

0.6387 ACRES

ELIZABETH A. VALENTINE, TRUSTEE
DOC. # 56627404
PPN. 32-00275

[illegible]

JON MARLIN & LOREN MARSHALL-FLYNN RESIDENCE
333 AURORA STREET
HUDSON, OHIO

ARCHITECT	OWNER	CONTRACTOR

CHAGRIN FALLS • OHIO • 44022 440 • 247 • 2900



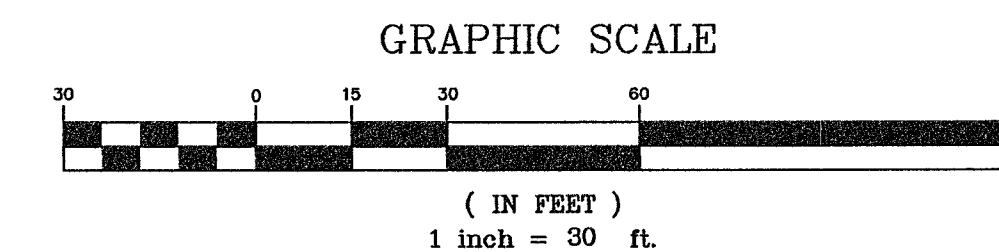
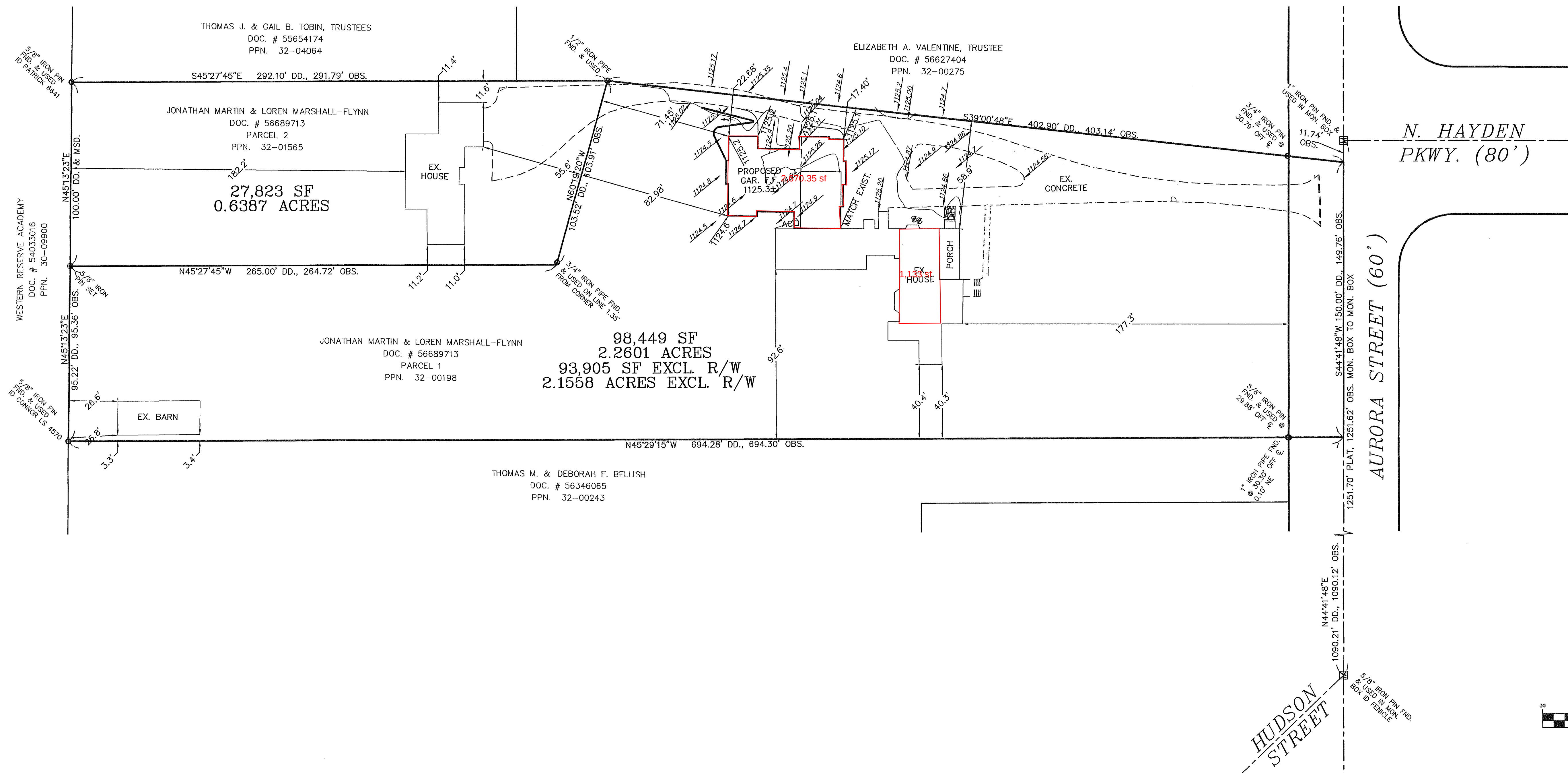
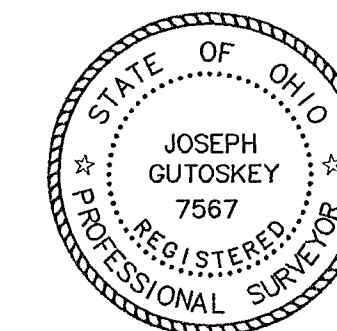
SITE PLAN
FOR
JONATHAN MARTIN AND
LOREN MARSHALL-FLYNN

