

Wednesday, June 18, 2025

AGENDA

BOARD OF BUILDING STANDARDS AND BUILDING APPEALS

NOTICE of PUBLIC HEARING

CLEVELAND CITY HALL Room 514 or via WebEx

9:30 am Eastern Standard Time

BuildingStandards@clevelandohio.gov

Download the WebEx Desktop App or the mobile App from the WebEx website at <https://www.webex.com/downloads.html/>

Instructions to enable a browser plug-in for Chrome or Firefox can be found here: <https://help.webex.com/en-us/WBX77970/How-Do-I-Enable-the-Webex-Plug-in-to-Join-aMeeting-Using-Chrome-or-Firefox>

For instructions to join the call you can go to here: <https://help.webex.com/en-us/bksp8r/Join-a-Meeting-from-the-Webex-Meetings-Desktop-Appor-Mobile-App>

Email: cdavis@clevelandohio.gov to receive the calendar invite (This invite is for testament/witness purposes only).

PUBLIC HEARINGS WILL BE STREAMED LIVE ON YouTube:

https://www.youtube.com/channel/UCB8ql0Jrhm_pYIR1OLY68bw/

Building: Docket A-007-25

3965 Lee Road

WARD: 1 (Joseph T. Jones)

59Lee63, LLC, Owner of the M Mercantile – Retail Shops, Carry-Out Food Shops Structure appeals from a **NOTICE OF VIOLATION – FIRE DAMAGE**, dated November 25, 2024, the appellant is requesting two-hundred seventy (270) days to complete abatement of the violations.

Building: Docket A-009-25

3460 W. 105th Street

WARD: 11 (Danny Kelly)

Jeries Eadeh, Owner of the M Mercantile – Retail Shops, Carry-Out Food Shop One Story Masonry Structure appeals from a **NOTICE OF VIOLATION – EXTERIOR MAINTENANCE**, dated November 14, 2024, the appellant is requesting one (1) year to complete abatement of the violations.

NOTE: This is a tentative Agenda and may vary both in scope and order of presentation as time permits and circumstances warrant.

Housing: Docket A-002-25

1098 E. 78th Street

WARD: 9 (Kevin Conwell)

Javier Castell, Owner of the Two Dwelling Units Two Family Residence Two Story Frame Property appeals from a **NOTICE OF VIOLATION – EXTERIOR MAINTENANCE** dated November 18, 2024, the appellant is requesting six (6) to seven (7) months to complete abatement of the violations.

Housing: Docket A-003-25

1612 W. Schaaf Road

WARD: 12 (Rebecca Maurer)

Jeffery C. Turgeon, Owner of the One Dwelling Unit Single Family Residence Two and Half Story Frame Property appeals from a **NOTICE OF VIOLATION – FIRE DAMAGE** dated November 25, 2024, the appellant is requesting six (6) to eight (8) months to complete abatement of the violations.

Housing Docket A-004-25

1012 E. 145th Street

WARD:10 (Anthony T. Hairston)

Albert Cowsette, III and Eddie J. Dunlap, Owners of the Two Dwelling Units Two Family Residence Two and Half Story Wood Frame/Siding/Masonry Veneer Property appeals from a **NOTICE OF VIOLATION – EXTERIOR MAINTENANCE**, dated October 2, 2024, the appellant is requesting time to complete abatement of the violations.

Housing: Docket A-005-25

3468 E. 126th Street

WARD: 4 (Deborah A. Gray)

Deryl Sanders, Owner of the One Dwelling Unit Single Family Residence Two Story Wood Frame/Siding/Masonry Veneer Property appeals from a **NOTICE OF VIOLATION – NO PERMIT**, dated November 27, 2024, appellant is requesting time to complete abatement of the violations.

Housing: Docket A-006-25
1714 Treadway Avenue
WARD: 12 (Rebecca Maurer)

Anthony Kushlak, Owner of the One Dwelling Unit Single Family Residence Two Story Frame Property appeals from a **NOTICE OF VIOLATION CONDEMNATION – MAIN STRUCTURE and GARAGE**, dated November 12, 2024, the appellant is requesting six (6) months to complete abatement of the violations.

Housing: Docket A-008-25
11309 Forest Avenue
WARD: 3 (Kerry McCormack)

Loretta L. Dotson, Owner of Two Dwelling Units Two Family Residence Two and Half Story Wood Frame/Siding/Masonry Veneer Property appeals from a **NOTICE OF VIOLATION – EXTERIOR MAINTENANCE**, dated January 3, 2025, the appellant is requesting two (2) years to complete abatement of the violations.

Housing: Docket A-010-25
15630 Holmes Avenue
WARD: 8 (Michael D. Polensek)

Universal Consulting Services, LLC, Owner of the Two Dwelling Units Two Family Residence Two and Half Story Frame Property appeals from a **NOTICE OF VIOLATION – FIRE DAMAGE and CONDEMNATION - GARAGE**, dated November 15, 2024, the appellant is requesting six (6) months to one (1) year to complete abatement of the violations.

Adjudication: Docket A-001-25
1268 W. 67th Street
WARD: 15 (Jenny Spencer)

Christopher and Dominic Roberts, Owners of the One Dwelling Unit Single Family Residence One Story Frame Property appeals from an **ADJUDICATION ORDER – B24009216- RCO Table 302.1(1) Exterior Walls (a) and (b)**, dated December 4, 2024, the appellant is requesting for a variance from the requirement.

Housing Docket A-010-25 has been withdrawn at the request of the appellant.

APPROVAL OF RESOLUTIONS

DOCKET/S:

A-253-24	Sidone C. Smith
A-254-24	MLRS Management, LLC
A-255-24	John D. Brown
A-256-24	Tomorrow Homes, LLC
A-257-24	Angela M. Goins
A-258-24	Morgan R. Albert
A-259-24	2609 W 18, LLC (c/o Steve Szczepinski)
A-260-24	TMZ Enterprises. Inc.
A-261-24	Hand Stitched Hustlers Anonymous, LLC
A-262-24	Constance Reed/Constance Dunson

APPROVAL OF MINUTES

June 4, 2025

Memo

To: Tom Vanover, Commissioner/CBO

From: Carmella Davis, Executive Secretary
Board of Building Standards and Building Appeals

Date: February 20, 2025

Subject: Request for presence at the board hearing

The Board of Building Standards and Building Appeals requests the presence of a representative for a Public Hearing on the following Docket/s from the Department of Building and Housing, and the presence of a representative from the Division of Fire on **WEDNESDAY, June 18, 2025**, at approximately 9:30 A.M. via WebEx or at Cleveland City Hall Room 514.

DOCKET NO.	ADDRESS	INSPECTOR/S
A-001-25	1268 W. 67 th	T. Vanover
A-002-25	1098 E. 78 th	T. Barisic
A-003-25	1612 W. Schaaf	T. Barisic
A-004-25	1012 E. 145 th	B. McClure
A-005-25	3468 E. 126 th	C. Davis
A-006-25	1714 Treadway	M. Shockley
A-007-25	3965 Lee Road	T. Barisic
A-008-25	11309 Forest	B. McClure
A-009-25	3460 W. 105 th	K. McMahon
A-010-25	15630 Holmes	J. Barkas