



# TOWN OF NORTH CASTLE

WESTCHESTER COUNTY  
17 Bedford Road  
Armonk, New York 10504-1898

RESIDENTIAL PROJECT  
REVIEW COMMITTEE  
Adam R. Kaufman AICP, Chair

Telephone: (914) 273-8625  
Fax: (914) 273-3554  
www.northcastleny.com

## RPRC DETERMINATION LETTER

Project Description: 4 season room  
Street Location: 114 ROUND HILL RD  
Zoning District: R-2A Tax ID: 109.01-1-39 Application No.: 2021-0105  
RPRC DECISION: RPRC - Requires Admin Wetlands Permit  
Date: 02/16/2021

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The above referenced application was reviewed by the Residential Project Review Committee (RPRC).

The Committee determined that Planning Board and Architectural Review Board approval of the proposed project is NOT REQUIRED.

However, the following issues will need to be addressed prior to the issuance of a building permit:

- The Applicant shall complete Line 9 of the Gross Land Coverage Calculations Worksheet.
- The Applicant shall submit GFA and GLC backup information.
- The proposed addition is located within the Town-regulated wetland buffer, a wetlands permit is required. Given the limited impact, the wetland permit shall be processed administratively.
- The site plan should be revised to contain a zoning conformance chart that demonstrates that the proposed addition would comply with the R-2A Zoning District bulk requirements. In addition, the site plan should dimension the addition to property lines.
- The plan shall illustrate and quantify the limits of disturbance. The plan shall note that disturbance limits shall be staked in the field prior to construction.
- If no trees are proposed to be removed by this project, the plan shall clearly state so.
- Include erosion control measures on the plan, including, but not limited to, temporary construction access, silt fence, construction sequence, etc. Provide details.
- The plan shall illustrate the location of the existing utilities (well, septic, etc.).
- Show the location of the existing septic system on the plan. The plan shall show this area to be cordoned off during construction.

- The plan proposes disturbances within the locally-regulated 100-foot wetland buffer. A local Wetland Permit is required. The applicant shall illustrate the local wetland boundary and regulated 100-foot buffer on the plan for verification by the Town Wetland Consultant. Notify the Town Engineer once the wetland boundary has been established in the field.
- The NYSDEC 100-foot wetland adjacent area from NYSDEC Wetland K-30 extends onto the property. NYSDEC Freshwater Wetland Permit may be required. The applicant shall illustrate the NYSDEC wetland boundary for verification by the Town Wetland Consultant and NYSDEC validation.

**At this time, you must submit two hard copies of revised plans addressing the above issues, this determination letter and a completed building permit application directly to the North Castle Building Department. DO NOT START CONSTRUCTION WITHOUT A VALID BUILDING DEPARTMENT PERMIT.**

If you would like to further discuss this matter, please do not hesitate to contact the Building Department.

Adam R. Kaufman, AICP  
Director of Planning