



Planning Commission Agenda

Friday, February 16, 2024

3rd REVISED DRAFT

Room 514, City Hall, 9:00am

The following Planning Commission meeting will be conducted as a hybrid meeting in accordance with Ohio's Open Meetings Laws as amended by Sub. H.B 19 7. We will be utilizing the WebEx platform. For more information please visit: <https://planning.clevelandohio.gov/designreview/schedule.php>

APPROVAL OF MINUTES FROM PREVIOUS MEETING

LOT CONSOLIDATION/SPLITS

- For PPN#s 121-19-014, -015, -016, &-017
Addresses: 2309, 2311, 2319, & 2325 East 100th Street
Presenter: Hanna Cohan Plessner, BR Knez
- For PPN#s 106-20-036, -035, & -034
Addresses: 1655, 8112 & 8116 Linwood Avenue
Presenter: Anna Sarto, City of Cleveland

CONDITIONAL USE: TOWNHOUSE IN TWO-FAMILY DISTRICT

- For PPN#s 004-05-049 & 004-07-002
Addresses: 1830 & 1831 Brevier Avenue
Per Section 343.23(e)(2)

Presenter: Xavier Bay, Staff Planner

NEAR WEST DESIGN REVIEW

- NW2023-036 – Brevier Townhomes New Construction: Seeking Conceptual Approval
Project Addresses: 1830 & 1831 Brevier Avenue
Project Representative: Casey Marks, Marks Building Co.



FAR WEST DESIGN REVIEW

1. FW2023-019 – Puritas Senior Apartments New Construction: Seeking Conceptual Approval
Project Address: 14410 Puritas Avenue
Project Representative: Greg Baron, Volker Development

NORTHEAST DESIGN REVIEW

1. NE2023-028 – The 4-Efficiency Project New Construction: Seeking Final Approval
Project Addresses: 5103, 5107, 5113, 5116(?), 5125, 5129, 5209, 5211, 5217, 5221, 5229 and 5303 Luther Avenue
Project Representative: Packy Hyland, KiloSolar dba PadSmart
Note: the Planning Commission granted this project Conceptual Approval with Conditions on December 15, 2023: Applicant to continue to investigate a more appropriate vernacular product type, with variations across that product type.

EAST DESIGN REVIEW

1. EAST2023-037 – East 93rd Street Apartments New Construction: Seeking Final Approval
Project Location: East 93rd Street near Cedar Avenue
Project Representative: Kevin O’Malia, MPG Architects
Note: the Planning Commission granted this item Schematic Design Approval with Conditions on December 15, 2023: Applicant to explore further the parking, sidewalks, landscaping, and site amenities.
Note: this item was removed from the agenda at the request of the Neighborhood Planner.

EUCLID CORRIDOR BUCKEYE DESIGN REVIEW

1. EC2023-024 – Circle Square & Library Lofts Site Graphics/Wayfinding: Seeking Final Approval
Project Location: Bound by Euclid – Chester/MLK Jr. – East 105th Street
Project Representatives: Paul Volpe, Volpe Urban Design
Steve Rubin, Midwest Development Partners
Note: this item was Postponed at the request of the Design Review Committee and removed from the agenda.

DOWNTOWN | FLATS DESIGN REVIEW

1. DF2023-041 – Globe Iron Rehab: Seeking Schematic Design Approval
Project Address: 2325 Elm Street
Project Representative: Jesse Sweigart, LDA Architects



2. DF2024-007 – 2024 NCAA Women’s Final Four Signage & Branding Package:
Seeking Final Approval
Project Location: Citywide; Downtown Cleveland
Project Representative: Monica Gustin, Greater Cleveland Sports Commission

MANDATORY REFERRALS

1. Ordinance No. 108-2024(Introduced by Councilmembers McCormack, Bishop, Hairston and Griffin – by departmental request): Authorizing the Director of Capital Projects to execute a deed of easement granting to adjacent property owners, their successors and assigns, certain easement rights in property located in the Flats East Bank Development Area, and declaring that the easement rights granted are not needed for the City’s public use.
2. Ordinance No. 111-2024(Introduced by Councilmembers Kelly, Bishop, Hairston and Griffin – by departmental request): Authorizing the Mayor and the Commissioner of Purchases and Supplies to sell certain City-owned property no longer needed for the City’s public use located at West 130th Street to 3945 West 130th Properties LLC, and/or its designee, for purposes of redevelopment

ADMINISTRATIVE APPROVALS

1. Ordinance No. 115-2024(Introduced by Councilmembers McCormack and Griffin – by departmental request): Authorizing the Director of Port Control to enter into a Lease Agreement with Lee A. Baggott, MD for the lease of certain city-owned space in the passenger terminal building at Burke Lakefront Airport for operation of a medical examination office for pilots, for the Department of Port Control, for a period of one year, with four one-year options to renew, exercisable by the Director of Port Control.
2. Ordinance No. 116-2024(Introduced by Councilmembers McCormack and Griffin – by departmental request): Authorizing the Director of Port Control to enter into a Lease Agreement with T&G Flying Club, Inc. for the lease of space in the passenger terminal building at Burke Lakefront Airport for operation of a flight training school, aircraft rental program, and related services for student pilots, for the Department of Port Control, for a period of one year, with four one-year options to renew, exercisable by the Director of Port Control.



3. Ordinance No. 167-2024(Introduced by Councilmembers Kazy and Griffin – by departmental request): Authorizing the Director of Public Utilities to extend the lease with City Rose, Ltd., for the public purpose of operating the Division of Cleveland Public Power’s Eastside Service Center at 14100 Darley Avenue, for a term of five years, with one option to renew for an additional five-year period, exercisable by the Director of Public Utilities.

SPECIAL PRESENTATIONS – Public Art

1. DF2023-072 – Destination Cleveland West 2nd Alley Beautification: Seeking Final Approval
Location: 205 West St Clair and West 2nd Alley
Presenter: Alex Harnocz, Destination Cleveland
2. DF2024-005 – Destination Cleveland Badge Sculptures: Seeking Conceptual Approval
Locations: Superior Avenue at East 3rd Street, Mall C, and West 3rd Street and St Clair Avenue
Presenter: Alex Harnocz, Destination Cleveland
3. NW2024-002 – Destination Cleveland Murals Across the City: Seeking Final Approval
Location: 4162 Pearl Road
Presenter: Alex Harnocz, Destination Cleveland
4. Frederick Douglass Recreation Center Exterior Sculpture *The Watcher*: Seeking Final Approval
Location: 15701 Miles Road
Presenter: Tarra Petras, City of Cleveland
Note: this item has been removed from the agenda at the request of Planning staff.

DIRECTOR’S REPORT

ADJOURNMENT