

south euclid

COME TOGETHER & THRIVE

November 24, 2015

Dear Lowden Area Neighbor:

This letter is a follow-up to my letter to you in March 2015 about the future of the former Lowden School Property and our subsequent Neighborhood Meeting held on April 2nd. Last week the City received notification from the South Euclid Lyndhurst School District of their intent to sell the property to NRP Developers to build an independent senior (55 and older) housing development on the former Lowden School site (*NRP recently built "The Vue" luxury apartments at South Green & Chagrin Blvd*). Below is a timeline of the most recent developments:

- On Monday, November 18th the City received an application from NRP Properties to rezone the former Lowden Property (from single family to multi-family) to allow for the construction of an independent senior housing development (55 and older). It is our understanding that the development will not be higher than two-stories.
- Per our Codified Ordinances, Legislation was placed on first reading at the Monday, November 24th City Council Meeting regarding the School District's request and referred to the Planning Commission for their review and subsequent recommendation back to South Euclid City Council.

Over the course of the coming months, the following must happen prior to any approval:

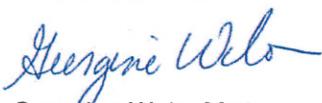
- The Planning Commission must meet to review, discuss and receive resident input of the proposed rezoning of the Lowden Property prior to making a recommendation back to City Council.
- The Planning Commission must schedule and hold a Public Hearing regarding the rezoning request.
- Upon recommendation from the Planning Commission, City Council must hold a Public Hearing (and give 30 day notice of hearing) on the rezoning request prior to their final vote on the issue – so the process will take several months.
- If the rezoning is approved, the project application would then move forward with additional review and approvals from the Planning Commission and Architectural Board of Review regarding design, greenspace buffers, etc.

All of the information about the proposed Lowden Development is available for your review on our website and on our homepage at www.cityofsoutheuclid.com under "Lowden Property Rezoning Information". When the Planning Commission and City Council schedule meetings to review the proposed development, we will update the webpage information with dates and times of meetings. If you do not have access to the website, and would like to be notified of upcoming meetings regarding the Lowden Property please call 216.381.0400 and we will put you on a list to be notified of upcoming meetings.

While new housing helps increase neighboring housing values and is a sign of positive investment in our community, we also need to do our due diligence to ensure that, if any new housing development happens – it is done so with input from you – and fits in with the character of your neighborhood. In the meantime, if you have any questions please do not hesitate to contact me at 216-381-0400 ext. 221 or mayor@seuclid.com.

Have a happy, healthy and joyous holiday season!

Very truly yours,



Georgine Welo, Mayor

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