

**MATERIAL LEGEND**

	40 YEAR ARCHITECTURAL ASPHALT ROOFING SHINGLES, COLOR SELECTED BY OWNER
	4" "HARDI" PLANK OR VINYL SIDING, COLOR SELECTED BY OWNER
	CEMENT PARGING

**LIGHT/VENT.**

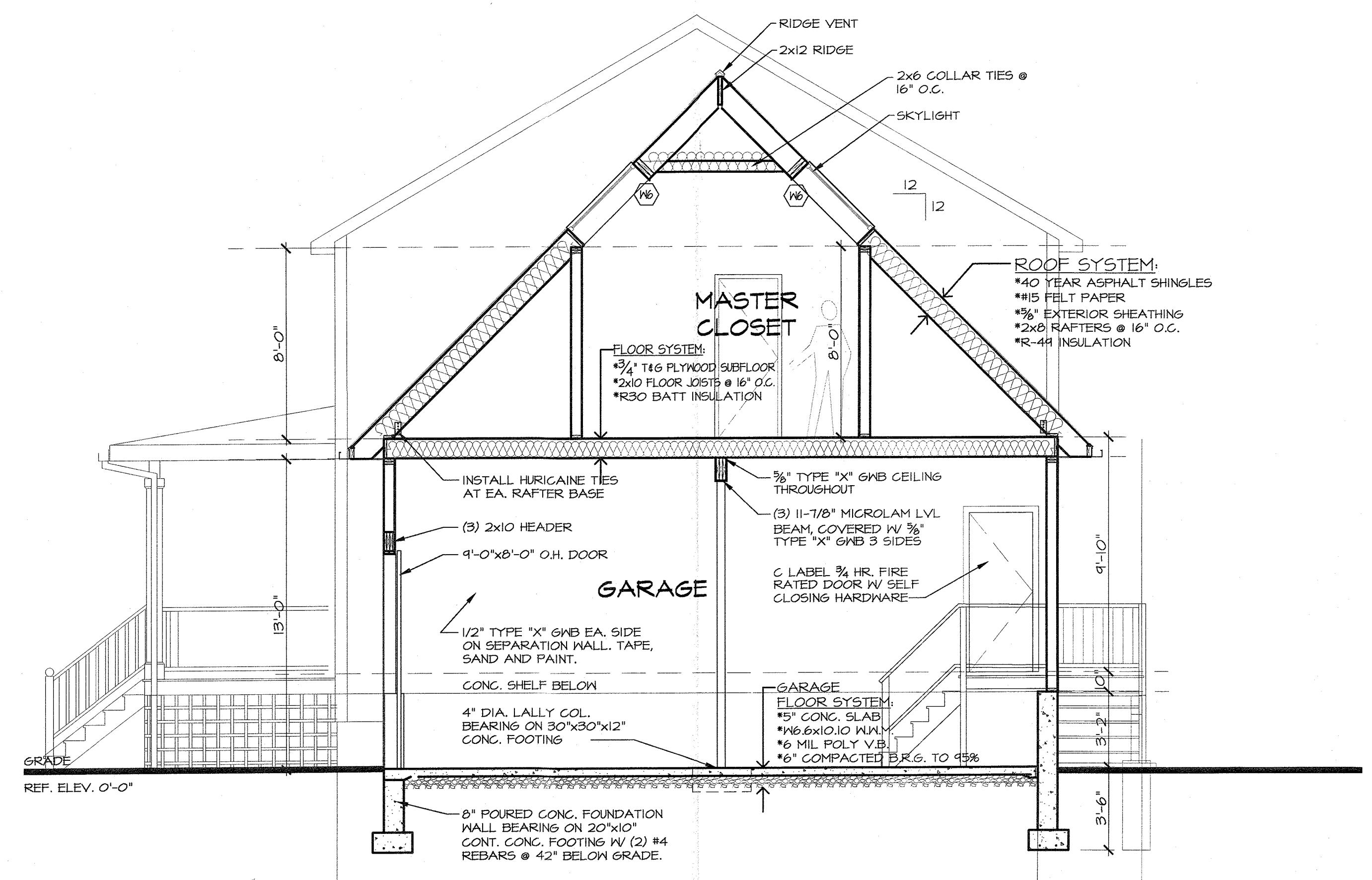
ROOM	AREA	LIGHT REQ'D	LIGHT PROVIDED	VENT. REQ'D	VENT. PROVIDED	REMARKS
KITCHEN/LVNS/DINING	804.71	64.37	72.96	32.18	54.13	
FAMILY ROOM	458.00	36.64	59.29	18.32	32.50	
SITTING/M. BEDROOM	343.20	31.45	41.24	15.72	22.88	
BEDROOM #2	226.43	18.11	30.93	9.05	17.16	
BEDROOM #3	246.41	19.71	41.24	9.85	22.88	
BEDROOM #4	178.82	14.30	20.62	7.15	11.44	

