



Noble Road Branch Renovation and Addition

2800 Noble Road, Cleveland Heights, OH 44121

Board of Zoning Appeals Submittal
29 November 2022

Bostwick Design Partnership, Architect

Barber & Hoffman, Inc., Structural Engineer

Algebra AEC, MEPT Engineer

Halle's Engineering & Design, LLC, Civil Engineer

Drew Sargeant, Landscape Architect

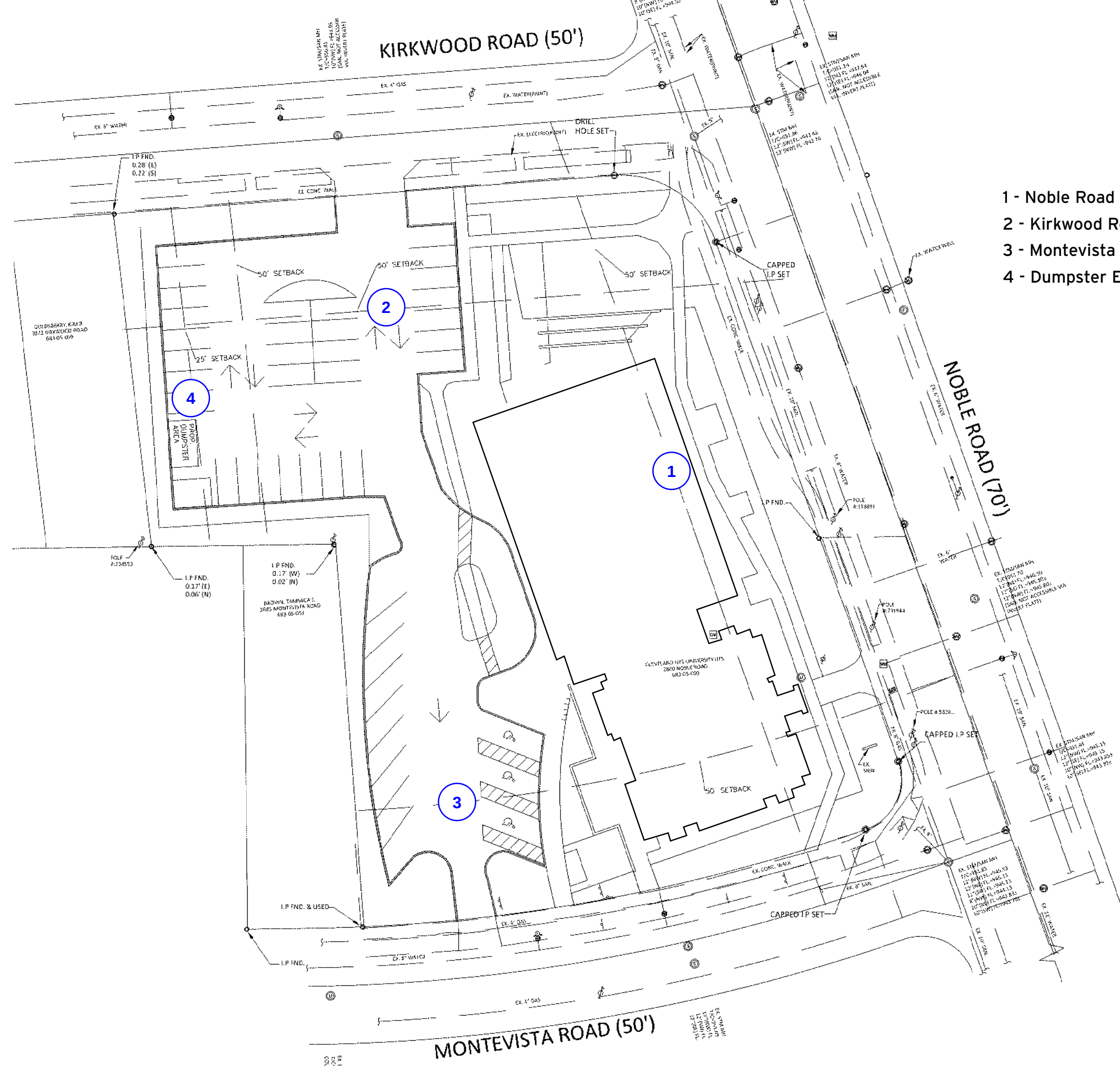
Bostwick No. 22008

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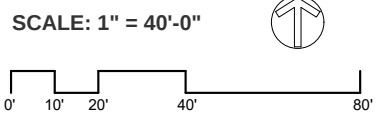
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 - 3 - Montevista Road Parking Lot Setback
 - 4 - Dumpster Enclosure Setback



