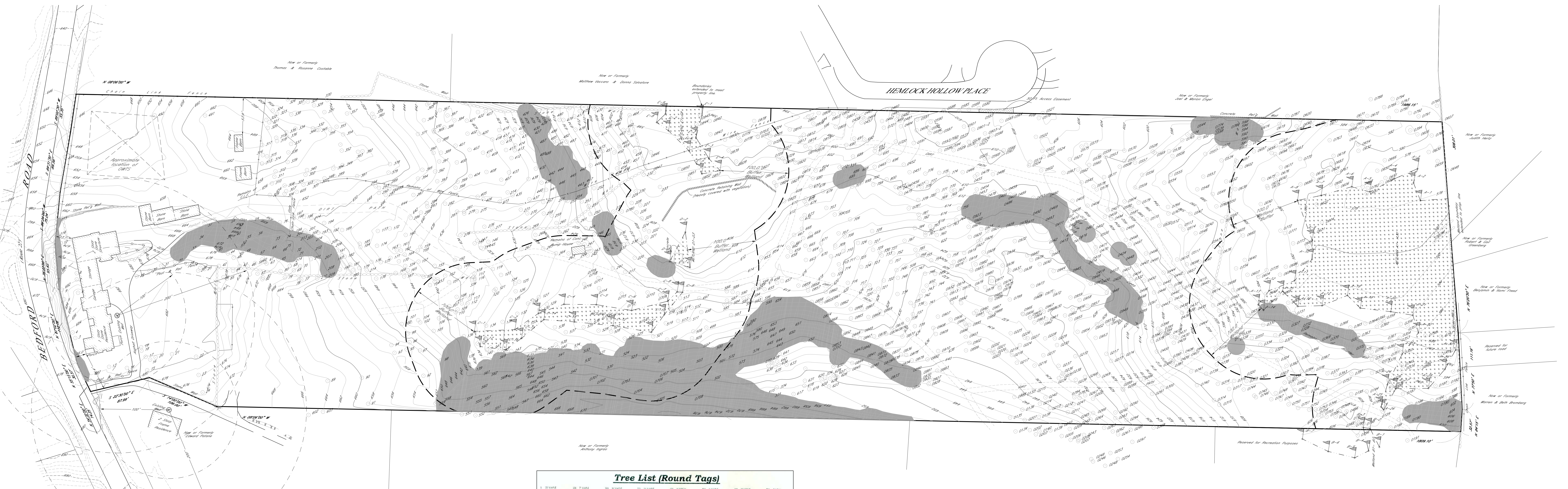
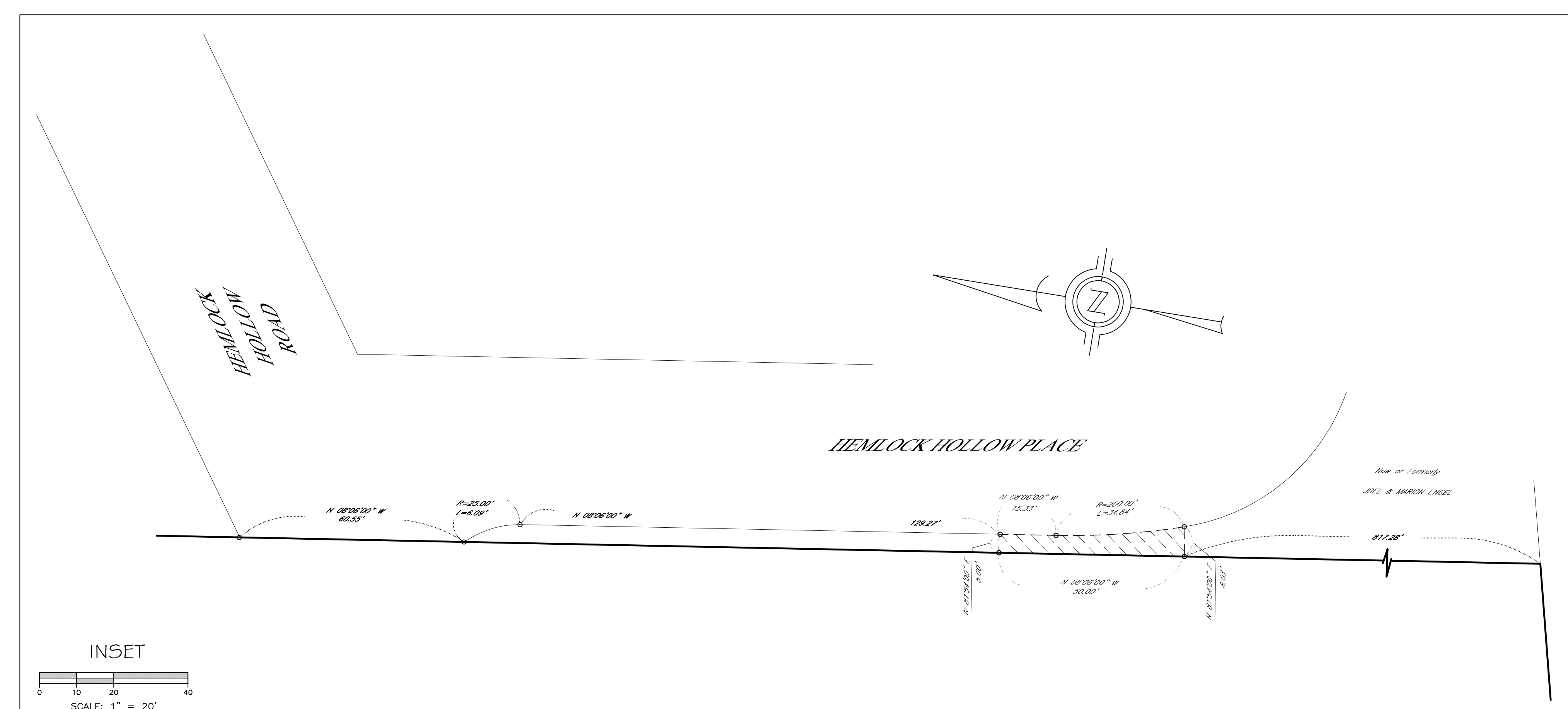


- GENERAL NOTES:**
- EXISTING FEATURES SHOWN HEREON TAKEN FROM SURVEY MAP ENTITLED "TOPOGRAPHIC SURVEY OF PROPERTY PREPARED FOR THE ESTATE OF MR. FRANK PATANE PROPERTY BEING SECTION 1, BLOCK 4 & TAX LOT 1B, MAP ENTITLED "OFFICIAL TAX ASSESSMENT MAPS OF THE TOWN OF NORTH CASTLE" TOWN OF NORTH CASTLE, WESTCHESTER COUNTY, NEW YORK, DATED DECEMBER 30, 2007, SURVEY CONTAINS 2 PAGES".
  - VERTICAL DATUM BASED ON USGS QUAD MAPS.
  - WETLANDS BOUNDARIES SHOWN HEREON FLAGGED BY EVANS ASSOCIATES ENVIRONMENTAL CONSULTING, INC. ON JUNE 11, 2023.