**WINDOW SCHEDULE**

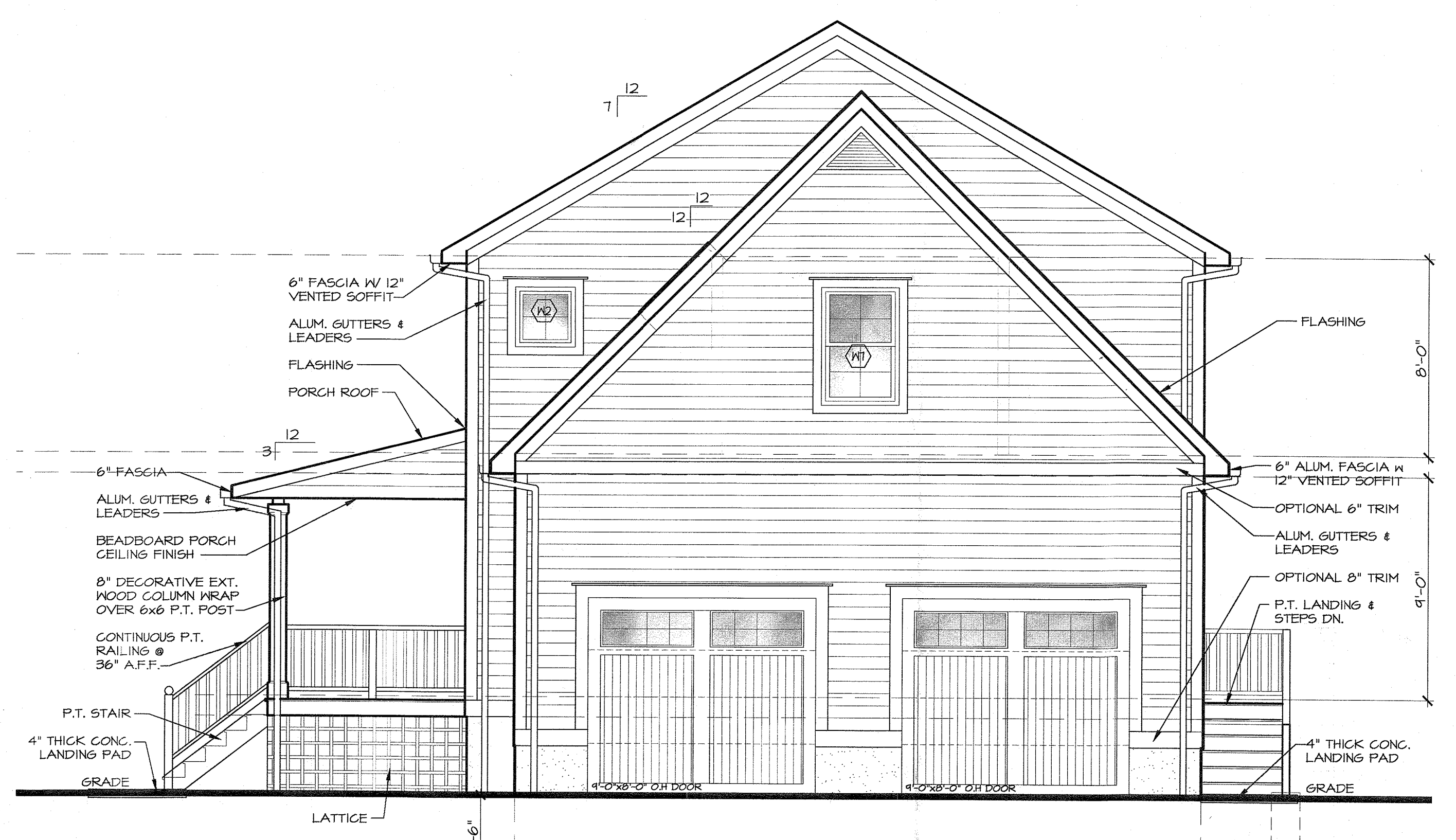
NUMBER	TYPE	MODEL #	ROUGH OPENING	GLASS	VENTILATION	REMARKS
W1	Double-Hung	TW 3056	3'-2 1/8"x5'-9 1/4"	12.89	7.02	
W2	Double-Hung	TW 3046	3'-2 1/8"x4'-1 1/4"	10.31	5.72	
W3	Double-Hung	TW 30310	3'-2 1/8"x4'-1 1/4"	8.59	4.78	
W4	Awning	AW 251	2'-4 1/8"x2'-4 1/8"	3.9	1.1	
W5	Sliding Glass Door	NL6D 60611 R	6'-0"x6'-11"	31.14	15.31	
W6	Skylight	30x48	30"x48"	-	-	VELUX

