

**LEGISLATIVE SUMMARY**  
**Mayor's Office of Capital Projects**  
**Division of Engineering and Construction**

**Declaring the intent to vacate all of Gladys Avenue (42') extending  
from East 45<sup>th</sup> Street to East 47<sup>th</sup> Street.**

Ordinance No: 997-2022

Description: Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and being all of the public road right of way know as Gladys Avenue (42 feet wide) in the Subdivision Plat of Florian Court as recorded in Volume 342 of Maps, Page 87 of Cuyahoga County, extending from the easterly line of East 45<sup>th</sup> Street (60 feet wide) to the westerly line of East 47<sup>th</sup> Street (60 feet wide).

Purpose: CHN Housing Partners, f.k.a. Cleveland Housing Network, Inc. requests the vacation of Gladys Avenue to provide the best design possible, and to best accommodate the site amenities to develop a 50-unit supportive housing, referred to as Cuyahoga TAY.

A consent form acknowledging approval of this request has been signed from the Council Member.

Ward: Ward 10, Council Member Anthony T. Hairston





# CHN Housing Partners

*The Power of a Permanent Address.™*

August 31, 2021

Eric B. Westfall, P.S.  
Professional Surveyor  
Mayor's Office of Capital Projects  
Division of Engineering and Construction  
601 Lakeside Avenue, Room 518  
Cleveland, Ohio, 44114

**RE: Request for Alley Vacation – Gladys Ave. between East 45<sup>th</sup> Street and East 47<sup>th</sup> Street**

Dear Mr. Westfall,

CHN Housing Partners (CHN), f.k.a. Cleveland Housing Network, Inc. requests the vacation of the alley known as Gladys Avenue, which runs between East 45<sup>th</sup> Street and East 47<sup>th</sup> Street just north of Superior Avenue. CHN is the sole owner of all abutting property (PPNs 104-08-100; 104-08-101; 104-08-074; 104-08-102; 104-08-103; 104-08-104; 104-08-105; 104-08-106; 104-08-107; 104-08-108; 104-08-109; 104-08-110; 104-08-090; 104-08-091; 104-08-092; 104-08-093; 104-08-094; 104-08-095; 104-08-096; 104-08-097; 104-08-098; 104-08-099; 104-08-111; 104-08-023).

Capitalizing on the success of the Housing First initiative to end long-term homelessness in Cuyahoga County through permanent supportive housing, CHN, along with its partners Emerald Development and Economic Network, Inc., FrontLine Service, A Place 4 Me, REACH Youth Action Board, Sisters of Charity Foundation of Cleveland, and Enterprise Community Partners, is developing a 50-unit supportive housing development on the above-referenced CHN-owned parcels. This development, referred to as Cuyahoga TAY, will serve young adults ages 18–24 experiencing homelessness. This development will meet LEED Silver Certification. The building will have on-site supportive services and property management staff, including 24-7 front desk security staffing.

CHN received a 2021 award of Low Income Housing Tax Credits from the Ohio Housing Finance Agency to fund this important development. The building design and overall site plan was created to complement the existing adjacent building typology. In order to meet this goal, and to utilize the site most efficiently, we request vacating Gladys Avenue.

We note per the attached Sanborn Maps, as obtained for purposes of our Phase I Environmental Site Assessment for the proposed development, that Gladys Court was not a part of the historic street grid of the neighborhood. As shown in both 1963 and 1972, we note that there were buildings covering the area now known as Gladys Court.

With this context in mind, in order to provide the best design possible, and to best accommodate the site amenities to best serve our residents and the surrounding community, we request to vacate the alley as shown on the attached Proposed Site Plan. An existing Site Context Plan is also attached for your reference.

2999 Payne Avenue, Suite 134  
Cleveland, Ohio 44114  
P: 216-574-7100  
[www.chnhousingpartners.org](http://www.chnhousingpartners.org)



