

# *Preserve of Hudson*

Preliminary Architecture Concepts

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*Prepared for Hudson AHBR*

*April 9, 2025*

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# Proposed Architecture Portfolio

District 3 Zoning  
Townhome Type

## Floorplan Characteristics

Second Floor Master Suite  
Ground Floor Main Living  
Oversized Garage Space  
Ground level Flex/Dining Rooms  
End Unit Fenestration *(12ft Max)*  
Luxury Bathroom configurations  
Designer Kitchens  
Lofted Upper Floor  
2<sup>nd</sup> Floor/Bedroom Level Laundry  
Various Interior Finishes + Fixtures

## Floorplan Attributes

Two Floorplan offerings  
3 Bedrooms  
2.5 Bathrooms

Concept Floor Plan #1  
1,899 Sqft.  
24ft wide x 54ft deep

Concept Floor Plan #2  
1,883 Sqft.

24ft wide x 52ft deep *(Add 1 ft Cantilever @ 2<sup>nd</sup> floor)*

4-5 Unit Building Strings *(Refer to site plan)*  
2 Car Rear/Alley loaded Garages

Various architectural features may apply at high visual impact locations

## Elevation Designs






Architectural style Assortments  
❖ American Farmhouse  
❖ Cottage  
❖ Traditional

High Visual Impact Lots  
❖ Wrap Around Porches  
❖ Enhanced Gable Features/Projections  
❖ Accent Materials

## Overall Project Portfolio

Product + Zoning Overview

## Elevation Style + Exterior Color Legend

-  = Concept A – American Farmhouse Style  
Color Scheme #1
-  = Concept B – Cottage Style  
Color Scheme #2
-  = Concept C – Traditional Style  
Color Scheme #6
-  = High Visual Impact Side Elevation
-  = High Visual Impact Rear Elevation

Note:  
Elevation style AND color locations shall  
be pre-determined to further ensure a  
diverse architectural streetscape



## Preliminary Site Plan

24ft wide/per Unit x 56ft deep Envelope  
(29 Units) 6 Total Buildings

### Notes:

- 1) Site Plan is preliminary and subject to change.
- 2) Color sequences and Architectural style locations are preliminary and subject to change.





## Second Floor plan

24ft wide/per Unit x 56ft deep Envelope  
1,883+ thru 1,899 sqft

### Notes:

- 1) Floor plans to be offered with a variety of structural options, including but not limited to end unit window conditions,, luxury bathrooms, additional bedrooms and various other internal configurations not shown here.
- 2) Building string configuration shown herein are preliminary, subject to change and may not reflect unit offset staggering as needed.





## Elevation Concept A – American Farmhouse

*Typical Building Elevation String*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*



*Typical Rear Elevation*



*Typical Left Elevation*



*Typical Right Elevation*

## Typical Side and Rear Elevations

*American Farmhouse Style Shown here*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*





## Elevation Concept A – American Farmhouse

*Building String - Units (24-29)*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*





*Typical Rear Elevation*



*High Visual Impact Left Elevation*



*High Visual Impact Right Elevation*

## American Farmhouse Style - Side and Rear Elevations

*Building String - Units (24-29)*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*



*High visual Impact :: Rear Elevation (Units 10-14)*



*Typical High visual Impact :: Left Elevation*



*Typical High visual Impact :: Right Elevation*

## Typical High Visual Impact :: Side and Rear Elevations

*American Farmhouse Style Shown here*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*





## Elevation Concept B – Cottage

*Typical Building Elevation String*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*



*Typical Rear Elevation*



*Typical Left Elevation*



*Typical Right Elevation*

## Typical Side and Rear Elevations

*Cottage Style Shown here*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*





## Elevation Concept C – Traditional

*Typical Building Elevation String*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*



*Typical Rear Elevation*



*Typical Left Elevation*



*Typical Right Elevation*

## Typical Side and Rear Elevations

*Traditional Style Shown here*

*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*

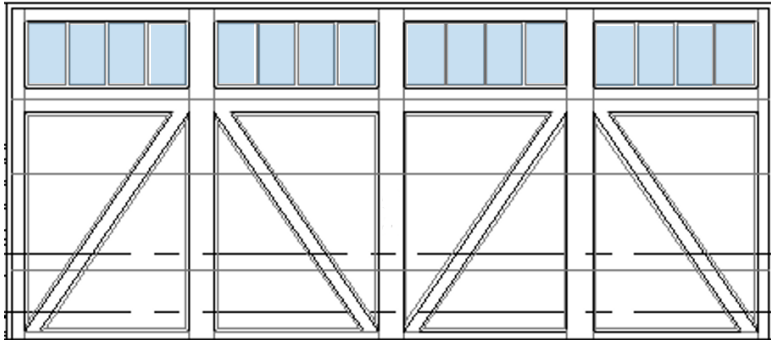
# Single Family Attached Garage Door Styles

