

# Ordinance No. 436-2021

By Council Member Gray

## AN ORDINANCE

Changing the Use, Area and Height Districts of parcels of land south of future Opportunity Corridor Boulevard between East 75<sup>th</sup> Street and East 79<sup>th</sup> Street (Map Change 2641).

---

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CLEVELAND:

Section 1. Situated in the City of Cleveland, County of Cuyahoga, and State of Ohio, that the Use District of lands bounded and described as follows:

Beginning at the intersection of the centerline of East 79<sup>th</sup> Street and the centerline of Rawlings Avenue;

Thence, southerly along the centerline of East 79<sup>th</sup> Street to its intersection with the centerline of the New York Central Railroad;

Thence, southwesterly along said railroad to its intersection with the southerly prolongation of the westerly line of parcel of land known as being all of Sublot Nos. 80 and 81 in the R. Yeakel, H.F.S. Sichley, J.W. Walkey and E.A. Hoffman's Subdivision of part of Original One Hundred (100) Acre Lots Nos. 330 and 423, as shown by the recorded plat in Volume 4 of Maps, Page 33 of Cuyahoga County Records and more commonly known as Permanent Parcel Number (PPN) 124-29-012;

Thence, northerly along said southerly prolongation of the westerly line and its northerly prolongation to its intersection with the centerline of Rawlings Avenue S.E.;

Thence, easterly along the centerline of Rawlings Avenue S.E. to its intersection with the centerline of East 79<sup>th</sup> Street and the point of origin;

And as identified on the attached map shall be changed to a 'Limited Retail Business' District, a 'D' Area District and a '2' Height District;

Section 2. That the Use District of lands bounded and described as follows:

Beginning at the intersection of the centerline of Rawlings Avenue S.E. and the centerline of East 75<sup>th</sup> (formerly Herald) Street;

Thence, easterly along the centerline of Rawlings Avenue S.E. to its intersection with the northerly prolongation of the westerly line of a parcel of land known as being the westerly 50 feet of Sublot Nos. 52 and 53 in the aforementioned Subdivision of part of Original One Hundred (100) Acre Lot Nos. 330 and 423, as shown by the recorded plat in Volume 4 of Maps, Page 33 of Cuyahoga County Records and more commonly known as PPN 124-28-021;

Thence, southerly along said westerly line and its southerly prolongation to its intersection with the centerline of the New York Central Railroad;

Thence, southwesterly and northwesterly along said centerline of said Railroad to its intersection with the centerline of East 75<sup>th</sup> (formerly Maple Grove) Street;

# Ordinance No. 436-2021

---

Thence, northerly along said centerline to its intersection with the centerline of Rawlings Avenue S.E. and the point of origin;

And as identified on the attached map shall be changed to a 'Semi-Industry' District, a 'G' Area District and a '2' Height District;

Section 3. That a Specific Mapped Building Setback of five (5) feet from the property line shall be removed on the frontages of parcels of land along the western side of East 79<sup>th</sup> Street between Rawlings Avenue and Holton Avenue;

And as identified on the attached map, the five (5) foot Specific Mapped Building Setback from the property line is hereby removed on the Building Zone Maps of the City of Cleveland;

Section 4. That a Specific Mapped Building Setback of ten (10) feet from the property line shall be removed on the frontages of parcels of land along the western side of East 79<sup>th</sup> Street between Holton Avenue and the centerline of the New York Central Railroad;

And as identified on the attached map, the ten (10) foot Specific Mapped Building Setback from the property line is hereby removed on the Building Zone Maps of the City of Cleveland;

Section 5. That the street frontages described as follows:

The southerly side of Rawlings Avenue between the western property line of a parcel of land known as being the westerly 50 feet of Sublot Nos. 52 and 53 in the aforementioned Subdivision of part of Original One Hundred (100) Acre Lot Nos. 330 and 423, as shown by the recorded plat in Volume 4 of Maps, Page 33 of Cuyahoga County Records and more commonly known as PPN 124-28-021; and East 79<sup>th</sup> Street;

And;

The westerly side of East 79<sup>th</sup> Street between Rawlings Avenue and the centerline of the New York Central Railroad;

