

# *Preserve of Hudson*

Preliminary Architecture Concepts

---

*Prepared for Hudson AHBR*

*May 8, 2024*

---

# 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)*

---

3-5 Unit Building Strings *(Refer to site plan)*  
2 Car Rear/Alley loaded Garages

## 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

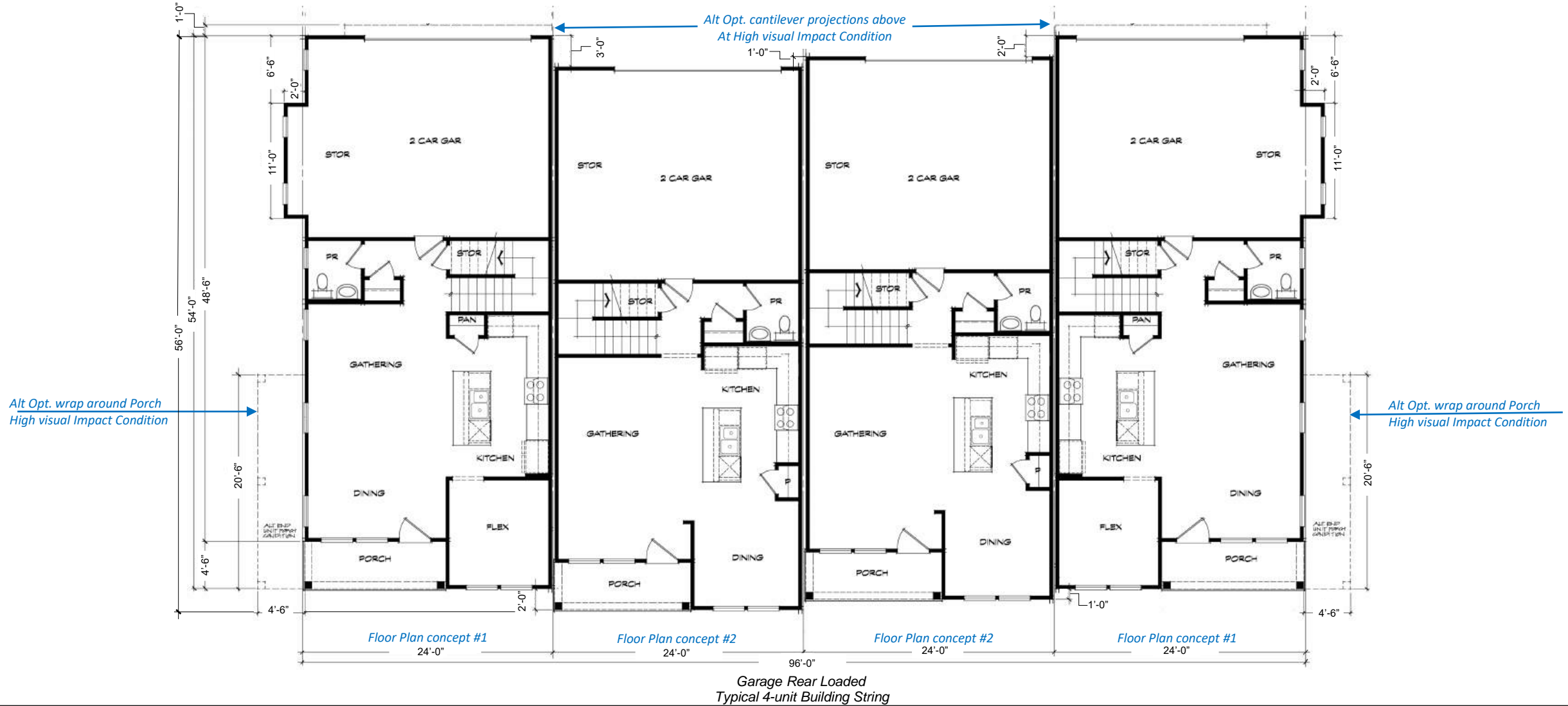


## Preliminary Site Plan

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.