SITUATED IN THE CITY OF HUDSON, COUNTY OF SUMMIT, AND STATE
OF OHIO AND KNOWN AS BEING PART OF ORIGINAL HUDSON
TOWNSHIP LOT NUMBER 67

JANUARY, 2025

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED
PLAT IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 4733.37 OF THE OHIO
ADMINISTRATIVE CODE. DIMENSIONS EXPRESSED ARE BASED ON THE US SURVEY FOOT AND
ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE BASED ON OHIO STATE PLANE
COORDINATES, NORTH ZONE 3401, NAD83 (CORS 2012A) ALL OF WHICH I DECLARE TO BE
CORRECT TO THE BEST OF MY KNOWLEDGE.

Joseph Gutoskey PS 11/13/25
JOSEPH GUTOSKEY, P.S. No. 7567 DATE

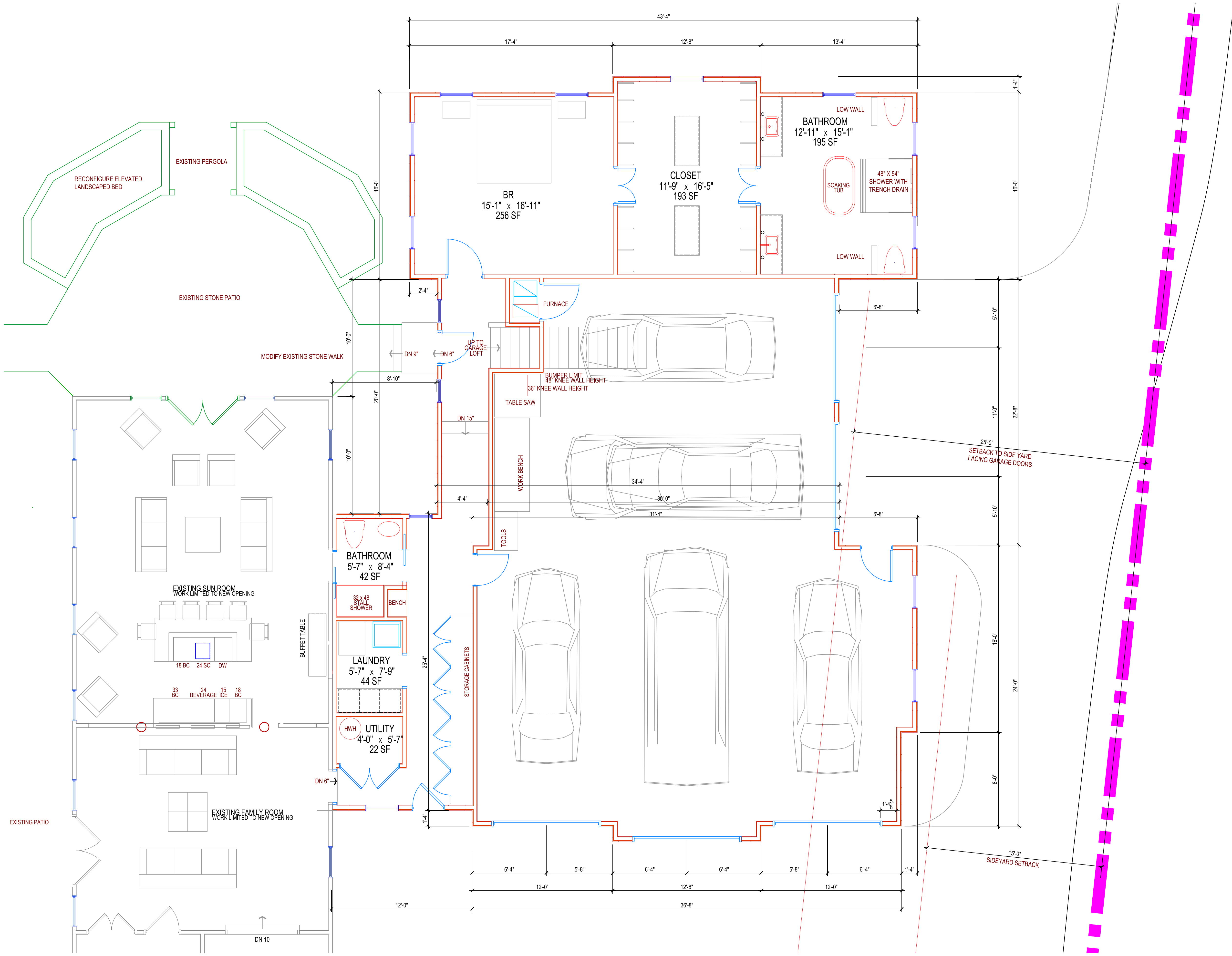


LEGEND
● IRON PIN/PIPE/MON. FOUND (AS NOTED)
● 5/8" DIA. BY 30" LONG CAPPED IRON PIN SET I.D. GUTOSKEY PS 7567
■ MONUMENT BOX (AS NOTED)

REFERENCES:
DEEDS AS SHOWN HEREON.
EVAMERE HEIGHTS SUBD. #3, VOL. 91, PG. 48 SUMMIT COUNTY PLAT RECORDS

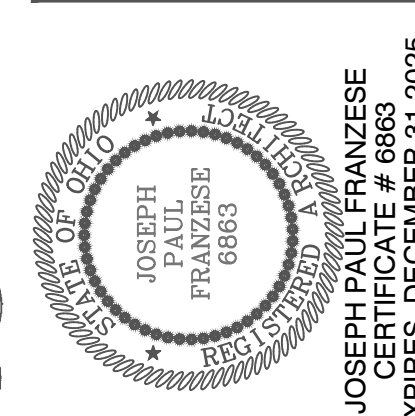
GUTOSKEY & ASSOCIATES INC.
Civil Engineers, Surveyors and Land Planners
10135 GOTTSCALK PARKWAY SUITE 4 CHAGRIN FALLS, OHIO 44023 Tel (440) 549-8900 JOEGUTOSKEY@GUTOSKEY.COM

