	
DRAWN BY: KAJ	

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

PLANNING DEPARTMENT
Adam R. Kaufman, AICP
Director of Planning

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

FLOOR AREA CALCULATIONS WORKSHEET

Application Name or Identifying Title: Kent Farrington Residence Date: _____

Tax Map Designation or Proposed Lot No.: 95.03-2-56

Floor Area

1.	Total Lot Area (Net Lot Area for Lots Created After 12/13/06):	21.624 Acres = 941,941.44 sqft
2.	**Maximum** permitted floor area (per Section 355-26.B(4)):	36,638 sqft
3.	Amount of floor area contained within first floor: 3,300 existing + 19 proposed =	3,319 sqft
4.	Amount of floor area contained within second floor: 0 existing + 1,081 proposed =	1,081 sqft
5.	Amount of floor area contained within garage: 0 existing + 660 proposed =	660 sqft
6.	Amount of floor area contained within porches capable of being enclosed: 0 existing + 0 proposed =	N/A
7.	Amount of floor area contained within basement (if applicable – see definition): 0 existing + 0 proposed =	N/A
8.	Amount of floor area contained within attic (if applicable – see definition): 0 existing + 0 proposed =	N/A
9.	Amount of floor area contained within all accessory buildings: 18,654 existing + 5,222 proposed =	23,876 sqft
10.	Proposed **floor area:** Total of Lines 3 – 9 =	28,936 sqft

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.

Mark P. Bergeron
Signature and Seal of Professional Preparing Worksheet

6-17-21
Date

EXISTING ACCESSORY:

INDOOR/STABLE: 17,230

4 STALL BARN: 864

STORAGE SHED: 560

TOTAL: 18,654

PROPOSED ACCESSORY:

INDOOR/STABLE: 16,600

STORAGE BARN: 864

GROOMS: 560

16 STALL BARN: 5,852

TOTAL: 23,876

TOTALS:

HOUSE: 4,400

GARAGE: 660

ACCESSORY: 23,876

TOTAL: 28,936

TOWN OF NORTH CASTLE

WESTCHESTER COUNTY
17 Bedford Road
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GROSS LAND COVERAGE CALCULATIONS WORKSHEET

Application Name or Identifying Title: 263 BEDFORD BANKSVILLE RD Date: 7/27/2021

Tax Map Designation or Proposed Lot No.: 95.03-2-56

Gross Lot Coverage

1.	Total lot Area (Net Lot Area for Lots Created After 12/13/06):	941,901 SF
2.	**Maximum** permitted gross land coverage (per Section 355-26.C(1)(a)):	77,378 SF
3.	**BONUS** maximum gross land cover (per Section 355-26.C(1)(b)):	
	Distance principal home is beyond minimum front yard setback 294 x 10 =	2,940 SF
4.	**TOTAL Maximum Permitted gross land coverage** = Sum of lines 2 and 3	80,318 SF
5.	Amount of lot area covered by **principal building:** 0 existing + 3,980 proposed =	3,980 SF
6.	Amount of lot area covered by **accessory buildings:** 17,785 existing + 5,850 proposed =	23,635 SF
7.	Amount of lot area covered by **decks:** 80 existing + 0 proposed =	80 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:** 17,850 existing + 15,111 proposed =	32,961 SF
10.	Amount of lot area covered by **terraces:** 0 existing + 2,105 proposed =	2,105 SF
11.	Amount of lot area covered by **tennis court, pool and mechanical equip:** 0 existing + 135 proposed =	135 SF
12.	Amount of lot area covered by **all other structures:** 0 existing + 208 proposed =	208 SF
13.	Proposed **gross land coverage:** Total of Lines 5 – 12 =	63,104 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.

STATE OF NEW YORK
KARL H. WEED
075695
LICENSED PROFESSIONAL ENGINEER

Signature and Seal of Professional Preparing Worksheet

7/27/2021
Date

Only copies from the original of this topography map marked with an original of the Land Surveyors embossed seal or red colored seal shall be considered to be true, valid copies.

Unauthorized alteration or addition to a map bearing a licensed Land Surveyors seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Possession only where indicated.

Adjacent property lines and easements not surveyed or certified.
Access to adjacent rights of way, easements and public or private lands not guaranteed or certified.

Underground utilities shown hereon are approximate and should be verified before excavating.
Additional underground utilities are not shown or certified.
Encroachments and structures below grade, if any, not shown or certified.

Subject to covenants, easements, restrictions, conditions and agreements of record.

This map is prepared to show topography only and is not to be used for title transfer purposes. Map may not be certified to title companies and/or banks.

Tree species shown hereon to be verified by a licensed arborist and are not certified by surveyor.

Elevations shown hereon generally in accordance with North American Vertical Datum 88.

Surveyed in accordance with Deed Control Number 602383809.

Premises shown hereon designated on the Town of North Castle Tax Maps as: Section 95.03, Block 2, Lot 56.

Property Address: 263 Bedford Banksville Road,
Bedford, NY, 10506

EXISTING IMPERVIOUS SURFACES - R-4A ZONE	
BUILDINGS	22,221.24 S.F.
WALKS/PATIOS/PADS/UTILITIES	343.06 S.F.
WALLS	161.19 S.F.
DECKS	408.73 S.F.
EXISTING TOTAL IMPERVIOUS SURFACE	31,288.88 S.F.
TOTAL LOT AREA	941,901.00 S.F.
EXISTING % IMPERVIOUS SURFACE	3.32%
TOTAL EXISTING BUILDING COVERAGE	22,221.24 S.F.
EXISTING % BUILDING COVERAGE (MAX. ALLOWED = 6%)	2.36%

Tree Tags Numbers Used: 1-522, 801-1000

Tree Tags #523-800 DO NOT EXIST

The survey shows the zone designation of any area shown as being within a Special Flood Hazard Area according to current Federal Emergency Management Agency Maps which make up a part of the National Flood Insurance Administration Report. Said described property is located within a Floodway area designated as Zone A by the Secretary Housing and Urban Development, on Flood Insurance Rate Map No. 36119C0166F, with a date of identification of September 28, 2007, for Community Number 360923, in the Town of North Castle, Westchester County, State of New York, which is the current Flood Insurance Rate map for the community in which said property is situated.

TOPOGRAPHY OF PROPERTY PREPARED FOR KENT FARRINGTON LLC

SITUATE IN THE
TOWN OF NORTH CASTLE
WESTCHESTER COUNTY, NEW YORK

SCALE: 1" = 40'

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

Surveyed: November 2020 - January 2021
Map Prepared: January 15, 2021
Map Revised: January 18, 2021
Map Revised: April 2, 2021 to show Test Pits and Additional Wetland Flags
Map Revised: June 11, 2021 to show additional trees and tree tags
Map Revised: June 21, 2021 to show additional trees and tree tags

By: Daniel T. Merritts
New York State Licensed Land Surveyor No.050604

TC MERRITTS LAND SURVEYORS
394 BEDFORD ROAD • PLEASANTVILLE • NY 10570
(914) 769-8003 • (203) 622-8899

STATE OF NEW YORK · DANIEL THOMAS MERRITTS · 050604 · LICENSED LAND SURVEYOR

Project: 20-463	Field Survey By: JM/AP/BFC
Drawn By: BJC	Checked By: DM/BFC