



# City of Hudson, Ohio

## CD Meeting Agenda - Final-revised Architectural & Historic Board of Review

*David Drummond, Chair*  
*Allyn Marzulla, Vice Chair*  
*Arthur Morris, Secretary*  
*Frank Congin*  
*James Grant*  
*Jim Seiple*  
*Chris Waldeck*

*Denise Soloman, Associate Planner*  
*Keri Zipay, Planning Technician*

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Wednesday, May 10, 2017

7:30 PM

Town Hall

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**I. Call To Order**

**II. Roll Call**

**III. Public Comment**

**IV. Consent Applications**

A. [181](#)                    **99 First Street**  
Sign (one building and one projecting sign - Cyclebar)  
Submitted by John Wood  
*Attachments:* [99 First Street - revised](#)

B. [225](#)                    **2573 East Streetsboro Street**  
Fence (garden fence with 3" wood posts and wire mesh on the interior)  
Submitted by Jason Morris  
*Attachments:* [2573 East Streetsboro St - submittal](#)

**V. New Business**

A. [271](#)                    **233 Aurora Street**  
Fence (3'6" cedar picket)  
Submitted by Steve Miller - *Historic District - recommend referral to the  
Historic District Subcommittee pursuant to LDC 1203.12 - no  
recommendation*  
*Attachments:* [233 Aurora Street - submittal](#)

- B.**     [79](#)                   **5222 Knollshire Drive**  
Alteration (replacement of damaged siding and roof shingles on the rear elevation)  
Submitted by The Third Estimate  
*a) The design standards state materials used on any mass must be consistently applied on all sides of the mass. Provide material and color samples of the existing and proposed siding and roof shingles for review at the meeting.*  
**Attachments:** [5222 Knollshire Drive - submittal](#)
- C.**     [136](#)                   **81 East Case Drive**  
Alteration (window and door alterations at the rear)  
Submitted by Diane Rubin Schuld  
*a) The design standards state details on any mass must be consistently applied on all sides of that mass. The proposal incorporates a different grid pattern for windows on the main mass.*  
**Attachments:** [81 E Case REVISED - submittal](#)
- D.**     [305](#)                   **27 Owen Brown Street**  
Alteration (patio door replacement)  
Submitted by Infinity from Marvin - *Historic District - recommend referral to the Historic District Subcommittee pursuant to LDC 1203.12 - no recommendation*  
*a) The design standards state deteriorated materials shall be repaired where feasible rather than replaced. In the event that replacement is appropriate, the new material should be compatible in composition, design, color, and texture. Provide additional photographs of the condition of the door to document the need for replacement.*  
**Attachments:** [27 Owen Brown - submittal](#)
- E.**     [292](#)                   **5637 Londonairy Boulevard**  
Addition (screened porch and deck)  
Submitted by Hen-House LLC  
*a) The zoning certificate will state the screened porch cannot be converted to a glass enclosure with the addition of a masonry foundation to match the house.*  
**Attachments:** [5637 Londonairy Blvd - revised](#)

- F. [62](#) **5779 Timberline Trail** (Reserve at River Oaks S/L 53)  
New Residential Construction (two story single family house)  
Submitted by Pulte Homes - *look alike OK - site plan NOT OK - tree plan OK - no recommendation*
- Identify the amount of proposed impervious surface on the site plan.*
  - The second floor projection at the front elevation extends 2'4". Suggest reducing the amount of projection or eliminating the projection to match the window and arch detail on the right.*
  - Projections which extend more than five feet will be treated as wings. The front entry projects more than 7' at the right elevation and must be reduced to comply with the standards.*
  - Correct the front elevation to incorporate consistent detail at the arches.*
- Attachments:* [5779 Timberline Trail - submittal](#)

- G. [371](#) **226 College Street**  
Addition (remove previous rear addition, add basement and first floor ding room, second floor master suite and closet, third floor exercise room, bath and bar) Accessory Structure (pool house, outdoor kitchen, pool equipment shed)  
Submitted by Al Klauss - *Historic District - recommend referral to the Historic District Subcommittee pursuant to LDC 1203.12 - no recommendation*
- AHBR reviewed this project informally at the January 11, 2017 meeting.*
  - The maximum height of an accessory structure is 16 feet. Label the height dimensions from grade.*
  - Conditional upon Fire Department approval.*
  - Conditional upon Engineering Department approval.*
- Attachments:* [226 College St - photos](#)  
[226 College St - submittal](#)

## VI. Other Business

- A. [TMP-2728](#) Historic District Expansion
- Attachments:* [Hudson NR Amendment Letter](#)  
[Historic District Expansion Map](#)

## VII. Adjournment

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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.*