CONTRACT No.
24-4066



FINAL FIRST FLOOR PLAN
1/4"=1'-0" 01/07/2025

JOSEPH PAUL FRANZESE
REGISTERED ARCHITECT
STATE OF OHIO
LICENSE # 6863
EXPIRES DECEMBER 31, 2025



JPF ARCHITECTS
45 WOLFFEN DRIVE
CHAGRIN FALLS, OHIO 44022 440-237-2800

ARCHITECT	OWNER	CONTRACTOR

PROPOSED ADDITION
JON MARTIN & LOREN MARSHALL-FLYNN RESIDENCE
333 AURORA STREET
HUDSON, OHIO

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REVISION # 04	01/07/25



PARTIAL EXISTING SOUTH ELEVATION



PARTIAL EXISTING SOUTH ELEVATION

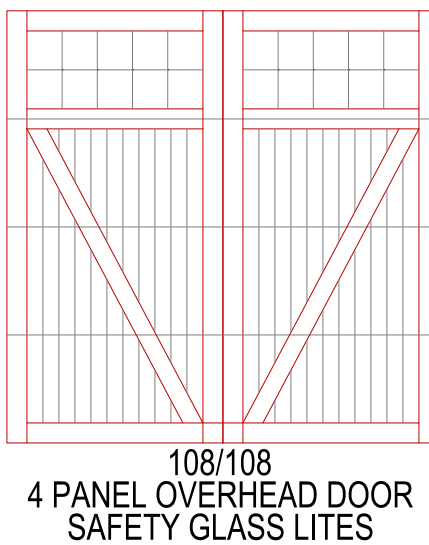
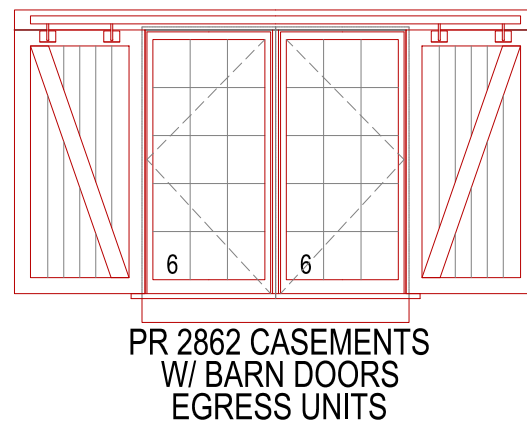
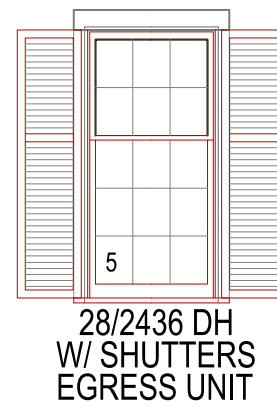
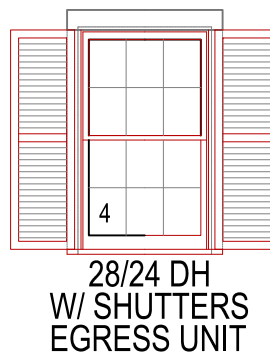
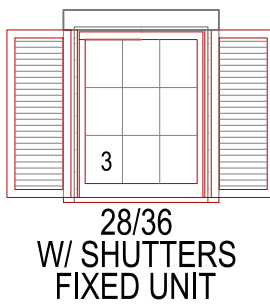
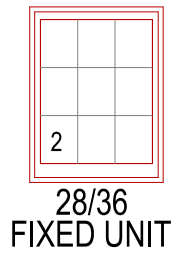
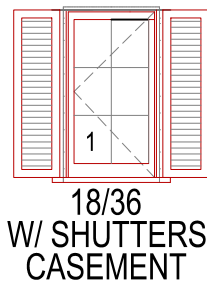


SOUTH ELEVATION

1/4"=1'-0"

EXTERIOR FINISHES

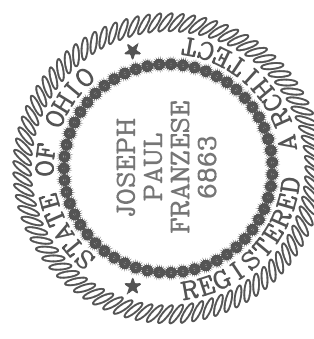
ITEM	COLOR	MATERIAL / MANUFACTURER
BRICK	MATCH BRICK AT SOUTH ELEVATION	
WINDOWS	WHITE	WINDSOR CLAD WOOD / NUMBER IN EACH UNIT REFERS TO TYPE NOTED IN SCHEDULE REMOVABLE WOOD MUNTIN BARS / SAFETY GLASS WHERE REQUIRED
HORIZONTAL SIDING	WHITE	HARDI SIDING / MATCH EXISTING EXPOSURE
VERTICAL SIDING	WHITE	AZEK 1 X, MILLED TO WIDTHS
TRIM AND MOULDINGS	WHITE	AZEK 1X, MILLED TO WIDTHS / POPLAR MOLDINGS
CORNER BOARDS	WHITE	MATCH EXISTING WIDTH
SOFFITS	WHITE	AZEK 1X, MILLED TO WIDTH / CONTINUOUS WHITE ALUMINUM VENT STRIP
SHINGLES	MATCH EXISTING	GAF TIMBERLINE HD
GUTTERS / DOWNSPOUTS	WHITE	5" HALF ROUND / 3" Ø DOWNSPOUT WITH GALVANIZED ANCHORS