**Tree List (Round Tags)**

Tag No.	Species	DBH	Height	Health	Remarks
1	Red Maple	8.5	15	Good	
2	White Birch	4.2	10	Fair	
3	Red Maple	6.1	12	Good	
4	White Birch	5.3	11	Fair	
5	Red Maple	7.8	14	Good	
6	White Birch	3.9	9	Fair	
7	Red Maple	9.2	16	Good	
8	White Birch	4.7	10	Fair	
9	Red Maple	5.5	11	Fair	
10	White Birch	6.4	12	Good	
11	Red Maple	7.1	13	Good	
12	White Birch	3.5	8	Fair	
13	Red Maple	8.8	15	Good	
14	White Birch	4.1	9	Fair	
15	Red Maple	6.7	12	Good	
16	White Birch	5.8	11	Fair	
17	Red Maple	7.4	13	Good	
18	White Birch	3.2	7	Fair	
19	Red Maple	9.5	17	Good	
20	White Birch	4.9	10	Fair	
21	Red Maple	5.1	10	Fair	
22	White Birch	6.2	11	Fair	
23	Red Maple	7.9	14	Good	
24	White Birch	3.7	8	Fair	
25	Red Maple	8.3	15	Good	
26	White Birch	4.4	9	Fair	
27	Red Maple	6.9	12	Good	
28	White Birch	5.6	11	Fair	
29	Red Maple	7.6	13	Good	
30	White Birch	3.4	7	Fair	
31	Red Maple	9.1	16	Good	
32	White Birch	4.6	9	Fair	
33	Red Maple	5.4	10	Fair	
34	White Birch	6.5	11	Fair	
35	Red Maple	7.2	13	Good	
36	White Birch	3.6	7	Fair	
37	Red Maple	8.6	15	Good	
38	White Birch	4.3	9	Fair	
39	Red Maple	6.6	12	Good	
40	White Birch	5.7	11	Fair	
41	Red Maple	7.5	13	Good	
42	White Birch	3.3	7	Fair	
43	Red Maple	9.4	16	Good	
44	White Birch	4.8	9	Fair	
45	Red Maple	5.2	10	Fair	
46	White Birch	6.3	11	Fair	
47	Red Maple	7.3	13	Good	
48	White Birch	3.8	8	Fair	
49	Red Maple	8.7	15	Good	
50	White Birch	4.5	9	Fair	
51	Red Maple	6.8	12	Good	
52	White Birch	5.9	11	Fair	
53	Red Maple	7.7	13	Good	
54	White Birch	3.5	7	Fair	
55	Red Maple	9.3	16	Good	
56	White Birch	4.7	9	Fair	
57	Red Maple	5.3	10	Fair	
58	White Birch	6.4	11	Fair	
59	Red Maple	7.4	13	Good	
60	White Birch	3.4	7	Fair	
61	Red Maple	8.9	15	Good	
62	White Birch	4.6	9	Fair	
63	Red Maple	6.7	12	Good	
64	White Birch	5.8	11	Fair	
65	Red Maple	7.8	13	Good	
66	White Birch	3.7	8	Fair	
67	Red Maple	9.2	16	Good	
68	White Birch	4.9	9	Fair	
69	Red Maple	5.1	10	Fair	
70	White Birch	6.2	11	Fair	
71	Red Maple	7.1	13	Good	
72	White Birch	3.2	7	Fair	
73	Red Maple	8.5	15	Good	
74	White Birch	4.1	9	Fair	
75	Red Maple	6.5	12	Good	
76	White Birch	5.6	11	Fair	
77	Red Maple	7.6	13	Good	
78	White Birch	3.3	7	Fair	
79	Red Maple	9.0	16	Good	
80	White Birch	4.4	9	Fair	
81	Red Maple	6.9	12	Good	
82	White Birch	6.0	11	Fair	
83	Red Maple	7.9	13	Good	
84	White Birch	3.6	7	Fair	
85	Red Maple	8.4	15	Good	
86	White Birch	4.3	9	Fair	
87	Red Maple	6.6	12	Good	
88	White Birch	5.7	11	Fair	
89	Red Maple	7.5	13	Good	
90	White Birch	3.5	7	Fair	
91	Red Maple	9.1	16	Good	
92	White Birch	4.8	9	Fair	
93	Red Maple	5.2	10	Fair	
94	White Birch	6.3	11	Fair	
95	Red Maple	7.2	13	Good	
96	White Birch	3.8	8	Fair	
97	Red Maple	8.6	15	Good	
98	White Birch	4.5	9	Fair	
99	Red Maple	6.8	12	Good	
100	White Birch	5.9	11	Fair	

