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June 1, 2021

North Castle Planning Board  
c/o Valerie Desimone  
17 Bedford Road  
Armonk, NY 10504

RE: Suriano  
105 Washington Ave N  
White Plains, NY 10603

Dear Ms. Desimone:

Please find enclosed a PDF digital submission of the following items:

- “Retaining Wall Site Plan”, last revised June 1, 2021, prepared by Hildenbrand Engineering.

Based on the Kellard Sessions memo dated May 7, 2021, we offer the following:

1. The requested note has been added to the revised site plan.
2. The retaining wall layout has been revised to have chamfered corners. This will pull the new section of wall away from the property line and allow construction without impacting the existing vegetation.
3. A detail of the proposed fencing has been added to the site plan.
4. The earthwork estimate has been added to the site plan.

We look forward to presenting this project to the Board at the next Planning Board meeting.

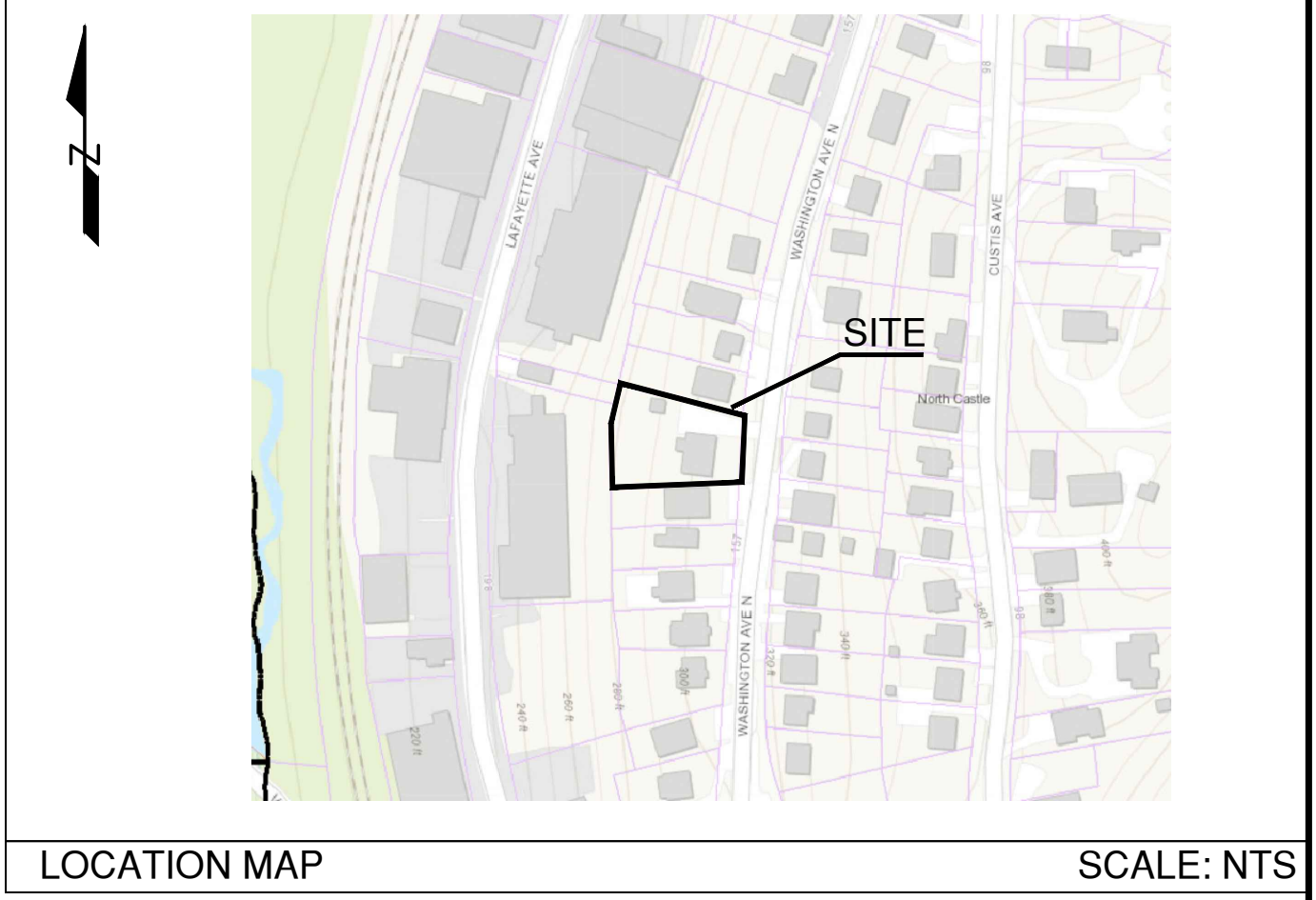
Very truly yours,

*Brian Hildenbrand*

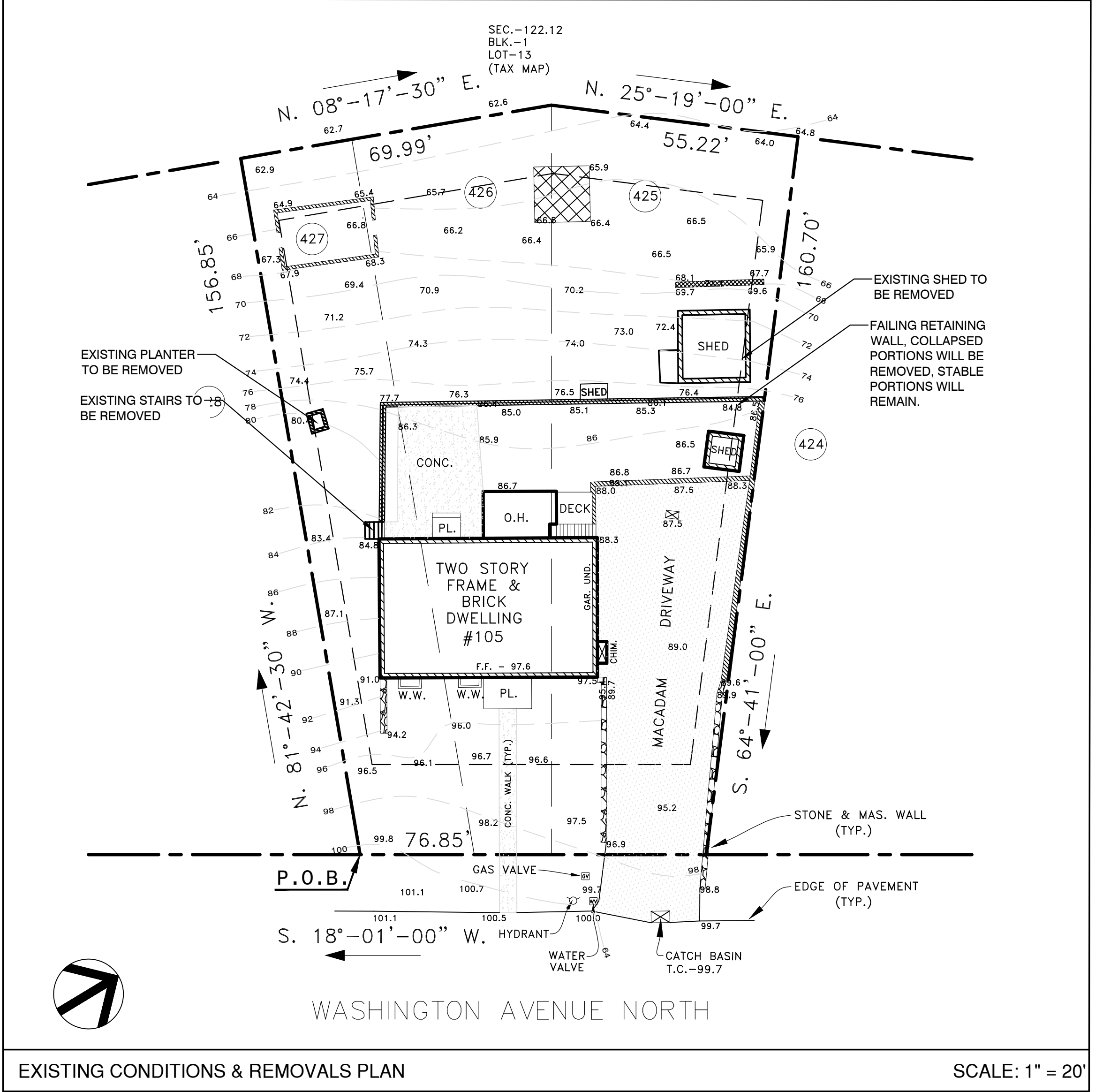
Brian Hildenbrand P.E

Cc: (via email):  
Christopher Suriano, Owner  
Michael Macri, P.E., Structural Engineer  
Kellard Sessions Consulting, Town Engineer  
Adam Kaufman, AICP, Town Planner

