

PP# 647-36-065
0 East 228th Street (Hero Park)
U1 and U2 to CI

(002-24)

Ordinance No.

By - Planning and Zoning Commission

An ordinance to amend Section 1 of Ordinance No. 2812, as amended, and the map and map designations, which map and map designations, as amended, form a part of Ordinance No. 2812, as relates to and designates U1, U2, and CI districts relative to said property.

WHEREAS, public notice and hearings have been given in connection with the changing of U1 and U2 districts relative to the hereinafter described property as is established by Ordinance No. 2812, as passed by the Council of the Village of Euclid on the 13th day of December 1922, which ordinance has from time to time been amended; and

WHEREAS, the C-I Campus Institutional District is intended to provide sites to accommodate institutional facilities and their associated uses, including civic buildings and civic uses. Permitted uses include public open space, public parks and/or playgrounds, and various community, educational, and recreation facilities; and

WHEREAS, the amendment of said Ordinance No. 2812, which pertains to the hereinafter described property, by transferring said property from the combined U1-Single Family House and U2-Two Family House Districts to CI-Campus Institutional District, has been referred to the City Planning and Zoning Commission; and

WHEREAS, the City Planning and Zoning Commission has considered such amendment and proposed change, at its regularly scheduled meeting on December 12, 2023, which will add to the present CI-Campus Institutional District by inclusion of the property hereinafter described, and has recommended approval to Council; and

WHEREAS, in the interest of the general welfare of the City of Euclid and in order to promote the general advantage of public peace, safety, morals, convenience, and prosperity of the inhabitants of the City of Euclid, this Council is of the opinion that the CI-Campus Institutional District should be extended to include the property hereinafter described.

NOW, THEREFORE, be it ordained by the Council of the City of Euclid, State of Ohio:

Section 1: That the following property:

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Situated in the City of Euclid, County of Cuyahoga, and State of Ohio and being all of sublots 3 thru 60, 62 thru 81, and parts of sublots 1, 2, and 81, all of Stanley Avenue 50 feet wide, now vacated, and parts of East 225 Street, 60 feet wide and East 228 Street, 50 feet wide, both vacated, in the Green & Marshall's Euclid-Blss subdivision of part of original Euclid Township Atwater tract, as shown by the plat recorded in Volume 100 of maps, page 18 of Cuyahoga County Records

now designated by said Ordinance No. 2812, as amended, and by the map and map designations as now being included in the combined U1-Single Family House and U2-Two Family House Districts, hereby is extended and added to, and is marked in its entirety CI so that said properties shall be included in their entirety in the CI-Campus Institutional District and shall be so marked upon the proper map and map designations of said Ordinance No. 2812, as amended.

Section 2: That so much of Section 1 of Ordinance No. 2812, as amended, as relates to the CI-Campus Institutional district shall be extended to include the territory described in Section 1 hereinabove.

Section 3: That the map as adopted December 13, 1922, and as thereafter amended, is hereby amended to conform with the change of property described in Section 1 of the ordinance from the combined U1-Single Family House and U2-Two Family House district to CI-Campus Institutional district.

Section 4: That so much of Ordinance No. 2812, as amended, and the map and map designations as placed the above-described property in the combined U1-Single Family House and U2-Two Family House

district, is hereby repealed.

Section 5: That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council and of any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 6: That this ordinance shall be in full force and effect from and after the earliest period allowed by law.

Attest:

Clerk of Council

President of Council

Passed:

Approved:

Effective:

Mayor

Resolution No.

By: Mayor Holzheimer Gail and Councilperson Tanner

A resolution approving and accepting the Heritage Park Master Plan as approved by the City of Euclid Planning and Zoning Commission as an official addendum to the City's 2018 Master Plan.

WHEREAS, the City of Euclid began working with the residents of the Heritage Park neighborhood in Summer 2022 on various updates and improvements to Heritage Park on East 193rd Street to execute the 2018 Master Plan's goal to invest in neighborhood parks and playgrounds; and

WHEREAS, Planning and Development Department staff hosted several public meetings, including May 11, 2022, June 16, 2022, September 15, 2022, November 15, 2022, and July 13, 2023; and

WHEREAS, the City's engineer, GPD Group, assisted the Department of Planning and Development with turning the residents' feedback into a Master Plan; and

WHEREAS, the Planning and Zoning Commission met on January 9, 2024 and referred to City Council a positive recommendation to adopt the Heritage Park Master Plan; and

WHEREAS, with approval of City Council, the Heritage Park Master Plan will officially become an addendum to the City's 2018 Master Plan; and

WHEREAS, the Heritage Park Master Plan will guide the development of new amenities and upgrades to existing amenities. The City began improving Heritage Park in 2023 by replacing the outdated playground equipment, investing more than \$200,000 into the park.

NOW, THEREFORE, be it ordained by the Council of the City of Euclid, State of Ohio:

Section 1: That the Euclid City Council approves and accepts the Heritage Park Master Plan as approved by the Planning and Zoning Commission as an official addendum to the City's 2018 Master Plan.

