



**TOWN of GREENBURGH**  
Department of Community  
Development & Conservation

Paul Feiner  
Supervisor

Garrett Duquesne, AICP  
Commissioner  
Aaron Schmidt  
Deputy Commissioner

MEMORANDUM

TO: Robert Dam, Acting Building Inspector  
FROM: Matt Britton, Wetlands Inspector MB  
RE: WCF 22-74 – 152 Ridge Road, P.O. Hartsdale  
DATE: April 20, 2022

FILE

The Department of Community Development and Conservation has reviewed the above referenced Wetland/Watercourse Clearance form.

The proposed activity is an “allowable activity” as defined under § 280-7 and does not require an activity permit as issued by the Planning Board in accordance with the standards and procedures set forth.

The Department of Community Development and Conservation finds that, in accordance with § 280-6(D):

1. The proposed activity or use is an allowable activity or use pursuant to §280 Wetlands and Watercourse Law and no wetland/watercourse permit is required.
2. The proposed activity or use does not impact or occur within a wetland/watercourse or adjacent (buffer) area, and no wetland/watercourse permit is required.
3. A wetland/watercourse permit is not required in accordance with the standards and procedures set forth in §280 Wetlands and Watercourse Law.

**\*\*\*THE DEPARTMENT OF COMMUNITY DEVELOPMENT AND CONSERVATION NOTES THAT A TREE REMOVAL PERMIT APPLICATION IS REQUIRED TO BE SUBMITTED AND APPROVED PRIOR TO THE CUTTING OR REMOVAL OF ANY TREES REGULATED BY CHAPTER 260 OF THE CODE OF THE TOWN OF GREENBURGH (<https://ecode360.com/6817633>).\*\*\***



Paul J. Feiner  
Supervisor

# TOWN of GREENBURGH DEPARTMENT OF COMMUNITY DEVELOPMENT AND CONSERVATION

177 Hillside Avenue, Greenburgh, NY 10607

Office: (914) 989-1530

Web Site <http://www.greenburghny.com>

WCF# <u>22-74</u>
<input checked="" type="checkbox"/> File Copy
<input type="checkbox"/> Building Dept.
<input type="checkbox"/> Applicant Copy

Garrett Duquesne, AICP  
Commissioner  
Aaron Schmidt  
Deputy Commissioner

## WETLAND/WATERCOURSE CLEARANCE FORM

For a complete submission, please submit the following: (INCOMPLETE SUBMISSIONS WILL BE RETURNED)

- > Three (3) copies of this Wetland/Watercourse Clearance Form;
- > Three (3) copies of a Site Plan identifying the area of proposed work, and a delineation of the disturbed area for the proposed project. The disturbed area should include any and all disturbance during construction, not just the final footprint;
- > Initial Fee: \$100.00 Subsequent Review Fee: \$50 Please make check payable to Town of Greenburgh

### I) Owner Information

Name: MARIAN WOODS, INC Street: 152 RIDGE ROAD  
 City: HARTSDALE State: NY Zip: 10530  
 Telephone: 914.750.6131 Cell Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ Email: \_\_\_\_\_

### II) Applicant Information

Name: MARIAN WOODS, INC Street: 152 RIDGE ROAD  
 City: HARTSDALE State: NY Zip: 10530  
 Telephone: 914.750.6131 Cell Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ Email: \_\_\_\_\_

### III) Subject Property

1) Name or other identification of site (street address): 152 RIDGE ROAD P.O. 10530  
 2) Situated on the SOUTH side of RIDGE ROAD (Street) 215 feet  
 from the intersection of HILLCREST (Street) Zip: 10530 Zoning District: R20  
 3) Parcel ID#: 8-241 1814 2 Total site area (sq. ft.): 488,417  
 4) Is there an existing structure(s) (i.e. home or building) located on the site: Yes  No  Year(s) built: \_\_\_\_\_

### IV) Approval(s)

1) Type of Approval(s) Sought: SUBDIVISION, ZONING VARIANCES

### V) Proposed Action

1) Description of Proposed Action: SUBDIVISION, MINOR PAVING & PLANT, NO GRADING

2) If the subject property is located within either of the following, please indicate. (Please check box)  
 Critical Environmental Area Yes  No  HILLTOPS OVER 400'  
 Conservation District Yes  No

3) Are there any rights-of-way, easements, restrictive covenants or conditions of approval which encumber the property? If so, please indicate the nature of these restrictions and supply three (3) copies of the legal instrument (i.e. deed, covenant, conservation easement, approval letter, etc.) which created this restriction. YES - SHOWN ON SITE PLAN 12/7/21

4) Have any wetland/watercourse permit application been made with respect to this property under Chapter 280 of the Greenburgh Town Code? If so, please give the date, name and case number of such application. NO

5) Does this project, as proposed, meet all the recommended wetland and watercourse setbacks set forth in Chapter 280 of the Town Code? If not, identify those aspects of the project that do not meet recommended setbacks and state the proposed setback. (If more room is need please submit on a separate sheet) NA

6) Has a wetlands permit or a letter of non-jurisdiction been obtained from the New York State Department of Environmental Conservation for this project? Yes  No  If so, please provide a copy.