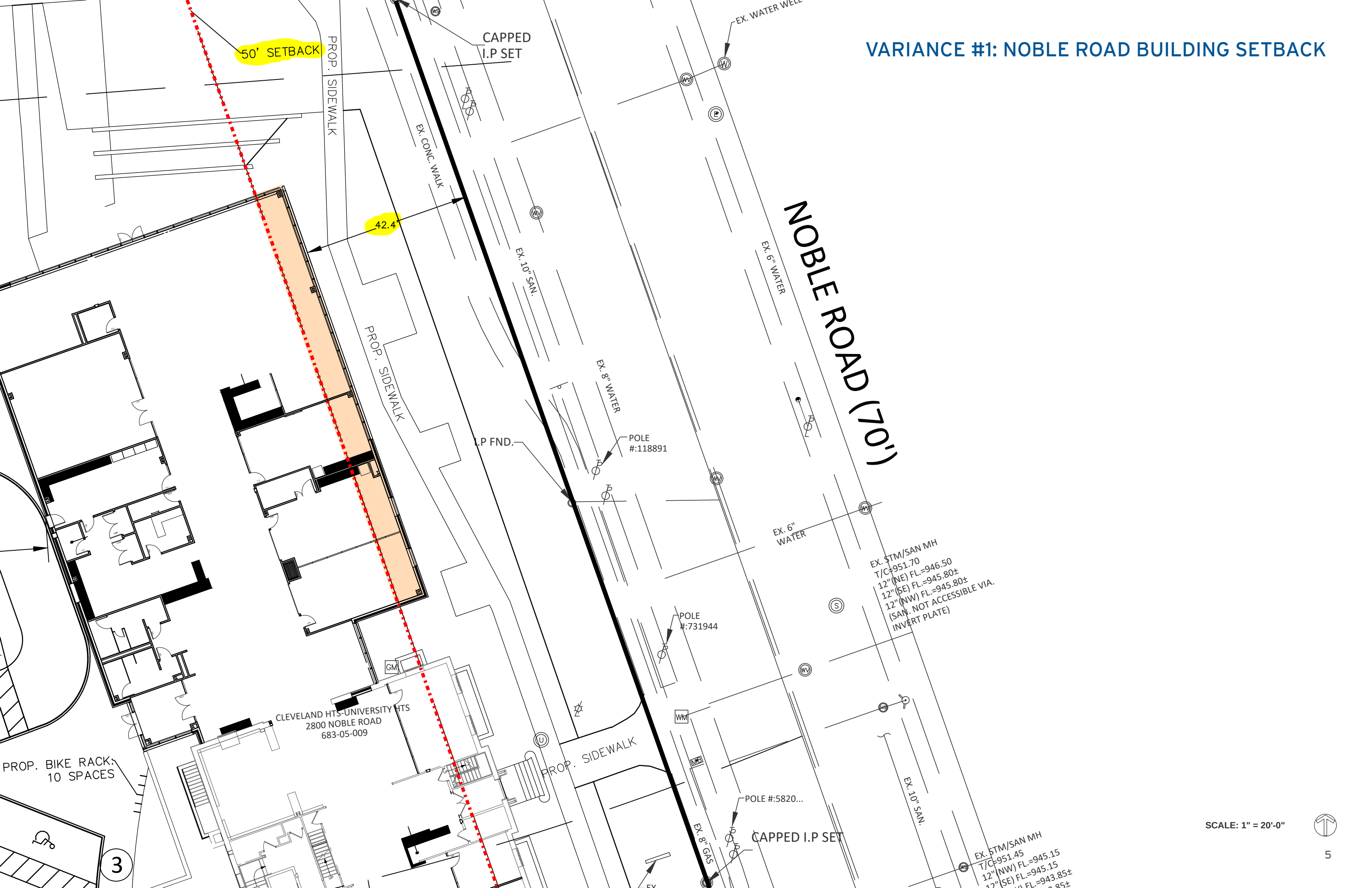
SITE PLAN



- 1 - Noble Road Building Setback
- 2 - Kirkwood Road Parking Lot Setback
- 3 - Montevista Road Parking Lot Setback
- 4 - Dumpster Enclosure Setback