**Tree List (Oval Tags)**

Tag No.	Species	DBH	Height	Health	Remarks
101	Red Maple	8.5	15	Good	
102	White Birch	4.2	10	Fair	
103	Red Maple	6.1	12	Good	
104	White Birch	5.3	11	Fair	
105	Red Maple	7.8	14	Good	
106	White Birch	3.9	9	Fair	
107	Red Maple	9.2	16	Good	
108	White Birch	4.7	10	Fair	
109	Red Maple	5.5	11	Fair	
110	White Birch	6.4	12	Good	
111	Red Maple	7.1	13	Good	
112	White Birch	3.5	8	Fair	
113	Red Maple	8.8	15	Good	
114	White Birch	4.1	9	Fair	
115	Red Maple	6.7	12	Good	
116	White Birch	5.8	11	Fair	
117	Red Maple	7.4	13	Good	
118	White Birch	3.2	7	Fair	
119	Red Maple	9.5	17	Good	
120	White Birch	4.9	10	Fair	
121	Red Maple	5.1	10	Fair	
122	White Birch	6.2	11	Fair	
123	Red Maple	7.9	14	Good	
124	White Birch	3.7	8	Fair	
125	Red Maple	8.3	15	Good	
126	White Birch	4.4	9	Fair	
127	Red Maple	6.9	12	Good	
128	White Birch	5.6	11	Fair	
129	Red Maple	7.6	13	Good	
130	White Birch	3.4	7	Fair	
131	Red Maple	9.1	16	Good	
132	White Birch	4.6	9	Fair	
133	Red Maple	5.4	10	Fair	
134	White Birch	6.5	11	Fair	
135	Red Maple	7.2	13	Good	
136	White Birch	3.6	7	Fair	
137	Red Maple	8.6	15	Good	
138	White Birch	4.3	9	Fair	
139	Red Maple	6.6	12	Good	
140	White Birch	5.7	11	Fair	
141	Red Maple	7.5	13	Good	
142	White Birch	3.3	7	Fair	
143	Red Maple	9.4	16	Good	
144	White Birch	4.8	9	Fair	
145	Red Maple	5.2	10	Fair	
146	White Birch	6.3	11	Fair	
147	Red Maple	7.3	13	Good	
148	White Birch	3.8	8	Fair	
149	Red Maple	8.7	15	Good	
150	White Birch	4.5	9	Fair	
151	Red Maple	6.8	12	Good	
152	White Birch	6.0	11	Fair	
153	Red Maple	7.7	13	Good	
154	White Birch	3.5	7	Fair	
155	Red Maple	9.3	16	Good	
156	White Birch	4.7	9	Fair	
157	Red Maple	5.3	10	Fair	
158	White Birch	6.4	11	Fair	
159	Red Maple	7.4	13	Good	
160	White Birch	3.4	7	Fair	
161	Red Maple	8.9	15	Good	
162	White Birch	4.6	9	Fair	
163	Red Maple	6.7	12	Good	
164	White Birch	5.8	11	Fair	
165	Red Maple	7.8	13	Good	
166	White Birch	3.7	8	Fair	
167	Red Maple	9.2	16	Good	
168	White Birch	4.9	9	Fair	
169	Red Maple	5.1	10	Fair	
170	White Birch	6.2	11	Fair	
171	Red Maple	7.1	13	Good	
172	White Birch	3.2	7	Fair	
173	Red Maple	8.5	15	Good	
174	White Birch	4.1	9	Fair	
175	Red Maple	6.5	12	Good	
176	White Birch	5.6	11	Fair	
177	Red Maple	7.6	13	Good	
178	White Birch	3.3	7	Fair	
179	Red Maple	9.0	16	Good	
180	White Birch	4.4	9	Fair	
181	Red Maple	6.9	12	Good	
182	White Birch	6.0	11	Fair	
183	Red Maple	7.9	13	Good	
184	White Birch	3.6	7	Fair	
185	Red Maple	8.4	15	Good	
186	White Birch	4.3	9	Fair	
187	Red Maple	6.6	12	Good	
188	White Birch	5.7	11	Fair	
189	Red Maple	7.5	13	Good	
190	White Birch	3.5	7	Fair	
191	Red Maple	9.1	16	Good	
192	White Birch	4.8	9	Fair	
193	Red Maple	5.2	10	Fair	
194	White Birch	6.3	11	Fair	
195	Red Maple	7.2	13	Good	
196	White Birch	3.8	8	Fair	
197	Red Maple	8.6	15	Good	
198	White Birch	4.5	9	Fair	
199	Red Maple	6.8	12	Good	
200	White Birch	5.9	11	Fair	

**Call 811**  
Digging is illegal

IF IS A VIOLATION OF THE NEW YORK STATE EDUCATION LAW, ARTICLE 144, SECTION 200(2)(f) FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR, TO SCALE AND FILE ON THIS PLAN IN ANY MANNER ANY ITEM BEARING THE SIGNATURE AND SEAL OF AN ENGINEER OR LAND SURVEYOR IF ALTERED, THE ALTERING ENGINEER OR LAND SURVEYOR SHALL APPEAR TO THE SIGN HIS SEAL AND THE REVISION ALTERED BY FOLLOWED BY HIS SIGNATURE AND THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.

