

THE CITY OF SOUTH EUCLID



CEDAR CENTER PROGRESS REPORT: JUNE 14, 2010

CEDAR CENTER REDEVELOPMENT INFRASTRUCTURE IMPROVEMENTS SET TO BEGIN

Infrastructure work associated with the Cedar Center Revitalization Project will begin the week of June 14, 2010. Existing water on the site at Cedar Center will be drained from the excavated basements, will be filled with soil and compacted in preparation for construction of Phase One of the new Cedar Center later this year.

Before new buildings can be constructed, old and deteriorated sewer and water lines must be re-lined and/or replaced on Stanhope Road, a public right-of-way which lies on the Cedar Center property and runs from Warrensville Center Road to Fenwick Road.

The City has been successful in obtaining funding for the repair and replacement of the underground infrastructure (water, stormwater and sewer lines) from the State of Ohio's Capital Improvement Program. These funds will provide for relining of existing storm and sanitary sewers under Stanhope Road. In addition, the City of Cleveland has agreed to pay for costs associated with the installation of a new water main on the site.

The old buildings on the site were demolished in 2009, and work continued with remediation and clean-up of chemical contamination on the site. Cuyahoga County approved up to \$1.8 million from their Brownfield and Commercial Redevelopment Funds for the purpose of demolition and remediation of any contamination on the site from previous uses. 40% of the associated costs will be forgiven per the Fund Agreements. These funds were utilized in 2009 to clear the building site and remediate chemical contamination from previous businesses on the site. All of the clean-up work has been completed and the City and Coral Company – the site's developer – are awaiting necessary approvals from the Ohio Environmental Protection Agency (OEPA). The EPA's approvals are expected by the end of August and will allow for the Coral Company to move forward with the Phase One Development that is expected to include retail, restaurants, greenspace, civic space, and residential housing.