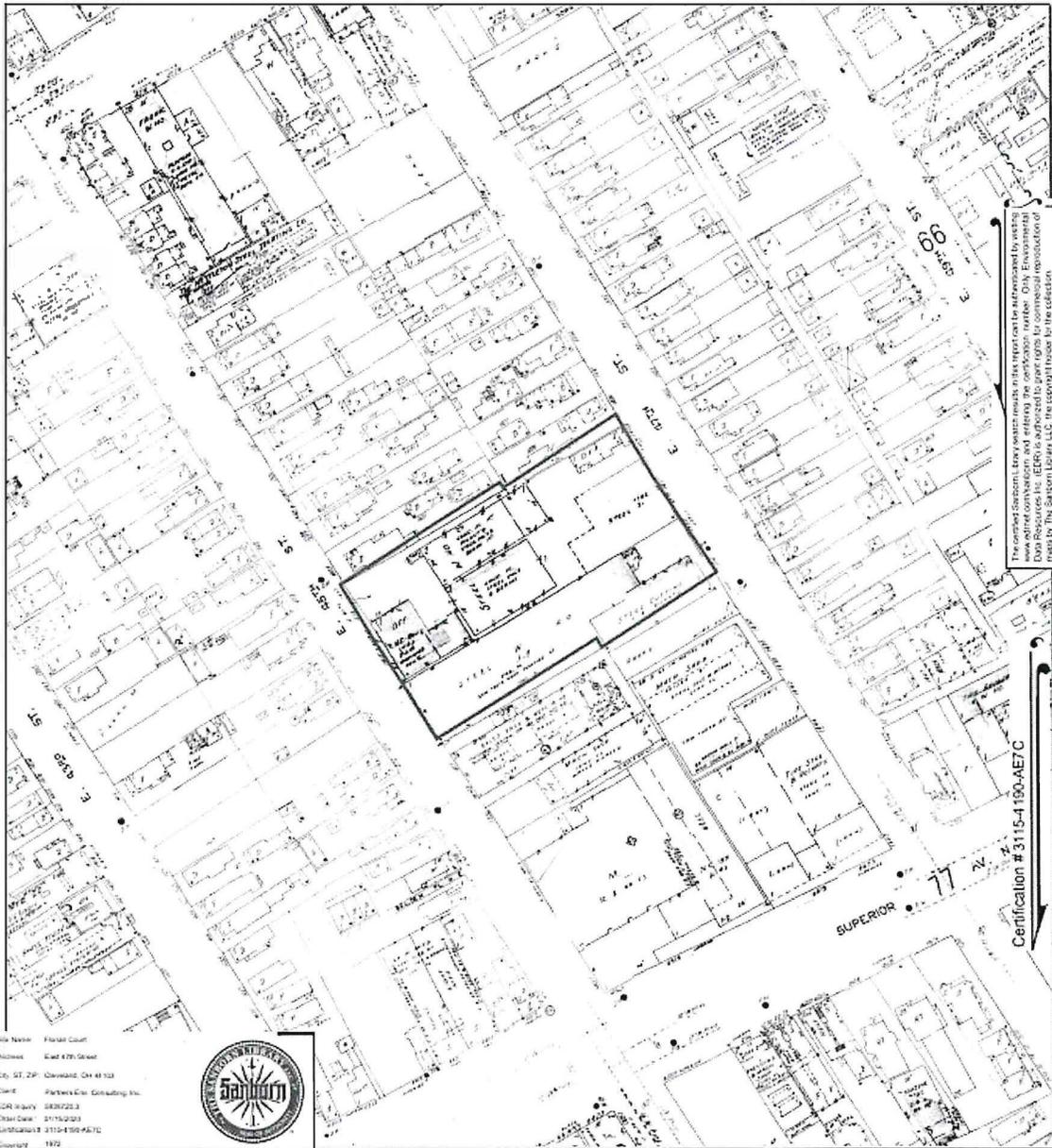
CHARTERED MEMBER

If you have any questions or concerns regarding this request, please contact Project Manager Ellen Kirtner-LaFleur at [ekirtner-lafleur@chnhousingpartners.org](mailto:ekirtner-lafleur@chnhousingpartners.org) or (216) 774-2414.

Sincerely,

A handwritten signature in black ink, appearing to read "K.J. Nowak". The signature is written in a cursive, flowing style.

Kevin J. Nowak  
Executive Director

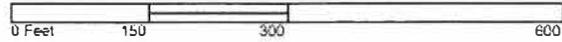


The certified Sanborn fire insurance maps can be downloaded by visiting [www.edr.com](http://www.edr.com) and entering the certification number. Only Environmental Data Resources, Inc. (EDR) is authorized to grant rights for commercial reproduction of maps in this Sanborn Library. See the accompanying terms and conditions.