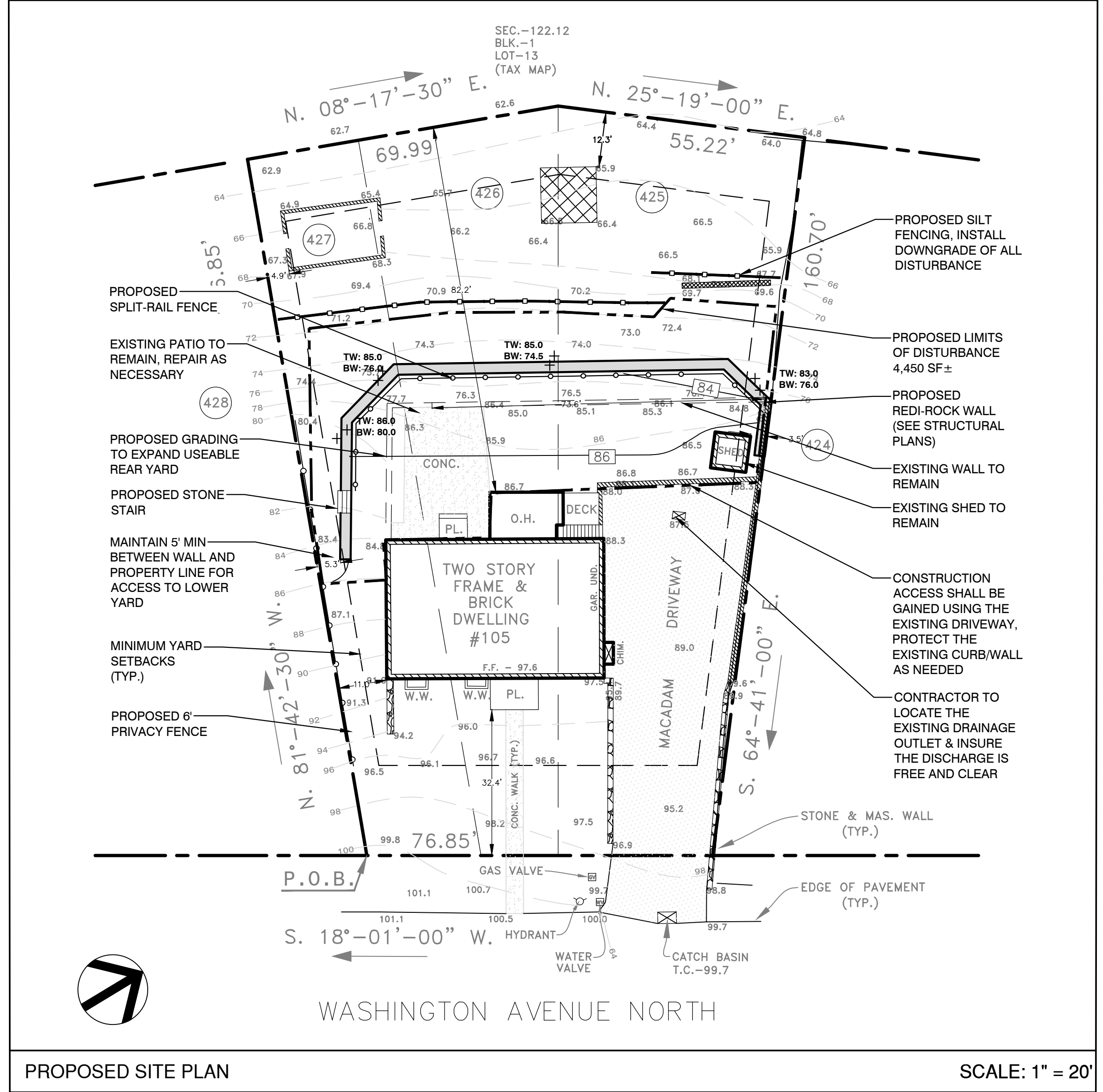




LOCATION MAP SCALE: NTS



EXISTING CONDITIONS & REMOVALS PLAN SCALE: 1" = 20'



