

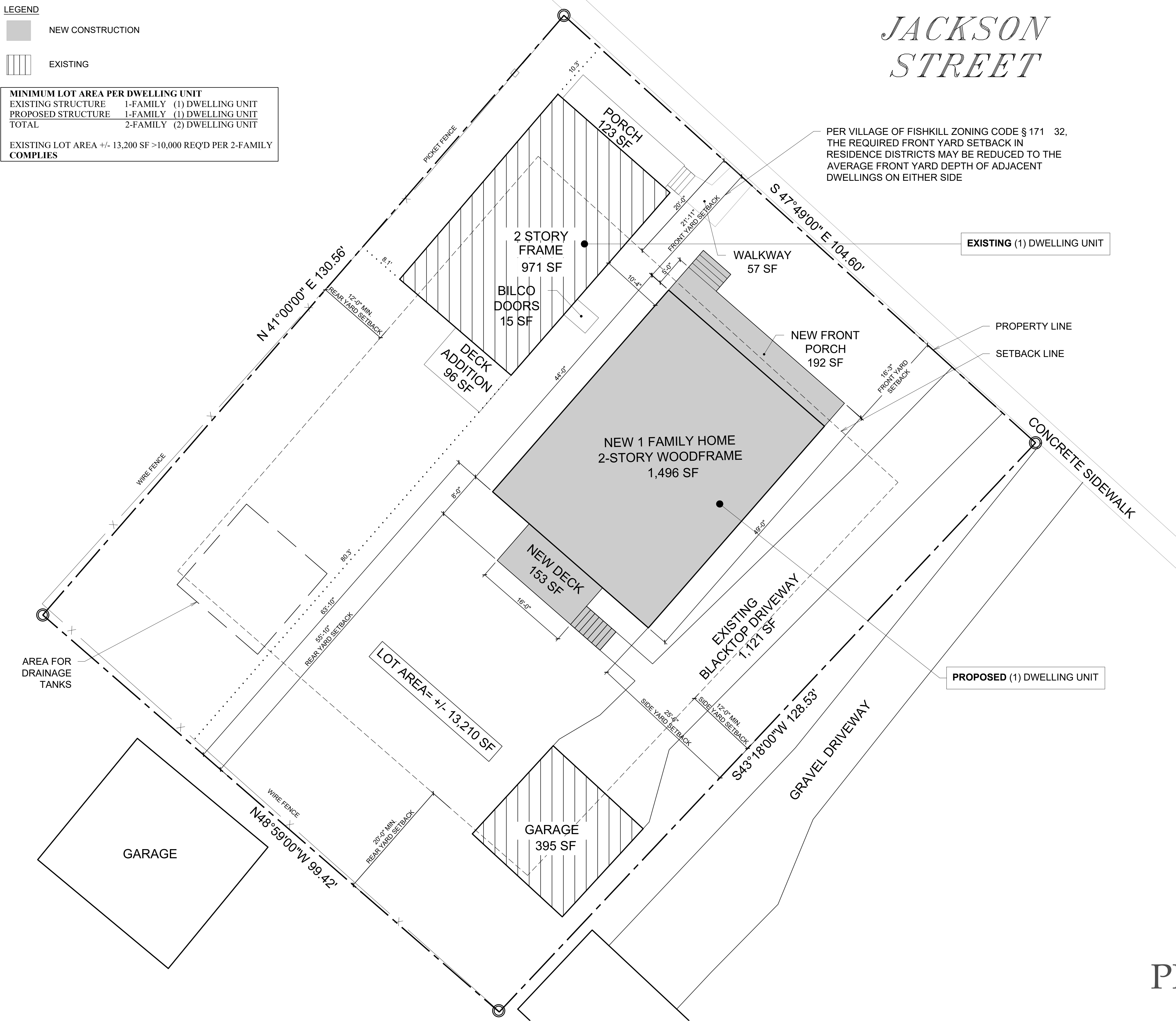
LEGEND

- NEW CONSTRUCTION
- EXISTING

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

EXISTING (1) DWELLING UNIT

PROPERTY LINE
SETBACK LINE

PROPOSED (1) DWELLING UNIT

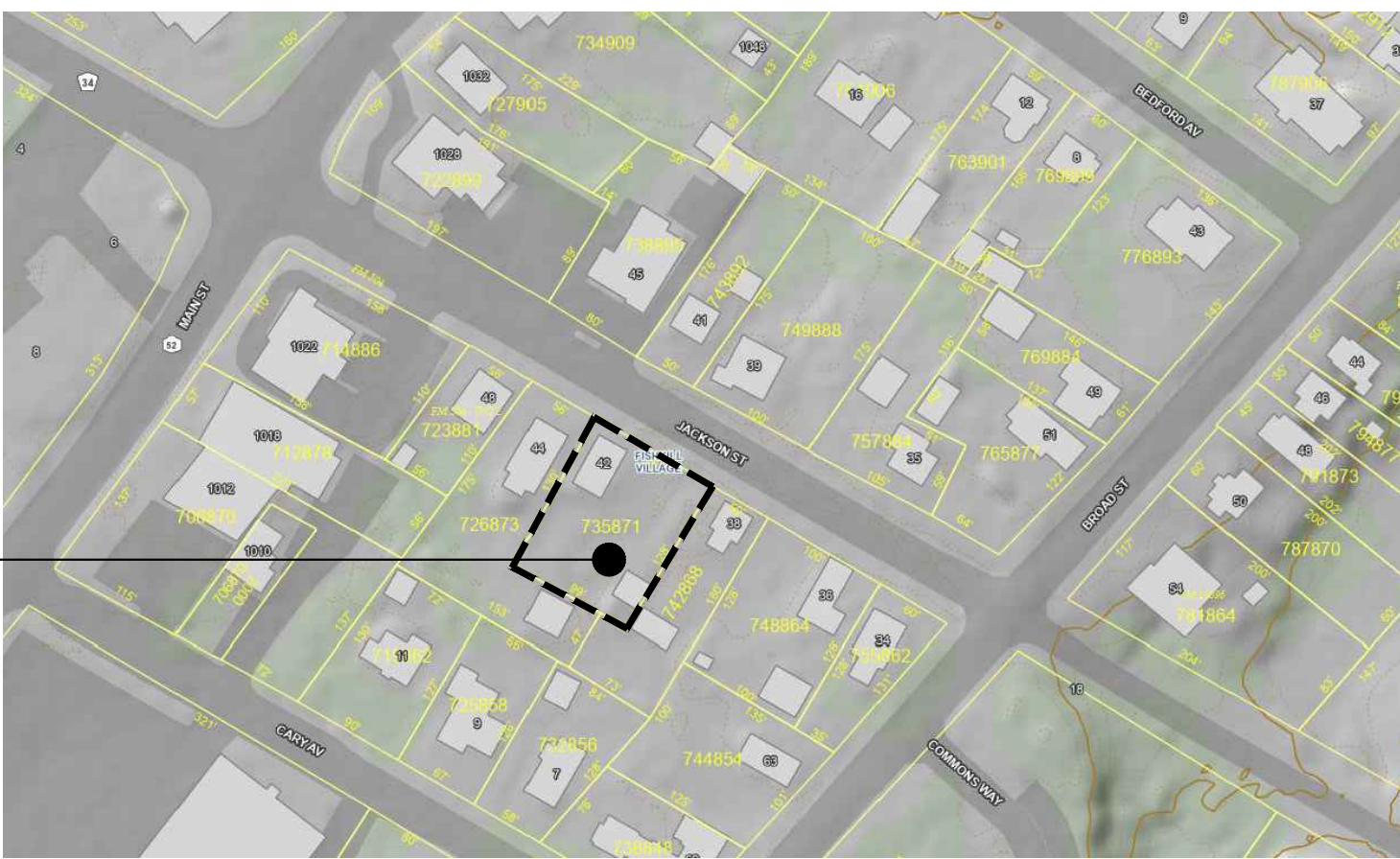
ZONING

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	13,210	13,210
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		16'-3"
Side Yard	12		25'-6"
Rear Yard	20		55'-10"
Maximum % Building Coverage			
Percentage	35%	10%	22%
Area (sf)	4,624	1,366	2,862
Maximum Building Height			
Principal Building (feet)	30	24	29.5
Accessory Building (feet)	20		
Lot Coverage %			
Percentage	35%	20%	35%
Area (sf)	4,624	2,585	4,619

Building Coverage	Existing	Addition	Proposed
Existing Residence	971		971
Existing Garage	395		395
Proposed Residence		1496	1496
Total	1366	1496	2862

Lot Coverage	Existing	Addition	Proposed
Existing Residence	971	0	971
Existing Front Porch & Stairs	123	0	123
Existing Front Porch Walkway	57		57
Existing Side Porch	52	-52	0
Existing Garage	395	0	395
Existing Blacktop Driveway	1537	-416	1121
Existing Brick Patio	406	-406	0
Bilco Doors	15		15
Deck Addition @ Existing Residence		96	96
Proposed Residence		1496	1496
Front Porch		192	192
Rear Deck		153	153
Total	2585	1063	4619