*Pre-determined Garage Door Styles*

## Farmhouse Style Elevations

Garage Door Style

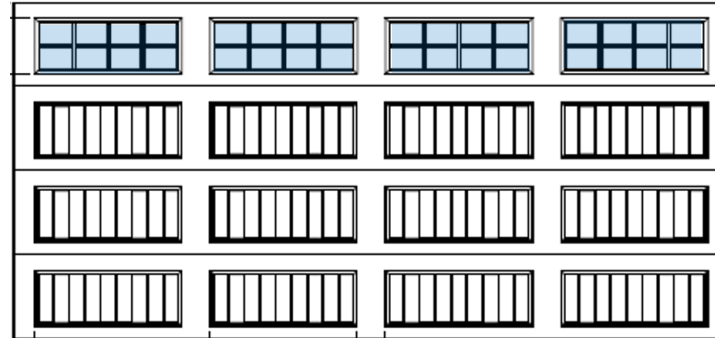
Wayne Dalton 8600 Carriage House Door



## Cottage Style Elevations

Garage Door Style

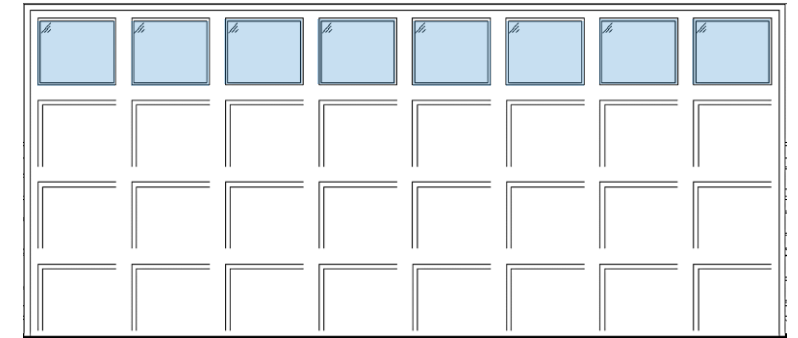
Wayne Dalton 9100 Vertical Long Panel Door



## Traditional Style Elevations

Garage Door Style

Wayne Dalton 9100 Raised Panel Door



*Note: Door styles subject to change as result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*