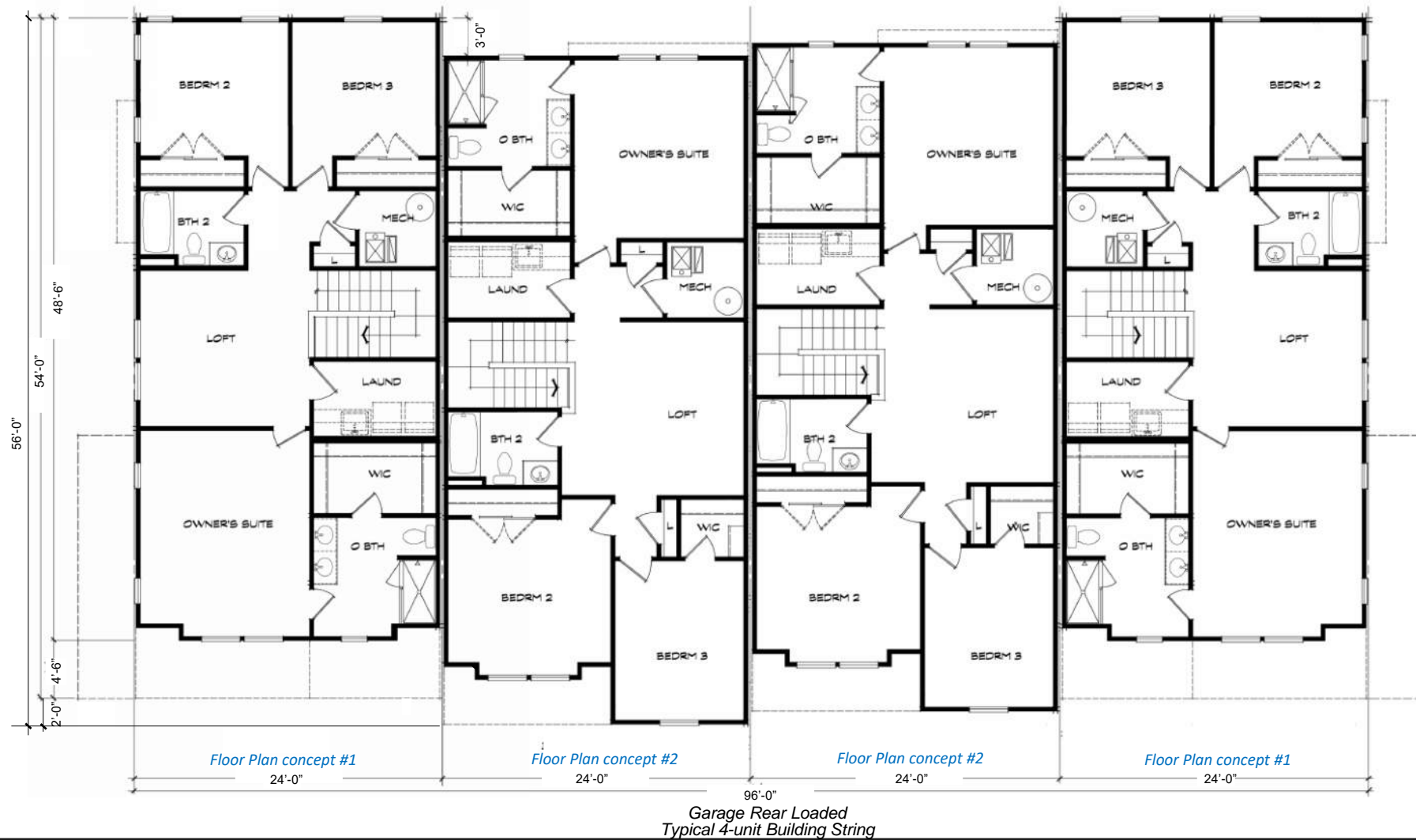


## First Floor plan

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.



