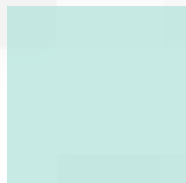
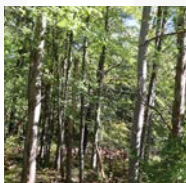
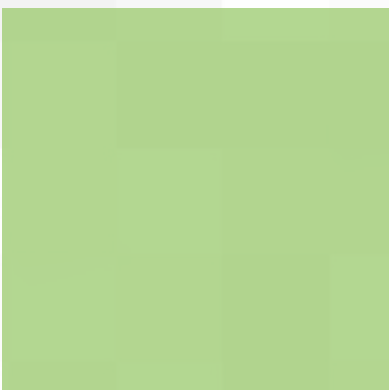
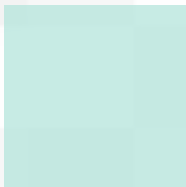


The Village of **WOODMERE** MASTER PLAN



ACKNOWLEDGMENTS



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COUNTY PLANNING

The Cuyahoga County Planning Commission's mission is to inform and provide services in support of the short and long term comprehensive planning, quality of life, environment, and economic development of Cuyahoga County and its cities, villages and townships.

Cover Image Sources: County Planning & Village of Woodmere

The Village of WOODMERE MASTER PLAN

Accepted by Woodmere Village Council on June 9, 2021



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Nakeisha Nickerson
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John Goodman
Jill Korsok

Morgan Ford
Nate Phillips
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Carol Neff
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Sheryl C. Blakemore, *Council Clerk*
Tennyson Adams, *Council Member*
Vivian Walker, *Council Member*

Seth Young, *Council Member*
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OUR THANKS

A special thank you to all the residents, groups, public officials, business owners, and community representatives that participated in the Master Plan process. Your input at public meetings, online surveys, interviews, and one-on-one conversations ensured that this document included the thoughts, opinions, hopes, and goals of those who call the Village of Woodmere home.

Thank you especially to those members of Council and the Steering Committee that dedicated their time, energy, and expertise in crafting a Plan for the Village.

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Sheryl C. Blakemore, *Council Clerk*
Tennyson Adams, *Council Member*
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Northeast Ohio Regional Sewer District (NEORSB)
Northeast Ohio Areawide Coordinating Agency (NOACA)

Finally, a special thank you to Orange Community Education & Recreation (OCE&R) for opening their facility for our Public Meetings throughout this process.

Image Sources: County Planning & Village of Woodmere

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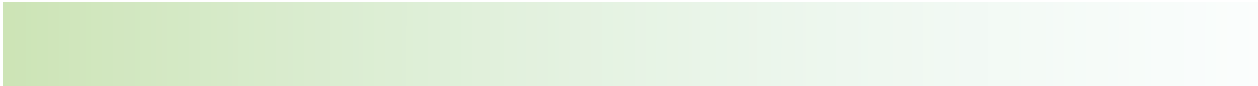


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Source: County Planning

1.0 INTRODUCTION

WELCOME TO THE VILLAGE OF WOODMERE MASTER PLAN

The Village of Woodmere Master Plan is the culmination of community aspirations, dreams, and ambition for future endeavors. Woodmere is on the threshold of exciting undertakings and now is an ideal time to carefully plan how the community should grow and change in the coming decade.

The Master Plan establishes a “snapshot” of the community that examines how the Village looks today, what trends and issues are effecting the community at local, statewide, and national scales, and how land is currently being utilized. By identifying and closely examining these trends, and combining these findings with input from stakeholders and residents, a vision for the future was determined and is outlined within this Master Plan.

As a result of the current conditions analysis, input from numerous stakeholders and residents, and establishing a vision for the future, the Master Plan outlines specific goals and strategies to help focus change in a desirable and predictable manner. These various strategies range from small changes that can improve the daily lives of residents and businesses within Woodmere, to larger changes that will take time to implement. The Plan also identifies potential partners and funding sources to help with the costs of implementation and getting ideas on the ground and impacting change in a positive direction.

The Village of Woodmere is evolving and transforming everyday. This Master Plan is meant to guide ideas and ensure that the dedication of residents, business owners, and Village staff does not go unnoticed. By working together, we can create an even greater Woodmere.

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- What is a Master Plan, page 10
- Public Engagement, page 12
- History of Woodmere, page 14
- Previous Planning | 1999 Master Plan, page 16
- Relevant Plans & Previous Studies, page 18
- Planning Context, page 24

1.1 WHAT IS A MASTER PLAN

A Master Plan is a policy guide created by the Village of Woodmere in collaboration with residents, business owners, stakeholders, and interested groups. It is a long-term plan for how the community wants to grow and develop in the future, and it is intended to look five to ten years into the future from present day.

Generally, a Master Plan inventories what exists today, outlines a community's vision for the future, and describes concrete action steps to achieve that vision. Developing a plan provides the community an opportunity to give input on the general direction of the Village. It prepares residents and business owners for changes, shapes future development, and gives a competitive advantage when the Village applies for grants and funding.

Residents are encouraged to use the Master Plan to see what changes may occur in their neighborhoods, and to assist with implementation by engaging community groups or volunteer organizations to support it. Business owners are encouraged to use the Master Plan to find where the Village is focusing business attraction and retention efforts, and to see what land may be available. The Village is encouraged to use the Master Plan when deciding what infrastructure investments to make, or what grants to apply for. These are substantive ways that members of the community can use the Master Plan to guide their decisions.

MASTER PLAN & ZONING

The Master Plan is particularly related to land development because it provides a guide for how the community would like to see new uses arranged and developed. While the Master Plan describes potential land use changes, it does not immediately alter any zoning or regulations. Existing zoning remains the same until the Village or a property owner seeks to rezone specific parcels of land or update existing Village codes.

The graphic to the right shows some of the key features that differentiate Master Plans from Zoning Ordinances.

MASTER PLAN

- A general policy for future growth
- Describes recommendations for what should happen in the future
- Includes broad recommendations that can be undertaken by the Village, residents, or partners
- A flexible document that is intended to be updated as conditions change

VS

ZONING ORDINANCE

- Specific rules for development
- Describes what is and what is not allowed today
- Includes mandatory regulations on development that are enforced by the Village unless specifically waived
- Relatively rigid set of regulations that can only be changed by a legal process

PHASES OF THE MASTER PLAN

The Master Plan for the Village of Woodmere was organized into five (5) phases. These phases are described in more depth below:

- **Current Conditions:** In this initial phase, we developed a localized and regional analysis of existing trends and conditions that affect the Village
- **Community Vision:** In this phase, we outlined a vision for how the community wants to grow and develop in the coming decade
- **Goals & Actions:** In this phase, we outlined specific steps that can be taken to achieve the community's desired future
- **Implementation:** In this phase, priorities, time lines, and responsibilities were attached to each strategy to show how they can be accomplished
- **Master Plan Document:** In this final phase, the previous components were combined into a complete, final Master Plan document

PROCESS



CURRENT CONDITIONS



COMMUNITY VISION



GOALS & ACTIONS



IMPLEMENTATION



MASTER PLAN DOCUMENT

1.2 PUBLIC ENGAGEMENT

The Master Plan process included numerous opportunities for public involvement to ensure that the Plan reflected the concerns, ideas, and priorities of residents and business owners. Each phase of the process included the involvement of Village staff and the public.

INVOLVED GROUPS

The planning process involved the input of three (3) groups: the Project Team, the Steering Committee, and the Public. These three groups reviewed the Master Plan at various phases to ensure the goals and recommendations in the Plan fit what the community would like to see.

The Project Team was comprised of Village staff and public officials with an in-depth knowledge of the day-to-day operations of the Village. The Steering Committee was comprised of residents, business owners, and stakeholders that represent a cross-section of the Village. Finally, the Public included any interested residents or parties that would like to be involved during the process. Each group met throughout the planning process, with three (3) Public Meetings that cover the most important parts of the Plan.

The inclusion of these groups were important in confirming that the data, ideas, and policies to be presented were appropriate for the Village of Woodmere. The involvement of the Steering Committee also assisted in identifying areas of the Plan that should be presented to the public for further feedback.

PUBLIC MEETINGS & ONLINE SURVEYS

The Village of Woodmere Master Plan included three (3) Public Meetings throughout 2019 to allow community members the opportunity to provide input on the Plan and its recommendations. A brief overview of these meetings is provided on the following page.

Meeting information was posted on County Planning's website and social media platforms, shared by the Village, and also included a Village-wide mailing for the first Public Meeting. Following each meeting, a link was provided to an online survey mirroring the activity at the Public Meeting. Each survey was open for at least two (2) weeks to allow those unable to attend the meeting to participate and share their thoughts.

INTEGRATING THE RESULTS

County Planning used the results from the Public Meetings to inform to the Master Plan. After presenting information to the public, the Master Plan documents were updated to incorporate feedback from the public.

At the second and third Public Meetings, County Planning discussed the results of the previous Public Meetings and showcased the changes that were made to ensure the public was aware of how the Plan was responsive to their comments.



Source: County Planning, Public Meeting #1



Source: County Planning, Public Meeting #2

PUBLIC MEETINGS

1

PUBLIC MEETING #1

CURRENT CONDITIONS & COMMUNITY VISION
MARCH 5, 2019

At the first Public Meeting, representatives from County Planning introduced residents to the planning process, presented Current Conditions information, and gave an overview of the community. Members of the public were asked to review boards at six (6) stations that included a Community Vision, objectives, investment areas, investment corridors, community identity, connectivity, and housing. Residents were invited to say what they liked or wanted to change about each. This meeting was followed up by an online survey, which remained open for two weeks.

2

PUBLIC MEETING #2

GOALS & ACTIONS
AUGUST 22, 2019

At the second Public Meeting, representatives from County Planning gave a presentation which outlined the Master Plan Process and where the community was at in that process, and focused on the Recommendations document. Members of the public were asked to review boards at five (5) stations that prompted residents with the following three (3) questions: 1) Which, if any, strategies or goals they liked or are excited about; 2) Which, if any, strategies or goals they felt needed work; and 3) General comments they have about specific goals, strategies, or topic areas. This meeting was followed up by an online survey, which remained open for two weeks.

3

PUBLIC MEETING #3

IMPLEMENTATION
OCTOBER 30, 2019

At the third Public Meeting, representatives from County Planning gave a presentation which outlined the Master Plan Process and where the community was at in that process, and focused on the Implementation document. Members of the public were asked to review boards, which outlined the various Recommendations within the Master Plan, and to assign priority levels for implementation. This meeting was followed up by an online survey, which remained open for two weeks.

1.3 HISTORY OF WOODMERE

HUMBLD BEGINNINGS

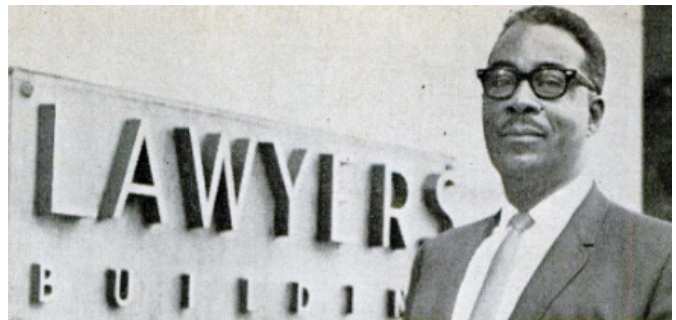
The Village of Woodmere has come a long way from its humbled beginnings. It is rumored that the Village was a stop on the underground railroad and in the community's early years, pioneering black families were faced with adversity and unjust treatment. However, their strength and courage helped pave the way for the tight-knit community that Woodmere has become.

Just prior to adoption and during the WWII era, the Village was a largely wooded area just outside of Cleveland. With limited building regulations that were often not enforced, the Village had been described as a "shanty town." However, surrounding the community were large estates and carefully planned subdivisions that just bordered the Village.

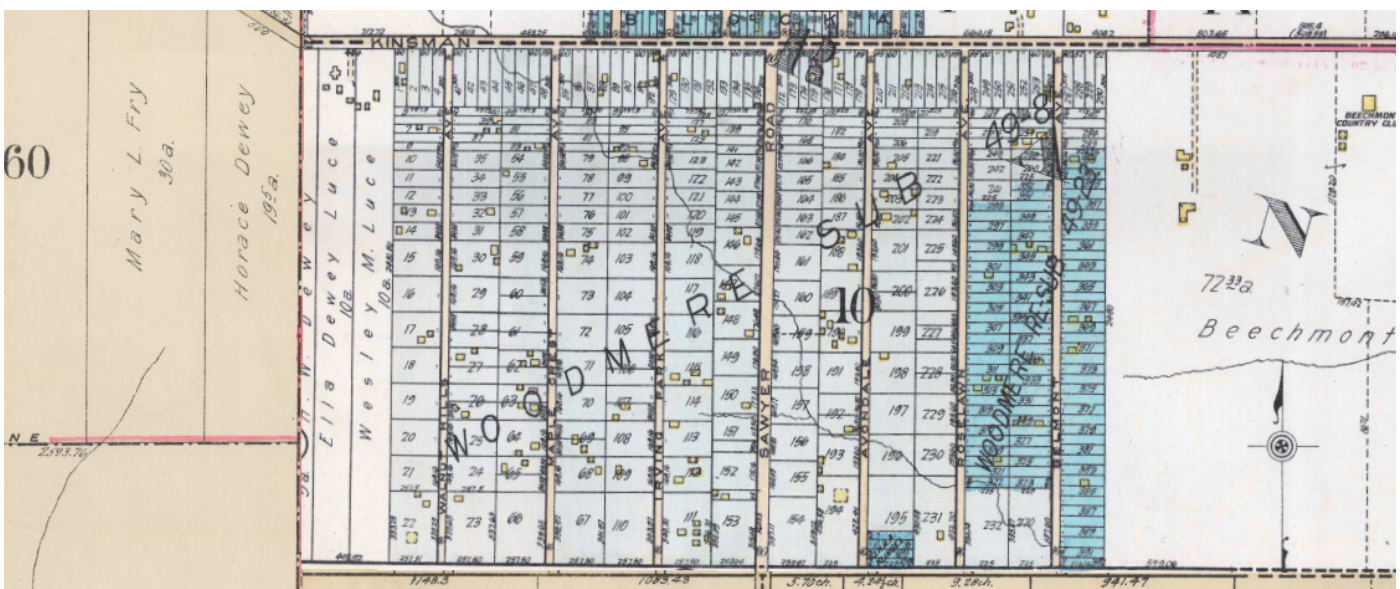
Originally, the Village of Woodmere was a residential subdivision part of Orange Township, which not only included Woodmere, but also Hunting Valley, Moreland Hills, Orange Village, and Pepper Pike. Then in 1944, the Village was fully incorporated into the county with just under three-hundred residents calling the community home.

PROUD HERITAGE

The Village of Woodmere has a proud and strong footprint in northeast Ohio history. Woodmere was among one of the first places not only in the region, but the entire country to elect a black mayor into office. In November of 1965, residents elected Attorney Samuel S. Perry as the Village's first black mayor, defeating six-time incumbent John Fabian. Then, just two-years later in 1967, the City of Cleveland elected its first black mayor, Carl B. Stokes, into office, who was the first black mayor elected into office of a major American city. The Village of Woodmere once again helped change the face of politics and move government towards a position of inclusiveness and equality.



Source: www.woodmerevillage.com, Attorney Samuel S. Perry, 1965



Source: Cleveland Historical Maps, <http://esriurl.com/cleveland>, Orange Township/Woodmere Subdivision 1927-1937

THRIVING COMMUNITY

The Village of Woodmere is less than a square-mile in size, but holds its own against other retail giants in the northeast Ohio region, such as Crocker Park, Beachwood Place, Legacy Village, and Pinecrest. Located just off of the I-271 corridor, Woodmere is regionally accessible and offers a wide variety of retail opportunities. With some of the most sought-after shopping in the Midwest, Woodmere is home to over eight-hundred local and national retailers and restaurants. In a single day, the Village can see nearly 28,000 vehicles travel along its main corridor, Chagrin Boulevard, providing for some of the best commercial visibility in the region.

In 1975, the 110,000 square-foot Eton Square shopping center was constructed with a focus on specialized appeal in a relatively pastoral area. However, it was missing large, national tenants that would anchor the shopping collection. Then, in 1990, the name of the shopping center was changed to Eton Collection and by the turn of the century in 2003, Stark Enterprises undertook a \$45 million renovation and redesign that expanded the commercial space to 230,000 square-feet.

An additional expansion was recently completed in 2016, which added nearly 70,000 more square-feet of commercial space. This expansion now houses an AT&T

store, Starbucks, Chipotle, and number of other retailers. This brings the Village up to roughly three-hundred businesses located within the community.

Today, the rebranded Eton Chagrin Boulevard continues to attract premiere retail and brand giants such as Trader Joe's, Tiffany's, Apple, and Kendra Scott. Woodmere's location and now prominent retail footprint proves that although the Village may be small, its influence can go head-to-head with communities a hundred-times its size.



Source: Brenda Cain, cleveland.com, Cleveland Press File Photo, Eton 1975



Source: County Planning, Eton Chagrin Boulevard today

1.4 PREVIOUS PLANNING | 1999 MASTER PLAN

1999 MASTER PLAN

The 1999 Woodmere Village Master Plan focused on a number of specific objectives with three (3) main goals: 1) Ensure the economic viability of Woodmere Village's commercial and residential communities; 2) Ensure that the Village's quality of life improves for both sectors of the community; and 3) Better connect the Village's commercial district with surrounding communities in mutually beneficial ways. The Plan was completed by the consultant team of Project for Public Spaces (PPS) and North Coast Urban Consultants in collaboration with Village Officials, Advisory Committee members, and Village residents, businesses, and property owners.

This Plan gave special attention to Chagrin Boulevard and how its future design will impact not only Woodmere, but the larger region as a whole. Chagrin Boulevard is both a positive and negative for the community. As outlined in the 1999 Plan, the six recommendations discussed on the next page were formed to transform Woodmere into a people-oriented community while simultaneously managing the high volume of traffic along Chagrin Boulevard. The Village identifies as the "Gateway to the Chagrin Valley." However, at the time of this Plan Woodmere increasingly saw itself becoming the "Thru-way to the Chagrin Valley" instead.

As seen in the box to the right, the Plan called for very specific implementation steps in order to poise the Village for setting its future in an exciting new direction; one which Woodmere embraces its "small town" qualities, all while supporting the vitality of established and growing businesses within the community. Overall, the 1999 Woodmere Village Master Plan had many successes and laid a solid foundation for future planning efforts to build upon.

IMPLEMENTATION STEPS

Approve the Master Plan report by the Advisory Committee and the Village Council

Retain a part-time Master Plan Coordinator

Solidify verbal agreements with surrounding communities to jointly pay for next step traffic engineering studies

Complete detailed traffic engineering studies and analysis of existing conditions

Woodmere Village representatives should immediately meet with officials from ODOT and NOACA to review their Master Plan findings, as well as advise on their traffic engineering work status

Continue a community process to govern the evaluation of the final plans and designs

Refine the concept design for the proposed boulevard and frontage road and develop schematic designs for short-term implementation

Develop model easement, management, maintenance, and indemnification agreements

Draft necessary changes to the zoning code

Undertake a study of the possible conversion of the privately owned sewage treatment plant on Belmont into a pump station

Immediately form an Ad-Hoc Village Hall Plaza Committee to implement short-term beautification improvements, which will set the tone for future Chagrin Boulevard improvements to come

To ensure that recreational needs of the Village's children are addressed, an additional Ad-Hoc Committee should be established to identify and flush out both short-term and long-term recreational opportunities for Woodmere Village youth

1999 MASTER PLAN KEY RECOMMENDATIONS

PLAN RECOMMENDATIONS

1	<i>Develop Chagrin Boulevard from W. Brainard Road to the Pepper Pike Line as a "boulevard"</i>
2	<i>Hold the line between Chagrin Boulevard development south of Chagrin and the residential community</i>
3	<i>Proactively encourage development of the type and character which will transform Woodmere Village into an interesting destination</i>
4	<i>Reduce present parking ratios to lessen the amount of premium-valued land being devoted to parking</i>
5	<i>Make Woodmere Village more pedestrian, bicycle, and transit friendly by implementing capital improvements</i>
6	<i>Maintain the "country feel" of the Woodmere single-family residential district by retaining residential lot widths of no less than 125-feet, but no greater than 144-feet</i>

1.5 RELEVANT PLANS & PREVIOUS STUDIES

CHAGRIN BOULEVARD CORRIDOR STUDY (2001)

In 1999, the community was awarded a grant from the Transportation and Community and System Preservation Program (TCSP). The study would focus on developing a community-based plan to revitalize Chagrin Boulevard that runs through Woodmere, all while maintaining access to the rest of the community. Additionally, the Village also completed a Master Plan the same year (1999) and the Plan concluded that Chagrin Boulevard should be developed as a true boulevard. However, the Plan offered little detail on how to accomplish such a large and complicated project that has the potential to not only affect Woodmere, but the region as well.

PROJECT NEED & PROCESS

Chagrin Boulevard is a minor arterial that has been left to function as a major corridor with Average Daily Traffic (ADT) numbers that far exceed what it is capable of handling safely and efficiently. At the time of the study and data collection in 2001, the roadway served approximately 18,700 vehicles per day on the western end and 14,400 vehicles per day on the eastern end. It was then estimated by the Northeast Ohio Areawide Coordinating Agency (NOACA) that by 2021 traffic volumes could increase to 20,000 vehicles per day on the western end and 15,400 vehicles per day on the eastern end. In addition to traffic volumes, other issues addressed within the study included safety, property and street access, property impacts and parking, transit and pedestrian accommodations, and aesthetics.

Based upon these issues and needs, the purpose of the project was to: Improve traffic flow to an acceptable level of service, defined as no intersections functioning below LOS D during peak hour; Improve access management to facilitate efficient movement of traffic and reduce driveway-related accidents; Provide pedestrian accommodations to encourage safe, efficient pedestrian travel; and to Improve the aesthetic appeal of the corridor to enhance the quality of life for residents, businesses, and motorists

The project officially kicked-off in the fall of 2001 and the process included extensive public involvement and the formation of stakeholder committee; which included partners such as local businesses, key Village staff, Ohio Department of Transportation (ODOT), adjacent community leaders, and other similar groups.

ALTERNATIVE SOLUTIONS & PREFERRED STRATEGY

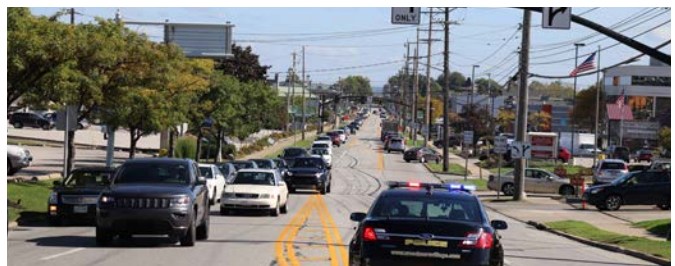
There were three main, alternative solutions presented:

3-Lane Option: This option would reconstruct Chagrin Boulevard as a 3-lane roadway from West Brainard Road to Lander Circle. In addition to basic improvements, this alternative would include a 6-foot tree lawn and sidewalk on both sides of the road and minor property impacts would occur.

4-Lane Boulevard Option: This option would reconstruct Chagrin Boulevard with two-lanes in both directions and a centralized, landscaped median and turn lanes. Left turns out of businesses would be eliminated in some cases and property owners could expect to see about a twenty-foot loss in front yards due to the right-of-way increasing from 66-feet to 86-feet.

5-lane Option: This option would reconstruct Chagrin Boulevard with two-lanes each direction and a center two-way left-turn lane. Property owners could also expect to see about a twenty-foot loss in front yards due to the right-of-way increasing from 66-feet to 86-feet.

Then, in 2002 and with input from residents, the stakeholder group reached a consensus that Alternative 2 for a 4-Lane Boulevard was the preferred alternative. This option was chosen because it would provide the best traffic flow, have the most substantial impact upon safety, and afford the greatest opportunity to improve the aesthetics of the corridor. There were additional design elements recommended by the stakeholder group, but the implementation of the project still hinders on funding. Since the study's completion, there have been minor modifications to Chagrin Boulevard, including light synchronization and intersection enhancements. However, a complete reconstruction has not been undertaken.



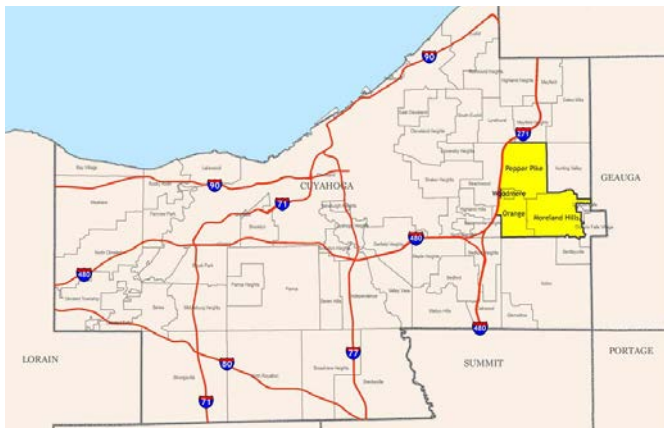
Source: County Planning

SHARED SERVICES & MUNICIPALITY MERGER STUDY (2012)

In 2012, the communities of Woodmere, Pepper Pike, Orange Village, and Moreland Hills came together and performed a detailed study about the feasibility of sharing or merging services and forming a new city. Each of the four communities operate with consistent, healthy budgets, but the merging of services could help prevent the need for service cuts in the future. The cost of providing excellent services to residents can put a large strain on individual, local governments. However, the merger would help these communities stay resilient to changing demands, to be able to do more with less, and ultimately create a new city of roughly 13,500 residents, cover about eighteen square-miles, and have a budget of \$32.8 million.

PROJECT APPROACH

The study was a phased, systematic process of understanding the importance of pursuing collaborations through specific units of government. The project divided work into four focused tracks for in-depth analysis: Service Departments, Finance Departments, Public Safety Departments, and Other Departments. Additionally, a “Service Function Team” was established for each track, which consisted of key municipal staff, department directors, and other subject matter experts. There was also an extensive public engagement component that allowed residents to provide their thoughts and feedback in regards to the merger.



Source: Application to the Local Government Innovation Fund Ohio Department of Development State of Ohio, pg. 7 Location Map of Collaborative Partners

THREE PHASES

The project was divided into three separate phases:

Phase One | Existing Conditions: The first phase was a comprehensive and complete analysis of existing conditions within the four municipalities. The goal was to understand the functions and operations of each municipality department by department, across departments, and across service delivery models.

Phase Two | Opportunities for Shared Services: The second phase was a look into the opportunities for shared services. The goal was to analyze the potential costs and benefits of the alternatives; debate and synthesize the best ideas from each alternative to determine which has the most potential for immediate and/or long-term implementation; and establish the next steps to begin the implementation process.

Phase Three | Merits of Merging: The third phase took a serious look at the merits of a complete merger among two, three, or all four of the communities. The goal was to outline the opportunities and challenges for merging some or all four of the communities.

Throughout the study, community forums were held in each municipality to help residents understand the process and, over the course of the study, come to understand the merits of merging in advance of undertaking the statutory merger process.

FINAL OUTCOME

The final merger would ultimately be left up to residents to vote on. There would be two votes: one to create a committee of representatives from each community that would study the needs of the four areas; and a second to decide on the actual merger. However, this was never brought to a vote.

In 2013, the push for a municipal merger settled into just a study for shared services as government leaders decided to table discussions for the full merger until further research could be explored on the matter. For now, the municipalities continue to collaborate through contracts and shared service agreements without a need for voter approval.

1.5 RELEVANT PLANS & PREVIOUS STUDIES

NOACA REGIONAL BICYCLE PLAN (2013)

The Northeast Ohio Areawide Coordinating Agency (NOACA) strives to look at ways to improve the region's infrastructure so that bicycling and walking can be safer and more convenient options. The 2013 Regional Bicycle Plan from NOACA not only provides a vision for increasing the use of bicycles as a means for transportation and commuting, but also serves as a guide for developing bicycle infrastructure and physically shows where bikeway facilities should be built.

The 2013 Regional Bicycle Plan serves as an update to the 2008 Regional Bicycle Transportation Plan and as a vital component of NOACA's long range transportation plan, Connections+ 2035. The 2013 update had two main goals: plan and implement bicycle facilities; and create and support new or improved policies and programs related to bicycling. These goals were intentionally left short and straightforward to reduce any chances of overlap and measuring the progress on achieving these goals will be much easier as a result.

2013 PLAN GOALS

Goal 1: Plan and implement bicycle facilities

Goal 2: Create and support new or improved policies and programs related to bicycling

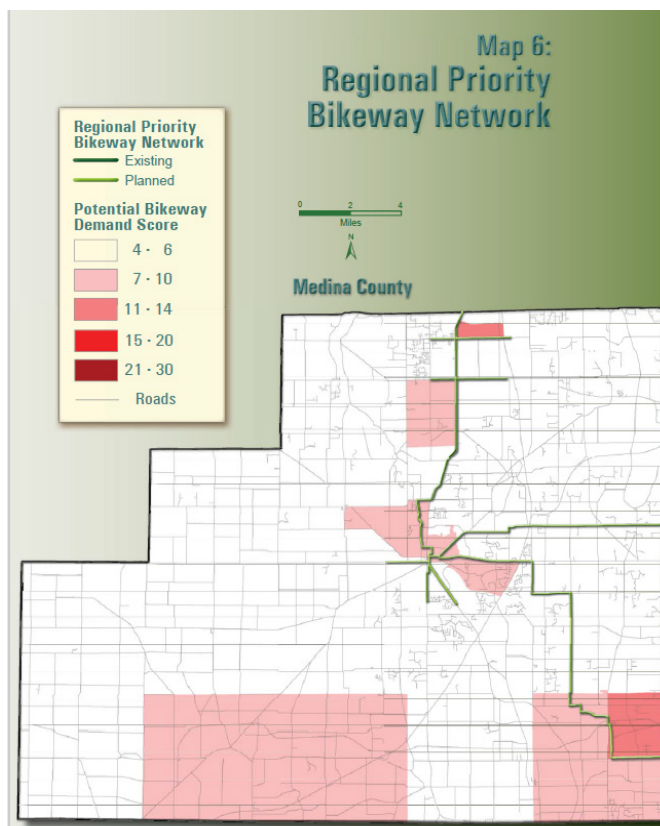
USAGE & DEMAND

The 2013 Plan looked closely at the region's current bike network and helped explore potential demand for facilities in the future. This framework ultimately helped NOACA identify and prioritize bicycle infrastructure projects. This looked at a number of factors: where people are bicycling, where people want to ride, safety and crashes, and available programs. These factors were then organized by county and placed within a Regional Priority Bikeway Network map, as seen to the right.

IMPLEMENTATION PROGRAMS & FUNDING

In order to achieve the Plan's goals, NOACA organized a series of programs, some that exist and some that would need to be created, to act as a guide for communities looking to implement bicycle infrastructure. These four program categories included Education, Encouragement, Enforcement, and Evaluation.

Additionally, the Plan also outlined various funding opportunities and project sponsors to help offset some of the costs for installing newer infrastructure. This list included a number of MPO, State, and Federal sources for communities to pursue.



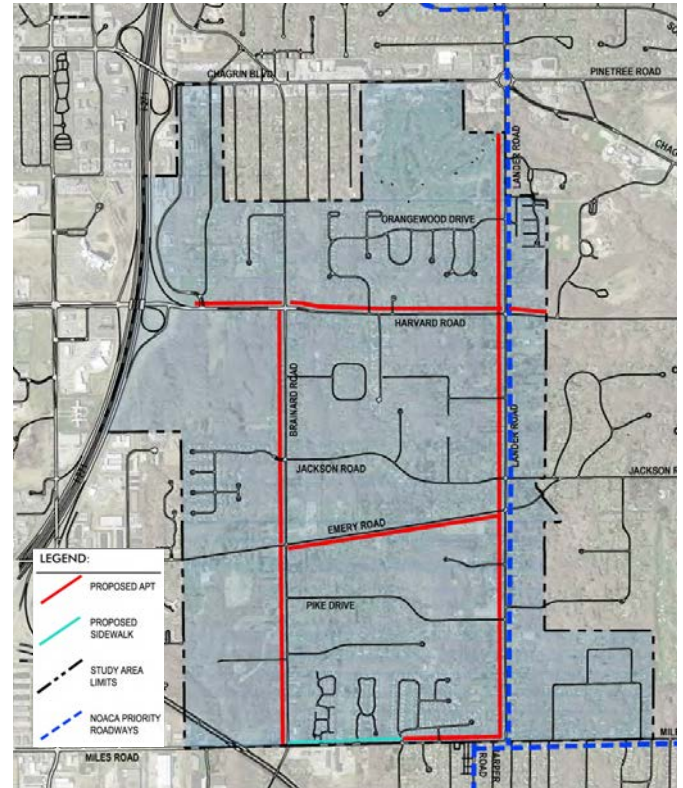
Source: Map 6, Regional Priority Bikeway Network Medina County, NOACA Regional Bicycle Plan, 2013 Update

ORANGE VILLAGE ALTERNATIVE TRANSPORTATION PLAN (2014)

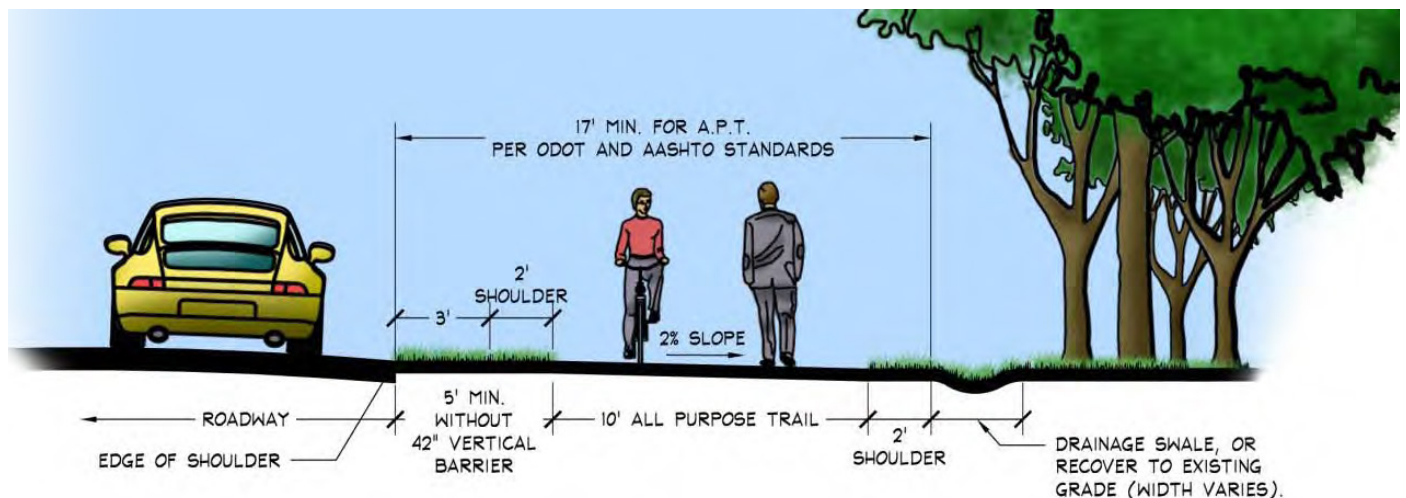
The 2014 Orange Village Alternative Transportation Plan took a close look at active transportation options within the community and how this could be incorporated into future projects to better connect residents to amenities. Overall, the goals of the plan were to identify a network of all-purpose trails, improve motorist and non-motorist safety, and to strengthen connections to key community and regional resources.

Orange Village is a highly desirable community with a wealth of local assets and amenities. However, the Village lacks sidewalks and very few non-motorized connections actually exist between neighborhoods and community destinations. The Plan also focused heavily on trail design standards to ensure the efficiency and safety of all future users. Detailed graphics, as seen below, outline a standard APT (all-purpose trail) section and the pros and cons of asphalt and concrete as a trail surface.

Lastly, the Plan provided conceptual trail alignments and tentative costs for construction within Orange Village. As seen in the map to the right, the proposed APT would follow Lander Road, Harvard Road, Emery Road, and a portion of both Brainard Road and Miles Road and would cost about \$5,085,325 with a total length of 7.14 miles.



Source: Figure 9, NOACA Priority Roadways, Orange Village Alternative Transportation Plan, 2014



Source: Figure 4, Standard APT Section, Orange Village Alternative Transportation Plan, 2014

1.5 RELEVANT PLANS & PREVIOUS STUDIES

VILLAGE OF MORELAND HILLS COMPREHENSIVE LAND USE PLAN (2016)

The 2016 Village of Moreland Hills Comprehensive Land Use Plan was the first land use update for the community since the 2003 Comprehensive Land Use Plan and focuses development efforts to match with the Village's vision over the next ten to thirty years.

COMMUNITY GOALS & EXISTING CONDITIONS

The 2016 Village of Moreland Hills Comprehensive Land Use Plan provided updated community details, demographic data, economic characteristics, physical characteristics such as topography and riparian corridors, infrastructure, environmental characteristics, and other relevant trends and information.

The Plan also identified five (5) community goals with various objectives that help the Village achieve its vision.

2016 PLAN GOALS

Goal 1: Preserve and protect the value of residential properties

Goal 2: Preserve environmental quality and natural beauty of Moreland Hills

Goal 3: Preserve historic and cultural resources

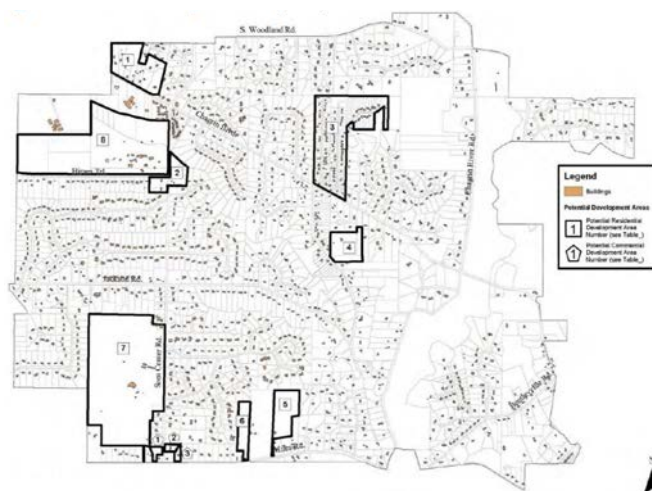
Goal 4: Accommodate limited non-residential development

Goal 5: Promote efficient, safe, and non-motorized means of transportation

PREFERRED LAND USE PLAN & POTENTIAL DEVELOPMENT AREAS

The Village of Moreland Hills is located within the area known as the "Western Reserve Territory." The community is very proud of its heritage and outlined within the 2016 Plan was a strong desire to maintain preferred land uses and any new development should reflect the Village's existing land development patterns and be compatible with neighboring uses.

As seen in the map below, the Plan also called out specific areas for targeted development. There were eight areas in total and each location varied based on land use, the size of the lot, and physical limitations such as slopes infrastructure, or other significant environmental features.



Source: Figure 20, Village of Moreland Hills Comprehensive Land Use Plan, 2016

ZONING CODE REVISIONS

The 2016 Plan also called for a number of zoning code recommendations to better accommodate and work towards the "Preferred Land Use Plan". These included:

- **Mixed residential housing within PDA 1 is desirable:** A mix of housing types and densities is encouraged, including smaller homes on smaller lots and townhomes. This type of development would accommodate residents who wish to downsize and remain in the village and may attract younger residents. A PUD is a valuable development tool for this area.
- **Text changes in WEB area are desirable:** Text updates in this area would allow for redevelopment in PDA 3 in keeping with the character of the neighborhood.
- **Public Open Space Classification in the zoning code:** This classification would support the Village's planning goal of preserving environmental quality. The objectives of this goal included encouraging preservation of open space for public use benefits and preservation of community character. This zoning classification can be used to recognize the perpetual public open space use of the South Chagrin Reservation, Forest Ridge, Veteran's Park, the Garfield Birth Site, and any public open space acquired in the future.

ORANGE VILLAGE MASTER PLAN FOR LAND USE (2018)

The 2018 Orange Village Master Plan for Land Use was a modern update to the previous Comprehensive Plan for Land Use adopted in 2007. Significant land use changes have been made since the original Plan's adoption, such as the Pinecrest Development. The purpose of this update was to create a document that builds upon the Village's previous success, but also carefully guide the community into the future as development pressures continue and unforeseen changes might occur.

BACKGROUND INFORMATION & CURRENT INITIATIVES

The 2018 Orange Village Master Plan for Land Use provided updated community details, demographic data, infrastructure improvements, and other relevant trends and information.

The document also highlighted some of the community's more current initiatives, which include:

- New recreational trail that will be constructed on the north side of Harvard, west side of Lander, north side of Miles, and the north side of Emery. As part of their development agreement with the Village, the Pinecrest developers have committed \$5,000,000 to build this new trail.
- Orange Goes Green Certification Program Manual, which was completed to expand recycling opportunities, establish solar regulations, promote environmental conservation and opportunities for greater sustainability, and advocate low impact design to reduce environmental impacts.
- 2014 Community Survey, conducted by County Planning

COMMUNITY GOALS & POLICIES

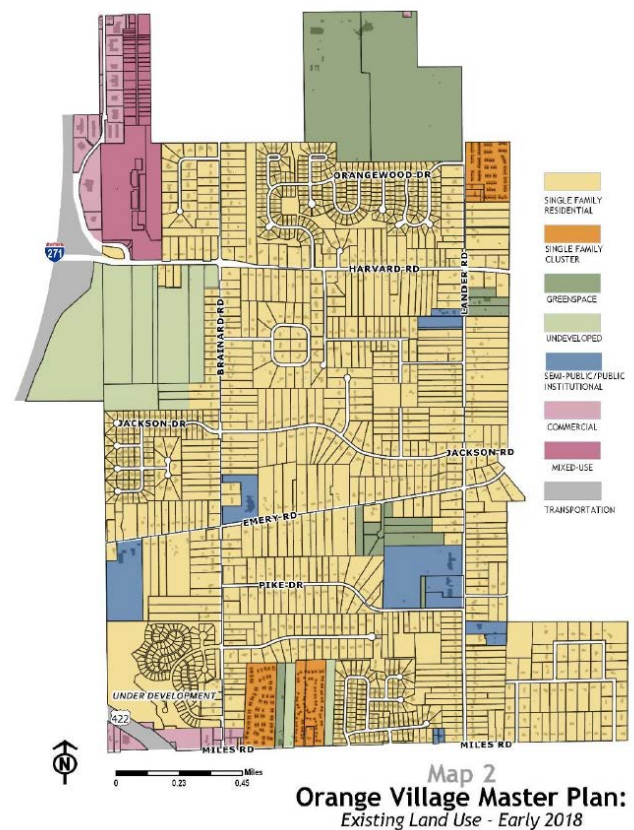
The Land Use Plan also outlined very specific goals and policies to achieve the type of land development that the community desires. The Plan called out eleven (11) goals and numerous policies based on different types of land uses and development patterns, which included Residential, Commercial, Community Facilities & Image, Transportation & Traffic, Environmental, and Community Development.

All of the strategies discussed within the various policies included a key component of collaboration. Orange

Village has identified the importance of working with its neighboring communities to achieve its goals and to ensure the ongoing desirability of not only Orange Village, but its surrounding neighbors.

WORKING COLLABORATIVELY

The completion of the 2018 Master Land Use Plan has come at an opportune time to examine how Orange's future land use desires could affect neighboring communities, including the Village of Woodmere. There is an intrinsic value in having an open line of communication across municipal borders when policy or land use decisions are being discussed. The Village of Woodmere shares an immense amount of its borders with Orange Village and it is important to work collaboratively on land use decisions. This will not only provide for a more desirable development pattern, but also a more predictable one.