LOCATION MAP



SITE

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

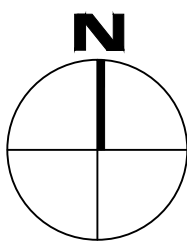
LMV PROJ. 25073
JULY 2, 2026

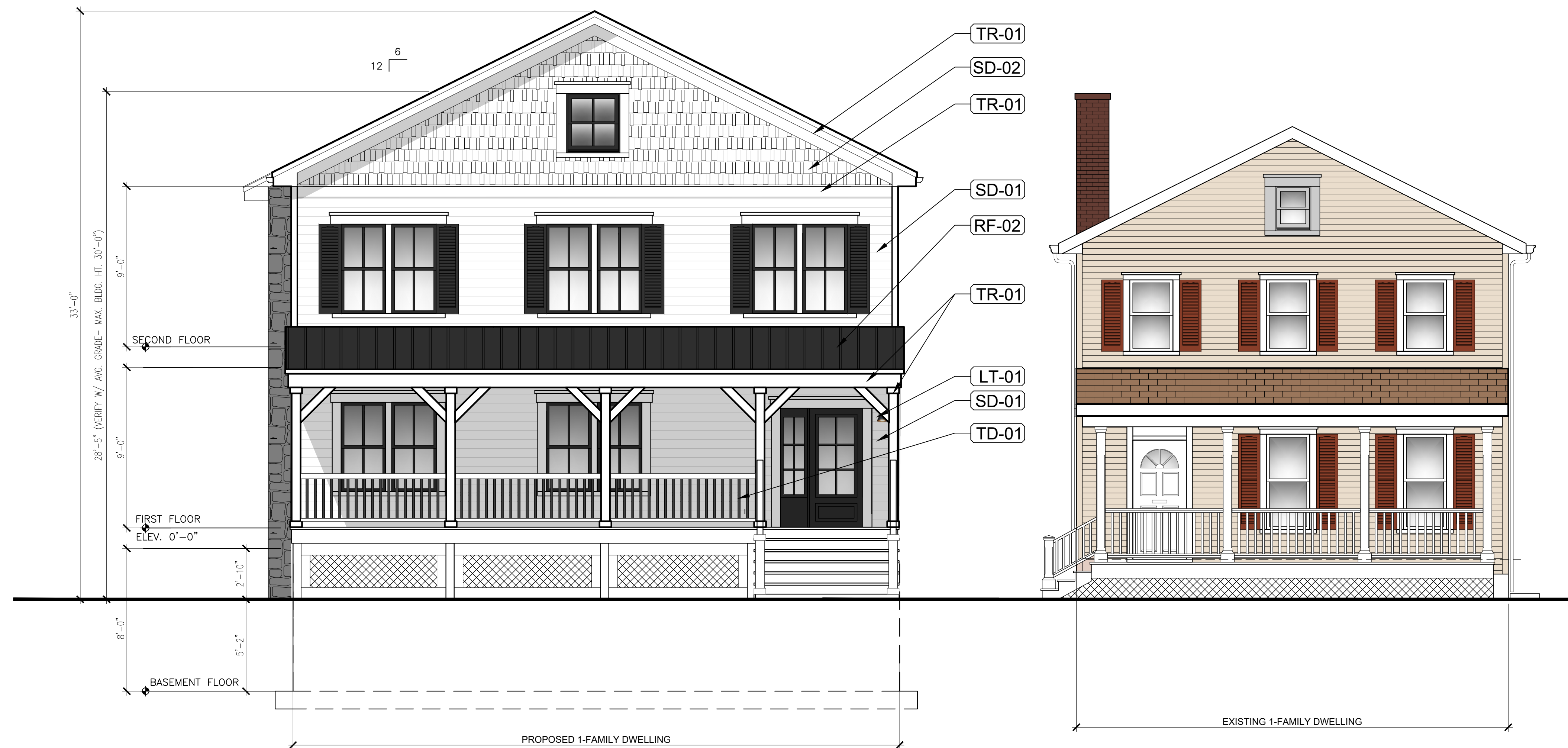


1 PROPOSED SITE PLAN

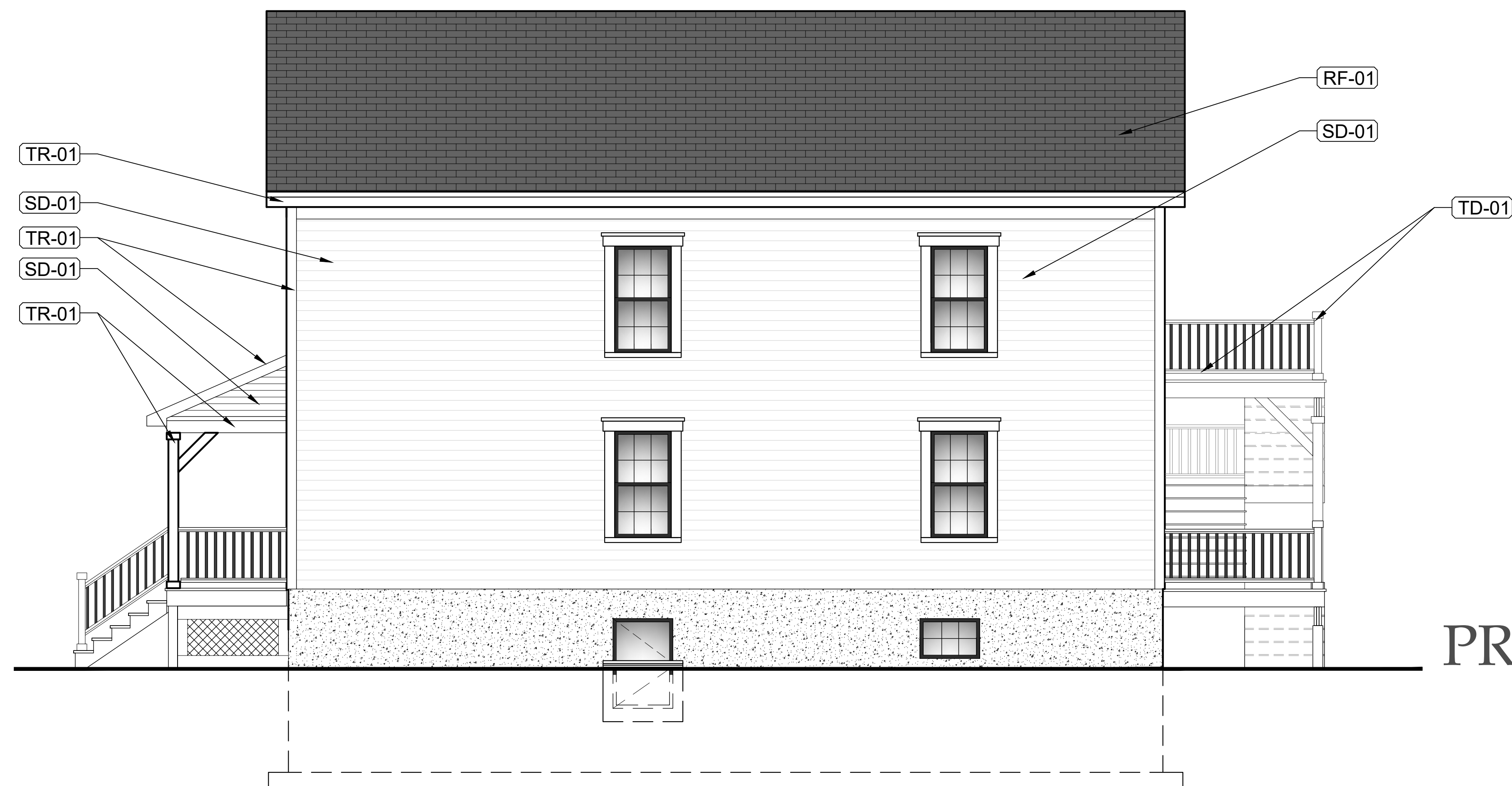
SCALE: 1/8" = 1'-0"