**WINDOW NOTES:**  
 1. ALL WINDOW SIZES TO BE COMPARABLE TO ANDERSEN 400 WINDOWS FOR LIGHT, VENTILATION AND EGRESS REQUIREMENTS, U.N.O.  
 2. ALL WINDOW SILLS TO BE MOUNTED ABOVE 18" A.F.F. UNLESS TEMPERED SAFETY GLAZING IS USED.  
 3. INCLUDE SCREENS WITH ALL OPERABLE WINDOWS.  
 4. INCLUDE GRILLES IF SHOWN ON ELEVATIONS.  
 5. COLORS TO BE SELECTED BY OWNER.

**1 FRONT ELEVATION**



**2 SECTION @ GARAGE**



**3 RIGHT ELEVATION**

**DONALD L. ZELLER,**  
 ARCHITECT P.L.L.C.  
 437 VAN WYCK LAKE RD.  
 FISHKILL, N.Y.  
 (845) 897-0001

PROJECT TITLE  
 PROPOSED NEW RESIDENCE BY:  
 PETER RUSSELL AND DONAL RYAN  
 244 W. COOKED HILL RD.  
 T/O ORANGETOWN, N.Y.

DRAWING TITLE  
 ELEVATIONS  
 SCHEDULES

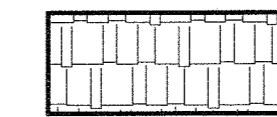
SCALE  
 1/4" = 1'-0"

