



01/11/17

Kara O'Donnell

City Planner/Historic Preservation Planner/Storefront Program Coordinator

Re: Conditional Use Permit Application
Boss Dog Brewery
2179 Lee Rd
Cleveland, Hts 44118

Arkinetics Project No.: 16025.01

We propose the following:

- Use of public property by expanding the existing outdoor patio into the adjacent Right-of-Way and City owned property. The patio would be designed, constructed, operated, and maintained to enhance the local flare of the general vicinity. The new patio would complement the adjacent park and provide enjoyment and character to the general vicinity.
- Provide a new outdoor bar and expand existing patio seating. New patio to include a maximum of 100 seats, including the bar.
- Provide new masonry wall enclosure with wrought iron fence above. The brick and wrought iron will complement the existing architecture and neighborhood character. Details to be approved by the ARB at future submittal.
- Provide lighting compliant with local code.
- Provide outdoor drainage compliant with local code.
- Provide a space we informally call an "Art Installation". This space would incorporate many plants and trees, and act as a "Beer Garden". The area would also include artwork such as sculptures, painted brick, keg art, etc. It's intended to be a collaboration effort with our neighbors at Heights Arts by supporting local artists and displaying their wares. We envision this space as a mini-park within a park.
- Hours of operation:
 - Mon 11AM – 2AM
 - Tue 11AM – 2AM
 - Wed 11AM – 2AM
 - Thu 11AM – 2AM
 - Fri 11AM – 2AM
 - Sat 8AM – 2AM (brunch)
 - Sun 8AM – 2AM (brunch)
 - Special Event Days: St Patty's Day, Indians Opening Day, etc. 8AM – 2AM
- Music: Live music will be inside only with possible exceptions of "special event" live outdoor performances such as the annual Heights Music Hop. These events would be coordinated with the City in advance and subject to their approval.

PRELIMINARY
NOT FOR
CONSTRUCTION

SEAL

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PROJECT:

**BOSS DOG
BREWERY**
2179 LEE RD
CLEVELAND HEIGHTS, OH 44118

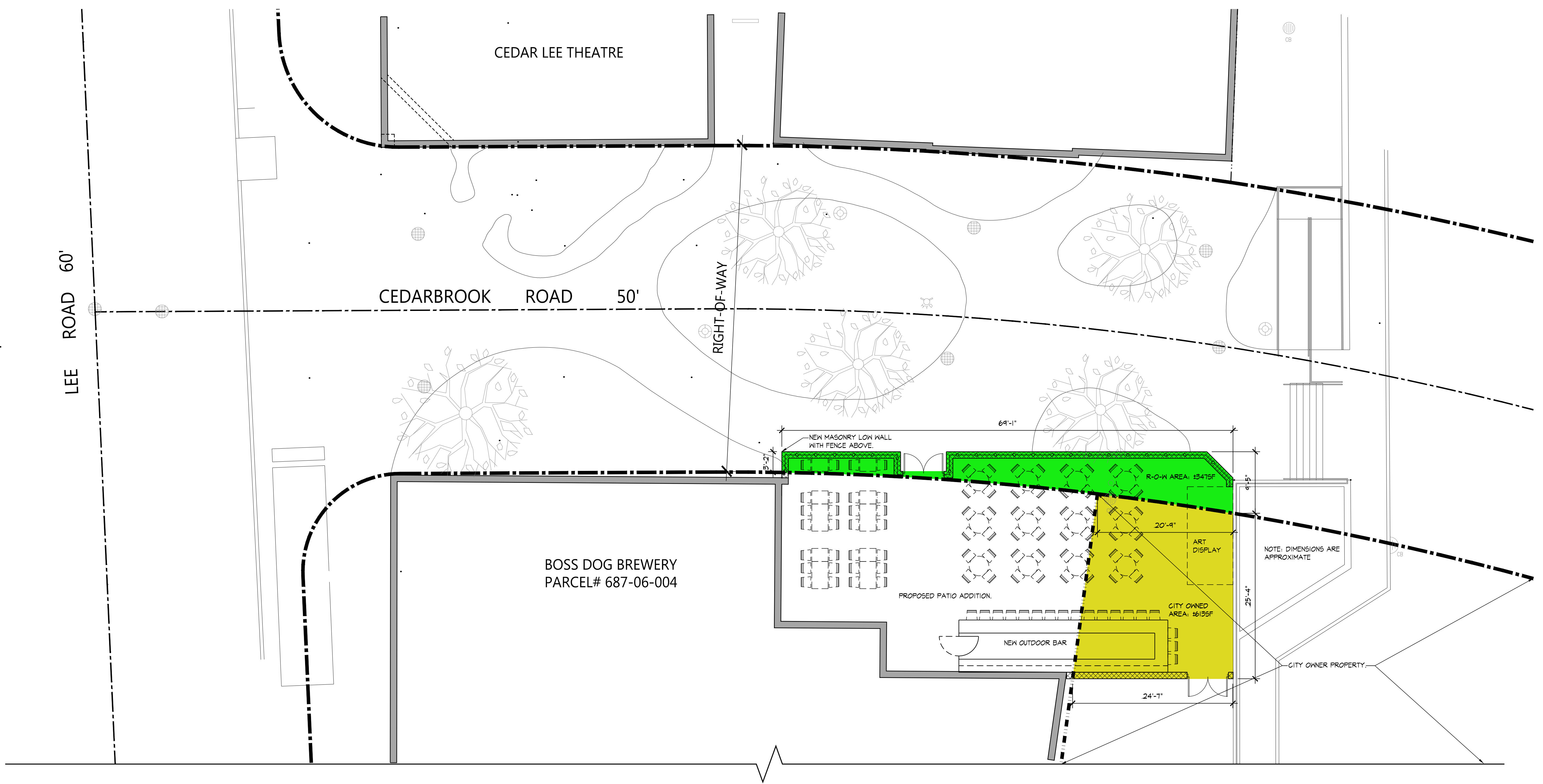
MARK: ISSUE: DATE:
REVIEW: 11/17/16

PROJECT #: 18025.01
DRAWN BY: MC CHECKED BY: BT

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DRAWING TITLE:
PROPOSED SITE PLAN

SHEET #:
A0.01



PRELIMINARY SITE PLAN

1/8" = 1'-0"

NOTE:
THIS SITE PLAN IS DIAGRAMMATICAL AND SHALL NOT BE CONSTRUED AS AN ACTUAL SURVEY.