PROPERTY SURVEY UNDERLAY BY ROBERT V. OSWALD LAND SURVEYING DATE JUNE 20, 2025



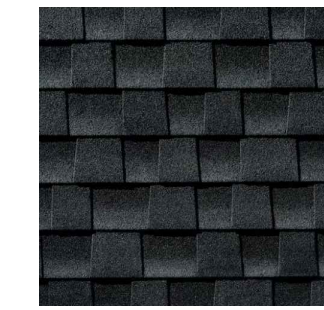


NORTH ELEVATION - FRONT
SCALE: $\frac{1}{4}$ "=1'-0"



WEST ELEVATION - SIDE
SCALE: $\frac{1}{4}$ "=1'-0"

EXTERIOR MATERIALS:



RF-01 ROOF SHINGLES
TIMBERLINE GAF ASPHALT SHINGLES
OR EQUIVALENT
COLOR: CHARCOAL OR EQUIVALENT



TR-01 EXTERIOR TRIM
AZEK EXTERIORS PVC TRIM OR
EQUAL



SD-01 EXTERIOR SIDING
HARDIEPLANK SIDING
SELECT CEDARMILL
COLOR: ARCTIC WHITE



SD-02 EXTERIOR SIDING
HARDIE SHINGLE
STAGGERED EDGE PANEL
COLOR: ARTIC WHITE



RF-02 METAL ROOFING
ATAS INTERNATIONAL COLONIAL
SEAM, 12"
COLOR: BLACK OR EQUIVALENT.



LT-01 EXTERIOR WALL FIXTURE
UME LED OUTDOOR WALL LIGHT
COLOR: BLACK



TD-01 DECK RAILING
TREX COMPOSITE RAILING
COLOR: WHITE/BLACK



TD-02 DECKING
TREX SELECT COMPOSITE DECKING
COLOR: MILLSTONE OR EQUAL

PROPOSED ELEVATIONS

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SEGRETI RESIDENCE

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SOUTH ELEVATION - REAR
SCALE: $\frac{1}{4}$ "=1'-0"



EAST ELEVATION - SIDE
SCALE: $\frac{1}{4}$ "=1'-0"

EXTERIOR MATERIALS:



RF-01 ROOF SHINGLES
TIMBERLINE GAF ASPHALT SHINGLES
OR EQUIVALENT
COLOR: CHARCOAL OR EQUIVALENT



TR-01 EXTERIOR TRIM
AZEK EXTERIORS PVC TRIM OR
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SD-01 EXTERIOR SIDING
HARDIEPLANK SIDING
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PROPOSED ELEVATIONS