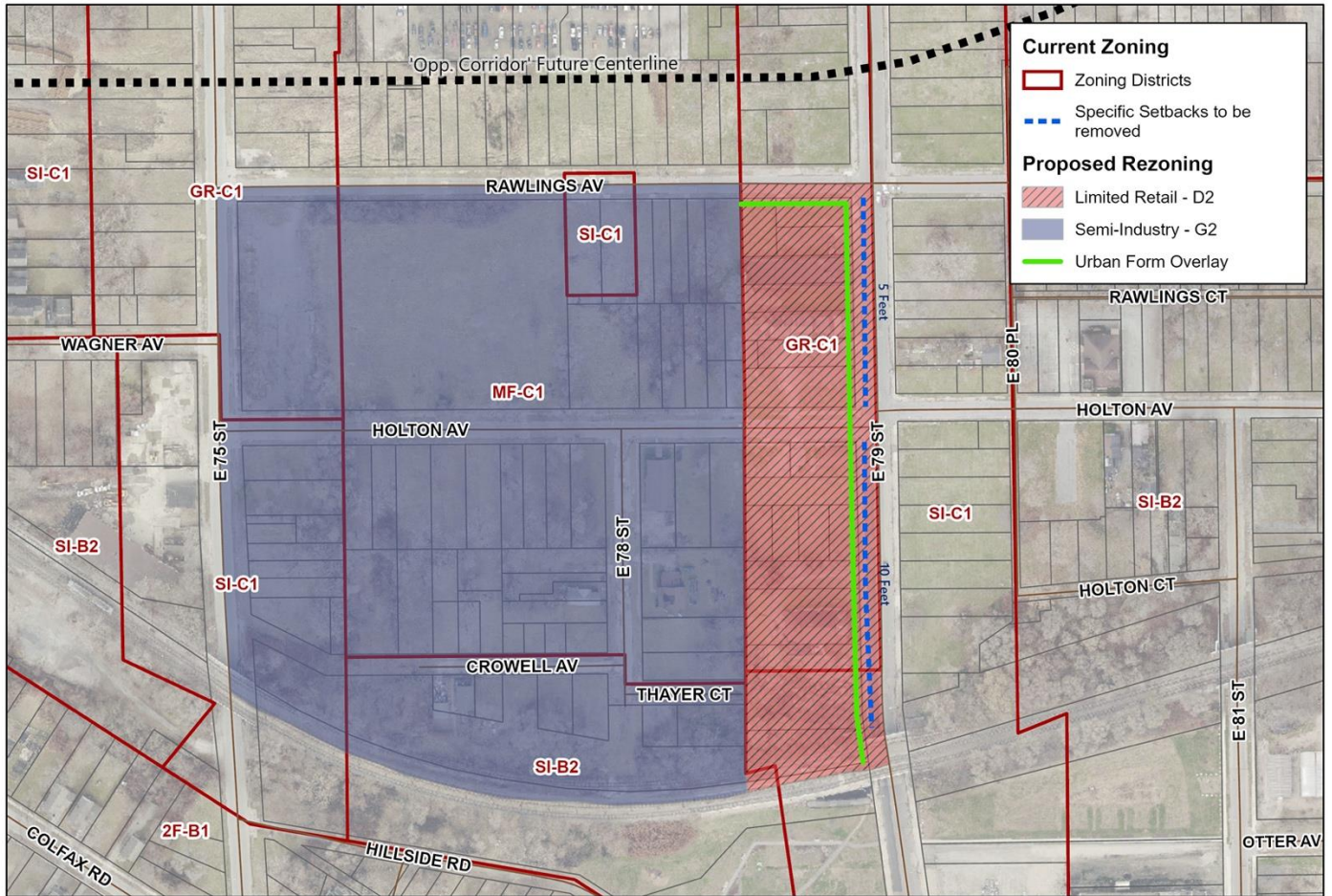
And as identified on the attached map shall be established as 'Urban Form Overlay District'

Section 6. That the change of zoning of lands described in Section 1 through 5 shall be identified as Map Change No. 2641, and shall be made upon the Building Zone Maps of the City of Cleveland on file in the office of the Clerk of Council and on file in the office of the City Planning Commission by the appropriate person designated for this purpose by the City Planning Commission.

Section 7. That this ordinance shall take effect and be in force from and after the earliest period allowed by law.

MR:mr          6-7-2021          FOR: Council Member Gray

# Ordinance No. 436-2021



**Map Change 2641**  
 Changing the Use, Area & Height Districts of parcels of land south of Opportunity  
 Corridor Blvd between East 75th Street and East 79th Street

200 Feet

May 24, 2021