STATE OF NEW YORK  
SEAL OF ALFONZETTI ENGINEERING, P.C.  
076215  
LICENSED PROFESSIONAL ENGINEER

ALFONZETTI ENGINEERING, P.C.  
14 SMITH AVE, MT. KISCO, N.Y. 10549  
914-666-9800 INFO@ALFONZETTIENG.COM

**SITE DATA**

OWNER/APPLICANT:  
EWM MITHAN

200 ACRES  
655 BEDFORD RD.  
ARNDT, NY 10549

TAX MAP #  
34-4-00-01

LOT AREA  
352 ACRES

ZONING: R-2A

ENGINEERING DRAWINGS:  
PLANS REVIEWED BY TOWN ENGINEER

DATE: APRIL 6, 2022

PROJECT:  
PROPOSED SUBDIVISION  
655 BEDFORD ROAD (RT 22)  
TOWN OF NORTH CASTLE,  
WESTCHESTER COUNTY, NEW YORK

JOSEPH W. CONSOLE, P.E.  
KELLARD SESSIONS CONSULTING  
CONSULTING TOWN ENGINEER

CHRISTOPHER CARTER, CHAIRMAN  
TOWN OF NORTH CASTLE PLANNING BOARD

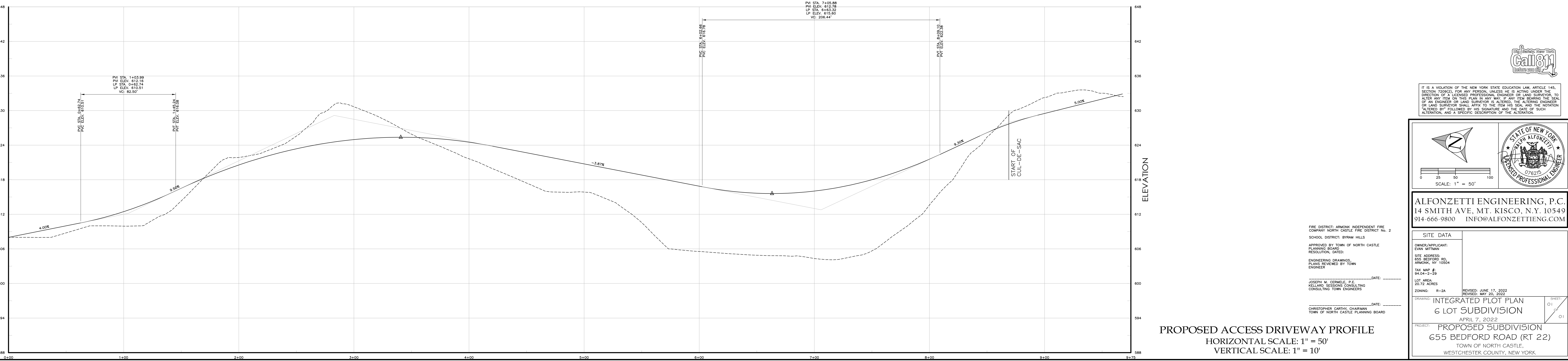
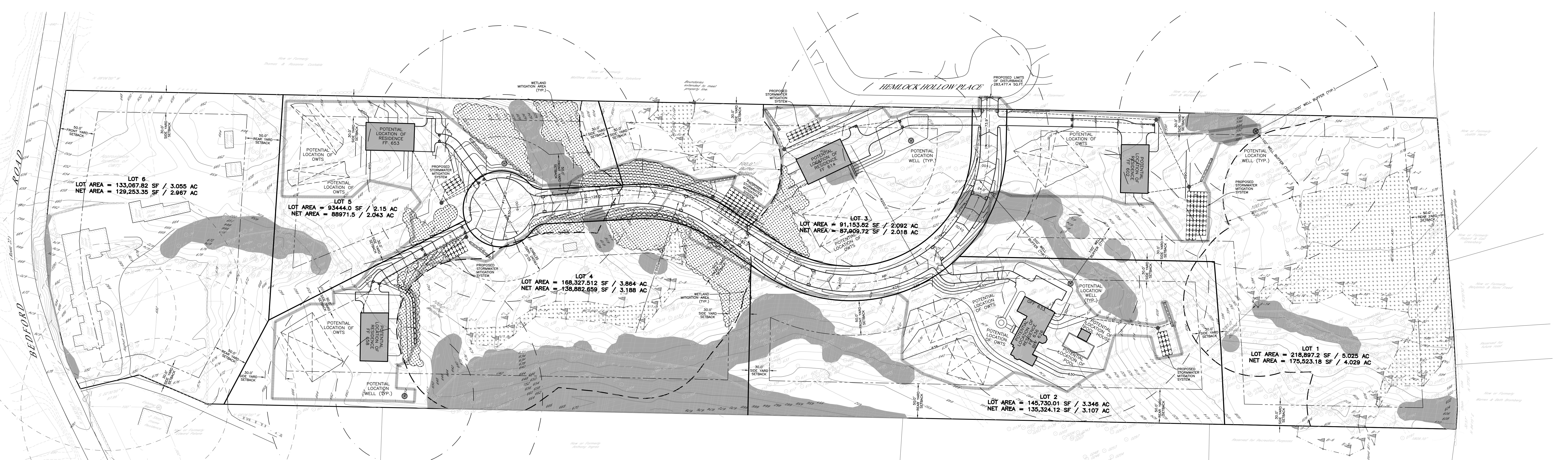
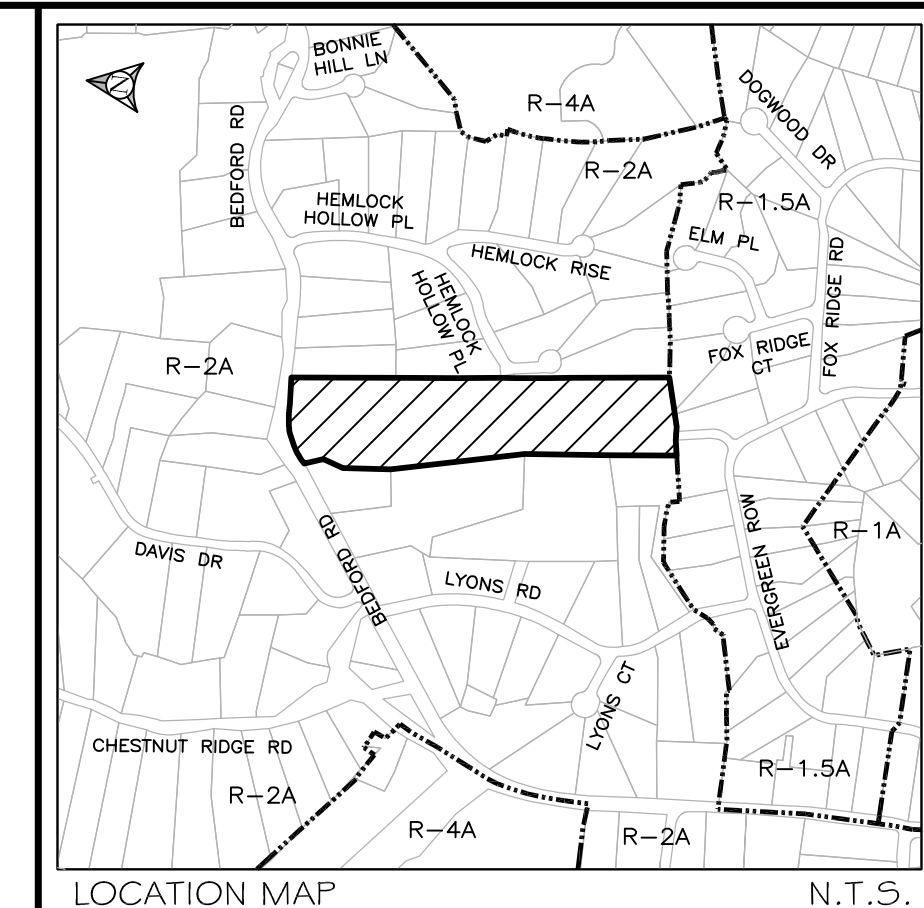
ZONING COMPLIANCE TABLE

