

Ordinance No. 1223-2025

By Council Members Hairston and Griffin
(by departmental request)

AN EMERGENCY ORDINANCE

Authorizing the Mayor and the Commissioner of Purchases and Supplies to sell certain City-owned property no longer needed for the City’s public use located on East 90th Street to Ortho School Properties LLC, or its designee, for purposes of developing a hotel.

WHEREAS, the Director of Community Development has requested the sale of certain City-owned property to Ortho School Properties LLC, or its designee (the “Redeveloper”) no longer needed for the City’s public use and located on East 90th Street for purposes of developing a hotel; and

WHEREAS, this ordinance constitutes an emergency measure providing for the usual daily operation of a municipal department; now, therefore,

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

Section 1. That notwithstanding and as an exception to the provisions of Chapters 181 and 183 of the Codified Ordinances of Cleveland, Ohio, 1976, it is found and determined that the following described property is no longer needed for the City’s public use:

PPN 119-08-041

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio: and known as being part of Sublot No. 31 in a Re-survey of S. V. Harkness’ Subdivision of part of Original 100 Acre Lot No. 400, as shown by the recorded plat of said Re-survey in Volume 31 of Maps, Page 8 of Cuyahoga County Records, and forming a parcel of land bounded and described as follows:

Beginning in the Easterly line of East 90th Street (formerly Harkness Avenue) 50 feet wide, at a point distant Southerly (measured along said Easterly line of East 90th Street) 31.00 feet from the Northwestern corner of said Sublot No. 31; thence Northerly, along said Easterly line of East 90th Street, 31.00 feet to the Northwestern corner of said Sublot No. 31; thence Easterly, along the Northerly line of said Sublot No. 31, 141.00 feet to the Northeasterly corner thereof; thence Southerly along the Easterly Line of said Sublot No. 31, 31.00 feet; thence Westerly, along a line parallel with said Northerly line of Sublot No. 31, 141.00 feet to the place of beginning, be the same more or less, but subject to all legal highways.
Property Address: 1849 East 90th Street, Cleveland, Ohio 44106

PPN 119-09-038

Situated in the City of Cleveland, County of Cuyahoga, and State of Ohio, and known as being the Southerly one half of Sublot No. 27 in S. V. Harkness’ Subdivision, of part of Original 100 Acre Lot No. 400, as shown by the recorded plat in Volume 31 of Maps, Page 8 of Cuyahoga County Records, and being 30 feet front on the Easterly side of East 90th Street, and extending back between parallel lines 141 feet, as appears by said plat, be the same more or less, but subject to all legal highways.
Property Address: 1829 East 90th Street, Cleveland, Ohio 44106

PPN 119-08-086

Ordinance No. 1223-2025

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio: and known as being part of Sublot No. 31 in a Re-survey of S. V. Harkness' Subdivision of part of Original 100 Acre Lot No. 400, as shown by the recorded plat in Volume 31 of Maps, Page 8 of Cuyahoga County Records, and bounded and described as follows:

Beginning in the Easterly line of East 90th Street (formerly Harkness Avenue, 50 feet wide), at a point distant Southerly (measured along said Easterly line of East 90th Street), 31.00 feet from the Northwestern corner of said Sublot No. 31; thence Southerly along said Easterly line of East 90th Street, 29.00 feet to the Southwesterly corner of said Sublot No. 31; thence Easterly along the Southerly line of said Sublot No. 31, 141.00 feet to the Southeasterly corner thereof; thence Northerly along the Easterly Line of said Sublot No. 31, 29.00 feet; thence Westerly along a line parallel with the Northerly line of said Sublot No. 31, 141.00 feet to the principal place of beginning, according to a survey dated August 17, 1948 by the National Survey Service, Inc., Civil Engineers and Surveyors, be the same more or less, but subject to all legal highways.

Property Address: 1851 East 90th Street, Cleveland, Ohio 44106

PPN 119-09-039

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio: and known as being the Northerly half, front and rear of Sub Lot No. 27 in Stephen V. Harkness Subdivision of part of Original 100 Acre Lot No. 407, as shown by the recorded plat of said subdivision in Volume 4 of Maps, Page 5 of Cuyahoga County Records, and the re-survey of said subdivision recorded in Volume 31 of Maps, Page 8 of Cuyahoga County Records, and being 30 feet front on the Easterly side of East 90th Street (formerly Harkness Avenue) and extends back between parallel lines 141 feet as appears by said plat, be the same more or less, but subject to all legal highways.

Property Address: East 90th Street, Cleveland, Ohio 44106

Section 2. That by and at the direction of the Board of Control, the Mayor and the Commissioner of Purchases and Supplies are authorized to sell the above-described property to the Redeveloper at a price not less than \$52,000 which is determined to be the appraised fair market value.

Section 3. That the conveyance shall be made by official deed prepared by the Director of Law and executed by the Mayor and the Commissioner of Purchases and Supplies on behalf of the City of Cleveland. The deed shall contain necessary provisions, including restrictive reversionary interests as may be specified by the Board of Control or Director of Law, which shall protect the City's interests and shall specifically contain a provision against the erection of any advertising signs or billboards except permitted identification signs.

Section 4. That the Director of Community Development is authorized to execute any documents as may be necessary to effectuate the purposes of this ordinance.

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Section 5. That this ordinance is declared to be an emergency measure and, provided it receives the affirmative vote of two-thirds of all the members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise it shall take effect and be in force from and after the earliest period allowed by law.

GP:uo
9-29-25

FOR: Director Hernandez

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READ FIRST TIME on SEPTEMBER 29, 2025
and referred to DIRECTORS of Community Development, City Planning, Finance, Law;
COMMITTEE on Development, Planning and Sustainability, Finance Diversity
Equity and Inclusion

CITY CLERK

READ SECOND TIME

CITY CLERK

READ THIRD TIME

PRESIDENT

CITY CLERK

APPROVED

MAYOR

REPORT
after second Reading

PASSAGE RECOMMENDED BY
COMMITTEE ON
DEVELOPMENT, PLANNING AND
SUSTAINABILITY

FILED WITH COMMITTEE

PASSAGE RECOMMENDED BY
COMMITTEE ON
FINANCE, DIVERSITY, EQUITY
and INCLUSION

FILED WITH COMMITTEE

