



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: Tree removal and planting plan
Street Location: 19 EVERGREEN ROW
Zoning District: R-1A Tax ID: 101.02-2-35 Application No.: 2021-1026
RPRC DECISION: RPRC - Requires Planning Board
Date: 11/02/2021

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

The Committee determined that Planning Board approval of the proposed project is **REQUIRED**.

The following issues will need to be addressed with the Planning Board:

- The description of work states that the regrading of the rear of the lot is proposed. The site plan should be revised to depict the proposed regrading and new contours and address whether any fill is proposed to be imported to the site. If so, the quantity of fill or export should be identified.
- It is noted, however, that the existing spruce trees define the character of Evergreen Row. The trees are visible from surrounding properties and roads. Given the sensitivity of tree removal in this neighborhood, combined with the previously approved and proposed amount of tree removal, Planning Board review of the tree removal request is required as the removal may have a significant impact upon the neighborhood.
- In addition, it is recommended that a Landscape Architect prepare a mitigation plan as the submitted mitigation plan may plant the proposed trees too close together.
- It is recommended that the Applicant prepare an arborist's report that details existing conditions at the site.

At this time, you must submit an [application to the Planning Board](#) addressing the above issues.

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

Adam R. Kaufman, AICP
Director of Planning