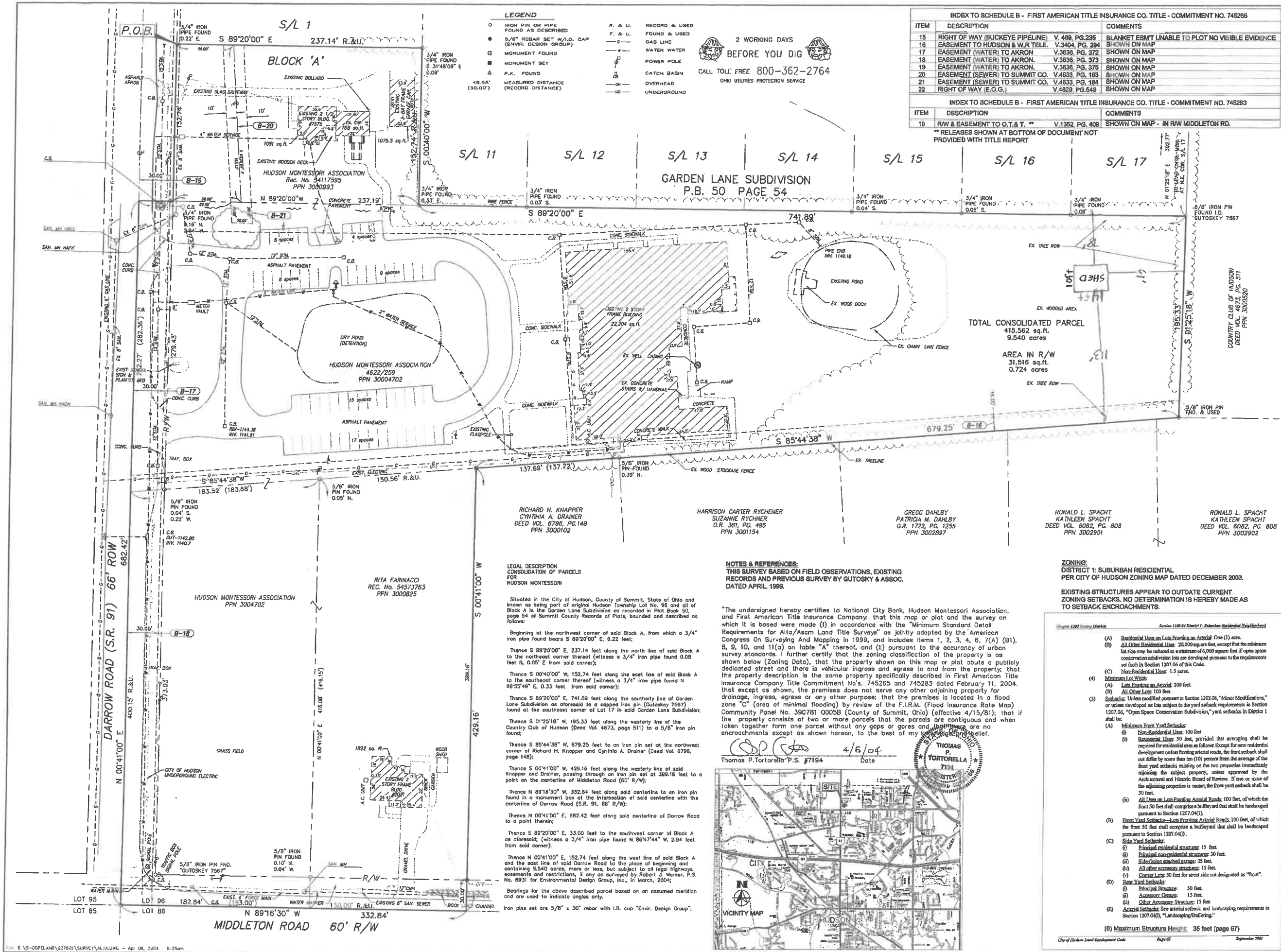


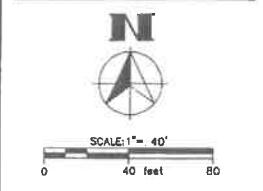


EDG
ENVIRONMENTAL
DESIGN GROUP
AN EMPLOYEE OWNED COMPANY

450 Grant St. Akron, Oh. 44311-8183
T. 330-375-6900 F. 330-375-6900
WWW.2EDG.COM

DRAWN BY: TPT
CHKD. BY: RJW
PROJ. NO. 827801
DATE ISSUED:
SCALE: 1"=40'

- REVISIONS:
- ☐ PERMIT DRAWING
 - ☐ PROGRESS DRAWING
 - ☐ BID DRAWING
 - ☐ CONSTRUCTION DRAWING
 - ☐ RECORD DRAWING



BASIS OF BEARINGS:
BEARINGS ARE BASED ON AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY.

