

BRIAN EDNIE, P.E.
VICE PRESIDENT OF CIVIL ENGINEERING
LOCKWOOD, KESSLER & BARTLETT, INC.

DATE TOWN OF NORTH CASTLE PLANNING BOARD APPROVAL DATE

File Name: I:\projects\vertex\01302 st christopher's jennie clarkson campus\cadd\sheet\civil\01302-et christopher-existing-plan.dwg
 Plot Date: 9/29/2023 8:33 AM
 Plotted By: Ed Zawasky

REV.	DATE	REMARKS	BY

CLIENT
ST. CHRISTOPHER'S INC.

PROJECT NAME:
ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS

SITE PLAN

DESIGN BY:	T.G.	PROJECT NO.	01302
DRAWN BY:	E.Z.	DRAWING NO.	EP-1
CHECKED BY:	B.E.	SCALE:	1"=50'
DATE:	MAY 2023		

SITE DOCUMENTS

ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS

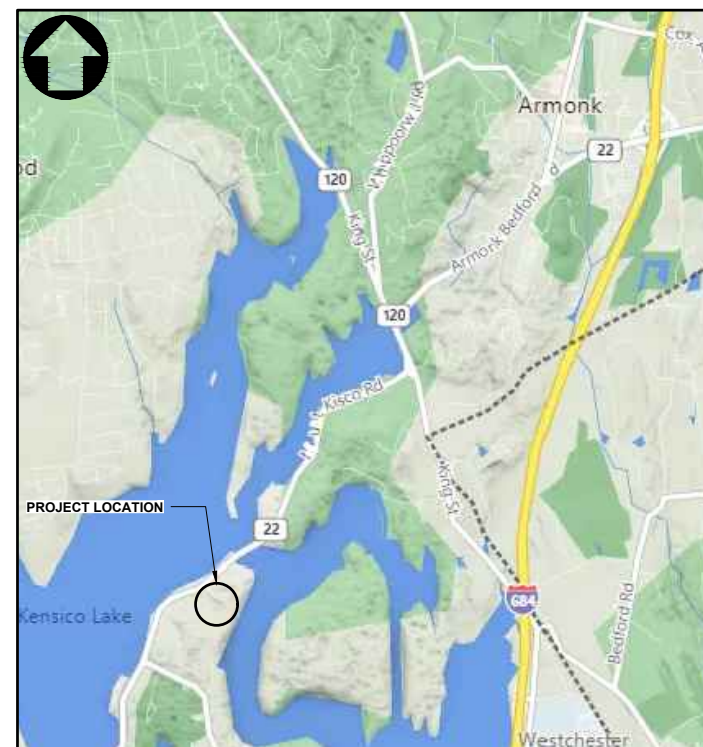
SLOPE REMEDIATION

1700 OLD ORCHARD ST
WEST HARRISON, NY 10604

MAY 2023

PROPERTY OWNER: ST. CHRISTOPHER'S INC.
71 SOUTH BROADWAY
DOBBS FERRY, NY 10522
914-693-3030

ENGINEER: LOCKWOOD, KESSLER, AND BARTLETT
1 AERIAL WAY
SYOSSET, NY 11791
516-938-0600



LOCATION PLAN

NOT TO SCALE

INDEX OF DRAWINGS		
SHEET NO.	DWG. NO.	SHEET TITLE
1	C-1	COVER
2	GN-1	NOTES
3	SC-1	EXISTING CONDITIONS PLAN - 1 (POST FILL CONDITIONS)
4	SR-1	SITE REMOVAL PLAN
5	TA-1	TRIBUTARY AREA
6	GP-1	PROPOSED SITE PLAN
7	WA-1	WETLAND AREA
8	LP-1	LANDSCAPE PLAN
9	LT-1	LANDSCAPE TABLE

PREPARED BY:



LOCKWOOD, KESSLER AND BARTLETT, INC.
CONSULTING ENGINEERS SINCE 1889 NEW YORK

A VERTEX Company

TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL

DATE



BRIAN EDNIE, P.E.
VICE PRESIDENT OF CIVIL ENGINEERING
LOCKWOOD, KESSLER & BARTLETT, INC.

5/11/2023

DATE

WARNING - IT IS A VIOLATION OF THE EDUCATION LAW FOR ANY PERSON, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, ARCHITECT, LANDSCAPE ARCHITECT, OR LAND SURVEYOR, TO ALTER AN ITEM IN ANY WAY. IF AN ITEM BEARING THE STAMP OF A LICENSED PROFESSIONAL IS ALTERED, THE ALTERING ENGINEER, ARCHITECT, LANDSCAPE ARCHITECT, OR LAND SURVEYOR SHALL STAMP THE DOCUMENT AND INCLUDE THE NOTATION "ALTERED BY" FOLLOWED BY THEIR SIGNATURE, THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.

ABBREVIATIONS:

- AC - AIR CONDITIONER
- A.O.B.E. - AS ORDERED BY ENGINEER
- BLDG - BUILDING
- CL - CENTERLINE
- CO - CLEAN OUT
- CONC. - CONCRETE
- DI - DUCTILE IRON
- DWG. - DRAWING
- E - EASTING
- EX - EXISTING
- INV. - INVERT
- LF - LINEAL FEET
- MH - MANHOLE
- E: - NORTHING
- NO. - NUMBER
- REC - RECEPTION
- ROW - RIGHT OF WAY
- S.F. - SQUARE FEET
- TYP. - TYPICAL
- UPOLE - UTILITY POLE
- W/ - WITH

LEGEND:

- W — W — W — W — EXISTING WATERLINE
- D — D — D — D — EXISTING STORM SEWER
- S — S — S — S — PROPOSED STORM SEWER
- S — S — S — S — EXISTING SANITARY SEWER
- — — — — EXISTING SIGN
- ⊙ — EXISTING MANHOLE
- ⊙ — EXISTING SEWER MANHOLE
- ⊙ — EXISTING WELL PUMP
- ⊙ — PROPOSED DRAINAGE MANHOLE
- ⊙ — EXISTING LIGHT POST

* SYMBOLS MAY NOT BE TO SCALE FOR BETTER GRAPHICAL REPRESENTATION.

A. GENERAL NOTES:

1. A PRE-CONSTRUCTION MEETING WITH TOWN OFFICIALS, NYCDEP, AND PROPERTY OWNER WILL BE REQUIRED.
2. THE CONTRACTOR SHALL SUBMIT EXISTING CONDITION PHOTOGRAPHS TO THE ENGINEER BEFORE THE START OF CONSTRUCTION.
3. ACTUAL FIELD CONDITIONS MAY REQUIRE MODIFICATIONS TO CONSTRUCTION DETAILS AND WORK QUANTITIES. THE CONTRACTOR SHALL PERFORM THE WORK IN ACCORDANCE WITH FIELD CONDITIONS TO THE APPROVAL OF THE ENGINEER.
4. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL EXISTING MEASUREMENTS PRIOR TO CONSTRUCTION AND NOTIFY THE ENGINEER IN CASE OF DISCREPANCY.
5. ANY CHANGES OF PROPOSED WORK DURING CONSTRUCTION DUE TO FIELD CONDITIONS ARE A.O.B.E.
6. LOCAL AND STATE CHAIN OF CUSTODY STANDARDS MUST BE FOLLOWED FOR MATERIAL REMOVED AND BROUGHT INTO THE SITE AND ALL THE RECORDS MUST BE RETAINED. AT A MINIMUM, ALL MATERIAL IMPORTED AND EXPORTED FROM THE SITE SHOULD BE TRANSPORTED UNDER A BILL OF LADING SYSTEM TO DOCUMENT THE QUANTITY OF MATERIAL MOVED, SITE OF ORIGINATION, AND SITE OF DISPOSITION. FILL MATERIAL EXPORTED FROM THE SITE SHOULD BE MANAGED IN ACCORDANCE WITH NYSDEC PART 360.13 REGULATIONS AND TRANSPORTED IN ACCORDANCE WITH PART 364, WHERE APPLICABLE.