Source: Map 2, 2018 Orange Village Master Land Use Plan

1.6 PLANNING CONTEXT

REGIONAL CONTEXT

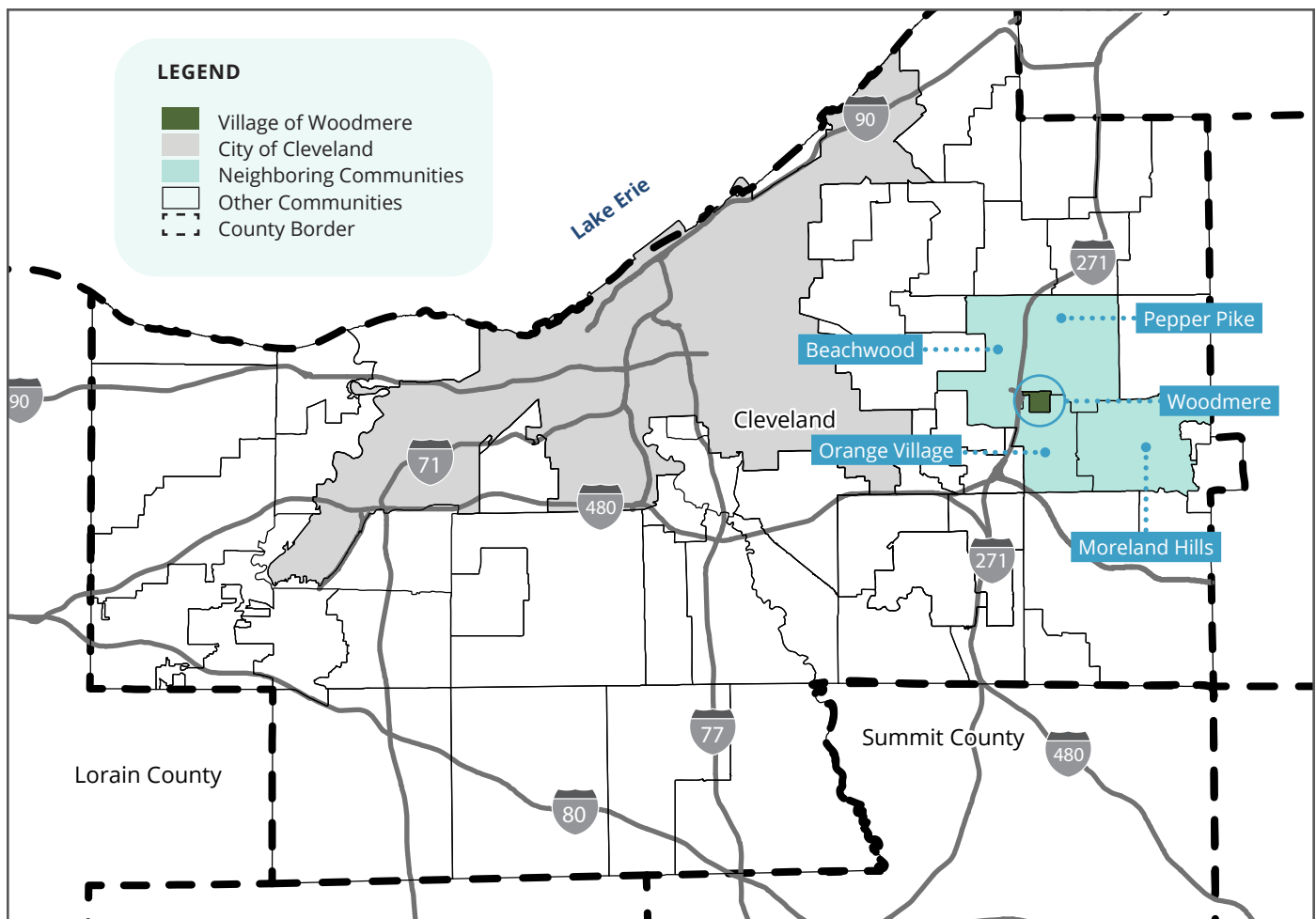
The Village of Woodmere is shown in dark green on the map below. Woodmere is located in the eastern portion of Cuyahoga County, just to the east of I-217. The Village is bordered by the City of Beachwood to the west, the City of Pepper Pike to the north, and Orange Village to the south.

The map below also showcases several neighboring communities: Beachwood, Pepper Pike, Orange Village, and Moreland Hills. These neighboring communities share a border with Woodmere, have similar characteristics, or share other features that make them good comparisons

throughout the Current Conditions document. Additionally, all of these communities are located in the same region of Cuyahoga County and share similar local, regional, and national trends.

Throughout the Current Conditions document, comparisons are made between the Village, its neighboring communities, and the County as a whole.

MAP 1 — REGIONAL CONTEXT



VILLAGE CONTEXT

The Village of Woodmere is shown in the map below. Interstate I-271 runs north and south near the eastern most border of the community and Woodmere shares its borders with three (3) other communities: Pepper Pike to the north, Beachwood to the west, and Orange Village, which encompasses much of Woodmere's southern borders.

The Village has two (2) main roadways that bisect the community: Chagrin Boulevard that traverses the community from west to east and provides direct access to

I-271, and Brainard Road, which traverses the community from north to south and provides easy connections into residential areas and neighboring communities. The residential areas within Woodmere are largely focused to the south of Chagrin Boulevard are comprised of five (5) dead-end streets: Maplecrest Avenue, Irving Park Avenue, Avondale Road, Roselawn Road, and Belmont Road. There are also homes located along Brainard Road, which is predominantly residential in character.

MAP 2 — VILLAGE CONTEXT





Source: County Planning

2.0 CURRENT CONDITIONS | SIGNIFICANT FINDINGS

WHAT'S INSIDE

Many factors affect a community's future, including population and housing trends, income and property tax revenues, transit access, land use patterns, and natural features. The Current Conditions section provides an overall assessment of trends and existing conditions in the Village of Woodmere.

This section of the Master Plan outlines a series of profiles that define the Village as it exists today. These profiles include Community, Health, Housing, Transportation & Infrastructure, Land Use, and Community Services and define local attributes and place them in a regional context for further examination and analysis. The Current Conditions data will be used to inform goals, policies, and actions in the next phases of the Master Plan.

HOW DO I USE IT?

The Current Conditions section gives a baseline understanding of the community. This data was used to inform the Master Plan's various goals and strategies. You can use this information to get a better understanding of important community issues and opportunity areas for improvement.

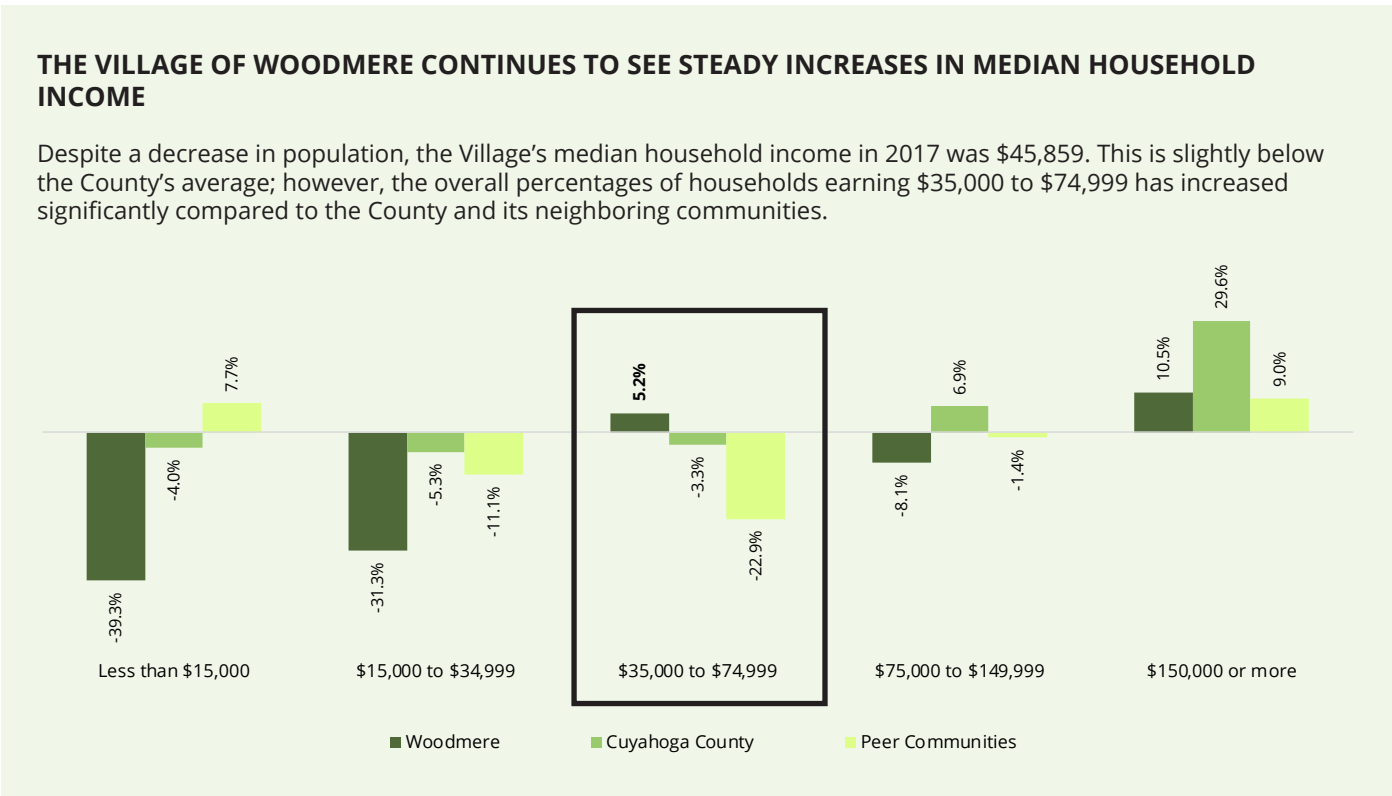
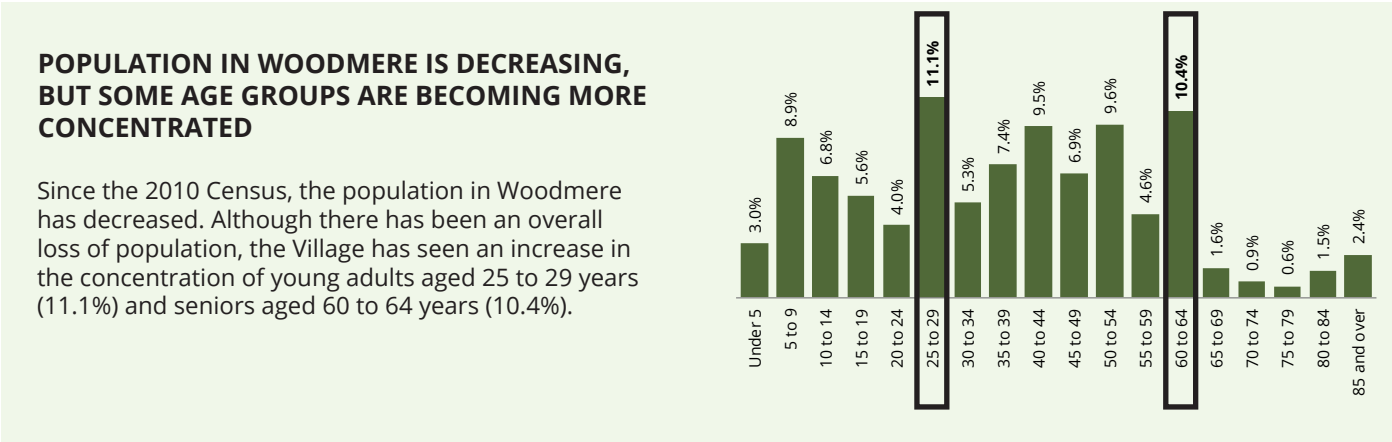
The full Current Conditions findings are available in Appendix A, but an overview of significant findings is provided on the following pages.

CONTENTS

- Significant Findings, page 28

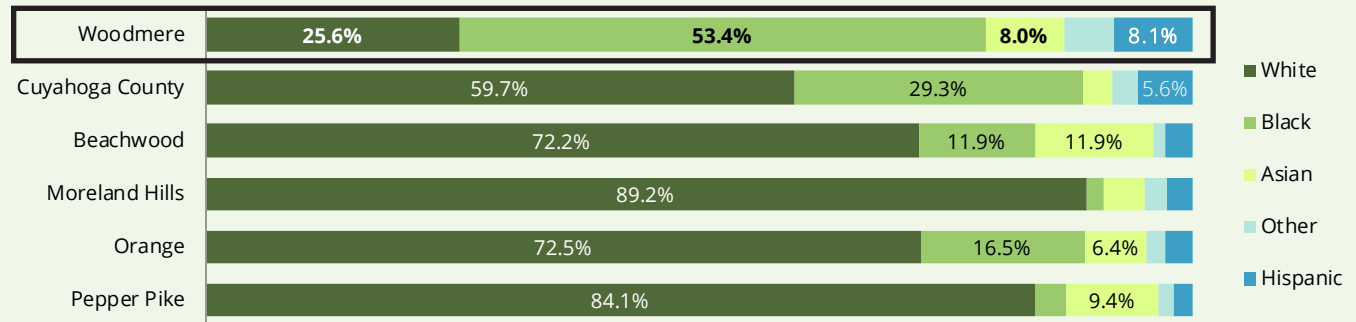
2.1 SIGNIFICANT FINDINGS

The Current Conditions section includes six (6) profiles and covers more than three dozen topics including demographics, housing, land use, and transportation data. The full Current Conditions findings are available in Appendix A, but an overview of significant findings is provided here.



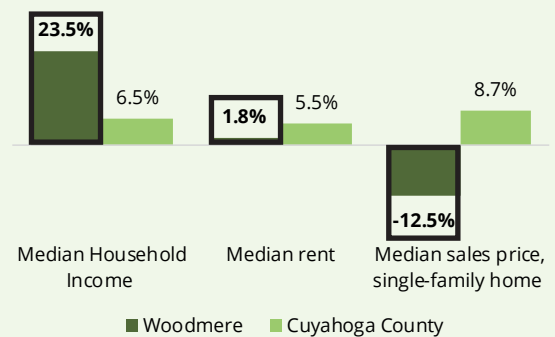
WOODMERE'S RESIDENTS ARE COMPRISED OF DIVERSE RACIAL AND ETHNIC GROUPS AND HERITAGE

In the Village, 53.4% of residents identify as black, while a range of 3% to 29% identify as black in neighboring communities. Within the County, 29.3% of residents identified as black. Although there are 25.6% of Woodmere residents that identify as white, there are nearly 8.0% of residents that identify as Hispanic and 8.1% as Asian. That is more than Cuyahoga County for all residents that identify as Asian (2.8%) or Hispanic (5.6%), and for its neighboring communities where residents identified as Hispanic.



THE VILLAGE OF WOODMERE IS AN AFFORDABLE OPTION FOR FIRST TIME HOME BUYERS

Woodmere's Median Household Income (MHI) is increasing at such a drastic rate. Additionally, the slow increase of median rent prices and dropping median sales prices for single-family homes within Woodmere, can indicate that the community is showing signs of more disposable income and that it may be a good time to invest in the community.



THE HOUSING MARKET IN WOODMERE IS BEGINNING TO IMPROVE

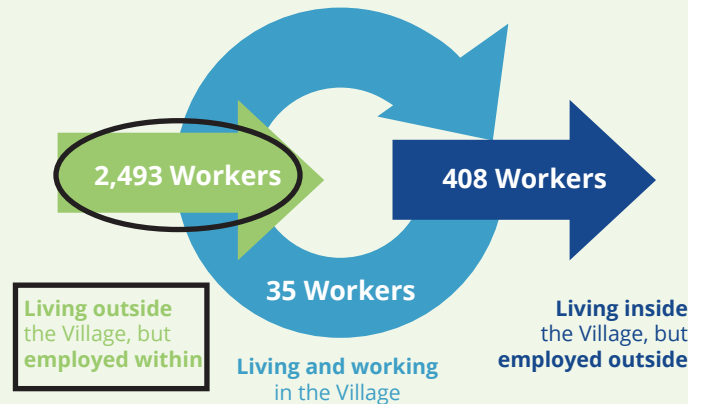
The strength of Woodmere's housing market is rated slightly below average. Most of its neighboring communities have a combination of above average or healthy markets. This difference in ratings could be due to a number of factors, but could also largely be due to Woodmere's small size and population numbers. However, in 2018 the community saw its largest increase in single-family home sales since 2009, indicating a probable upward swing in the Woodmere housing market.

Year	Number of Home Sales	Median Sales Price
2018	5	\$196,400
2017	1	\$91,108
2016	2	\$135,250
2015	2	\$227,000
2014	3	\$54,000
2013	1	\$36,000
2012	2	\$104,156
2011	1	\$188,000
2010	3	\$255,000
2009	5	\$110,000
2008	2	\$157,938
2007	6	\$140,000

2.1 SIGNIFICANT FINDINGS

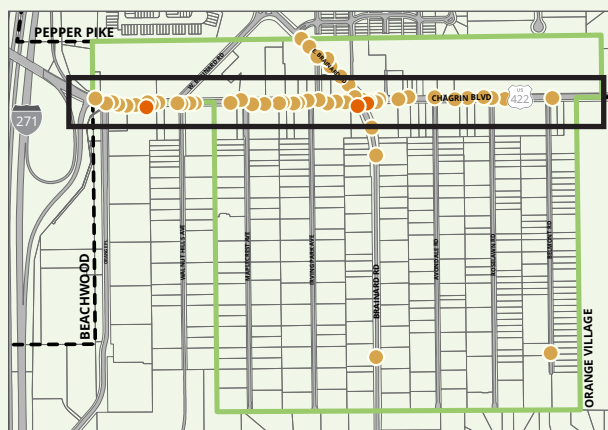
WOODMERE MORE THAN TRIPLES ITS POPULATION DURING THE DAY AS COMMUTERS TRAVEL INTO THE VILLAGE FOR WORK

The Village of Woodmere's workforce consists of 443 residents; of which 35 live and work within the community, while 408 live in the community, but work in other parts of the region. However, on an average work day, nearly 2,500 workers (2,493) commute into Woodmere and are employed within the community.



NEARLY ALL VEHICLE COLLISIONS OCCUR ALONG CHAGRIN BOULEVARD

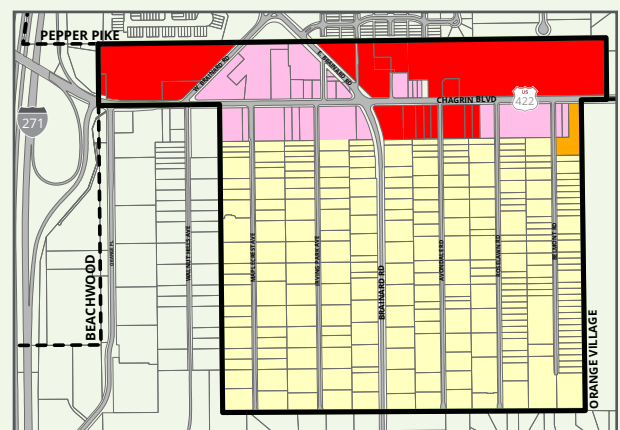
There were a total of 227 vehicle collisions in Woodmere in 2017 and of those collisions, 208 occurred along Chagrin Boulevard. Additionally, of these 227 collisions only three (3) involved pedestrians, none involved bicyclists, and nearly all (197) reported no injuries resulting from minor accidents.



- Crashes Involving Pedestrians (3)
- All Other Crashes (224)
- Crashes Involving Bicyclists (0)

CURRENT ZONING ORDINANCES HAVE BEGUN TO HINDER RESIDENTIAL DEVELOPMENT

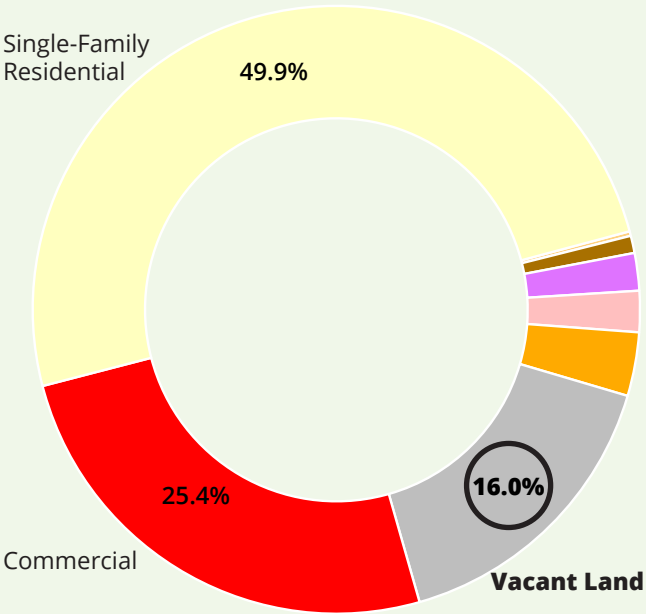
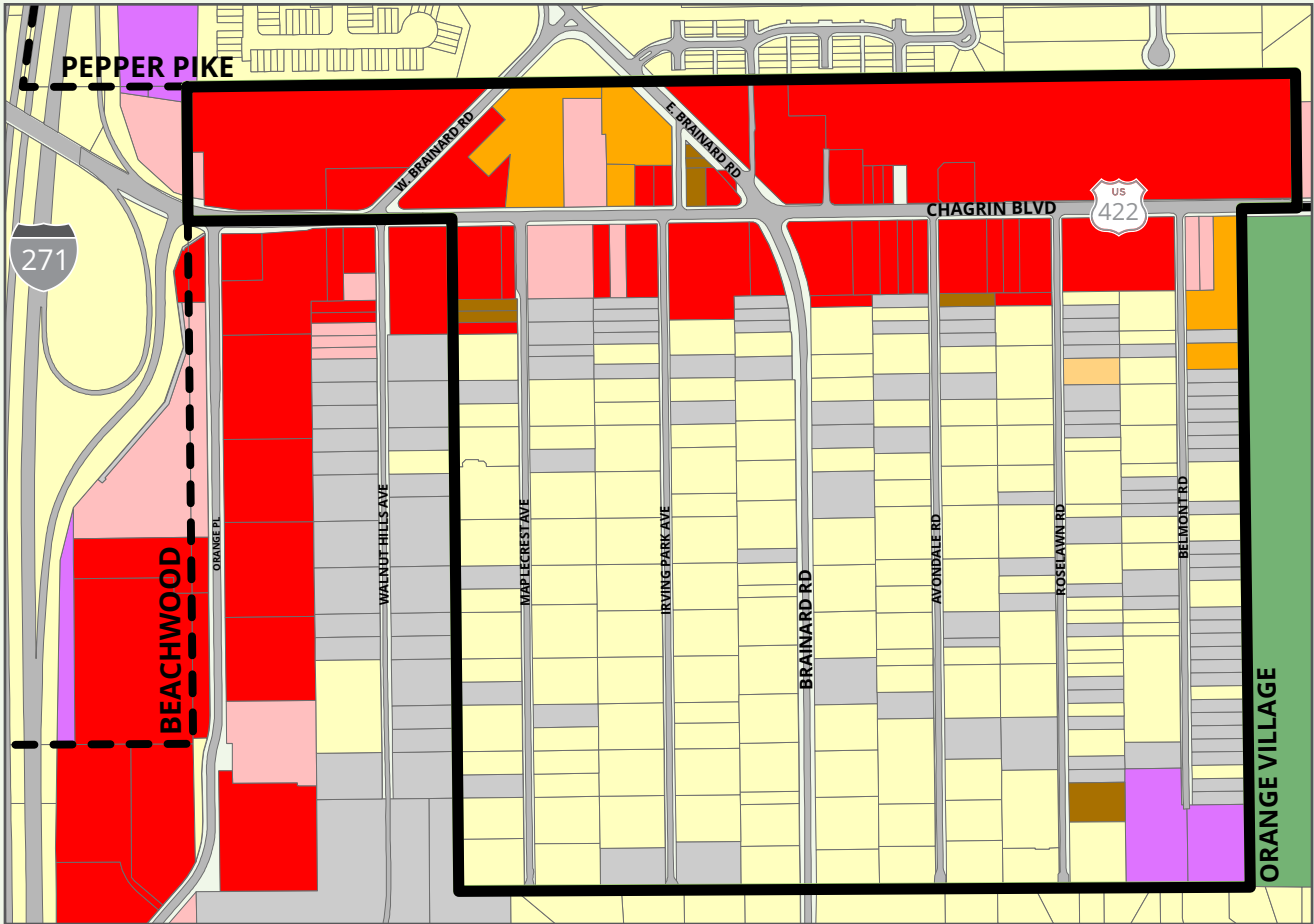
The Village of Woodmere has four (4) zoning districts. However, the zoning associated with single-family residential currently does not allow for appropriate development on buildable vacant lots due to setback and dimensional regulations. The Zoning Code has not been updated in over ten years and this could be a hindrance to future development in the Village.

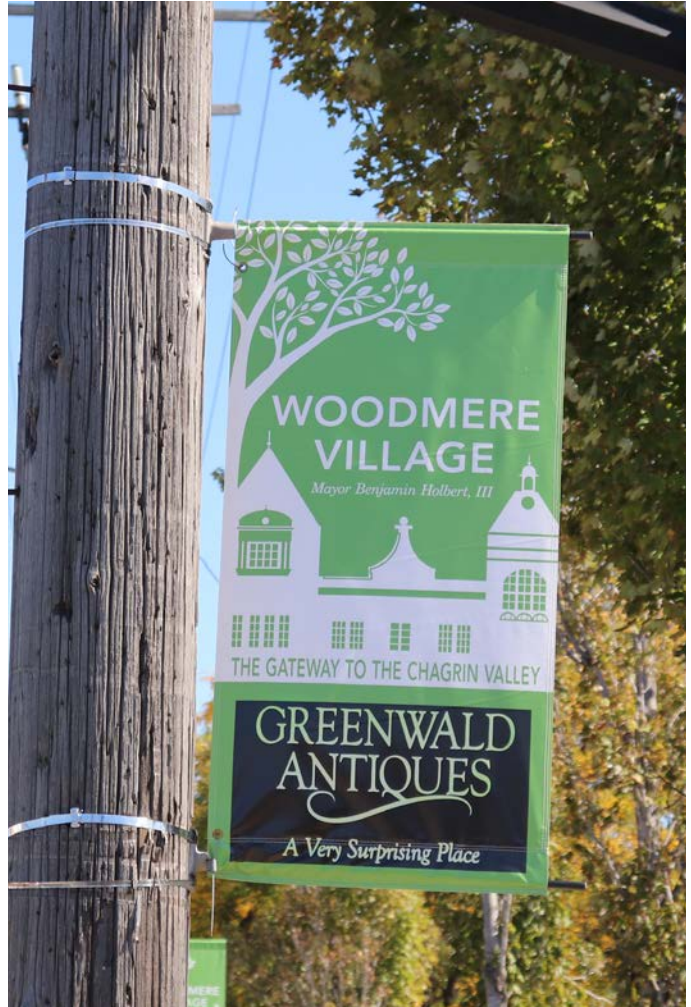


- U-1 Single-Family Residence
- U-2 Apartment House
- U-3 General Business
- U-4 General Office Building

VACANT LAND CAN PROVIDE DEVELOPMENT OPPORTUNITIES

Vacant land can provide several opportunities for economic revitalization, development, or civic opportunities. In the residential areas south of Chagrin Boulevard, the Village of Woodmere has a total of 92 parcels or 29.9 acres of vacant land that could be used in the development of additional residential units, be utilized to create a series of linear parks and trails, or be used as other types of development opportunities within the Village.





Source: County Planning

3.0 COMMUNITY VISION

WHAT'S INSIDE

The Village of Woodmere Master Plan is a collection of community aspirations that aim to inspire and guide Village officials and residents as the community moves into the future. By writing down these aspirations, we memorialize the hopes of the Woodmere community and, most importantly, we outline the steps necessary to achieve those goals. Only with the dedicated work of residents, business owners, and Village staff can the Master Plan's goals be achieved.

The Community Vision section of the Master Plan covers a wide range of topics, such as how the community and its residents would like to get around, how they would like to interact with government, and what types of new investments they would like to see. This section describes the type of future that residents and community leaders want based on conversations and analyses done previously. This future is described in a vision statement and series of objectives. These are broad descriptions of how the community would like to look and function in five to ten years.

HOW DO I USE IT?

The Community Vision section describes the desired future for the Village of Woodmere. This Vision should be used as the basis for undertaking future actions and to evaluate whether specific actions or projects meet the goals of the Master Plan.

The Vision and its objectives are the foundation for all of the recommendations that are proposed as part of the Plan.

CONTENTS

- Our Community is..., page 34
- Our Vision is..., page 36
- Our Objectives Are..., page 38

3.1 OUR COMMUNITY IS....

Below are common themes and phrases from the Project Team, Steering Committee, and members of the public describing what defines the community of Woodmere for them and things that they would like to see within the Village in the future. These statements helped form the vision and objectives for the Plan.

ARTS
DESTINATION
DOWNTOWN
WA
PROXIMITY SMALL IDENTITY ACCESS
CLEVELAND
BUSINESS
WOOD
LOCATION HIGHWAYS CHARACTER
PROFESSIONAL CONNECTIONS SPORTS
SCHOOLS DEVELOPMENT

OWN
WALKABLE
WORK
JOBS
VIBRANT
VILLAGE
HOUSING
PRIDE
HOME
DIVERSE
SHOPPING
RETAIL
FAMILY
PARKS
UNIQUE
RECREATION
PLAY
DEVELOPMENT
LIVE
COMMUNITY
AMENITIES

3.2 OUR VISION IS....

The vision for the future on the following page is a broad, aspirational view of Woodmere over the next ten years. It describes generally what the community looks and feels like for the people that live, work, and visit the Village. Much of what the vision describes matches what Woodmere is today—it has an immense “live, work, play” opportunity, innovative business opportunities, and authentic character that residents see as a unique component of the community. These qualities and characteristics of the community are foundational and should be further enhanced well into the future. These are therefore reinforced within this vision.

HOW IT WORKS

The vision for the future is broad and bold, but it does not describe specific action steps or policies to undertake. The vision is a foundation to ensure that we agree on a future goal. In the next phases, we will add recommendations on how to accomplish this vision and its objectives. The agreed upon vision and objectives are the benchmark against which these goals and actions are measured.

HOW IT WAS FORMED

The vision and objectives on the following pages were developed based on the Current Conditions analysis and input from the Project Team, Steering Committee, and the public. The Project Team and Steering Committee were especially helpful in developing the statements with their brainstorm on visions in eight (8) topic areas, samples of which are displayed on the previous page.


1999 PLAN: 3 GOALS

The 1999 Village of Woodmere Master Plan did not have an identified overall vision, but did focus on the following three (3) main goals:

- 1) Ensure the economic viability of Woodmere Village’s commercial and residential communities
- 2) Ensure that the Village’s quality of life improves for both commercial and residential sectors of the community
- 3) Better connect the Village’s commercial district with surrounding communities in mutually beneficial ways

VISION FOR THE FUTURE

OVER THE NEXT TEN YEARS....



The Village of Woodmere will be a gateway for business opportunities that welcomes innovation and embraces its authentic character, while striving to improve the quality of life for those who call Woodmere home.

3.3 OUR OBJECTIVES ARE....



CAREER DIVERSITY

BUILD UPON ASSETS TO GROW PROFESSIONAL EMPLOYMENT OPPORTUNITIES

Our objective is to utilize the community's ideal location and established assets to promote the Village for professional offices, headquarters, and startups where employers can take advantage of the region's amenities.



RETAIL

REINFORCE OUR UNIQUE RETAIL DESTINATIONS

Our objective is to re-energize existing retail spaces with events and features that attract people, provide authentic and enjoyable places, support local businesses, and prepare for the changing retail environment.



TRANSPORTATION

ENHANCE ALTERNATIVE TRANSPORTATION OPTIONS WHILE MAINTAINING WHAT WE HAVE

Our objective is to use innovative technology and techniques to enhance and encourage transportation choice, while continuing to provide a well-maintained road network within the community.



CONNECTIVITY

CONNECT RESIDENTS & VISITORS TO OUR VIBRANT CIVIC CORE

Our objective is to improve the Village's pedestrian and bicycle network by providing a strategic system of all-purpose trails, sidewalks, and other facilities to make community destinations more accessible.



HOUSING

PROVIDE A DIVERSE RANGE OF HOUSING OPTIONS

Our objective is to provide diverse housing types and styles at attainable price points to accommodate residents of any age or ability to find a high-quality home that fits their needs and lifestyle.



CHARACTER

EMBRACE & MARKET OUR UNIQUE CHARACTER

Our objective is to support development that fits Woodmere's identity and to actively market its community brand throughout the Village.



SUSTAINABILITY

STRENGTHEN THE VILLAGE'S POSITION ON SUSTAINABLE DEVELOPMENT

Our objective is to continue to support green and sustainable development that utilizes natural systems and environmentally friendly design to improve stormwater management, maximizes the use of energy systems, and improves the lives of residents.



REGIONAL COLLABORATION

WORK COLLABORATIVELY WITH REGIONAL NEIGHBORS & PARTNERS

Our objective is to continue regional partnerships for providing superior services to residents, visitors, and businesses in a streamlined and accessible manner.



Source: County Planning

4.0 RECOMMENDATIONS

WHAT'S INSIDE

The Recommendations section describes suggested strategies that the Village of Woodmere can undertake over the coming years to achieve the community's vision. This section includes five (5) Community Topic areas: Housing, Branding, Marketing, Mobility, and Wellness. Each of these topics includes an overarching Community Goal and associated strategies to undertake over the coming years.

The strategies are based on input from the Project Team, Steering Committee, and the Public.

Community Topics are “big ideas” that were selected based on Project Team, Steering Committee, and public feedback up to this point. They are topics that will help focus the Plan.

Community Goals are large, overarching statements that reflect back to the Community Vision, Objectives, and community feedback.

Strategies are specific actions that the Village can undertake to implement each Goal and achieve the overall Community Vision.

HOW DO I USE IT?

The Recommendations section covers potential changes to Village policies and strategies that can be undertaken for the benefit of the community as a whole. It should be used as a guide for the Village, residents, and other stakeholders to prioritize actions to address identified issues.

CONTENTS

- Support Contemporary Planning and Zoning Code Regulations to Encourage Diverse Residential Housing Development, page 43
- Create a Recognizable Identity and Consistent Community Brand, page 53
- Market the Village's Ideal Location and Community Assets for Long-term Economic Growth, page 67
- Encourage Alternative Mobility Options Through Safe Connection Points, Enhanced Lighting, and Completing Critical Pedestrian Gaps, page 85
- Promote Community Wellness by Providing Spaces for Recreation, Healthy Living, and Social Interactions, page 93



Source: County Planning

4.1 HOUSING

COMMUNITY GOAL 1

SUPPORT CONTEMPORARY PLANNING AND ZONING CODE REGULATIONS TO ENCOURAGE DIVERSE RESIDENTIAL HOUSING DEVELOPMENT

WHY IS THIS TOPIC IMPORTANT?

The decision to purchase a home carries a large investment, and many factors come into play when selecting the right home, in the right neighborhood, and in the right community to fit the specific needs of the buyer.

The decision to purchase a home also requires confidence in the long-term stability of residential areas, the quality and type of services a community provides, and the amenities offered. The Village of Woodmere is situated in an ideal location to accommodate many of the advantages a prospective buyer may look for when selecting which community to call home. Its proximity to Downtown Cleveland, abundance of high-end retail, and desirable school district are just a few of the reasons residents choose to live in Woodmere.

Though small in size, Woodmere's housing market can compete with its regional neighbors on an affordability scale. The Village is much more affordable when compared to its neighbors of Beachwood, Moreland Hills, Orange Village, and Pepper Pike. New home construction permits have plateaued in Woodmere since 2010, but the Median Sales Price continues to increase. In 2018, the Median Sales Price for a single-family home in the Village of Woodmere was \$196,400. However, Woodmere also has the highest percentage of renters within the community; this has begun to decrease as other neighboring communities saw an increase in renters from the years 2012 to 2017 (American Community Survey 2008-2012, 2012-2017). These trends in housing are important to the Master Plan because they provide valuable insight to shifting buyer preferences, and will help inform future decisions within the community.

WHAT DOES THIS TOPIC COVER?

This topic will look closely at the following:

- 1) Reviewing existing code regulations and how they can be improved to encourage the types of housing desired within the community
- 2) Focusing locations of density along key corridors to promote accessible and walkable neighborhoods
- 3) Promoting infill development where desired
- 4) Discussing different housing options and types to enhance the Village's unique character

HOW DOES THIS SUPPORT THE COMMUNITY VISION?

Housing supports the following Objectives as discussed within the Community Vision:



HOUSING

Provide a Diverse Range of Housing Options



CONNECTIVITY

Connect Residents & Visitors to Our Vibrant Civic Core



CHARACTER

Embrace & Market Our Unique Character

4.1 STRATEGIES FOR HOUSING

STRATEGY 1.1 REVIEW THE VILLAGE’S ZONING CODE AND MODERNIZE SINGLE-FAMILY RESIDENTIAL REGULATIONS TO MEET THE NEEDS OF THE COMMUNITY

The Village of Woodmere’s existing regulations for its U-1, Single-Family Residence District, are largely outdated and in most cases the requirements cannot be met for the construction of a new home. County Planning reviewed Part Eleven, Chapter 1165, Lot and Yard Requirements, of the Village’s Codified Ordinances Planning and Zoning Code. This particular Chapter provides an overview of the dimensional regulations for lot sizes, setbacks, and building placement; however, most of these regulations have not been updated or extensively reviewed since the year 1997 and there are many inconsistencies that present obstacles to new residential development.

PLANNING & ZONING ORDINANCE REVIEW

There are a number of inconsistencies with the dimensional requirements for the construction of a single-family home in Woodmere. As seen in the table to the right, some of the existing regulations directly contradict one another. For example, Chapter 1165.01(d) states, “For lots with a front footage of less than 100 feet, the total square footage of all aboveground enclosed space shall not exceed ten percent (10%) of the total square footage of the subject lot. For lots with a front footage greater than 100 feet, but less than 145 feet, the total square footage of all aboveground enclosed space shall not exceed eight percent (8%) of the total square footage of the subject lot. No new dwelling unit, however, may be erected on any lot with a front footage of less than 145 feet.” These statements directly contradict each other within a U-1 zoned Single-Family Residence District.

The Village should consider updating the following lot standards for U-1 Single-Family Residence District:

- Front, side, and rear setback requirements
- Required lot width minimums and maximums
- Building coverage minimums and maximums

Figure 1
Inconsistent Single-Family Code Regulations

Text of Concern	Code Section
The least dimension of a nonresidential side yard shall be not less than five feet: residential lots shall have at least fifteen foot side yards on each side of the dwelling unit.	1165.04(b)
On a street frontage on each side of a street between two successive intersecting or joining streets, excluding the frontage along the side lines of the corner lots, the building line shall be a line parallel with the street curb line and a distance therefrom of thirty percent (30%) of the average or normal depth of the lots having front lines along the street, but not less than seventy-four feet from the street curb line.	1165.03(a)
Every main building erected shall have a rear yard extending the full width of the lot. The least dimension of this rear yard shall be at least twenty percent (20%) of the depth of the lot, and at least one-half of the height of the building.	1165.05(a)
In a Class U-1 District, no dwelling house shall be erected, altered or established upon any lot or parcel within the Municipality to accommodate or make provision for more than one family for each three-fourths acre of the area of the lot or parcel.	1165.01(c)
For lots with a front footage of less than 100 feet, the total square footage of all aboveground enclosed space shall not exceed ten percent (10%) of the total square footage of the subject lot. For lots with a front footage greater than 100 feet, but less than 145 feet, the total square footage of all aboveground enclosed space shall not exceed eight percent (8%) of the total square footage of the subject lot. No new dwelling unit, however, may be erected on any lot with a front footage of less than 145 feet, unless, at the time of the passage of this subsection, such lot is already improved with a dwelling unit. For purposes of this subsection, aboveground enclosed space shall include all space within the main dwelling unit and any and all out buildings, whether finished or not, which lie on the subject lot, but shall exclude all basement area which is entirely below ground level.	1165.01(d)

STRATEGY 1.2

ENCOURAGE MIXED-USE DEVELOPMENT ALONG CHAGRIN BOULEVARD

As development and lifestyle trends continue to evolve, it is important to address the current state of existing structures and permitted uses within a community.

Mixed-Use development isn't a new idea and the concept has grown immensely in popularity over the last decade. The idea of "Live-Work-Play" continues to thrive and communities have taken notice and initiated developmental guidance in the form of zoning code revisions to accommodate the demand for this type of development. In general, mixed-use development is when multiple uses are contained within the same structure. For example, most mixed-use developments will have some kind of retail or commercial element on its lower levels and then have some kind of office or residential components on its upper level. Listed below are some of the main characteristics of a mixed-use type of development:

- Dense and walkable community spaces
- Pedestrian-oriented and scaled development with a 360-degree design on all sides of a structure
- Lifestyle centers of a community for employment, entertainment, and living
- Easily accessible by multiple modes of transportation
- Creates inclusive environments for gathering
- Higher density housing such as apartments and condominiums

MIXED-USE & WOODMERE

The Village of Woodmere does not currently have regulations or guidance to attract or support this type of development. As seen in the images to the right, the Van Aken District in Shaker Heights is one of the newest mixed-use concepts recently constructed in the region. The City of Shaker Heights has been working diligently on regulations to support this type of development and has recently passed codified ordinances to meet the needs of the community. The Van Aken District not only included the construction of new buildings, but also extensive renovations of older structures. The Village of Woodmere should consider mixed-use regulations for the Chagrin Boulevard corridor to promote higher density housing and create a unique center for community activity.

Figure 2
Example of Local Mixed-Use Development, Van Aken District



The Van Aken District is among the region's newest mixed-use concept developments in northeast Ohio and was originally introduced in 2000. The concept was finalized in 2008, which includes extensive renovations to existing structures, constructing both above and underground parking options, and creating new market experiences for artisan goods.

Source: www.bialosky.com, Van Aken District

EXISTING ZONING REGULATIONS

Nearly all of the Village’s available land is located south of Chagrin Boulevard and is zoned U-1, Single-Family Residence. Currently, the Village’s zoning cannot physically support new residential development and is a significant hindrance to those wishing to build a new home within Woodmere. As seen in the table to the right, it is physically impossible to meet the existing regulations discussed within the Village’s Zoning Code.

UNDERSTANDING DIMENSIONAL STANDARDS

The Village’s Zoning Code is a challenging obstacle to overcome for new residential housing development. For example, many of the current single-family vacant lots are roughly 50 feet wide by 200 feet deep. These lots do not meet the base dimensional standard of being at least 145 feet wide and at least three-quarters of an acre in overall size. These two issues alone are enough to deter new residents from wanting to undertake new home construction.

Upon reviewing the Village’s Code, trends in development begin to appear. In 1988, the Village passed Ordinance 1988-79, which states in section 1165.01(d), “No new dwelling unit, however, may be erected on any lot with a front footage of less than 145 feet, unless, at the time of the passage of this subsection, such lot is already improved with a dwelling unit.” Homes built after the passage of this Ordinance tend to be larger in size and sit upon much larger lots. However, the opportunities to consolidate lots is becoming increasingly difficult.

If prospective buyers and developers would like to still build within the community, options could include uncertain and lengthy variance permit processes or lot consolidations. As seen in the image to the right, new construction of a single-family dwelling would require the consolidation of at least three 50 foot by 200 foot lots, in addition to a piece of a fourth lot to not only accommodate the 145-foot wide frontage requirement, but also the 3/4 acre requirement.

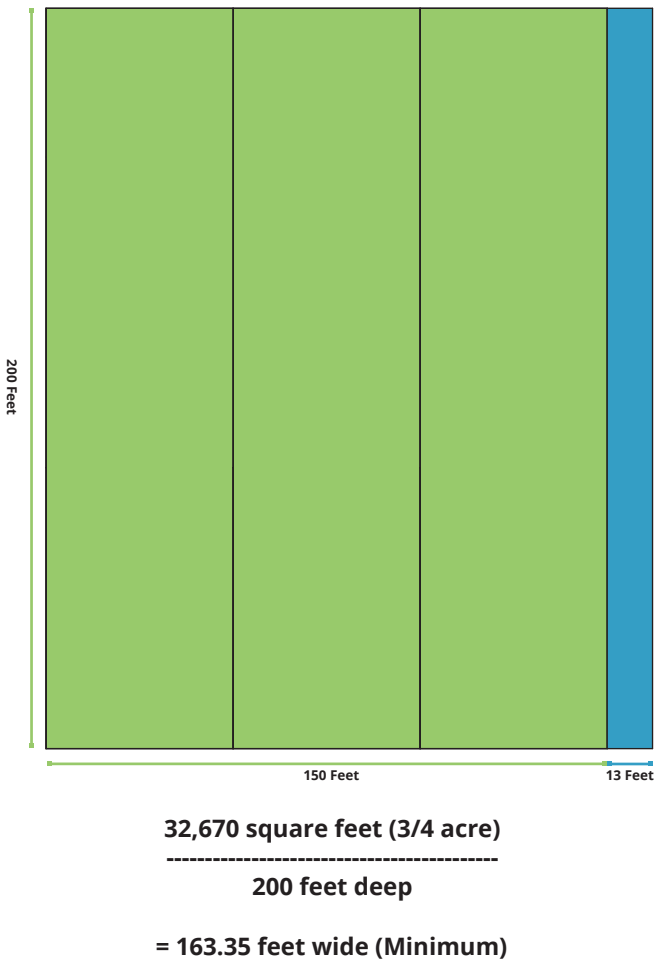
LOOKING TOWARDS THE FUTURE

Woodmere is a highly desirable community for many reasons: its prime location, attractive retail, and belonging to an award-winning school district are just a few of the reasons residents choose to move into the community. Looking towards the future, the Village should consider a comprehensive review of its residential zoning dimensional standards to achieve the vision for new single-family housing development within the community.