DATE  
 4 JUNE 2021

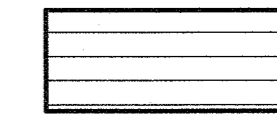
**A4**

SEAL IS INVALID IF SIGNATURE IS NOT SHOWN IN RED

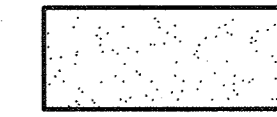
MATERIAL LEGEND



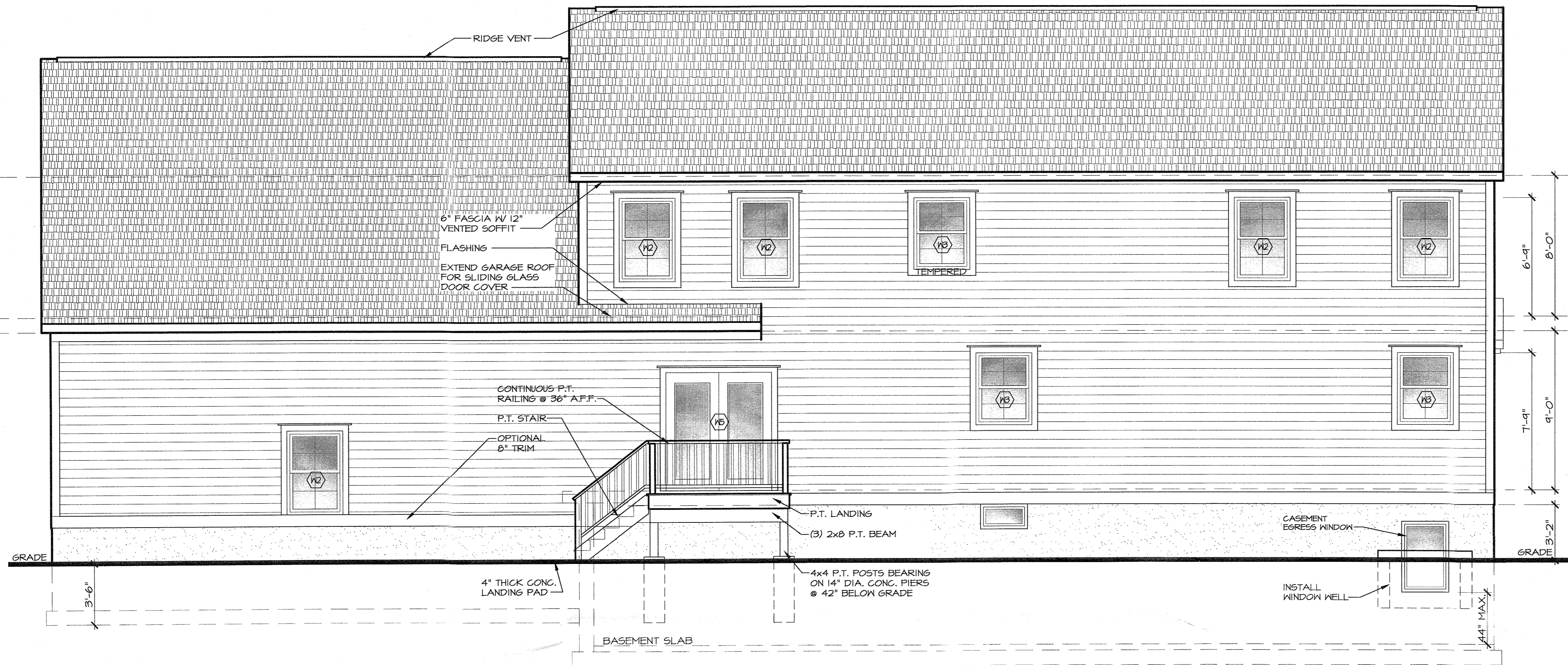
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4" "HARDY" PLANK OR VINYL SIDING, COLOR SELECTED BY OWNER



