

LEGEND

NEW CONSTRUCTION

MINIMUM LOT AREA PER DWELLING UNIT			
EXISTING STRUCTURE	1-FAMILY	(1) DWELLING UNIT	
PROPOSED STRUCTURE	1-FAMILY	(1) DWELLING UNIT	
TOTAL	2-FAMILY	(2) DWELLING UNIT	

EXISTING LOT AREA +/- 13,200 SF >10,000 REQ'D PER 2-FAMILY COMPLIES

JACKSON STREET

PER VILLAGE OF FISHKILL ZONING CODE § 171-32, THE REQUIRED FRONT YARD SETBACK IN RESIDENCE DISTRICTS MAY BE REDUCED TO THE AVERAGE FRONT YARD DEPTH OF ADJACENT DWELLINGS ON EITHER SIDE

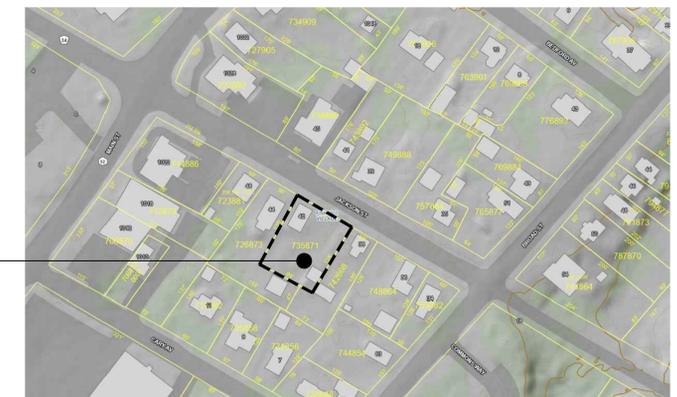
ZONING

Zoning Tabulations			
Item	Required/Permitted	Existing	Proposed
Zone		R-7.5	
Section-Block-Lot		133001-6155-07-735871-0000	
Minimum Lot Area (sf)	10,000 per 2-family	13,200	13,200
Minimum Lot Width (feet)	75	104	104
Minimum Yard Dimensions			
Existing One-Family Dwelling			
Front Yard	30	10.3'	
Side Yard	12	8.1'	
Rear Yard	20	80.3'	
Proposed One-Family Dwelling			
Front Yard	30		10'-4"
Side Yard	12		26'-9"
Rear Yard	20		69'-5"
Maximum % Building Coverage			
Percentage	35%	10%	22%
Area (sf)	4,620	1,365	2,861
Maximum Building Height			
Principal Building (feet)	30	24	29.5
Accessory Building (feet)	20		
Lot Coverage %			
Percentage	35%	19%	32%
Area (sf)	4,620	2,510	4,248

Building Coverage	Existing	Addition	Proposed
Existing Residence	970		970
Existing Garage	395		395
Proposed Residence		1496	1496
Total	1365	1496	2861

Lot Coverage	Existing	Addition	Proposed
Existing Residence	970	0	970
Front Porch & Stairs	120	0	120
Side Porch	52	0	52
Existing Garage	395	0	395
Existing Blacktop Driveway	1537	-22	1515
Existing Brick Patio	406	-406	0
Deck Addition		194	194
Proposed Residence		1496	1496
Front Porch		204	204
Rear Deck		272	272
Total	2510	1738	4248

LOCATION MAP



APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE VILLAGE OF FISHKILL, NEW YORK, ON THE _____ DAY OF _____ 20____, SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGES, ERASURES, MODIFICATIONS, OR REVISIONS OF THIS SITE PLAN AS APPROVED, SHALL VOID THIS APPROVAL.

