



CITY OF CLEVELAND HEIGHTS

PLANNING COMMISSION AGENDA

SEPTEMBER 11, 2025

The Planning Commission of the City of Cleveland Heights will hold a regular meeting at **7:00 P.M. on Thursday, September 11, 2025** in Council Chambers, on the second floor at City Hall, 40 Severance Circle.

A G E N D A

1. Call to order
2. Approval of minutes for the August 13, 2025 regular Planning Commission meeting
3. **Proj. No. 25-17 Sustainable Community Associates LLC, Park Synagogue Development Plan Phase One, 3300 Mayfield, 'S-2' Mixed-Use**, requests a Conditional Use Permit for the development plan's first phase per Code Chapters 1111, 1115, 1121, 1131, 1145, 1151, 1153, 1161, 1165, & 1166:
 - (1) A Conditional Use Permit for the first phase of the Park Synagogue Development Plan which includes:
 - (a) The preservation and adaptive reuse of the historic Park Synagogue building as well as the demolition of Kangesser Hall and the Boiler House;
 - (b) Site improvements around the synagogue including utilities, roadways, walks, landscaping, and the Tree Preservation Plan;
 - (c) The new construction of two (2) multi-family buildings with thirty (30) total units that include four lodging house dwelling units on site C1; and
 - (2) A Conditional Use Permit to allow four (4) four-bedroom lodging house units in the proposed thirty-unit multi-family building.
4. **Proj. No. 25-19 Alternative Solutions Care 2.0, 3203 Mayfield, 'C-3' General Commercial**, requests revised Conditional Use Permit in order to operate automobile repair shop under new ownership per Code Chapters 1111, 1115, 1121, 1151, 1153, & 1161.
5. **Proj. No. 25-20 Enterprise, 3200 Mayfield, 'C3' General Commercial**, requests revised Conditional Use Permit in order to (1) construct a new addition and implement site alterations, and (2) utilize a leased portion of the neighboring lot (PPN 684-32-002) for outdoor storage of their vehicular fleet per Code Chapters 1111, 1115, 1121, 1151, 1153, & 1161.
6. Old Business
 - a. Auto Uses Zoning Enforcement Update
7. New Business
8. 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 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.