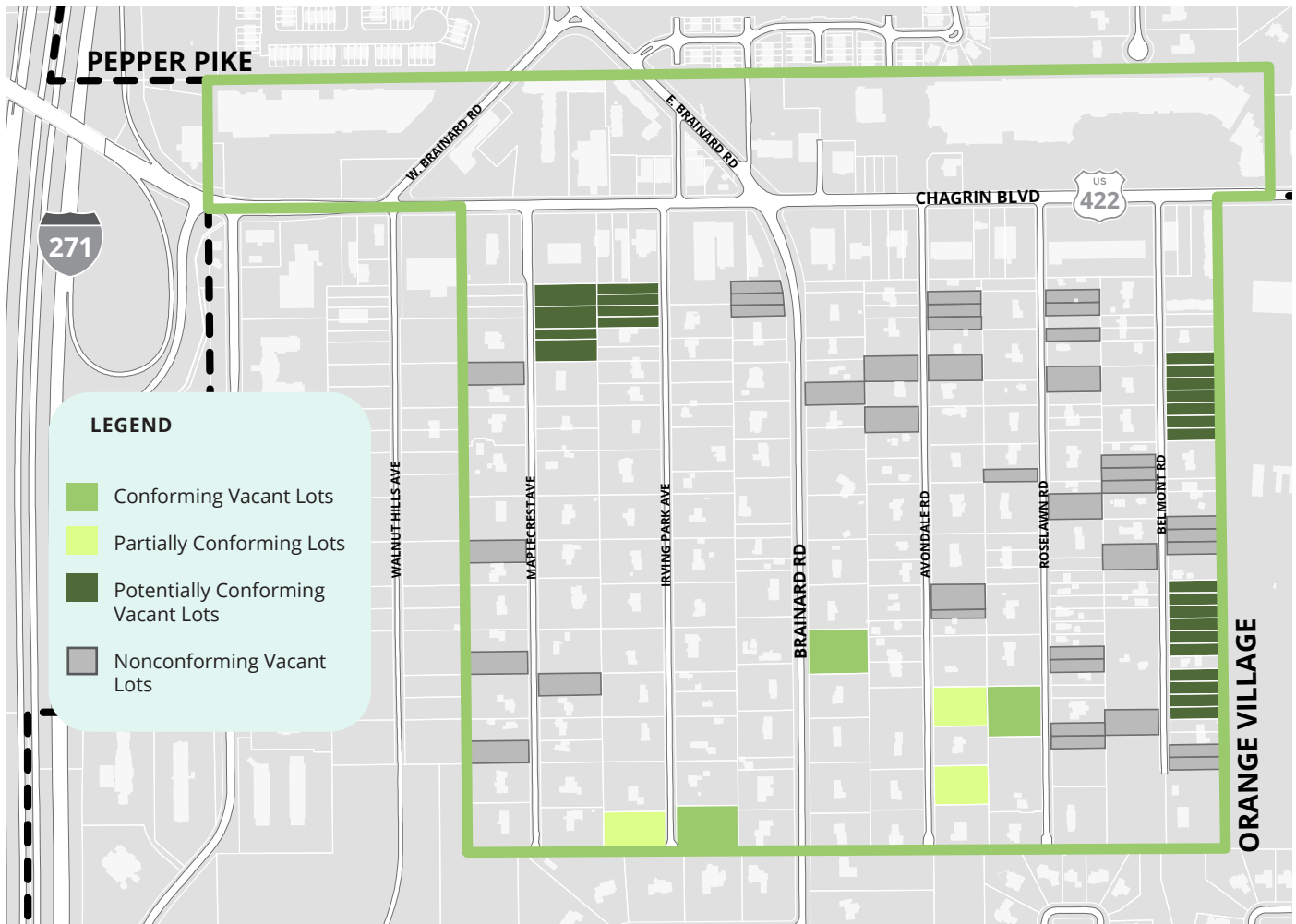
Figure 3
Existing U-1 Single-Family Residence Requirements

Key Zoning Code Regulations
Side yards must have 15 foot side setbacks on each side
Front yard setbacks must not be less than 74 feet from the street curb
Rear yard setbacks must be at least 20% of the lot depth (40-feet for a 200 foot deep lot) and at least ½ of the building height
Only one family home per each 3/4 of an acre lot (32,670 SqFt)
Lots with less than 100 feet of frontage shall not exceed a building with enclosed space of more than 10% of the total lot square footage
Lots with more than 100 feet but less than 145 feet of frontage shall not exceed a building with enclosed space of more than 8% of the total lot square footage
No new dwellings can be constructed on any lot with a frontage of less than 145 feet
No regulations for frontages over 145 feet
75 foot tall height regulation

Figure 4
Existing Single-Family Lot Requirements Example



MAP 3 — CONFORMING & NONCONFORMING VACANT, U-1 SINGLE-FAMILY RESIDENTIAL LOTS



Conforming Vacant Lots: parcels that are both at least 145 feet wide and are 3/4 of an acre in size

Partially Conforming Vacant Lots: parcels that meet at least one of the following criteria: 1) 145 feet wide; or 2) 3/4 of an acre in size.

Potentially Conforming Vacant Lots: parcels that can be consolidated to meet the minimum dimensional requirements

Nonconforming Vacant Lots: parcels that do not and/or cannot meet either of the two previously listed size requirements

CURRENT CONFORMING & NONCONFORMING VACANT LOTS

The Village of Woodmere's U-1, Single-Family Residential zoning district remains the dominant use south of Chagrin Boulevard's commercialized core. However, existing regulations make it nearly impossible to construct a new housing unit upon the many vacant lots scattered among these southern neighborhood streets.

Based on current regulations, there are two main criteria that must be met before construction of a new single-family dwelling can be considered: 1) lots must be at least 145 feet wide; and 2) lots must be at least 3/4 of an acre in size. As demonstrated in the map above, these regulations were then used to identify buildable lots based

on existing regulations. There are only three (3) lots that are in compliance with existing regulations and there are an additional three (3) lots that meet the 145 foot width minimum, but fail to meet the 3/4 of an acre requirement; making them partially conforming lots.

Additionally, there are five (5) areas with clustered lots where adequate space remains to consolidate parcels for future single-family development. However, the remaining lots, identified as dark grey in the above map, are vacant parcels that are nonconforming based on existing dimensional regulations and could not be built upon.

4.1 STRATEGIES FOR HOUSING

STRATEGY 1.3

WORK WITH CUYAHOGA COUNTY AND PROPERTY OWNERS SOUTH OF CHAGRIN BOULEVARD TO CONSOLIDATE ADJACENT PROPERTIES

The Village of Woodmere was fully incorporated into Cuyahoga County in 1994, but much of the original platted land has changed over its 75-year history. Originally, the Village was largely residentially focused with a combination of standard lot sizes ranging from 50 feet wide to well over 200 feet wide and about 200 feet deep. As the community became more developed and retail began to dominate much of Kinsman Road (now Chagrin Boulevard) residents were forced to move to the areas south of Chagrin Boulevard. As time went on and land became more scarce, developers and residents began to purchase what land they could to expand their own properties. However, much of this land has not been consolidated and homes continue to be passed down through families, transfers, or are a result of survivorship. This is an issue because the way land

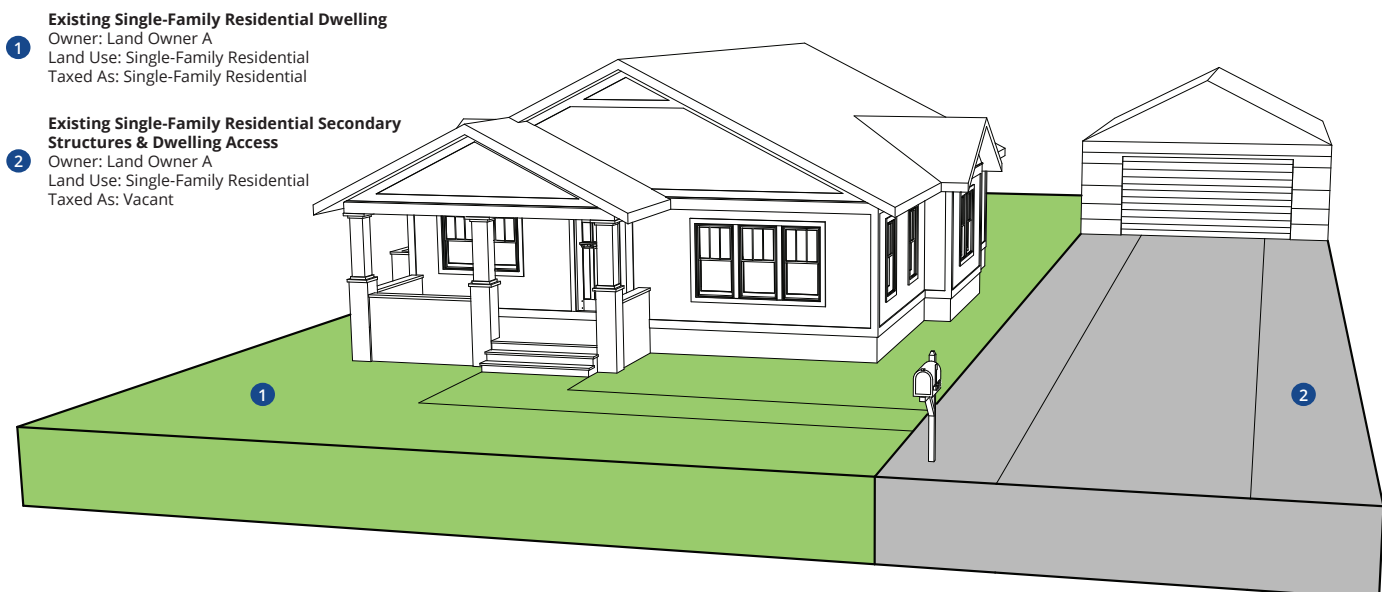
is physically being used is not accurately reflected in taxing jurisdictions and records.

Many of these “land use” constrained areas occur in a similar fashion as the image demonstrates below. For example, Land Owner A owns two separate, but adjacent lots. One has a single-family dwelling constructed on the property, while the other has driveway access and mail delivery for that home. Both of these lots are being utilized for a single-family purpose, but only one is being taxed as single-family, while the other is being taxed as vacant.

THE BENEFITS OF LOT CONSOLIDATION

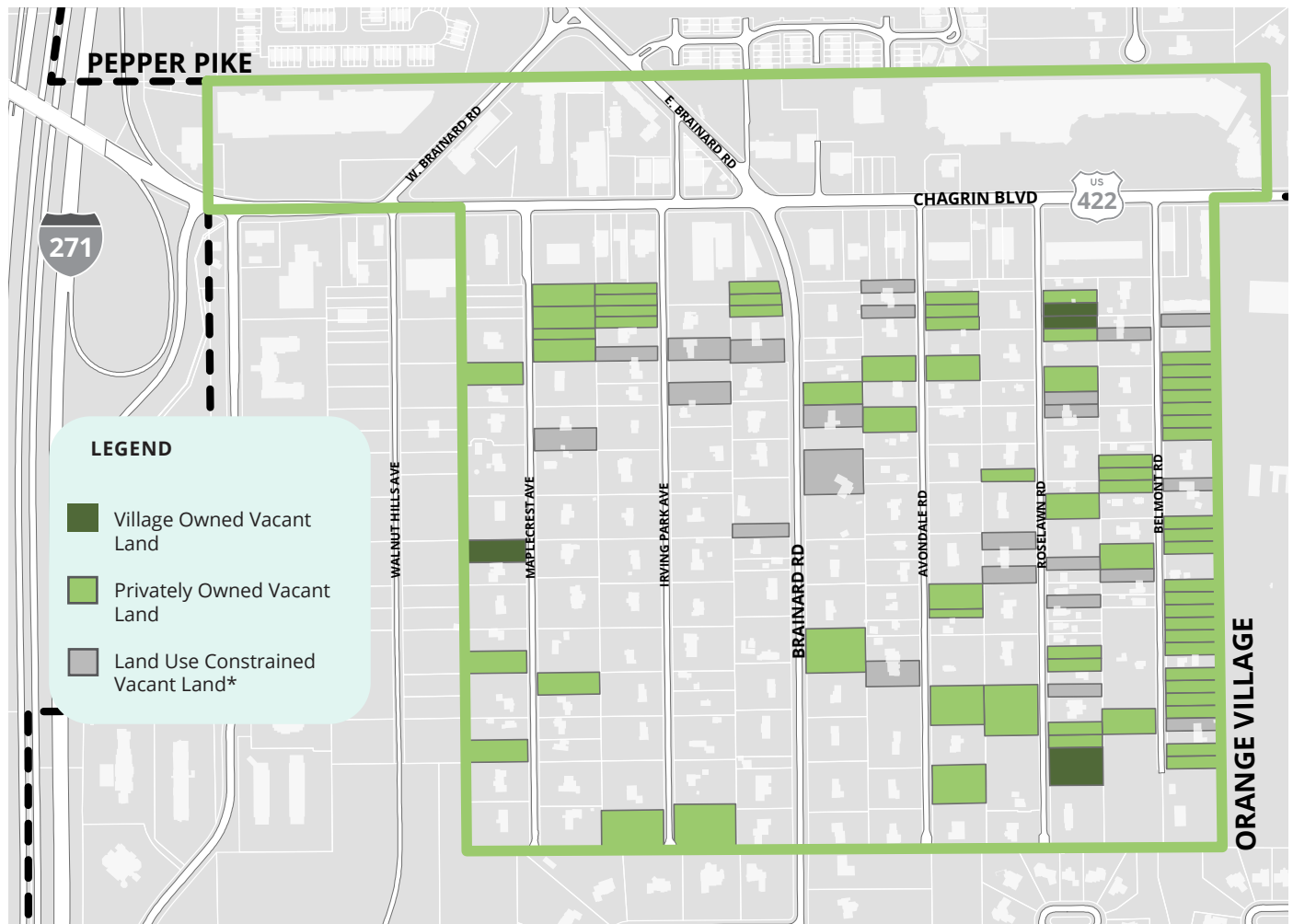
There are many reasons to consider consolidating adjacent plats of land. However, the two largest reasons to consolidate land are: 1) Increased accuracy with property valuations; and 2) The value of real property can be expected to rise and generate more revenue. These two benefits alone can greatly improve the community's taxing structure for more accurate and reliable property valuations based on current land uses and common ownership.

Figure 5
Existing Land Use Constrained Lots Example



The above graphic is for demonstrative purposes only and is not drawn to scale. Further analysis and study will be needed to determine a preferred form of action to address this issue. The image is meant to guide ideas and provide the Village with concepts to think towards the future.

MAP 4 — VACANT LAND OWNERSHIP & AREAS OF INTEREST



*Land Use Constrained Vacant Parcels are those pieces of land within the Woodmere residential areas south of Chagrin Boulevard that share common ownership among two or more adjacent parcels with a single-family structure and/or other features, such as; driveways, mailboxes, secondary buildings, etc. on adjoining properties. These parcels are being taxed as vacant land, although currently being utilized for a combined single-family purpose. This could cause a loss in school district funding and skew property valuation for appropriate and accurate taxation.

4.1 STRATEGIES FOR HOUSING

STRATEGY 1.4

PROMOTE INFILL DEVELOPMENT IN RESIDENTIAL AREAS SOUTH OF CHAGRIN BOULEVARD BY INCENTIVIZING SMALL LOTS

Infill housing is the construction of new homes on lots within existing neighborhoods rather than in new subdivisions. For one reason or another, these lots were never built upon, or the demolition of a primary structure occurred.

Infill housing is becoming increasingly common within highly desirable areas as new development sites become scarce. Home building within existing neighborhoods comes with specific challenges. These are typically smaller lots and the noise, debris, and dangers of a construction site are immediately adjacent to existing residential homes. Infill development presents enormous opportunities to attract new residents. This specific type of development should include guidelines that outline community requirements for developers, and best practices for constructing new houses within existing neighborhoods.

SMALL LOT INCENTIVES

The Village of Woodmere could encourage the future development of smaller lots by providing property owners and developers with a number of incentives. These could include:

- Expedited review of permitting and processes;
- Reduced fees or abatements; and
- Density bonuses.

Additional incentives for small subdivision developments could be granted to property owners or developers who provide publicly accessible amenities for the community to utilize. These could include playgrounds, trails and greenspace easements, space for a community garden, or other desired community amenity. As seen in the graphic to the right, a small clustered development could be possible with the grouping of several parcels. The development would be well buffered from existing residences and could also provide public spaces for pocket parks, playgrounds, or walking trails for the entire community to enjoy. These homes would be independently titled, sold individually, and would be treated as any other single-family dwelling within the Village.

MAP 5 — POTENTIAL INFILL DEVELOPMENT SITES

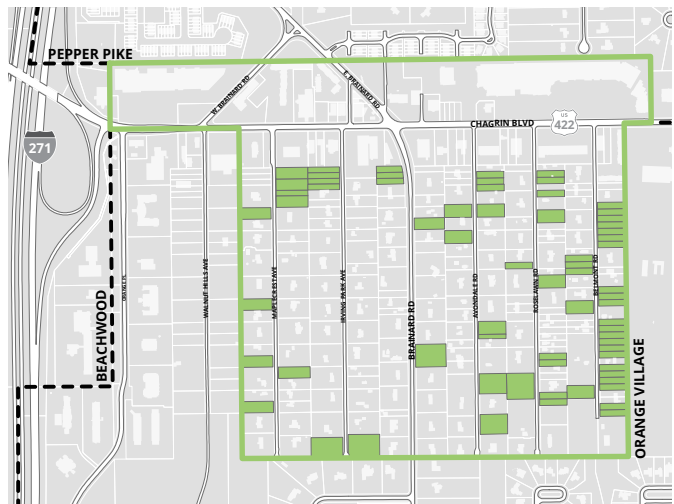
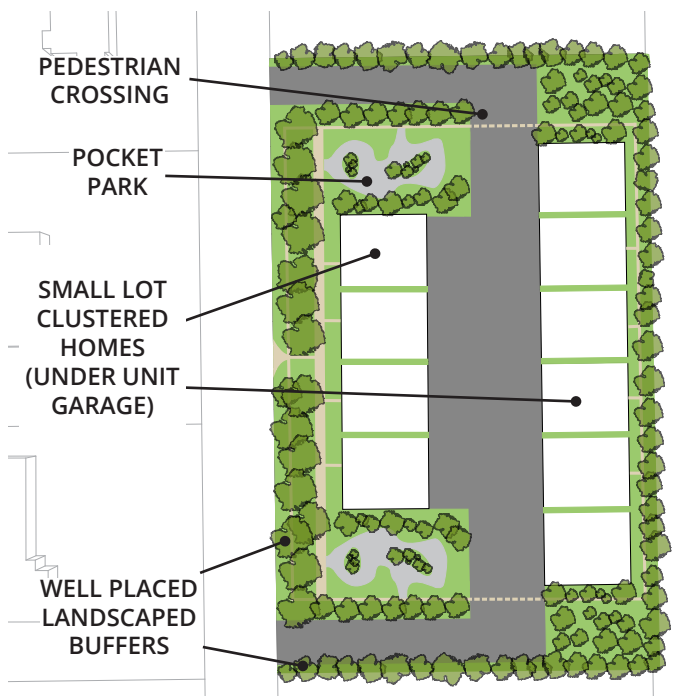


Figure 6
Example of Clustered Home Infill Development



The above graphic is for demonstrative purposes only and is not drawn to scale. Further analysis and study will be needed to determine preferred locations and designs. The image is meant to guide ideas and think towards the future.

STRATEGY 1.5

CONSIDER A SMALL LOT OVERLAY ZONING DISTRICT

The majority of Woodmere's potential infill sites are comprised of lots roughly 50 feet wide and 200 feet deep. However, there are also several larger lots that have already been consolidated over time. Updating existing U-1, Single-Family zoning regulations will play an important role in encouraging future residential development; however, there remain obstacles to overcome in the construction of a new residence within the community.

The Village of Woodmere should establish a "Small Lot Overlay" that not only addresses development pressures, but provides guidance for design, connectivity, landscaping, and regulatory requirements such as setbacks, height maximums, massing and bulk, and parking. Any established regulations should be respectful to existing residential dwellings and reflect the semi-rural nature of residential areas south of Chagrin Boulevard.

SMALL LOT OVERLAY DESIGN STANDARDS

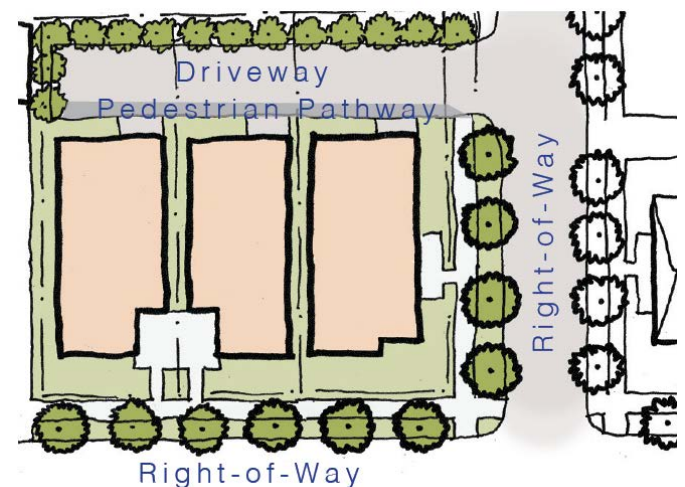
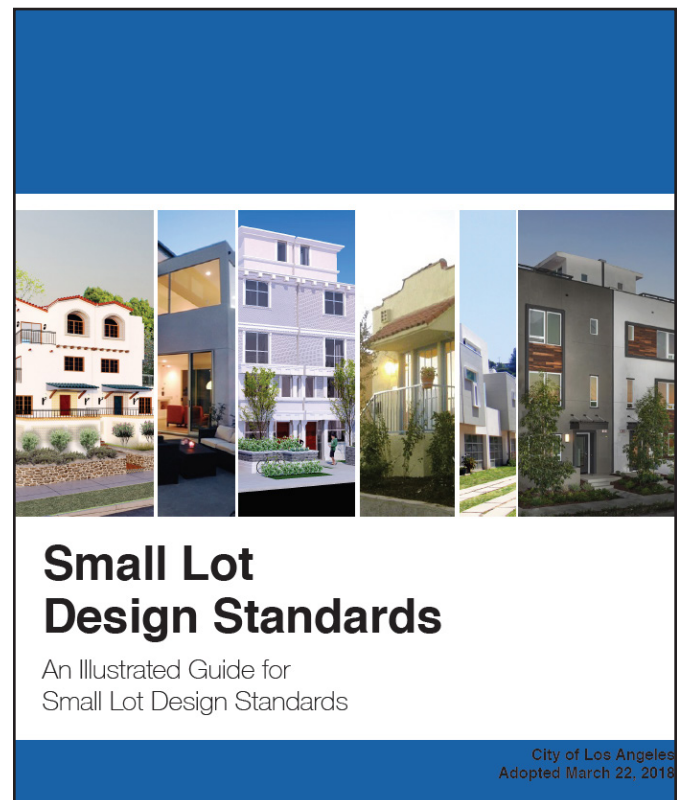
Small lots can be challenging to develop due to the limitations of their physical size. It is important for infill development to respect the existing character of the neighborhood to maintain the look and feel of the area the home will ultimately be located in. As an example, in 2018, the City of Los Angeles, California set design standards for the development of small infill lots in established neighborhoods. Their guidelines included standards for items such as building design, pedestrian connectivity and access, and landscaping. The Village of Woodmere should consider the following for a Small Lot Overlay District:

- Dwelling orientation and structural configuration;
- Entryways, circulation, and access;
- Building materials, massing, and general design;
- Landscaping, fencing, and open space; and
- Height and square footage minimums and maximums.

By establishing these regulations, property owners and developers have a clear understanding of the Village's intentions of infill development and maintain the existing look and feel of residential areas without any negative impacts.

Figure 7

Example of Small Lot Design Standards | Los Angeles, CA



Source: *Small Lot Design Standards, Example of Dwelling Orientation*, PG 15, City of Los Angeles, March 2018



COMMUNITY TOPIC | BRANDING

Source: County Planning

4.2 BRANDING

COMMUNITY GOAL 2

CREATE A RECOGNIZABLE IDENTITY AND CONSISTENT COMMUNITY BRAND

WHY IS THIS TOPIC IMPORTANT?

Branding plays a critical role in creating a memorable place. Not only how a community looks, but also how it feels, can influence how people perceive its image, interact within its public spaces, and affect how likely they are to visit again.

Many residents feel that Woodmere's brand is inconsistent, feels outdated, and gets "lost" throughout the community. However, the Village's size could prove to be extremely beneficial to reinforcing its sense of place. Its small footprint gives the community a unique opportunity to strengthen its brand throughout a number of amenities such as banners, street signs, lamps, or benches.

By creating and reinforcing a strong sense of place and consistent branding, the Village can help create a place of obvious community pride where people feel welcomed and will want to return to.

WHAT DOES THIS TOPIC COVER?

This topic will look closely at the following:

- 1) Creating a consistent community brand across all facets of the community
- 2) Reviewing existing code regulations and how they can be improved to reinforce the community's brand through commercial design guidelines
- 3) Adopting regulations to encourage sustainable development practices, buildings, and infrastructure

HOW DOES THIS SUPPORT THE COMMUNITY VISION?

Branding supports the following Objectives as discussed within the Community Vision:



CHARACTER

Embrace & Market Our Unique Character



RETAIL

Reinforce Our Unique Retail Destinations



SUSTAINABILITY

Strengthen the Village's Position on Sustainable Development

4.2 STRATEGIES FOR BRANDING

STRATEGY 2.1

REVIEW EXISTING CODE REGULATIONS FOR IMPROVEMENTS TO REINFORCE THE COMMUNITY'S BRAND THROUGH COMMERCIAL DESIGN GUIDELINES

Retail shopping plazas in the Village of Woodmere are diverse and offer a wide variety of goods and services to the public. However, Cuyahoga County is largely overbuilt with retail and in order to thrive in an already competitive region, Woodmere needs to provide a unique shopping experience that will keep users coming back for their shopping needs.

STRONG STOREFRONTS & TENANT IDENTITY

When creating and enforcing commercial design guidelines, it is important to promote creativity as much as possible. Creativity and original ideas are what make each business unique, but these should also be tailored to contribute to the overall community identity of Woodmere.

Strong storefront design is essential in creating an atmosphere that is conducive for grounding an affirmative "sense of place." Through the use of carefully selected materials, colors, graphics, effective lighting, sensitive detailing, and fixtures, each business becomes a distinct and expressive participant in supporting the community's brand image. Each tenant who provides a creative design benefits all businesses in Woodmere by enhancing its customer's experiences, thus attracting both repeat and new customers.

Commercial design guidelines should, at a minimum, include the following factors: style of architecture and building forms, general color palette, screening, primary and secondary materials, greenspace and landscaping, pavement, streetscapes and furniture, and lighting and signage. These standards will promote an exciting dining, shopping, and leisure environment is what will help make Woodmere stand out from other retail destinations in northeast Ohio. The Village of Woodmere should encourage property owners to allow businesses to design and install their own storefronts as a way to express their individual identity; however the designs should also meet the design guidelines established by the Village. This will ensure that any final designs appropriately contribute to

the character of the community. It will be imperative for businesses, especially anchor institutions, to work together during this process.

STRATEGY 2.2

WORK WITH BUSINESSES TO IDENTIFY A STOREFRONT COORDINATOR TO FACILITATE STOREFRONT AND SIGNAGE DESIGNS

There are roughly three hundred (300) business establishments located in the Village of Woodmere. Many of these shopping areas are outdated, often share common storefronts that blend into each other, and lack a unique identity that can help draw people in.

One approach to help local businesses create and focus their original ideas is through a "Storefront Coordinator," who would be responsible for coordinating the various storefront renovations or new construction within the Woodmere business and retail community. The Storefront Coordinator could be a new position within the Village of Woodmere's administrative services, or contracted out to a separate entity. This individual would work with each tenant's architect to identify each establishment's design character and ensure compliance with Village design guidelines. Ultimately, this would ensure consistency across the community in terms of high quality of materials, design, and overall facade presentation.

THE DESIGN APPROVAL PROCESS

When an applicant initiates a design approval process, the Storefront Coordinator would help organize their storefront designs prior to submitting them to the Planning Commission, Architectural Review Board, and Council. In general, current procedures would remain as they are within the Codified Ordinances of the Village of Woodmere, but require an additional pre-submittal phase to work with the identified Storefront Coordinator.

Overall, this new phase with a Storefront Coordinator would not only provide consistency across the application process and design approval procedures, it would also ensure compliance with the Village's design guidelines and storefront requirements.

CLOSER LOOK | COMMERCIAL DESIGN GUIDELINES

COMMERCIAL DESIGN GUIDELINES | CROCKER PARK WESTLAKE, OHIO

Crocker Park, located in Westlake, Ohio, has long been the standard of design that other developers strive to replicate. As one of the first mixed-use “lifestyle centers” in northeast Ohio, Crocker Park has vastly changed how we live, work, and play within a suburban setting. Since its groundbreaking in 1992, Crocker Park has grown to include twenty (20) city blocks or 120 acres. Crocker Park sees nearly 20 million visitors a year and continues to immerse guests in a one-of-a-kind experience.

ARCHITECTURAL INFLUENCE & STOREFRONT COORDINATION

Crocker Park’s grid street plan is infused with every element of a bustling urban downtown – vertical integration of ground-level retail and second-story apartments and offices, pedestrian-scale streetscapes, metered street parking, GCRTA bus line access, valet parking services, digital advertising screens, award-winning gardens and more. The buildings vary in architecture and design so that no two are exactly the same.

The City of Westlake and Crocker Park utilize a series of approved design guidelines for the “Mixed-Use Area of Crocker Park” that continue to be enforced, reviewed, and updated. These design guidelines are extensive, and provide a very clear vision for the area and how storefronts, streetscapes, and other elements should look and feel. Additionally, the design guidelines are promoted and enforced by a “Tenant Coordinator” who helps new businesses navigate the design requirements, and works with each business to create uniquely appealing storefronts. The Tenant Coordinator helps facilitate design elements such as materials, color, signage, awnings, lighting, fixtures, windows, and other key architectural features.

DISTINCT & EXPRESSIVE CHARACTER

Crocker Park prides itself on creating a very strong and distinctive sense of place for its visitors. Every element, large and small, has been given special consideration within its design guidelines. Its design guidelines are focused on the following principles: Provide a residential alternative to the residents of Westlake; Create a mix of uses to promote day and evening activities; Reflect Westlake’s architectural heritage; Create environments for walking; Provide sufficient parking; Blend the new neighborhood into surrounding, established neighborhoods; and Promote civic and cultural uses in Crocker Park. These core principles continue to be successfully implemented to benefit patrons and tenants.

For more information about Crocker Park, please visit: www.crockerpark.com.



Source: Crocker Park Facebook; Westlake, Ohio

4.2 STRATEGIES FOR BRANDING

STRATEGY 2.3

ESTABLISH A REVOLVING BUSINESS RENOVATION FUND FOR STOREFRONT & STREETScape ENHANCEMENTS

The Village of Woodmere has a diverse retail base that includes both national retailers and “mom and pop” shops. While national retail stores may have the financial means to make exterior upgrades, repairs, or other modifications to their storefronts, smaller businesses may find it more challenging to keep up with repairs, facade enhancements, or other necessary improvements.

TYPES OF INCENTIVES

There is a mutual benefit to all businesses within the Village of Woodmere as more and more storefronts undertake renovations. Contemporary facades with an inviting atmosphere are more likely to attract visitors, encourage them to stay longer, and spend more money within the community. There are a number of different types of incentives that the Village of Woodmere can consider offering to businesses to encourage storefront and streetscape renovations. These could include:

- **Rebates:** after a project is 100% completed and paid for, an applicant can invoice the Village for their agreed upon rebate
- **Loans:** the Village could offer a 0% interest loan up to a predetermined/maximum amount for all businesses with a set term limit
- **Grants/Cost Matching:** the Village could also award direct funds for a project without the need for repayment

The Village of Woodmere should consider an annual, revolving renovation fund for storefront and streetscape enhancements as a priority to encourage reinvestment within the community. Budgetary considerations should be an agreed upon value fixed within the Village's annual budget. Any unused funds should be carried over into the next fiscal year to be utilized for the following year's applications. This will help businesses reinvest within Woodmere and encourage property and business owners to undertake storefront renovations that may have been financially challenging in years past.

CITY OF SHAKER HEIGHTS REBATE PROGRAM

The City of Shaker Heights takes great pride in its unique charm and building designs. Shaker Heights provides a number of incentives to businesses for facade enhancements, including its Storefront Renovation REBATE Program. The program has three (3) main goals:

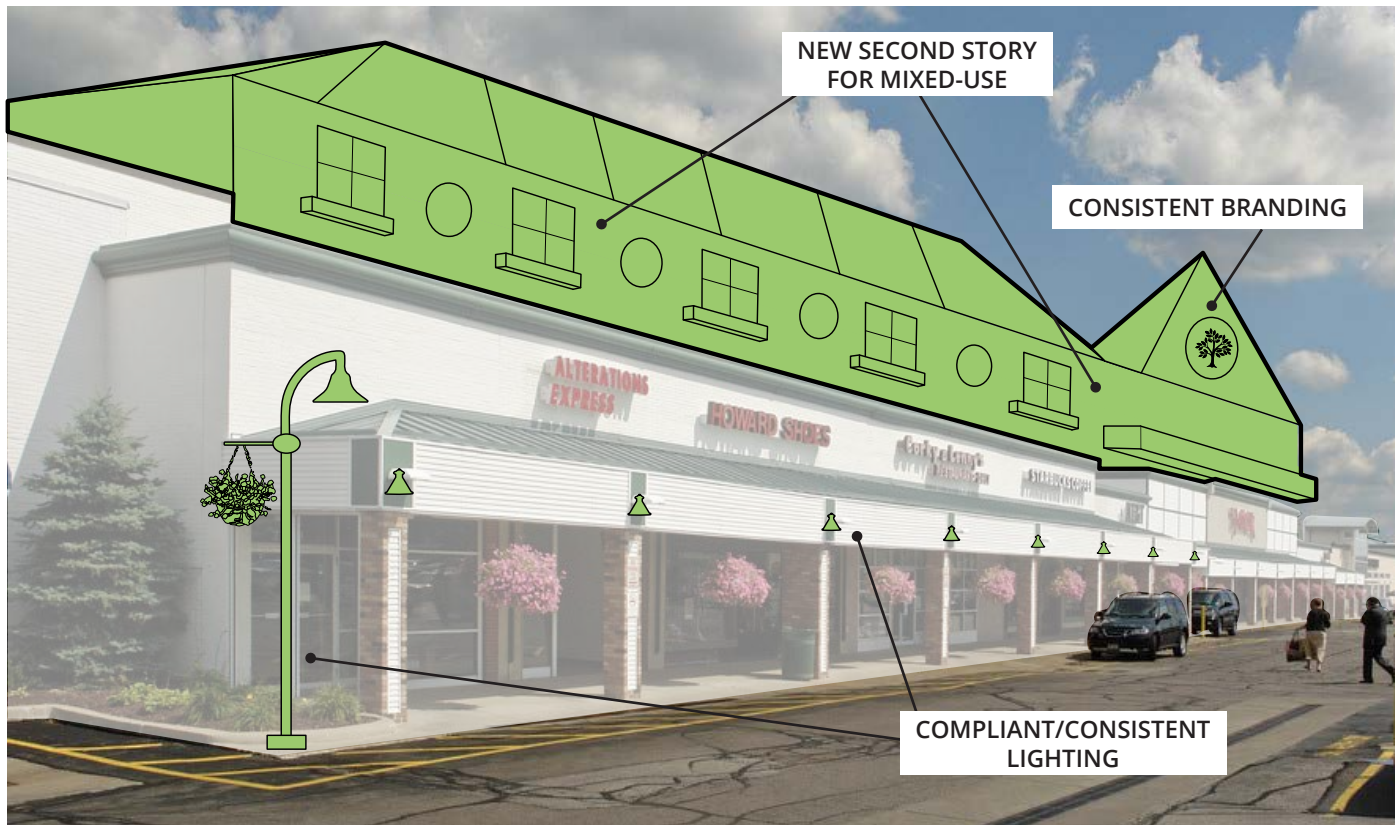
- 1) Improve the appearance of the commercial districts;
- 2) Support property and business owners efforts to improve building exteriors; and
- 3) Contribute to the economic growth and prosperity of Shaker Heights.

The program is separate from Community Development Block Grant (CDBG) funding and has two (2) options for eligible commercial property applicants:

- **Signage Only (Business Owners only):** independently owned, non-franchise businesses may apply for a signage only matching signage only rebate of up to \$3,000. Signage only includes items that bear company marks such as signage, awnings, and window/door graphics. The intent of the signage-only program is three-fold: 1. Incentivize new businesses to open here; 2. Attract, retain, and support locally-owned businesses; and 3. Encourage better quality signage in our commercial districts.
- **Full Facade (Building or Business Owners):** to improve an existing building's exterior curb appeal in a comprehensive, transformative manner including new/restored front doors and windows, tuck pointing, painting, signage (independent businesses only), awnings, outdoor cafes (visible from the street) and front facade landscaping. Parking lot resurfacing and roof repairs/replacement are not eligible. The entire facade must be assessed and included in the design scheme to produce a transformational project. The sides of buildings may be included on a case by case basis. The maximum 50% matching full facade rebate is \$15,000

The eligible applicants are commercially zoned properties located in targeted areas throughout the community. The Village of Woodmere should consider similar incentives to encourage reinvestment of businesses along Chagrin Boulevard. The Village will need to establish guidelines, eligibility requirements, and other necessary program goals to make the process easy to follow and straight forward. For more information on Shaker Heights' REBATE program, please visit: www.shakeronline.com.

Figure 8
Example of A Facade Renovation to an Existing Shopping Plaza



Depending on how the Village of Woodmere would like to establish eligibility requirements for a Storefront Renovation Program, a facade renovation could be any number of physical improvements. As seen in the image above, this could include such projects as new lighting, a new second story for mixed-use, consistent branding and signage updates, or a complete facade renovation.

Commercial properties throughout the community vary greatly in size, the year they were constructed, and when they were last renovated. It is important that the Village keep track of these issues and projects to ensure that all commercial businesses and properties within the Village of Woodmere have equal standing when applying for funding. While different funding types may be utilized at the same time, no business or property owner should be eligible more than once (1) in any single fiscal year.

Source: County Planning

STRATEGY 2.4

ESTABLISH A TAX INCREMENT FINANCING DISTRICT (TIF) FOR FOCUSED PUBLIC INFRASTRUCTURE IMPROVEMENTS

Tax Increment Financing (TIF) is an economic development mechanism available to local governments within the State of Ohio for financing public infrastructure improvements and, in certain circumstances, residential rehabilitation. A TIF works by locking in the taxable worth of real property at the value it holds at the time the authorizing legislation was approved. Payments derived from the increased assessed value of any improvement to real property beyond that amount are directed towards a separate fund to finance the construction of public infrastructure defined within the TIF legislation. For more information on Tax Increment Financing (TIF) in the State of Ohio, please visit: www.development.ohio.gov.

A TIF is managed at the local level and the Village of Woodmere would be responsible for establishing where

the boundaries are located. In order to create such a district, the Village will need to enact legislation that:

- 1) Designates the parcel(s) to be exempted from taxation;
- 2) Declares improvements to private property within the specified area as serving a public purpose;
- 3) Delineates the public infrastructure improvements to be made that will directly benefit the parcel; and
- 4) Specifies the equivalent funds to be created for those redirected monies.

Only those public infrastructure improvements directly serving the increased demand arising from the real property improvements to the parcel(s) or an Incentive District are eligible for TIF financing.

The boundary for the district, could follow a similar format to that of the "Flexible Zoning District" outlined within Strategy 3.8 (page 45). This would add another option for businesses within the Village to leverage policies and available funds for enhancements to their buildings.

4.2 STRATEGIES FOR BRANDING

STRATEGY 2.5

UTILIZE THE VILLAGE'S WEST AND EAST AREAS TO CREATE UNIQUE DISTRICTS

The Village of Woodmere is small in size, but still maintains a uniqueness all its own. Looking closely at the community, there are distinct differences between the western and eastern portions of the Village, in addition to the northern and southern portions of Chagrin Boulevard. The western portion of the community, from the I-271 interchange to Brainard Road, has slightly older structures, is more auto-oriented, has higher density housing units, and includes the Village's administrative functions. The eastern portion of the community, from Brainard Road to just past ETON Chagrin Boulevard, has a combination of newer structures and older strip development, is more walkable, has medium density housing units, and includes the Village's premier retail center, ETON Chagrin Boulevard.

In addition to unique eastern and western portions of the community, Woodmere also has uniquely different sides of Chagrin Boulevard. The northern portion of Chagrin Boulevard contains Woodmere's highest concentration of retail at ETON Chagrin Boulevard, the Village's administrative and safety services, and higher density residential dwelling units. The southern portion of Chagrin Boulevard contains a number of office spaces, pharmacies, and older retail strip development. Once this "brand image" is identified, these traits can then be explored to create a recognizable brand and make each portion of the community feel unique and memorable with an "aspirational brand identity," or an overall identity that the Village strives to achieve.

VILLAGE WEST DISTRICT

Village West stretches from the I-271 interchange to Brainard Road in the east. This area is the heart of the community and would thus focus on municipal services and the needs of residents.

Components of West Village:

- Community District
- Municipal Headquarters & Offices
- Community Center
- Local Retail & Dining Options
- Higher Density Housing

- Main Gateway into the Community from the west

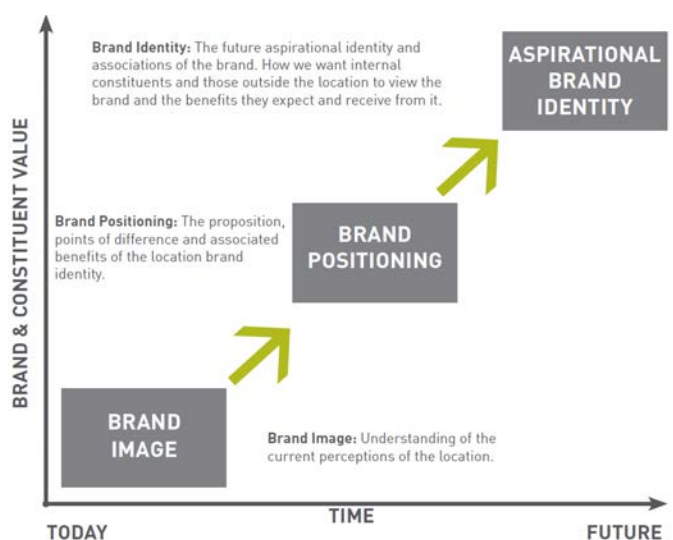
VILLAGE EAST DISTRICT

Village East stretches from Brainard Road to just beyond ETON Chagrin Boulevard in the east. This area is the community's retail and shopping hub and would thus focus on not only meeting the needs of residents, but will promote itself to generate expansive revenues from visitors.

Components of East Village:

- Retail & Shopping District
- Walkable Entertainment Options
- Mixed-Use Spaces (live/work/play concept)
- Outdoor Shopping & Dining
- Medium Density Housing
- Main Gateway into the Community from the east

Figure 9
Moving from Brand Image to Brand Identity



Source: *Branding Your City, CEOs for Cities*

CLOSER LOOK | RENOVATION INCENTIVES

Cuyahoga County communities vary greatly in size, composition, topography, and even the age of structures. Some buildings, dating as far back as mid-1800's, can still be utilized by modern tenants and uses. However, interior rehabilitations are important for maintaining a safe structure for visitors and exterior renovations are equally as important to negate the possibility of blight.

EXTERIOR REHABILITATION PROGRAM | CLEVELAND HEIGHTS, OHIO

Communities have begun to take action within their respective commercial districts to create a cohesive look and feel that is welcoming to everyone. The Cleveland Heights Storefront Program combines the talents of the City's design specialists with rebates and loans to create transformative storefront renovations in all of their commercial districts. The Program is competitive and could include rehabilitations to such exterior elements as the storefront as a whole, windows, doors, paint, masonry repairs, lighting, or landscaping.