B. SPECIFICATIONS AND STANDARDS:

1. ALL WORK PERFORMED UNDER THIS CONTRACT SHALL BE IN ACCORDANCE WITH NORTH CASTLE TOWN STANDARDS AND AS FOLLOWS, WHERE APPLICABLE: THE NEW YORK STATE DEPARTMENT OF TRANSPORTATION 2008 STANDARD SPECIFICATIONS AND NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL.

C. UTILITY:

1. PRIOR TO PERFORMING ANY WORK, THE CONTRACTOR IS TO ARRANGE FOR A UTILITY TONE OUT WITHIN THE SPECIFIC PROJECT AREAS, WHERE EXCAVATION WILL BE REQUIRED.

D. MAINTENANCE OF TRAFFIC:

1. THROUGHOUT THE DURATION OF THE PROJECT, THE CONTRACTOR SHALL MAKE ALL NECESSARY PROVISIONS TO ALLOW EASY ACCESS FOR PEDESTRIANS AND VEHICULAR TRAFFIC AT ALL TIMES.
2. THE CONTRACTOR SHALL PERFORM HIS WORK IN SUCH A MANNER AND IN SUCH A SEQUENCE THAT INTERFERENCE, RESTRICTIONS AND DELAYS TO THE TRAVELING PUBLIC WILL BE KEPT TO AN ABSOLUTE MINIMUM.

E. LANDSCAPE:

1. THE CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL WITHIN OR ADJACENT TO THE PROJECT AREA IN ADDITION TO ALL TREES THAT ARE INDICATED TO BE PROTECTED DURING ALL WORK OPERATIONS. THE CONTRACTOR WILL REPLACE AT HIS OWN EXPENSE ANY PLANT MATERIAL DAMAGED OR DESTROYED THROUGH CARELESSNESS TO THE SATISFACTION OF THE ENGINEER.

F. STAGING, SCHEDULING AND SEQUENCING OF WORK:

1. STAGING AREAS WILL BE APPROVED BY ENGINEER AND/OR OWNER PRIOR TO COMMENCEMENT OF ANY WORK. THE CONTRACTOR SHALL TAKE ALL MEASURES AND PROVIDE ALL MATERIAL NECESSARY FOR PROTECTING EXISTING EQUIPMENT AND PROPERTY IN AFFECTED AREAS OF CONSTRUCTION.
2. THE CONTRACTOR IS REQUIRED TO SUBMIT A CONSTRUCTION STAGING PLAN AT THE PRE- CONSTRUCTION MEETING ALONG WITH A CONSTRUCTION SCHEDULE.
3. THE CONTRACTOR SHALL PROVIDE EFFICIENT SCHEDULING OF MATERIAL DELIVERIES TO ACCOMMODATE BOTH CONSTRUCTION OPERATIONS AND THE AVAILABILITY OF STOCKPILE AREAS.
4. THE CONTRACTOR SHALL ADDRESS CONSTRUCTION VEHICLE ACCESS, DEVELOP VEHICLE ROUTES TO AND FROM ASSIGNED STAGING AREAS TO EFFICIENTLY CARRY OUT CONSTRUCTION OPERATIONS.

G. SURVEY NOTES:

1. THE UTILITIES HEREON ARE BASED UPON A "BEST FIT" CORRELATION OF RECORD PLANS, MAPS AND SURFACE EVIDENCE. OTHER UTILITIES MAY EXIST ON THE SITE AND NOT BE SHOWN. NO CERTIFICATION OR WARRANTY IS EITHER EXPRESSED OR IMPLIED AS TO THE ACCURACY OR COMPLETENESS OF THIS UTILITY INFORMATION.

CLEAN UP:

1. THE CONTRACTOR SHALL TAKE ALL NECESSARY MEASURES TO KEEP THE SURROUNDING ROAD OVER WHICH EQUIPMENT FOR THE PROJECT TRAVEL, CLEAN AND FREE FROM DIRT, DUST AND MUD DEBRIS RESULTING FROM CONSTRUCTION OPERATIONS. ANY PAVEMENT DAMAGED BY THE CONTRACTOR DURING CONSTRUCTION OPERATIONS SHALL BE REPAIRED BY HIM AT HIS EXPENSE AND AT NO EXTRA COST TO THE OWNER. THE METHOD OF REPAIR SHALL REQUIRE THE ENGINEER'S APPROVAL.
2. THE CONTRACTOR SHALL TAKE SPECIAL MEASURES INCLUDING BUT NOT LIMITED TO WETTING DOWN, ADDING CALCIUM CHLORIDE, ETC TO CONTROL DUST ON THE SITE. THE COST SHALL BE INCLUDED IN THE LUMP SUM CONTRACT BID PRICE.
3. WHENEVER MATERIALS ARE TO BE REMOVED AND DISPOSED OF, THE COST OF SUPPLYING A DISPOSAL AREA AND TRANSPORTATION TO THAT AREA SHALL BE INCLUDED IN CONTRACT BID PRICE. THE CONTRACTOR SHALL CLEAN UP, AND REMOVE FROM THE SITE ALL HIS RUBBISH AND SURPLUS MATERIALS AS FAST AS ACCUMULATED AND SHALL NOT ALLOW IT TO ACCUMULATE OR BE SCATTERED ABOUT THE SITE. THE AREA SHALL BE LEFT NEAT AND CLEAN TO THE SATISFACTION OF THE OWNER/ ENGINEER.

REMOVAL NOTES:

THE CONTRACTOR WILL REMOVE THE C&D MATERIAL PREVIOUSLY PLACED ON THE DISTURBED AREA TO THE LINES SHOWN ON THE PLANS AND A.O.B.E. THE DEPTH OF THE MATERIAL TO BE REMOVED IS 18"±, A.O.B.E.



BRIAN EDNIE, P.E.
VICE PRESIDENT OF CIVIL ENGINEERING
LOCKWOOD, KESSLER & BARTLETT, INC.
DATE 5/11/2023

TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL
DATE

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Plotted By: Ed Zawosky

REV.	DATE	REMARKS	BY



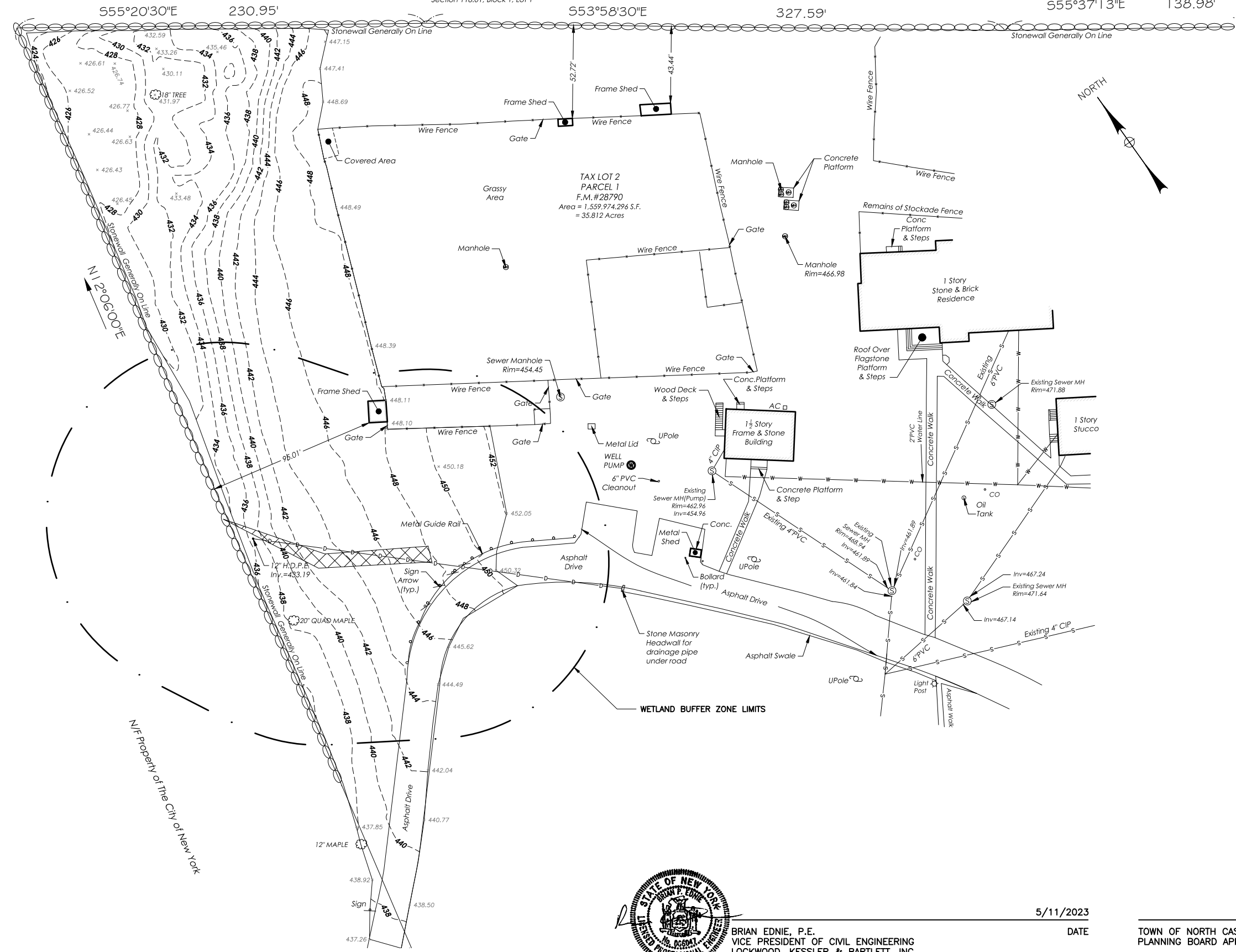
CLIENT
ST. CHRISTOPHER'S INC.