Section 2: That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this resolution were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 3: That this resolution shall take immediate effect.

Attest:

Clerk of Council

President of Council

Passed:

Approved:

Mayor

Ordinance No.

By - Planning and Zoning Commission and Councilperson Tanner

An ordinance amending Section 1359.03(d)(1) "Permitted Uses," 1359.04 "Definitions of Specific Uses" and 1389.04(d)(2) and (3) of the Planning and Zoning Code of the Codified Ordinances of the City of Euclid to make amendments concerning event centers.

WHEREAS, event centers are not explicitly identified as a permitted use in the Planning and Zoning Code of the Codified Ordinances of the City of Euclid; and

WHEREAS, assembly halls, lodges, and membership clubs, including churches/religious assembly, are a permitted use by right in a U4-Neighborhood Retail and Service and U5-General Commercial Districts, provided the use is located on a lot size of one acre or more and in a freestanding building; and

WHEREAS, assembly halls, lodges, and membership clubs, including churches/religious assembly, are not classified as a permitted use in a U6-General Industrial District; and

WHEREAS, event centers, as a specific use, are not defined in the Planning and Zoning Code of the Codified Ordinances of the City of Euclid; and

WHEREAS, the minimum off-street parking requirements for assembly uses in general and including event centers are counterintuitive; and

WHEREAS, a task force consisting of members of the Administration, Building and Housing, Euclid City Council Fire Prevention, Law, and Planning and Development departments, was established in November 2022 to discuss the influx of the businesses, the community and neighborhood impact, the perceived effect on adjacent residential properties, and determining adherence to the Codified Ordinances of the City of Euclid; and

WHEREAS, this ordinance seeks to amend sections of the Zoning Code to create a clear definition of an event center and classify event centers as well as all assembly halls, lodges, and membership clubs, including churches/religious assembly uses as a conditional use; and

WHEREAS, the proposed amended sections will codify minimum off-street parking requirements for event centers as well as all assembly halls, lodges, and membership clubs, including churches/religious assembly uses.

NOW, THEREFORE, be it ordained by the Council of the City of Euclid, State of Ohio:

Section 1: That Section 1359.03 "Permitted Uses" of Chapter 1359 "U4, U5 and U6 Business and Industrial Districts" of the Codified Ordinances of the City of Euclid be and the same is hereby amended to read as follows:

1359.03 PERMITTED USES

1359.03 PERMITTED USES			
LAND USE CATEGORY	Class U4 Retail and Services	Class U5 General Commercial District	1361 Class U6 General Industrial District
(d) Entertainment, Recreation, Community Facility			
(1) Assembly halls, event centers, lodges, and membership clubs, including churches/religious assembly, provided the use is located on a lot size of one acre or more, and in a freestanding building	P C	P C	C

Section 2: That Section 1359.04 “Definitions of Specific Uses” of Chapter 1359 “U4, U5 and U6 Business and Industrial Districts” of the Planning and Zoning Code of the Codified Ordinances of the City of Euclid be and the same is hereby amended to read as follows

1359.04 DEFINITIONS OF SPECIFIC USES

(g) “Event Center” means a facility located on private property that primarily functions to provide a venue for any type of social gathering and consists of multipurpose meeting and/or recreational facilities, typically consisting of one or more meeting or multipurpose rooms and kitchen and/or outdoor facilities that are available for use for public or private activities not repeated weekly, and which are not open to the public on a daily basis at times other than when an event is scheduled.

Section 3: That Schedule 1389.04(d)(2) “Required Off-Street Parking Spaces of the Planning and Zoning Code of the Codified Ordinances of the City of Euclid be and the same is hereby amended to read as follows

<i>Schedule 1389.04(d) Required Off-Street Parking Spaces</i>	
<i>Building or Use</i>	<i>Minimum Parking Space</i>
(2) Institutions	
A. Hospitals	2 spaces per bed
B. Churches and other places of worship	1 space per each 6 seats in auditorium or assembly room
B. C. Funeral home, mortuaries	1 space per 50 sq ft of assembly rooms
(3) Amusements and Assembly	
A. Theaters, arenas, stadia, and other auditoriums	1 space per each 6 seats in assembly rooms
A. B. Dance halls, skating rinks, lodge halls, assembly rooms	1 space per 75 sq ft of area used for dancing, skating, or assembly
B. Theaters, arenas, stadia, event centers, including churches/religious assembly, and other auditoriums, assembly, concert, and exhibition halls	1 for each 6 seats or total parking area equal to 3 times the gross floor area, whichever is greater. Where there are no fixed seats each 24 inches of bench or pew shall be considered 1 seat. Where there are no seats, benches, or pews, each 20 square feet of ground or floor area usable for seating shall be considered 1 seat.

Section 4: That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Attest:

Clerk of Council

President of Council

Passed:

Approved:

Effective:

Mayor