PROPOSED SITE PLAN SCALE: 1" = 20'

**SITE DATA**

OWNER / APPLICANT: CHRISTOPHER SURIANO  
105 WASHINGTON AVE NORTH  
WHITE PLAINS, NY 10603

PROJECT LOCATION: 105 WASHINGTON AVE NORTH  
WHITE PLAINS, NY 10603

PROPERTY AREA: 16,319 SF (0.37 AC)

ZONING DISTRICT: R-2F

FIRE DISTRICT: NORTH WHITE PLAINS FD

SCHOOL DISTRICT: VALHALLA SCHOOL DISTRICT

- GENERAL NOTES**
- THIS MAP IS NOT A SURVEY. PROPERTY SURVEY INFORMATION FROM MAP ENTITLED "TOPOGRAPHIC SURVEY, 105 WASHINGTON AVE" PREPARED BY STEPHEN . HOPPE, LS DATED AUGUST 14, 2020.
  - SEE PLANS PREPARED BY GROSSFIELD MACRI, P.C. FOR STRUCTURAL DESIGN OF THE RETAINING WALL.
  - THE CONSTRUCTION OF THE RETAINING WALL SHALL BE CERTIFIED BY A NYS LICENSED PROFESSIONAL ENGINEER.
  - AN AS-BUILT SURVEY OF OF THE RETAINING WALL SHALL BE PROVIDED TO THE TOWN FOR REVIEW PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

- EROSION CONTROL NOTES**
- THE APPLICANT SHALL BE REQUIRED TO CLEAN ROADWAYS AND EXISTING DOWNSTREAM DRAINAGE UTILITIES FROM ALL SILTATION AND CONSTRUCTION DEBRIS AS REQUIRED, AND UPON COMPLETION OF WORK.
  - ALL PLANS SHOULD FULLY INCORPORATE THE APPROPRIATE RECOMMENDATIONS FROM NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION'S STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL DATED AUGUST 2005, OR THE MOST CURRENT VERSION OR ITS SUCCESSOR. THE PLAN AND ITS IMPLEMENTATION SHALL BE SUBJECT TO THE APPROVAL OF THE TOWN ENGINEER.
  - THE MEASURES FOR THE CONTROL OF EROSION AND SEDIMENTATION ARE UNDERTAKEN CONSISTENT WITH THE NEW YORK STATE'S STORMWATER DESIGN MANUAL, DATED AUGUST 2004, OR THE MOST CURRENT VERSION OR ITS SUCCESSOR, SATISFACTORY TO THE TOWN.
  - ALL SURPLUS MATERIAL SHALL BE REMOVED FROM THE SITE AND PROPERTY DISPOSED OF AT AN APPROPRIATE FACILITY.

- CONSTRUCTION SEQUENCE**
- INSTALL PERIMETER EROSION CONTROLS DOWNGRADE OF ALL PROPOSED DISTURBANCE.
  - STABILIZE THE AREAS OF RETAINING WALL COLLAPSE.
  - REMOVE THE EXISTING SHED(S)
  - CONSTRUCT THE LEVELING PAD/FOOTING AND NOTIFY TOWN BUILDING INSPECTOR FOR INSPECTION.
  - CONSTRUCT THE NEW RETAINING WALL PER THE STRUCTURAL DRAWINGS.
  - NOTIFY THE TOWN BUILDING INSPECTOR FOR WALL INSPECTION.
  - BACKFILL THE NEW WALL.
  - INSTALL THE FALL PROTECTION ALONG TOP OF WALL.
  - STABILIZE ALL DISTURBED AREAS WITH TOPSOIL, GRASS SEED AND MULCH.
  - REMOVE THE EROSION CONTROLS ONCE THE DISTURBANCE IS STABILIZED.