CEMENT PARGING

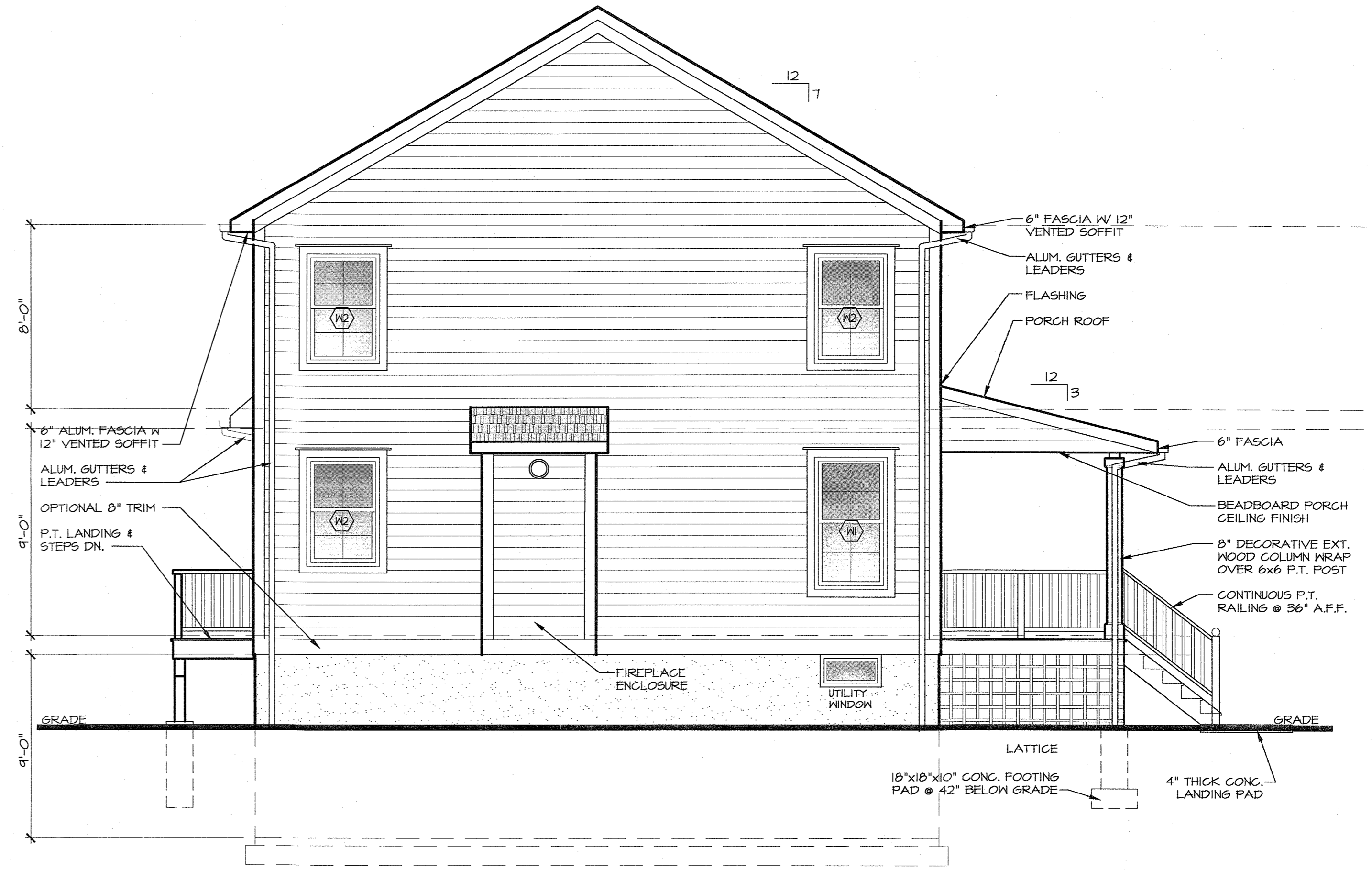


1 REAR ELEVATION

LIGHT/VENT.						
ROOM	AREA	LIGHT REQ'D	LIGHT PROVIDED	VENT. REQ'D	VENT. PROVIDED	REMARKS
KITCHEN/LIVING/DINING	804.71	64.37	72.96	32.10	54.13	-
FAMILY ROOM	450.00	36.64	54.29	10.32	32.50	-
SITTING/AM. BEDROOM	343.20	31.45	41.24	15.12	22.00	-
BEDROOM #2	226.43	10.11	30.93	9.05	17.16	-
BEDROOM #3	246.41	19.71	41.24	9.05	22.00	-
BEDROOM #4	170.02	14.30	20.62	7.15	11.44	-

WINDOW SCHEDULE						
NUMBER	TYPE	MODEL #	ROUGH OPENING	GLASS	VENTILATION	REMARKS
W1	Double-Hung	TX 3056	3'-2 1/8"x5'-4 1/4"	12.84	7.02	-
W2	Double-Hung	TX 3046	3'-2 1/8"x4'-4 1/4"	10.31	5.12	-
W3	Double-Hung	TX 30310	3'-2 1/8"x4'-1 1/4"	8.59	4.10	-
W4	Awning	AN 251	2'-4 7/8"x2'-4 7/8"	3.9	1.1	-
W5	Sliding Glass Door	NLSD 60611 R	6'-0"x6'-11"	31.14	15.31	-
W6	Skylight	30x40	30"x40"	-	-	VELUX

WINDOW NOTES:  
 1. ALL WINDOW SIZES TO BE COMPARABLE TO ANDERSEN 400 WINDOWS FOR LIGHT, VENTILATION AND EGRESS REQUIREMENTS, U.N.O.  
 2. ALL WINDOW SILLS TO BE MOUNTED ABOVE 10" A.F.F. UNLESS TEMPERED SAFETY GLAZING IS USED.  
 3. INCLUDE SCREENS WITH ALL OPERABLE WINDOWS.  
 4. INCLUDE GRILLES IF SHOWN ON ELEVATIONS.  
 5. COLORS TO BE SELECTED BY OWNER.



2 LEFT ELEVATION

DONALD L. ZELLER,  
 437 VAN WYCK LAKE RD.  
 FISHKILL, N.Y.  
 (845) 897-0001  
 ARCHITECT P.L.L.C.

PROPOSED NEW RESIDENCE BY:  
 PETER RUSSELL AND DONAL RYAN  
 244 W. COOKED HILL RD.  
 T/O ORANGETOWN, N.Y.