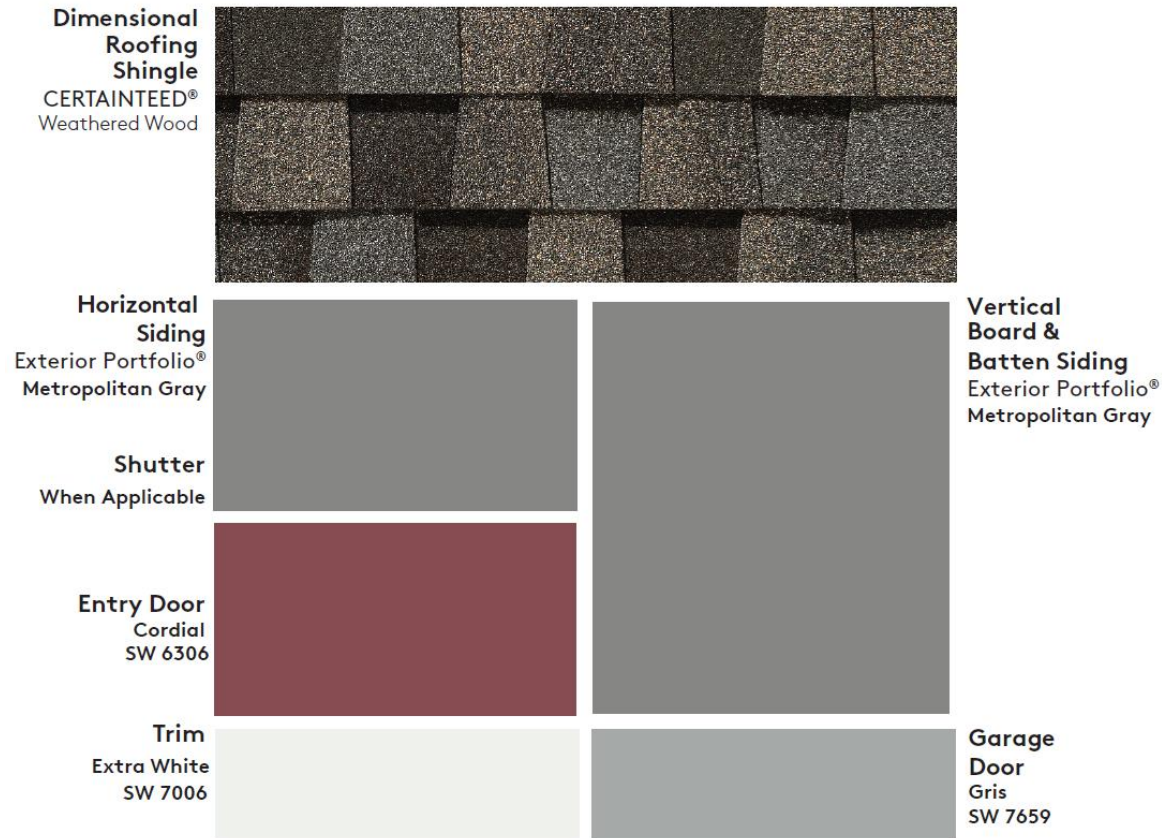


# Single Family Attached Color Collection

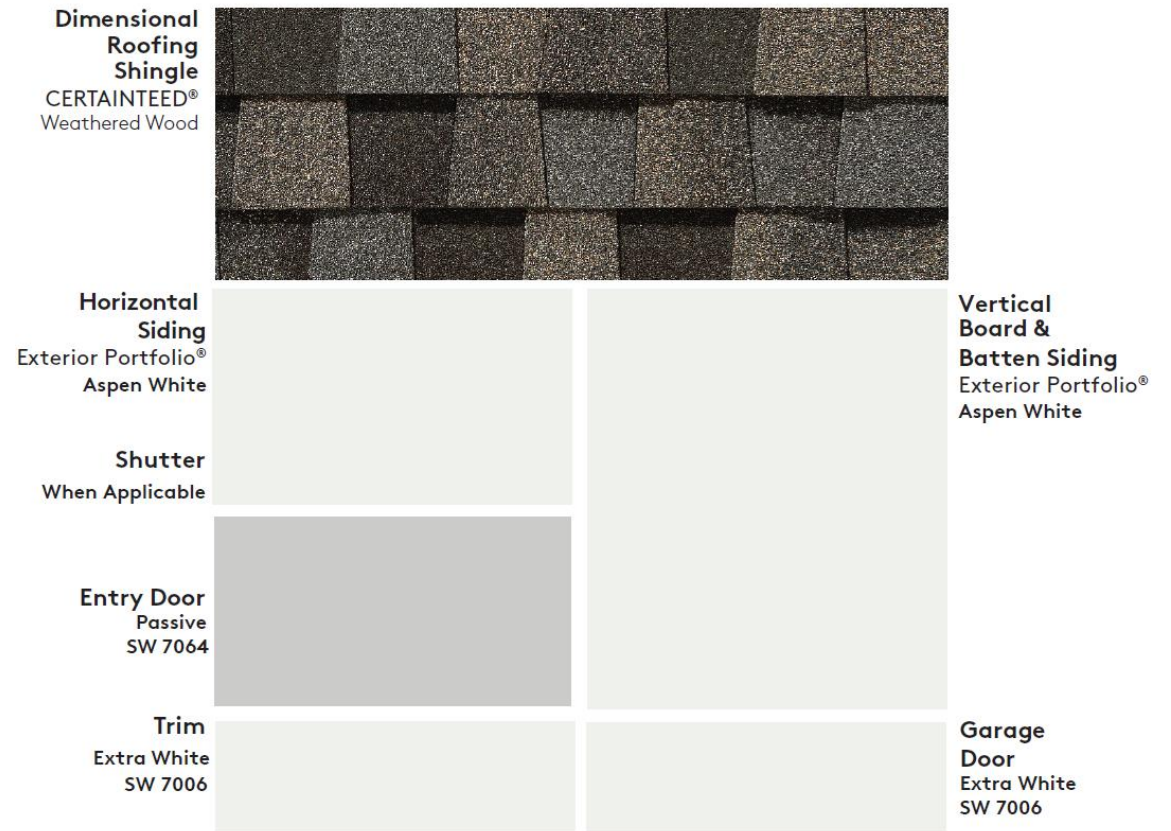
## Farmhouse Style

*Pre-determined Exterior Color Schemes*

**SCHEME #1**



**SCHEME #2**



*Note: Color offerings subject to change as a result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*