SIGNED FOR THE PLANNING BOARD BY:

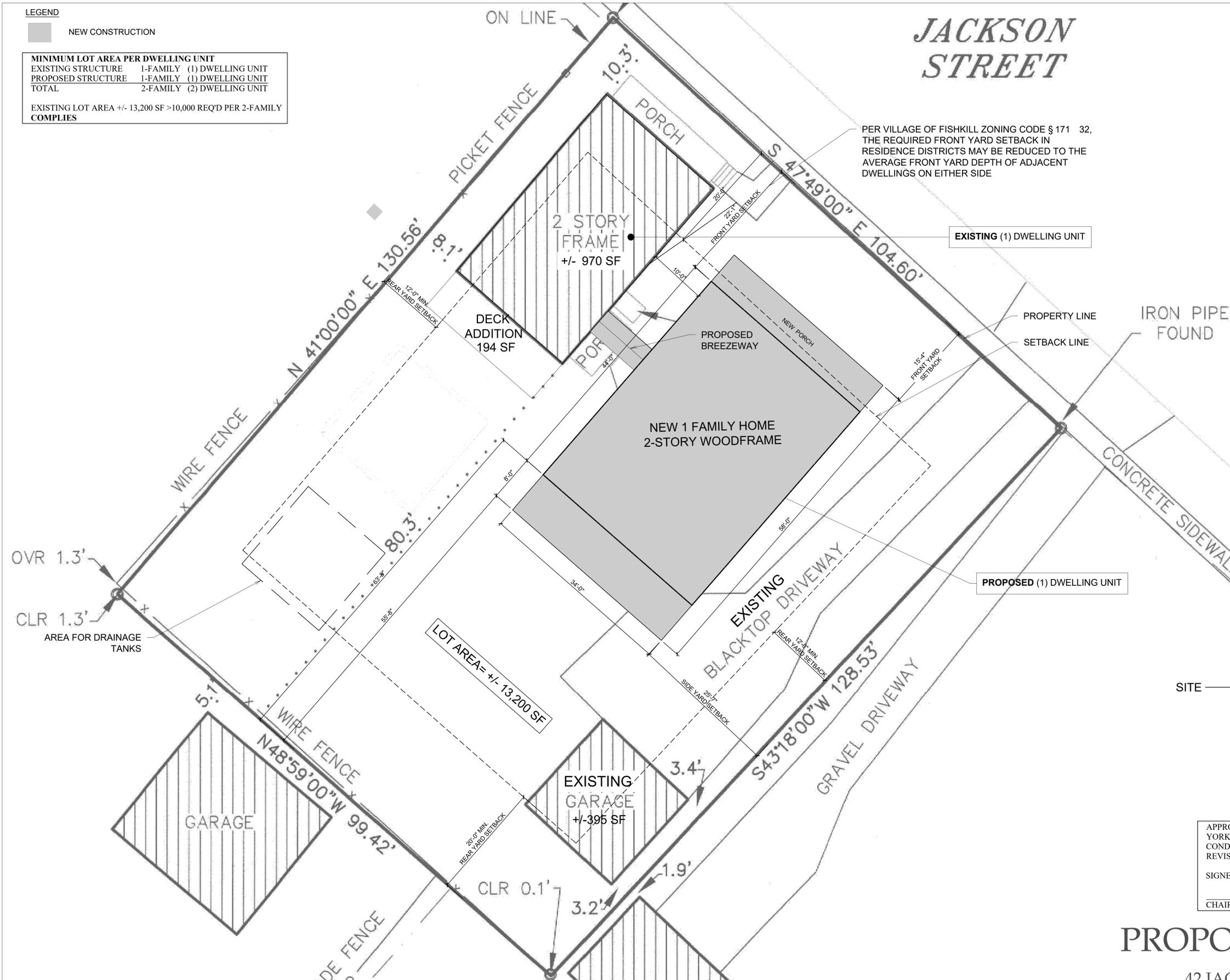
CHAIRMAN _____ DATE _____

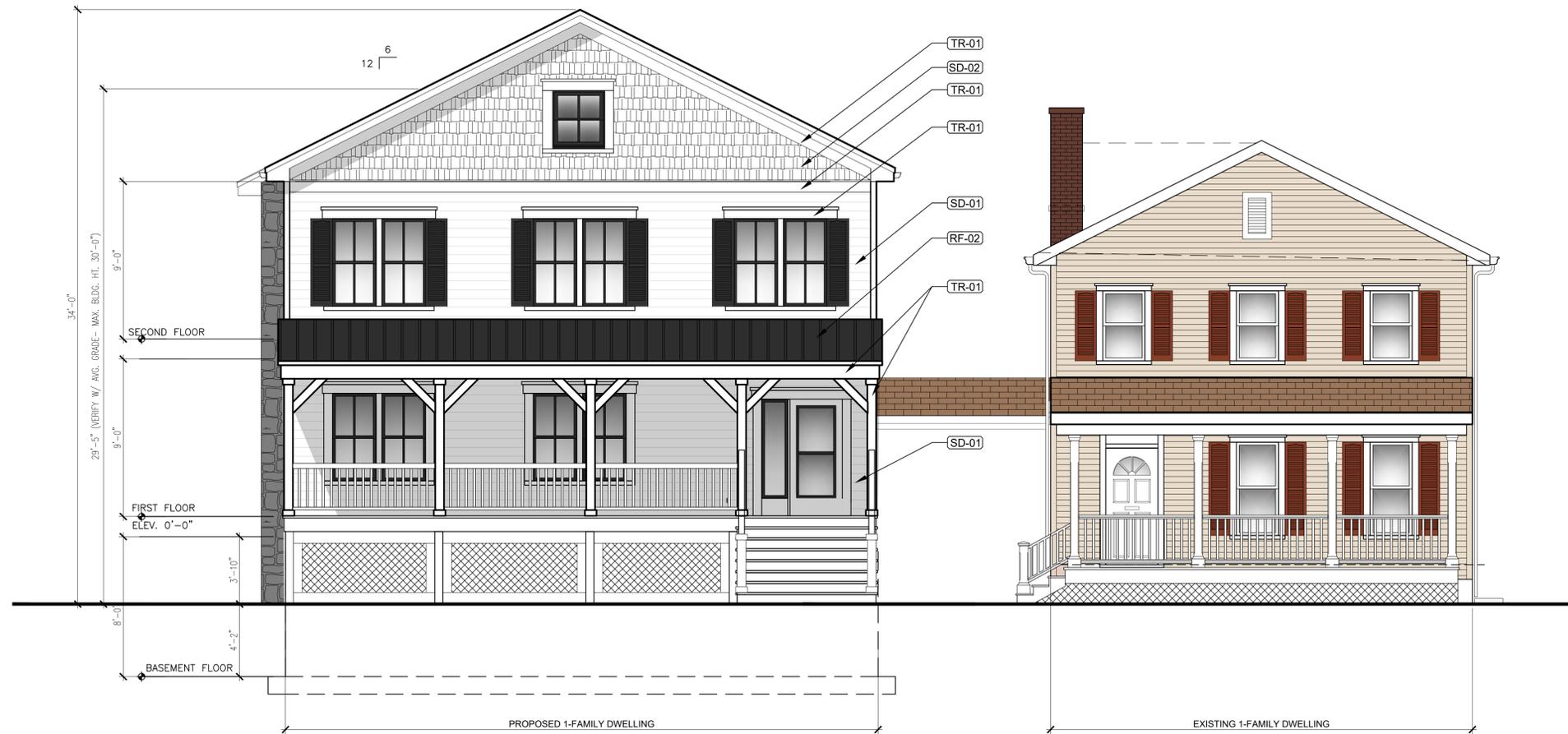
PROPOSED SITE PLAN

42 JACKSON STREET | FISHKILL, NY

SEGRETI RESIDENCE

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FEBRUARY, 20, 2026

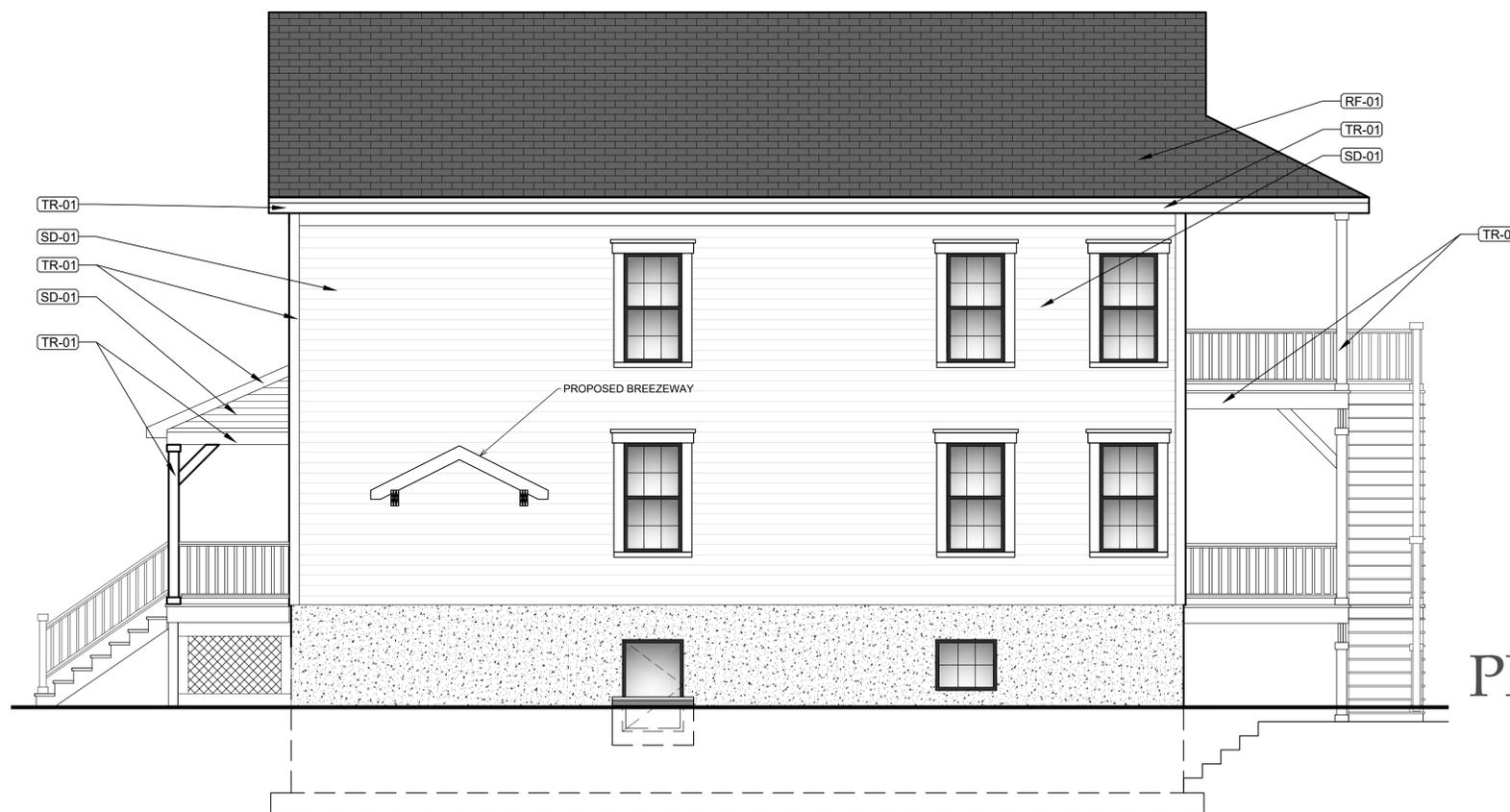




NORTH ELEVATION - FRONT
SCALE: 1/4"=1'-0"

EXTERIOR MATERIALS:

-  **RF-01 ROOF SHINGLES**
TIMBERLINE GAF ASPHALT SHINGLES
OR EQUIVALENT, COLOR: FOX
HOLLOW GRAY
-  **TR-01 EXTERIOR TRIM**
AZEK EXTERIORS PVC TRIM OR
EQUAL
-  **SD-01 EXTERIOR SIDING**
HARDIEPLANK LAPSIDING
COLOR: ARCTIC WHITE
-  **SD-02 EXTERIOR SIDING**
HARDIE SHINGLE
COLOR: ARTIC WHITE
-  **RF-02 METAL ROOFING**
ATAS INTERNATIONAL COLONIAL
SEAM, 12"
COLOR: BLACK OR EQUIVALENT.
- ST-01 CHIMNEY STONE**



WEST ELEVATION - SIDE
SCALE: 1/4"=1'-0"

PROPOSED ELEVATIONS

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SOUTH ELEVATION - REAR
SCALE: 1/4"=1'-0"

EXTERIOR MATERIALS:

