


MEMORANDUM

TO: North Castle Planning Board

CC: Adam Kaufman, AICP
Adam & Elizabeth Barnett

FROM: John Kellard, P.E. 
Kellard Sessions Consulting
Consulting Town Engineers

DATE: January 7, 2022
Updated November 10, 2022

RE: Adam & Elizabeth Barnett
66 North Greenwich Road
Section 108.04, Block 1, Lot 32

As requested, Kellard Sessions Consulting has reviewed the site plan submitted in conjunction with the above-referenced project. The applicant is proposing an accessory apartment within the existing, on-site cottage. Much of the property is regulated wetlands and setback, which were delineated by Mary Jaehnig on December 9, 2015. The property is ±6.53 acres in size and located in the R2-A Zoning District.

GENERAL COMMENTS

1. The applicant should explain the water supply and sewer disposal needs for the cottage – accessory apartment and whether Westchester County Department of Health (WCHD) Approval of the sewer system has been obtained.

The application should be referred to the WCHD for their review and determination.

2. **The applicant should illustrate the proposed parking spaces at the cottage.**

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.

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PLAN & DOCUMENT REVIEWED:

- Response Letter, prepared by Adam Barnett, dated September 21, 2022
- Final As-Built Survey, prepared by TC Merritts Land Surveyors, dated July 31, 2018

JK/dc

https://kellardsessionsconsulti.sharepoint.com/sites/Kellard/Municipal/Northcastle/Corresp/018SitePlans/2022-11-10_NCPB_Barnett - 66 North Greenwich Rd_Review Memo.docx