

- 4499 Mayfield Rd, Lot Consolidation
- 4106 Lowden Rd, Rezoning

Chairman Neil Weeks called the meeting to order at 7:06 pm at South Euclid City Hall, Community Room. Members present: Ramon Adams, Carlean Alford, and Earl Stovall. Absent: Dan Ivins. Also present, Paul Kowalczyk, Building Commissioner.

4499 Mayfield Rd- Lot Consolidation- Building Commissioner, Paul Kowalczyk, gave explanation of the lot consolidation. The May-Green development will be on land that is currently seven parcels; developer needs to consolidate to one parcel. The City Engineer recommends the consolidation. Robert Brown, Deville Development, discussed application and that it is necessary for them to consolidate for the new build in order for it to be one tax parcel. Commissioner Kowalczyk said the ARB just approved the site plan and building.

Chairman Weeks made motion to approve the lot consolidation. Mr. Adams seconded. All ayes (4-0-0)

4106 Lowden Rd – Rezoning – Ms. Alford discussed addressing resident questions from the December meeting and additional information provided by the fire department and traffic commissioner. Mr. Adams stated that he reached out to the fire department and read response he received from Fire Chief Doug Stefko. The Chief said the department will be able to handle to flow of call if a multifamily complex is built there, but until there is a site plan could not determine issues with traffic for the emergency vehicles. Chairman Weeks read response from the Traffic Commissioner, Bob Abele. He has not had complaints on traffic for Lowden Rd, but does get many for Princeton and the S Green, S Belvoir locations near Lowden. Commissioner Abele wouldn't anticipate more issues if rezoned than there were when school was there, but cannot say for sure.

Chairman Weeks explained that the board would not be able to address sewage and drainage issues until a site plan would be presented.

Chairman Weeks made motion to approve the rezoning for Lowden.

Mr. Stovall seconded. All nays. Motion denied.(0-4-0)

Chairman Weeks requested comments from members on their vote:

Mr. Adams does not feel this fits the area and would impact the quality of life for those in the area. He is concerned with increase in emergency calls; a multifamily complex would put a strain on resources for the area.

Ms. Alford does not feel the area calls for a multifamily, but does feel there is a need for such facility in South Euclid, but not at this location. Also, if it is rezoned, cannot ever go back to original zoning.

Mr. Stovall feels there is a need for senior housing in South Euclid, but not at the Lowden property. There is not easy access to public transportation.

Chairman Weeks agrees there is a need for senior housing in the city, but not by rezoning this property. There is not even a guarantee that this purchase will go through and once rezoned, there is no reversing.

Mr. Adams made motion to approve minutes from the January 29, 2016 meeting.

Mr. Stovall seconded. All ayes. Motion approved. (4-0-0)

Meeting adjourned 7:43 p.m.

  
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 Chairman Neil Weeks  
 Earl Stovall, Acting Chair

*ESS*  
 4/14/16  
 Date

  
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 Monica Ferrante, Recording Secretary