Title: Florida Court  
 Address: East 67th Street  
 City, ST, ZIP: Cleveland, OH 44103  
 Client: Partners EOR Consulting, Inc.  
 EDR Inquiry: 08/02/23  
 Order Date: 01/15/2023  
 Certification #: 3115-4190-AE7C  
 Drawn: 1972



This Certified Sanborn Map combines the following sheets.  
 Outlined areas indicate map sheets within the collection.



Volume 1, Sheet 66  
 Volume 1, Sheet 65





Certified Sanborn® Map

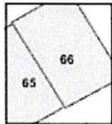
1963



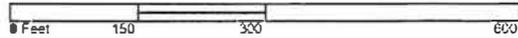
Site Name: Flank Court  
 Address: East 47th Street  
 City, ST, ZIP: Cleveland, OH 44133  
 Client: Partners E.C. Consulting, Inc.  
 SDI Inquiry: 08/01/2023  
 Order Date: 01/15/2023  
 Certification #: 2115-4100-AE7C  
 Copyright: 1963



This Certified Sanborn Map combines the following sheets.  
 Outlined areas indicate map sheets within the collection.



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 Volume 1, Sheet 65



Source: Phase I Environmental Site Assessment, Completed by Partners as of February 5, 2021.



City of Cleveland Memorandum  
Frank G. Jackson, Mayor

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Mayor's Office of Capital Projects

Date: October 11, 2021

To: Barbara Langhenry, Director  
Department of Law

From: Matthew L. Spronz, Director   
Mayor's Office of Capital Projects

Re: Request for Legislation

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We are requesting Legislation be prepared for Introduction as described below. An electronic draft copy will be emailed to your Department to facilitate the processing of this request, along with a copy of the Councilperson's consent slip.

**Declaring the intent to vacate all of Gladys Avenue 42'**

CHN Housing Partners, f.k.a. Cleveland Housing Network, Inc. requests the vacation of Gladys Avenue to provide the best design possible, and to best accommodate the site amenities to develop a 50-unit supportive housing, referred to as Cuyahoga TAY.

If you have any questions please contact Eric Westfall, Survey Department 664-3780.

Thank you.

MS/ebw

Cc: Valarie McCall, Chief of Government Affairs  
Richard Switalski, Administration Bureau Manager Division of Engineering & Const  
Eric Westfall, Plats and Surveys Section (Acting)  
Meredith Carey, Legislative Liaison  
Nancy Lanzola, Department of Law



CITY OF CLEVELAND  
**Office of the Council**

[www.clevelandcitycouncil.org](http://www.clevelandcitycouncil.org)

**Anthony T. Hairston** COUNCIL MEMBER, WARD 10

**COMMITTEES:** Operations - *Chair* • Development, Planning & Sustainability - *Vice Chair*  
Health & Human Services • Municipal Services & Properties • Utilities • Rules

February 8, 2021

Mr. Kelan Craig  
Ohio Housing Finance Agency  
57 E Main Street  
Columbus, Ohio 43215

RE: Cuyahoga TAY (Transition-Aged Youth) Supportive Housing Development - 2021 LIHTC Application

Dear Mr. Craig,

I am writing to express my support for the Cuyahoga TAY (Transition-Aged Youth) supportive housing development's application for a 2021 allocation of Low-Income Housing Tax Credits. This development will serve an important need in Cuyahoga County by providing supportive housing with services dedicated to the needs of youth and young adults ages 18–24 who are experiencing homelessness.

This development will bring productive use to a site that has been waiting for redevelopment for several years. Particularly as the St. Clair Superior neighborhood embarks on a master planning process, I am excited to see this level of investment and this type of carefully planned development come to the neighborhood.

The proposed Cuyahoga TAY site is located in a residential pocket of the neighborhood that has excellent connections to two high-frequency bus lines, a newly renovated City recreation center, and the economic and job opportunities of the many businesses that operate in the neighborhood.

My office looks forward to working with CHN Housing Partners, Emerald Development & Economic Network, Inc., FrontLine Service, A Place for Me, the REACH Youth Action Board, the Sisters of Charity Foundation of Cleveland, Enterprise Community Partners, and the Ohio Housing Finance Agency to bring this much needed supportive housing to Cleveland and to Ward 10. Should you have any questions, please contact me (216) 664-4743.

Sincerely,

Anthony T. Hairston  
Councilman, Ward 10