PROJECT NAME:
ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS

NOTES

DESIGN BY: T.G.	PROJECT NO. 01302
DRAWN BY: M.M.	DRAWING NO. GN-1
CHECKED BY: B.E.	
DATE: SEPT. 2023	
SCALE: ---	

N/F Property of The City of New York
Section 118.01, Block 1, Lot 1



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 APPROXIMATED 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, RESTRICTION, 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.

PREMISES HEREON BEING PARCEL 1 AS SHOWN ON A CERTAIN MAP ENTITLED, "FINAL LOT LINE CHANGE PREPARED FOR ST. CHRISTOPHERS, INC., SITUATE IN THE TOWN OF NORTH CASTLE, WESTCHESTER COUNTY, NEW YORK." SAID MAP FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS ON JULY 29, 2014, AS MAP NUMBER 28790.

PREMISES SHOWN HEREON DESIGNATED ON THE TOWN OF NORTH CASTLE TAX MAPS AS: SECTION 118.01, BLOCK 1, LOT 2.

PROPERTY ADDRESS:
1700 OLD ORCHARD ROAD
WEST HARRISON, NY 10603

SURVEY PREPARED BY:
TC MERRITTS LAND SURVEYORS
394 BEDFORD ROAD
PLEASANTVILLE, NY 10570
(914) 769-8003
survey@tcmeritts.com

SURVEYED: APRIL 19, 2022
MAP PREPARED: APRIL 22, 2022



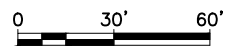
BRIAN EDNIE, P.E.
VICE PRESIDENT OF CIVIL ENGINEERING
LOCKWOOD, KESSLER & BARTLETT, INC.

5/11/2023

DATE

TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL

DATE



File Name: I:\projects\vertex\01302_st_christopher's_jennie_clarkson_campus\cadd\sheet\civil\01302-hb-st_christopher-existing_plan.dwg
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Plotted By: Ed Zawosky

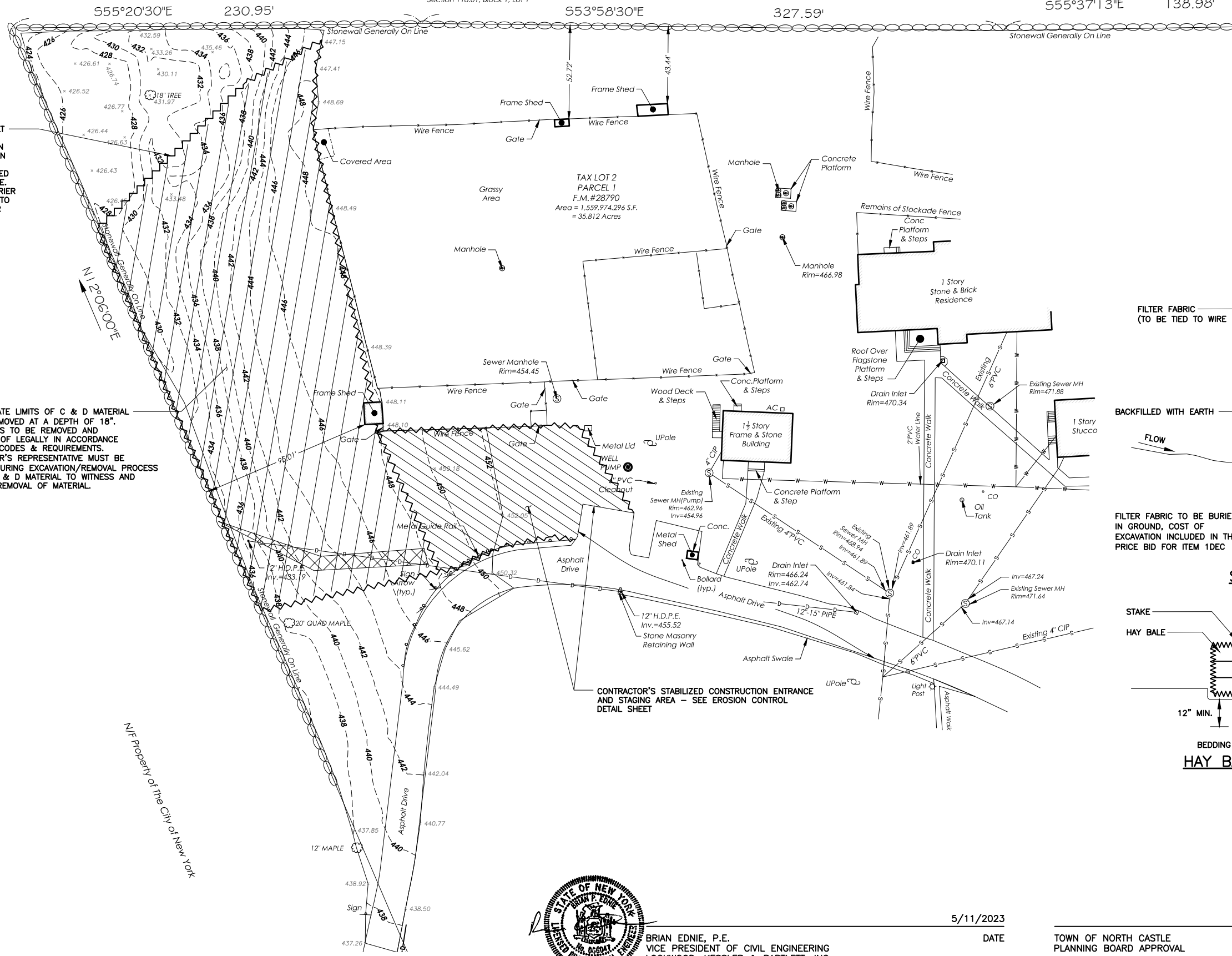
REV.	DATE	REMARKS	BY



CLIENT
ST. CHRISTOPHER'S INC.