-  **RF-01 ROOF SHINGLES**
TIMBERLINE GAF ASPHALT SHINGLES
OR EQUIVALENT, COLOR: FOX
HOLLOW GRAY
-  **TR-01 EXTERIOR TRIM**
AZEK EXTERIORS PVC TRIM OR
EQUAL
-  **SD-01 EXTERIOR SIDING**
HARDIEPLANK LAPSIDING
COLOR: ARCTIC WHITE
-  **SD-02 EXTERIOR SIDING**
HARDIE SHINGLE
COLOR: ARCTIC WHITE
-  **RF-02 METAL ROOFING**
ATAS INTERNATIONAL COLONIAL
SEAM, 12"
COLOR: BLACK OR EQUIVALENT.
- ST-01 CHIMNEY STONE**



EAST ELEVATION - SIDE
SCALE: 1/4"=1'-0"

PROPOSED ELEVATIONS

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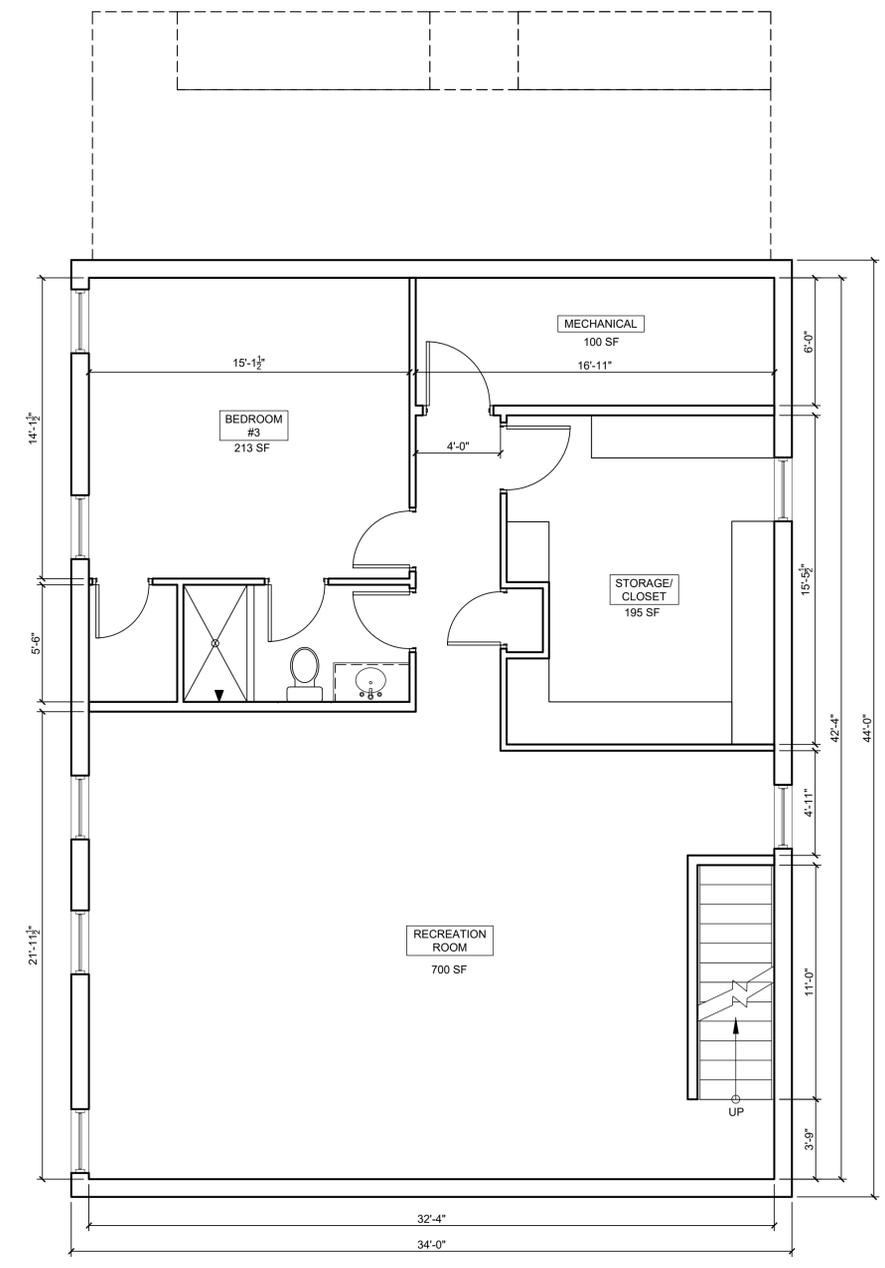
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Liscum
McCormack
VanVoorhis

