



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

Wednesday, February 22, 2017

7:30 PM

Town Hall

I. Call To Order

II. Roll Call

III. Public Comment

IV. Consent Applications

- A. [2017-046](#)** **7664 Valley View Road**
Alteration (convert enclosed porch to bedroom, window and door alterations,
new basement egress)
Submitted by Rebecca Pantuso
Attachments: [7664 Valley View Submittal](#)

V. New Business**A. [2017-016](#)****6159 Paderborne Drive (Canterbury on the Lakes S/L 152)**

New Residential Construction (Single family two-story house)

Submitted by Prestige Homes - *growth management not required - look alike OK - site plan NOT OK - tree plan NOT OK - no recommendation*

- a) *The Land Development Code states the front wall of the principal structure shall be parallel to the street or perpendicular to a radius of the curve of the street extended through the approximate center of the main mass. Suggest revising the orientation of the house to comply with this requirement.*
- b) *The front yard setback cannot differ by more than 10% of the two adjoining properties unless approved by AHBR.*
- c) *Conditional upon approval from City Consultant Landscape Architect.*
- d) *Conditional upon approval from Engineering Department.*

Attachments: [6159 Paderborne Dr - revised](#)

B. [2017-052](#)**2222 East Streetsboro Street**

New Residential Construction (two-story single family house) Demolition (house)

Submitted by Alexandra Fine Homes - *growth management not required - look alike OK - site plan NOT OK - tree plan NOT OK - BZBA approval of a variance to allow a water well on February 16, 2017 - Docket #2017-04 - no recommendation*

- a) *The subject property is not a historic landmark; therefore, AHBR need only make the following findings: "AHBR finds that the structure at 2222 East Streetsboro Street (has OR does not have) historic or architectural significance. Further AHBR finds that the applicant for a permit to demolish this building (will OR will not) voluntarily consent to the retention of these buildings. Unless the applicant agrees to retain the building, a zoning certificate will be issued for the demolition.*
- b) *Conditional upon approval from City Consultant Landscape Architect*
- c) *Conditional upon approval from Engineering Department*

Attachments: [2222 East Streetsboro St - submittal](#)

[2222 East Streetsboro St - site](#)

[2222 East Streetsboro St - photos](#)

C. [2017-059](#)**115 College Street**

Alteration (Renovation of Seymour Hall at Western Reserve Academy)

Submitted by MacLachlan, Cornelius & Filoni, Inc. - *Historic District - recommend referral to the Historic District Subcommittee pursuant to LDC 1203.12 - no recommendation*

- a) *Provide additional photographs and written information to document the condition of the existing windows and the need for replacement.*
- b) *Conditional upon approval from Engineering Department*

Attachments: [115 College St - submittal](#)

VI. Other Business**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.