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LEGEND

NEW PARTITION

P1

PARTITION TYPE

NEW DOOR - SEE A400

1

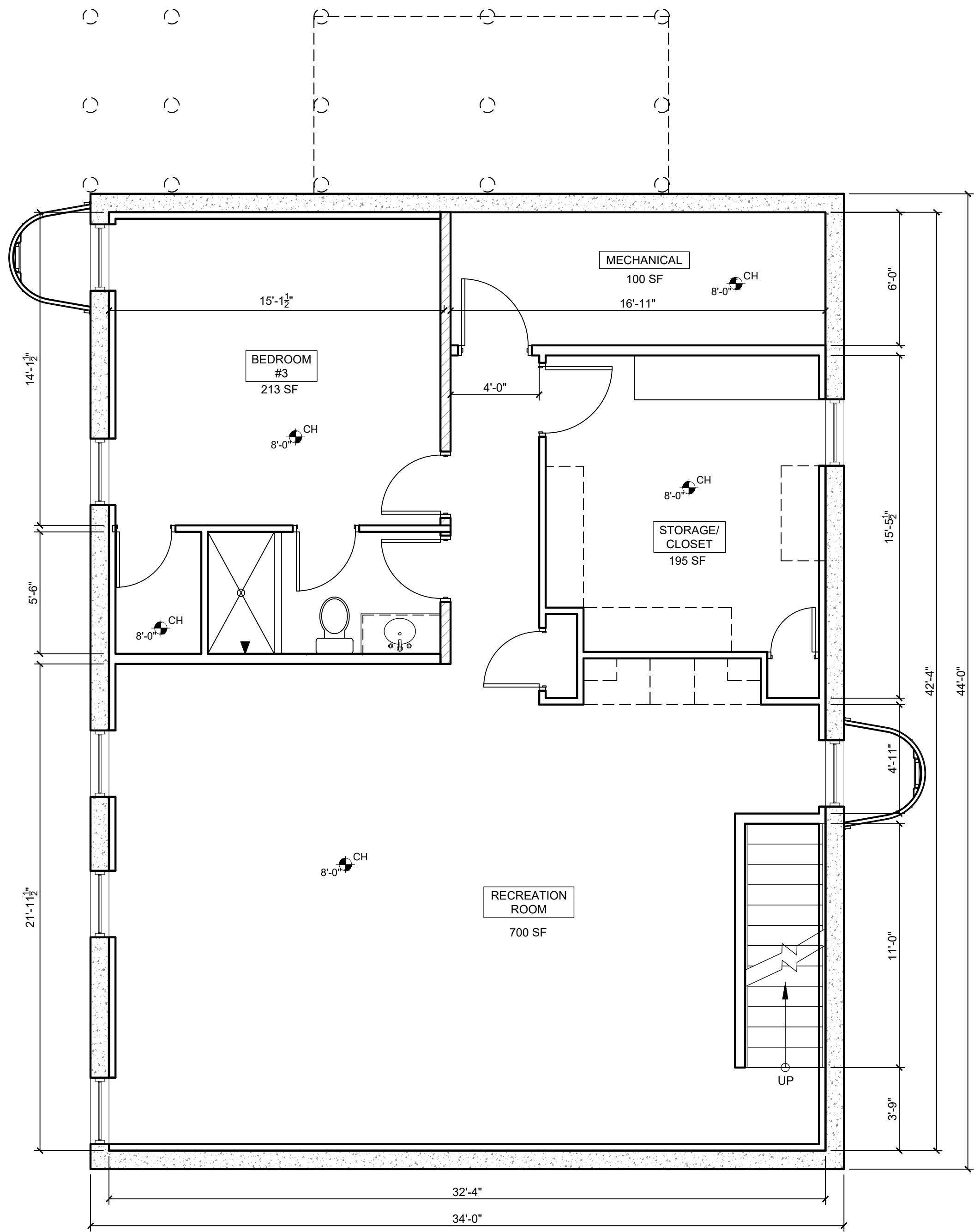
DOOR NUMBER

FOUNDATION WALL

NEW WINDOW -SEE N100

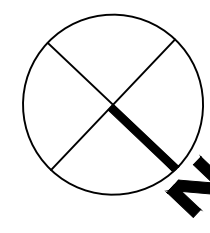
7'-1"