## Second Floor plan

24ft wide/per Unit x 56ft deep Envelope

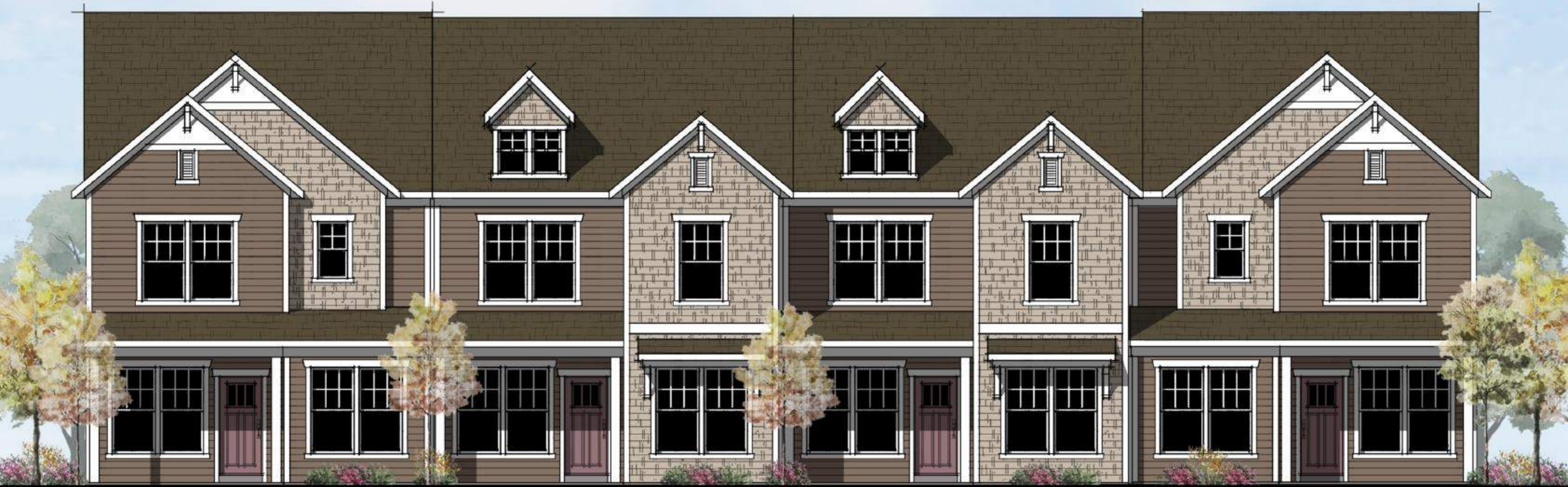
1,883+ thru 1,899 sqft





## Elevation Concept A – American Farmhouse

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



## Elevation Concept B – Cottage

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





## Elevation Concept C – Traditional

*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*



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



*Typical High visual Impact :: Left Elevation*



*Typical High visual Impact :: Right Elevation*

## High Visual Impact :: Side and Rear Elevations

*American Farmhouse Style Shown here*

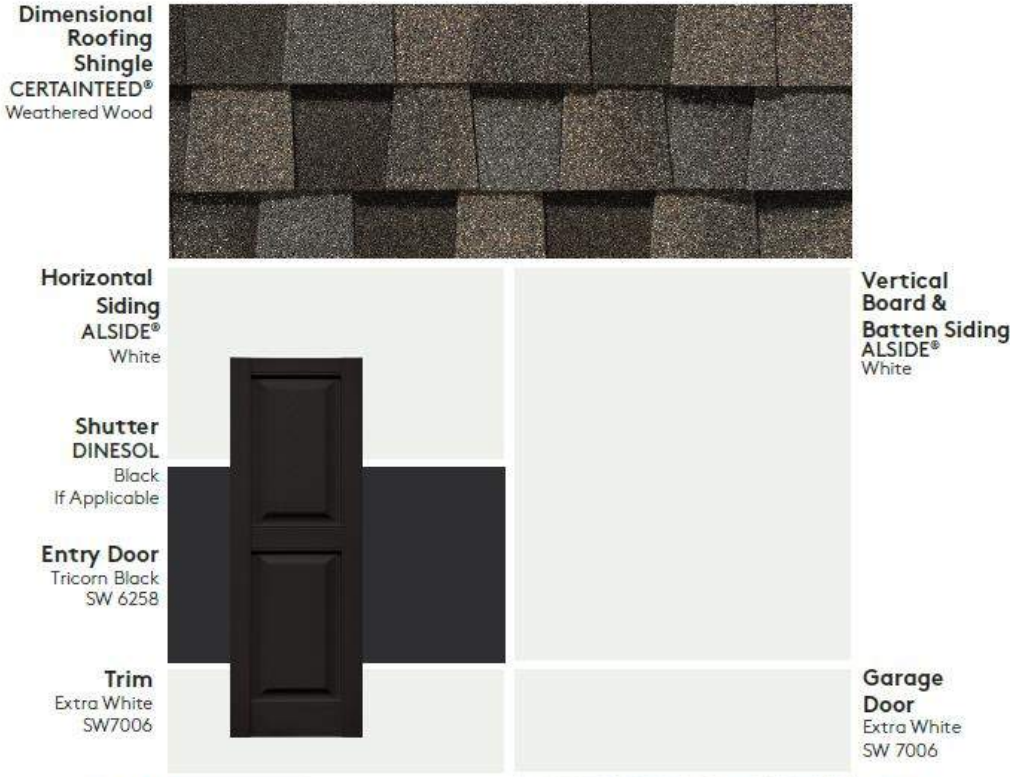
*24ft wide Rear Loaded Garages  
1,883–1,899 sqft*