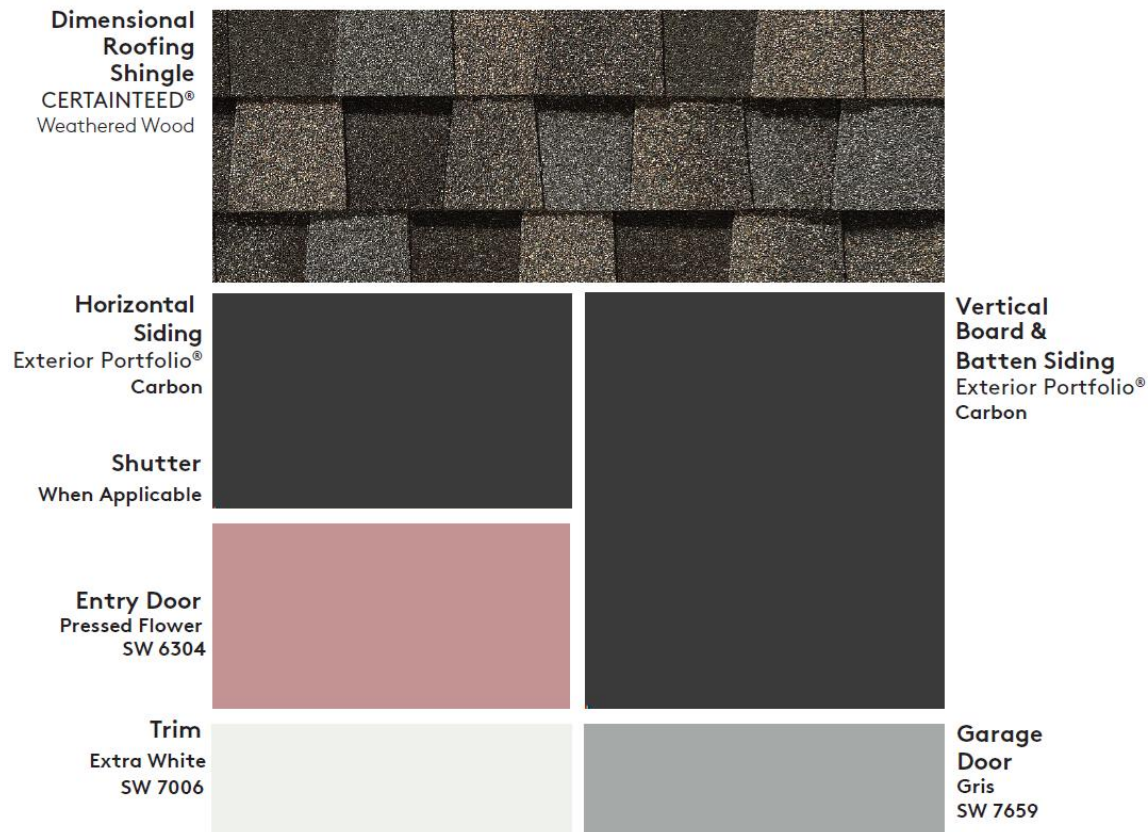


# Single Family Attached Color Collection

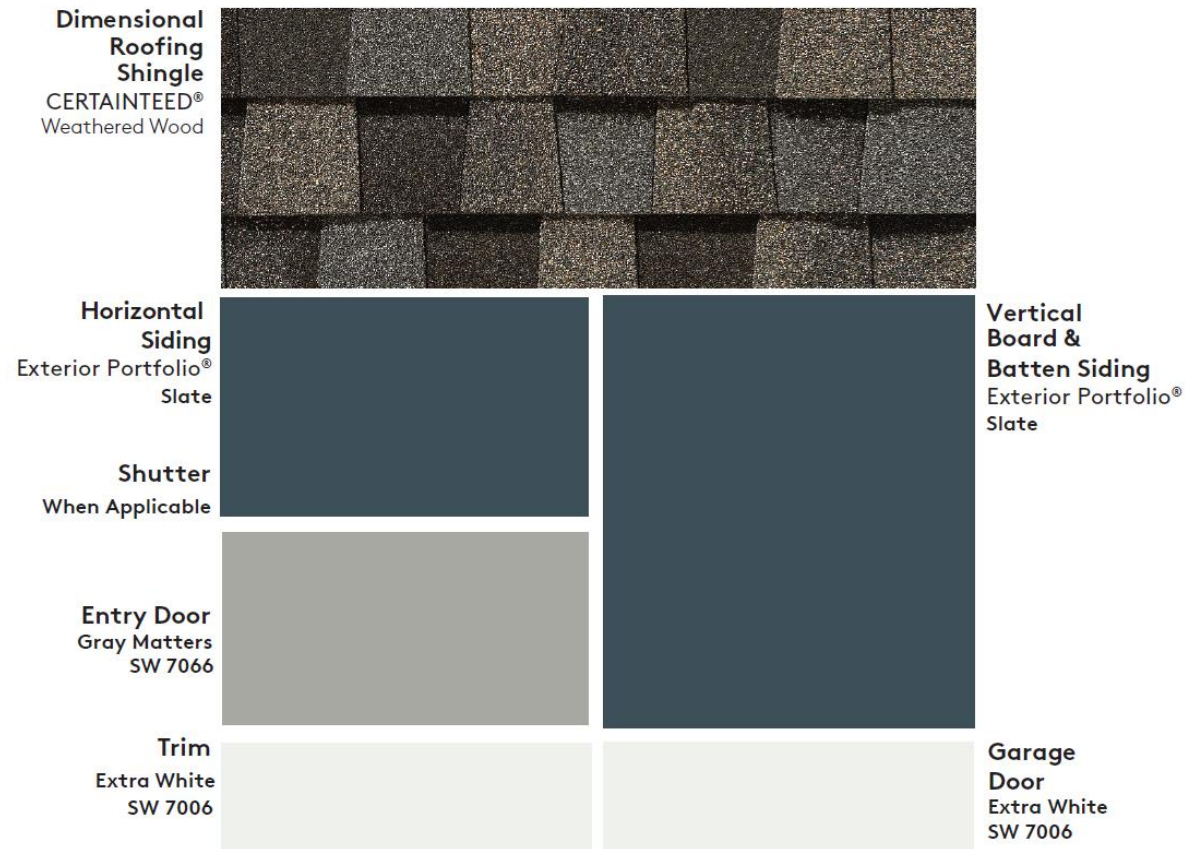
## Farmhouse Style

*Pre-determined Exterior Color Schemes*

SCHEME #3



SCHEME #4



*Note: Color offerings subject to change as a result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*

# Single Family Attached Color Collection

## Cottage Style

*Pre-determined Exterior Color Schemes*

SCHEME #1

Dimensional  
Roofing  
Shingle  
CERTAINTEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Clay

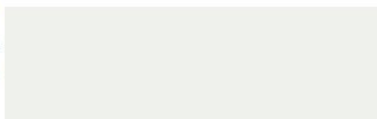


Shutter  
When Applicable

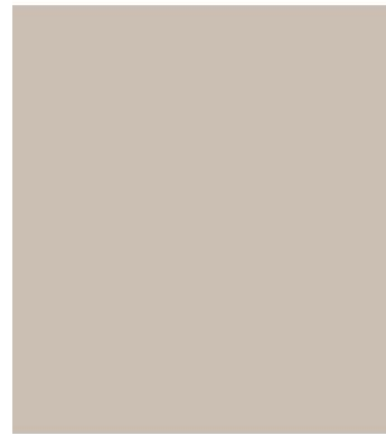
Entry Door  
Pressed Flower  
SW 6304



Trim  
Extra White  
SW 7006



Shake  
Siding  
Portfolio®  
Country Beige



Garage  
Door  
Requisite Gray  
SW 7023



SCHEME #2

Dimensional  
Roofing  
Shingle  
CERTAINTEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Cypress



