



T E R R A B E L L A L A N D D E S I G N

To: Seamus O'Rourke, Chairman From: Terra Bella Land Design
Company: Village of Mamaroneck Planning Board Contact Name: Susan Oakley
eMail: sorourke@vomny.net Page #: 1 of 1
Subject: 572 Van Ranst Place Date: May 4, 2023

This project involves the construction of a five story building with ten residential apartments and an open ground floor parking garage at 572 Van Ranst Place. Native and flood tolerant street trees, shrubs, and a landscaped roof garden for residents are proposed to be added to a site that previously was devoid of plant material.

Two new, deciduous street trees, *Acer rubrum* 'Red Sunset' (Red Sunset Red Maple), and *Ilex glabra* shrubs (Inkberry Holly) are proposed for the front facade. The remaining plant material is at the rear of the ground floor parking garage and on the tenant roof terrace.

This memo addresses the remaining issues based on the applicant's most recently submitted Sullivan Architects and Imbiano • Quigley Landscape Architect plans, with revision dates of April 24, 2023 and April 4, 2022, respectively. New comments are in **bold**.

From 5/6/2022 TBLB memo:

Though plant material and icons are evident on the following sheets: Exterior Elevations (A3.1), and Exterior Perspectives (A4.1), these plans are inconsistent with the plants indicated on the Landscape Plan (L-1).

Comment not addressed. Landscaping indicated on the Sullivan Architecture Exterior Perspectives plans are not compatible with the IQ Landscape Architect's Landscape Plan (L-1). Trees indicated in the Elevations and Perspectives plans to the rear of the building are not proposed on the Landscape Plan.