# Single Family Attached Color Collection

## Farmhouse Style

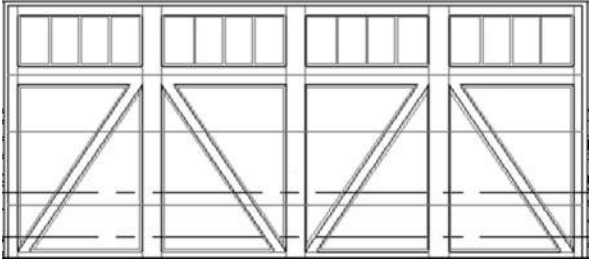
*Pre-determined Exterior Color Schemes*

### SCHEME #1



### Garage Door Style

Clopay Gallery design with Glass inserts



*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 Scheme*

### SCHEME #2

Dimensional  
Roofing  
Shingle  
CERTAINTEED®  
Weathered Wood



Shake  
Siding  
Exterior  
Portfolio®  
Graphite

Shutter  
DINESOL  
Tuxedo Gray  
if applicable

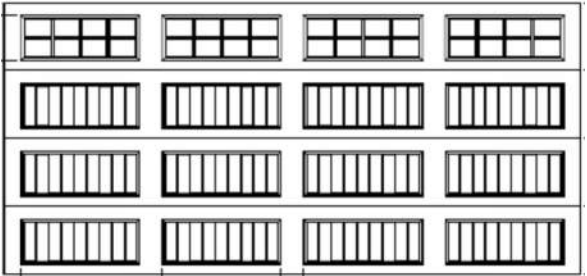
Entry Door  
Porpoise  
SW 7047

Trim  
Extra White  
SW7006



Horizontal  
Siding  
Exterior Portfolio®  
Smokey Ash

Garage Door Style  
Clopay Grand Harbor Style with Glass inserts.



*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 Scheme*

### SCHEME #3

Dimensional  
Roofing  
Shingle  
CERTAINTEED®  
Weathered Wood



Horizontal  
Siding  
Exterior Portfolio®  
Bone



Shutter  
DINESOL  
Musket Brown  
if applicable



Entry Door  
Urbane Bronze  
SW 7048



Trim  
Extra White  
SW7006



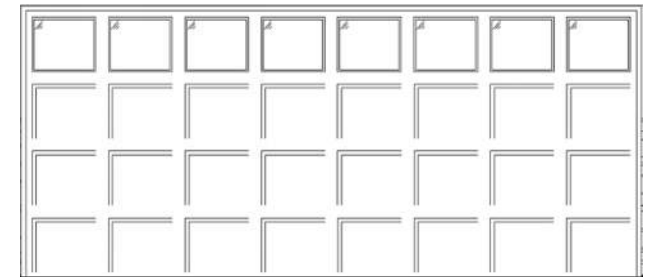
Shake Siding  
Exterior Portfolio®  
Smoky Ash



Garage Door  
Accessible Beige  
SW 7036



Garage Door Style  
Clopay 32 Panel w/ Glass inserts



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