**LEGEND**

	PROPOSED 2' CONTOUR
	PROPOSED RETAINING WALL
	PROPOSED LIMIT OF DISTURBANCE
	PROPOSED SILT FENCE

**TOWN OF NORTH CASTLE ZONING REQUIREMENTS (R-2F ZONING)**

	REQUIRED	EXISTING	PROPOSED
LOT AREA (SF)	5,000	16,319	16,319
MIN. LOT FRONTAGE (FT.)	50	77	77
MIN. LOT WIDTH (FT.)	50	83	83
MIN. LOT DEPTH (FT.)	100	102	102
FRONT YARD (FT.)	20	32	32
SIDE YARD (FT.)	6	11	11
ACCESSORY SIDE YARD (FT.)	3	3	3
REAR YARD (FT.)	15	82	82
MAX. BUILDING HEIGHT (STORY/FT)	2.5/30	< 2.5/30	< 2.5/30
MAX. BUILDING COVERAGE (%)	30	13.6	12.1

**EARTHWORK ESTIMATE**

CUT:	0 C.Y.
FILL:	140 C.Y.
NET:	140 C.Y. FILL

APPROVED BY THE TOWN OF NORTH CASTLE PLANNING BOARD

RESOLUTION DATE: \_\_\_\_\_

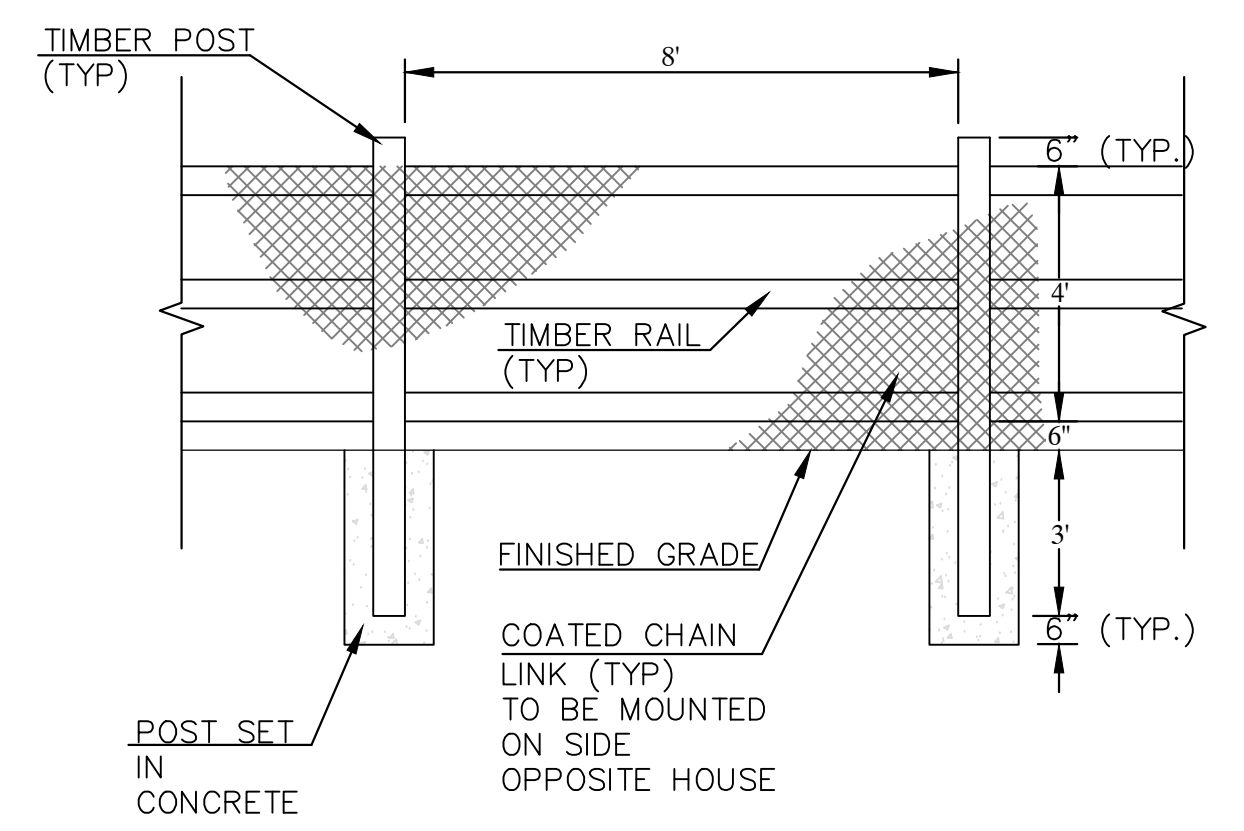
ENGINEERING DRAWINGS APPROVED BY TOWN ENGINEER

