



# CITY OF CLEVELAND HEIGHTS PLANNING COMMISSION AGENDA FEBRUARY 12, 2025

The Planning Commission of the City of Cleveland Heights will hold a regular meeting at  
**7:00 P.M. on Wednesday, February 12, 2025** in Council Chambers, 2<sup>nd</sup> floor at City Hall,  
40 Severance Circle.

## A G E N D A

1. Call to order
2. Approval of minutes for the January 7, 2025 regular meeting
3. **Proj. No. 25-04 J. Berger, 3543 Shannon, 'A' Single-Family**, requests reduction in required enclosed private parking per Code Chapters 1111, 1115, 1121, & 1161.
4. **Proj. No. 25-05 L. Dunkins, 3650 Bainbridge, 'A' Single-Family**, requests reduction in required enclosed private parking per Code Chapters 1111, 1115, 1121, & 1161.
5. **Proj. No. 25-06 The Ophelia Myers Manor, 2475 North Taylor, 'A' Single-Family**, requests conditional use permit to allow a lodging house to be used as a transitional living facility for homeless women and children per Code chapters 1111, 1115, 1121, 1151, 1153, & 1161.
6. **Proj. No. 24-33 Park Synagogue, 3300 Mayfield, 'A' Single-Family & 'MF-1' Multiple Family**, presents revised preliminary site plan for future 'S-2' Development Plan consideration, per Code Chapters 1111, 1115, 1131, 1151, 1153, 1165, & 1166. *No formal action will be taken.*
7. **Proj. No. 25-07 Proposed Zoning Code Amendments** regarding private enclosed private parking garage regulations, driveway widths, accessory parking, fences, frontages and yards, sidewalks/shared-use paths, landscaping requirements, non-conformities, yard requirements in residential districts, PRD District, zoning complaints, role of the Zoning Administrator, inclusive language, and general changes to ensure consistency within the Zoning Code (Ordinance No.10-2025) for review and recommendation per Code chapters 1111, 1115, & 1119.
8. Staff Report on Planning Activity
9. Old Business – Proj. No. 21-17 Cedar Lee Meadowbrook development request for time extension
10. New Business
11. Adjournment

**NOTE:** *If your property is adjacent to this case, you received this notice as an invitation to learn about and comment on the project prior to or during the Planning Commission meeting* For more information visit <https://www.clevelandheights.com/410/planning-commission-cases>.

*Comments are welcomed at the public hearing. Comments emailed to [planningcommission@clevelandheights.gov](mailto:planningcommission@clevelandheights.gov) will be shared with the Planning Commission members and the applicants prior to the meeting. Please include your name and address in your email comments. These comments will be entered into the Planning Commission case record.*