



Cedar Fairmount Special Improvement District Meeting
August 8, 2023

In attendance:

Sal A. Russo, President
Vince Pangle, Treasurer
Tony Cuda, City of Cleveland Heights
Craig Cobb, City of Cleveland Heights
Melody Joy Hart, City of Cleveland Heights
Brian Anderson, City of Cleveland Heights
Jayne Sestak, The Fairmount
Don King, Neighbor, Buckingham
Lewis Zipkin, Attorney and Residential Property Owner
Tom Sockel, Residential Property Owner
Myra Orenstein, CATV, Inc. Acting as Executive Director

The meeting was called to order by President Sal A. Russo at 9:09 a.m.
Minutes were reviewed. Motion to approve by Vince Pangle. Second by Melody Joy Hart.
Minutes approved.

Treasurer's report was reviewed by Vince Pangle who reported that he contacted Tom Hlavaty, CPA for clarification of a line item on the Balance Sheet and was satisfied with the response. Motion was made to approve the Treasurer's Report. Melody motioned to approve. Vince seconded.

Old Business

Dave's Update-Sal reported that things are in the same position as was reported at the previous meeting. There are two prospective tenants, Trader Joe's being one. It is interested in using all but 2,500 square feet of space. Vince told Sal he may have a tenant for the additional space.

ARPA Grant Update-Melody reported that a meeting is being held to pull together all "asks" as well as additional ideas from City Council. An open meeting will be held August 22 at 10 a.m. to decide how to divide the monies. Money must be distributed by 2024. Council's goal is to allocate all funds this year and not wait until 2024.

Parking Garage Update-Myra Orenstein reported she had reached out to the Mayor's office but received no update. Brian Anderson said the Properties Department is aware of the situation.

Nighttown Update-Myra reported that Red Restaurant Group had been conducting interviews. Brian added that Red had put in requests for finalizing required paperwork for opening and that the City had discussed Fire Department requirements for concerts, etc.

Lighting at Top of the Hill-The residents who issued complaints at the last meeting did not attend this meeting and therefore there were no updates. Brian reported that Flaherty said there is no adjustment setting on the lighting in question.

Update on Shuttle Bus Conversation-In his absence, Scott Harrison sent an earlier email outlining his conversations with University Circle Incorporated about shuttle buses in Cedar Fairmount. He included a map of the shuttle bus routes and added that UCI is willing to have conversations with the City of Cleveland Height about increasing the number of buses with the caveat that additional funding would be required.

New Business

Promotions and More-Sal congratulated Brian on his promotion to Business Development Manager. He thanked Myra for her service as Executive Director and added she will remain in this position until the end of September. The SID is currently seeking her replacement.

Landscaping-All landscaping is in place. Myra thanked the City for giving the SID large planters. Deluxe has already planted flowers at Surrey and Lenox and Euclid Heights. Residents have complimented Deluxe on the new look.

Sal signed the landscaping contract with Deluxe for the 2024 season.

SummerFEST-Myra reported that several concerts had to be rescheduled because of inclement weather. Because these concerts deviated from the original schedule and overall questionable weather attendance was not as strong on those dates as would be hoped.

CAC Application for 2024-Myra reported that that paperwork has been sent to CAC. The SID will be eligible for \$4K (same as this year) and will know more by early 2024.

Ascent Parking Garage-Don King reiterated that Ascent tenants are parking on lower floors of the garage and taking up spaces that should be used by residents of The Buckingham and potentially new retail/Nighttown. The gate for the upper level, secured floors is broken thereby lessening the attractiveness for Ascent residents to park in this secured area.

Brian said the City is aware and working on the situation with F&C. He was referred to F&C for further conversation but advised by Brian that waiting until Nighttown's opening and/or the opening of retail/restaurant tenants is advisable.

New Tenant in Howard Hanna Building Space-Myra reported that a lingerie store had opened and she had received a complaint from an 80-year old woman about this tenant. She referred the woman to Michael Occhienero, building owner.

City Council Members reported that this is actually a photography student specializing in boudoir/wedding photography that also sells lingerie.

Snow Plowing-Tom Sockel reported that even though a 2" requirement is satisfactory for vehicles, he hopes that the sidewalks are cleared to make them safe and passable for pedestrians.

Transformer Replacement-Jayne Sestak asked Sal about the schedule for shutting down the electric in Heights Medical Building on Thursday. Sal said the company is anticipating arriving on scene at 7:00 a.m. and working until 2:00 p.m. but it may be a shorter time. Everything is contingent on weather.

Lew Zipkin made a motion to adjourn the meeting at 10:45 a.m. Melody seconded. The meeting was adjourned.

The next meeting will be held on October 10 at 9:00 a.m. at The Fairmount.