ARCHITECTURE
PLANNING
INTERIORS

- LEGEND**
-  NEW PARTITION
PARTITION TYPE
 -  NEW DOOR - SEE A400
DOOR NUMBER
 -  FOUNDATION WALL
 -  NEW WINDOW -SEE N100
 -  DIMENSIONS TO STUD



1 PROPOSED BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"



PROPOSED FLOOR PLAN

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SEGRETI RESIDENCE



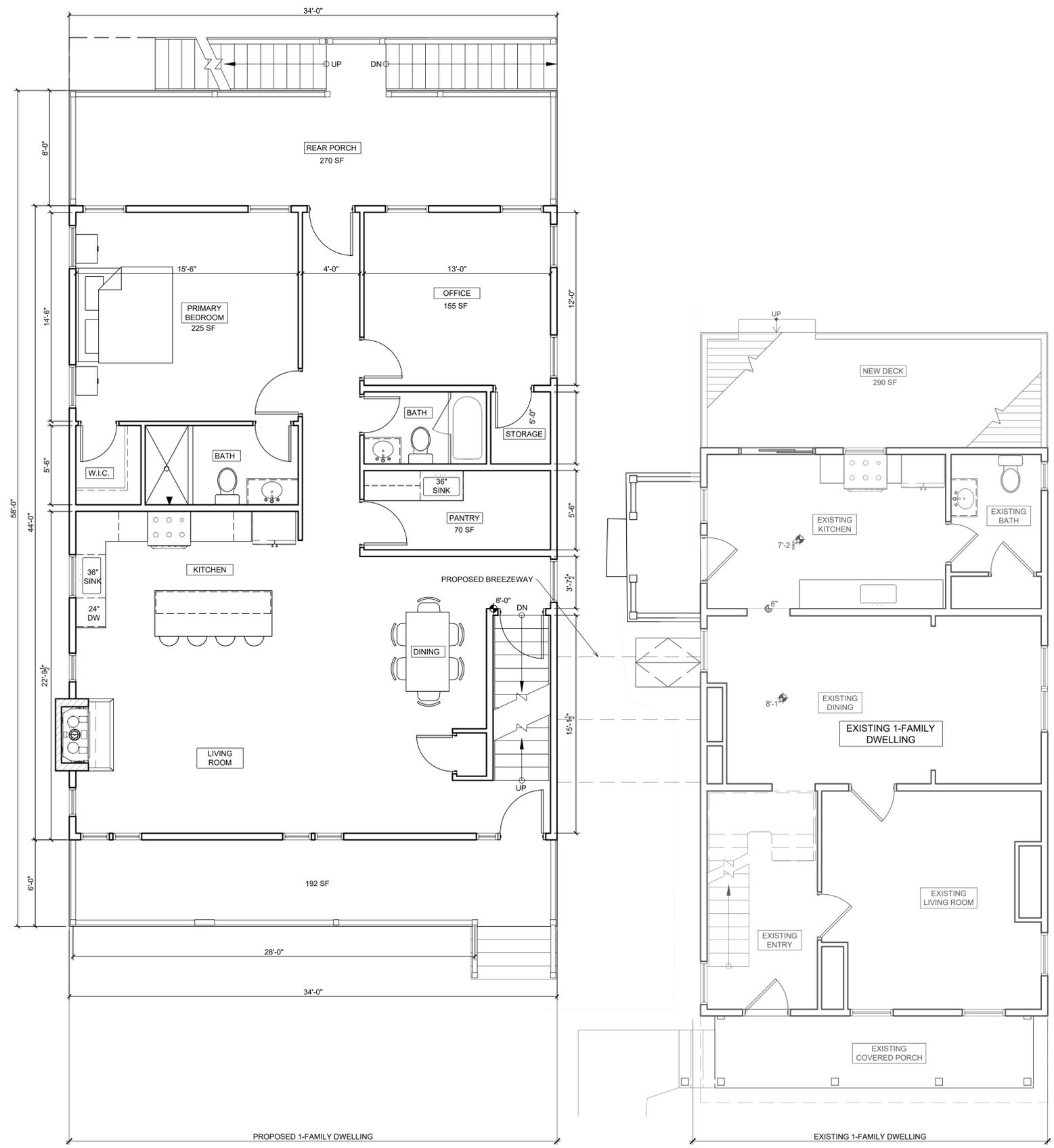
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-  NEW PARTITION
PARTITION TYPE
-  NEW DOOR - SEE A400
DOOR NUMBER
-  FOUNDATION WALL
-  NEW WINDOW - SEE N100
-  DIMENSIONS TO STUD