PROJECT NAME:
ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS
EXISTING CONDITIONS PLAN - 1 (POST FILL CONDITIONS)

DESIGN BY:	T.G.	PROJECT NO.	01302
DRAWN BY:	M.M.	DRAWING NO.	SC-1
CHECKED BY:	B.E.	DATE:	SEPT. 2023
SCALE:	AS SHOWN		

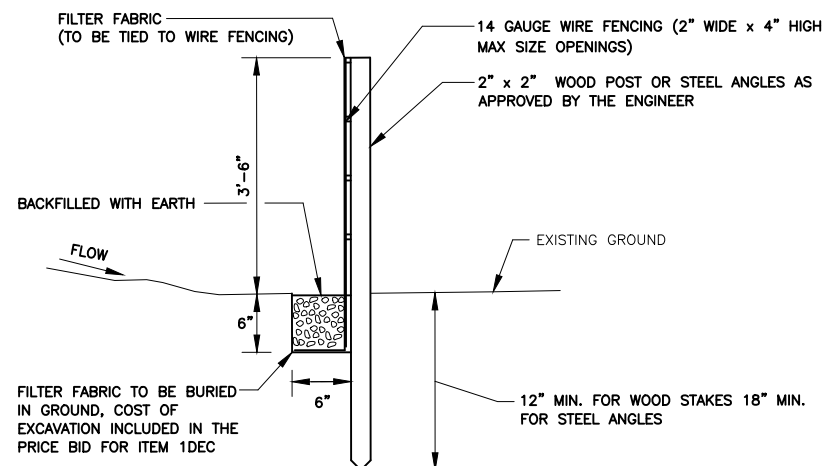


PROVIDE HAY BALES AND SILT FENCING EROSION CONTROL MEASURES. MAINTAIN EROSION CONTROL MEASURES UNTIL AN ACCEPTABLE STAND OF NEW GRASS HAS BEEN ESTABLISHED ON REGRADED SLOPE, A.O.B.E. SILT FENCE & HAYBALE BARRIER MUST BE PLACED PARALLEL TO THE CONTOUR LINES AS PER NYS EROSION & SEDIMENT CONTROL MANUAL

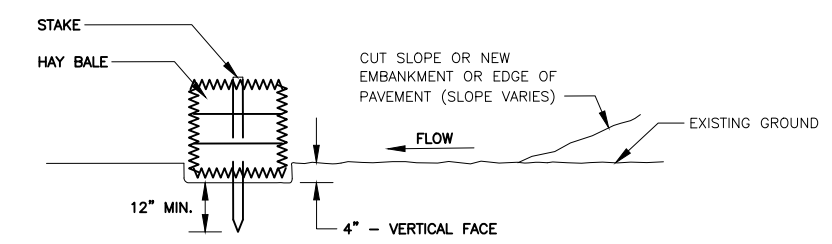
APPROXIMATE LIMITS OF C & D MATERIAL TO BE REMOVED AT A DEPTH OF 18". MATERIAL IS TO BE REMOVED AND DISPOSED OF LEGALLY IN ACCORDANCE TO TOWN CODES & REQUIREMENTS. THE OWNER'S REPRESENTATIVE MUST BE ON SITE DURING EXCAVATION/REMOVAL PROCESS OF THE C & D MATERIAL TO WITNESS AND CONFIRM REMOVAL OF MATERIAL.

LEGEND:

- HAY BALES & SILT FENCING
- C&D REMOVAL AREA



SILT FENCE DETAIL
NOT TO SCALE



BEDDING DETAIL WHEN LOCATED ON SOIL SURFACE
HAY BALE/STRAW BALE DETAIL
NOT TO SCALE



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5/11/2023
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TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL

0 30' 60'
SCALE

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Plot Date: 9/29/2023 3:39 PM
Plotted By: Ed Zawosky

REV.	DATE	REMARKS	BY



ST. CHRISTOPHER'S INC.

PROJECT NAME:
ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS

SITE REMOVAL PLAN

DESIGN BY:	T.G.	PROJECT NO.	01302
DRAWN BY:	M.M.	DRAWING NO.	SR-1
CHECKED BY:	B.E.	DATE:	SEPT. 2023
SCALE:	AS SHOWN		

Section 118.01, Block 1, Lot 1

555°20'30"E 230.95' 553°58'30"E 327.59' 555°37'13"E 138.98'

LEGEND:

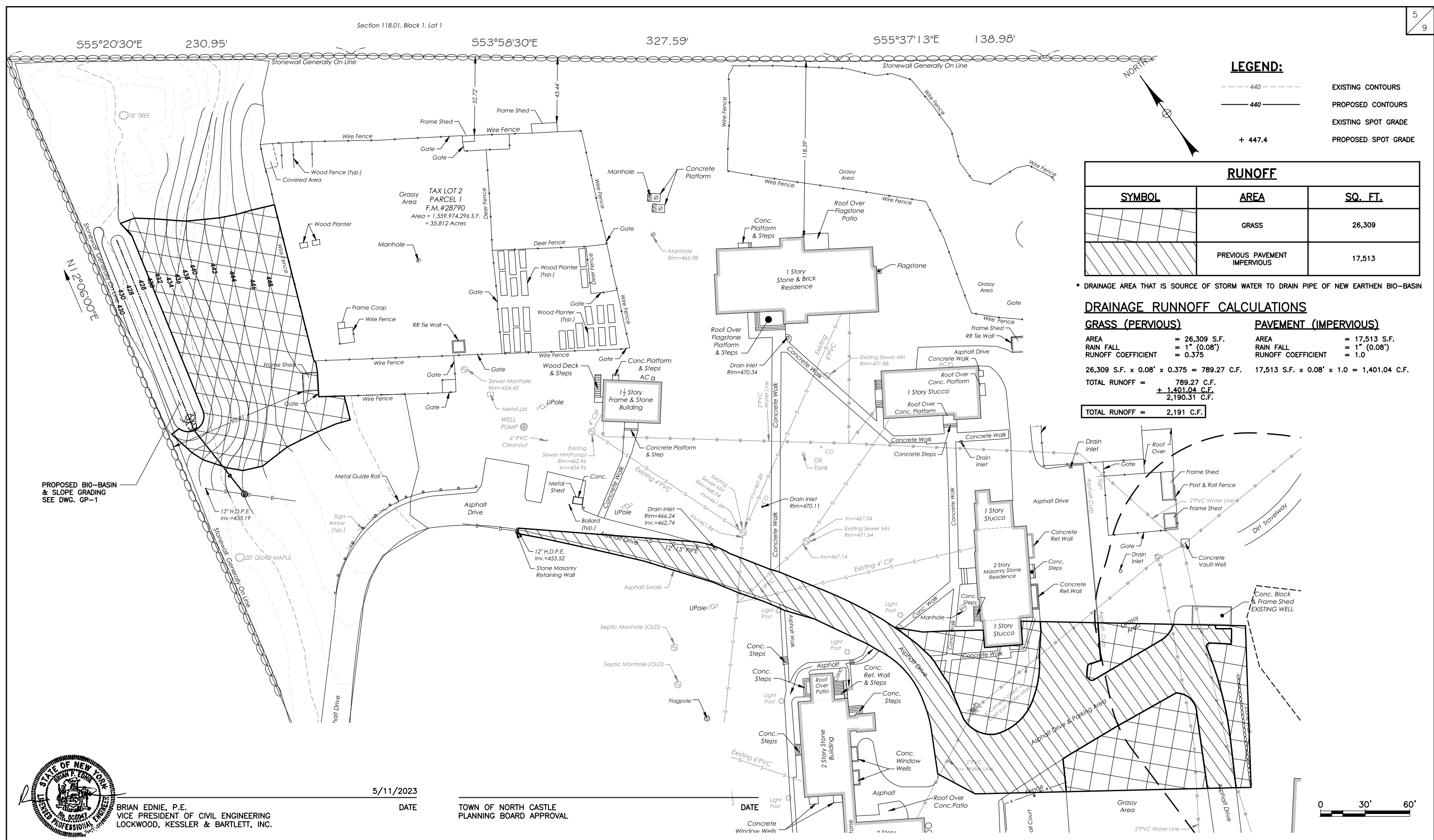
- 440 --- EXISTING CONTOURS
- 440 — PROPOSED CONTOURS
- EXISTING SPOT GRADE
- + 447.4 PROPOSED SPOT GRADE

RUNOFF		
SYMBOL	AREA	SQ. FT.
	GRASS	26,309
	PREVIOUS PAVEMENT IMPERVIOUS	17,513

* DRAINAGE AREA THAT IS SOURCE OF STORM WATER TO DRAIN PIPE OF NEW EARTHEN BIO-BASIN

DRAINAGE RUNOFF CALCULATIONS

GRASS (PERVIOUS)	PAVEMENT (IMPERVIOUS)
AREA = 26,309 S.F.	AREA = 17,513 S.F.
RAIN FALL = 1" (0.08')	RAIN FALL = 1" (0.08')
RUNOFF COEFFICIENT = 0.375	RUNOFF COEFFICIENT = 1.0
26,309 S.F. x 0.08' x 0.375 = 789.27 C.F.	17,513 S.F. x 0.08' x 1.0 = 1,401.04 C.F.
TOTAL RUNOFF = 789.27 C.F.	TOTAL RUNOFF = 1,401.04 C.F.
	TOTAL RUNOFF = 2,190.31 C.F.