All funding for the Program comes to the City of Cleveland Heights through Federal Community Development Block Grant (CDBG) funds. Prior to receiving any funds for a project, City staff will make site visits to verify that the property's condition meets the Federal standards to be admitted into the CDBG program.

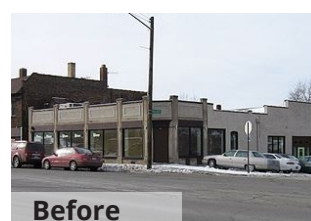
UNDERSTANDING COMMUNITY DEVELOPMENT BLOCK GRANTS (CDBG)

The Community Development Block Grant (CDBG) program is a flexible program that provides communities with resources to address a wide range of unique community development needs. Beginning in 1974, the CDBG program is one of the longest continuously run programs at the Department of Housing and Urban Development (HUD). The CDBG program provides annual grants on a formula basis to 1209 general units of local government and States. CDBG is an important tool for helping local governments tackle serious challenges facing their communities.



Source: www.hud.gov

Figure 10
Examples of Successful Cleveland Heights Storefront Renovation Program Applicants



The above images are examples of previous applicants for the City of Cleveland Heights Storefront Renovation Program.

Source: www.clevelandheights.com

4.2 STRATEGIES FOR BRANDING

STRATEGY 2.6

CREATE CONSISTENT LANDSCAPES THAT SOFTEN THE BUILT ENVIRONMENT

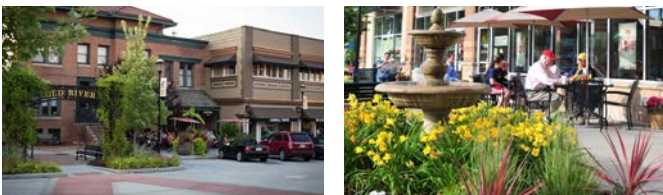
The Village of Woodmere has an immense advantage that other communities may not: its size. This specific trait, which adds to the uniqueness of the community, is one of the Village's greatest assets. Its small size provides the opportunity to create cohesive and inclusive features that are welcoming, visually consistent, and sustainable.

CREATING A SUCCESSFUL STREETScape

Woodmere already boasts some award winning landscapes, and the Village should continue to grow its stance on sustainability and natural systems. As seen in the images below and on the follow pages, a cohesive streetscape is one that not only looks beautiful, but is also welcoming and pedestrian-oriented. There are adequately landscaped areas that provide buffers between vehicles and pedestrians, and that include a variety of features such as trees, planters, and shrubs.

Overall, a successful streetscape should include: 1) a unique sense of place; 2) separation of pedestrians from vehicles; 3) allow pedestrian movement from vehicles to sidewalks; 4) sightlines to businesses; 5) places to sit; 6) well planned landscaping; and 7) pedestrian safety.

Figure 11
Examples of Successful & Cohesive Streetscapes



Source: www.downtownriver.com; Rocky River, Ohio



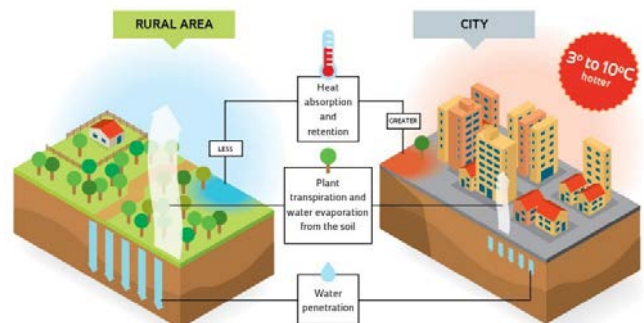
Source: City of Hudson Facebook; Hudson, Ohio

MITIGATING THE HEAT ISLAND EFFECT

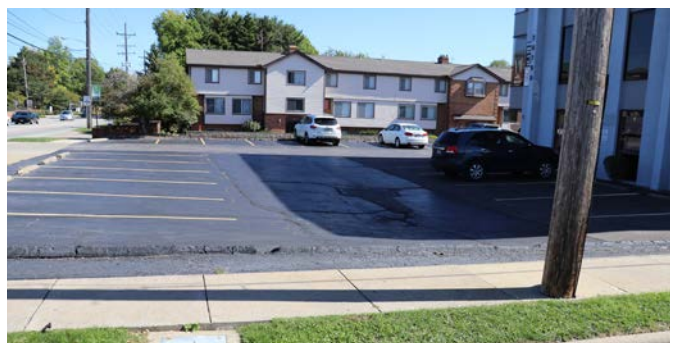
Currently, Woodmere's main thoroughfare, Chagrin Boulevard, is largely dominated by "hardscapes," which are impervious surfaces such as concrete or asphalt. When used in excess, impervious surfaces not only affect the quality of water entering streams, it can overwhelm stormwater drains, can increase the likelihood of flood events, and can also create a "heat island" effect. Paved surfaces tend to absorb and hold onto the sun's rays and produce heat. This effect is then multiplied by emissions from automobiles, which then trap that heat and ultimately create a "heat island."

Well designed landscaping is not only aesthetically pleasing, but it also reduces the "heat island" effect by creating shady areas and providing evaporative cooling. Ways to reduce this effect can include establishing green roofs, permeable surfaces having adequate parking lot landscaping and street trees, harvesting rainwater, or other similar concepts.

Figure 12
Why the Heat Island Effect Occurs



Source: Landscape Architects Network, Jolma Architects, September 2018



Source: County Planning, Example of underutilized parking lot in Woodmere



Source: ETON Chagrin Boulevard Facebook

AWARD WINNING LANDSCAPES & DISPLAYS IN THE VILLAGE OF WOODMERE

The Village of Woodmere is home to the ETON Chagrin Boulevard shopping collection, which recently won both project of the year and the grand award for seasonal color at the 46th Annual Ohio Nursery and Landscape Association (ONLA).

ETON places a high value and takes great pride in focusing on place making within the development. Vignettes and sitting areas are particularly important because they

create a welcoming atmosphere where visitors can enjoy the visual experience of gardens, flowers, and other arrangements around the storefronts. ETON is a memorable place that continually invests in beauty and architecture, which attracts visitors from across the region.

Utilizing similar ideas, a landscaping theme could be implemented across the entire community for enhancing streetscapes, breaking up large areas of concrete or asphalt within parking lots, and providing locations for passive recreation and leisure activities.

4.2 STRATEGIES FOR BRANDING

STRATEGY 2.7 FOCUS THE WOODMERE BRAND WITH CONSISTENT AND EASY TO UNDERSTAND WAYFINDING SYSTEMS

A community's image is important and character counts. Creating a distinctive place will give Woodmere a competitive advantage and encourage residents and visitors to spend their money within the community. Creating a sense of place gives guests something to talk about, forms new memories, and generates publicity through word of mouth that will make others want to visit.

First impressions are powerful and can set the tone for how people perceive a community. It is important for communities to recognize this and capitalize on creating interesting places with complementary features and amenities. By doing this, a community can begin to create

a welcoming atmosphere that embraces its residents and visitors with pedestrian scale designs.

The Village of Woodmere has several brand themes across the community. However, they all get lost among its buildings and streetscapes; especially signage. It is important for signage to not only be visually consistent, but also be placed in such a way that it is easily seen, easy to understand, and does not impede the vision of motorists, pedestrians, or bicyclists. Currently, existing street signs are small and difficult to see from the roadway and primary road signs are not attached to traffic light arms. New visitors into the community may have a difficult time navigating its street system. Woodmere should consider updating signs across the Village so that navigating the community is easier for all.

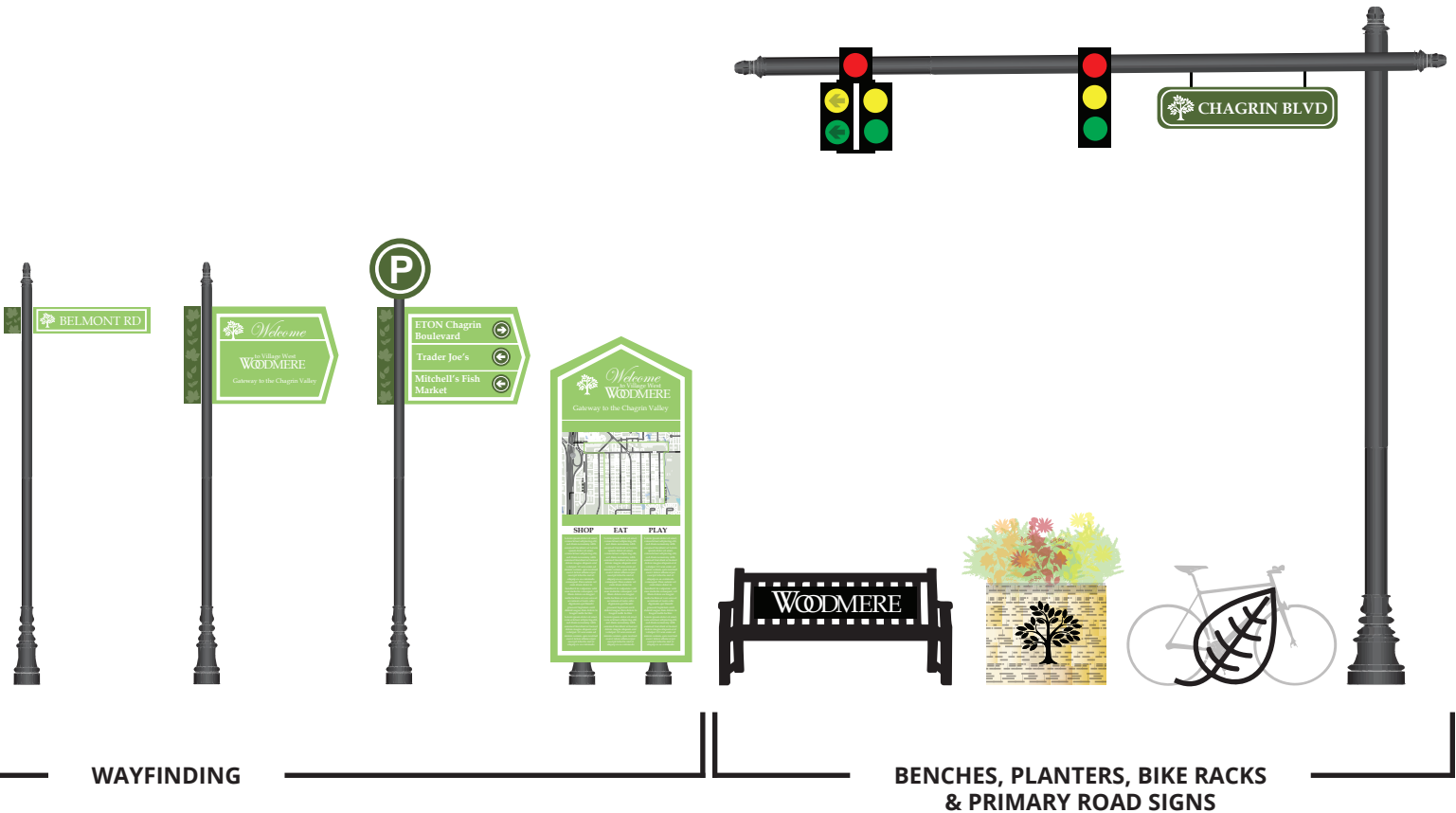
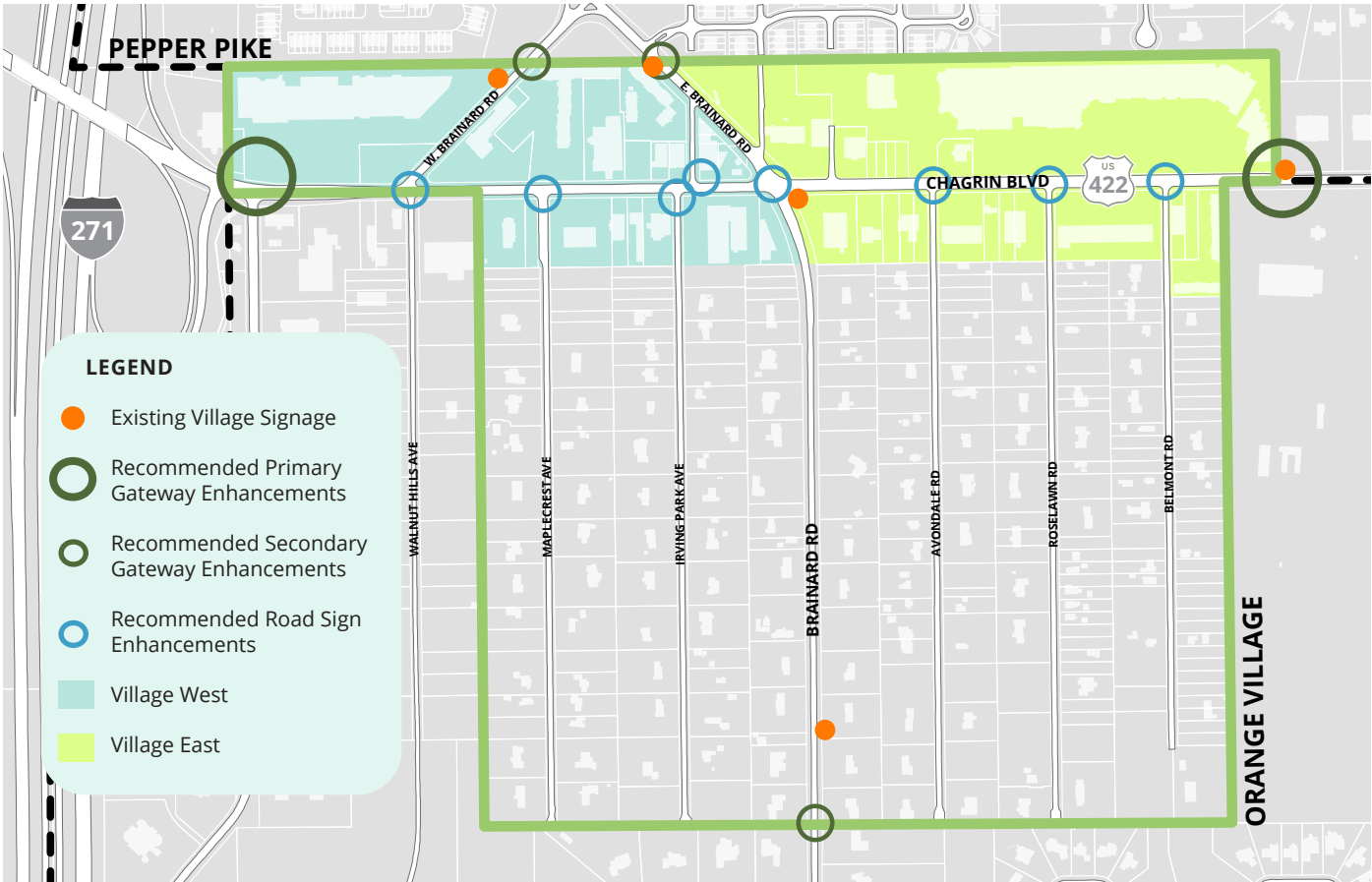
Examples of consistent branding and wayfinding systems can be seen in the graphics below.

Figure 13
Examples of Proposed Wayfinding & Branding Enhancements



The above graphics are for demonstrative purposes only and are not drawn to scale. Further analysis and study will be needed to determine preferred locations and designs. The images are meant to guide ideas and think towards the future.

MAP 6 — LOCATIONS OF EXISTING & RECOMMENDED SIGNAGE



4.2 STRATEGIES FOR BRANDING

STRATEGY 2.8

ADOPT REGULATIONS TO ENCOURAGE SUSTAINABLE DEVELOPMENT PRACTICES, DESIGNS & HIGH PERFORMANCE BUILDINGS

In recent years, the Village of Woodmere has begun to strengthen its stance for sustainable development within the community. For example, the completion of a new Service Department facility and garage on Maplecrest Road combined a number of sustainable features, the most notable being the facility's rainwater catchment system that stores rainwater to be used for irrigation and washing Village vehicles.

BEST PRACTICES FOR SUSTAINABLE DEVELOPMENT

The built environment can have significant health impacts on both residents and the environment. It is important to establish appropriate levels of regulations and requirements to ensure any negative impacts associated with development and the built environment are mitigated as much as possible.

The U.S. Green Building Council (USGBC) was established in 1993 and is committed to transforming the way buildings and communities are designed, built and operated, and to create an environmentally and socially responsible, healthy, and prosperous environment that improves the quality of life. In the early 2000s, USGBC unveiled a green building rating system that is known today as LEED, or Leadership in Energy and Environmental Design.

LEED is a voluntary, market-driven green certification program for building design, construction, operations, and maintenance. It is the most widely used green building rating system in the world and is a highly recognizable symbol of sustainability achievement. The program does not cover all areas of the built environment such as roads, bridges, tunnels, utility systems, communication networks, or railroads. However, the Village of Woodmere can utilize USGBC's LEED program and resources as a tool for establishing regulations that can meet the demands of residents and developers.

Currently, LEED has four (4) main tiers of rating levels: 1) Certified; 2) Silver; 3) Gold; and 4) Platinum. Each rating level is based on the number of points achieved across several categories. These include location and

transportation, sustainable sites, water efficiency, materials and resources, energy, and more.

Figure 14
Examples of a LEED Certified Projects in Ohio



The new Big Lots Corporate Office in Westerville, Ohio was certified on April 15, 2019 and achieved a LEED Silver rating. The project scored a perfect score in the "Innovation in Design" category (6 out of 6 points), which provides projects the opportunity to achieve exceptional performance above the requirements set by the LEED Green Building Rating System and/or innovative performance in green building categories not specifically addressed by the LEED Green Building Rating System.

Source: www.usgbc.org; www.ma-architects.com



The Starbucks at Mill Run Shops in Hilliard, Ohio was certified on October 3, 2016 and achieved a LEED Certified rating. The project scored a perfect score in the "Innovation in Design" category (6 out of 6 points), which provides projects the opportunity to achieve exceptional performance above the requirements set by the LEED Green Building Rating System and/or innovative performance in green building categories not specifically addressed by the LEED Green Building Rating System. The project also scored a perfect score in the "Water Efficiency" category (11 out of 11), which seeks to further increase water efficiency within tenant spaces to reduce the burden on municipal water supply and wastewater systems.

Source: www.usgbc.org; www.thisweeknews.com; Starbucks

ENCOURAGING HIGH PERFORMANCE BUILDINGS

The National Institute of Building Sciences founded the High Performance Building Council (HPBC) in 2007; which describes a high performing building as, “a building that integrates and optimizes on a life cycle basis all major high performance attributes, including energy conservation, environment, safety, security, durability, cost-benefit, productivity, accessibility, functionality, historic preservation, and aesthetics.”

In general, a high performance building optimizes and integrates all aspects of a building site. Anything from lighting, ventilation, and ADA compliance to windows and landscaping can all contribute to the overall performance of a building.

Creating and developing high performance building measures can have many benefits to residents, the community as a whole, the building's tenants, property owners, and the environment.

The Village of Woodmere should consider the following design objectives for future development and redevelopment:

- **Accessibility:** consider equal and flexible access that addresses universal design for all users
- **Aesthetics:** consider the style, form, and materials of a building's physical appearance
- **Cost-Effectiveness:** consider selecting buildings elements on the basis of useful life-cycle costs
- **Functional/Operational:** consider the spatial needs, durability, and efficient maintenance of building elements
- **Productivity:** consider the well-being of a building's occupants through both physical and psychological comfort, such as; air distribution, lighting, workspaces, systems, and technology
- **Security/Safety:** consider the physical protection of a building's occupants and assets through fire prevention and mitigating both man-made and natural hazards
- **Sustainability:** consider the environmental performance of buildings by optimizing site potential and energy consumption, protecting and conserving water, and enhancing Indoor Environmental Quality (IEQ); which addresses the health, safety, and comfort of the indoor environment

Source: www.wbdg.org; Whole Building Design Guide

THE BENEFITS OF CHOOSING HIGH PERFORMANCE LEED CERTIFIED DESIGNS

Buildings and physical structures largely define the built environment and can dramatically alter a landscape. The impacts imposed on a community and the environment can be vastly reduced if smart and sustainable choices are made. Some of the benefits of high performance LEED buildings can include:

- **Saving Taxpayers Money** by reducing the amount of annual energy consumption and operational costs for public and civic structures
- **Promoting Accountability** by having a third-party verification system (LEED) affirm the integrity of green building commitments. This is done by ensuring project teams are delivering on design plans and overall goals.
- **Creating Jobs** by investing in innovative building technology. It has been shown that green public building commitments produce a near doubling effect in private investment across the building sector and up and down the supply chain of products, professionals, and services, including energy and water savings.
- **Defining the Community** by creating a strong, “iconic” design that reflects smart, responsible, and fiscally sound decisions. Green buildings demonstrate a clear commitment to a safer, stronger, and more comfortable today, without compromising a brighter, healthier, more prosperous tomorrow.

USGBC; Policy Brief: LEED Saving Taxpayers Money, Creating American Jobs, and Leading by Example

Source: www.usgbc.org

Figure 15
Potential Group Benefits of High Performance Buildings

Group	Potential Benefits of High Performance Buildings
Residents	Less likely to see vacancies Aesthetically pleasing structures
Tenants/Business	Improved worker productivity Improved employee health
Community/ Government	Increased tax revenues Job/employer attraction
Property/Building Owners	Competitive rental rates Increased property values
Environment	Cleaner air Cleaner water/wastewater Improved stormwater management

Source: www.usgbc.org



Source: County Planning

4.3 MARKETING

COMMUNITY GOAL 3

MARKET THE VILLAGE'S IDEAL LOCATION AND COMMUNITY ASSETS FOR LONG-TERM ECONOMIC GROWTH

WHY IS THIS TOPIC IMPORTANT?

The Village of Woodmere has ample community assets that make it an ideal location to both live and conduct business. Located directly off the I-271 corridor at Chagrin Boulevard, Woodmere has an enormous regional reach. The Village is approximately 18 miles (25 minutes) from Downtown Cleveland, 30 miles (35 minutes) from the City of Akron, and 60 miles (one hour) from the City of Youngstown; making it very easy to reach via its extensive highway connections.

Woodmere is home to a number of high-end retailers, one-of-a-kind shopping experiences, and small businesses. From the high-end ETON Chagrin Boulevard retail collection to locally-owned “mom and pop” shops, the Village has something for everyone. Utilizing a business and marketing model that emphasizes Woodmere’s regional influence and reach will be imperative to the longevity and continued success of the community.

WHAT DOES THIS TOPIC COVER?

This topic will look closely at the following:

- 1) Focusing on career-based workforce attraction and retention
- 2) Promoting buildable concepts and available land and/or existing spaces
- 3) Marketing the Village’s ideal location along the I-271 corridor (Headquarters Highway)
- 4) Creating a marketing packet to attract desired employers and industry

HOW DOES THIS SUPPORT THE COMMUNITY VISION?

Marketing supports the following Objectives as discussed within the Community Vision:



CAREER DIVERSITY

Build upon Assets to Grow Professional Employment Opportunities



RETAIL

Reinforce Our Unique Retail Destinations



TRANSPORTATION

Enhance Alternative Transportation Options while Maintaining What We Have



CONNECTIVITY

Connect Residents & Visitors to Our Vibrant Civic Core



CHARACTER

Embrace & Market Our Unique Character



REGIONAL COLLABORATION

Work Collaboratively with Regional Neighbors & Partners

4.3 STRATEGIES FOR MARKETING

STRATEGY 3.1 MARKET THE VILLAGE'S IDEAL LOCATION ALONG THE I-271 CORRIDOR

The Village of Woodmere is ideally located along the I-271 corridor, also known as the “Headquarters Highway.” This stretch of I-271 travels through numerous employment centers that mutually benefit the region. From Mayfield Village to the north, down to North Randall in the south, the Headquarters Highway is approximately 14 miles in length and contains portions of nine separate communities, including Woodmere in its entirety.

THE SIGNIFICANCE OF AN INTERCHANGE

Having immediate access to a large interstate system comes with plentiful benefits, but also some challenges such as traffic. Interstates are designed to carry high volumes of traffic over longer distances. This not only increases the visibility of a community from the highway, it also acts as free publicity and encourages vehicles to stop and spend resources, both money and time, in a community. Easy access to highways also provides an attractive incentive for commercialized industry or headquarters to locate in areas where employees can get to and from efficiently and quickly.

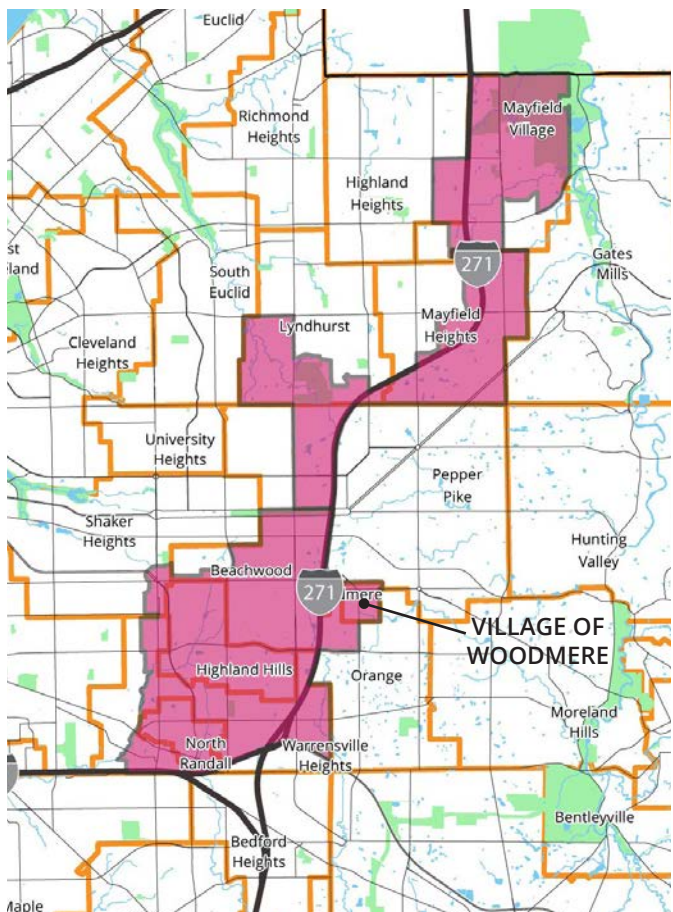
There are some challenges associated with a highway interchange. Heavily trafficked intersections, car stacking, and pedestrian safety are just a few of the issues that can arise from “unchecked” growth and Average Daily Traffic (ADT) of an interchange. The Village should always be planning ahead and be thinking about how business expansions or relocations will effect traffic throughout the community. The Village of Woodmere should continue to leverage its highway access to promote itself as an ideal place to conduct business, but do so in a manner that makes the needs of residents, not just businesses, a priority.

County Planning identified this area as “Headquarters Highway” as part of the Economic Development Plan Year IV Framework study completed in 2015. “Headquarters Highway” is a stretch of commercial and retail businesses along I-271 between I-480 and the Cuyahoga County/Lake County border. The corridor is home to major corporations primarily in the retail, finance, health care, and insurance industries, since the corridor has ready access to I-271 and

public transportation. The study recommended several strategies for the corridor including regional branding and marketing, identification of land prime for development or redevelopment, and increased walkability and access to transit. For more information on the Headquarters Highway, please visit: www.CountyPlanning.us

The study area includes a number of the regions top employers and industries. Utilizing the Headquarters Highway concept, the Village of Woodmere should also work with its regional neighbors for a mutually beneficial marketing campaign to attract talent and business into Headquarters Highway communities.

Figure 16
Headquarters Highway Boundary



Source: County Planning

STRATEGY 3.2

FOCUS ON CAREER-BASED WORKFORCE ATTRACTION BY ESTABLISHING A JOB CREATION INCENTIVE PROGRAM

With nearly 98,000 square feet of commercial office real estate, Woodmere has consistently been a great location to conduct and locate a business in northeast Ohio. However, of the 2,528 jobs located in Woodmere, 1,544 (or 61.1%) of jobs can be considered part time or seasonal. These include retail trade, accommodation and food services, or other related services. These jobs are typically filled by students, tend to be minimum wage, and are not necessarily a long-term career path. Retail and other similar uses tend to be more volatile markets, meaning its peaks and valleys of success or downturns in the economy tend to hit these industries much harder than other sectors such as healthcare or education. It is important to have a diverse pool of businesses within the community in the event there is ever a large economic crisis such as a recession, or if the retail industry drastically changes.

The Village of Woodmere should establish Job Creation Program as an incentive for attracting career-based employers. As an example, the City of Cleveland Heights utilizes a similar program, in which prospective employers will generally be offered 25 to 50 percent breaks over three to five years on the 2.25% local income tax for any business that creates at least five (5) new jobs with a minimum payroll of \$250,000.

STRATEGY 3.3

CREATE A MARKETING PACKAGE TO ATTRACT DESIRED EMPLOYERS AND INDUSTRIES

The Village of Woodmere is approximately 1/3 of a square mile in size, yet has immense opportunity to attract new employers to the area. While much of the commercialized land is built-out, there are large parking areas where out-parcel development could be a promising option for future development. The Village of Woodmere should work closely with its existing businesses to develop a

job attraction framework for development that could be incorporated into a marketing package for future employers. This marketing package should include highway accessibility, drivetimes from key destinations such as Cleveland and Akron, basic demographic and market information, nearby amenities, available land by zoning district and land use classification, available structures and spaces, community resources, and other relevant information to attract employers. The Village of Woodmere already does a great job in terms of visual media and local marketing for existing businesses. However, this doesn't necessarily include land or space availability within the community. This could prove to be very beneficial to have these resources available to employers upon request or have them easily accessible through the Village's web page.

CORPORATE MARKETING FOR CITIES

Marketing is critical in attracting businesses to a community. Having a ready-made "marketing package" makes the development process much easier and appealing to employers. The City of Strongsville, though significantly larger in size, has created a marketing package that has proven to be very successful over the years. Woodmere could take a similar approach. The City of Strongsville's "Corporate Relocation Guide" through the City's Economic Development Department provides a very clear and concise pamphlet of information about vacant land and structures, in addition to a number of other important factors. This includes:

- Letter from the Mayor
- Appealing graphics
- Distance to key amenities, markets, and locations
- Demographic and market information
- Schools, community centers, entertainment, and events
- City strengths and amenities
- An overview of the business community, largest employers, and profiles of the City's business parks
- Tax incentives and results of a recently conducted business survey
- A list of civic organizations and helpful websites
- City contact information and maps

The Village of Woodmere should consider taking a similar approach to make relocation into the community an easy decision for employers. For more information on the City's Business Relocation Guide, please visit: www.strongsville.org.

4.3 STRATEGIES FOR MARKETING

STRATEGY 3.4 PROMOTE DEVELOPMENT CONCEPTS, UNDERUTILIZED LAND, & VACANT SPACES

The Village of Woodmere has a very limited amount of commercial vacant land; however, it has an abundance of large parking lots that front Chagrin Boulevard. This could be a unique opportunity to work with existing land owners and businesses to promote out-parcel and infill development along the Village’s main commercial corridor.

SELLING BUILDINGS VS. SELLING LAND

The traditional concept of selling developed land with a structure on it tends to be more straight forward than selling vacant land. A developed parcel has a price point established with it based on building uses, while vacant land should be showcased to demonstrate its potential value. In many cases, selling vacant or underutilized land needs to highlight desired ideas to attract developers into a specific area. It is important for a community to showcase these sites in a creative way. As seen in the images on the next page, renderings such as these can be very compelling and convey a strong sense of place. The Village of Woodmere should utilize similar visual concepts to attract desired development. As Chagrin Boulevard is a State Route, it is also important to work closely with the Ohio Department of Transportation (ODOT) for improvements within the roadway itself.

Figure 17
Examples of Existing Parking Requirements

Municipality	Type of Use & Minimum Required Number of Off-Street Parking Spaces				
	Commercial	Industrial	Office	Multi-Family	Single-Family
Woodmere	1 space per 100sqft	1 space for every two employees	1 space per 250sqft total floor area	2 spaces per dwelling unit	1 space per dwelling unit
Beachwood	4 spaces per 1,000sqft floor area	1 space per 400sqft floor area	1 space per 250sqft floor area	1 space per each dwelling unit	-----
Orange Village	1 space per 200sqft floor area	-----	1 space per 200sqft floor area	-----	2 (enclosed) spaces per dwelling unit
Moreland Hills	1 space per 250sqft floor area	-----	1 space per 300sqft floor area	-----	2 spaces per dwelling unit (1 enclosed)
Pepper Pike	1 space per 200sqft floor area	-----	1 space per 250sqft floor area	-----	2 (enclosed) spaces per dwelling unit

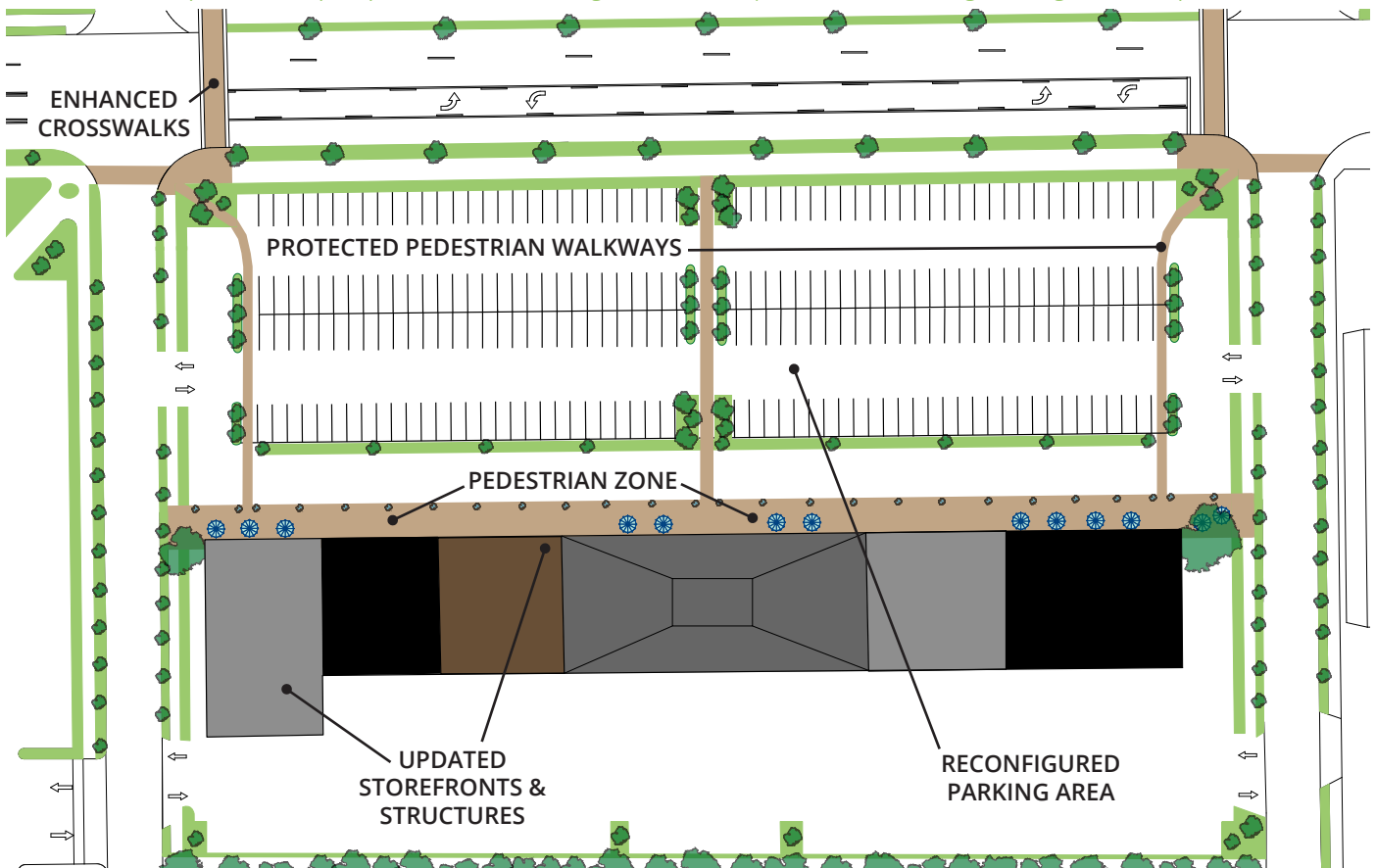
STRATEGY 3.5 CONSIDER REDUCED PARKING REQUIREMENTS ON CHAGRIN BOULEVARD

Businesses located in Woodmere, especially those along the southern portion of Chagrin Boulevard, tend to have excessive parking areas that dominate the landscape. Much of the Village’s parking requirements and dimensions have not be updated since 1973.

As an example, Village Square located in Woodmere just off the I-271 interchange, is approximately 122,343 square feet in size and has a number of commercial businesses. Based on the current off-street parking regulations in the figure below, a building of this type and size is required to have 1,223 spaces onsite. If the same size building was located in the City of Beachwood, it would be required to have 490 spaces. If the same building was located in Orange Village it would be required to have only 611 spaces.

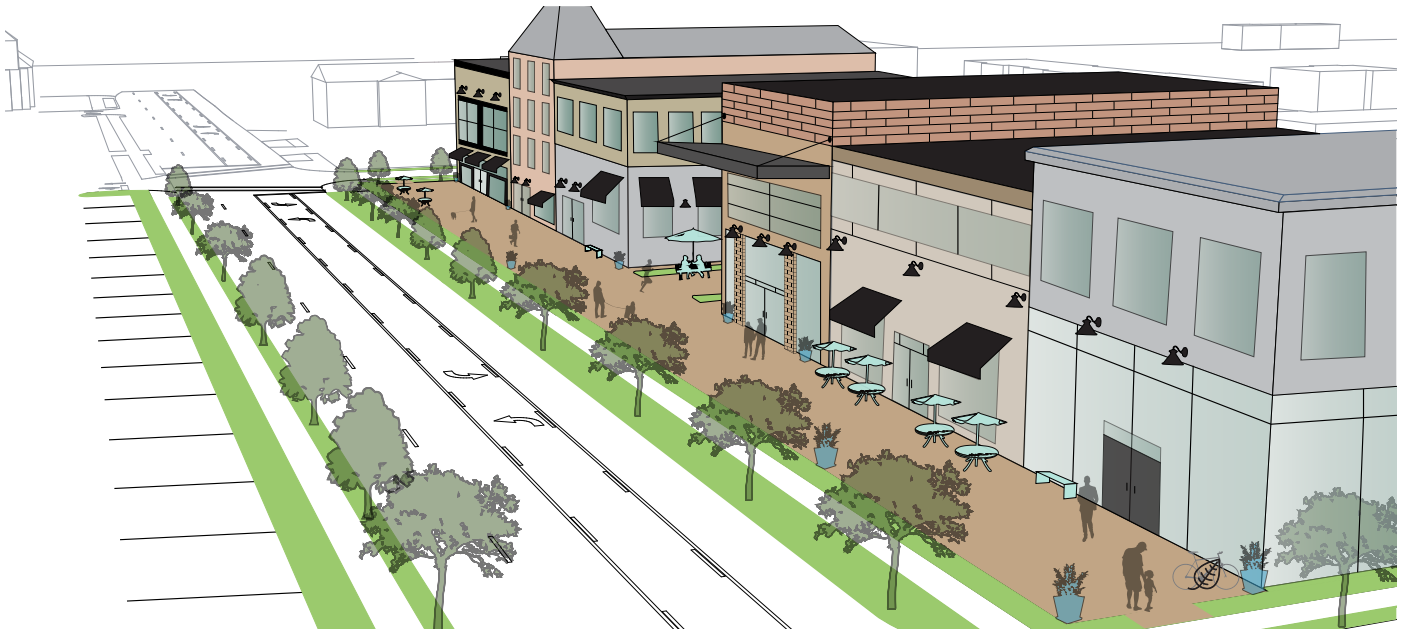
The Village of Woodmere should consider reduced parking requirements for businesses along Chagrin Boulevard and to locate parking to the side or rear of structures. This will not only help beautify the community’s main thoroughfare, but also open new opportunities for safer pedestrian connections, recreation options, out-parcel development, and enhanced landscaping features.

Figure 19
Potential Redevelopment Concept Top View (South Side Chagrin Boulevard) | Alternative A, Parking Reconfiguration & Updates



Alternative A provides an example of what can be utilized from existing development to provide a sense of place similar to that of the north side of Chagrin Boulevard. For this example, the existing structure would remain and the following updates could be implemented: 1) reconfigured and restriped parking; 2) enhanced landscaping and screening to provide an adequate buffer for residential areas and to shield pedestrians from vehicles; 3) update the facades and massing of the buildings to create unique and interesting roof lines; 4) widen the sidewalk in front of the plaza to create a defined "pedestrian zone"; 5) enhance crosswalks at Belmont Road/Chagrin Boulevard intersection; and 6) install crosswalks and a pedestrian activated signal to cross Chagrin Boulevard. The above graphic is for demonstrative purposes only and is not drawn to scale. Further analysis and study will be needed to determine preferred locations, designs, and amenities. The image is meant to guide ideas and think towards the future.

Figure 18
Potential Redevelopment Concept Looking East (South Side Chagrin Boulevard) | Alternative B, Complete Redevelopment



Alternative B provides an example of complete redevelopment of a southern Chagrin Boulevard property and what that could look like. Ultimately, storefronts could be pushed closer to the street and provide ample space for pedestrians, cyclists, and outdoor dining. This option would relocate access and parking in the rear of the structure and bring activity to the street side. This would be a large undertaking and would need involvement from property owners, tenants, the Village of Woodmere, and residents to make redevelopment of this scale occur. The above graphics are for demonstrative purposes only and are not drawn to scale. Further analysis and study will be needed to determine preferred locations, designs, and amenities. The images are meant to guide ideas and think towards the future.

4.3 STRATEGIES FOR MARKETING

STRATEGY 3.6

UTILIZE ACTIVATING EVENTS AS AN OPPORTUNITY FOR DESIGN CONSULTATION WITH BUSINESSES & PROPERTY OWNERS

The Village of Woodmere, like many other communities, is often faced with the design challenges of outdated building facades and property maintenance. Currently, the Village's design review process is applicant driven; meaning until a property or business owner approaches the Village with a new concept, enforcement of design is difficult. However, an "activating event" could be an excellent opportunity to engage in conversations with tenants, property owners, and other key stakeholders to discuss visions for their proposed building improvements.

WHAT IS A ACTIVATING EVENT?

An activating event can include a number of man-made or natural circumstances. In general, an activating event is any situation that requires or may lead to building improvements. This can include, but is not limited to, the exchange of property ownership, a planned exterior renovation, or a natural phenomenon such as a fire, flood, lightening strike, or other similar environmental incident.

Additionally, activating events can also help the Village discontinue any nonconforming uses that may be established within the community. If the structure of a nonconforming use is not salvageable after sustaining damage, then the Village should not allow such a use to continue in perpetuity. This will help eliminate any land conflicts where nonconforming uses may currently exist.

The Village of Woodmere should utilize these events as an opportunity to engage with stakeholders, discuss design options, and enforce any Village adopted design guidelines. This will help create a streamlined approach to the design application process and provide a more consistent look and feel throughout the entire community.

Figure 20
Examples of Activating Events

ENVIRONMENTAL EVENTS



Environmental Events, such as severe weather, lightening strikes, or heavy rain, can have significant impacts on physical structures. Damage sustained during such events may include wind or water damage, fallen trees that may collapse into a building, or even hail damage. If such events cause enough property damage, this may warrant an activating event and an additional design consultation with the Village for future plans to rebuild the structure.

MAN-MADE EVENTS



Man-made Events, such as kitchen fires, the exchange of property, or passing property down through families, could warrant an activating event. Property that comes under new ownership may drastically change a structure's facade because a new owner may want to take the property in a new direction or lease to new tenants. It is important that the Village remain knowledgeable of all transactions throughout the community.

PLANNED EXTERIOR RENOVATIONS OR MODIFICATIONS



Planned Exterior Renovations already have to go through a Village application and approval process and should continue to do so in the future. This should also include any exterior modifications, such as lighting, signage, minor repairs, or other similar undertakings.

STRATEGY 3.7

CONSIDER UPDATING CODIFIED ORDINANCES TO ALLOW FOR VILLAGE OWNED AND OPERATED ELECTRONIC MESSAGE CENTERS (EMCs)

Electronic Message Centers (EMCs) are digital signs that utilize light-emitting diodes (LEDs) to display rotating media, information, events, weather, or other relevant information. These signs can generally be changed or modified automatically or remotely, but need to be carefully monitored and regulated for the health, safety, and welfare of the community.