DATE: \_\_\_\_\_

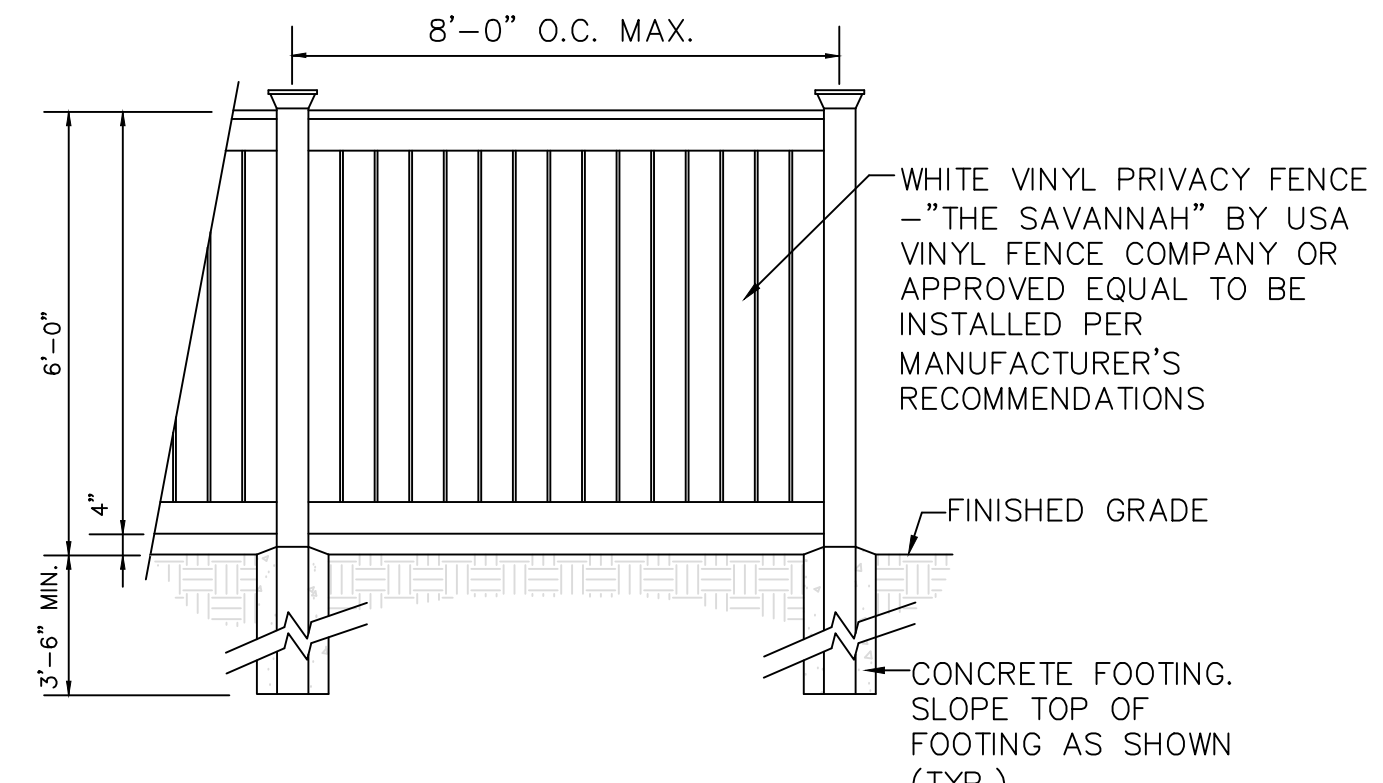
JOSEPH CERMELE, P.E. CFM - CONSULTING TOWN ENGINEER