DESCRIPTION	REQUIREMENT	EXISTING	PROPOSED LOT 1	PROPOSED LOT 2	PROPOSED LOT 3	PROPOSED LOT 4	PROPOSED LOT 5	PROPOSED LOT 6
TAX PARCEL 94.04-2-29 ZONE DISTRICT: R-2A ONE FAMILY RESIDENCE DISTRICT (2 ACRES) PROPOSED USE: RESIDENTIAL SUBDIVISION								
MINIMUM GROSS LOT AREA (SQUARE FEET)/(ACRES)	-	902,653.361 SF / 20.722 AC	218,897.2 SF / 5.025 AC	145,730.0 SF / 3.346 AC	91,153.52 SF / 2.09 AC	168,327.51 SF / 3.86 AC	93,444.0 SF / 2.15 AC	133,067.82 SF / 3.06 AC
75% WETLAND AREA (SQUARE FEET)/(ACRES)	-	42,799.45 / 0.983	34,317.92 / 0.788	0.0 / 0.0	2,667.8 / 0.061	5,813.7 / 0.133	0.0 / 0.0	0.0 / 0.0
SOFT SLOPE AREA (SQUARE FEET)/(ACRES)	-	51,953.177 / 1.193	9,056.1 / 0.208	10,405.88 / 0.239	576 / 0.013	23,696.64 / 0.544	4,469.5 / 0.103	3,814.47 / 0.088
MINIMUM NET LOT AREA (SQUARE FEET)/(ACRES)	87,120/2 <sup>ND</sup>	807,900.734 SF / 18.546 AC	175,523.18 SF / 4.029 AC	135,324.12 SF / 3.107 AC	87,909.72 SF / 2.02 AC	138,882.66 SF / 3.19 AC	88,971.50 SF / 2.043 AC	129,253.35 SF / 2.97 AC
MINIMUM LOT FRONTAGE (SQUARE FEET)	150	442	232	330	687	460	287	443
MINIMUM LOT WIDTH (FEET)	150	410	497	625	415	639	260	310
MINIMUM LOT DEPTH (FEET)	150	1,986	334	214	117	233	194	416
MAXIMUM BUILDING HEIGHT (FEET)	30	530	530	530	530	530	530	530
MAXIMUM BUILDING COVERAGE (%)	8	1.27	1.7	2.7	3.1	2.2	3.4	7.3
MINIMUM DWELLING UNIT SIZE (SQUARE FEET)	1,400	3,009	3,000	3,600	3,000	3,000	3,000	8,720
MAXIMUM GROSS FLOOR AREA (SQUARE FEET)	(SEE NOTE 2)	-	13,644.9 (ALLOWED) <13,644.9 (PROPOSED)	12,050.8 (ALLOWED) <12,050.8 (PROPOSED)	10,156.85 (ALLOWED) <10,156.85 (PROPOSED)	12,195.46 (ALLOWED) <12,195.46 (PROPOSED)	10,197.0 (ALLOWED) <10,197.0 (PROPOSED)	11,806.9 (ALLOWED) <11,806.9 (PROPOSED)
MINIMUM CONTIGUOUS BUILDABLE AREA (SQUARE FEET)	35,000 <sup>RD</sup>	≥35,000	51,494	85,022	53,132	35,993	65,394	118,232
MAXIMUM GROSS LAND COVERAGE (SQUARE FEET)	(SEE NOTE 4)	-	19,898.7 (ALLOWED) <19,898.7 (PROPOSED)	16,886.6 (ALLOWED) <16,886.6 (PROPOSED)	13,335.34 (ALLOWED) <13,335.34 (PROPOSED)	17,157.73 (ALLOWED) <17,157.73 (PROPOSED)	13,410.5 (ALLOWED) <13,410.5 (PROPOSED)	16,429.19 (ALLOWED) <16,429.19 (PROPOSED)
MINIMUM BUILDING SETBACKS								
FRONT YARD (FEET)	50	16.0	≥50	≥50	≥50	≥50	≥50	≥50
SIDE YARD (FEET)	30	54.7	≥30	≥30	≥30	≥30	≥30	≥30
REAR YARD (FEET)	50	1,930.4	≥50	≥50	≥50	≥50	≥50	≥50
MINIMUM LANDSCAPE BUFFER								
FRONT YARD (FEET)	15	≥15	≥15	≥15	≥15	≥15	≥15	≥15
SIDE YARD (FEET)	15	≥15	≥15	≥15	≥15	≥15	≥15	≥15
REAR YARD (FEET)	15	≥15	≥15	≥15	≥15	≥15	≥15	≥15

NOTES:

- EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM SURVEY "TOPOGRAPHIC SURVEY OF PROPERTY," PREPARED BY JOHN MARINO LAND SURVEYOR, DATED 12/19/20.
- FOR THE PURPOSES OF THIS SUBMISSION WE HAVE USED A 1:100 HORIZONTAL SCALE FOR ALL DISTANCES UNLESS OTHERWISE SPECIFIED. THE "WESTCHESTER COUNTY HEALTH DEPARTMENT RULES AND REGULATIONS FOR THE DESIGN AND CONSTRUCTION OF RESIDENTIAL WASTEWATER TREATMENT SYSTEMS AND DRILLED WELLS IN WESTCHESTER COUNTY, NEW YORK" (FORMERLY KNOWN AS "DRILL-BOR-2002") EFFECTIVE DATE: APRIL 2002. A LINEAR FEET OF RESERVATION HEIGHT IS RESERVED FOR THE PRIMARY AREA OF 400 LINEAR FEET OF RESERVATION HEIGHT IS RESERVED FOR THE 1000 DISCHARGE AREA.
- LOCATIONS OF PROPOSED ON-SITE WASTEWATER TREATMENT SYSTEMS (TYP) AND ON-SITE WATER SUPPLY WELLS ARE SUBJECT TO CHANGE BASED ON LOCATIONS OF EXISTING WELLS AND WATER SUPPLY WELLS OF ADJACENT PROPERTIES. VARIABILITY OF PROPOSED LOTS AND TOTAL LOT COUNT IS SUBJECT TO CHANGE BASED UPON THE REVISIONS.

WETLAND MITIGATION	
WETLAND DISTURBANCE	0 S.F.
WETLAND BUFFER DISTURBANCE	21,270.05 S.F.
WETLAND MITIGATION	42,631.49 S.F.



**Call 811**  
Locate your way

IT IS A VIOLATION OF THE NEW YORK STATE EDUCATION LAW, ARTICLE 145, SECTION 100(3), FOR ANY PERSON, FIRM OR CORPORATION TO ACT UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR TO ALTER OR ADD TO THIS PLAN IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF THE ENGINEER OR LAND SURVEYOR. THE SIGNATURE OF THE ENGINEER OR LAND SURVEYOR SHALL APPEAR ON THIS PLAN AND THE NOTATION SHALL BE FOLLOWED BY HIS SIGNATURE AND THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.

**ALFONZETTI ENGINEERING, P.C.**  
14 SMITH AVE, MT. KISCO, N.Y. 10549  
914-666-9800 INFO@ALFONZETTIENG.COM

**STATE OF NEW YORK**  
JOHN ALFONZETTI, P.E.  
LICENSED PROFESSIONAL ENGINEER

**SITE DATA**  
OWNER/APPLICANT: JOHN MARINO  
SITE ADDRESS: 655 BEDFORD RD, ARMONK, NY 10504  
TAX MAP REF: 94.04-2-29  
LOT AREA: 257.2 ACRES  
ZONING: R-2A  
REVISION: APRIL 17, 2022  
REVISED MAY 20, 2022