Currently, the Village of Woodmere does not have guidance for regulating this specific type of signage within the community. EMCs can pose a challenge for municipalities that do not have regulations to control their size, location, brightness, or other factors that could negatively impact the community and drivers.

The Village of Woodmere should consider the following:

- Permit one (1) Village-owned and operated EMC within the community at a prominent/highly visible location along Chagrin Boulevard
- Consider how often a sign message should change i.e., its “dwell time”
- Establish controls on the brightness of the digital sign as well as protections against disabling glare and light trespass by conducting an illumination study
- Require automatic dimming according to natural ambient light characteristics
- Utilize the EMC for Village administrative purposes only
- Allow emergency messages to be shown
- Protect municipal character and neighboring properties by evaluating an appropriate size, height, form, materials, roadway geometry, location, etc. of the EMC

Source: Chester County Planning Commission; Model Sign Ordinance, Montgomery County Planning Commission

Figure 21
Examples of Appropriate EMC Signage in Northeast Ohio



Source: County Planning; Mayfield Village, Ohio



Source: County Planning; City of Strongsville, Ohio

Figure 22
Potential Woodmere EMC Sign



The above graphic is for demonstrative purposes only and is not drawn to scale. Further analysis and study will be needed to determine a preferred location, design, and size. The image is meant to guide ideas and think towards the future.

4.3 STRATEGIES FOR MARKETING

STRATEGY 3.8 ESTABLISH BEST PRACTICE ZONING REGULATIONS TO PROMOTE REINVESTMENT ALONG CHAGRIN BOULEVARD

Chagrin Boulevard is the Village of Woodmere's primary roadway that not only helps to sustain the community, but also greatly contributes to the region as a whole. It is imperative that the Village remain collaborative and provide regulations that are conducive for supporting a wide variety of businesses, development, and redevelopment throughout the community.

Currently, Woodmere largely relies on standard Euclidean zoning practices, which are a relatively rigid set of development standards that take a hierarchical approach to permitted uses in each zoning district. Development, redevelopment, and storefront renovations can be significantly hindered if regulations are too rigid. While there are options to seek a variance or conditional use permit, there is no guarantee that either would be granted to an applicant and applications may be denied. Flexible zoning, or performance based zoning, is an alternative to conventional zoning that seeks to regulate the design and location of a use based on the characteristics of a particular site to support development. In general, flexible zoning looks to regulate the intensity of land uses through overall site performance measures.

A HYBRID APPROACH TO ZONING

Flexible zoning districts have three (3) main objectives: 1) protect area assets; 2) encourage desired types

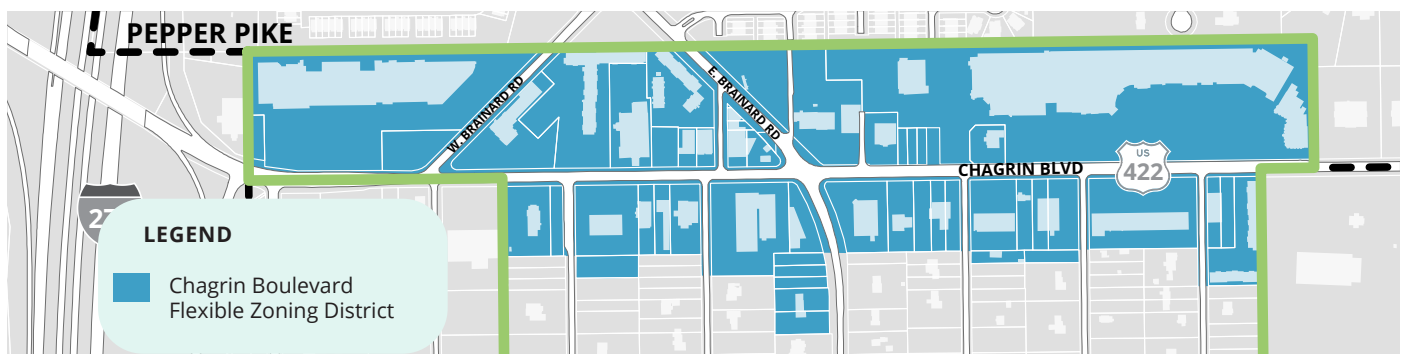
of development; and 3) discourage undesired types of development. Conventional zoning shares similar objectives, but will traditionally have a rigid framework of regulatory language that tends to keep individual districts and permitted uses very isolated. The potential benefits of flexible zoning could include:

- Energy conservation through limited site disturbance and reducing environmental impacts;
- Ensures proposed uses are appropriate to the specific character of a site and balances the level of development that the site can accommodate, and minimizes negative impacts on the community;
- Promotes natural resource protection and limits adverse impacts on neighboring properties - reduces potential conflicts between incompatible land uses; and
- Provides more discretion to the private sector in making decisions regarding the location of land uses.

By combining these two ideas, the Village could have a codified ordinance that not only provides the flexibility to competitively attract desired businesses into the community, but also provides the guidance necessary to limit any negative impacts on surrounding properties. With the implementation of such a district or overlay, it will be important to maintain landscaped and natural buffers between commercial and higher density uses from established residential neighborhoods.

The Village of Woodmere should consider a hybrid approach to zoning within the community, especially along Chagrin Boulevard, by maintaining conventional zoning to control broad types of land uses and by also implementing performance-based regulations to control density, open space, impervious surface area, setbacks, and other relevant site criteria.

MAP 7 — POTENTIAL CHAGRIN BOULEVARD FLEXIBLE ZONING OVERLAY



CLOSER LOOK | OVERLAY ZONING DISTRICTS

An overlay zone is a zoning district which is applied over one or more existing zoning districts, establishing additional or stricter standards and criteria for covered properties in addition to those of the underlying zoning district. In general, a zoning overlay can be used to promote specific development projects, such as mixed-used developments, housing diversity along transit corridors, or affordable housing.

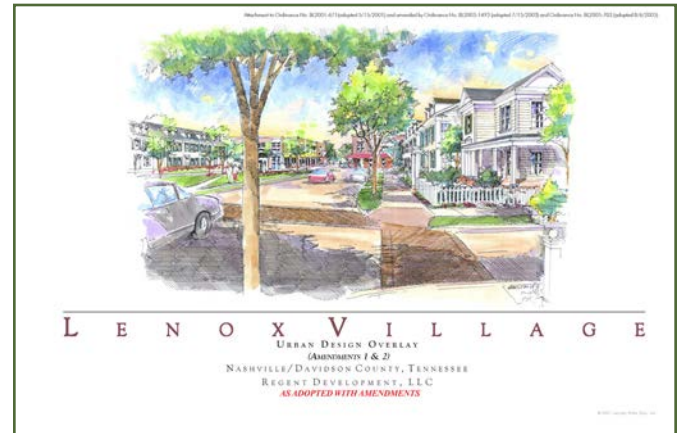
URBAN DESIGN OVERLAY DISTRICT | NASHVILLE & DAVIDSON COUNTY, TN

The City of Nashville and Davidson County, TN offers a unique opportunity for developers through their Urban Design Overlays (UDO). An Urban Design Overlay (UDO) is a zoning tool that requires specific design standards for development in a designated area. An overlay can protect the character of the area or create a character above and beyond that in the base zoning. Ultimately, an overlay can be used to translate a small area plan from policy into zoning code with regulatory power and as part of this process, a design plan or master plan for the district is required as part of the designation of the district.

Each overlay is unique, and uses different development standards to achieve its desired goals. For example, an overlay design plan might address:

- Building placement, size and height
- Density - number of residential units allowed
- Floor area (mixed use and non-residential uses) - amount of square footage that can be built
- Impervious surface - area with paving and building
- Architectural Features
- Building materials
- Streetscape elements like sidewalks, planting strips, or street furniture
- Bikeway facilities and design
- Mass transit facilities
- Parking and loading
- Landscaping and buffering
- Signage

Figure 23
Urban Design Overlay (UDO), Lenox Village, Nashville/Davidson County, TN



APPENDIX: Lenox Village Urban Design Overlay Regulatory Standards

SECTION 1: LENOX VILLAGE URBAN DESIGN OVERLAY REGULATORY STANDARDS The standards for the Lenox Village Urban Design Overlay (UDO) are as follows: 1.1. The UDO shall be applied to all properties within the boundaries of the UDO. 1.2. The UDO shall be applied to all properties within the boundaries of the UDO. 1.3. The UDO shall be applied to all properties within the boundaries of the UDO.

SECTION 2: BUILDING STANDARDS The standards for buildings within the UDO are as follows: 2.1. The maximum height of a building shall be 35 feet. 2.2. The maximum height of a building shall be 35 feet. 2.3. The maximum height of a building shall be 35 feet.

SECTION 3: STREETScape STANDARDS The standards for streets within the UDO are as follows: 3.1. The minimum width of a street shall be 30 feet. 3.2. The minimum width of a street shall be 30 feet. 3.3. The minimum width of a street shall be 30 feet.

SECTION 4: PARKING STANDARDS The standards for parking within the UDO are as follows: 4.1. The minimum number of parking spaces shall be 1 space per unit. 4.2. The minimum number of parking spaces shall be 1 space per unit. 4.3. The minimum number of parking spaces shall be 1 space per unit.

SECTION 5: SIGNAGE STANDARDS The standards for signage within the UDO are as follows: 5.1. The maximum height of a sign shall be 10 feet. 5.2. The maximum height of a sign shall be 10 feet. 5.3. The maximum height of a sign shall be 10 feet.

SECTION 6: LANDSCAPING STANDARDS The standards for landscaping within the UDO are as follows: 6.1. The minimum number of trees shall be 1 tree per acre. 6.2. The minimum number of trees shall be 1 tree per acre. 6.3. The minimum number of trees shall be 1 tree per acre.

SECTION 7: BIKEWAY STANDARDS The standards for bikeways within the UDO are as follows: 7.1. The minimum width of a bikeway shall be 10 feet. 7.2. The minimum width of a bikeway shall be 10 feet. 7.3. The minimum width of a bikeway shall be 10 feet.

SECTION 8: MASS TRANSIT STANDARDS The standards for mass transit within the UDO are as follows: 8.1. The minimum number of mass transit facilities shall be 1 facility per acre. 8.2. The minimum number of mass transit facilities shall be 1 facility per acre. 8.3. The minimum number of mass transit facilities shall be 1 facility per acre.

SECTION 9: SIGNAGE STANDARDS The standards for signage within the UDO are as follows: 9.1. The maximum height of a sign shall be 10 feet. 9.2. The maximum height of a sign shall be 10 feet. 9.3. The maximum height of a sign shall be 10 feet.

SECTION 10: LANDSCAPING STANDARDS The standards for landscaping within the UDO are as follows: 10.1. The minimum number of trees shall be 1 tree per acre. 10.2. The minimum number of trees shall be 1 tree per acre. 10.3. The minimum number of trees shall be 1 tree per acre.

SECTION 11: BIKEWAY STANDARDS The standards for bikeways within the UDO are as follows: 11.1. The minimum width of a bikeway shall be 10 feet. 11.2. The minimum width of a bikeway shall be 10 feet. 11.3. The minimum width of a bikeway shall be 10 feet.

SECTION 12: MASS TRANSIT STANDARDS The standards for mass transit within the UDO are as follows: 12.1. The minimum number of mass transit facilities shall be 1 facility per acre. 12.2. The minimum number of mass transit facilities shall be 1 facility per acre. 12.3. The minimum number of mass transit facilities shall be 1 facility per acre.

The intent of the Lenox Village UDO is to provide a comfortable, safe, mixed-use community with emphasis on pedestrian oriented streetscapes, diverse housing options, adequate open space and quality architecture. The plan layout is also flexible to respond to physical site constraints, end-users' needs, community desires, and an ever-changing market. The UDO allows for variations in the design of the street and open space network, individual block layout and dispersion of housing types, so long that it meets the intent of the regulations and guidelines within the plan.

Source: www.nashville.gov; Lenox Village Urban Design Overlay (Amendments 1 & 2)

CLOSER LOOK | OFFICE TRENDS TODAY

Companies must determine how much office space is needed to accommodate their needs because the open design layout has replaced the traditional office cubicle layout over the last decade. Office space square footage factors into leasing costs. Too much office space and the company's revenue could decrease, too little space and employee productivity may decrease, which leads to a decrease in revenue as well.

Industry leaders report that office space per employee averages are expected to go through ebbs and flows during recessions and economic upturns. However, over the last thirty (30) years, office space per employee averages have steadily decreased from a 1992 high of 202 square feet per employee to a low of 171.6 square feet per employee in 2001-2002. It was only in 2010 that the averages rebounded to 197.3 square feet per employee. The national average is 194 square feet per employee.¹

In an annual report by CoStar, a commercial real estate information company, "the long-term trend in square footage per work [average] is clearly down".² Technological advances over the past decade such as tablet-sized computers, ease of information accessibility via the Internet, high-speed Wi-Fi connections, and the movement towards digital information sharing has made it easier for companies to move employees into fewer or smaller (office square footage) work spaces. The Millennial generation is the largest workforce in the United States, accounting for approximately 40% of remote workers.³ Millennials, often referred to as the "sharing generation" have more advanced, specialized digital skills and are credited as the main drivers of the "remote work model." It is forecasted that 33% of full-time employees will work remotely by the year 2028.⁴

This trend of companies finding ways to utilize fewer working spaces for employees could impact property owners that lease out commercial office space. However, there is a possible upside to this trend, due to leasees being able to sign smaller leases for less money yet allowing them to afford higher-end spaces and rents. Additionally, smaller companies and start-ups could collaboratively work to share leases to form coworking (accessible, fully outfitted, communal office spaces on short-term leases) and flexible office spaces. The demand for coworking has been just as strong as the demand to find fewer working spaces for employees. It is estimated that 30%-40% of the demand is accretive with the remaining spaces reserved for traditional office models.⁵ This arrangement could be advantageous as employers are seeking "amenity-rich office environments" to recruit employees that are highly-skilled in information technology and other related industries.

Technology companies and other industries such as medical and health, customer service, computer and information technology, accounting and finance, and education and training will continue to lead all industries in the move towards remote working; however, not all industries can or want to make a similar stance toward a nontraditional office model.⁶

THE I-271 CORRIDOR & OFFICE SPACES

The Cuyahoga County Department of Development in partnership with the Cuyahoga County Planning Commission, developed an Economic Development Framework which identified economic development and investment areas. One such area, the Headquarters Highway, is a stretch of commercial and retail businesses located near the I-90 and I-271 split in Wickliffe and Willoughby Hills in Lake County, heading south along I-271 to the I-480 and I-271 split in Bedford Heights in southeastern Cuyahoga County. The corridor is home to retail, finance, and insurance industries, such as Progressive and Parker Hannifin Corporation in Mayfield Heights and the Eaton Corporation with its operational headquarters located in Beachwood, Ohio.

Covering 20.8 square miles, Highway Headquarters, passes through numerous communities, most notably the gateway to the Chagrin Valley at the Chagrin Boulevard interchange in the Village of Woodmere. This part of the Highway, called the I-271 Chagrin Valley Corridor is home to major commercial, office, and retail areas along Chagrin Road (Eton Collection, Majestic Steel, UBS, Western Reserve Land Conservancy), Science Park Drive (Cleveland Clinic), Richmond Road (University Hospitals, Eaton Corporation), and Harvard Road (Harvard Park, Cuyahoga Community College).

Over the last five years, approximately 280,000 square feet of Class A commercial space has been added within a two-to-three-mile radius of the I-271-Chagrin Valley Corridor. To help understand office space types, building classifications are used to differentiate building types. Although, classifications may vary depending on location, Class A buildings generally have a newer appearance, are well-kept, easy access to highways, and command higher rents and leases. The management groups for these buildings usually have a larger commercial space retail and more diverse portfolio of office types. Class B buildings are a little older, but still attractive and well-kept with good access. Class C buildings generally are older buildings (more than 20 years old) that may require extensive renovations. Class C buildings are usually the type considered for redevelopment opportunities. The main building classifications within and surrounding the Chagrin

¹ Ponsen, A. (2017). *Trends in square feet per office employee: an update*. CoStar Portfolio Strategy Fall 2017.

² Ibid

³ Smith, D.C. (2018, May 31). *Top trends and metrics to watch in U.S. office space*. Retrieved from <http://blog.naiop.org/2018/05/top-trends-and-metrics-to-watch-in-u-s-office-space/>.

⁴ Guta, M. (2019, March 5). *73% of all small business teams will have remote workers by 2028*. Retrieved from <https://smallbiztrends.com/2019/03/remote-workforce-trends.html>.

Valley Corridor are Class A, Class B, and Class C. However, the number of Class C buildings are very limited.

While there are building classifications to rank the infrastructure and appearance quality of the building, other classifications, such as land code use, is sometimes used to categorize or describe a building further. For fiscal purposes, Cuyahoga County uses these land use codes for commercial buildings: 1-2 Story Buildings; Elevator Office Buildings: 2 or more stories; Medical Clinic-Office Buildings; Research & Development (R&D) Facilities; and Walkup Office Buildings: 2 stories or less. If the building has less than 3,000 square feet per floor or is a 2-story building, generally an elevator is not required. However, this is based on who occupies the building and where they are located within the building. If there are any medical offices, an elevator is required. Also, if there are any retail shops, an elevator is required.

There is a total office usage of 11,518,544 square feet across 105 buildings in the I-271-Chagrin Valley Corridor. The City of Beachwood accounts for approximately 87% (4,185,011 square feet of office space, 88 buildings) of office space in this region. The Village of Pepper Pike ranks next with 9% (442,901 square feet of office space, 9 buildings) when compared to the peer communities in the Chagrin Valley.

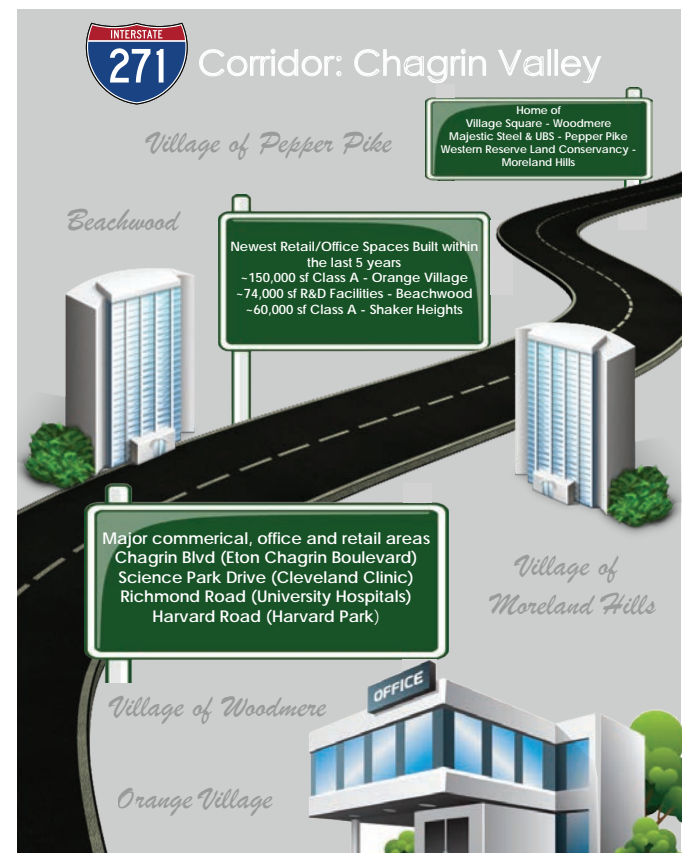
The Village of Woodmere has 97,717 square feet of office space spread across six (6) Class B buildings. Four (4) of those buildings are Elevator Office, containing two or more stories and total 53,174 square feet of office usage. That is 2% of all Elevator Office building types in the Chagrin Valley, considering Beachwood and Pepper Pike, which account for 98% of the total Elevator Office building type.

The 1-2 Story Office Building type distribution is more diverse as each community within the I-271 Chagrin Valley Corridor has significant office square footage. The City of Beachwood holds 87% of this office type, but the Village of Woodmere has the second most with 44,750 square feet of 1-2 Story Office building type. For the remaining office building types (Medical-Clinic, Walk-Up: 2 Stories or less, and R&D Facilities), the City of Beachwood has the most office square footage.

In 2015, approximately 74,000 square feet of Research and Development facilities came online in Beachwood, and in 2019 there is a proposed expansion of medical and office facilities near the University Hospitals campus (Richmond Road) soon which will bring additional Class A office space to the region.

In the fall of 2018, Pinecrest, a mixed-use district in Orange Village (north of Harvard Road, west of I-271) opened with approximately 150,000 square feet of Class A office space. That space will be used for Phillips Healthcare.⁷ And in late 2018-early 2019, approximately 60,000 square feet of Class A office space in the Van Aken District, a mixed-use district in Shaker Heights (Chagrin Boulevard at Warrensville Center Road), became available.

Figure 24
I-271 Corridor Areas of Interest



Source: County Planning

5 Cushman & Wakefield. (2018, August). *Coworking and Flexible Office Space: Additive or Disruptive to the Office Market?*. Retrieved from <http://www.cushmanwakefield.us/en/research-and-insight/2018/coworking-report>.

6 Solis, A. (2018, October 21). *Remote work trends for 2019: The present & future of remote work*. Retrieved from <https://remoters.net/remote-work-trends-future-insights/>.

7 CBRE Research- Cleveland Office. (2018, Quarter 4). *After quiet start to the year, Cleveland's office market on a 2018 on a positive note*. Retrieved from <https://www.cbre.us/research-and-reports/US-Office-Figures-Q4-2018>.

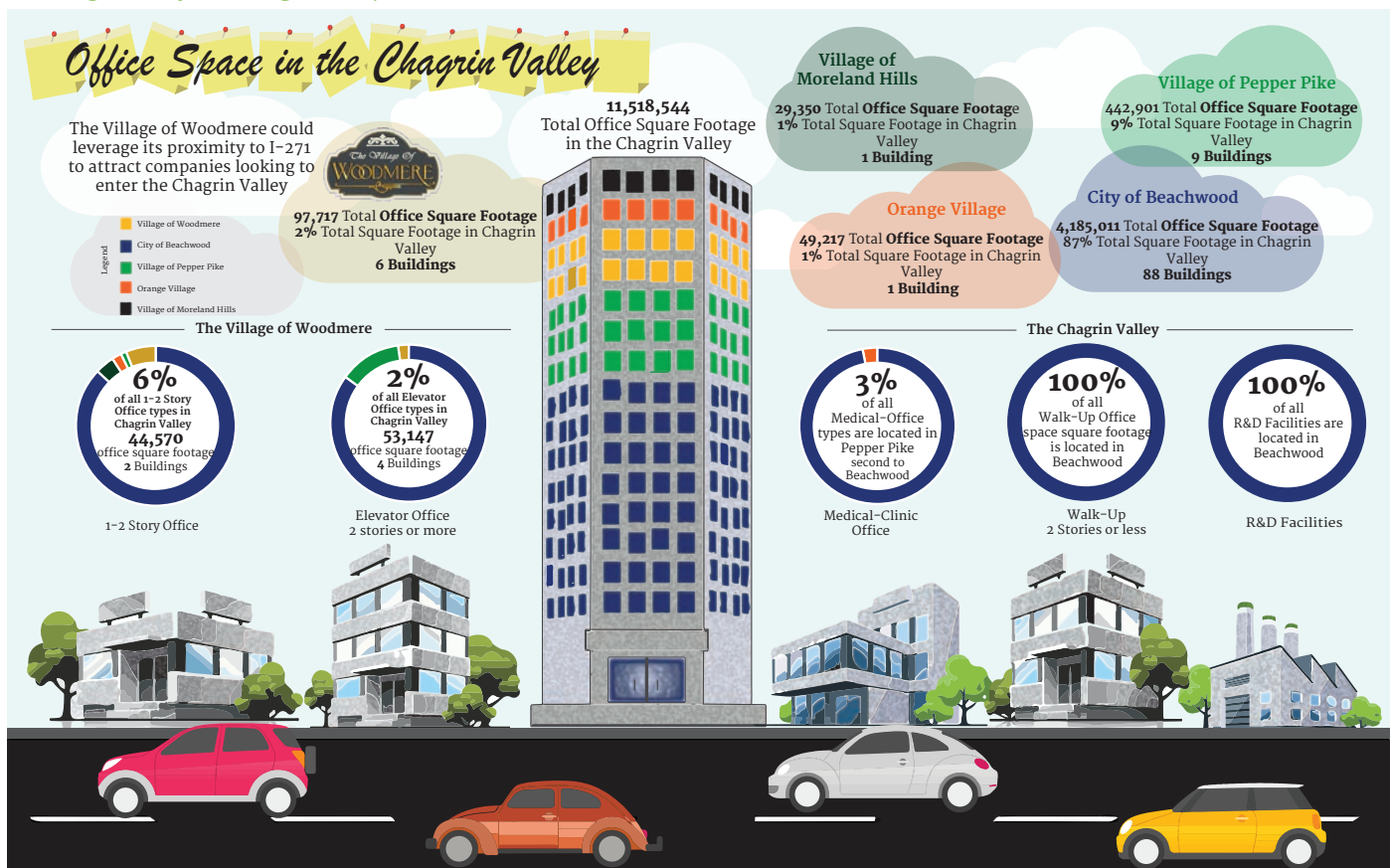
CLOSER LOOK | OFFICE TRENDS TODAY (CONTINUED)

GATEWAY TO THE CHAGRIN VALLEY

As the trend towards coworking and flexible office spaces continue to be at the forefront for the next five to ten years and the amount of office space square footage within the Chagrin Valley increasing, the Village of Woodmere could build on its position as the “Gateway to the Chagrin Valley.” The Village has approximately 98,000 square feet of commercial office real estate that could be used to attract companies and businesses within the medical, educational, and technology industries that are looking for first-rate office amenities at the “Gateway to the Chagrin

Valley.” These companies will seek to create collaborate office environments that provide a variety of workspaces to attract and retain talent close to live-work-play amenities. The Village of Woodmere has its own charming residential areas south of Chagrin Boulevard, modern retail districts in Eton Chagrin Boulevard and Village Square, and close proximity to the major medical, insurance, financial, and retail facilities along I-271. These amenities assure that the Village is well positioned to play a significant role in attracting those companies that are evolving to accommodate the remote working trend.

Figure 25
The Chagrin Valley & Existing Office Spaces



Source: County Planning

Figure 26
Examples of Existing Office Buildings in Woodmere



Source: County Planning



Trends in Office Usage

Technology industries in implementing remote working, but not all industries want or can move towards a nontraditional office model

Millennials account for 40% of remote workers and are the largest age group in the workforce

Coworking and Flexible Office Spaces will become the norm for smaller companies and start-ups

By the year 2028, 33% of full-time employees will work remotely

The national average is 194 square feet per employee



Source: County Planning

4.3 STRATEGIES FOR MARKETING

STRATEGY 3.9

INSTALL VILLAGE-WIDE WIRELESS NETWORKS TO CREATE A “SMART” COMMUNITY

The demand and necessity for high-speed internet connections have been exponentially growing as technology continues to be a primary driver for sustainable communities. Access to such technology not only acts as a conduit for attracting desired businesses, but can also greatly improve the quality of life for residents. Today, more and more educational programs and school districts are implementing technology based assignments and children who do not have access to the internet can be put at a disadvantage. Additionally, technology based companies and telecommuting are becoming an increasingly popular business decision. These are important factors to consider as technology and our necessity for reliable access continues to grow.

SMART COMMUNITIES OVERVIEW | WHAT IS THE “INTERNET OF THINGS”

Cities are continuing to digitally evolve and improve the lives of residents by utilizing initiatives to leverage technology investments. This “smart” community concept can be defined as a, “municipality that uses information and communication technologies to increase operational efficiency, share information with the public, and improve both the quality of government services and citizen welfare (TechTarget).”

All of these technological efforts start at the Internet of Things (IoT). IoT is essentially an ecosystem of physical devices, vehicles, appliances, and other things that have the ability to connect, collect, and exchange data over a wired and wireless network, with little or no human-to-human or human-to-computer intervention. This can include anything from cellphones and computers to other devices such as lamps, coffee makers, or headphones. The IoT allows devices to communicate with each other and people, and it is even estimated that over 100 billion of these connections currently exist across the world. In general, if a device has an “on” and “off” switch, it likely can be part of the IoT.

The Internet of Things has limitless opportunities for smart cities and is a relatively new concept for communities

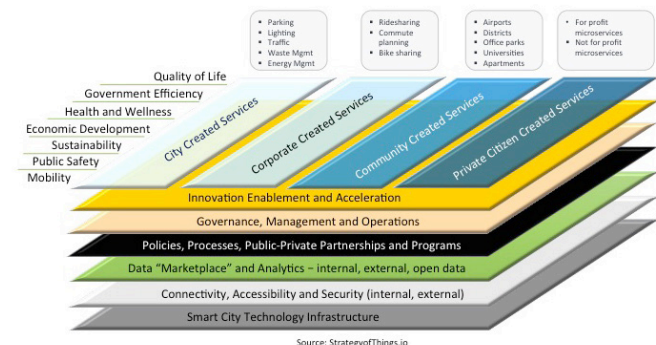
to consider. This could be applied to things such as transportation networks, energy consumption, and even improving how we work and live. The Village of Woodmere should take into account IoT as infrastructure improvements occur or other significant changes develop. Ideas could include interactive kiosks, cellphone destination pings upon entering Woodmere, or apps to help find available parking. This may prove to be extremely beneficial for marketing efforts and outreach as the community strives to become a technology hub for innovation.

TECHNOLOGY ECOSYSTEMS & WOODMERE

Smart communities are built on innovation and technology, but are driven by outcomes. A sustainable smart city can be described as a technology ecosystem with many parts that are working together to create desired end results. This ecosystem is built on many layers and typically comprises people, organizations and businesses, policies, laws, and processes that integrate technology to accelerate, facilitate, and drive it.

Communities that implement a smart city mindset can typically expect to see the following outcomes: 1) improved governance effectiveness and ease of doing business; 2) improved environmental, energy, water, and air quality management; 3) improved mental and physical health, social care, and well being; 4) enhanced transportation, transit, and traffic management; 5) increased business, employment, and productivity; 6) improved welfare and protection from crime, hazards, and disasters; and 7) improved standard of living, satisfaction, and happiness.

Figure 27
Smart City Ecosystem Framework



Source: StrategyofThings.io

Source: www.iiot-world.com/; *The Smart Ecosystem Framework-A Model for Planning Smart Cities*

CLOSER LOOK | SMART CITIES IN NORTHEAST OHIO

CREATING A SMART CITY | HUDSON, OHIO

The City of Hudson, Ohio has taken technology innovation to a new level and has begun to set a new standard for Smart Cities across the country. For the years 2018 and 2019, Hudson was named a “Smart21” Community of the Year by the Intelligent Communities Forum (ICF). ICF is a global network of cities and regions with a think tank at its center. Its mission is to help communities use Information and Communications Technology (ICT) to create inclusive prosperity, tackle social and governance challenges, and enrich their quality of life. In late 2015, Hudson began construction of a Velocity Broadband Network. As internet access became essential to businesses, the City began hearing more and more complaints about lack of reliable and affordable connectivity. The largest businesses located within Hudson could afford dedicated high-capacity internet service. However, smaller companies, which largely comprise the backbone of employment within the community, could not.

Ultimately, City Council decided to become its own retail service provider and made a \$3.3 Million internal loan so that the City's IT Department could begin to expand its fiber network, already in use by government entities, to the business community. Today, Velocity Broadband offers business customers a symmetrical 100x100 Mbps service with capability up to 10 Gbps. More than 150 business customers have subscribed to internet services and voice-over-internet-protocol telephones, producing revenues that continue to exceed operating costs. In addition to serving businesses, the City has also streamlined and digitized its permitting processes to drastically reduce processing times for applications and have also integrated wireless fire detection units in their historic downtown. A Smart City does not stop at businesses and governmental functions. The City of Hudson also works closely with its school district to not only provide STEM (Science, Technology, Engineering, Math) opportunities, but also host Digital Fabrication Camps that invite students from rural, or disadvantaged Ohio municipalities to participate in a three week learning and exploration program at their facilities. Overall, the City of Hudson is a great example of how starting small and building an IT interface can greatly improve the quality of life within a community.

Figure 28
Example of Mobile Apps & Electronic Portals | Engage Hudson



OHIO
HUDSON

Figure 29
Technology for a Smart Downtown | Hudson, Ohio

1. HIGH-SPEED FIBER

Velocity Broadband is the backbone of smart technology to position Hudson for the future.



2. SMART PARKING

No more driving around to find parking. Smart apps show available spots.



3. TRAFFIC MONITORING

Smart technology on light poles monitors real-time traffic and adjusts to keep vehicles moving.



4. SMART LIGHTING

Never be in the dark. As conditions change, street lights come on, off and dim. Greater safety and energy savings.



5. SKY'S THE LIMIT

Opportunities are endless to help improve quality of life and power Hudson businesses.



Hudson Innovates
www.hudson.oh.us

In 2015, the City of Hudson also launched Engage Hudson, a new mobile app designed to allow users greater access to Hudson services through iPhones and Android phones. Now users can submit service requests through the app, and those requests go directly into the City's work request system. This means service requests will be responded to quickly and efficiently, and the user be notified the instant the problem is resolved! Engaging citizens in the City's work process will help keep Hudson safe, clean and vibrant. Some of the unique features of the Engage Hudson app include: A modern, streamlined user interface - making it easy to submit customer service requests; GPS mapping, including map-based selection of the service location; The ability to easily upload a photo along with the customer service request; and In-app notifications when a service request has been completed.

Source: www.hudson.oh.us; Hudson, Ohio

4.3 STRATEGIES FOR MARKETING

STRATEGY 3.10 ESTABLISH THE VILLAGE AS A TECHNOLOGY HUB FOR FOCUSED EMPLOYER ATTRACTION

The future of technology is evolving at a strong pace. If businesses and communities do not embrace certain technological advances they may be left behind. It is important to think about tomorrow and what that looks like for the Village of Woodmere and how the community fits into the much larger “technology hub” concept for I-271 headquarters and corporations.

ECONOMIC GROWTH & THE CREATIVE CULTURE

Economic growth is largely powered by creative people with the ambition and willingness to push their ideas out into the open and make them a reality. There are three main components to driving economic growth:

- 1) **Technology:** providing access to efficient, reliable, state-of-the-art technology and network connections
- 2) **Talent:** attracting like-minded individuals of the creative culture to share ideas and support a collaborative environment
- 3) **Tolerance:** creating a supportive atmosphere of acceptance, openness, and willingness to observe new perspectives

Embracing new technology is critical to staying innovative in a highly competitive region. It is important to understand

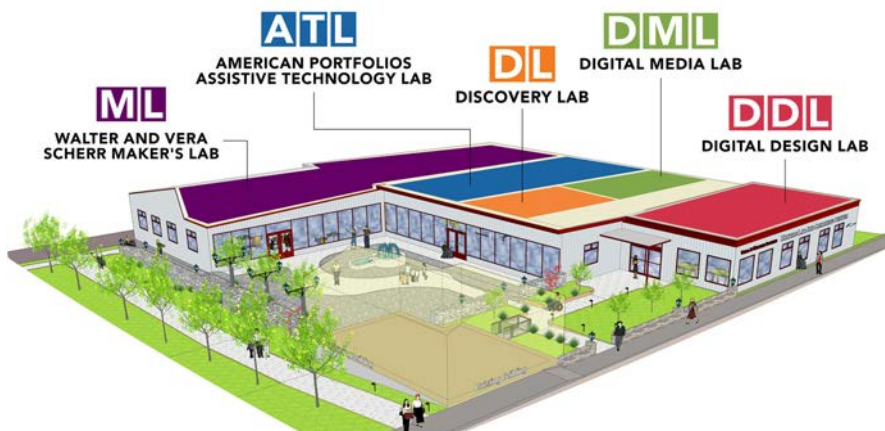
where technology innovation leaps are made and how best to keep pace with demand. By following these steps, the Village of Woodmere can be a leader in the future of technology development.

THINKING SMARTER, NOT HARDER

When it comes to technology, it is very easy to get overwhelmed and swept up in the excitement of it all. Newer concepts, like the Internet of Things, can be very complex, but the time to consider these ideas is now. It is important for a community to look at these concepts and create a plan that implements technology enhancements that are practical, useful, and affordable.

Creating and installing new technology based infrastructure enhancements can be costly, but partnerships, project advocates, and sponsors could help offset some of the costs associated with these types of improvements. One of the best places to start is to look at the resources around the community. The Village of Woodmere is surrounded by a wealth of educational programs and systems that could prove to be extremely beneficial partners in promoting and sustaining new technological advancements. Partnerships with local institutions such as John Carroll University, Case Western Reserve University, Cleveland State University, and Cuyahoga Community College could create a long-lasting collaborative relationship to help support Woodmere’s hub for technology and innovation.

Figure 30
Example of a Small Scale Tech Hub | Technology Hub & Incubator (THINC)



Located in Hurleyville, NY, the Technology Hub and Incubator (THINC) at The Center for Discovery is at the core of assistive technology and innovation efforts. The facility allows The Center's clinicians, educators, and other staff to collaborate with engineers, inventors, designers, entrepreneurs, artists, and business leaders alike, creating an incubator for new ideas and the development of products based on the principals of universal design. The facility is staffed with experienced professionals and appointed with state-of-the-art equipment to support ideation, design work, and rapid prototyping, using 3D modeling and printing, CNC routing, laser cutting, and more.

Source: www.thecenterfordiscovery.org; Technology Hub and Incubator (THINC)

The northeast Ohio region continues to be a pioneer in terms of innovation and advances in technology. However, the concept of what industry looks like has begun to drastically change. The typical footprint of large scale operations and multi-story office buildings are being phased out and replaced with community “think-tank” work spaces. These spaces provide a collaborative environment for sharing ideas, transforming concepts into businesses, and connecting like-minded individuals. Knowing this, Woodmere needs to focus on how best to acquire the talent necessary to sustain these types facilities.

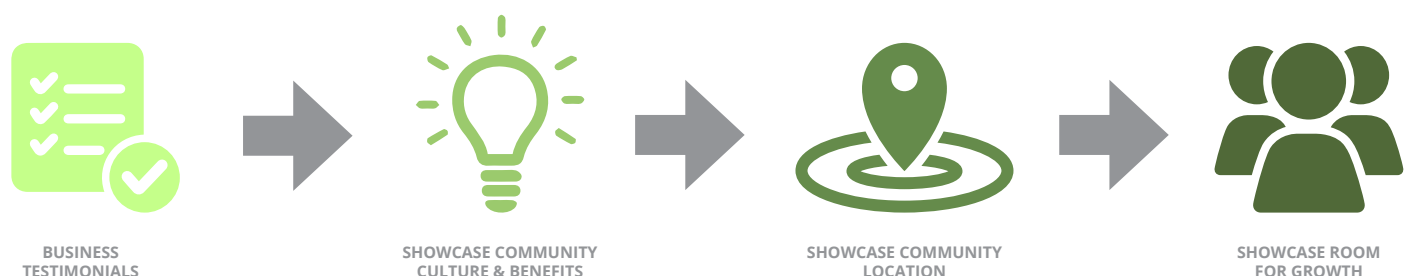
MEANINGFUL RECRUITING & MARKETING

The labor market for technology based careers is among the most highly competitive industries in today’s recruitment activities. Currently, the number of unfilled technology positions in the United States vastly outnumbers the number of physical employees within the field itself. With such a high demand for “tech talent,” recruiting has become an even more competitive exercise among both employers and communities.

There are four (4) main components to a meaningful marketing campaign for attracting both tech-startups and talent:

- 1) **Business Testimonials:** existing businesses that have been established within the community are a trusted source of information. These businesses can provide immense value from their personal viewpoints and experiences within the community.
- 2) **Showcase the Community’s Culture & Benefits:** show potential employers that the community is open to new ideas and embraces the future. The community can also show the available incentives for working with them over others in the area.
- 3) **Showcase why the Community is a Better Location over Others:** motivate employers and businesses by showing all the community has to offer. This could include available infrastructure, access to highways, available housing and amenities, and cost of living.
- 4) **Show there is Room for Growth:** demonstrate that the community either currently has or has the ability to meet the future growth needs of an incoming business. This could include appropriate measures for such activities as building renovations or the ability to expand and enhance technology infrastructure.

Figure 31
Meaningful Marketing for Talent Acquisition



TECH STARUPS & COWORKING SPACE

These “think-tank” work spaces are emerging as very popular alternatives to standard business practices. Located in the City of Akron, the Bounce Innovation Hub was founded in early 2018 and is the region’s very first innovation hub to serve the public entrepreneurial community. Located in the former B.F. Goodrich plant, Bounce provides more than 300,000 square feet of office, lab, and light manufacturing space that supports more than 50 organizations and 200 creators in the building.

Bounce not only provides an incubator program for startups, but also a mentoring program for entrepreneurs and a software accelerator for its members. This location has grown in popularity and is currently undergoing a 27,000 square foot renovation to include more co-working spaces, a makerspace, a cafe and meeting area, conference rooms, and a University of Akron esports lab.

To learn more about the Bounce Innovation Hub, please visit: www.bouncehub.org.

These shared spaces and “think-tank” concepts could prove to be very beneficial to the Village of Woodmere because of their potential for relatively small footprints and desire for such spaces in the technology, entrepreneurial, and education communities. Additionally, given the community’s location and proximity to higher education learning institutes, the Village could greatly benefit from joint ventures and partnerships with these various groups.



Source: Bounce Innovation Hub Facebook; www.bouncehub.org



Source: County Planning

4.4 MOBILITY

COMMUNITY GOAL 4

ENCOURAGE ALTERNATIVE MOBILITY OPTIONS THROUGH SAFE CONNECTION POINTS, ENHANCED LIGHTING, AND COMPLETING CRITICAL PEDESTRIAN GAPS

WHY IS THIS TOPIC IMPORTANT?

The ability to access local amenities by multiple means of transportation options is a key component of making a healthy and happy community. Mobility includes both access in and around the community along its transportation networks, and access to and within buildings and amenities.

The need for mobility doesn't stop once a destination is reached. It is important that businesses take mobility options into consideration as well. Not everyone owns or can operate a personal vehicle, and it is imperative to creating an atmosphere that is welcoming to all persons regardless of age, physical ability, or transportation choice.

Mobility and transportation are not only localized efforts, but also regional ones. It is important for the Village of Woodmere to look beyond its borders and work closely with its neighbors to meet the mobility needs of residents and the region as a whole.

WHAT DOES THIS TOPIC COVER?

This topic will look closely at the following:

- 1) Reviewing existing code regulations and how they can be improved to accommodate mobility options for persons of all ages, abilities, or transportation choices
- 2) Identifying critical pedestrian gaps along key corridors
- 3) Ensuring businesses have easily accessible points of entry for visitors
- 4) Installing pedestrian scale lighting along key corridors and businesses
- 5) Working closely with regional neighbors for a safe and complete transportation network

HOW DOES THIS SUPPORT THE COMMUNITY VISION?

Mobility supports the following Objectives as discussed within the Community Vision:



TRANSPORTATION

Enhance Alternative Transportation Options while Maintaining What We Have



CONNECTIVITY

Connect Residents & Visitors to Our Vibrant Civic Core



CHARACTER

Embrace & Market Our Unique Character



REGIONAL COLLABORATION

Work Collaboratively with Regional Neighbors & Partners

4.4 STRATEGIES FOR MOBILITY

STRATEGY 4.1

INSTALL PEDESTRIAN SCALE LIGHTING ALONG KEY CORRIDORS AND BUSINESSES

The physical presence of street lights provides many benefits: enhanced night safety, increased visibility, and the potential for increased usership of amenities. However, poorly designed lights can also have a number of negative effects as well primarily light pollution.

WHAT IS LIGHT POLLUTION?

Light pollution results from the inappropriate or excessive use of artificial light and can include glare, skyglow or the brightening over inhabited areas, light trespass, and “clutter,” or excessive groupings of light sources. Artificial light can also have detrimental effects on sensitive ecosystems, migrating animals, and can even disrupt a community’s natural circadian rhythm.