DATE: \_\_\_\_\_

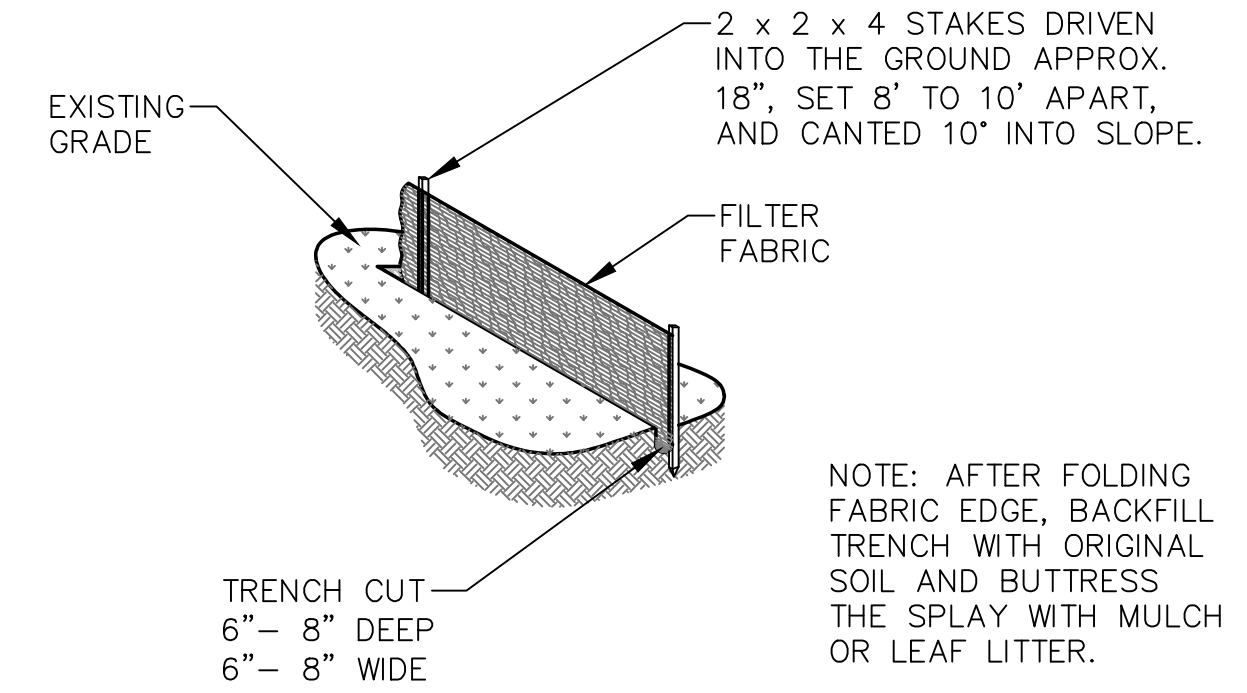
CHRISTOPHER CARTHY - PLANNING BOARD CHAIR



SPLIT RAIL FENCE DETAIL SCALE: N.T.S.

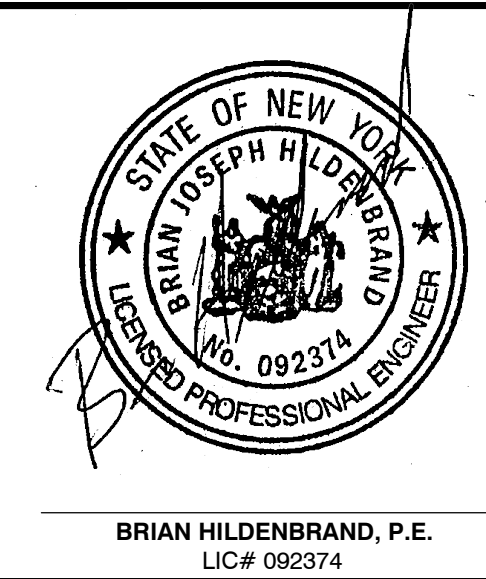


PRIVACY FENCE DETAIL SCALE: N.T.S.



SILT FENCE DETAIL SCALE: N.T.S.

NOTE: AFTER FOLDING FABRIC EDGE, BACKFILL TRENCH WITH ORIGINAL SOIL AND BUTTRESS THE SPLY WITH MULCH OR LEAF LITTER.



PROJECT: 105 WASHINGTON AVE NORTH  
TOWN OF NORTH CASTLE, WESTCHESTER COUNTY, NEW YORK

DRAWING: **RETAINING WALL SITE PLAN**

DATE: 04-20-2021  
PROJECT NO.: -  
SCALE: AS SHOWN  
DRAWN BY: B.J.H.

DRAWING NO.: **SP.1**

SHEET: **1 / 1**

ALTERATION OF THIS DOCUMENT, UNLESS UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, IS A VIOLATION OF SECTION 2209 OF ARTICLE 145 OF THE EDUCATION LAW.