DRAWING TITLE  
 ELEVATIONS  
 SCHEDULES  
 SCALE 1/4" = 1'-0"  
 DATE 4 JUNE 2021

PROJECT TITLE  
 A5


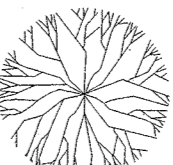

COVERAGE (S.F.):  
 GARAGE: 840  
 1st FLOOR: 1,560  
 2nd FLOOR: 1,920  
 FR. PORCH: 416  
 LANDING: 28  
 TOTAL: 4,764

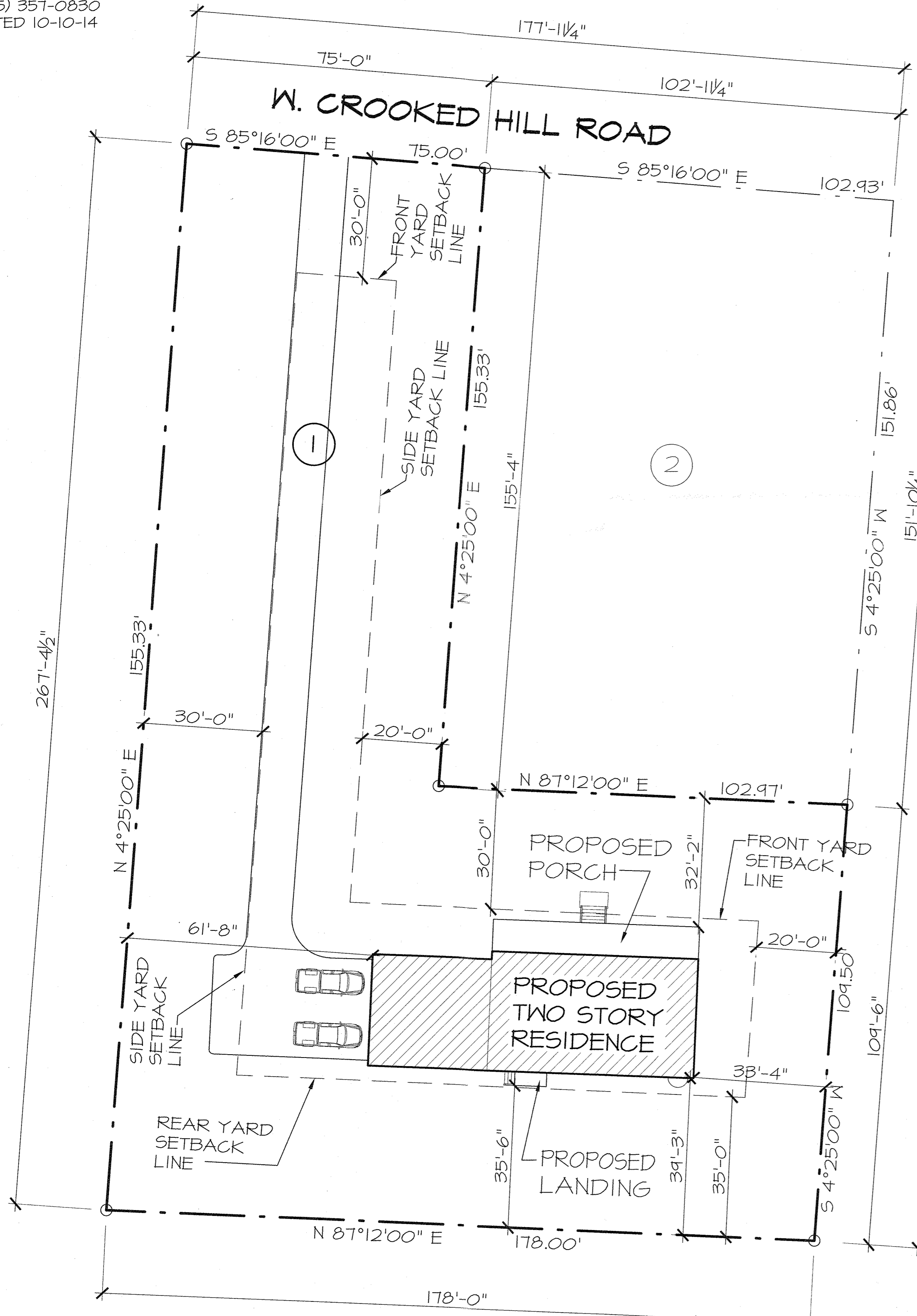
MAP INFORMATION OBTAINED FROM SURVEY SHOWN ON SUBDIVISION DRAWINGS COMPLETED BY JAY A. GREENWELL, PLS, LLC SURVEYING - LAND PLANNING 85 LAFAYETTE AVENUE SUFFERN, N.Y. 10591 (845) 357-0830 DATED 10-10-14