PROPOSED BIO-BASIN & SLOPE GRADING SEE DWG. GP-1

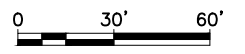


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TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL

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Plot Date: 9/29/2023 3:39 PM
Plotted By: Ed Zawasky

REV.	DATE	REMARKS	BY



CLIENT
ST. CHRISTOPHER'S INC.

PROJECT NAME:
ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS
TRIBUTARY AREA

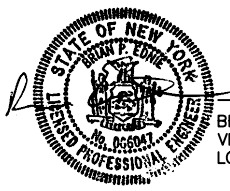
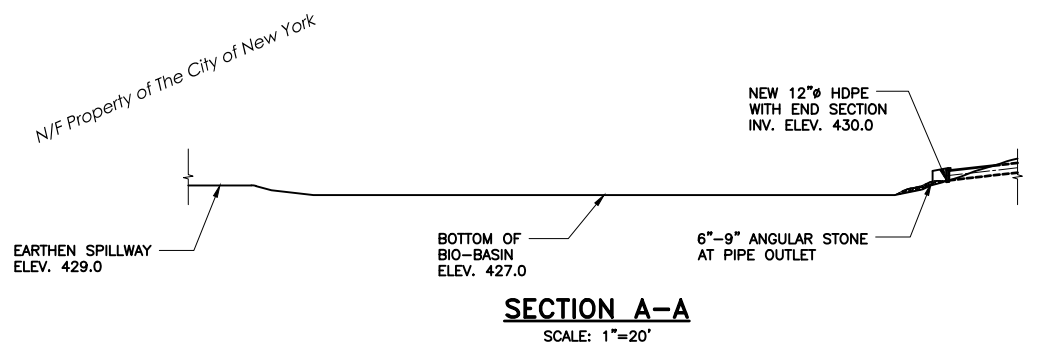
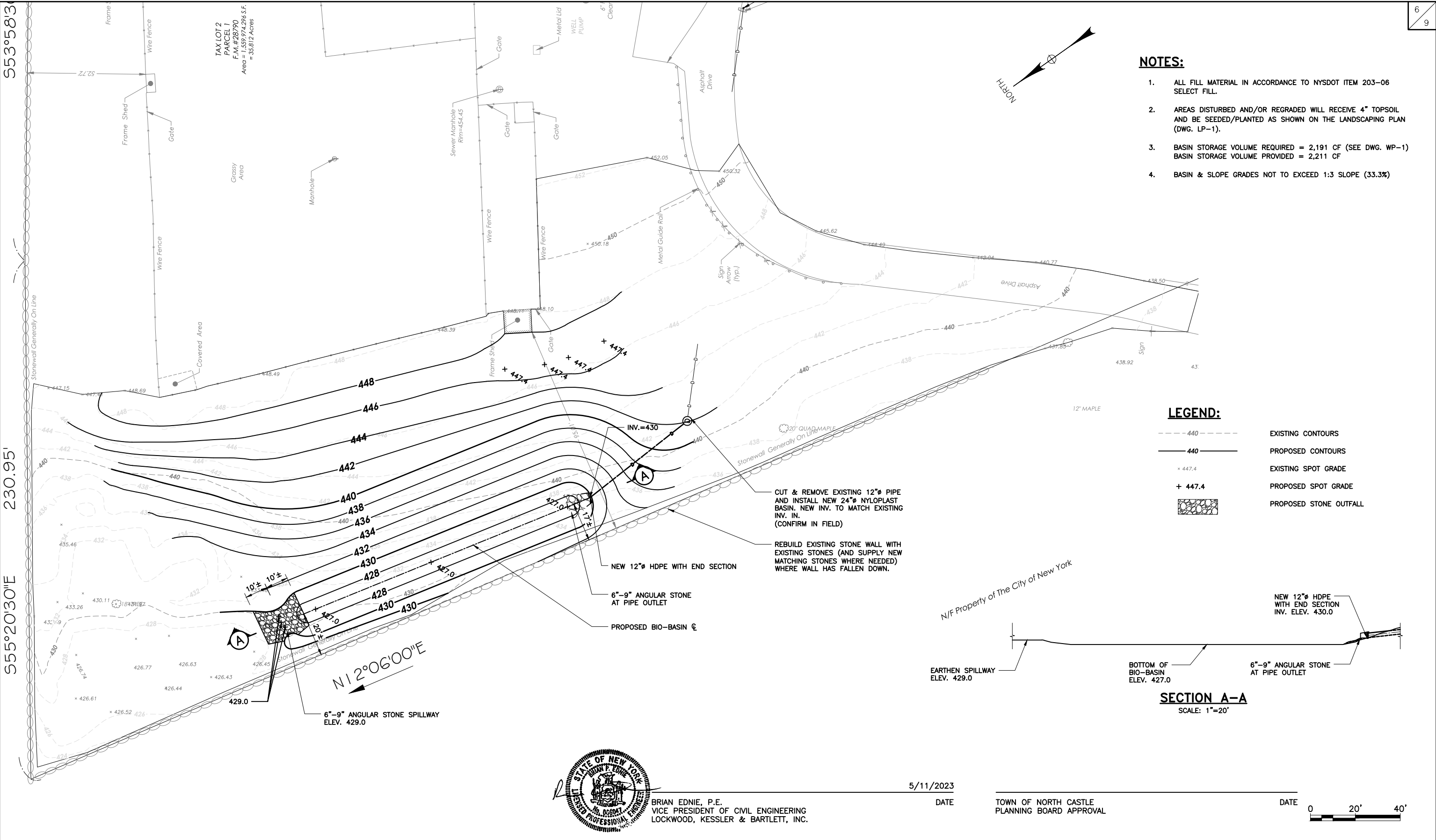
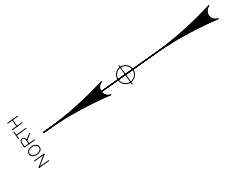
DESIGN BY:	T.G.	PROJECT NO.	01302
DRAWN BY:	M.M.	DRAWING NO.	TA-1
CHECKED BY:	B.E.		
DATE:	SEPT. 2023		
SCALE:	1" = 30'		

NOTES:

1. ALL FILL MATERIAL IN ACCORDANCE TO NYSDOT ITEM 203-06 SELECT FILL.
2. AREAS DISTURBED AND/OR REGRADED WILL RECEIVE 4" TOPSOIL AND BE SEEDED/PLANTED AS SHOWN ON THE LANDSCAPING PLAN (DWG. LP-1).
3. BASIN STORAGE VOLUME REQUIRED = 2,191 CF (SEE DWG. WP-1)
BASIN STORAGE VOLUME PROVIDED = 2,211 CF
4. BASIN & SLOPE GRADES NOT TO EXCEED 1:3 SLOPE (33.3%)

LEGEND:

- - - 440 - - - EXISTING CONTOURS
- 440 — PROPOSED CONTOURS
- x 447.4 EXISTING SPOT GRADE
- + 447.4 PROPOSED SPOT GRADE
- [Stone Pattern] PROPOSED STONE OUTFALL



5/11/2023
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 LOCKWOOD, KESSLER & BARTLETT, INC.