DIMENSIONS TO STUD



1 | PROPOSED BASEMENT FLOOR PLAN

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



PROPOSED FLOOR PLAN

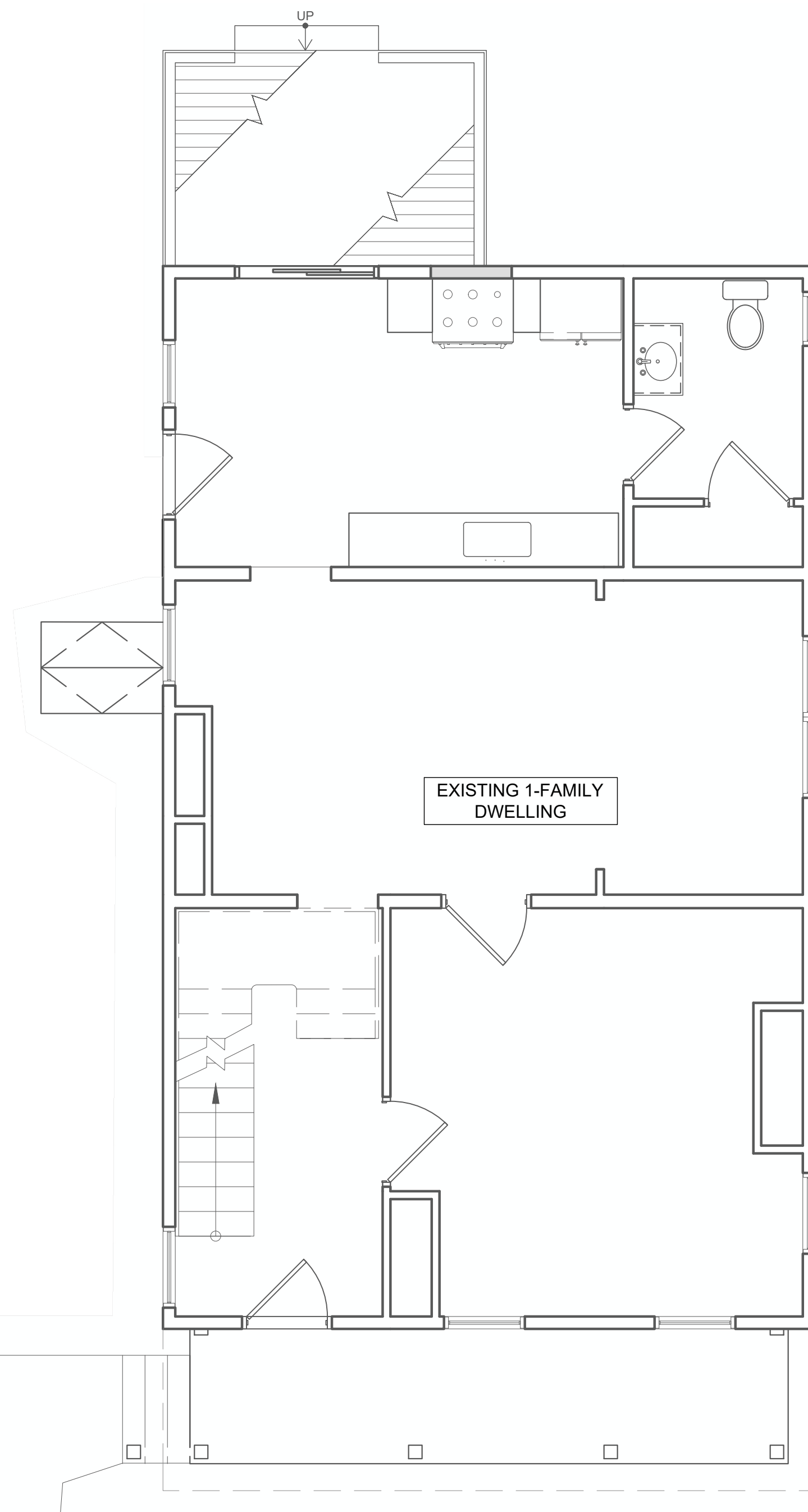
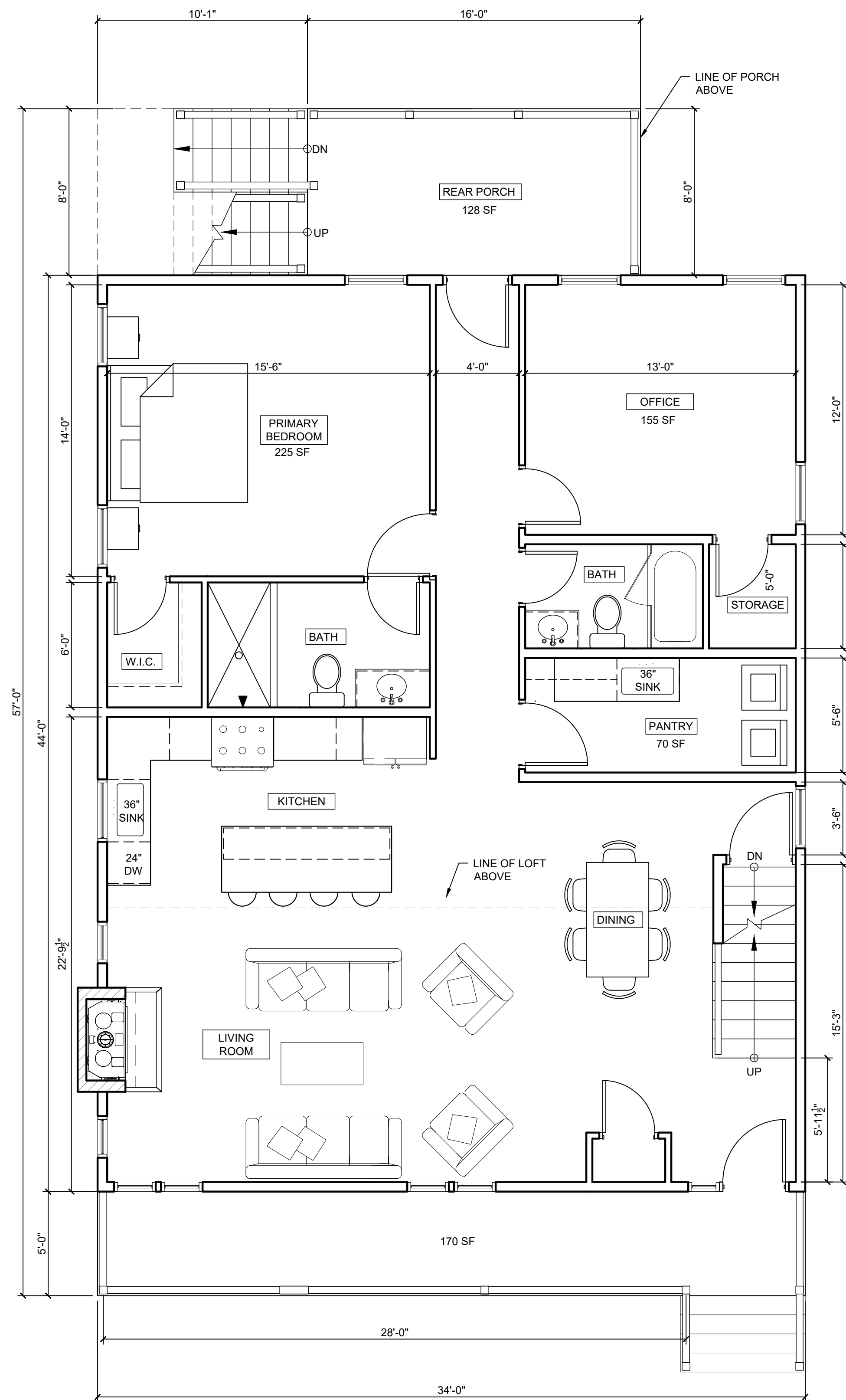
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Liscum
McCormack
VanVoorhis