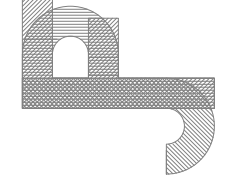
WINDOW AND DOOR STYLES

1/4"=1'-0"

JOSEPH PAUL FRANZESE



JPF ARCHITECTS



45 WOLFFEN DRIVE
CHAGRIN FALLS, OHIO 44022 440-237-2800

ARCHITECT

OWNER

CONTRACTOR

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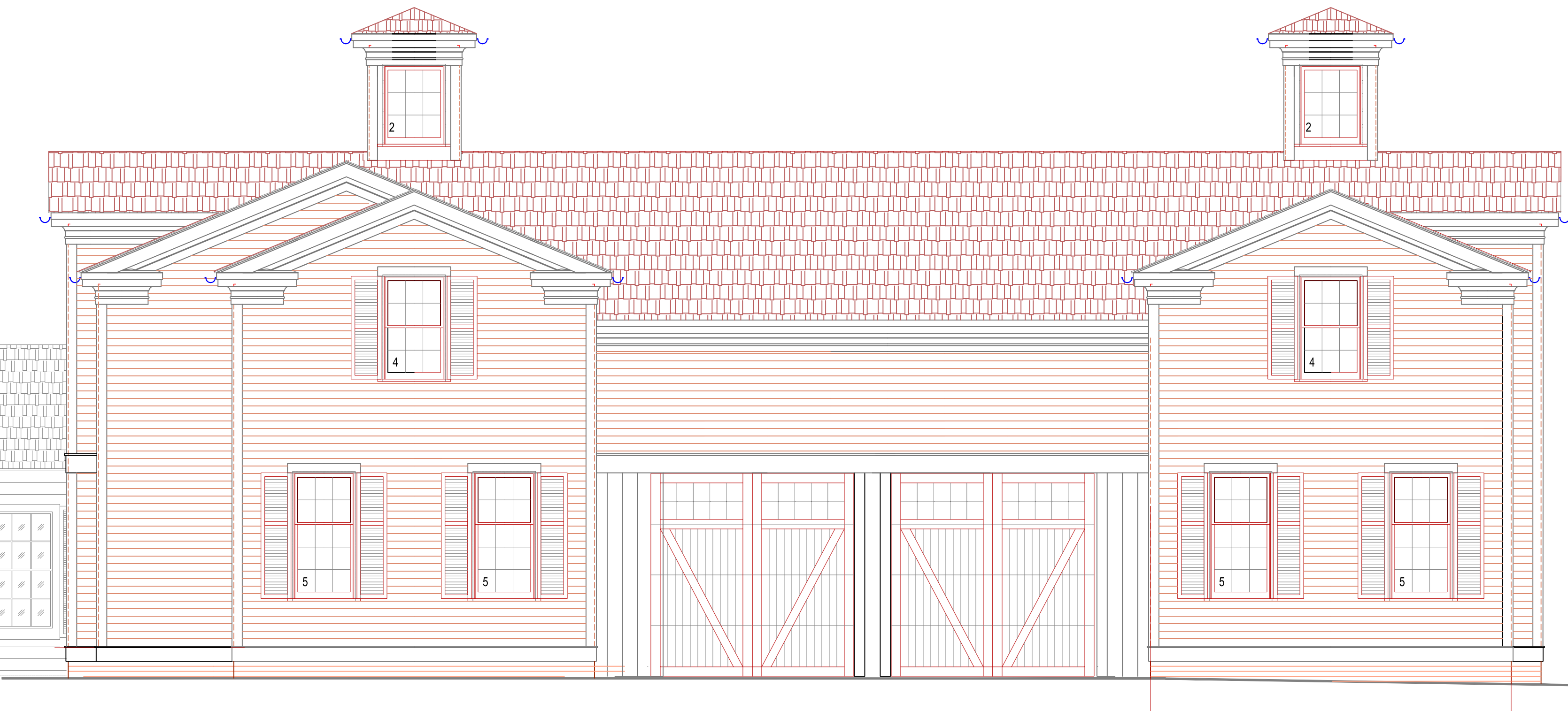
SHEET NO.
A-02.01