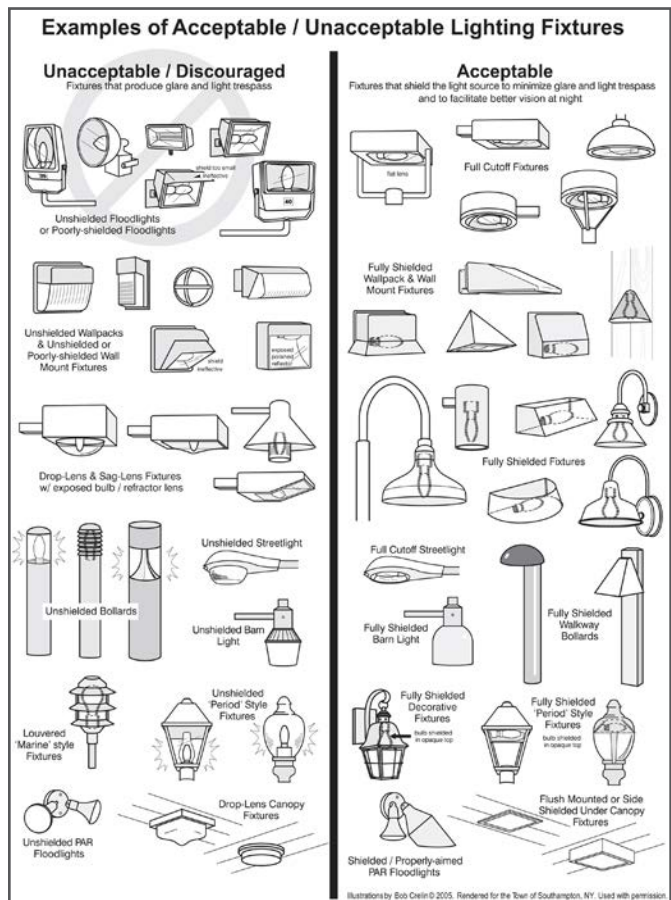
REDUCING NEGATIVE EFFECTS OF THE BUILT ENVIRONMENT

Unfortunately, light pollution is a common element of the built environment, but efforts can be made to minimize its adverse effects on the community and surrounding natural areas. The Village should replace older lamps or retrofit them with LED (light emitting diodes) panels. The Village can require any exterior lighting to contain a fully shielded light source to direct light downward, and encourage “warm” lighting that reduces the amount of sky brightening blue light. The Village should also consider a thorough review of its existing ordinances to encourage “dark-sky” compliant lighting options across the community.

Additionally, lighting should be focused along key corridors and within business centers, but should be carefully thought out and planned with a master street lighting plan. If lighting should be desired within residential areas, input from residents will play a critical role in the decision process.

For more information on dark sky compliant lighting, please visit www.darksky.org

Figure 32
Examples of Dark Sky Compliant Lighting



Source: www.darksky.org



Source: Dark Sky compliant light examples, Google Images

Figure 33
Examples of Business Lighting



Figure 34
Examples of Pedestrian Scale Lighting



The above graphics are for demonstrative purposes only and are not drawn to scale. Further analysis and study will be needed to determine preferred locations and designs. The images are meant to guide ideas and think towards the future.

4.4 STRATEGIES FOR MOBILITY

STRATEGY 4.2

COLLABORATE WITH REGIONAL NEIGHBORS TO CREATE A SAFE AND COMPLETE TRANSPORTATION NETWORK

Sidewalks and other similar amenities are an important part of any community to ensure the safe passage of users and to improve the overall wellbeing of pedestrians. Currently, the Village of Woodmere is missing only one section of sidewalk along the frontage of the Village Square shopping plaza on the western community border. This is the last remaining segment along any of the Village's main roadways or corridors that does not have pedestrian accommodations, which the Village has plans to complete in the coming project years.

Additionally, the Village of Woodmere has an immense opportunity to collaborate with surrounding communities for creating a strong network of sidewalk and trail connections. Beachwood, Orange Village, and Pepper Pike all share a border with Woodmere and could be valuable partners in undertaking expansive roadway projects that should incorporate key sidewalk or trail infrastructure.

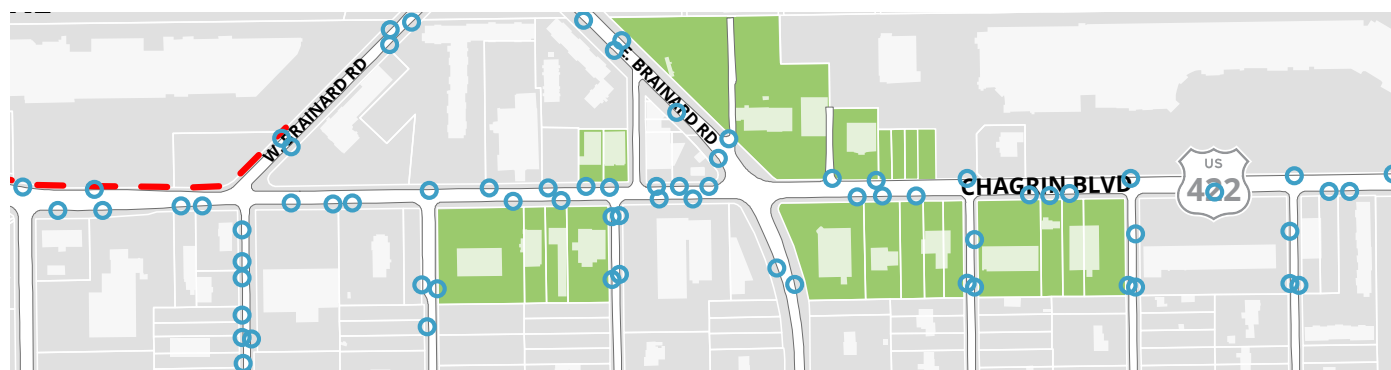
Having a complete pedestrian network among all of these communities would be a mutually beneficial amenity for attracting people into the area.

STRATEGY 4.3

WORK WITH LOCAL BUSINESSES AND PROPERTY OWNERS TO INCREASE PEDESTRIAN SAFETY ALONG PRIMARY CORRIDORS

The Village of Woodmere is largely a “destination” community with plentiful amenities and shopping well within walkable distances to each other. Additionally, Chagrin Boulevard is the most trafficked roadway within the community, which not only brings immense benefits and visibility to the Village, but also poses significant safety risks. It is important to recognize where pedestrian-vehicle conflicts could occur and seek to reduce the likelihood of crashes. Nearly all of Woodmere's shopping and working centers are concentrated along Chagrin Boulevard and are each accessed by individual driveways and aprons. The high number of driveways that cross pedestrian walkways can create conflicts with those using the sidewalks and can also increase the potential for crashes to occur. The Village of Woodmere should work with business owners to consolidate parking lots and reduce the number of curb cuts open to Chagrin Boulevard. This will not only create a safer, more conducive environment for walking, but also help reduce the number of locations where vehicles turn into traffic, and create a more organized and user-friendly streetscape.

MAP 8 — EXISTING PRIMARY CORRIDOR CURB CUTS & SHARED PARKING OPPORTUNITIES



LEGEND

○ Primary Corridor Curb Cut (Existing)

■ Opportunity Areas for Shared Parking

--- Critical Pedestrian Gap

STRATEGY 4.4

ENCOURAGE INCLUSIVE SUSTAINABILITY BEST PRACTICES FOR BUSINESSES

Inclusive Sustainability is the creation of policies and practices within a municipality that mutually benefits all members of the community and all abilities. In general, Inclusive Sustainability strives to eliminate both the physical and social barriers associated with participating in day-to-day tasks, programs, or other events.

The Village of Woodmere continues to be a premier destination within the northeast Ohio region. The I-271 interchange at Chagrin Boulevard can expect to see close to 40,000 vehicles a day in traffic, many of which travel through the Village of Woodmere itself. Creating an inclusive and unique experience is important when attracting visitors to stop and shop as they commute through the community.

BUSINESSES & ACCESSIBLE ACCOMMODATIONS

The businesses and commercial structures located within Woodmere have been constructed over several decades and have been held to different standards over the years. Today, inclusiveness, creativity in design, and atmosphere play an even more critical role in attracting new customers and creating repeat patrons. However, older establishments may find it challenging to meet all of the accessibility needs of its customers due to limiting factors such as overall space, structural issues, or costs.

As structures age they can become functionally obsolete and potentially pose new safety risks. Remodeling, renovating, or even a complete reconstruction may become necessary to not only improve an establishment's appearance and usability, but also provide modern accommodations and amenities for accessibility. The Village of Woodmere should work with business owners when alterations to their structures are proposed or other "activating events" (see page 42) occur to ensure that appropriate measures are taken at the maximum extent feasible to eliminate or reduce obstacles to accessibility. A "activating event" could include a planned remodel to an existing structure or an unplanned event such as a severe weather threat, fire, flood, or other environmental factor that destroys a certain percentage of a structure's critical construction (foundation, facade, roof, etc.) beyond repair.

MOVABLE VS. PERMANENT FIXTURES

Budgetary limitations are typically the largest obstacles to overcome when enhancing accessibility accommodations. While permanent solutions are a great long term goal, temporary fixtures are an excellent short term solution or a way to try new ideas before fully committing to the installation of such fixtures. In many cases these temporary fixtures are movable and can be adjusted to best fit the needs of an individual structure or business. This may be helpful when retrofitting older structures to meet modern accessibility regulations.

Movable fixtures could include entrance ramps or smooth door threshold covers, while more permanent solutions could include automatic doors, wider entrances, appropriately marked parking areas with ramps, or gender neutral accessible restrooms. Examples of these types of fixtures can be seen in the images below.

Figure 35
Examples of Moveable Fixtures (Short Term Solutions)



Figure 36
Examples of Permanent Fixtures (Long Term Solutions)



Source: Movable and permanent accessibility examples, Google Images

CLOSER LOOK | ACCESSIBILITY & CONNECTIVITY

With its smaller footprint, the Village of Woodmere has immense potential for community-wide connectivity -- much more so than a larger municipality. Making critical sidewalk connections and amenities easily accessible for everyone regardless of age or physical ability is not only important, but is the law in most cases.

WHY IS ACCESSIBILITY IMPORTANT?

The Village of Woodmere has a combination of structures, dwellings, and infrastructure that were built prior to the 1990 American with Disabilities Act (ADA) and those that have been built after. ADA is administered by the United States Department of Justice, Civil Rights Division and recognizes the importance of eliminating structural and architectural barriers. All new or altered facilities subject to ADA are required to be readily accessible to and usable by all persons regardless of physical ability.

In general, "No individual shall be discriminated against on the basis of disability in the full and equal enjoyment of the goods, services, facilities, privileges, advantages, or accommodations of any place of public accommodation by any person who owns, leases (or leases to), or operates a place of public accommodation (42 U.S. Code § 12182. Prohibition of discrimination by public accommodations)."

Accessibility is important because it creates an environment for inclusiveness, a sense of belonging, and supports the mobility needs of everyone.

ENCOURAGING MOBILITY OPTIONS

The Village of Woodmere is unique because of its small footprint, and this gives the Village an enormous advantage for community-wide connectivity and mobility. Having complete connections into amenities such as retail, community services, or other types of facilities is important, and being able to accommodate all modes of transportation is a critical part of creating a welcoming community.

Currently, sidewalks are limited to Chagrin Boulevard, but as seen in the map to the right there is one small section of sidewalk missing. Located in front of Village Square, this critical pedestrian gap (identified in red) poses a significant safety risk, especially to those with limited mobility or impaired vision. By installing this section of sidewalk, the entirety of Chagrin Boulevard within Woodmere will then have a complete network of sidewalks along both sides of the roadway.

Additionally, there are several secondary pedestrian gaps (identified in yellow) that could greatly benefit the Village of Woodmere were it to work with its neighbors completing their respective installations. As seen in the Map to the right, both sides of Brainard Road are missing sidewalks, as is a section between East and West Brainard Roads. This northern section in particular will need coordination with Pepper Pike, as this area is located solely within its

jurisdictional boundary. There are also opportunities to complete other pedestrian gaps to the east of Woodmere in Pepper Pike, along Chagrin Boulevard, as well. However, it is also important to note that none of the residential streets within the community have sidewalks.

THINKING REGIONALLY

As part of a larger County-wide effort, Cuyahoga Greenways is a joint effort to build an interconnected system of greenways and trails that link neighborhoods, parks, and public transportation, and create a comprehensive active transportation (walking and bicycling) network.

Through the Cuyahoga Greenways initiative, there is a "Future Regional Route" that has been recommended to pass through the Village of Woodmere along E. Brainard Road and then east along Chagrin Boulevard and eventually into the Cleveland Metroparks' South Chagrin Reservation. As seen in the map to the right, a trail could likely follow Chagrin Boulevard on its south side (identified in dark green); this proposed alignment will need to be taken into consideration if redevelopment of this area would ever occur in the future. Additionally, a "Future Key Route" has also been recommended to pass through Woodmere along Brainard Road (identified in brown). This trail would connect residents to Orange Village along Brainard Road and eventually west along Harvard Avenue.

There would be immense benefits to the Woodmere community if these types of facilities were installed. Benefits could include: easier and safer access to storefronts along Chagrin Boulevard; and access to amenities to the east and south such as the Orange City School District campus and the South Chagrin Reservation. The proposed trail could attract more pedestrian and bicycle traffic from neighboring communities into retail shops, and would encourage residents to be more active.



Trails not only offer immense health benefits, but economic ones as well. It has been determined that living near or having access to a trail could have the following benefits: increased property values; boosted spending in local businesses; can make the community an even more attractive place to live; can influence business location and relocation decisions; provide alternative transportation options; and can increase tax revenues.

Source: County Planning

MAP 9 — PEDESTRIAN GAPS & FUTURE TRAILS

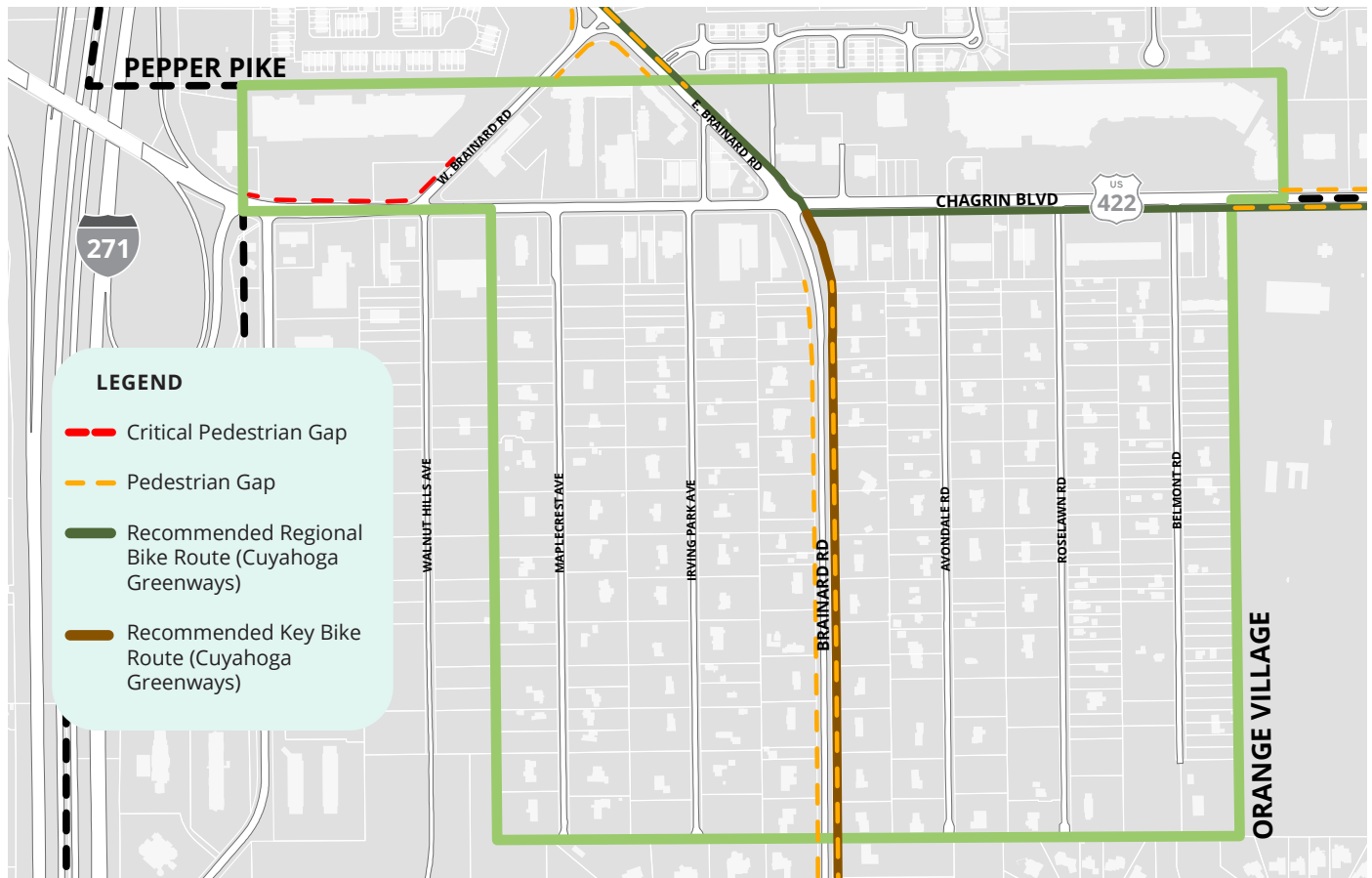
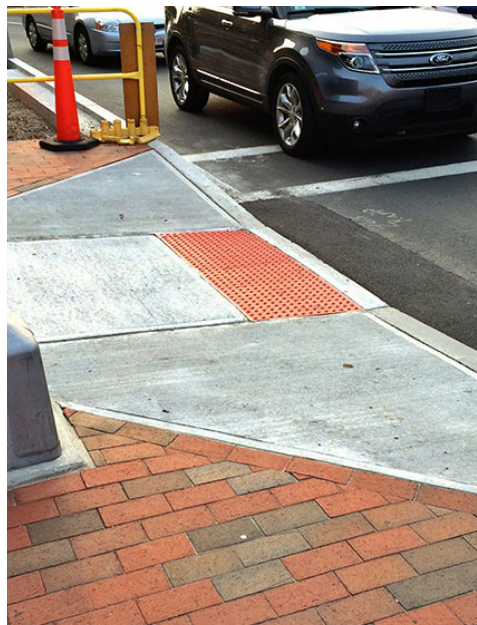


Figure 37
Examples of Accessible Fixtures & Features

Accessible automatic door buttons: Automated doors are a great way to eliminate the need for significant strain to open a door.



Appropriately sized curb ramps with non-slip, raised textured surface: Curb ramps are an important piece of safe crossings for all users, especially those with limited mobility.

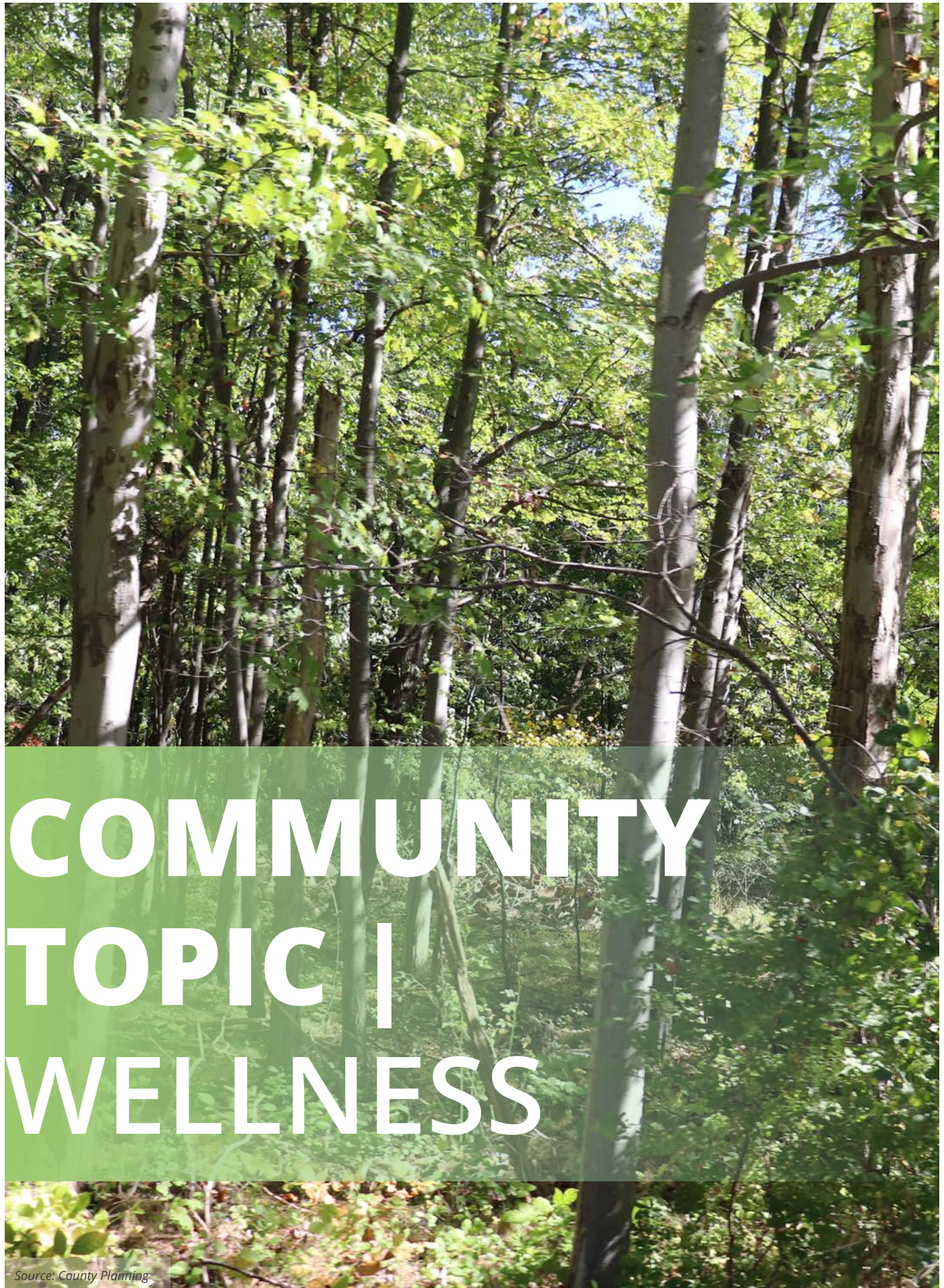


Creating size-appropriate signage: Signage and wayfinding systems are important features to help navigate a community. It is also important to ensure that these features are at an appropriate scale to accommodate those who may be physically or visually impaired.



Wider sidewalk widths: While ADA requires, at a minimum, only a 3-foot sidewalk width, it is challenging for multiple users to be accommodated at the same. Sidewalks that are at least 6-feet wide and in consistent good repair, provide an adequate buffer for passing and make all users feel safe, welcome, and confident.





COMMUNITY TOPIC | WELLNESS

Source: County Planning

4.5 WELLNESS

COMMUNITY GOAL 5

PROMOTE COMMUNITY WELLNESS BY PROVIDING SPACES FOR RECREATION, HEALTHY LIVING, AND SOCIAL INTERACTIONS

WHY IS THIS TOPIC IMPORTANT?

A community that supports wellness and provides health incentives through park and recreation opportunities also plays a fundamental role in enhancing the quality of life for residents. Studies conducted by the National Recreation and Park Association (NRPA) assert that, “more time spent in parks and green spaces can help individuals fight against mental health issues like depression, anxiety, and stress.”

In addition to addressing mental health issues, community wellness also addresses the physical needs of residents. There is a well-known link established between the physical activity associated with parks and recreation programs and the reduction of chronic diseases. A community that offers a variety of recreation options, programs, and greenspaces has higher odds of improving the lives of residents, and can reduce the likelihood of detrimental health impacts.

WHAT DOES THIS TOPIC COVER?

This topic will look closely at the following:

- 1) Installing park amenities such as a walking trail, pocket park, or community garden in the residential areas south of Chagrin Boulevard
- 2) Exploring the option of relocating Village administrative functions to a new combined facility with a Community Center
- 3) Promoting community wellness through recreation events and programs

HOW DOES THIS SUPPORT THE COMMUNITY VISION?

Wellness supports the following Objectives as discussed within the Community Vision:



TRANSPORTATION

Enhance Alternative Transportation Options while Maintaining What We Have



CONNECTIVITY

Connect Residents & Visitors to Our Vibrant Civic Core



CHARACTER

Embrace & Market Our Unique Character



REGIONAL COLLABORATION

Work Collaboratively with Regional Neighbors & Partners



SUSTAINABILITY

Strengthen the Village's Position on Sustainable Development

4.5 STRATEGIES FOR WELLNESS

STRATEGY 5.1

EXPLORE THE OPTION OF RELOCATING VILLAGE ADMINISTRATIVE FUNCTIONS TO A NEW COMBINED FACILITY WITH A COMMUNITY CENTER

Woodmere's residents have long supported community amenities outside of the Village boundary. However, a desire for a community space located within the Village itself continues to be at the forefront of discussions among residents. A year-round location for gatherings, public spaces for meetings, and a safe place for children to gather is an important component for any community.

The existing Village Hall is shared among administrative functions, Council chambers, Police Department, and Fire Department. While the structure is currently undergoing a renovation, its overall size remains a limiting factor to modernization and maintaining a multi-functional space into the future. If a new facility was constructed with the idea to not only relocate administrative functions, but to incorporate these into a combined structure with a community center, services and places to safely gather would be in immediate access to residents and visitors. Additionally, the existing Village Hall could then be reconfigured to accommodate larger Police and Fire Departmental areas.

As seen in the graphic to the right, a combined facility could be located as an out-parcel development within the Village Square parking area. There is immense potential at this location, as it would be a highly visible gateway to the community, by all modes of transportation, and would attract more visitors into the Village Square shopping plaza.

THE BENEFITS OF A COMMUNITY CENTER

There are many benefits that a community center can provide; it:

- Promotes exercise and wellbeing;
- Boosts local economic activities and property values;
- Provides a place for children and teens to safely gather;
- Provides meeting spaces for community events;
- Creates a "community hub" for activity; and
- Promotes a sense of community pride.

A POINT OF PRIDE

A community center with state-of-the-art features and amenities will serve the needs of Village government and also those of the community at large. The proposed location will serve as a major gathering place for activities and will better position the Village to balance administrative needs and residents' and business' needs.

Having a facility where residents and visitors want to congregate will become a point of pride within the Village and be an example to the region as to why Woodmere continues to be an ideal community to live.

BUILDING FEATURES | GREEN INITIATIVES

As seen in the graphic to the right, the proposed structure could include a number of noticeable features to make it a one-of-a-kind facility. Some of these key features could include:

- Greenroof/Rooftop garden with shade sails, picnic tables, and walking paths;
- Glass features and access points for maximum natural light to reduce the need for artificial light;
- Well placed and noticeable signage to easily locate the facility/exposure off the highway; and
- Ample roof space to accommodate green energy systems such as solar or rain catchment.

As Woodmere continues to pursue its sustainability initiatives with Village projects, a new combined community center and Village Hall could be a demonstration project, not only within the community, but within the region. "Going green" has many benefits, such as lower day-to-day energy costs, better water use efficiency, reduced overall waste, and reduced negatives effects on the environment.

The Village recently built its new Service Department facility, which incorporated a number of "green" features, including a rain catchment system to wash all utility vehicle for the Village. This not only helps reduce the amount of runoff flowing through the community, but also reduces the amount of water usage within the Village.

CLOSER LOOK | STRENGTHENING COMMUNITY PRIDE

Currently, the Village of Woodmere does not have a dedicated community space where residents can gather socially. A combined Village Administration and Community Center facility is something that residents have long desired and would not only help create a sense of pride within the Village, but also exemplify why Woodmere is a desirable place to call home.

Additionally, as the Woodmere community continues to grow and thrive, Village services and amenities need modernized spaces to fully serve and protect its residents and visitors. Moving administrative services into a new facility will create additional space for the Police and Fire Department at the existing facility (located at the corner of W Brainard Road and Chagrin Boulevard). It will also provide Village personnel with modern equipment and space in which to best serve the public.

As seen in the concept rendering below, a combined Village Headquarters and Community Center utilize excess space in the existing Village Square parking lot. The structure could face the street and would be one of the first things visitors see coming off of the I-271 interchange. The facility could include office spaces for administrative purposes, indoor courts, meeting rooms, lounge spaces, or study rooms. To continue sustainability initiatives, the rooftop could be fully utilized for green infrastructure through a rainwater capture system, or for solar panels.

This would be a community-wide undertaking and will need support from residents. The space could be instrumental in keeping Woodmere as a premiere community to call home.

Figure 38
Proposed Combined Village Hall & Community Center



The above graphic is for demonstrative purposes only and is not drawn to scale. Further analysis and study will be needed to determine a preferred location, design, and amenities. The image is meant to guide ideas and think towards the future.

4.5 STRATEGIES FOR WELLNESS

STRATEGY 5.2

CONSIDER A NEIGHBORHOOD TRAIL ALIGNMENT TO PROVIDE RECREATION OPTIONS AND PROMOTE COMMUNITY WELLNESS

The Village of Woodmere does not currently have any dedicated spaces for community recreation. There are a number of passive parks just outside of Woodmere, but residents would need to travel at least 1.5 miles to access the nearest park for active recreation at Beachwood's City Park.

Even though Woodmere is small in size, there is immense opportunity to provide outdoor recreation amenities and options for residents and visitors in the vacant land south of Chagrin Boulevard. As depicted in the map on the next page, there are several main areas for potential trail alignments throughout these residential areas.

TRAIL ALIGNMENT OPTIONS & SUPPORT

There are many possibilities and things to consider in selecting the right trail alignment for Woodmere: environmental constraints, easements, and community support are just a few of the issues that can arise.

Figure 39
Examples of Recreation Trail Amenities



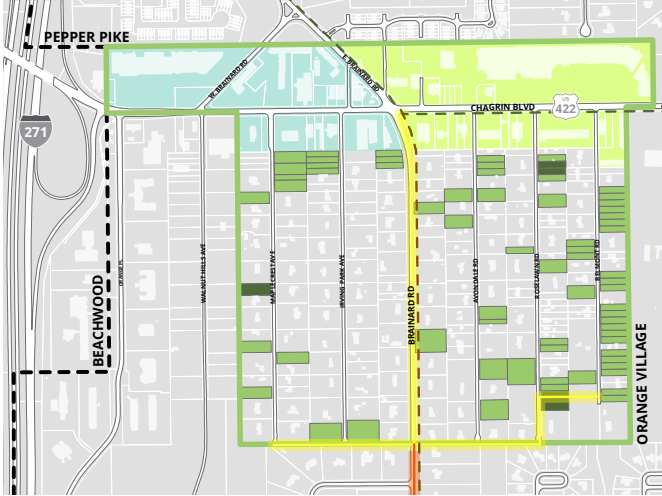
The above graphics are for demonstrative purposes only and are not drawn to scale. Further analysis and study will be needed to determine preferred locations and designs. The images are meant to guide ideas and think towards the future.

Below, are just three of these options from the easiest to most difficult to implement:

- **Option A (minimal difficulty):** this option would utilize the existing residential street system to supplement the installation of a trail, but would include dedicated signage, follow existing utility easements on the southern border, follow a moderately trafficked road (Brainard Road) which would tie into planned trails in Orange Village to the south, and border a vacant Village owned parcel.
- **Option B (moderate difficulty):** this option would include all components of Option A, but would also include a section that crosses the community from west to east along residential lot lines, but could create a complete recreation loop.
- **Option C (most difficult/ambitious):** this option would include all components of Options A & B, but would also include secondary trails along Maplecrest Road and along Chagrin Boulevard to Brainard Road.

The implementation of any proposed community recreation trail will require acquisition of vacant land, and participation from the public and other stakeholders. It is important to coordinate these efforts to ensure that proper trail alignments are endorsed by the community. If a more extensive trail alignment is desired by the community, Options A through C could be part of a phased approach for an all purpose recreational trail system.

MAP 11 — POTENTIAL NEIGHBORHOOD TRAIL ALIGNMENT | OPTION A

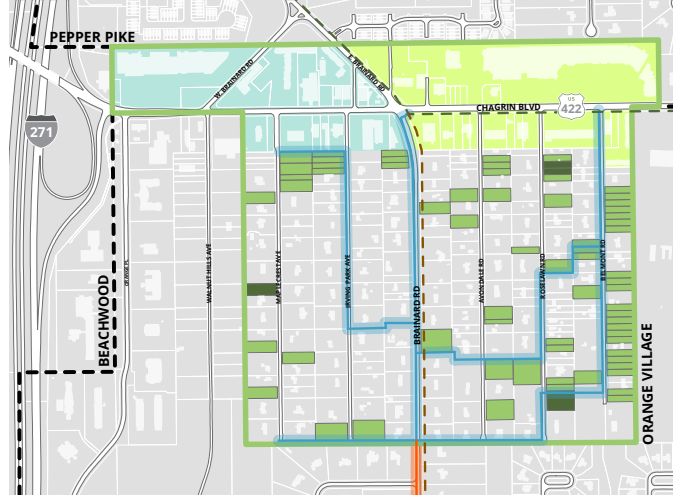


Level of Implementation Difficulty: Minimal*

Potential Amenities: Walking/Biking Trails

Total Trail Length: Approximately 1.0 mile

MAP 10 — POTENTIAL NEIGHBORHOOD TRAIL ALIGNMENT | OPTION B

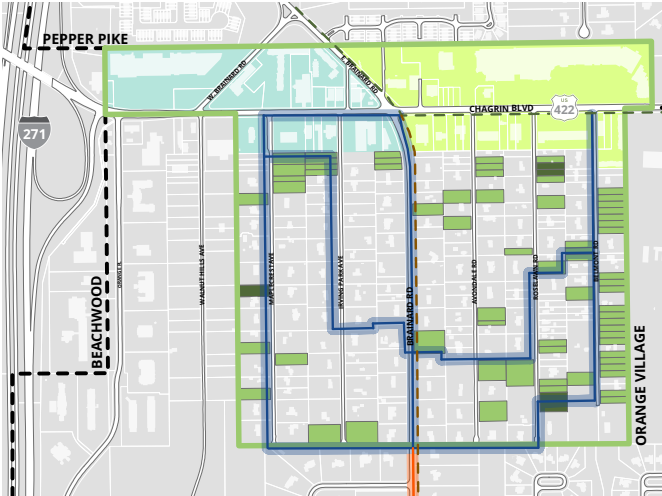


Level of Implementation Difficulty: Moderate*

Potential Amenities: Walking/Biking Trails, Playgrounds, Exercise Stations

Total Trail Length: Approximately 2.5 miles

MAP 12 — POTENTIAL NEIGHBORHOOD TRAIL ALIGNMENT | OPTION C













Level of Implementation Difficulty: Ambitious*

Potential Amenities: Walking/Biking Trails, Playgrounds, Exercise Stations, Community Garden, Picnic Areas

Total Trail Length: Approximately 3.0 miles

LEGEND

-  Village West
-  Village East
-  Recommended Regional Bike Route (Cuyahoga Greenways)
-  Recommended Key Bike Route (Cuyahoga Greenways)
-  Other Trail Continuations Outside of Woodmere
-  **Proposed All-Purpose Trail (Option A)**
-  **Proposed All-Purpose Trail (Option B)****
-  **Proposed All-Purpose Trail (Option C)****
-  Village Owned Vacant Land
-  Privately Owned Vacant Land

**Minimal Difficulty: least amount of resources required, easements already exist, utilize Village owned vacant land; Moderate Difficulty: may require more resources, land or easement acquisitions, will need to work closely with property owners; Most Difficult/Ambitious: will likely require the most resources, land acquisitions and easements will be necessary, will need to work closely with both property owners and businesses.*

*** Proposed All-Purpose Trails Option B & C are more robust trail alignment options that will take a much larger community-wide effort for approval. This could include land acquisitions, easement agreements with property owners, and extensive public outreach. However, all three options will provide a secondary pedestrian network where residents can safely access nearby amenities and be given localized choices for recreation. The above maps are designed to spur conversation and ideas. Further analysis and study will be needed to determine a preferred location, design, and amenities of a community all-purpose trail.*

CLOSER LOOK | LOCALIZED PARKS & GREEN INITIATIVES

ECONOMIC IMPACTS OF LOCAL PARKS

Parks and recreation facilities and programs are a critical piece of creating a healthy, prosperous, and connected community. Millions of people benefit directly from local park and recreation agencies in many ways. These agencies create gathering places to meet with friends and family; maintain open spaces for exercise and reconnecting with nature; and provide community resources for education and programs.

Some of these additional benefits can include:

- 1) Economic Development:** Park and recreation facilities improve the quality of life in communities and benefit the local economic development of a region. A recent survey in *AreaDevelopment*, a prominent planning forum and editorial board, notes that three-quarters of corporate executives rate quality-of-life features as important factors when choosing a location for a headquarters, factory, or other company facility.
- 2) Visitor Spending:** Many local park and recreation agency amenities spur tourism to their respective locales, and generate significant economic activity. This includes (but not limited to) increased sales at local restaurants/bars and hotels. The August 2017 the National Recreation and Park Association (NRPA) Park Pulse poll found that park and recreation amenities, such as beaches, parks, trails, and secluded and relaxing places, are important to people when choosing a vacation destination.
- 3) Health & Wellness:** Parks and recreation promote improved physical and mental health. This not only helps people feel better, but can also help lower medical and insurance costs for those people taking advantage of those facilities and activities. Three in five respondents to the November 2017 NRPA Park Pulse poll indicated they would take up walking or jogging in local parks, trails, or around their neighborhoods if advised by their doctors to be more physically active.
- 4) Conservation & Resiliency:** Park and recreation agencies' protection of land, water, trees, open spaces, and wildlife improves air and water quality in communities. Through effective land management methods and green infrastructure investments, parks and recreation make communities more resilient to natural disasters and reduce disaster recovery and insurance costs. Eighty-seven percent of respondents to the 2017 NRPA Americans' Engagement with Parks Survey agree that their local government and local parks and recreation agency should make the needed investments to ensure their communities are more resilient to natural disasters.
- 5) Property Values:** Economic research has demonstrated consistently that homes and properties located near park and recreation facilities have higher values than those farther away. Higher home values not only benefit the owners of these properties, but also add to the tax base of local governments. Eighty-five percent of respondents to the 2017 NRPA Americans' Engagement with Parks Survey seek high-quality park and recreation amenities when they are choosing a place to live.

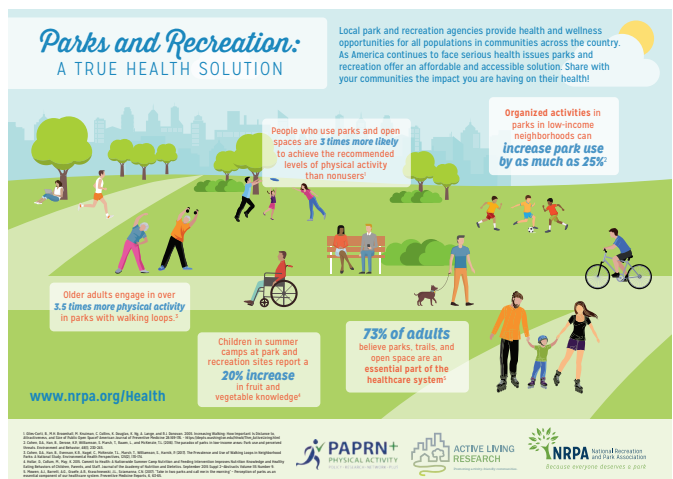
In addition to these important equity builders, parks provide tangible economic benefits and incentives as well. In 2015 alone, America's public park and recreation agencies generated more than \$154 billion in economic activity and supported more than 1.1 million jobs.

UNDERSTANDING THE IMPORTANCE OF PARKS

The economic impacts of parks and recreation agencies can have immense effects on the community. In 2016, the National Recreation and Park Association (NRPA) launched an annual survey that investigates how Americans engage with their local park and recreation agencies. Each year, the study examines the importance of public parks in the lives of Americans, including how parks compare to other local government services and offerings. Now in its third year, the 2018 Americans' Engagement with Parks Report looks at how Americans interact with parks, the key reasons driving this interaction, and the greatest challenges that prevent increased usage.

Some of the report's key findings include:

- 3 in 4 Americans say they live within walking distance of a local park or other recreational facility;
- 85% of Americans support efforts such as the 10-minute walk campaign;
- 78% of Americans indicate they want to increase parks and recreation funding; and
- More than 9 in 10 Americans agree that the provision of park and recreation facilities and programs are an important government service.



Source: www.nrpa.org

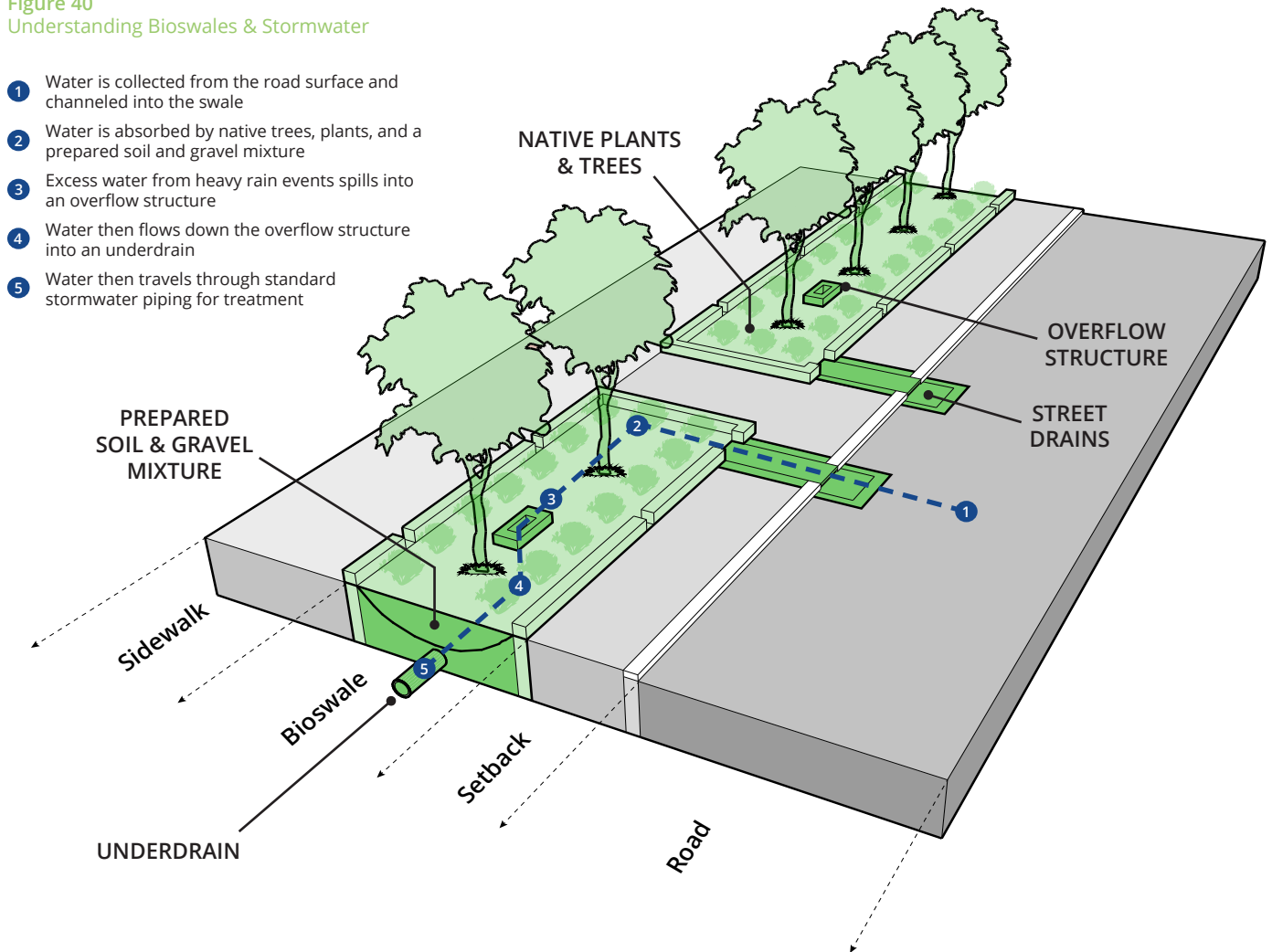
HEALTH IMPACTS OF LOCAL PARKS & GREEN INITIATIVES

Parks are continuing to emerge as one of the most efficient and important public health solutions in urban communities. Some of the health benefits residents can expect from living in close proximity to a park or green space could include:

- Improved mood and overall attitude;
- Stress reduction;
- Better mental health and concentration;
- Improved mindfulness and creativity; and
- Building social capital and relationships.

In addition to positive health impacts to residents, parks also provide immense benefits to the natural environment as well. Parks and green infrastructure, such as bioswales and native plantings, not only provide aesthetically pleasing spaces to enjoy, but these areas also contain the space necessary for stormwater retention and absorption. Parks provide the necessary systems to help alleviate flooding, improve air quality, and serve the greater needs of the region. For example, Woodmere's excess stormwater flows to the east into Wiley Creek, which then feeds into the Chagrin River to the southeast. A significant flood event in Woodmere could have consequences further downstream. It is important to work collaboratively with neighboring communities to plan ahead and design collaborative solutions for mutual benefits.