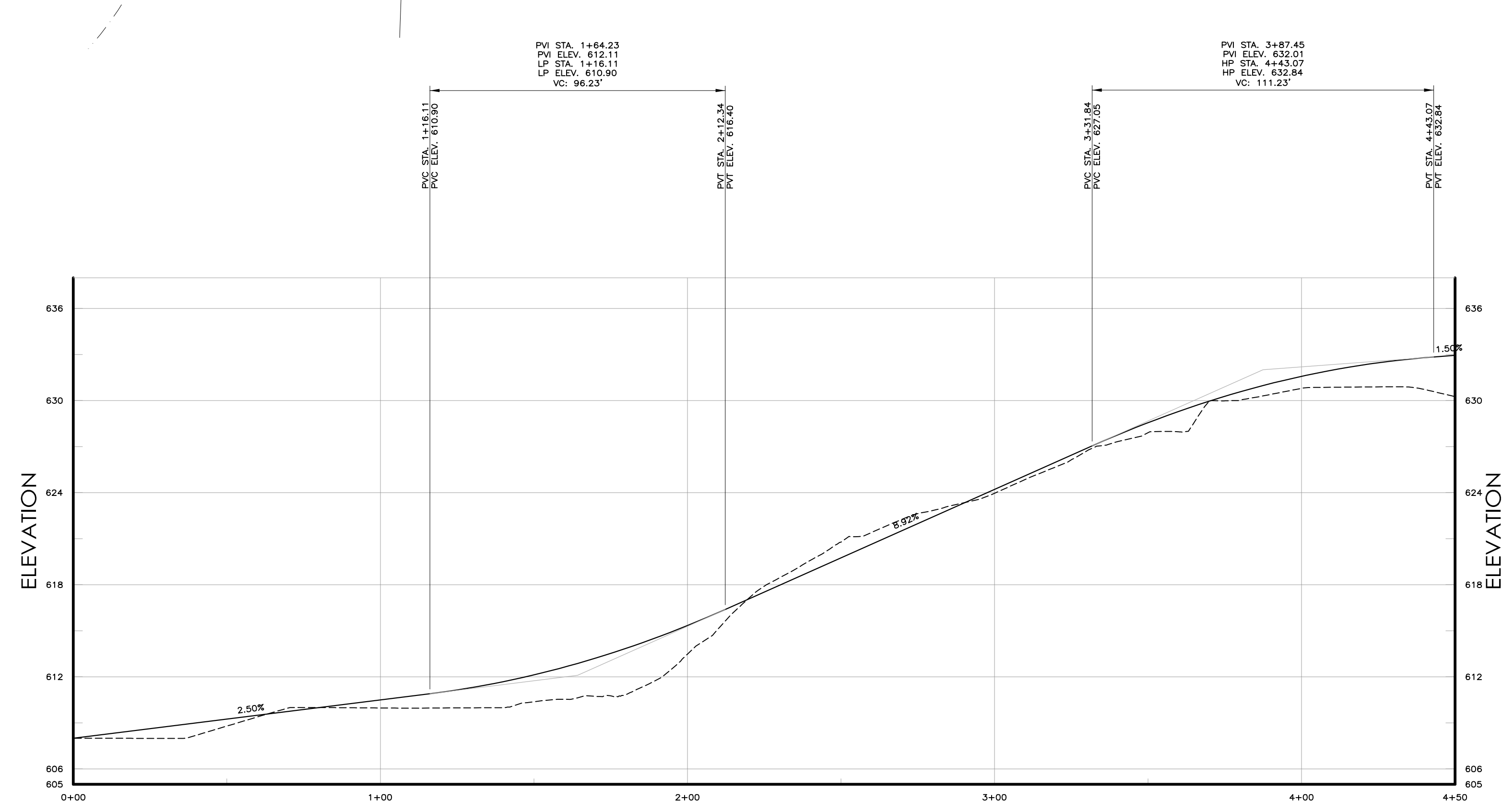
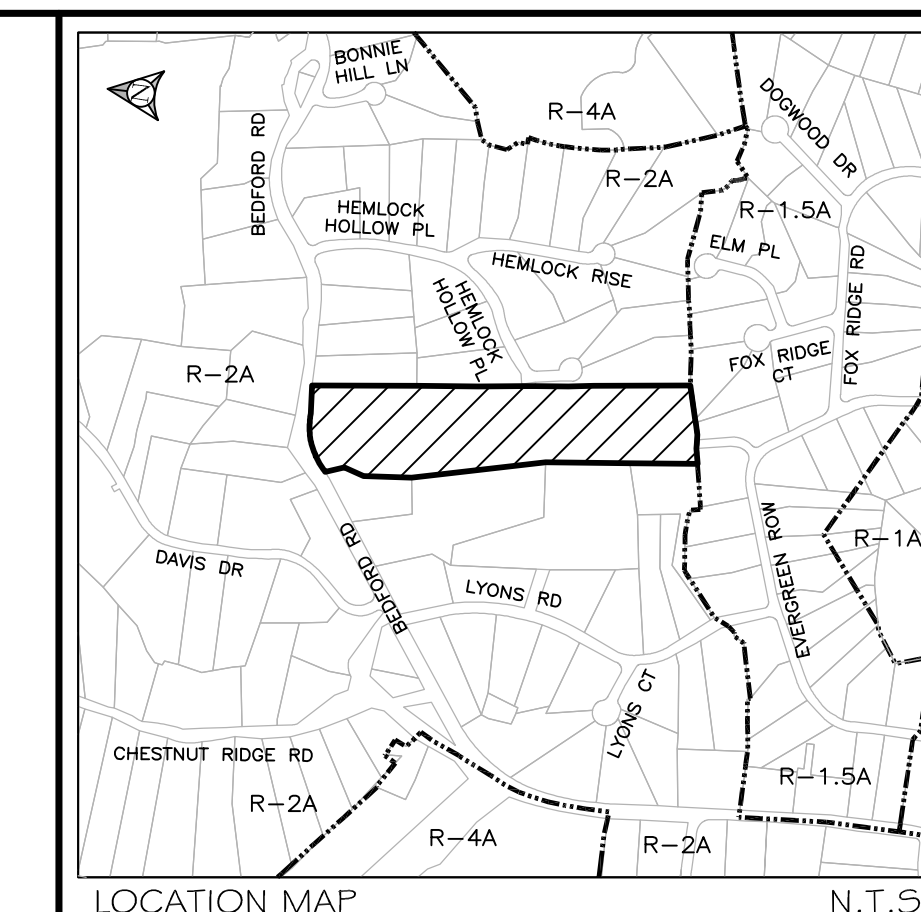
**INTEGRATED PLOT PLAN & LOT SUBDIVISION**  
APRIL 7, 2022  
PROJECT: PROPOSED SUBDIVISION  
655 BEDFORD ROAD (RT 22)  
TOWN OF NORTH CASTLE,  
WESTCHESTER COUNTY, NEW YORK

FIRE DISTRICT: ARMONK INDEPENDENT FIRE COMPANY NORTH CASTLE FIRE DISTRICT No. 2  
SCHOOL DISTRICT: BYRAM HILLS  
APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD  
RESOLUTION, DATED: \_\_\_\_\_  
ENGINEERING DRAWINGS: PLANS REVIEWED BY TOWN ENGINEER: \_\_\_\_\_ DATE: \_\_\_\_\_  
JOSEPH M. CERINOLE, P.E.  
VILLARD, SECTIONS CONSULTING CONSULTING TOWN ENGINEERS  
CHRISTOPHER CARTY, CHAIRMAN  
TOWN OF NORTH CASTLE PLANNING BOARD

