



# City of Hudson, Ohio

## CD Meeting Agenda - Final Planning Commission

*Ronald Stolle, Chair*  
*David Nystrom, Vice Chair*  
*Andrew Furbee*  
*Melissa Jones*  
*Sarah Norman*  
*Matt Romano*  
*Erik Vaughan*

*Greg Hannan, Community Development Director*  
*Nicholas Sugar, City Planner*  
*John Kolesar, City Solicitor*

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Monday, October 9, 2023

7:30 PM

Town Hall  
27 East Main Street

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**I. Call To Order**

**II. Roll Call**

**III. Swearing In**

**IV. Correspondence**

**V. Public Discussion**

**VI. Approval of Minutes**

**A. [PC 9-11-23](#) Minutes of previous Planning Commission meeting: September 11, 2023**

*Attachments:* [PC Meeting Minutes September 11, 2023](#)

**VII. Old Business**

**VIII. Public Hearings**

- A. [PC 2023-789](#) A conditional use and site plan request for a 7,539 sq. ft. addition to Ellsworth Hall, located at Western Reserve Academy.

Attachments: [Staff Report](#)  
[Applicant's Presentation](#)  
[Applicant Response to Conditional Use Criteria](#)  
[Site Plans](#)  
[Building Elevations and Floor Plan](#)  
[Lighting Specifications](#)  
[Trip Generation Report](#)  
[Owner Affidavit](#)

## IX. Other Business

- A. [PC 2023-676](#) A compatibility review/concept plan request for Canterbury Crossing, a 34-lot, single-family subdivision.

Attachments: [Staff Report 2023-676 Canterbury Crossing Compatibility Review](#)  
[Site Plans](#)  
[Assistant City Engineer Review Letter](#)  
[Wetland Delineation](#)  
[Public Comments Final 8.14.23](#)  
[Density and Open Space Calculation Exhibit](#)  
[Renderings](#)  
[Signed Affidavit - Property Owner A](#)  
[Signed Affidavit - Property owner B](#)

- B. [PC ADMIN REVIEW FALL 2023](#) Updates to the Planning Commission's Administrative Rules - Conflict of Interest Text

Attachments: [Staff Memorandum](#)  
[Admin Rules Draft](#)

## X. Staff Update

## XI. Adjournment

**Public Hearings by the Commission will be undertaken for each case in the following order:**

- 1. Project Introduction and report by Staff*
- 2. Application presentation*
- 3. Questions of Applicant and Staff by the Commission*
- 4. Hearing of Public Testimony by the Commission*
- 5. Closing of Public Comment Hearing by the Commission*
- 6. Follow-up/additional questions by the Commission, Staff, and Applicant*
- 7. Final Applicant Comments*
- 8. Discussion by the Commission*
- 9. Action by the Commission*

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*The mission of the Hudson City Government is to serve, promote and support, in a fiscally responsible manner, an outstanding community that values quality of life, a well-balanced tax base, historic preservation, with a vision to the future, and professionalism in volunteer and public service.*