



# TOWN OF NORTH CASTLE

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

RESIDENTIAL PROJECT  
REVIEW COMMITTEE  
Adam R. Kaufman AICP, Chair

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## RPRC DETERMINATION LETTER

Project Description: Extension of existing rear patio, new outdoor kitchen. Proposed pavilion with fireplace and patio, stepping stone walk, and privacy fence

Street Location: 4 SHOEMAKER LN

Zoning District: R-1A Tax ID: 101.03-2-7.5 Application No.: 2023-0798

RPRC DECISION: RPRC - Submit to Building Department

Date: 11/07/2023

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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 submitted gross land coverage worksheet does not match the previously approved submitted worksheet with respect to lot area and coverage. The Applicant will need to submit a gross land coverage backup exhibit for review that will definitively document the proposed amount of land coverage. The worksheet should utilize the net lot area of 48,656.52 square feet (not gross lot area). Based upon the previous worksheet numbers (with the motor court), the newly proposed land coverage would be in excess of that permitted.
- The Applicant should submit details for the proposed fence gate, fence and pergola adjacent to the driveway.
- Provide stormwater mitigation and design calculations for the runoff generated by the net increase in impervious surface for the 25-year, 24-hour design storm event. Provide details of the stormwater mitigation system.
- Include erosion control measures on the plan, including, but not limited to, temporary construction access, silt fence, inlet protection, construction sequence, etc. Provide details.

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

**If blasting or rock chipping is proposed, a permit pursuant to Chapter 122 is required.**

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