ZONING COMPLIANCE TABLE

DESCRIPTION	REQUIREMENT	EXISTING	PROPOSED LOT 1	PROPOSED LOT 2
MINIMUM GROSS LOT AREA (SQUARE FEET)/(ACRES)	-	902,653.361 SF / 20.722 AC	766,082.07 SF / 17.59 AC	136,571.30 SF / 3.135 AC
75% WETLAND AREA (SQUARE FEET)/(ACRES)	-	42,799.45 / 0.983	42,799.45 / 0.98	0.0 / 0.0
50% STEEP SLOPE AREA (SQUARE FEET)/(ACRES)	-	51,953.177 / 1.193	49,633.92 / 1.14	3,814.47 / 0.088
MINIMUM NET LOT AREA (SQUARE FEET)/(ACRES)	87,120/2 <sup>ND</sup>	807,900.734 SF / 18.546 AC	673,873.20 SF / 15.47 AC	132,756.83 SF / 3.048 AC
MINIMUM LOT FRONTAGE (SQUARE FEET)	150	442	442	*
MINIMUM LOT WIDTH (FEET)	150	410	418	*
MINIMUM LOT DEPTH (FEET)	150	1,986	316	*
MAXIMUM BUILDING HEIGHT (FEET)	30	530	530	530
MAXIMUM BUILDING COVERAGE (%)	8	1.27	0.5	7.3
MINIMUM DWELLING UNIT SIZE (SQUARE FEET)	1,400	7,009	3,600	8,720
MAXIMUM GROSS FLOOR AREA (SQUARE FEET)	(SEE NOTE 2)	-	28,596 (ALLOWED) <28,596 (PROPOSED)	11,948.03 (ALLOWED) <11,948.03 (PROPOSED)
MINIMUM CONTIGUOUS BUILDABLE AREA (SQUARE FEET)	35,000/2 <sup>ND</sup>	335,000	208,450.6	119,663.2
MAXIMUM GROSS LAND COVERAGE (SQUARE FEET)	(SEE NOTE 4)	-	57,276.5 (ALLOWED) <57,276.5 (PROPOSED)	16,693.8 (ALLOWED) <16,693.8 (PROPOSED)
<b>MINIMUM BUILDING SETBACKS</b>				
FRONT YARD (FEET)	50	16.0	350	350
SIDE YARD (FEET)	30	54.7	330	330
REAR YARD (FEET)	50	1,930.4	350	350
<b>MINIMUM LANDSCAPE BUFFER</b>				
FRONT YARD (FEET)	15	215	215	215
SIDE YARD (FEET)	15	215	215	215
REAR YARD (FEET)	15	215	215	215

NOTES:  
 1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM SURVEY TITLED "PROPOSED SURVEY OF PROPERTY," PREPARED BY JOHN MARINO LAND SURVEYOR, DATED 12/16/07.  
 2. LOCATIONS OF PROPOSED ON-SITE WASTEWATER TREATMENT SYSTEM (OWTS) AND ON-SITE WATER SUPPLY WELLS ARE SUBJECT TO CHANGE BASED ON LOCATIONS OF EXISTING OWTS AND WATER SUPPLY WELLS OF ADJACENT PROPERTIES. VIABILITY OF PROPOSED LOTS AND TOTAL LOT COUNT IS SUBJECT TO CHANGE BASED UPON THIS INFORMATION.



PROPOSED DRIVEWAY OPT 2 PROFILE  
 HORIZONTAL SCALE: 1" = 50'  
 VERTICAL SCALE: 1" = 10'

IF IS A VIOLATION OF THE NEW YORK STATE EDUCATION LAW, ARTICLE 144, SECTION 200(2) FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR, TO REUSE ANY PART OF THIS PLAN IN ANY WAY IF ANY ITEM BEARING THE SEAL OF AN ENGINEER OR LAND SURVEYOR IS ALTERED, THE ALTERING ENGINEER OR LAND SURVEYOR SHALL AFFIX TO THE ITEM HIS SEAL AND THE NOTATION "ALTERED BY" FOLLOWED BY HIS SIGNATURE AND THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.

Call811  
 (800) 487-8111

ALFONZETTI ENGINEERING, P.C.  
 14 SMITH AVE, MT. KISCO, N.Y. 10549  
 914-666-9800 INFO@ALFONZETTIENG.COM

**SITE DATA**

OWNER/APPLICANT:  
 EMM MITTANI

SITE ADDRESS:  
 655 BEDFORD RD,  
 ANSONIA, NY 10504

TAX MAP #:  
 94-04-29

SCHOOL DISTRICT: BYRAM HILLS

ANNOUNCED BY TOWN OF NORTH CASTLE RESOLUTION DATE:

ENGINEERING DRAWINGS, PLANS REVIEWED BY TOWN ENGINEER

APPROVED BY TOWN OF NORTH CASTLE RESOLUTION DATE:

APRIL 20, 2022

PROJECT: PROPOSED SUBDIVISION  
 655 BEDFORD ROAD (RT 22)  
 TOWN OF NORTH CASTLE,  
 WESTCHESTER COUNTY, NEW YORK

JOSEPH W. CENISELE, P.E.  
 KELLARD SESSIONS CONSULTING  
 CONSULTING TOWN ENGINEERS

CHRISTOPHER CARTER, CHAIRMAN  
 TOWN OF NORTH CASTLE PLANNING BOARD

FIRE DISTRICT: ARMONK INDEPENDENT FIRE COMPANY NORTH CASTLE FIRE DISTRICT No. 2

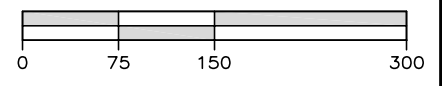
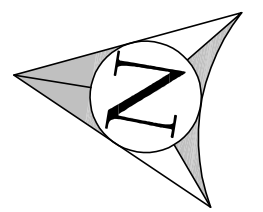
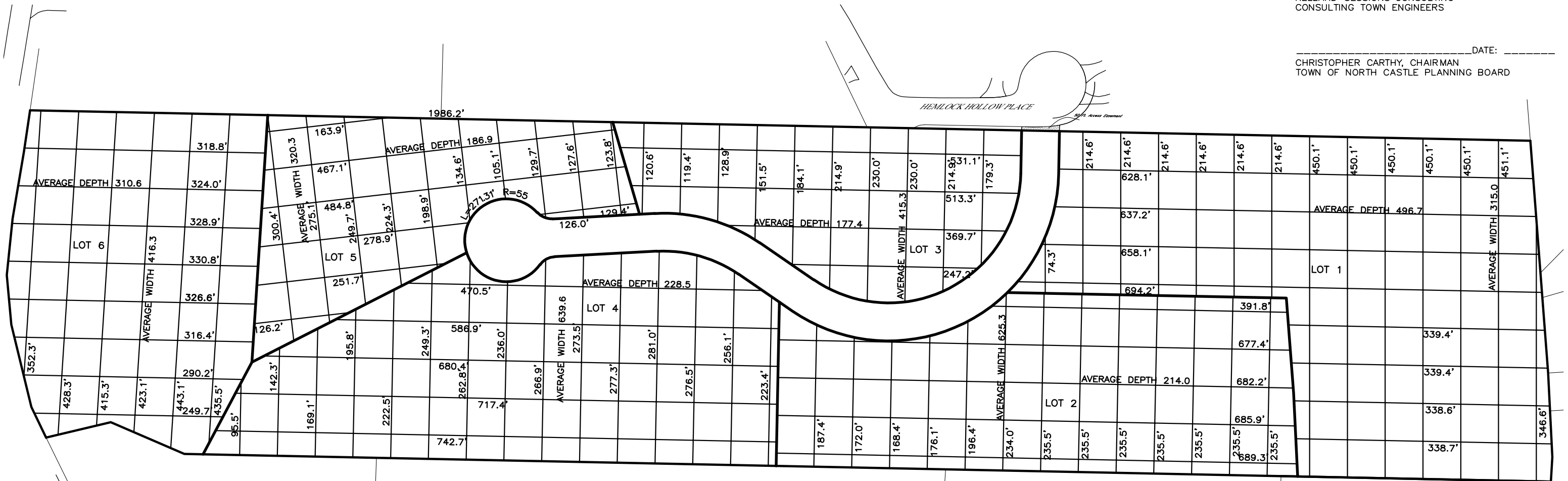
SCHOOL DISTRICT: BYRAM HILLS

APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD  
RESOLUTION, DATED:

ENGINEERING DRAWINGS,  
PLANS REVIEWED BY TOWN ENGINEER

DATE: \_\_\_\_\_  
JOSEPH M. CERMELE, P.E.  
KELLARD SESSIONS CONSULTING  
CONSULTING TOWN ENGINEERS

DATE: \_\_\_\_\_  
CHRISTOPHER CARTHY, CHAIRMAN  
TOWN OF NORTH CASTLE PLANNING BOARD



SCALE: 1" = 150'

ALFONZETTI ENGINEERING, P.C.  
14 SMITH AVE, MT. KISCO, N.Y. 10549  
914-666-9800 INFO@ALFONZETTIENG.COM

PROPOSED SUBDIVISION  
655 BEDFORD ROAD (RT 22)  
TOWN OF NORTH CASTLE,  
WESTCHESTER COUNTY, NEW YORK

LOT  
WIDTH-DEPTH EXHIBIT  
JUNE 20, 2022

FIRE DISTRICT: ARMONK INDEPENDENT FIRE COMPANY NORTH CASTLE FIRE DISTRICT No. 2

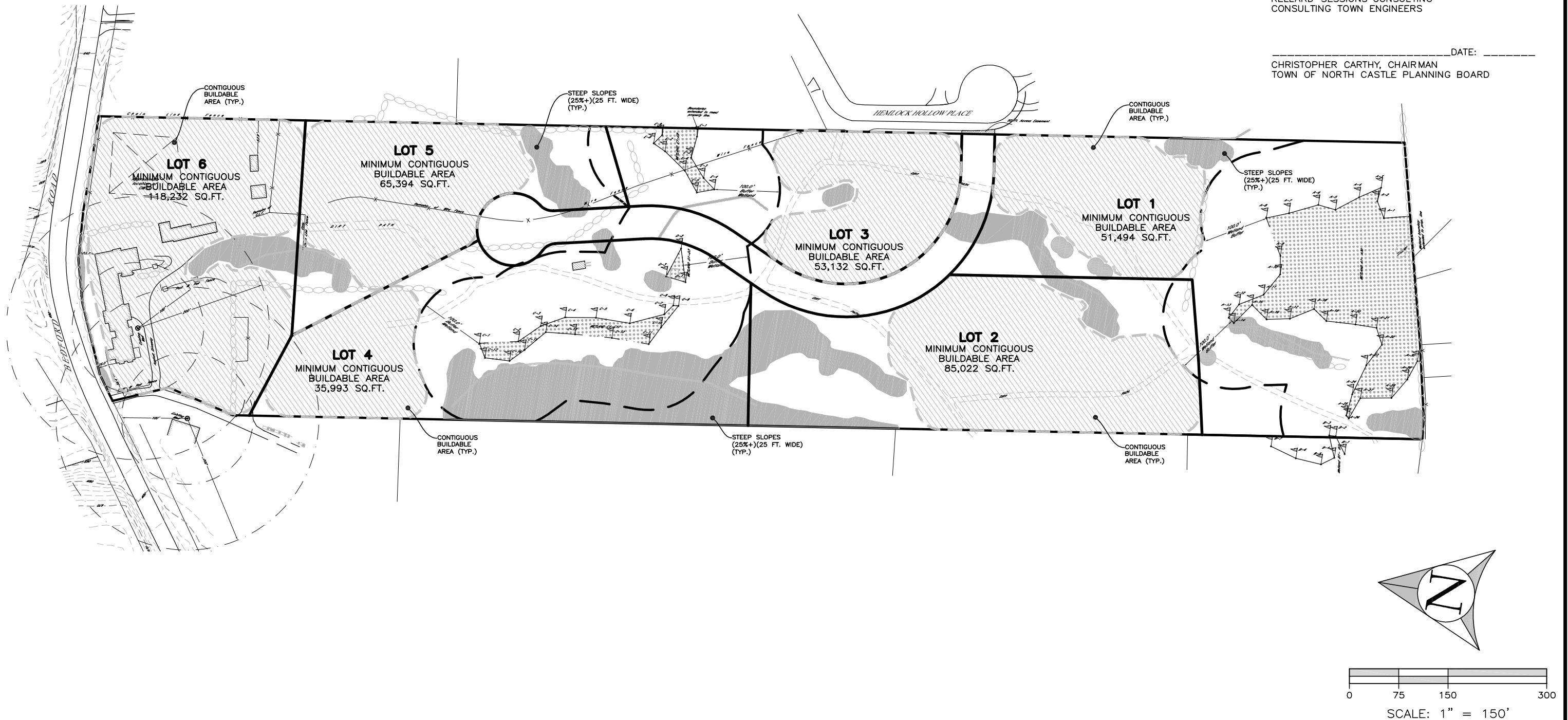
SCHOOL DISTRICT: BYRAM HILLS

APPROVED BY TOWN OF NORTH CASTLE PLANNING BOARD  
RESOLUTION, DATED:

ENGINEERING DRAWINGS,  
PLANS REVIEWED BY TOWN ENGINEER

DATE: \_\_\_\_\_  
JOSEPH M. CERMELE, P.E.  
KELLARD SESSIONS CONSULTING  
CONSULTING TOWN ENGINEERS

DATE: \_\_\_\_\_  
CHRISTOPHER CARTHY, CHAIRMAN  
TOWN OF NORTH CASTLE PLANNING BOARD



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PROPOSED SUBDIVISION  
655 BEDFORD ROAD (RT 22)  
TOWN OF NORTH CASTLE,  
WESTCHESTER COUNTY, NEW YORK

REV JUNE 17, 2022  
REV MAY 20, 2022

MINIMUM CONTIGUOUS  
BUILDABLE AREA EXHIBIT  
APRIL 6, 2022