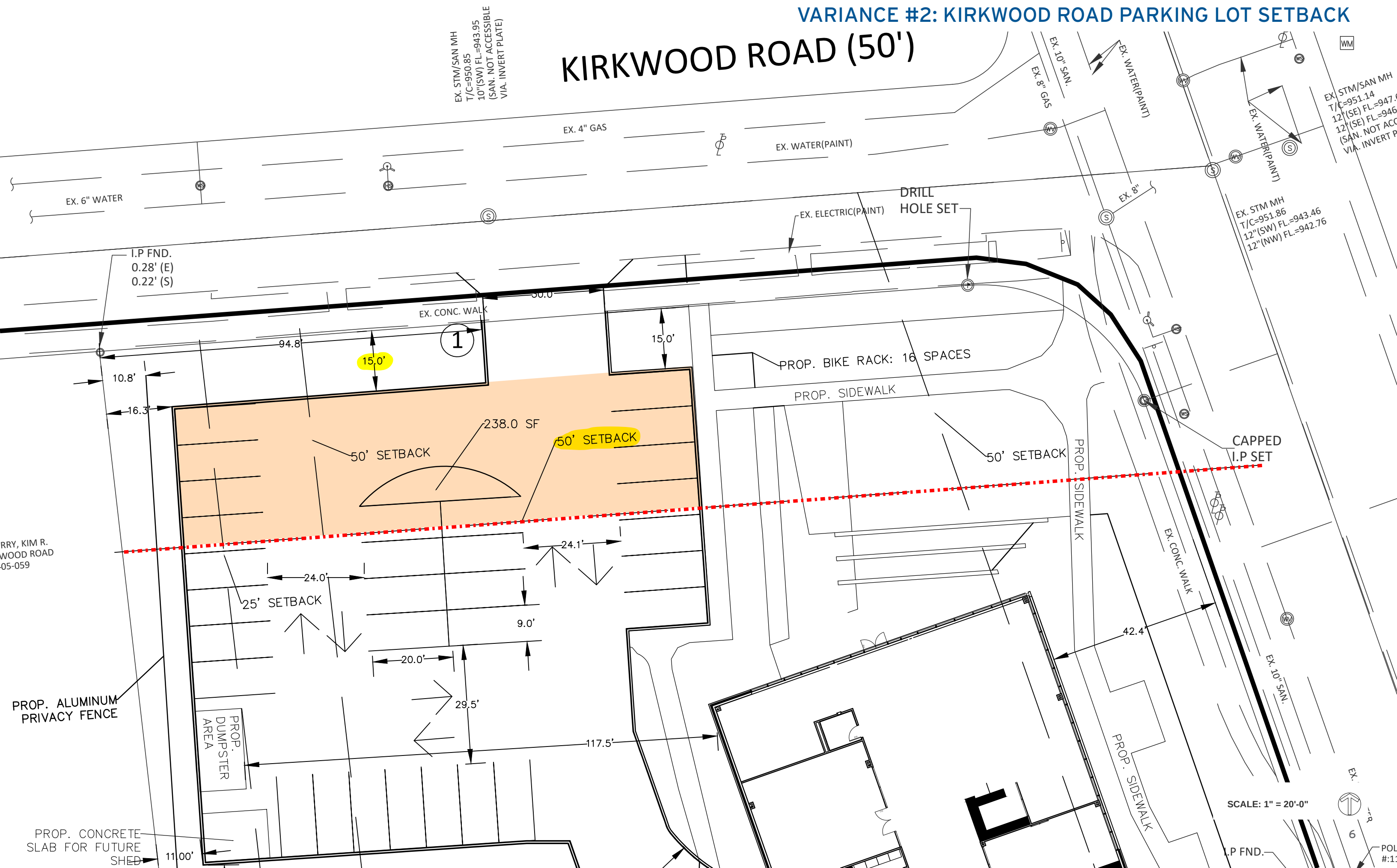


VARIANCE #1: NOBLE ROAD BUILDING SETBACK



VARIANCE #2: KIRKWOOD ROAD PARKING LOT SETBACK

KIRKWOOD ROAD (50')



VARIANCE #3: MONTEVISTA ROAD PARKING LOT SETBACK

BROWN, TAMMICA S.
8885 MONTEVISTA ROAD
683-05-053

PROP. ALUMINUM
PRIVACY FENCE
ALONG RETAINING
WALL

PROP. BIKE RACKS
10 SPACES

CLEVELAND HTS-UNIVERSITY HTS
2800 NOBLE ROAD
683-05-009

PROP. SIDEWALK

~~CAPPED I.P SET~~

50' SETBACK

PROP.
VEGETABLE
GARDEN

EX. CONC. WALK

~~CAPPED I.P SET~~

EX. STM/SAN MH
T/C=951.83
12"(NW) FL.=945.53
12"(NE) FL.=945.13
12"(SW) FL.=945.13
8"(NW) FL.=944.13
10"(NE) FL.=943.83±
10"(SW) FL.=943.78±

MONTEVISTA ROAD (50')

SCALE: 1" = 20'-0"

VARIANCE #4: DUMPSTER ENCLOSURE SETBACK