Figure 40
Understanding Bioswales & Stormwater



A bioswale's main purpose is to manage stormwater in an effective and environmentally friendly manner such that water is slowly released into the soil after it has been naturally filtered through the swale. Bioswales typically occur in and along areas of high impervious pavement such as roadways and parking lots.

Bioswales are not only aesthetically pleasing, but they also use prepared soil and rock mixtures that more efficiently manage stormwater runoff than just traditional sewer systems alone. This type of green infrastructure can significantly reduce the likelihood of flooding during heavy rain events.

4.5 STRATEGIES FOR WELLNESS

STRATEGY 5.3 PROMOTE COMMUNITY WELLNESS THROUGH EDUCATION, RECREATION EVENTS, AND PROGRAMS

Woodmere residents care deeply about inclusiveness and community-wide events and programs that encourage diversity. Recreation-focused events and programs can be extremely beneficial for educational awareness of healthy choices, and can promote a higher quality of life within a community.

RECREATIONAL PROGRAMS & EVENTS

There are many opportunities for recreation-focused programs and events within Woodmere. Some of these could include:

- **Health Campaigns:** the Village could initiate health programs such as a “Get Moving” campaign, which encourages being active at least 20 minutes a day, three days a week. Incentives could include rewards such as t-shirts, water bottles, or other commemorative items for the completion of the campaign.
- **Generational Programming:** the Village could focus its programs to meet the needs of different ages within the community. This could include summer day camps, clubs, and classes for children, teens, and seniors.
- **Life Sports:** the Village could encourage activities that are appropriate for all ages. This could include walking or jogging clubs, biking, and play or social groups for children.

WHY IS THIS IMPORTANT?

It is important to educate the public on community wellness initiatives because they not only bring residents together, they also seek to reduce the growing trends in health concerns, such as obesity and heart disease. According to the Centers for Disease Control and Prevention (CDC), from the years 2015 to 2016, nearly 1 in 5 children (ages 6-19 years) in the United States was considered obese. The availability and access to local recreational programs and amenities can greatly reduce the risk of developing health issues in both youth and adults. The Village should look to expand its offerings to residents and market these initiatives for improved health awareness throughout the community.

CREATING A HEALTHY & ACTIVE COMMUNITY | HEALTH IMPROVEMENT PARTNERSHIP (HIP-CUYAHOGA)

The Health Improvement Partnership, or HIP-Cuyahoga, includes over 100 active organizations in a group consortium and over 600 people in their network of partners. HIP-Cuyahoga’s mission is, “to inspire, influence, and advance policy, environmental, and lifestyle changes that foster health and wellness for everyone who lives, works, learns, and plays in Cuyahoga County (HIP-Cuyahoga Mission).”

Cuyahoga County is a place where residents can live, work, learn, and play in safe, healthy, sustainable, and prosperous communities. HIP-Cuyahoga understands that neighborhoods and communities are not all created equally, and some people are born and live in places where it is difficult to grow up with healthy choices and thrive. Knowing this, HIP-Cuyahoga has identified four (4) critical priority areas to address the most pressing issues impacting the health of the County’s residents: 1) Eliminate Structural Racism (ESR); 2) Healthy Eating and Active Living (HEAL); 3) Linking Clinical and Public Health; and 4) Chronic Disease Management (CDM). The four (4) priority areas are also focused into subcommittees with partners such as the Cuyahoga County Board of Health and Case Western Reserve University School of Medicine.

The Village of Woodmere should consider a partnership with HIP-Cuyahoga to ensure community policies, programs, and other wellness initiatives are equitable and accessible to all residents.

For more information on HIP-Cuyahoga and its partnerships, please visit: www.hipcuyahoga.org.



Source: www.hipcuyahoga.org

STRATEGY 5.4

CONSIDER AN EXPANDED PARTNERSHIP WITH OCE&R AND THE OCSD FOR LOCAL RECREATIONAL OFFERINGS

The Village of Woodmere is surrounded by plentiful regional amenities, but there are still missing components to creating a network of recreational options for residents. Woodmere is located in the highly desirable Orange City School District (OCSD), which welcomes residents to also utilize Orange Community Education & Recreation (OCE&R). Both the OCSD and OCE&R are located on the same education campus in Pepper Pike, and provide a wealth of programs and amenities for children, teens, families, and seniors.

THE BENEFITS OF AN EXPANDED PARTNERSHIP

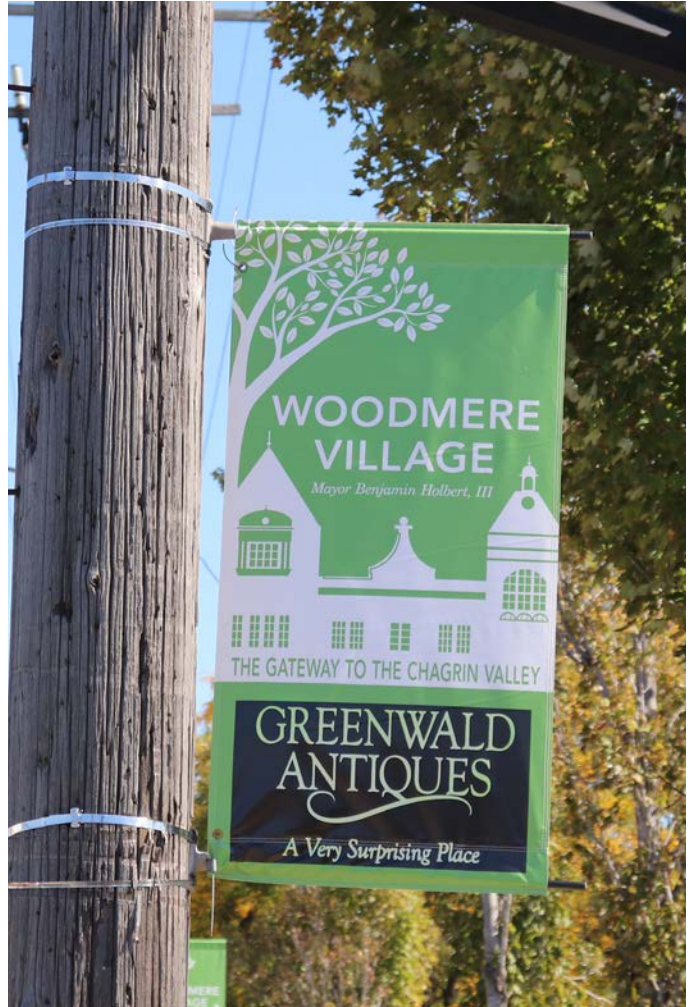
Implementing and maintaining recreation programs can be an expensive undertaking that typically requires resources from many places. Woodmere is limited by its size to offer a wide range of programs; however, a stronger partnership with OCSD and OCE&R could help offset some of the necessary costs and provide the resources necessary to create programs tailored specifically to Woodmere residents and students.

The Village of Woodmere should strongly consider an expanded relationship with both the Orange City School District and Orange Community Education & Recreation to provide recreation and education resources to Woodmere residents at a more localized scale. This could include support for the development of parks, and additional education programs for Woodmere students and residents.

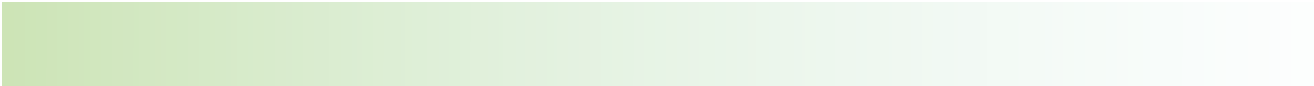
To Learn. To Lead.
To Make a Difference.



Source: OCE&R Facebook



Source: County Planning



5.0 IMPLEMENTATION

WHAT'S INSIDE

Moving from vision to implementation requires commitments of time and resources. The Implementation section ties individual actions to partners, timeframes, and potential funding sources to ensure that all stakeholders are aware of how actions can be accomplished.

This section includes tables that correspond to each topic, goal, and strategy from the Recommendations document. For each topic, potential next steps are listed for implementation of that topic. For the goals and strategies, detailed information is listed including a time frame identifying how long it could take to accomplish the strategy, parties that could assist in its implementation, and potential levels of funding. It also provides space to add notes regarding the status of a project and for the date a strategy is completed.

The implementation tables are meant to serve as a guide; however, priorities, funding streams, and partners can change over time. New resources should be evaluated against action items as they arise.

HOW DO I USE IT?

The Implementation section informs not only Village staff and administration of who is responsible for undertaking strategies, but it also discusses partnerships with private property owners, other municipalities, and other units of government to demonstrate that accomplishing the Plan will take efforts from many groups.

CONTENTS

- Strategies and Collaborations, page 104
- Reading the Tables, page 105
- Implementation Tables, page 106
- Potential Funding Sources, page 112

5.1 STRATEGIES & COLLABORATION

It is intended that this Master Plan will be used by the Village of Woodmere—as well as property owners and developers—when deciding where, when, and how to make investments for the betterment of the Village. A viable implementation program—one that sets forth specific strategy items—is a valuable tool to ensure that recommendations are acted upon.

TYPES OF STRATEGIES

The strategies can be categorized in three ways:

- **Proactive Strategies** include recommendations for revising, expanding, promoting, or developing new programs or services. These are strategies that would not otherwise occur without new action undertaken by residents, groups, or the Village.
- In addition to proactive strategies, the Plan recommends certain **Responsive Strategies**. These strategies are to be undertaken when certain conditions are met. For instance, supporting new senior housing investments would be triggered when a development proposal is submitted to the Village.
- Finally, the Master Plan recommends certain **Ongoing Strategies**. These strategies are meant to underscore positive steps already undertaken and which are important to continue or to improve.

COLLABORATION

It is important to recognize that there are factors that impact the Village that are beyond its control. In such cases, it is important to forge and maintain supportive partnerships with those who can provide assistance. In addition, because cities across the County and State are facing declining resources, it is becoming more important than ever to engage firms, institutions, and citizens to collaborate in the work of government.

The Master Plan identifies opportunities for engaging with other entities in developing mutually beneficial programs. With this in mind, the Village can serve as a champion and supporter to help spur collaborative strategies.

5.2 READING THE TABLES

The Implementation tables on the following pages link directly to the strategies in the Recommendations document. The tables include details such as Projected Timeline, Responsible Parties & Partners, Estimated Cost, and Status/Date Complete. Potential Partners are identified through symbols as shown in the legend on the following page.

While Potential Partners, Estimated Timelines, and Estimated Cost are outlined, changing circumstances, priorities, and funding streams may require this action table to change. The last column—Status/Date Complete—provides the opportunity to track changes in the implementation of an action and to provide a public record of when a project or action is completed.

It is important to recognize that the tables serve as guides; they are intended to be updated when circumstances change.

COST ESTIMATES

The Implementation tables for the Goals and Strategies contain three levels of cost estimates: High, Medium, and Low. Costs will vary depending on the type of project the recommendation describes. Some recommendations may be more administrative, and can be addressed internally by the Village. Other recommendations will require outside professional services. Recommendations

related to construction will require all of the above. The Implementation tables provide a range of costs to give a general understanding of the scope of a project. For the purposes of this plan, High, Medium, and Low cost ranges can be understood as follows:

Estimated Cost Range	
High Cost	Over \$500,000
Medium Cost	\$100,000 to \$500,000
Low Cost	Up to \$100,000

Importantly, estimated costs are only supplied for the strategy as described. They do not take into account additional steps. For instance, the cost of the Strategy 5.2 “Consider a neighborhood trail alignment to provide recreation options and promote community wellness” would include planning, design, and construction costs. The cost does not take into account other potential costs such as land acquisition.

PRIORITIES

The priorities for Goals and Strategies will be identified by stars in the Implementation tables. Those with three stars are the highest priority while fewer stars indicate lower priorities as decided on by the community.

HELP! - WHERE DO WE START?

The first step to beginning implementation is often the most overwhelming. Where do we start? Who should do what? How do we stop the plan from sitting on a shelf? While every community's path to implementation is different, here are a few best practices to get started:

- Use the implementation table to **pick the top actions** that will be undertaken each year and **assign personnel responsible for those actions**




- Establish a **Plan Implementation Committee** that meets every quarter to review the actions that are underway
- Publish an **Annual Results Report** detailing what has been accomplished so far

Still lost? Contact County Planning and we can help you get started.

5.3 IMPLEMENTATION TABLES

POTENTIAL PARTNERS




Village of Woodmere




-  Woodmere Village Government – General
- B** Building & Inspection
- ED** Economic Development **S** Service
- F** Finance **VE** Engineer
- L** Law
-  Orange City School District
-  Police and Fire

Private and Non-Profit Entities

-  Akron Cleveland Association of Realtors
-  Bicycling Advocates
-  Business District Merchant Associations
-  Chagrin Valley Chamber of Commerce
-  Chagrin Valley Dispatch
-  Chagrin Valley Watershed Partners
-  Cleveland Urban Design Collaborative
-  Community Development Corporation
-  Cuyahoga County Public Library
-  Headquarters Highway
-  Higher Education Institutions
-  Home Repair Resource Center
-  Local Businesses
-  Neighborhood Groups
-  Orange Community Education & Recreation
-  Private Property Owners/Developers
-  Qualified Design Professionals
-  Qualified Non-Profits
-  Regional Institutions
-  Transit Advocates
-  Western Reserve Land Conservancy
-  Woodbran Wastewater Treatment Facility

Other Governmental Agencies

-  Cleveland Metroparks
-  County Planning
-  Cuyahoga Arts and Culture
-  Cuyahoga County Board of Health
-  Cuyahoga County Department of Development
-  Cuyahoga County Land Bank
-  Cuyahoga County Public Works
-  Cuyahoga Soil and Water Conservation District
-  Greater Cleveland Regional Transit Authority
-  Neighboring Communities











BW	City of Beachwood	PP	Village of Pepper Pike
MH	Village of Moreland Hills	OV	Orange Village
-  Northeast Ohio Areawide Coordinating Agency
-  Northeast Ohio Regional Sewer District
-  Ohio Department of Health
-  Ohio Department of Natural Resources
-  Ohio Department of Transportation
-  Ohio Development Services Agency
-  TeamNEO

Priority Level

- ★★★ Highest Priority
- ★★ Medium Priority
- ★ Lowest Priority

COMMUNITY GOAL 1
















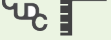
SUPPORT CONTEMPORARY PLANNING AND ZONING CODE REGULATIONS TO ENCOURAGE DIVERSE RESIDENTIAL HOUSING DEVELOPMENT

Strategy	Priority Level	Years to Complete	Responsible Parties & Partners	Est. Cost	Status/ Date Complete
Community Topic: Housing					
Strategy 1.1 (<i>Strategy Type: Proactive</i>) Review the Village's Zoning Code to modernize single-family residential regulations to meet the needs of the community (<i>page 44</i>)	★★★	<1 Year	 — B, L, VE 	Low	
Strategy 1.2 (<i>Strategy Type: Proactive</i>) Encourage mixed-use development along Chagrin Boulevard (<i>page 45</i>)	★★★	Ongoing	 — B, L, ED 	Low	
Strategy 1.3 (<i>Strategy Type: Proactive</i>) Work with Cuyahoga County and property owners south of Chagrin Boulevard to consolidate adjacent properties (<i>page 48</i>)	★★★	Ongoing	 — L, F, S 	Low	
Strategy 1.4 (<i>Strategy Type: Responsive</i>) Promote infill development in residential areas south of Chagrin Boulevard by incentivizing small lots (<i>page 50</i>)	★★	Ongoing	 — B, ED, F, S 	Low	
Strategy 1.5 (<i>Strategy Type: Proactive</i>) Consider a Small Lot Overlay Zoning District (<i>page 51</i>)	★★	<1 Year	 — B, L 	Low	

5.3 IMPLEMENTATION TABLES















































COMMUNITY GOAL 2

CREATE A RECOGNIZABLE IDENTITY AND CONSISTENT COMMUNITY BRAND

Strategy	Priority Level	Years to Complete	Responsible Parties & Partners	Est. Cost	Status/ Date Complete
Community Topic: Branding					
Strategy 2.1 (<i>Strategy Type: Proactive</i>) Review existing code regulations for improvements to reinforce the community's brand through commercial design guidelines (<i>page 54</i>)	★★★★	Ongoing	 — ED, F, L 	Medium	
Strategy 2.2 (<i>Strategy Type: Responsive</i>) Work with businesses to identify a storefront coordinator to facilitate storefront and signage designs (<i>page 54</i>)	★★★	Ongoing	 — F 	Medium	
Strategy 2.3 (<i>Strategy Type: Responsive</i>) Establish a revolving business renovation fund for storefront & streetscape enhancements (<i>page 56</i>)	★★★★	1-2 Yrs	 — ED, F, L 	Medium	
Strategy 2.4 (<i>Strategy Type: Proactive</i>) Establish a Tax Increment Financing district (TIF) for focused public infrastructure (<i>page 57</i>)	★★★★	2-3 Yrs	 — ED, F, L 	Medium	
Strategy 2.5 (<i>Strategy Type: Proactive</i>) Utilize the Village's west and east areas to create unique districts (<i>page 58</i>)	★	1-2 Yrs	 — ED, F, L 	Low	
Strategy 2.6 (<i>Strategy Type: Proactive</i>) Create consistent landscapes that soften the built environment (<i>page 60</i>)	★★★★	<1 Year	 — ED, L, VE 	Low	
Strategy 2.7 (<i>Strategy Type: Proactive</i>) Focus the Woodmere brand with consistent and easy to understand wayfinding systems (<i>page 62</i>)	★★★★	Ongoing	 — ED, L, VE 	Low	
Strategy 2.8 (<i>Strategy Type: Proactive</i>) Adopt regulations to encourage sustainable development practices, designs & high performance buildings (<i>page 64</i>)	★★★	Ongoing	 — ED, L, VE 	Low	

COMMUNITY GOAL 3

MARKET THE VILLAGE'S IDEAL LOCATION AND COMMUNITY ASSETS FOR LONG-TERM ECONOMIC GROWTH

Strategy	Priority Level	Years to Complete	Responsible Parties & Partners	Est. Cost	Status/ Date Complete
Community Topic: Marketing					
Strategy 3.1 (<i>Strategy Type: Ongoing</i>) Market the Village's ideal location along the I-271 Corridor (<i>page 68</i>)	★★	Ongoing	 — ED, F, L       — BW, MH, PP, OV	Low	
Strategy 3.2 (<i>Strategy Type: Ongoing</i>) Focus on career-based workforce attraction by establishing a job creation incentive program (<i>page 69</i>)	★★★	Ongoing	 — ED        	Low	
Strategy 3.3 (<i>Strategy Type: Proactive</i>) Create a marketing package to attract desired employers and industries (<i>page 69</i>)	★★	<1 Year	 — ED, F   	Low	
Strategy 3.4 (<i>Strategy Type: Proactive</i>) Promote development concepts, underutilized land, & vacant spaces (<i>page 70</i>)	★★	1-2 Yrs	 — B, ED, F, L, VE 	Low	
Strategy 3.5 (<i>Strategy Type: Proactive</i>) Consider reduced parking requirements on Chagrin Boulevard (<i>page 70</i>)	★★	1-2 Yrs	 — L, VE   	Low	
Strategy 3.6 (<i>Strategy Type: Proactive</i>) Utilizing activating events as an opportunity for design consultation with businesses & property owners (<i>page 72</i>)	★★	<1 Year	 — ED, L, VE  	Medium	
Strategy 3.7 (<i>Strategy Type: Proactive</i>) Consider updating codified ordinances to allow for village owned and operated Electronic Message Centers (EMCs) (<i>page 73</i>)	★	1-2 Yrs	 — ED, F, L, VE  	Low	
Strategy 3.8 (<i>Strategy Type: Proactive</i>) Establish best practice zoning regulations to promote reinvestment along Chagrin Boulevard (<i>page 74</i>)	★★★	3-5 Yrs	 — B, ED, F, L      — BW, MH, PP, OV	High	
Strategy 3.9 (<i>Strategy Type: Proactive</i>) Install Village-wide wireless networks to create a "Smart" community (<i>page 80</i>)	★★★	Ongoing	 — B, ED, F, L, VE   	High	
Strategy 3.10 (<i>Strategy Type: Responsive</i>) Establish the Village as a technology hub for focused employer attraction (<i>page 82</i>)	★★	3-5 Yrs	 — ED, F, L, VE    — BW, MH, PP, OV	High	

5.3 IMPLEMENTATION TABLES
























COMMUNITY GOAL 4

ENCOURAGE ALTERNATIVE MOBILITY OPTIONS THROUGH SAFE CONNECTION POINTS, ENHANCED LIGHTING, AND COMPLETING CRITICAL PEDESTRIAN GAPS

Strategy	Priority Level	Years to Complete	Responsible Parties & Partners	Est. Cost	Status/ Date Complete
Community Topic: Mobility					
Strategy 4.1 (<i>Strategy Type: Responsive</i>) Install pedestrian scale lighting along key corridors and businesses (page 86)	★★★	3-5 Yrs	 — F, L, VE	Medium	
Strategy 4.2 (<i>Strategy Type: Proactive</i>) Collaborate with regional neighbors to create a safe and complete transportation network (page 88)	★★★	Ongoing	 — S, VE — BW, MH, PP, OV	High	
Strategy 4.3 (<i>Strategy Type: Responsive</i>) Work with local businesses and property owners to increase pedestrian safety along primary corridors (page 88)	★★★	Ongoing	 — ED, S	Medium	
Strategy 4.4 (<i>Strategy Type: Proactive</i>) Encourage inclusive sustainability best practices for businesses (page 89)	★★	Ongoing	 — E, ED, L	Low	

COMMUNITY GOAL 5

PROMOTE COMMUNITY WELLNESS BY PROVIDING SPACES FOR RECREATION, HEALTHY LIVING, AND SOCIAL INTERACTIONS

Strategy	Priority Level	Years to Complete	Responsible Parties & Partners	Est. Cost	Status/ Date Complete
Community Topic: Wellness					
Strategy 5.1 (<i>Strategy Type: Proactive</i>) Explore the option of relocating Village Administrative functions to a new combined facility with a community center (<i>page 94</i>)	★★	5+ Yrs	 — ED, F, L, VE      — BW, MH, PP, OV	High	
Strategy 5.2 (<i>Strategy Type: Responsive</i>) Consider a neighborhood trail alignment to provide recreation options and promote community wellness (<i>page 96</i>)	★★	5+ Yrs	 — ED, F  CCBH    	High	
Strategy 5.3 (<i>Strategy Type: Ongoing</i>) Promote community wellness through education, recreation events, and programs (<i>page 100</i>)	★★★	Ongoing	  CCBH     — BW, MH, PP, OV	Medium	
Strategy 5.4 (<i>Strategy Type: Ongoing</i>) Consider an expanded partnership with Orange Center Education & Recreation (OCE&R) and the Orange City School District (OCSD) for local recreational offerings (<i>page 101</i>)	★★	Ongoing	 — B, ED, F, L     — BW, MH, PP, OV	Low	

5.4 POTENTIAL FUNDING SOURCES

Below is a table with a description of different grant programs, loan programs, and other funding sources to help pay for or reduce costs for communities to implement infrastructure and other programming.

Each source includes a program name, the source of the funding, a brief description of the program or what projects are eligible, and the most recent web site.

POTENTIAL FUNDING SOURCES

ABANDONED GAS STATION CLEANUP GRANT OHIO DEVELOPMENT SERVICES AGENCY

Funding to assess and cleanup Bureau of Underground Storage Tank Regulations (BUSTR) Class C sites

Health, safety, environment, economic development
https://development.ohio.gov/cs/cs_agsc.htm

ALTERNATIVE FUEL TRANSPORTATION OHIO DEVELOPMENT SERVICES AGENCY

Provides financial assistance to businesses, non-profit organizations, school districts, and local governments for the purchase and installation of alternative fuel refueling, blending, or distribution facilities or terminals

Transportation
https://development.ohio.gov/bs/bs_altfueltrans.htm

ALTERNATIVE STORMWATER INFRASTRUCTURE LOAN PROGRAM OHIO DEVELOPMENT SERVICES AGENCY (ODSA)

Below-market rate loans for the design and construction of green infrastructure as part of economic development projects in currently or previously developed areas

Infrastructure, Environment
www.development.ohio.gov/cs/cs_alstromwater.htm

BARK FOR YOUR PARK GRANT PETSAFE

An annual grant program that awards eight communities with the funding to break ground on a new dog park, tailored to the needs and desires of the community. Additionally, the grant program awards five existing dog park communities with funding for maintenance and improvement of their current dog park

Infrastructure, Recreation
<https://barkforyourpark.petsafe.com>

BROWNFIELD FUND OHIO DEVELOPMENT SERVICES AGENCY

A collection of funding sources that can be used to help plan, assess, and remediate brownfields throughout the state

Economic development, community, environment
https://development.ohio.gov/cs/cs_brownfield.htm

BUSINESS ATTRACTION INCENTIVES
CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

Offers financial incentives to companies to move to Cuyahoga County and create jobs

Economic development
<https://cuyahogacounty.us/development/businesses/business-attraction-incentives>

BUILD TRANSPORTATION GRANTS
U.S. DEPARTMENT OF TRANSPORTATION

Provides funds for investments in surface transportation infrastructure, particularly those projects that have significant local or regional impacts

Transportation
<https://www.transportation.gov/BUILDgrants>

CAPITAL INVESTMENT GRANT
FEDERAL TRANSPORTATION ADMINISTRATION

Major transit capital investments; requires steps over several years for funding eligibility

Transportation
www.transit.dot.gov/CIG

CLEAN OHIO GREEN SPACE CONSERVATION FUND PROGRAM
NATURAL RESOURCE ASSISTANCE COUNCIL (NRAC)

Bond program created by the State of Ohio in 2000 and administered locally by NRAC to fund the preservation and protection of natural areas, farmland, streams, and wetlands

Environment, Recreation
www.development.ohio.gov/cleanohio/recreationaltrails/

CLEAN OHIO TRAILS FUND
OHIO DEPARTMENT OF NATURAL RESOURCES (ODNR)

Provides grant funding for outdoor recreational trails with a special focus on completing regional trail systems, linking population centers with recreation areas, repurposing rail lines, preserving natural corridors, and providing links in urban areas

Infrastructure, Recreation
www.development.ohio.gov/cleanohio/recreationaltrails/

THE CLEVELAND FOUNDATION GRANTS
THE CLEVELAND FOUNDATION

Provides grants to the Greater Cleveland community in six areas of focus: education & youth development, neighborhoods, health & human services, arts & culture, economic development, and purposeful aging

Infrastructure, Environment, Community Development, Economic Development, Recreation, Housing, Historic Preservation, Health
www.clevelandfoundation.org/grants/apply-for-a-grant

COCA COLA FOUNDATION GRANTS
COCA COLA FOUNDATION

Supports women's empowerment initiatives, water and environmental initiatives, and well-being initiatives including active healthy living, education, and youth development

Community Development
<https://www.coca-colacompany.com/stories/coca-cola-foundation-grants-benefit-90-million-in-76-countries>

COMMUNITY DEVELOPMENT GRANT
OHIO ENVIRONMENTAL PROTECTION AGENCY

Funding for equipment to support recycling collection and materials processing

Recycling
<http://epa.ohio.gov/ocapp/grants>

COMMUNITY DEVELOPMENT PROGRAMS
STATE OF OHIO OFFICE OF COMMUNITY DEVELOPMENT

Multiple programs that provide housing and community development resources to address locally identified needs that are eligible CDBG activities and qualify under the national objective of low- and moderate-income (LMI) benefit, or elimination of slums or blight

Economic Development, Community Revitalization, Housing
https://development.ohio.gov/cs/cs_cdp.htm

5.4 POTENTIAL FUNDING SOURCES

COMMUNITY HOUSING IMPACT AND PRESERVATION PROGRAM OHIO DEVELOPMENT SERVICES AGENCY

Funding to improve and provide affordable housing for low- and moderate-income individuals

Community, housing
https://development.ohio.gov/cs/cs_chip.htm

CONGESTION MITIGATION AND AIR QUALITY PROGRAM (CMAQ) NORTHEAST OHIO AREAWIDE COORDINATING AGENCY (NOACA)

Provides funding for transportation projects or programs including capital investments in transportation infrastructure, congestion relief efforts, vehicle acquisitions, or other capital projects that reduce transportation emissions in order to achieve air quality standards

Infrastructure
<https://www.noaca.org/community-assistance-center/funding-programs/congestion-mitigation-air-quality-program>

CUYAHOGA ARTS AND CULTURE PROJECT SUPPORT GRANTS CUYAHOGA ARTS AND CULTURE (CAC)

Provides grant support to organizations such as community development corporations for arts and cultural projects that are open to the public and revolve around topics such as literature, theatre, music, motion pictures, and architecture

Community Development
www.cacgrants.org/grant-programs/

CUYAHOGA COUNTY BUSINESS GROWTH LENDING PROGRAM CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

Provides loans to established businesses in Cuyahoga County to support business growth

Economic development
<https://cuyahogacounty.us/development/businesses/business-growth-lending>

CUYAHOGA COUNTY CAPITAL IMPROVEMENT PROGRAM (CIP) CUYAHOGA COUNTY DEPARTMENT OF PUBLIC WORKS (DPW)

Provides funding for County roads, bridges, and transportation assets

Infrastructure
<http://publicworks.cuyahogacounty.us/en-US/Project-Planning-Funding.aspx>

CUYAHOGA SOIL AND WATER CONSERVATION DISTRICT PROGRAMS CUYAHOGA SOIL AND WATER CONSERVATION DISTRICT

Offers educational programs where participants learn how to create and restore wildlife habitats, and where participants build their own rain barrels. Also, provides professional guidance related to soil issues, coordination of semi-annual stream cleanups, and annual workshops to expose teachers to environmental education curriculum

Environment
<http://www.cuyahogawcd.org/>

DOWN PAYMENT ASSISTANCE PROGRAM CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

Supports home ownership for those individuals with low-to moderate-incomes

Housing
<https://www.cuyahogacounty.us/development/residents/down-payment-assistance-program>

ECONOMIC DEVELOPMENT LOAN AND PUBLIC INFRASTRUCTURE GRANT PROGRAM OHIO DEVELOPMENT SERVICES AGENCY

Supports the creation and retention of permanent, private-sector jobs, principally for low- and moderate-income individuals, through the expansion and retention of business and industry in Ohio

https://development.ohio.gov/cs/cs_edl.htm

ENERGY ASSISTANCE COUNCIL FOR OPPORTUNITIES IN GREATER CLEVELAND

Provides financial assistance to income-eligible individuals for heating and cooling bills

Health, safety
<http://www.ceogc.org/energy-assistance/>

**EMERGENCY FUND
OHIO PUBLIC WORKS COMMISSION**

Projects that address immediate health and safety threats, treated on a first come, first served basis as funding allows

Transportation, health, safety
<http://www.pwc.state.oh.us/Emergency.html>

**ENERGY LOAN FUND
OHIO DEVELOPMENT SERVICES AGENCY**

Low-interest financing to install efficiency improvements to lower energy use and costs

Community, housing, energy
https://development.ohio.gov/bs/bs_energyloanfund.htm

**ENHANCED MOBILITY FOR SENIORS AND INDIVIDUALS WITH DISABILITIES PROGRAM SECTION 5310
FEDERAL TRANSPORTATION ADMINISTRATION**

Assist private non-profit corporations and public agencies that offer coordinated transportation services to meet the needs of seniors and individuals with disabilities in the Cleveland urbanized area

Transportation
www.noaca.org/index.aspx?page=146

**FAIR HOUSING
CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT**

Promotes all areas in Cuyahoga County as welcoming places for residents

Housing
<https://cuyahogacounty.us/development/residents/fair-housing>

**THE GEORGE GUND FOUNDATION GRANTS
THE GEORGE GUND FOUNDATION**

Provides grants to the Greater Cleveland community in five areas of focus: arts, economic development & community revitalization, education, environment, and human services

Environment, Community Development, Economic Development, Recreation, Housing, Health
www.gundfoundation.org

**GREAT LAKES RESTORATION INITIATIVE
UNITED STATES ENVIRONMENTAL PROTECTION AGENCY (EPA)**

Provides grant funding for urban watershed management implementation projects that reduce nonpoint source pollution in watersheds draining to the Great Lakes

Environment
www.epa.gov/great-lakes-funding/

**GREEN INFRASTRUCTURE GRANT PROGRAM
NORTHEAST OHIO REGIONAL SEWER DISTRICT (NEORS)**

Provides grants for professional services such as design and engineering costs, structural analysis, and construction costs for stream restoration and innovative stormwater management practices in the combined sewer area

Infrastructure, Environment
<https://www.neorsd.org/stormwater-2/green-infrastructure-grant-program/>

**GROW CUYAHOGA FUND
CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT (DOD)**

Provides loans to small businesses for any legitimate business purpose including working capital, machinery and equipment, acquisition of land and buildings, construction, renovations, and tenant improvements

Community Development, Economic Development
<https://development.cuyahogacounty.us/en-US/grow-cuyahoga-county.aspx>

**HERITAGE HOME PROGRAM
CLEVELAND RESTORATION SOCIETY AND AREA BANKS**

Low-interest, fixed-rate home equity loans and technical services for homeowners to maintain and improve older houses through historically appropriate projects that include roof repair and replacement, painting, insulation, window repair and replacement, basement waterproofing, masonry repair, kitchen and bath renovation, compatible additions, electrical, plumbing, and HVAC

Housing, Historic Preservation
www.heritagehomeprogram.org/

5.4 POTENTIAL FUNDING SOURCES

HOME DEPOT FOUNDATION GRANTS

HOME DEPOT FOUNDATION

Provides grants to improve the homes of U.S. veterans, train residents in skilled trades, and support communities impacted by natural disasters

Community Development, Economic Development, Housing
<https://corporate.homedepot.com/community/home-depot-foundation-grants>

HOME REPAIR

CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

A variety of programs involving technical assistance and low interest rate loans to help residents maintain and upgrade the quality of their housing

Housing
<https://www.cuyahogacounty.us/development/residents/home-repair-and-remodeling>

HOUSING ASSISTANCE GRANT PROGRAM

OHIO DEVELOPMENT SERVICES AGENCY

Promotes affordable housing opportunities and improves housing conditions for low-income individuals

Community, housing
https://development.ohio.gov/cs/cs_homelessagp.htm

HOUSING DEVELOPMENT ASSISTANCE PROGRAMS

OHIO HOUSING FINANCE AGENCY

Assists with the costs of developing or preserving affordable housing

Community, housing
<http://www.ohiohome.org/ppd/programs.aspx>

KEY BANK FOUNDATION GRANTS

KEY BANK FOUNDATION

Provides grants to support neighborhoods through affordable housing, homeownership, economic inclusion, small business development, education, and workforce assistance

Community Development, Economic Development, Housing
<https://www.key.com/about/corporate-responsibility/keybank-foundation.jsp>

THE KRESGE FOUNDATION GRANTS

THE KRESGE FOUNDATION

Provides national grants focused on arts & culture, education, environment, health, and human services

Environment, Community Development, Economic Development, Recreation, Health
www.kresge.org

LAND AND WATER CONSERVATION FUND

OHIO DEPARTMENT OF NATURAL RESOURCES (ODNR)

Grant program that provides reimbursement assistance for the acquisition, development, and rehabilitation of recreational areas. Offers grants to help create and improve state and locally-owned parks and other outdoor recreation areas, particularly in city neighborhoods that lack parks and recreational opportunities

Environment, Recreation
<http://realestate.ohiodnr.gov/outdoor-recreation-facility-grants>

LITTER MANAGEMENT GRANT

OHIO ENVIRONMENTAL PROTECTION AGENCY

Supports litter and tire amnesty collection projects, and cleanup activities that will take place on public land or public waterways

Recycling, education
<http://epa.ohio.gov/ocapp/grants/#159584672-litter-management-grant>

LEAD HAZARD REMEDIATION

CUYAHOGA COUNTY DEPARTMENT OF HEALTH

Grants to remediate lead hazards in homes with children

Health, safety, environment
<http://www.ccbh.net/healthy-homes/>

LOCAL TRANSPORTATION IMPROVEMENT PROGRAM (LTIP)
DISTRICT ONE PUBLIC WORKS INTEGRATING COMMITTEE (DOPWIC)

Funds for road and bridge projects in Ohio Public Works Commission (OPWC) District One (Cuyahoga County)

Transportation
www.countyplanning.us/services/grant-programs/infrastructure-programs/

MARKET DEVELOPMENT GRANT
OHIO ENVIRONMENTAL PROTECTION AGENCY

Funds business or non-profit organizations that propose to create equipment infrastructure for successful markets of recyclable materials and related products

Economic development, recycling
<http://epa.ohio.gov/ocapp/grants#159584674-market-development-grant>

MEMBER COMMUNITY INFRASTRUCTURE PROGRAM
NORTHEAST OHIO REGIONAL SEWER DISTRICT

Assists member communities in addressing water quality and quantity issues associated with sewer infrastructure

Water, sewer, health, environment
<https://www.neorsd.org/community/member-community-infrastructure-program-mcip/>

MICROENTERPRISE LOAN FUND PROGRAM (MLFP)
CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT (DOD) & THE ECONOMIC AND COMMUNITY DEVELOPMENT INSTITUTE (ECDI)

Provides micro-loans and technical assistance to microenterprise businesses and entrepreneurs for the establishment of a new business, expansion of an existing business, purchase of equipment, startup operating costs, or other uses

Economic Development
<http://development.cuyahogacounty.us/en-US/Microenterprise-Loan-Fund-Program.aspx>

MOBILITY ON DEMAND SANDBOX PROGRAM
FEDERAL TRANSIT ADMINISTRATION

Supports projects that integrate new mobility tools like smart phone apps, bike and car-sharing, and demand-responsive bus and van services that make transportation systems more efficient and accessible, particularly for people who lack access to a car

Transportation
<https://www.transit.dot.gov/research-innovation/mobility-demand-mod-sandbox-program.html>

MUNICIPAL GRANT PROGRAM
CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT (DOD)

Competitive grant program that provides funding for a variety of activities that match County and Federal priorities and objectives

Infrastructure, Environment, Community Development, Economic Development, Recreation, Housing, Health
<https://cuyahogacounty.us/development/municipalities/municipal-grant-program>

NATUREWORKS PROGRAM
OHIO DEPARTMENT OF NATURAL RESOURCES (ODNR)

Grant program that provides reimbursement assistance for the acquisition, development, and rehabilitation of recreational areas

Recreation
<http://realestate.ohiodnr.gov/outdoor-recreation-facility-grants>

NEW MARKETS TAX CREDIT PROGRAM
OHIO DEVELOPMENT SERVICES AGENCY

Helps finance business investments in low-income communities

Economic development
https://development.ohio.gov/cs/cs_onmtcredit.htm

OHIO HOUSING TRUST FUND
OHIO DEVELOPMENT SERVICES AGENCY

Provides affordable housing opportunities, expands housing services, and improves housing conditions for low-income Ohioans

Housing
https://development.ohio.gov/cs/cs_htf.htm

5.4 POTENTIAL FUNDING SOURCES

"OUR TOWN" GRANTS

NATIONAL ENDOWMENT FOR THE ARTS (NEA)

Provides grant support for organizations that integrate arts and culture into community revitalization efforts that aim to enhance quality of life, increase creative activity, and create or preserve a distinct sense of place

Community Development, Economic Development

<https://www.arts.gov/grants-organizations/our-town/grant-program-description>

PEOPLE FOR BIKES COMMUNITY GRANT

PEOPLE FOR BIKES AND BIKE INDUSTRY PARTNERS

Provides grants to non-profit organizations and governments with a focus on bicycling infrastructure, active transportation, or community development such as bike paths, bike racks, and open streets programs

Infrastructure, Community Development

www.peopleforbikes.org/pages/grant-guidelines

PILOT PROGRAM FOR TRANSIT-ORIENTED DEVELOPMENT PLANNING

FEDERAL TRANSPORTATION ADMINISTRATION

Provides funding to local communities to integrate land use and transportation planning with a new fixed gateway or core capacity transit capital investment

Transportation

<https://www.transit.dot.gov/TODPilot>

PROJECT FOR PUBLIC SPACES GRANT

PROJECT FOR PUBLIC SPACES

A nonprofit organization dedicated to helping people create and sustain public spaces that build strong communities

Community Development, Health, Nature

<https://www.pps.org/services>

PROMOTING AGING IN PLACE BY ENHANCING ACCESS TO HOME MODIFICATIONS

U.S. DEPARTMENT OF HEALTH AND HUMAN SERVICES OFFICE, ADMINISTRATION FOR COMMUNITY LIVING

Provides funding to meet the housing-related needs of older adults to facilitate the ability to live in one's own home or community safely, independently, and comfortably, regardless of age, income, or ability level

Housing, health

<https://www.acl.gov/grants/promoting-aging-place-enhancing-access-home-modifications>

REAL ESTATE FINANCING

CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

Offers loans to private and nonprofit developers to clean up and improve contaminated and vacant properties so that they can be returned to productive use

Economic development, community, environment

<https://cuyahogacounty.us/development/businesses/real-estate-financing>

RECREATIONAL TRAILS PROGRAM

OHIO DEPARTMENT OF NATURAL RESOURCES (ODNR)

Grant program for projects such as urban trail linkages, trailhead & trailside facilities, acquisition of easements & property, development and construction of new trails

Infrastructure, Recreation

<http://realestate.ohiodnr.gov/outdoor-recreation-facility-grants>

REGIONAL STORMWATER MANAGEMENT PROGRAM

NORTHEAST OHIO REGIONAL SEWER DISTRICT

Credit on residential sewer bill for approved property improvements that reduce stormwater runoff from residential properties to local streams and storm sewers

Water, sewer, environment, health, education

<https://www.neorsd.org/stormwater-2/stormwater-management-program/>

RIDES TO WELLNESS DEMONSTRATION AND INNOVATIVE COORDINATED ACCESS AND MOBILITY GRANTS

U.S. DEPARTMENT OF TRANSPORTATION

Demonstration grants that will develop replicable, innovative, sustainable solutions to healthcare access challenges

Transportation, Health

<https://www.transit.dot.gov/funding/applying/notices-funding/rides-wellness-demonstration-and-innovative-coordinated-access-and>

**RIVERS, TRAILS AND CONSERVATION ASSISTANCE PROGRAM
NATIONAL PARK SERVICE**

Supports community-led natural resource conservation and outdoor recreation projects

Nature, environment, health
<https://www.nps.gov/orgs/rtca/index.htm>

**RESIDENTIAL PUBLIC INFRASTRUCTURE PROGRAM
OHIO DEVELOPMENT SERVICES AGENCY**

Funds projects which provide water and/or sanitary sewer service to primarily residential users

Water, sewer, health
https://development.ohio.gov/cs/cs_rpi.htm

**ROBERT WOOD JOHNSON FOUNDATION GRANTS
ROBERT WOOD JOHNSON FOUNDATION**

Provides grants for projects that advance the Foundation's mission to improve the health and health care of all Americans through healthy communities that support parks and active transportation

Infrastructure, Community Development, Health
www.rwjf.org/en/grants/what-we-fund.html

**ROCKEFELLER FOUNDATION GRANTS
THE ROCKEFELLER FOUNDATION**

Provides grants to promote the well-being of humanity throughout the world with a focus in the United States on transportation planning, infrastructure policy, and sustainability

Infrastructure, Environment, Community Development, Economic Development, Recreation, Health
www.rockefellerfoundation.org

**SECTION 319 GRANTS
OHIO ENVIRONMENTAL PROTECTION AGENCY (OEPA)**

Provides grant funding to local governments, park districts, and other organizations for the implementation of projects to restore Ohio streams and reduce nonpoint source pollution

Environment
www.epa.state.oh.us/dsw/nps/319Program.aspx

**SKILL UP TALENT SERVICES
CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT**

A free business advisory service that helps companies identify business problems, create solutions, and drive business results

Economic development
<https://cuyahogacounty.us/development/businesses/skillup>

**SMALL GOVERNMENT
OHIO PUBLIC WORKS COMMISSION DISTRICT ONE PUBLIC WORKS INTEGRATING COMMITTEE**

A "second chance", exclusively for small villages and townships, to provide funds for projects that did not receive funding through the other locally-administered OPWC grants

Transportation, water, sewer
<http://www.countyplanning.us/services/grant-programs/infrastructure-programs/>

**STATE CAPITAL IMPROVEMENT PROGRAM (SCIP)
DISTRICT ONE PUBLIC WORKS INTEGRATING COMMITTEE**

Provides grants and loans for local public infrastructure improvements including roads, bridges, water supply, wastewater treatment, stormwater collection, and solid waste disposal projects

Infrastructure
www.countyplanning.us/services/grant-programs/state-capital-improvement-program/

**STATE INFRASTRUCTURE BANK
OHIO DEPARTMENT OF TRANSPORTATION**

A method of funding highway, rail, transit, intermodal and other transportation facilities and projects

Transportation
<http://www.dot.state.oh.us/Divisions/Finance/Pages/StateInfrastructureBank.aspx>

5.4 POTENTIAL FUNDING SOURCES

STOREFRONT RENOVATION PROGRAM CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

Provides funding for strategic, geographically-focused revitalization of commercial, historic, or town center areas

Economic development
<https://cuyahogacounty.us/development/municipalities/storefront-renovation-program>

SUPPLEMENTAL GRANT PROGRAM CUYAHOGA COUNTY DEPARTMENT OF DEVELOPMENT

Awards funds to cities, villages, townships, and non-profit organizations for projects that help strengthen communities and neighborhoods, encourage regional collaboration, and improve the quality of life for county residents

Community Revitalization, Economic Development, Health, Safety
<https://cuyahogacounty.us/development/municipalities/supplemental-grant-program>

SURFACE TRANSPORTATION BLOCK GRANT PROGRAM (STBG) NORTHEAST OHIO AREAWIDE COORDINATING AGENCY (NOACA)

Provides flexible funding for road and bridge projects, transit projects, bikeways, and planning

Infrastructure
www.noaca.org/index.aspx?page=131

STORM DRAIN STENCILING CUYAHOGA COUNTY SOIL & WATER CONSERVATION DISTRICT

Volunteer-driven program that stencils the message “Dump No Waste Drains to Lake” to raise awareness about how water and pollution deposited into street storm drains will be deposited, untreated, into nearby creeks, streams, and Lake Erie

Water, sewer, environment, health, education
<https://cuyahogawcd.org/programs/storm-drain-stenciling>

TAX INCREMENT FINANCING (TIF) OHIO DEVELOPMENT SERVICES AGENCY (ODSA)

Tax Incremental Financing (TIF) is an economic development mechanism available to local governments (may be created by a township, municipality, or county) to finance public infrastructure improvements and, in certain circumstance, residential rehabilitation.