TOWN OF NORTH CASTLE
 PLANNING BOARD APPROVAL
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 0 20' 40'

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 Plotted By: Ed Zawasky

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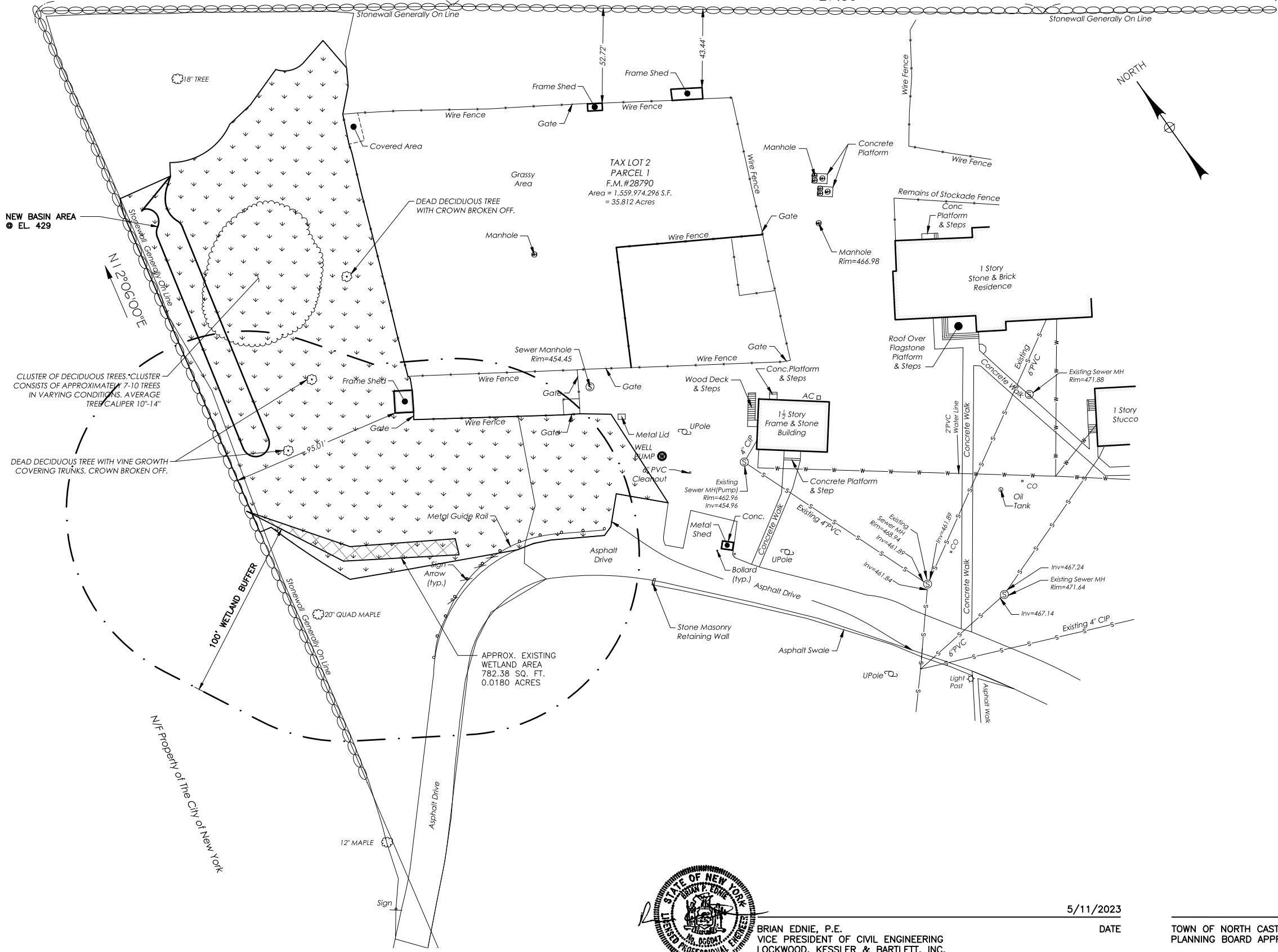
PROJECT NAME:
 ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS
 PROPOSED SITE PLAN

DESIGN BY: T.G.	PROJECT NO. 01302
DRAWN BY: M.M.	DRAWING NO. GP-1
CHECKED BY: B.E.	
DATE: SEPT. 2023	
SCALE: AS SHOWN	

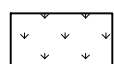


N/F Property of The City of New York

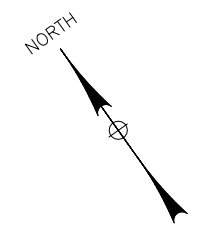
Section 118.01, Block 1, Lot 1

555°20'30"E 230.95' 553°58'30"E 327.59' 555°37'13"E 138.98'



LEGEND:

	RESTORATION AREA	=	27,721 SQ. FT.
	DELINEATED WETLAND AREA	=	782 SQ. FT.
	100' BUFFER AREA ON SITE	=	57,487 SQ. FT.
	DISTURBED/RESTORED AREA WITHIN WETLAND BUFFER AREA	=	19,214 SQ. FT.
	NEW BASIN AREA @ ELEV. 429	=	2,223 SQ. FT.



File Name: I:\projects\vertex\01302 st christopher's jennie clarkson campus\cadd\sheet\civil\01302-hb-st christopher-exist wetland plan.dwg
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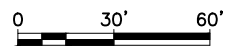
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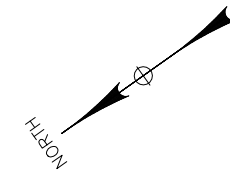


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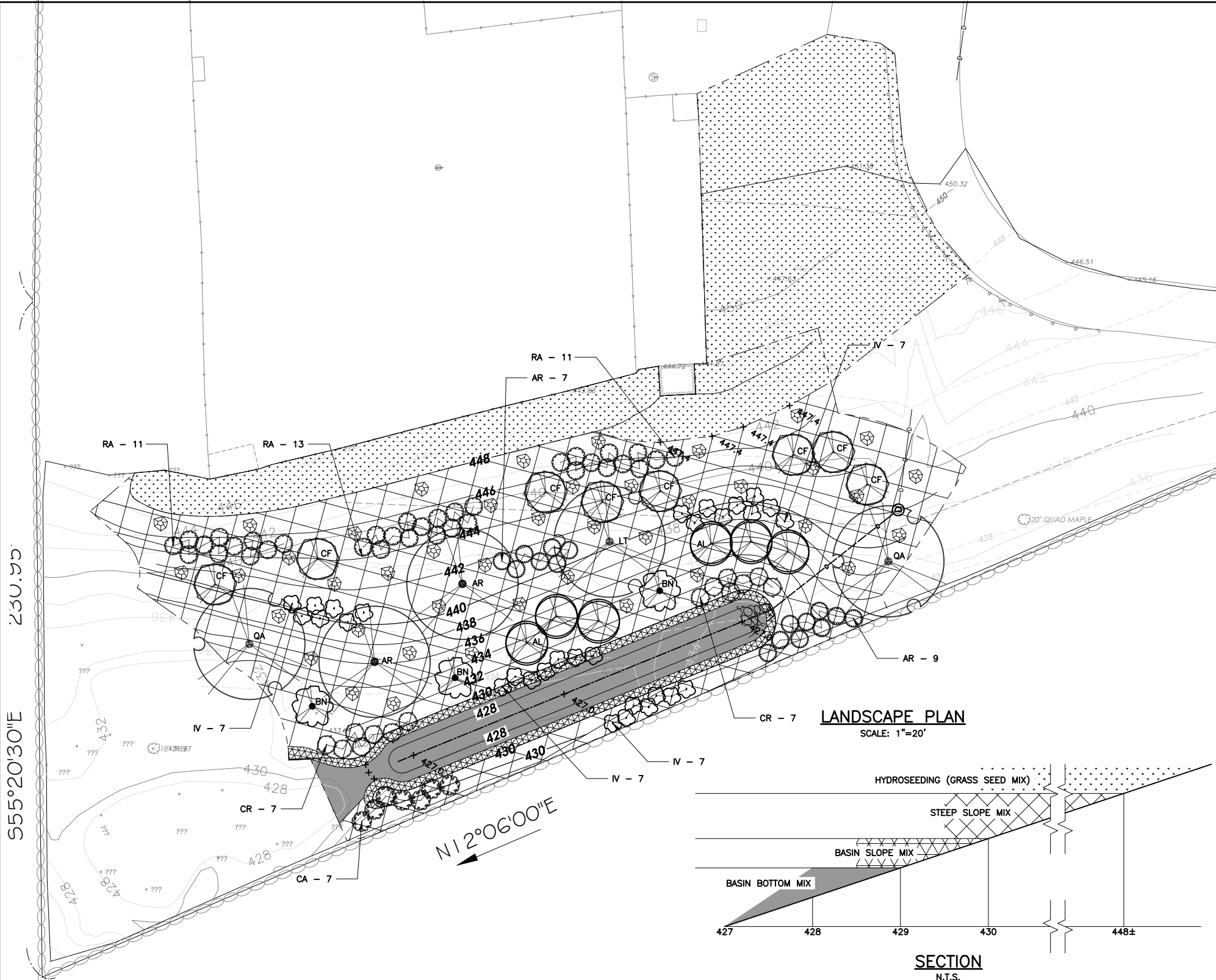
CLIENT
ST. CHRISTOPHER'S INC.