PARTIAL EXISTING EAST ELEVATION



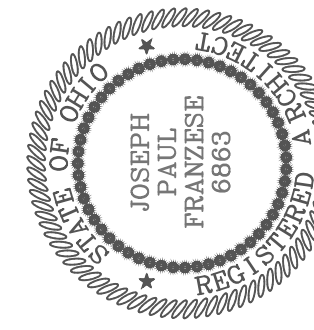
PARTIAL EXISTING EAST ELEVATION



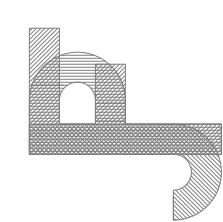
EAST ELEVATION

1/4"=1'-0"

JP



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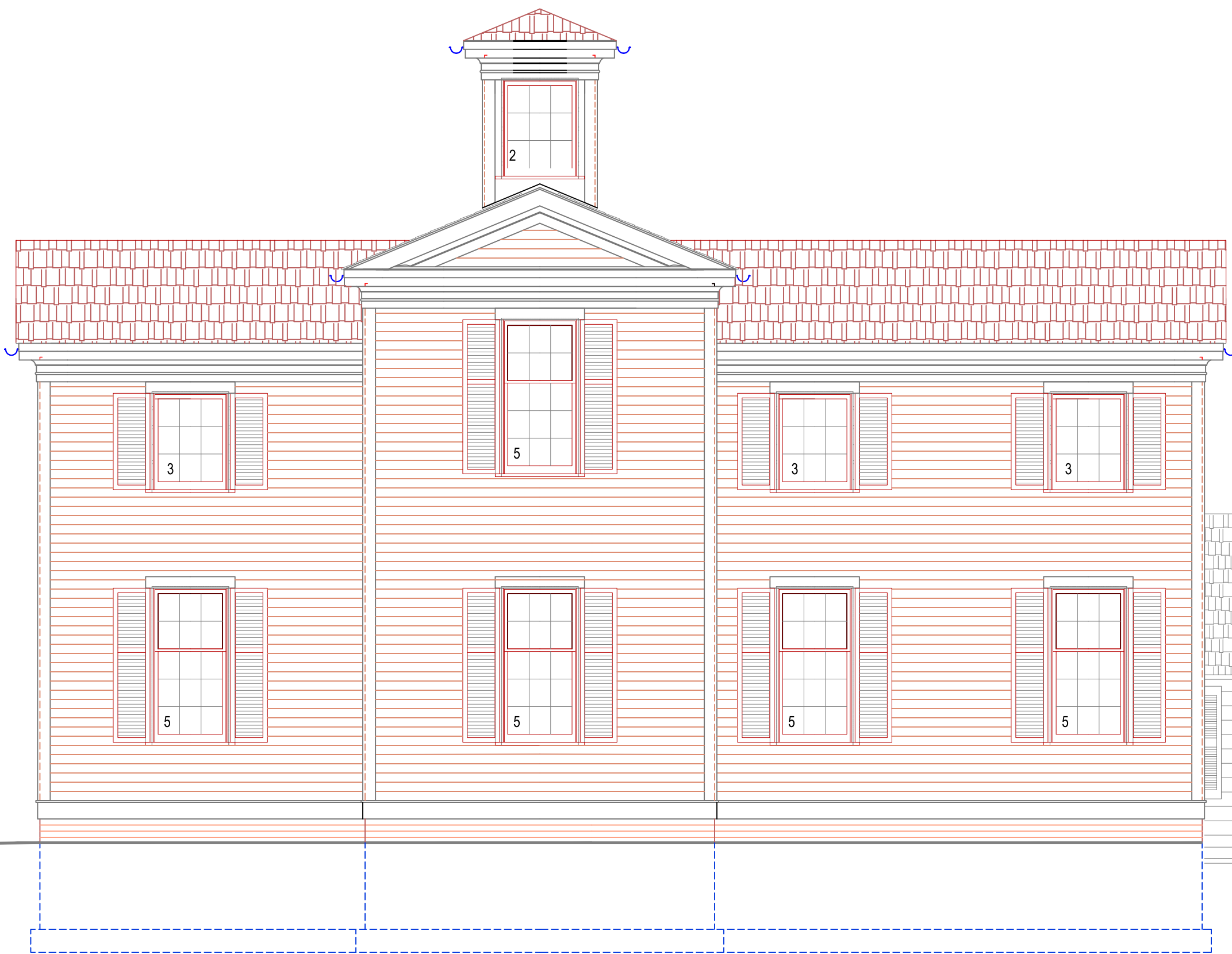
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A-02.02