- Chapter 1205 Zoning Districts**
- Section 1205.04 District 1: Suburban Residential Neighborhood**
- (A) Residential Use on Lots Fronting an Arterial: One (1) acre.
- (B) All Other Residential Use: 20,000 square feet, except that the minimum lot size may be reduced to a minimum of 6,000 square feet if open space conservation subdivision lots are developed pursuant to the requirements set forth in Section 1207.06 of this Code.
- (C) Non-Residential Use: 1.5 acres.
- (4) Minimum Lot Width:
- (A) Lots Fronting an Arterial: 200 feet.
- (B) All Other Lots: 100 feet.
- (5) Setbacks: Unless modified pursuant to Section 1203.04, "Minor Modifications," or unless developed as lots subject to the yard setback requirements in Section 1207.06, "Open Space Conservation Subdivision," yard setbacks in District 1 shall be:
- (A) Minimum Front Yard Setbacks:
- (i) Non-Residential Use: 100 feet.
- (ii) Residential Use: 50 feet, provided that averaging shall be required for residential uses as follows: Except for new residential development on lots fronting arterial roads, the front setback shall not differ by more than ten (10) percent from the average of the front yard setbacks existing on the two properties immediately adjoining the subject property, unless approved by the Architectural and Historic Board of Review. If one or more of the adjoining properties is vacant, the front yard setback shall be 50 feet.
- (iii) All Uses on Lots Fronting Arterial Roads: 100 feet, of which the front 50 feet shall comprise a buffer and that shall be landscaped pursuant to Section 1207.04(1).
- (B) Front Yard Setbacks—Lots Fronting Arterial Roads: 100 feet, of which the front 50 feet shall comprise a buffer and that shall be landscaped pursuant to Section 1207.04(1).
- (C) Side Yard Setbacks:
- (i) Principal residential structures: 15 feet.
- (ii) Principal non-residential structures: 30 feet.
- (iii) Side-facing attached garages: 25 feet.
- (iv) All other accessory structures: 15 feet.
- (v) Corner Lots: 50 feet for street side not designated as "front".
- (D) Rear Yard Setbacks:
- (i) Principal Structure: 50 feet.
- (ii) Accessory Structure: 15 feet.
- (iii) Other Accessory Structure: 15 feet.
- (E) Arterial Setbacks: See arterial setback and landscaping requirement in Section 1207.04(1), "Landscaping/Buffering."
- (B) Maximum Structure Height: 35 feet (page 67)
- City of Hudson Land Development Code Page 66 September 2003



Detailed Explanation *

We are requesting an exception for window or door requirement on sides of shed 10ft or larger. We would like to put up a 10 X 14 metal shed and are requesting to only have the door on one of the 10ft sides. Because of the location of the shed and the fact that we do not have anyone in the building on evening and weekends we are concerned with keeping the items stored inside the shed secure. We are trying to begin making maple syrup. This is a venture that will allow every student to learn and work on some aspect of the process. This will include our pre-school student through our 8th grade students. The investment in the equipment is significant and we need to ensure that the items are secure. If we would need to add windows to this shed we would not be able to use the shed we have selected and our project cost related to the shed could increase ten times or more. At that point we would need to continue to fundraise to get the project off the ground.

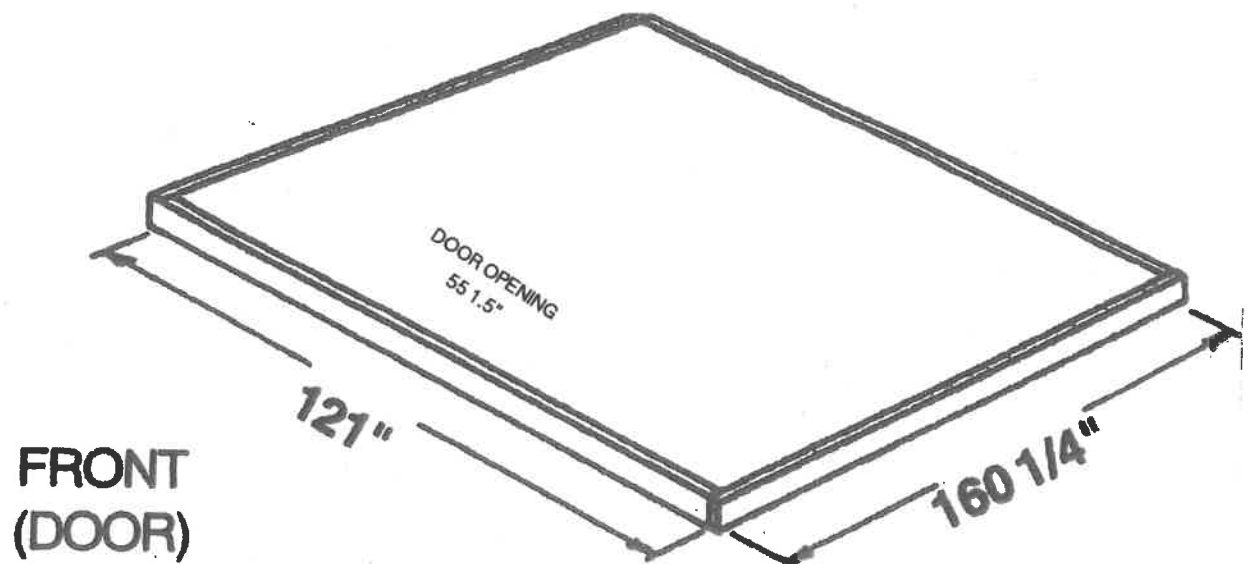








Shed location





FRONT (WEST)



SIDE (SOUTH)



SIDE (SOUTH)



SIDE (SOUTHWEST)



SIDE (SOUTH)



SIDE (SOUTH)



SIDE (SOUTH)



BACK (EAST)



BACK (EAST)



SIDE (NORTH)



SIDE (NORTH)



SIDE (NORTH)

HUDSON MONTESSORI



SIDE (NORTH)