TOWN OF ORANGETOWN ZONING REQUIREMENTS:		
	R-15 ZONING DISTRICT	PROPOSED LOT #1 (68.11-3-16.1)
	REQUIRED	PROVIDED
FLOOR AREA RATIO (MAX.)	0.20	0.152
LOT AREA (MIN.)	15,000 S.F.	31,228 S.F.
LOT FRONTAGE	75'	75'
LOT WIDTH	100'	177.9'
FRONT YD. SETBACK	30'	32'-2"
SIDE YD. SETBACK	20' / 50' TOTAL	33'-4" / 95' TOTAL
REAR YD. SETBACK	35'	35'-6"
BLDG. HEIGHT (MAX.)	1 FT.	< 1 FT. *

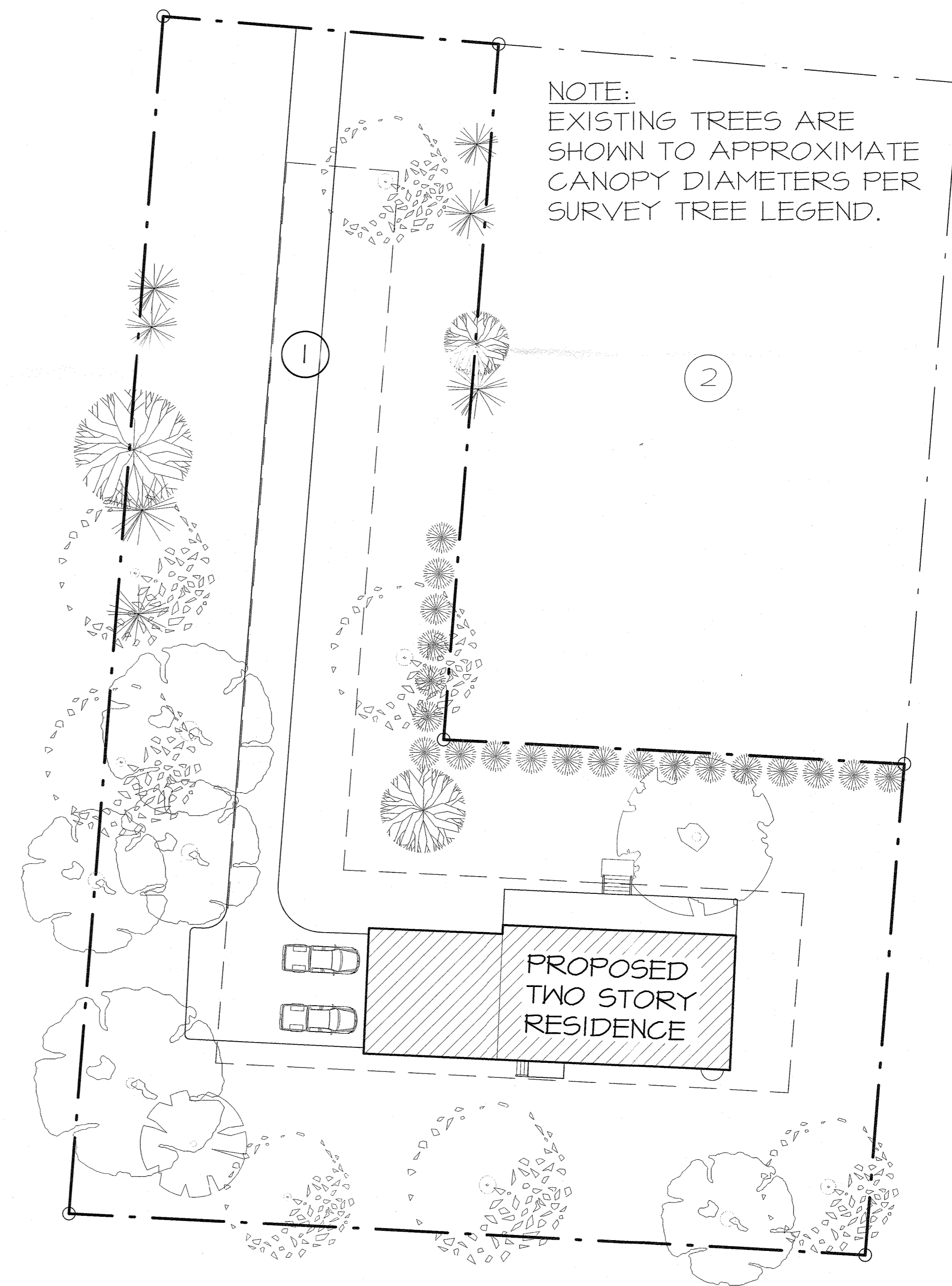
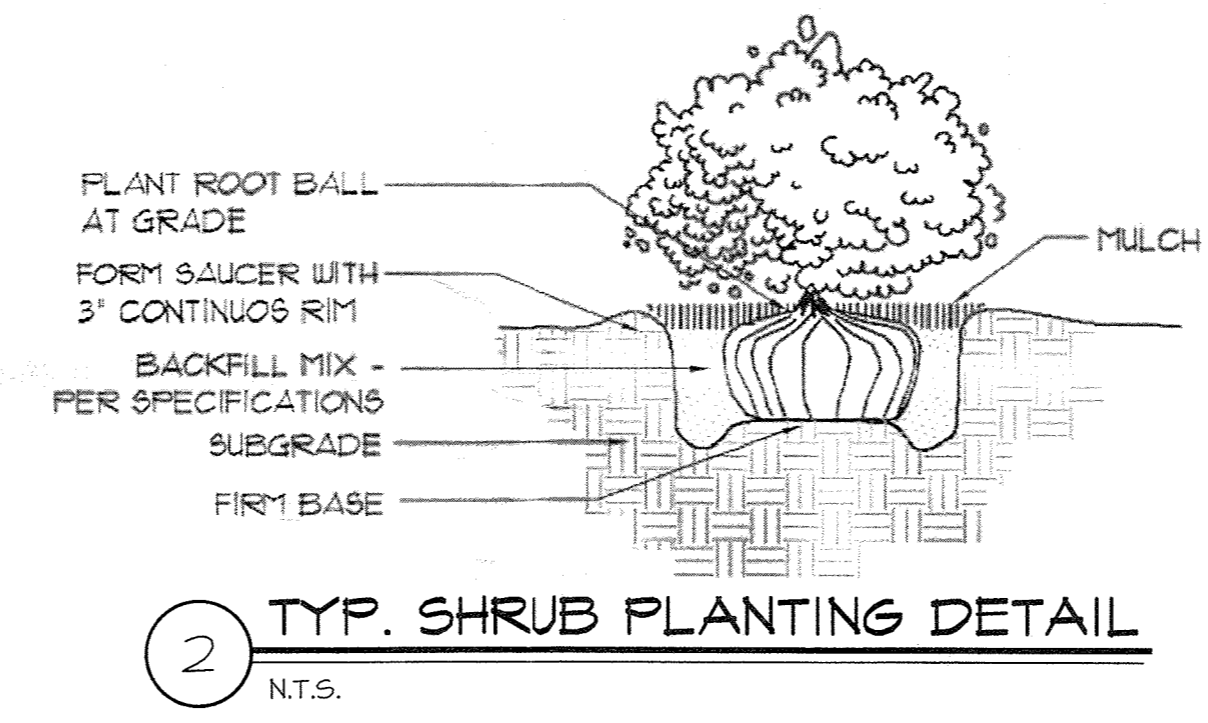
\* MEAN BUILDING HEIGHT ABOVE GRADE IS 26'-6".

LANDSCAPING LEGEND

-  - PROPOSED ARBORVITAE, 36" DIA., PLACED 8FT. APART
-  - EXISTING PINE TREE
-  - EXISTING BIRCH TREE
-  - EXISTING MAPLE TREE
-  - EXISTING OAK TREE
-  - EXISTING APPLE TREE



1 PLOT PLAN  
 SCALE: 1"=20'-0"



3 LANDSCAPING PLAN  
 SCALE: 1"=20'-0"

NOTE: EXISTING TREES ARE SHOWN TO APPROXIMATE CANOPY DIAMETERS PER SURVEY TREE LEGEND.

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DRAWING TITLE  
 PLOT PLAN  
 LANDSCAPING PLAN  
 SCALE AS NOTED  
 DATE 4 JUNE 2021

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