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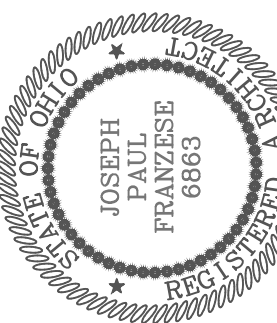
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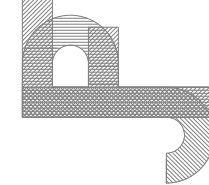
NORTH ELEVATION
1/4"=1'-0"



JP Franzese



JPF ARCHITECTS



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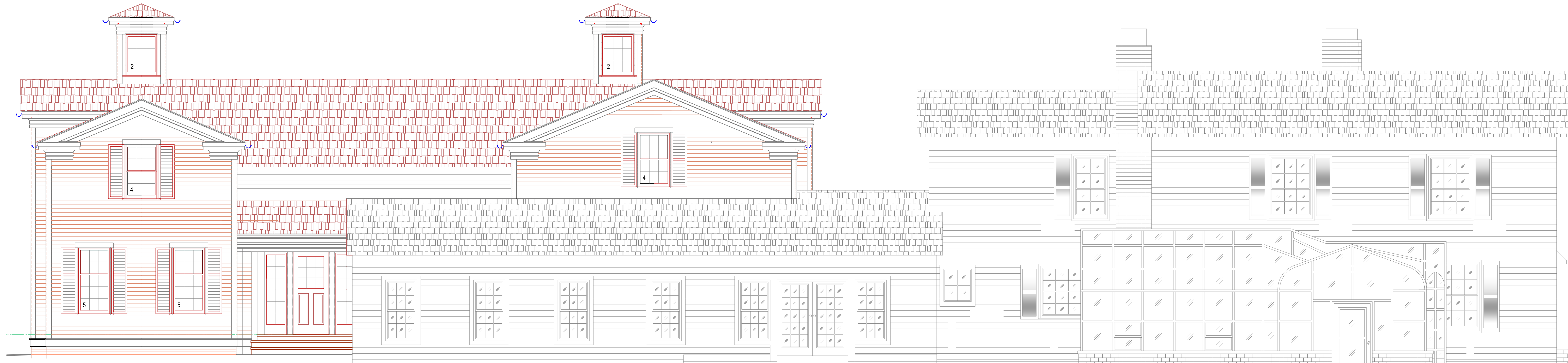
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A-02.03



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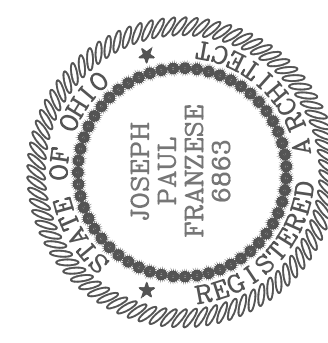


PARTIAL EXISTING WEST ELEVATION



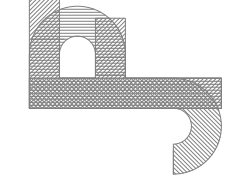
WEST ELEVATION
1/4"=1'-0"

Joseph Paul Franzese



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