1 PROPOSED FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"

PROPOSED FLOOR PLAN

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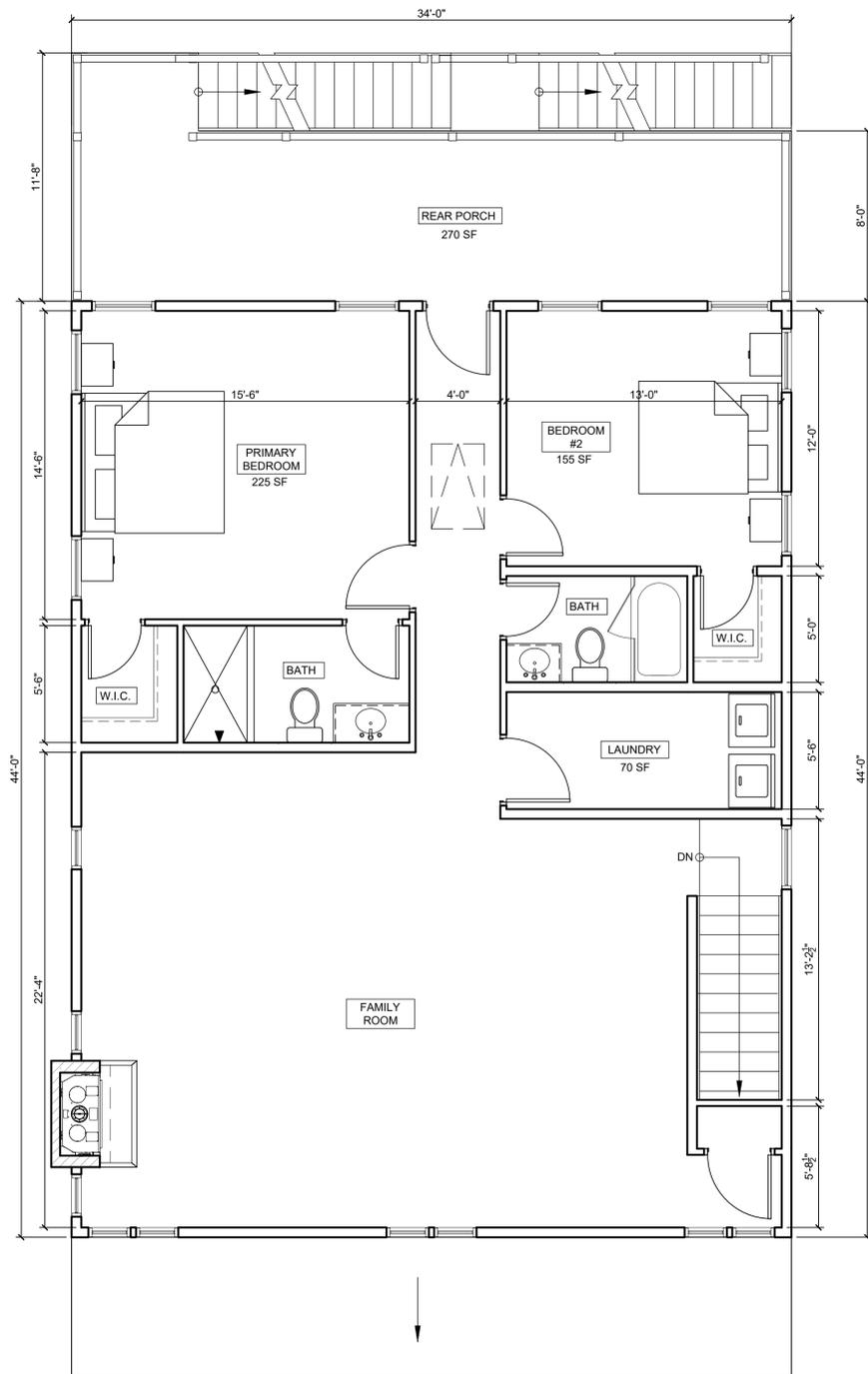
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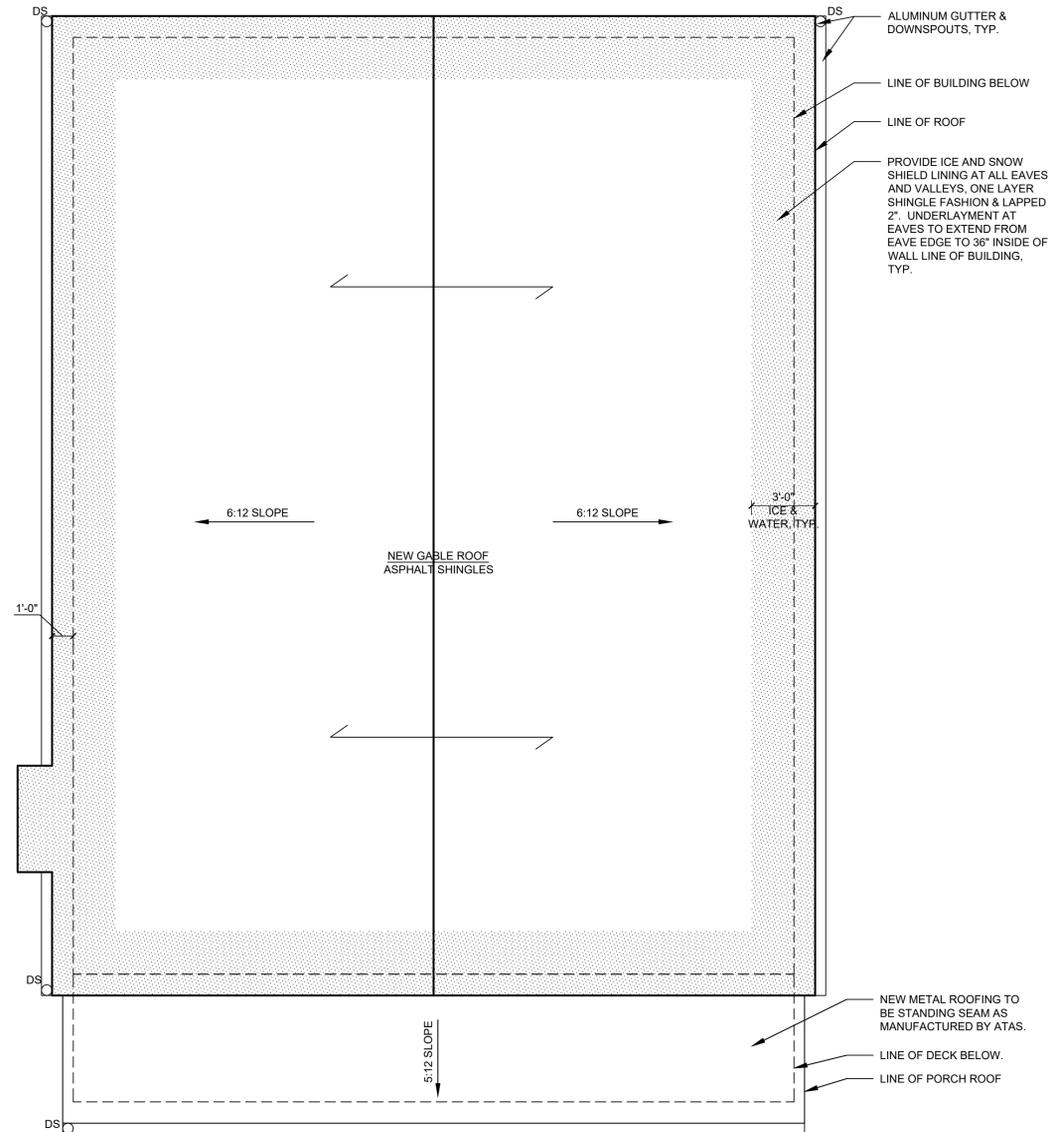
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ARCHITECTURE
PLANNING
INTERIORS



1 PROPOSED SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"



2 PROPOSED ROOF PLAN

SCALE: 1/4" = 1'-0"

PROPOSED FLOOR PLANS

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