Shutter  
When Applicable

Entry Door  
Evergreen Fog  
SW 9130



Trim  
Extra White  
SW 7006



Shake  
Siding  
Portfolio®  
Spruce



Garage  
Door  
Extra White  
SW 7006



*Note: Color offerings subject to change as a result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*



# Single Family Attached Color Collection

## Cottage Style

*Pre-determined Exterior Color Schemes*

**SCHEME #3**

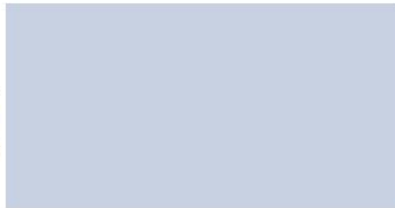
**Dimensional  
Roofing  
Shingle**  
CERTAINTED®  
Weathered Wood



**Horizontal  
Siding**  
Exterior Portfolio®  
Driftwood



**Shutter**  
When Applicable



**Entry Door**  
Breathtaking  
SW 6814



**Trim**  
Extra White  
SW 7006



**Shake  
Siding**  
Portfolio®  
Greystone



**Garage  
Door**  
Requisite Gray  
SW 7023



**SCHEME #4**

**Dimensional  
Roofing  
Shingle**  
CERTAINTED®  
Weathered Wood



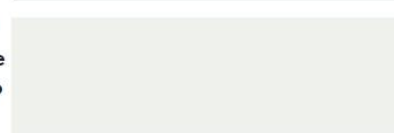
**Horizontal  
Siding**  
Exterior Portfolio®  
Oceanside



**Shutter**  
When Applicable



**Entry Door**  
Network Gray  
SW 7073



**Trim**  
Extra White  
SW 7006



**Shake  
Siding**  
Portfolio®  
Nantucket



**Garage  
Door**  
Extra White  
SW 7006



*Note: Color offerings subject to change as a result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*

# Single Family Attached Color Collection

## Traditional Style

*Pre-determined Exterior Color Schemes*

SCHEME #1

Dimensional  
Roofing  
Shingle  
CERTAINTEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Oceanside



Shutter  
Tuxedo Gray



Entry Door  
Network Gray  
SW 7073



Trim  
Extra White  
SW 7006



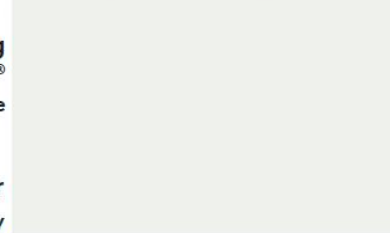
Garage  
Door  
Network Gray  
SW 7073

SCHEME #2

Dimensional  
Roofing  
Shingle  
CERTAINTEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Aspen White



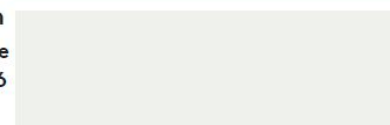
Shutter  
Tuxedo Gray



Entry Door  
Cordial  
SW 6306



Trim  
Extra White  
SW 7006



Garage  
Door  
Extra White  
SW 7006

*Note: Color offerings subject to change as a result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*



# Single Family Attached Color Collection

## Traditional Style

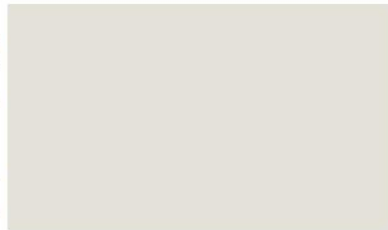
*Pre-determined Exterior Color Schemes*

**SCHEME #3**

Dimensional  
Roofing  
Shingle  
CERTAINEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Bone



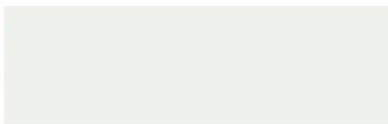
Shutter  
Tuxedo Gray



Entry Door  
Peppercorn  
SW 7674



Trim  
Extra White  
SW 7006



Garage  
Door  
Network Gray  
SW 7073



**SCHEME #4**

Dimensional  
Roofing  
Shingle  
CERTAINEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Slate



Shutter  
Tuxedo Gray



Entry Door  
Gray Matters  
SW 7066



Trim  
Extra White  
SW 7006



Garage  
Door  
Extra White  
SW 7006



*Note: Color offerings subject to change as a result of manufacturer delays/changes, product discontinuations and/or supply chain constraints.*