

MEMORANDUM

TO: North Castle Planning Board

CC: Adam Kaufman, AICP
Brian Hildenbrand, P.E.
Michael Macri, P.E.
Christopher Suriano

FROM: Joseph M. Cermele, P.E., CFM
Kellard Sessions Consulting
Consulting Town Engineers



DATE: May 7, 2021

RE: Christopher Suriano
105 Washington Avenue North
Section 122.12, Block 1, Lot 13

As requested, Kellard Sessions Consulting has reviewed the site plans submitted in conjunction with the above-referenced project. The applicant is proposing to construct a pre-cast concrete segmental retaining wall in the rear yard of an existing developed property, in the same general location as an existing retaining wall that has since collapsed. The property is ±16,319 s.f. in size and located in the Two-Family, R-2F, Zoning District.

Our comments are outlined below.

GENERAL COMMENTS

1. As currently proposed, the retaining wall will reach a height of approximately 9½ feet. The applicant has submitted a design, prepared by a NYS Licensed Professional Engineer. The plan shall include a note clearly stating that the construction of the retaining wall shall be certified by the Design Professional.
2. The proposed site plan illustrates a portion of the proposed retaining wall immediately adjacent to the northern property line. The applicant should verify that the construction of the retaining wall, as proposed, will not require encroachment onto the neighboring property.

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3. The structural design drawings illustrate a proposed Guide Rail designed by others. Details of any railings or fences along the top of the retaining wall shall be provided.
4. The proposed site plan should include an estimated quantity of cut and fill required for the project.

As additional information becomes available, we will continue our review. It is noted that an itemized response to all comments will facilitate completeness and efficiency of review.

PLAN REVIEWED, PREPARED BY BRIAN HILDENBRAND, P.E., DATED APRIL 20, 2021:

- Retaining Wall Site Plan (SP.1)

PLANS REVIEWED, PREPARED BY GMCE, P.C., DATED MARCH 8, 2021:

- Site Plan (SY-1)
- Retaining Wall Plan, Details and Notes (S-1)

JMC/dc