ARCHITECTURE
PLANNING
INTERIORS



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

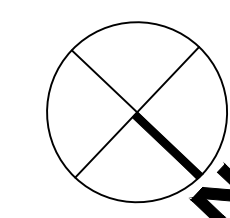
1 | PROPOSED FIRST FLOOR PLAN

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

PROPOSED FLOOR PLANS

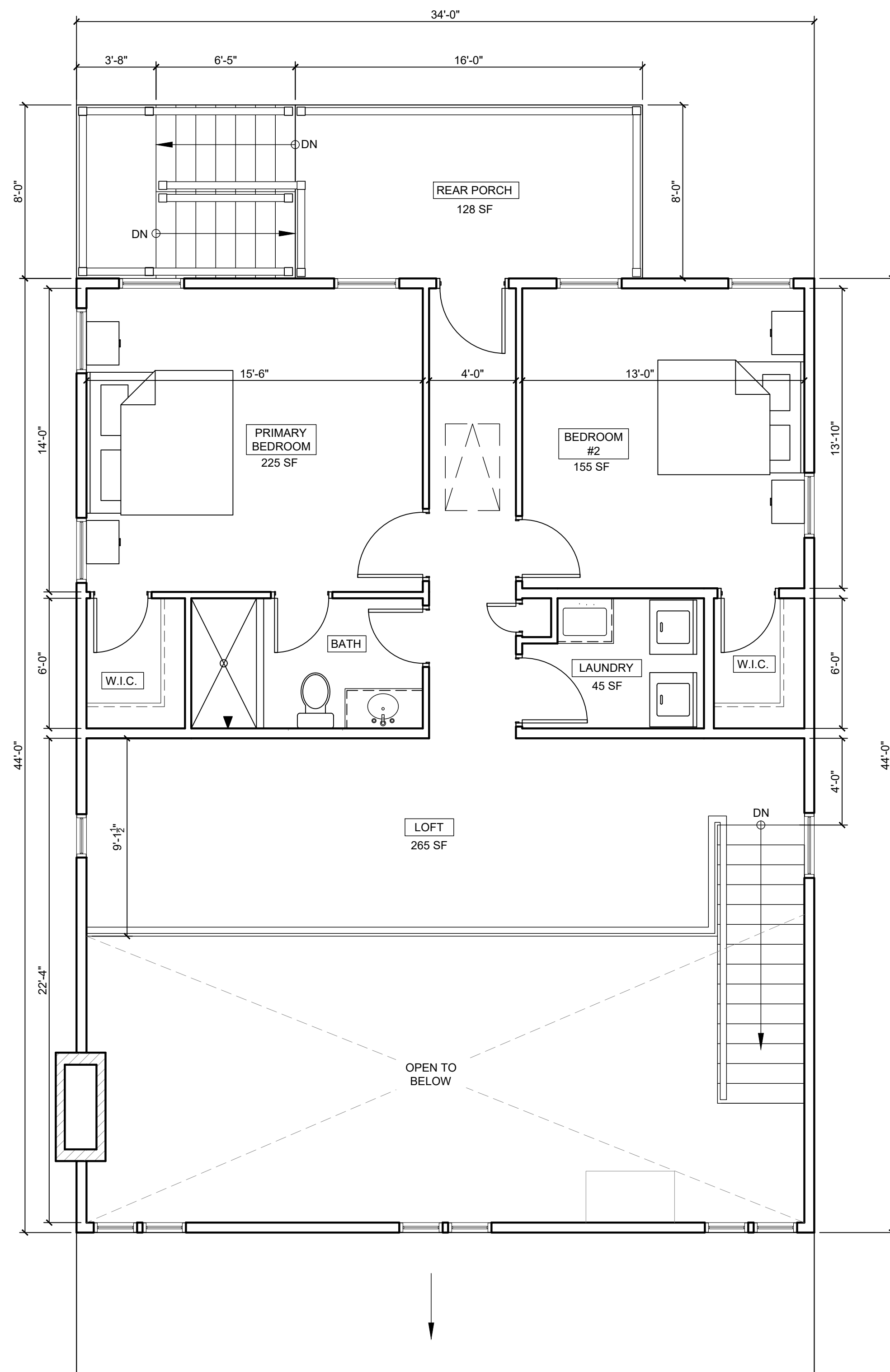
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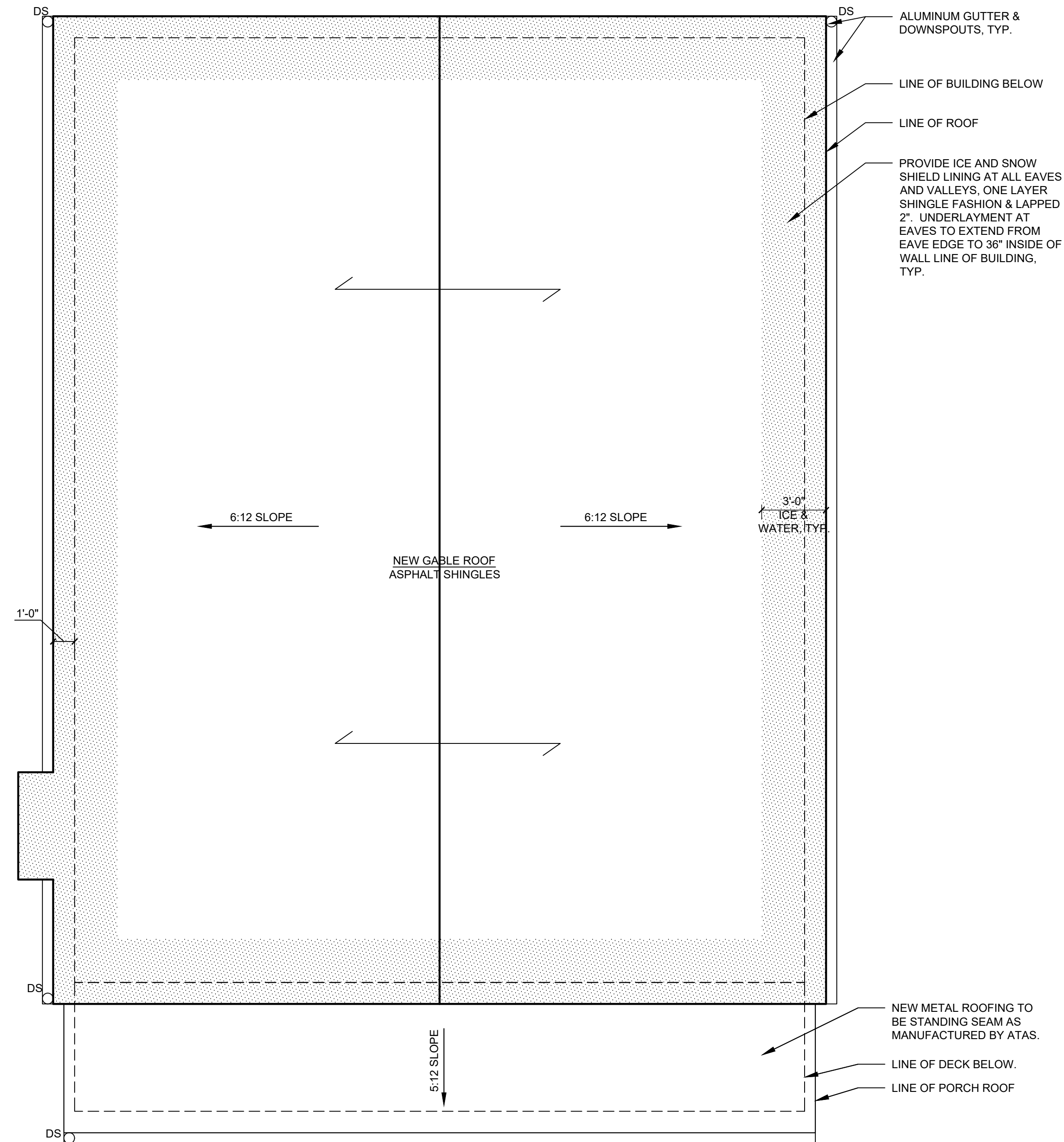
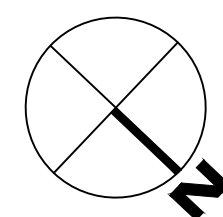
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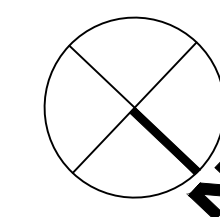
1 | PROPOSED SECOND FLOOR PLAN

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



2 | PROPOSED ROOF PLAN

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



PROPOSED FLOOR PLANS

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