PROJECT NAME: ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS	DESIGN BY: T.G.	PROJECT NO. 01302
	DRAWN BY: M.M.	DRAWING NO. WA-1
WETLAND AREA	CHECKED BY: B.E.	
	DATE: SEPT. 2023	
	SCALE: AS SHOWN	

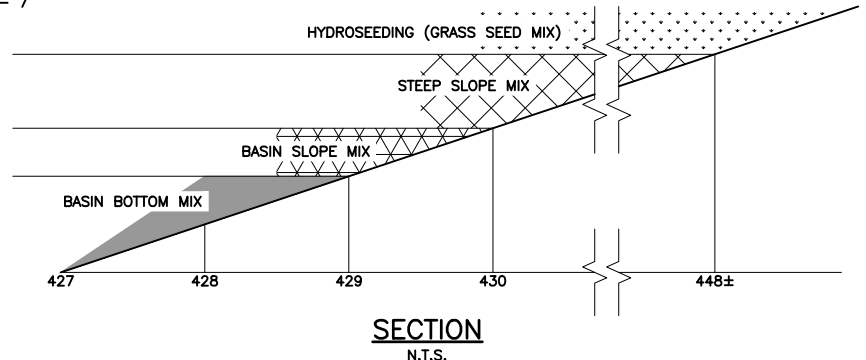


- NOTES:**
1. AREA TO BE HYDROSEEDING SHALL FIRST BE FINED GRADED FOR A SMOOTH SURFACE FREE OF RUTS AND DEBRIS, AND RECEIVE A 4" DEEP LAYER OF TOPSOIL IN ACCORDANCE WITH NYS DOT SPECIFICATIONS 610.1403.
 2. INSTALL A COIR MATTING OVER SLOPE IMMEDIATELY AFTER PLACEMENT AND FINE GRADING TOPSOIL. MATT SHALL BE INSTALLED FLUSH TO SOIL AND NAILED/STAKED IN PLACE PER MANUFACTURER'S RECOMMENDATIONS.
 3. HYDROSEEDING SHALL BE APPLIED IMMEDIATELY AFTER THE INSTALLATION OF THE TOPSOIL AND COIR MATT IN ORDER TO AVOID EROSION. HYDROSEED SHALL BE IN ACCORDANCE TO NYSDEC SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL SECTION 4 PART 2 SEED MIX SHALL BE MIX #6.

- LEGEND:**
- HYDROSEEDED AREA
 - STEEP SLOPE MIX AREA
 - BASIN SLOPE MIX AREA
 - BASIN BOTTOM MIX AREA
 - 2'-3' DIA. BOULDER SPACE APPROXIMATELY 15-20' O.C.



LANDSCAPE PLAN
SCALE: 1"=20'



SECTION
N.T.S.

PLANT LIST					
QNT.	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	SPACE
TREES					
6	AL	AMELANCHIER LAEVIS	ALLEGHENY SERVICEBERRY	15 GAL., 7' HT.	
2	AR	ACER RUBRUM	RED MAPLE	1 1/2"-2" CAL.	
3	BN	BETULA NIGRA "HERITAGE"	RIVER BIRCH	15 GAL., 7' HT.	
8	CF	CORNUS FLORIDA	FLOWERING DOGWOOD	15 GAL.	
2	QA	QUERCUS ALBA	WHITE SWAMP OAK	1 1/2"-2" CAL.	
6	LT	LIRIODENDRON TULIPIFERA	TULIP TREE	1 1/2"-2" CAL.	
SHRUBS					
16	AA	ARONIA ARBUTIFOLIA	RED CHOKEBERRY	3 GAL.	6' O.C.
7	CA	CLETHRA ALNIFOLIA	SUMMERSWEET CLETHRA	3 GAL.	6' O.C.
14	CR	CORNUS RACEMOSA	GREY DOGWOOD	3 GAL.	6' O.C.
30	IV	ILEX VERTICILATA	WINTERBERRY	3 GAL.	6' O.C.
35	RA	RHUS AROMATICA "GRO-LO"	FRAGRANT SUMAC	3 GAL.	6' O.C.



BRIAN EDNIE, P.E.
VICE PRESIDENT OF CIVIL ENGINEERING
LOCKWOOD, KESSLER & BARTLETT, INC.

5/11/2023
DATE

TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL

DATE

File Name: I:\projects\vertex\01302 - st christopher's jennie clarkson campus\cadd\sheet\civil\01302-lhb-st christopher- landscaping plan.dwg
Plot Date: 9/29/2023 3:40 PM
Plotted By: Ed Zawosky

REV.	DATE	REMARKS	BY



CLIENT
ST. CHRISTOPHER'S INC.

PROJECT NAME:
ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS

LANDSCAPE PLAN

DESIGN BY: T.G.	PROJECT NO. 01302
DRAWN BY:	DRAWING NO. LP-1
CHECKED BY: B.E.	
DATE: SEPT. 2023	
SCALE: AS SHOWN	

SEED-STEEP SLOPE STABILIZATION MIX		
(Pinelands Nursery & Supply)		
BOTANICAL NAME	COMMON NAME	MIX %
Andropogon gerardii	Big bluestem	10.00%
Chamaecrista fasciculata	Partridge pea	3.00%
Coreopsis lanceolata	Lanceleaf tickseed	4.00%
Desmodium canadense	Showy tick-trefoil	1.00%
Elymus viriginicus	Virginia wild-rye	22.00%
Eragrostis spectabilis	Purple love grass	6.00%
Monarda punctata	Spotted horsemint	4.00%
Panicum virgatum	Switchgrass	19.00%
Rudbeckia hirta	Black-eyed Susan	1.00%
Schizachyrium scoparium	Little bluestem	20.00%
Tradescantia ohiensis	Ohio spiderwort	0.30%
Tridens flavus	Purpletop	15.70%

SEED-BASIN SLOPE MIX		
(Pinelands Nursery & Supply)		
BOTANICAL NAME	COMMON NAME	MIX %
Andropogon gerardii	Big bluestem	12.00%
Chamaecrista fasciculata	Partridge pea	5.00%
Coreopsis lanceolata	Lanceleaf tickseed	3.00%
Desmodium canadense	Showy tick-trefoil	1.00%
Echinacea purpurea	Purple coneflower	1.00%
Elymus viriginicus	Virginia wild-rye	11.00%
Eragrostis spectabilis	Purple love grass	24.00%
Helianthus angustifolius	Swamp sunflower	1.00%
Monarda punctata	Spotted horsemint	3.00%
Panicum clandestinum	Deertongue	1.00%
Panicum virgatum	Switchgrass	3.00%
Rudbeckia hirta	Black-eyed Susan	1.00%
Schizachyrium scoparium	Little bluestem	10.00%
Solidago juncea	Early goldenrod	1.00%
Solidago nemoralis	Gray goldenrod	2.00%
Symphotrichum leave	Smooth aster	2.00%
Tridens flavus	Purpletop	19.00%
Zizia aurea	Golden Alexander	0.50%

2" PLUGS - BASIN BOTTOM PLANTINGS				
(Pinelands Nursery & Supply)				
QNT.	BOTANICAL NAME	COMMON NAME	SPACING	% OF PLANTED AREA
6	Asclepias incarnata	Swamp milkweed	12"O.C.	0.30%
294	Carex lurida	Shallow sedge	12"O.C.	14.00%
84	Carex stricta	Common tussock sedge	12"O.C.	4.00%
588	Carex vulpinoidea	Fox sedge	12"O.C.	28.00%
441	Elymus viriginicus	Virginia wild-rye	12"O.C.	21.00%
36	Eupatorium perfoliatum	Common boneset	12"O.C.	1.70%
42	Helenium autumnale	Common sneezeweed	12"O.C.	2.00%
84	Juncus effusus	Soft rush	12"O.C.	4.00%
63	Lobelia siphilitica	Blue lobelia	12"O.C.	3.00%
210	Panicum clandestinum	Deertongue	12"O.C.	10.00%
21	Symphotrichum novae-angliae	New England aster	12"O.C.	1.00%
21	Symphotrichum novi-belgii	New York aster	12"O.C.	1.00%
105	Verbena hastata	Blue vervain	12"O.C.	5.00%
42	Verona noveboracensis	New York ironweed	12"O.C.	2.00%

File Name: I:\projects\vertex\01302_st_christopher's_jennie_clarkson_campus\cadd\sheets\civil\01302-hb-st_christopher--landscaping_table.dwg
 Plot Date: 9/29/2023 3:40 PM
 Plotted By: Ed Zawosky



BRIAN EDNIE, P.E.
 VICE PRESIDENT OF CIVIL ENGINEERING
 LOCKWOOD, KESSLER & BARTLETT, INC.