**VI) Site Characteristics**

- 1) Is there an existing structure located on the site: Yes  No
- 2) Proposed Starting Date: NA Proposed Completion Date: NA
- 3) Square Footage of Disturbed Area: + 4174 Total Value of Work: \$30,000  
(as provided for on Site Plan)
- 4) Estimated Quantity of Excavation/Fill: Excavation: 0 yards<sup>3</sup> Imported Fill: 0 yards<sup>3</sup>
- 5) What are the predominant soil types on the property? CRC, CSD, ChB
- 6) Approximately what percentage of the property is: Well Drained 0 % of property  
Moderately Drained 100 % of property  
Poorly Drained 0 % of property
- 7) What is the approximate depth to groundwater? 6' 1/2 feet
- 8) Are there any trees 6-inches or greater in diameter proposed for removal as part of this work? Yes  No
- a) If yes, how many?
- 9) Does the property contain any species of plant or animal life listed as rare, threatened or endangered by New York State, the New York State Natural Heritage Program or the United States of America? Yes  No
- a) If yes, please identify each species and its status as classified by New York State, the New York State Natural Heritage Program or the United States.
- 10) Has the property ever been used for the disposal of solid waste or hazardous waste? Yes  No

**VII) Project Information**

- 1) Is work proposed in a (Check all that apply): Wetland  Watercourse  Adjacent Buffer Area  N/A
- 2) Total area of Wetland, Watercourse, and adjacent Buffer Area on the property: \_\_\_\_\_ sq.ft.
- 3) Total area of disturbance proposed in Wetland, Watercourse and adjacent Buffer Area on the property: \_\_\_\_\_ sq.ft.
- 4) Functions provided by Wetland or Watercourse: \_\_\_\_\_
- 5) Name and phone number of expert delineating Wetland or Watercourse: \_\_\_\_\_
- 6) Plans Prepared by: \_\_\_\_\_ License # \_\_\_\_\_ Dated: \_\_\_\_\_ Revised: \_\_\_\_\_

**VIII) Authorizations and Certifications**

I/we hereby indemnify and hold the Town or its representatives harmless against any damage or injury and that the owner and applicant consent to the approval authority's (including its agents or employees) entry upon lands or waters for the purpose of undertaking any investigations, inspections, examination, survey, or other activity outlined in Chapter 280 of the Town Code of Greenburgh.

I/we hereby are aware that false or misleading statements or information provided on the clearance form or to the approval authority shall result in the invalidation of any authorization. The applicant shall be subject to the penalties and sanctions set forth in this chapter for any activities conducted which would have otherwise required a wetland/watercourse activity permit.

Sister Aileen Donovan SISTER AILEEN DONOVAN 12/7/21  
Signature of Applicant Print Applicant's Name Date

Sister Aileen Donovan SISTER AILEEN DONOVAN 12/7/21  
Signature of Owner Print Owner's Name Date

**NOTE:** The completion of this Wetland/Watercourse Clearance Form does not confer any rights, privileges, licenses, permits or other entitlement upon the applicant and does not relieve the applicant from compliance with all other applicable laws, rules and regulations of the Town of Greenburgh. Additional fees including an escrow fee may be applicable if there is proposed work in a Wetland/Watercourse or Adjacent Buffer Area.

**Chapter 280, WETLANDS AND WATERCOURSES**

§ 280-6. Authorized clearance form required  
A. All applications for any permit issued by the Building Department, Department of Public Works, Antenna Review Board, Town Board, Planning Board, or Zoning Board of Appeals of the Town of Greenburgh must be accompanied by an authorized wetland/watercourse clearance form. An applicant must provide sufficient information to enable the Wetland Inspector or other authorized representative to properly determine if the proposed activity is an allowable activity, as defined herein, or use that does not also require an activity permit; is a prohibited activity; or is a regulated activity or use which requires an activity permit as issued by the Planning Board in accordance with the standards and procedures set forth herewith. No permits, certificates of occupancy, or temporary certificates of occupancy may be issued without prior approval of the Planning Board for any project involving a wetland/watercourse permit.

Revised 02/22/21 MB

**Town of Greenburgh - C, D & C Department**

**Wetland/Watercourse Review**

Approved for Submission to Building Department

Rejected: Planning Board Approval Required

Other \_\_\_\_\_

Reviewed by: TKS Date: 4/20/22



