



CITY PLANNING COMMISSION AGENDA

DRAFT

Friday, October 2, 2026

Room 514, City Hall, 9:15am

This Planning Commission meeting will be conducted as a hybrid meeting in accordance with Section 101.021 of the Codified Ordinances of Cleveland, Ohio, 1976. 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

CONDITIONAL USES & ZONING REFERRALS

PRJ26-025756 – Pedestrian Retail Overlay

Project Address: 10022 Madison Ave

Ward 12: Council Member Tanmay Shah

SPA: Cudell

Presenter: Xavier Bay, City Planner

Project Representative: James Ptacek (JP)

Approvals Needed per Section §343.23(e)(2)

SOUTHEAST DESIGN REVIEW

PRJ26-XXX – Gateway 55

Project Address: 2966 E 55th St

Ward 3: Council Member Deborah Gray

SPA: Broadway-Slavic Village

Type: New Construction

Project Representative: David Bowen

Approval: Schematic





MANDATORY LEGISLATIVE REFERRALS – PRESENTATIONS

Ord. No. 1039–2026 (introduced by Council Members Santana, Bishop, Conwell, and Griffin – by departmental request) Authorizing the Directors of Community Development, Public Health, and Public Works to transfer various permanent parcels for the control, possession, and use of the Department of Development Industrial-Commercial Land Bank for future redevelopment.

Ord. No. 1167–2026 (introduced by Council Members Slife, Bishop, and Griffin – by departmental request) Giving consent of the City of Cleveland to the Director of Transportation of the State of Ohio to repair or reconstruct three ramps along IR-480 at Grayton Road and West 150th Street; and authorizing agreements.

Ord. No. 1168–2026 (introduced by Council Members Slife, Bishop, and Griffin – by departmental request) Giving consent of the City of Cleveland to the Director of Transportation of the State of Ohio to replace the deck of the Warren Road bridge over IR-90; and authorizing agreements.

Ord. No. 1169–2026 (introduced by Council Members Howse-Jones, Bishop, Slife, and Griffin – by departmental request) Giving consent of the City of Cleveland to the Director of Transportation of the State of Ohio to resurface Stokes Boulevard from Martin Luther King Jr., Drive to Chester Avenue; authorizing agreements; and causing payment to the State for the City's share of the improvement.

Ord. No. 1174–2026 (introduced by Council Members Howse-Jones, Conwell, Polensek, Bishop, Slife, and Griffin – by departmental request) Giving consent of the City of Cleveland to the Director of Transportation of the State of Ohio to construct the Target Speed Pilot Project countermeasures on a portion of St. Clair Avenue; authorizing agreements; and causing payment to the State for the City's share of the improvement.

Ord. No. 1175–2026 (introduced by Council Members Howse-Jones, Conwell, Bishop, Slife, and Griffin – by departmental request) Giving consent of the City of Cleveland to the Director of Transportation of the State of Ohio to construct the improvement of resurfacing Wade Park Avenue from East 66th Street to East 118th Street; authorizing agreements; and causing payment to the State for the City's share of the improvement.

ADMINISTRATIVELY APPROVED MANDATORY LEGISLATIVE REFERRALS

Ord. No. 1034–2026 (introduced by Council Members Polensek, Santana, Bishop, and Griffin – by departmental request) Authorizing the Director of Community Development to lease the Five Pointe Building, also known as the Collinwood Community Center, located at 813 East 152nd





CITY OF CLEVELAND

Mayor Justin M. Bibb

CITY PLANNING COMMISSION

Calley Mersmann, Director

Street to the Famicos Foundation to operate and provide a range of social services and to maintain the Five Pointe Building, for a period of two years with one two-year option to renew.

Ord. No. 1042-2026 (introduced by Council Members Slife and Griffin – by departmental request) Authorizing the Director of Port Control to enter into an Amended Lease Agreement with I-X Center Corporation, or wholly-owned subsidiary or successor in interest, to incorporate a payroll credit provision into the original lease.

SPECIAL PRESENTATIONS – FOR INFORMATION ONLY

City of Cleveland & Bedrock Transportation Management Plan Update – Calley Mersmann & Dan Shinkle, City Planning; Nora Romanoff, Bedrock

Shaker Square Form-Based Code Update – Xavier Bay, City Planner

DIRECTOR'S REPORT

Calley Mersmann, Director of City Planning

ADJOURNMENT

NEXT MEETING: Friday, October 16, 2026 at 9:15 AM

Public comments may be submitted to cityplanning@clevelandohio.gov or by calling 216-664-2210 by Wednesday at noon before the meeting. Individuals that wish to comment during the meeting should contact the City Planning office and request access to the WebEx meeting. Please call 216-664-2210 or email (preferred) cityplanning@clevelandohio.gov including "CPC 10/02/26 Webex request" in the subject line.