5/11/2023

DATE

TOWN OF NORTH CASTLE
PLANNING BOARD APPROVAL

DATE

REV.	DATE	REMARKS	BY



CLIENT
 ST. CHRISTOPHER'S INC.

PROJECT NAME:
 ST. CHRISTOPHER'S JENNIE CLARKSON CAMPUS
 LANDSCAPE TABLE

DESIGN BY: T.G.
 DRAWN BY: M.M.
 CHECKED BY: B.E.
 DATE: SEPT. 2023
 SCALE: N.T.S.

PROJECT NO.
 01302
 DRAWING NO.
 LT-1



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

St. Christopher's Jennie Clarkson Campus Slope Remediation



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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)



Name and Address of Sender

Check type of mail or service

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

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

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



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APPLICATIONS REQUIRING PLANNING BOARD APPROVAL
SCHEDULE OF APPLICATION FEES

<u>Type of Application</u>	<u>Application Fee</u>
Site Development Plan	\$200.00
Each proposed Parking Space	\$10
Special Use Permit (each)	\$200 (each)
Preliminary Subdivision Plat	\$300 1 st Lot \$200 (each additional lot)
Final Subdivision Plat	\$250 1 st 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

<u>Type of Application Deposit*</u>	<u>Amount of Initial Escrow Account</u>
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.

Christina Wozniak, CPA
Applicant Signature

09/29/23
Date:

I. IDENTIFICATION OF PROPERTY OWNER, APPLICANT AND PROFESSIONAL REPRESENTATIVES

Name of Property Owner: St. Christopher's Inc. - (Dr. Sarah Ruback, CEO)

Mailing Address: 71 South Broadway, Dobbs Ferry, NY 10522

Telephone: 917-693-3030 Fax: _____ e-mail sruback@sc1881.org

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 stating such. If no, application cannot be reviewed by Planning Board

Name of Professional Preparing Site Plan:

Lockwood Kessler & Bartlett, Inc. - Thomas D. Gibbons Jr., RLA

Address: 1 Aerial Way, Syosset, NY 11791

Telephone: 516-938-0600 Fax: _____ e-mail tgibbonsjr@lkbinc.com

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 for the cost of professional review services required for this application.

It is further acknowledged by the Applicant that all bills for the professional 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: Christina Wozniak, CPA Date: 09/29/23
Signature of Property Owner: Christina Wozniak, CPA Date: 09/29/23
as agent for St. Christopher's Inc.

MUST HAVE BOTH SIGNATURES

II. IDENTIFICATION OF SUBJECT PROPERTY

Street Address: 1700 Old Orchard St.

Location (in relation to nearest intersecting street):

340 feet (north, south, east or west) of Mt. Kisco Road

Abutting Street(s): _____

Tax Map Designation (NEW): Section 118.01 Block 1 Lot 2.2

Tax Map Designation (OLD): Section _____ Block _____ Lot _____

Zoning District: R-2A Total Land Area 31.84AC

Land Area in North Castle Only (if different) _____

Fire District(s) 1 School District(s) 553401

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 X 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) X

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) X

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 X 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) X

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

Does the Property Owner or Applicant have an interest in any abutting property?

No _____ Yes X

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

118.01-1.2.2

III. DESCRIPTION OF PROPOSED DEVELOPMENT

Proposed Use: Remediation of an existing slope and approval for expand existing animal areas

Floor Area: Existing N/A S.F. Proposed N/A S.F. Proposed Floor Area

Breakdown:

Retail N/A S.F.; Office N/A S.F.;

Industrial N/A S.F.; Institutional N/A S.F.;

Other Nonresidential N/A S.F.; Residential N/A S.F.;

Number of Dwelling Units: N/A

Number of Parking Spaces: Existing N/A Required N/A Proposed _____

Number of Loading Spaces: Existing N/A Required N/A Proposed _____

Earthwork Balance: Cut 1,905+/- C.Y. Fill 166+/- C.Y.

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

Areas of special flood hazard? No X 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 X

(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 X

(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 X 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:

- N/A Location of existing use and design of buildings, identifying first floor elevation, and other structures.
- N/A Location of existing parking and truck loading areas, with access and egress drives thereto.
- X 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.

- X Location of all other existing site improvements, including pavement, walks, curbing, retaining walls and fences.
- X Location, size and design of existing signs.
- N/A Location, type, direction, power and time of use of existing outdoor lighting.
- X Location of existing outdoor storage, if any.
- X Existing topographical contours with a vertical interval of two (2) feet or less.
- X 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:

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

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

- N/A Proposed means of vehicular and pedestrian access to and egress from the site onto adjacent streets.

- N/A Proposed sight distance at all points of vehicular access.

- N/A Proposed number of employees for which buildings are designed

- N/A 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.

- N/A 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.

- X 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.

- N/A 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.
- X Location, size and design of all proposed signs.
- N/A Location, type, direction, power and time of use of proposed outdoor lighting.
- N/A Location and design of proposed outdoor garbage enclosure.
- N/A Location of proposed outdoor storage, if any.
- X Location of proposed landscaping and buffer screening areas, including the type (scientific and common names), size and amount of plantings.
- N/A Type of power to be used for any manufacturing
- N/A Type of wastes or by-products to be produced and disposal method
- N/A In multi-family districts, floor plans, elevations and cross sections
- X The proposed location, size, design and use of all temporary structures and storage areas to be used during the course of construction.
- X Proposed grade elevations, clearly indicating how such grades will meet existing grades of adjacent properties or the street.
- X Proposed soil erosion and sedimentation control measures.
- N/A 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.
- X 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.
- X 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:				
Project Location (describe, and attach a location map):				
Brief Description of Proposed Action:				
Name of Applicant or Sponsor:		Telephone:		
		E-Mail:		
Address:				
City/PO:		State:	Zip Code:	
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.			NO	YES
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:			NO	YES
3.a. Total acreage of the site of the proposed action? _____ acres				
b. Total acreage to be physically disturbed? _____ acres				
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres				
4. Check all land uses that occur on, adjoining and near the proposed action.				
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)				
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____				
<input type="checkbox"/> Parkland				

5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan?	NO	YES	N/A
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? 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 service(s) available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near 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: _____	NO	YES	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____	NO	YES	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____	NO	YES	
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places? b. Is the proposed action located in an archeological sensitive area?	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: _____	NO	YES	
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban			
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?	NO	YES	
16. Is the project site located in the 100 year flood plain?	NO	YES	
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? <input type="checkbox"/> NO <input type="checkbox"/> YES b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: <input type="checkbox"/> NO <input type="checkbox"/> YES	NO	YES	

<p>18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?</p> <p>If Yes, explain purpose and size: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p>	<p>YES</p>
<p>19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?</p> <p>If Yes, describe: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p>	<p>YES</p>
<p>20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?</p> <p>If Yes, describe: _____</p> <p>_____</p> <p>_____</p>	<p>NO</p>	<p>YES</p>
<p>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p> <p>Applicant/sponsor name: _____ Date: _____</p> <p>Signature: _____</p>		