Local jurisdictions must enact legislations that (a) designates the parcel(s) to be exempted from taxation, (b) declares improvements to private property within the specified area as serving a public purpose, (c) delineates the public infrastructure improvements to be made that will directly benefit the parcel and (d) specifies the equivalent funds to be created for those redirected monies. Only those public infrastructure improvements directly serving the increased demand arising from the real property improvement to the parcel(s) or an Incentive District are eligible for TIF financing.

Economic Development, Financing
www.development.ohio.gov/bs/bs_tif.htm

TECHNICAL ASSISTANCE PROGRAM NORTHEAST OHIO AREAWIDE COORDINATING AGENCY (NOACA)

Provides funding for NOACA staff to offer planning expertise on community-based multi-modal transportation projects that improve the safety, efficiency, and preservation of the transportation system for all users

Infrastructure, Environment, Economic Development
www.noaca.org/index.aspx?page=142

TRANSPORTATION ALTERNATIVES PROGRAM (TA) NORTHEAST OHIO AREAWIDE COORDINATING AGENCY (NOACA)

Provides funding for programs and projects that include pedestrian and bicycle facilities, safe routes for non-drivers, community improvement activities, and environmental mitigation

Infrastructure, Environment, Community Development, Economic Development, Recreation, Health
www.noaca.org/index.aspx?page=142

TRANSPORTATION FOR LIVABLE COMMUNITIES INITIATIVE (TLCI) IMPLEMENTATION GRANTS NORTHEAST OHIO AREAWIDE COORDINATING AGENCY (NOACA)

Provides grant awards to communities and public agencies to develop and install infrastructure that has been recommended as part of a previous TLCI Planning Study or Technical Assistance

Infrastructure, Environment, Community Development, Economic Development, Recreation, Health
www.noaca.org/index.aspx?page=132

TREE FUND GRANTS

TREE RESEARCH AND EDUCATION ENDOWMENT FUND

Provides grants to support the development of arboriculture education programs and materials that encourage children to learn about the environment as well as research into arboriculture and urban forestry

Infrastructure, Environment, Community Development
www.treefund.org/grants

THE TRUST FOR PUBLIC LAND GRANT

THE TRUST FOR PUBLIC LAND

Works with communities to create parks and protect land for people

Nature, recreation
<https://www.tpl.org/how-we-work>

URBAN PAVING PROGRAM

OHIO DEPARTMENT OF TRANSPORTATION (ODOT)

Surface treatment and resurfacing projects on state and U.S. routes within municipal corporations. Contact ODOT District 12 Planning & Engineering Administrator at (216) 581-2100

Transportation
<http://www.dot.state.oh.us/districts/d12/Pages/default.aspx>
<http://www.dot.state.oh.us/Divisions/Planning/LocalPrograms/Documents/ProgramResourceGuide.pdf>

WATER POLLUTION CONTROL LOAN FUND

OHIO ENVIRONMENTAL PROTECTION AGENCY

Financing for a wide variety of municipal wastewater, storm water, and nonpoint source pollution control projects resulting in a water quality benefit

Coastal water, rivers, streams, nature, environment, health
<http://epa.ohio.gov/defa/ofa#1696510029-wpclf>

WESTERN RESERVE LAND CONSERVANCY SUPPORT

WESTERN RESERVE LAND CONSERVANCY

Provides assistance to government agencies in planning new parks, purchasing real property, and financing ongoing expenses

Environment, Recreation
www.wrlandconservancey.org

WETLAND RESTORATION ASSISTANCE

OHIO DEPARTMENT OF NATURAL RESOURCES

Assists with costs associated with wetland restoration projects on private lands in Ohio

Nature, education
<http://wildlife.ohiodnr.gov/education-and-outdoor-discovery/grant-opportunities>

WILDLIFE EDUCATION GRANTS

OHIO DEPARTMENT OF NATURAL RESOURCES

Supports wildlife-related education projects and programs

Nature, education
<http://wildlife.ohiodnr.gov/education-and-outdoor-discovery/grant-opportunities>

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6.0 APPENDIX A | COMPLETE CURRENT CONDITIONS ANALYSIS



Source: County Planning

6.0 APPENDIX A | CURRENT CONDITIONS

WHAT'S INSIDE

Many factors affect a community's future, including population and housing trends, income and property tax revenues, transit access, land use patterns, and natural features. The Current Conditions section provides an overall assessment of trends and existing conditions in the Village of Woodmere.

This section of the Master Plan outlines a series of profiles that define the Village as it exists today. These profiles include Community, Health, Housing, Transportation & Infrastructure, Land Use, and Community Services and define local attributes and place them in a regional context for further examination and analysis. The Current Conditions data will be used to inform goals, policies, and actions in the next phases of the Master Plan.

DATA SOURCES

The data in this document comes from numerous sources, including the U.S. Census' American Community Survey, Cuyahoga County, and the Village of Woodmere. A list of these data sources can be found below and individual sources can be found at the end of the document.

- 2017: American Community Survey, 2013-2017 Five Year Estimates
- Case Western Reserve University Center of Urban Poverty and Community Development
- Chagrin Valley Dispatch
- Chagrin Valley Engineering Ltd.
- Cleveland Metroparks
- Cuyahoga County Fiscal Office
- Cuyahoga County GIS
- Cuyahoga County Board of Health
- Cuyahoga County Planning Commission
- Decennial United States Censuses
- Greater Cleveland Regional Transit Authority
- Longitudinal Employer-Household Dynamics
- Northern Ohio Data and Information Service
- Northeast Ohio Areawide Coordinating Agency
- Ohio Department of Education
- Ohio EPA
- Orange City School District
- Regional Income Tax Agency
- Village of Woodmere

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- Understanding the Data, page 126
- Community Profile, page 128
- Health Profile, page 146
- Housing Profile, page 154
- Transportation & Infrastructure Profile, page 164
- Land Use Profile, page 182
- Community Services Profile, page 196

6.1 UNDERSTANDING THE DATA



DATA GATHERING & METHODOLOGY

County Planning has utilized various resources and data base platforms to provide a better understanding of the Woodmere community and to give a clearer picture of how the Village compares to other areas within the region. While much of this comparable data is readily available for most communities within the region, smaller communities with populations below 1,000 residents may not be available or may be skewed with relatively large margins of error.

It is important for readers of this Current Conditions section to understand that due to Woodmere's small population size, margins of error may be large in some cases, but the data still represents sound results and provides a reliable, overall snapshot of the community as it is today. This primarily affects data gathered from the US Census Bureau's 2013-2017 Five-Year American Community Survey (ACS) data source.



INTERPRETING CENSUS DATA

Throughout this Current Conditions section, charts, graphs, and tables will be displayed with various data points from, at times, several different sources. The US Census Bureau provides a wealth of community data, but can sometimes be challenging to interpret.

This section utilizes several US Census Bureau datasets. These include:

- 1950-2010 Decennial Censuses
- 2008-2012 Five-Year American Community Survey
- 2013-2017 Five-Year American Community Survey

For example, when a chart or graph uses the year "2012," this is referring to the 2008-2012 Five-Year American Community Survey (ACS) estimates. Additionally, when a chart or graph uses the year "2017," this is referring to the 2013-2017 Five-Year American Community Survey (ACS) estimates. At many points within this section, comparisons are made between these two sets of data and it is important to understand that it is a comparison between two different sets of numbers.

Please refer to the information on the next page as a guide to best understand and interpret the data charts and graphs represented within this Current Conditions section.

HOW TO INTERPRET THE DATA

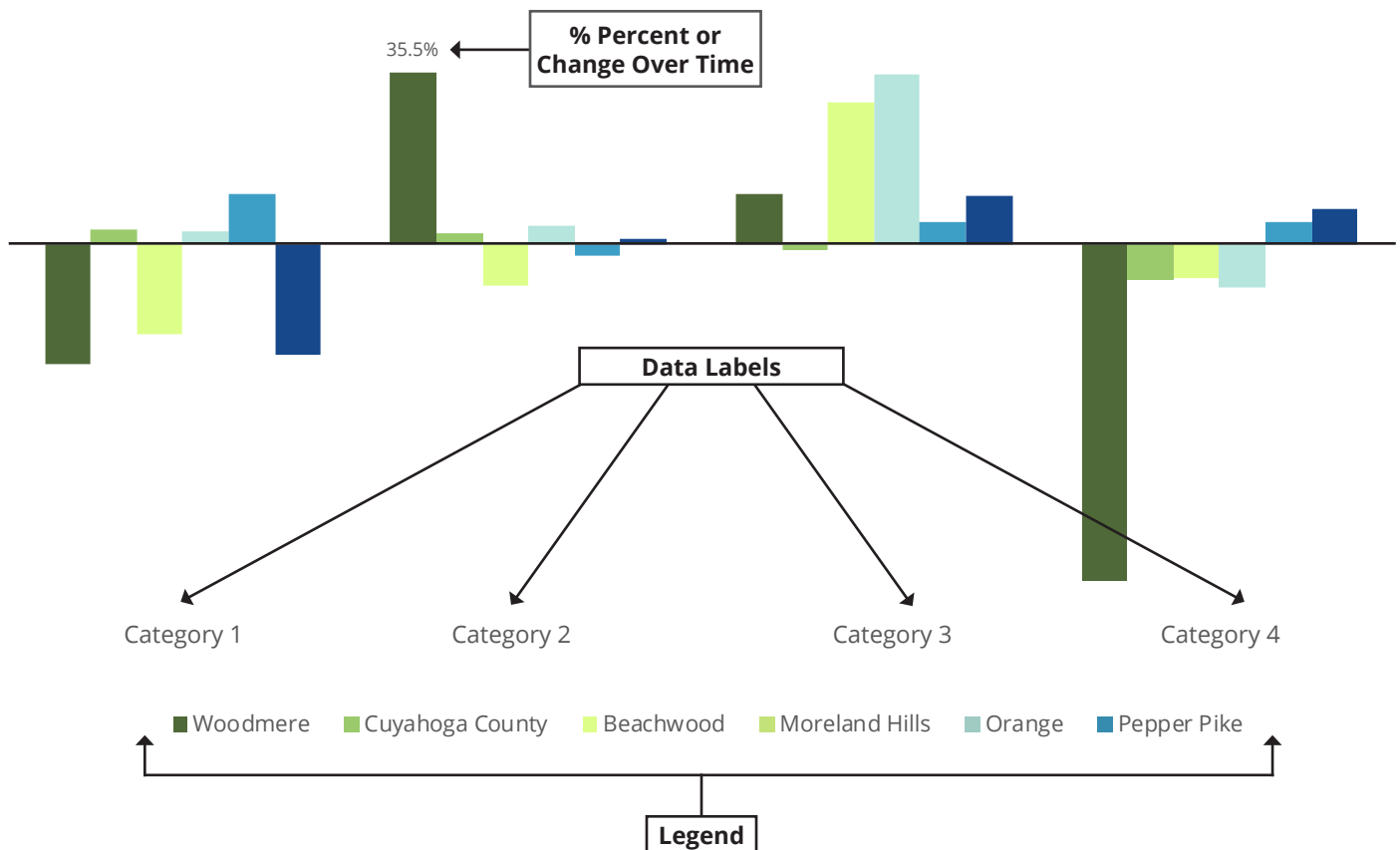
WHERE DO I START?

The data represented in graphs throughout this section is meant to provide a clear, concise, and accurate vantage point of current trends to the reader. Various data points are distinctly color coded with legends and contain data labels to best understand what the data is representing. Descriptions of the graphs and trends with probable causes and outlooks are also included.

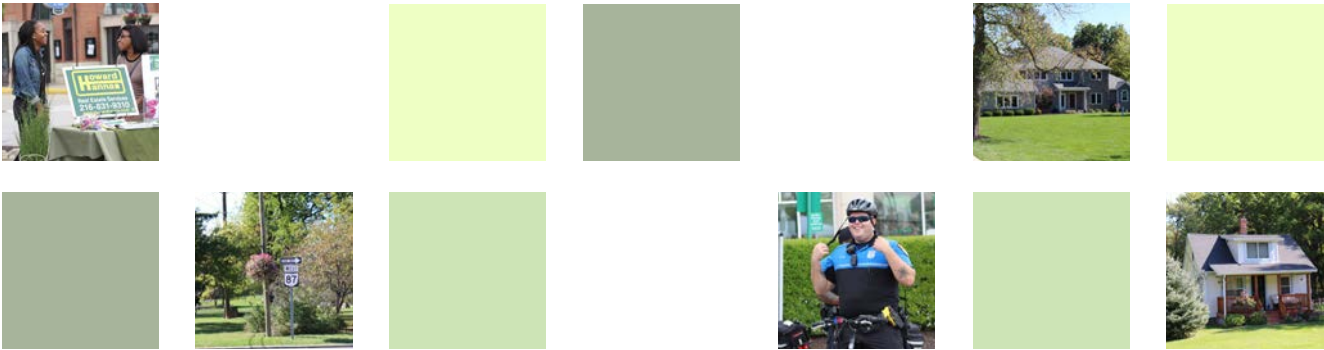
Throughout the section, comparisons will also be made between Woodmere, Cuyahoga County as a whole, and its neighboring communities of Beachwood, Moreland Hills, Orange Village, and Pepper Pike. This will help to give a larger context to data trends and possible causes to certain increases or decreases in specific areas.

Please see the example graph below to help navigate this Current Conditions section.

GRAPH EXAMPLE



6.2 COMMUNITY PROFILE



Source: County Planning & Village of Woodmere

WHAT IS THE COMMUNITY PROFILE?

Woodmere is unique and plays a pivotal role in anchoring the region as the “Gateway to the Chagrin Valley.” The Community Profile will look closely at what makes Woodmere the Village it is today.

Since its incorporation in 1944, the Village has seen significant changes and robust commercial growth that out-paces even communities ten times its size. With such significant retail expansion in a relatively short amount of time, it is important to take a step back and look closely at the community itself: its residents, household sizes, housing stock, and relative demographics. This will help to better establish the current state of the community.

Overall, the Community Profile will focus on the characteristics of Woodmere’s residents and neighborhoods, and how these findings compare to its surrounding neighbors of Orange Village, Pepper Pike, Beachwood, and Moreland Hills.

COMMUNITY PROFILE COMPONENTS

- Population, page 130
- Population Density, page 131
- Population Projections, page 132
- Households, page 134
- Race & Ethnicity, page 135
- Educational Attainment, page 136
- Income, page 137
- Property Tax, page 138
- Income Tax, page 139
- Employment, page 140
- Employment by Sector, page 141
- Employment Centers, page 142
- Labor Force, page 143
- Unemployment, page 143
- Closer look | The State of Retail, page 144



POPULATION IN WOODMERE IS DECREASING, BUT YOUNG ADULTS AND SENIORS ARE FLOCKING TO THE VILLAGE

Since the 2010 Census, the population in Woodmere has decreased. Although there has been an overall loss of population, the Village has seen an increase in young adults aged 25 to 29 years (11.1%) and seniors aged 60 to 64 years (10.4%).



AVERAGE HOUSEHOLD SIZES INCREASED WHILE TOTAL NUMBER OF HOUSEHOLDS DECREASED IN WOODMERE

Between 2012 and 2017, the total number of households decreased by 16%; however, two-person households increased by nearly 36% during that same time span.



THE VILLAGE OF WOODMERE CONTINUES TO SEE STEADY INCREASES IN MEDIAN HOUSEHOLD INCOME

Despite a decrease in population, the Village's median household income in 2017 was \$45,859. This is slightly below the County's average; however, the overall percentages of households earning \$35,000 to \$74,999 has increased significantly compared to the County and its neighboring communities.



EMPLOYMENT GROWTH IN WOODMERE HAS BEEN STEADY

The Village of Woodmere saw a steady decrease in employment from 2006 through 2010, but significantly rebounded to steady growth from 2010 to 2013 and again in 2015 when there were 2,528 jobs in Woodmere.



LABOR FORCE PARTICIPATION IN THE VILLAGE OF WOODMERE IS MUCH HIGHER THAN BOTH CUYAHOGA COUNTY AND ITS NEIGHBORING COMMUNITIES

The Labor Force participation rate for Woodmere's working age adults 25 to 59 years old is above 73%. That is much higher than Cuyahoga County and the neighboring communities which have labor force participation rates between 55.5% and 64.4%. Even seniors between the ages of 60 and 74 years old are still in the labor force despite projections that show a rapidly increasing senior population that are likely to leave the labor force in the near future.

6.2 COMMUNITY PROFILE

Figure 41
Population Over Time, Woodmere, 1950-2017

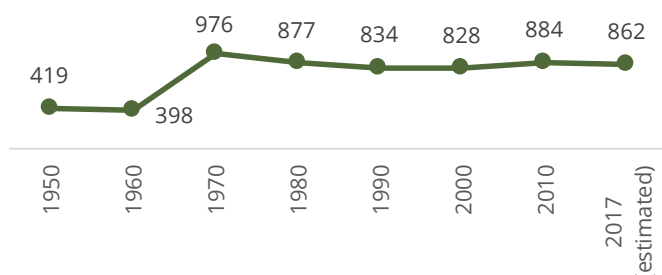


Figure 42
Population Pyramid, 2017

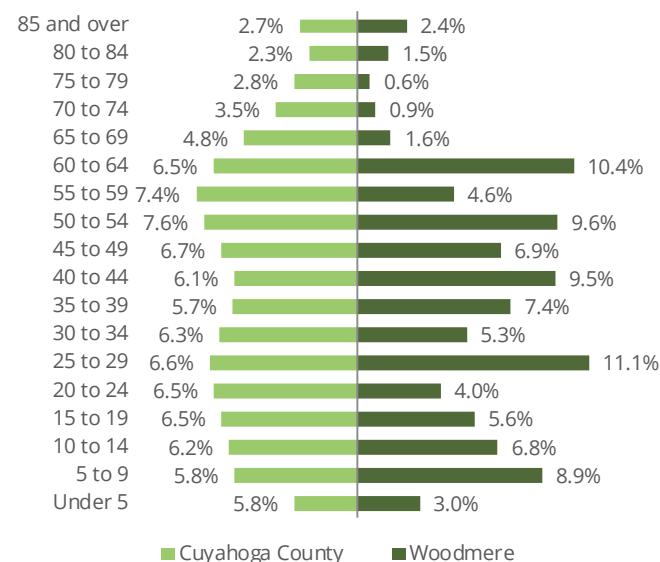
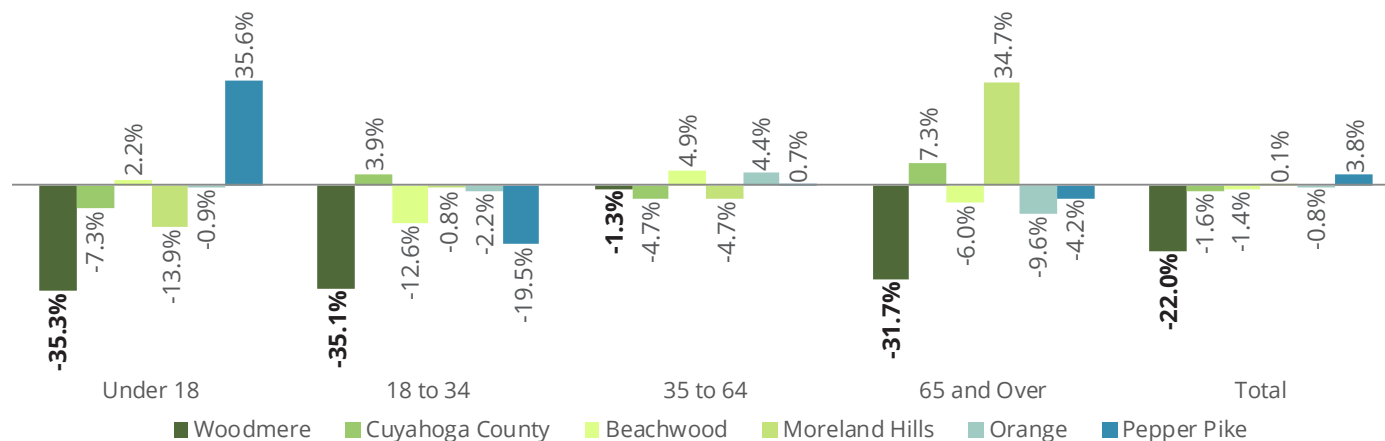


Figure 43
Percent and Numeric Change in Population by Age Group, 2012 to 2017



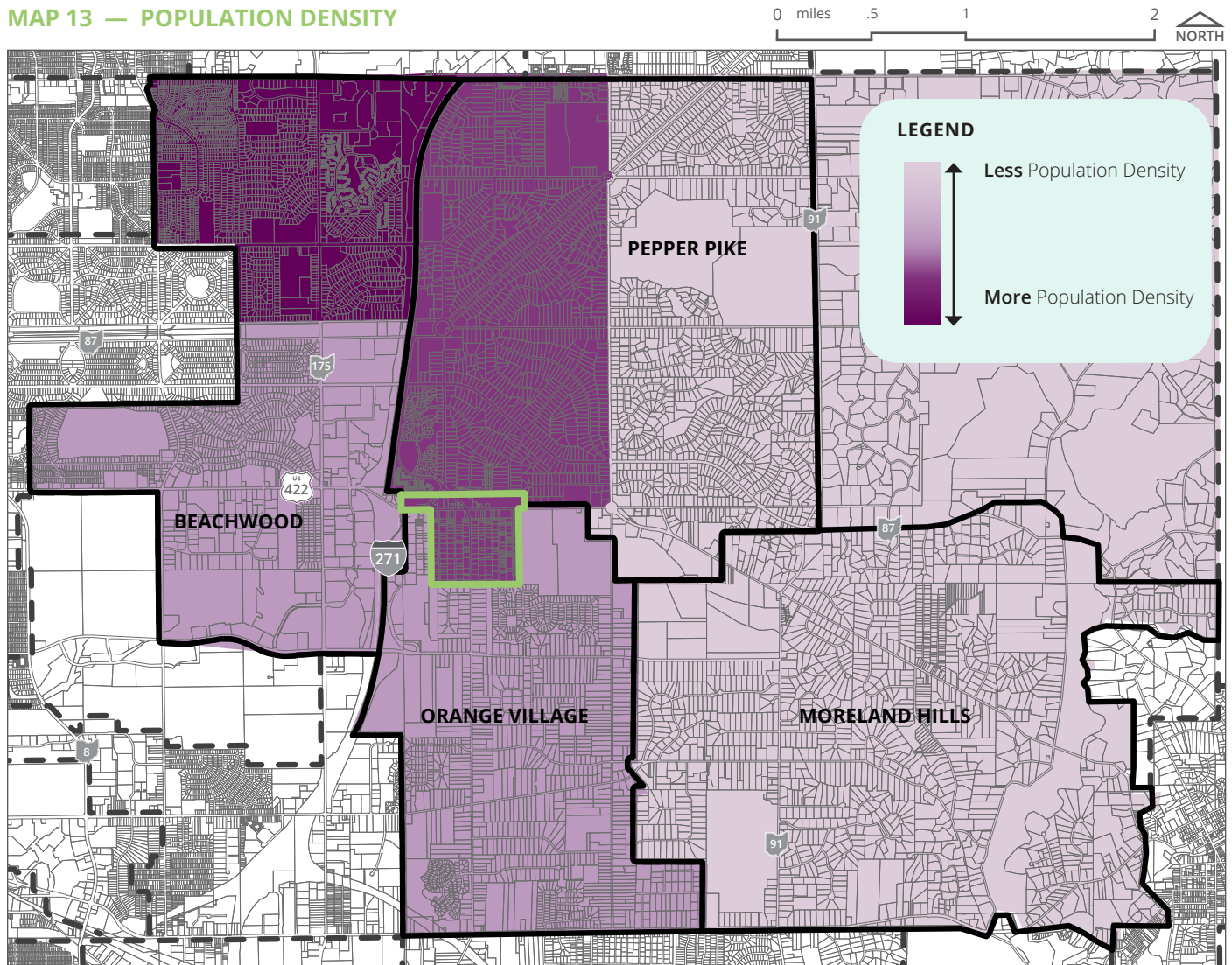
POPULATION

Land use and municipal service needs are influenced by population size and growth trends. Growing populations can require additional services, but also mean additional income tax collections while shrinking populations affect housing prices and the need for retail, among other issues. Additionally, the age of residents can determine many of the housing and social needs within a community.

While the Village of Woodmere has seen an overall decrease in population, the population pyramid for Cuyahoga County and Woodmere shows a relatively even distribution among residents between 10 to 14 years of age, 45 to 49 years of age and residents 85 and over. There is a drop-off among young children aged 5 and under, teenagers to adults in their mid-twenties, residents aged 30 to 34, working older adults 55 to 59 years of age, and seniors aged 65 to 84. Overall, Woodmere has a larger distribution of ages compared to the County with a slightly higher percent of children aged 5 to 9 years, adolescents aged 10 to 14 years, and working adults aged 35 to 54 years. However, the age ranges that saw the greatest increases were adults aged 25 to 29 years (11.1%) and seniors aged 60 to 64 years (10.4%).

In looking at change in population by age group, Woodmere is losing population across all age groups from children to seniors. Between 2012 and 2017 the Village of Woodmere lost a total of 227 residents. Of those residents, 108 were children under 18 years of age and 88 residents were Millennials aged 18 to 34 years.

MAP 13 — POPULATION DENSITY



POPULATION DENSITY

Population density is a measure of population per square mile and when mapped, it can generally display how tightly packed or dispersed the population is within a specific area or region. Densely populated areas can more easily support walkable amenities such as restaurants and retail, and sometimes can have different needs such as greater transit frequencies or biking accommodations.

Data for Woodmere and its surrounding neighboring communities show the most densely populated area is the northern portion of Beachwood. This area has a population density between 2,412 and 4,484 persons per square mile. The Village of Woodmere itself has a population density similar to the western half of the Village of Pepper Pike at 1,043 to 2,411 persons per square mile. The least dense

areas are concentrated towards the eastern boundary of Woodmere going into the eastern Chagrin Valley along Chagrin Boulevard.

For a better understanding of population trends and future County-wide projections, please see Closer look | Population Projections, page 132.

CLOSER LOOK | POPULATION PROJECTIONS

POPULATION PROJECTIONS

The Ohio Development Services Agency (ODSA) provides population projections for Ohio and its Counties to assist communities in planning for future changes. The projections were completed in 2018 as an update to population projections completed in 2013.

The projections provided by ODSA use a hybrid method to estimate future population. The majority of decades use the cohort-component method, which combines the birth rate, death rate, and migration rate of age groups to calculate totals through 2040. Population projections from 2040 to 2050 use the constant-share method, in which the percent of the State's projected population in each County remains constant.

The population projections in the figure below are for the seven-county Northeast Ohio region that includes Cuyahoga, Lake, Lorain, Medina, Geauga, Portage, and Summit Counties. By analyzing population change at this macro level, the data shows how the total regional population will change and therefore describe the forces that will be acting on Woodmere in the coming decades.

Historically, the population in the Northeast Ohio region peaked in 1970 with just over three million people. That number fell to a low in 1990 before a slight uptick. Based on 2010 population totals and changes, the population

in the Northeast Ohio region is projected to continue to decline slightly over the next four decades from 2.78 million in 2010 to 2.63 million in 2050. This equates to a 5.3% loss in population in the coming decades.

The percentages in the figure on the next page show the projected change in population by age group from 2010 to 2050. The numbers show that while population as a whole in the region is projected to decline by roughly 5%, certain age groups and areas will be affected in different ways. Across Cuyahoga County, the five-county NOACA region, and the seven-county Northeast Ohio region, the number of children and working age adults is projected to decline while the number of seniors is expected to increase, although at different rates. One difference among the three areas is that young adults are expected to decrease in Cuyahoga County while increasing in the larger regions.

While population projections are useful tools in understanding potential future shifts, the numbers can change dramatically as a result of shifting preferences, global or regional events, and economic circumstances. As such, they can be understood as a projection based on today's trends. Those trends can shift based on those macro factors as well as the plans that communities put in place.

Figure 44
Historic and Projected Population, Northeast Ohio Region, 1950-2050

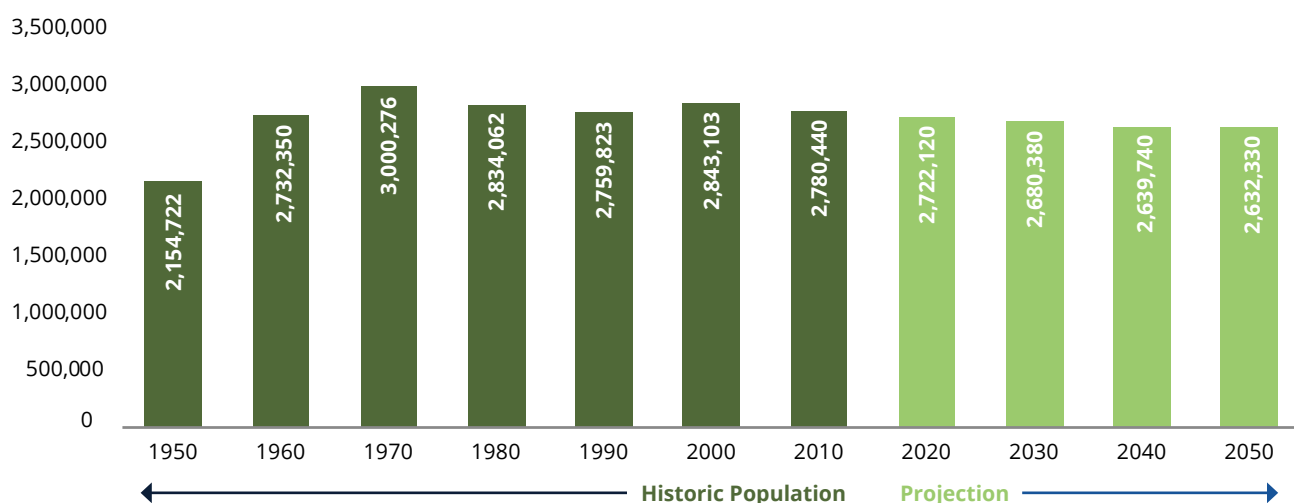





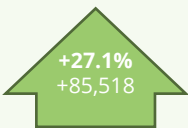

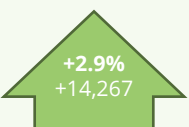
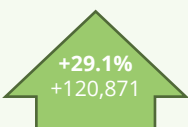



Figure 45
Projected Change in Population by Age Group, 2010 to 2050

County/Region	Children (0-19)	Young Adults (20-34)	Working Age Adults (35-64)	Seniors (65+)	Total Population
Cuyahoga County	 -19.1% -62,090	 -9.8% -23,051	 -22.4% -116,300	 +16.2% +32,169	 -13.2% -169,272
NOACA Region (Cuyahoga, Lake, Lorain, Medina, and Geauga Counties)	 -12.2% -65,208	 +4.2% +15,162	 -17.8% -153,382	 +27.1% +85,518	 -5.7% -117,910
Northeast Ohio Region (Cuyahoga, Lake, Lorain, Medina, Geauga, Portage, and Summit Counties)	 -12.6% -90,109	 +2.9% +14,267	 -16.7% -193,139	 +29.1% +120,871	 -5.3% -148,110

*This information comes from the State of Ohio, which does not include projections for individual communities such as the Village of Woodmere.

6.2 COMMUNITY PROFILE

HOUSEHOLDS

Like population, households are another key indicator of a community's profile and needs. The U.S. Census defines a household as any person or group of people living together in a residence regardless of relationship. A household may consist of a person living alone or of multiple related and/or unrelated individuals living together.

The total number of households in Woodmere decreased from 442 households in 2012 to 371 households in 2017. That number correlates to a 16.06% decrease in total households. However, the average household size increased during that same time-period, with huge decreases in very small and very large households. The Village saw an increase by 35.5% in two-person households and 10.5% in three-person households, but they also saw the biggest loss in four-person and more households at 68.9% when compared to its surrounding communities and across the County. One-person households saw significant decreases in neighboring communities and across the County, with the Woodmere experiencing the largest decrease at 24.4%.

Figure 46
Total Households, Woodmere, 1980-2017

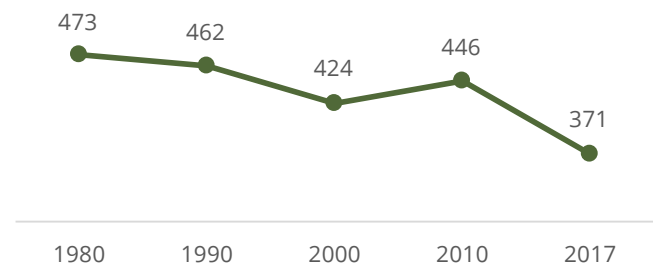


Figure 47
Average Household Size, 2000, 2012, & 2017

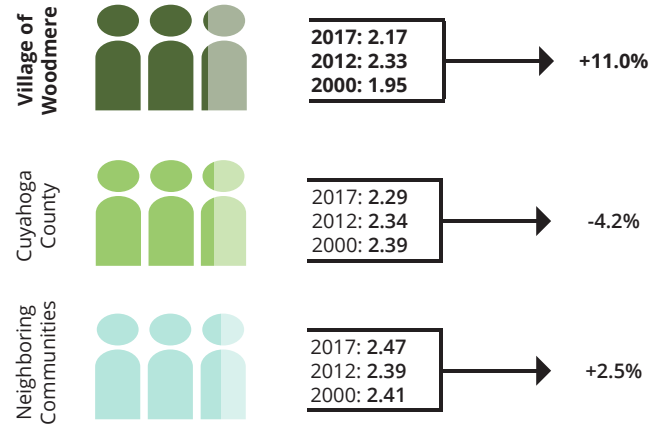
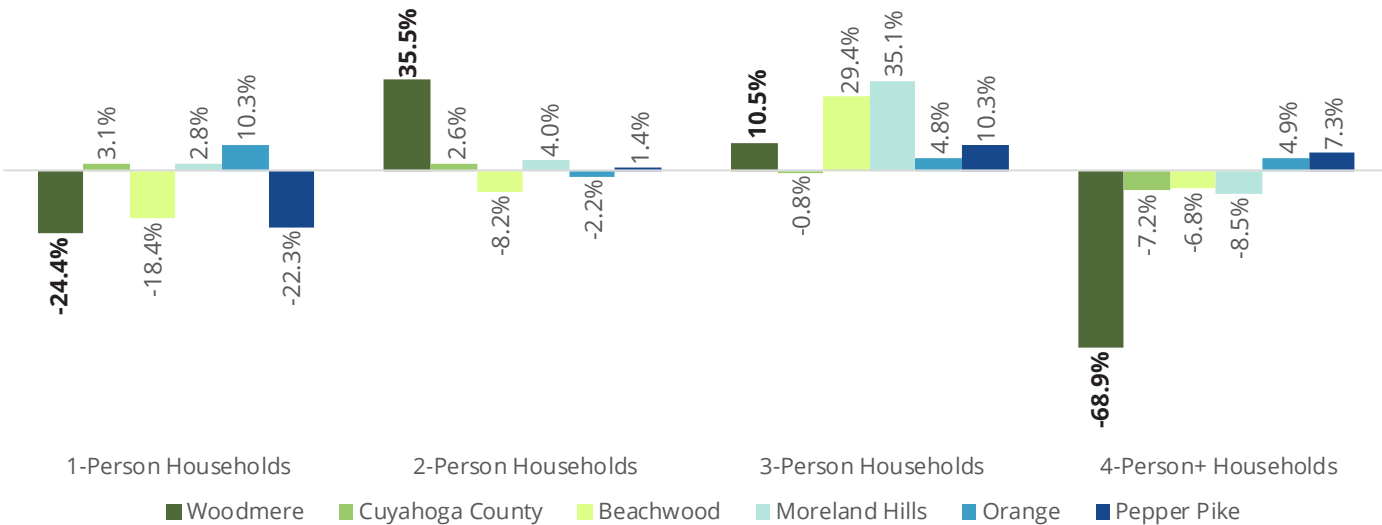


Figure 48
Percent and Numeric Change in Number of Households by Size, 2012 to 2017



RACE & ETHNICITY

The racial and ethnic background of a community can help to inform policy and program decision. When compared to its neighboring communities and Cuyahoga County as a whole, Woodmere is just as diverse, and in some cases more diverse, than its neighbors. However, Woodmere is exactly the opposite in terms of the diversity for residents that identify as black or white when compared to Cuyahoga County as a whole. In the Village, 53.4% of residents identify as black, while a range of 3% to 29% identify as black in neighboring communities. Within the County, 29.3% of residents identified as black. Although there are 25.6% of Woodmere residents that identify as white, there are nearly 8.0% of residents that identify as

Hispanic and 8.1% as Asian. That is more than Cuyahoga County for all residents that identify as Asian (2.8%) or Hispanic (5.6%) and for its neighboring communities where residents identified as Hispanic. However, residents that identify as Asian in neighboring communities varied from 6% to 11%, with a couple of communities having more Asian residents than Woodmere. Overall, between the years 2012 and 2017, Woodmere lost about 22.0% of its population regardless of race or ethnicity, which was more than both its neighboring communities and Cuyahoga County as a whole. However, the size of the Village should be taken into consideration.

Figure 49
Race & Ethnicity, 2017

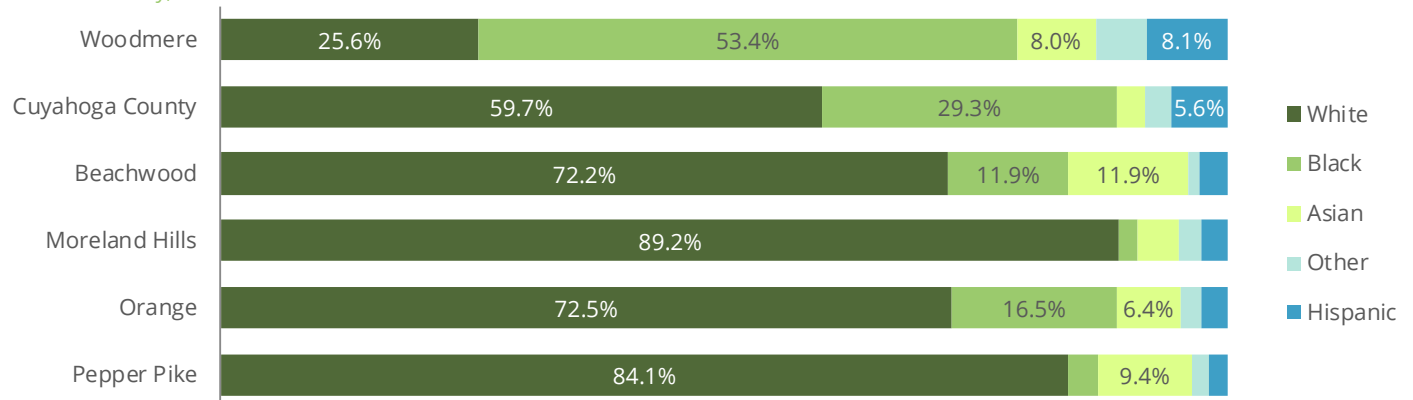
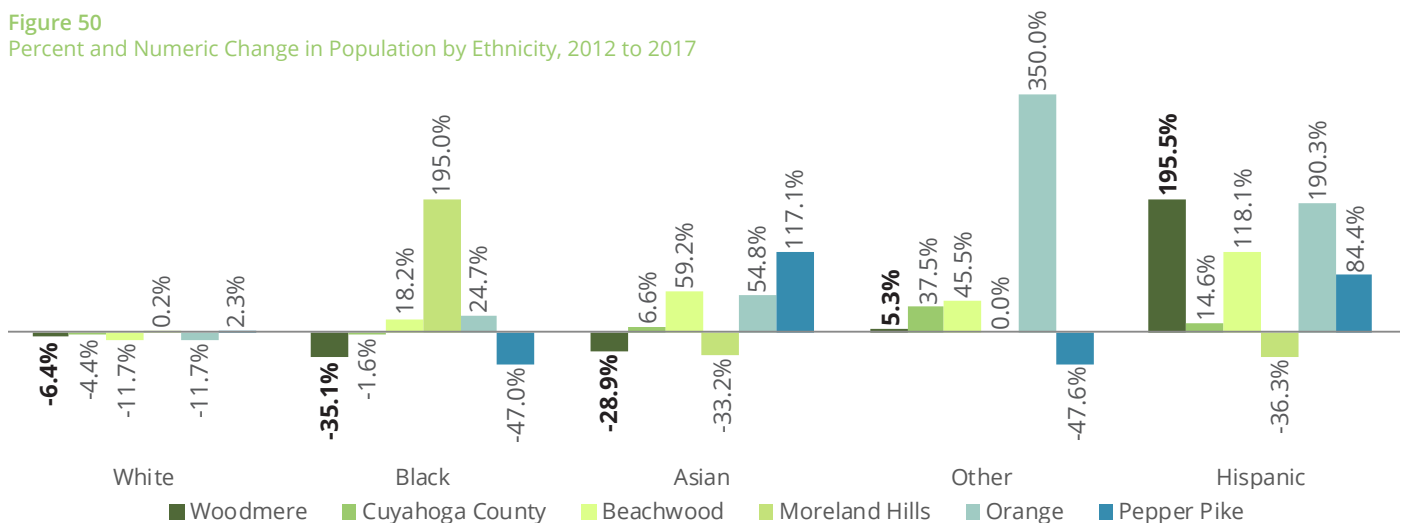


Figure 50
Percent and Numeric Change in Population by Ethnicity, 2012 to 2017



6.2 COMMUNITY PROFILE

EDUCATIONAL ATTAINMENT

Higher educational attainment often indicates higher income levels, which can in turn strengthen a community's overall economy. The Village of Woodmere's residents that are a High School Graduate (26.1%) is slightly lower than Cuyahoga County (28.2%), but more than double that of its neighboring communities (11.8%). At least 27.0% of Woodmere's residents have a Bachelor's or Associates degree, and 23.9% have obtained a Master's degree or higher. However, 2.4% of the community has less than a high school diploma, which is significantly lower than

both the County as a whole (10.9%) and its neighboring communities (3.2%).

From 2012 to 2017, those individuals with less than a high school diploma have decreased within both the Village of Woodmere and Cuyahoga County. From 2012 to 2017, Woodmere saw its largest increase of residents with a Master's or Higher (42.7%). Overall, the Village is attracting and retaining workforce talent that in terms of educational attainment is equal to or exceeds its regional neighbors.

Figure 51
Educational Attainment, 2017

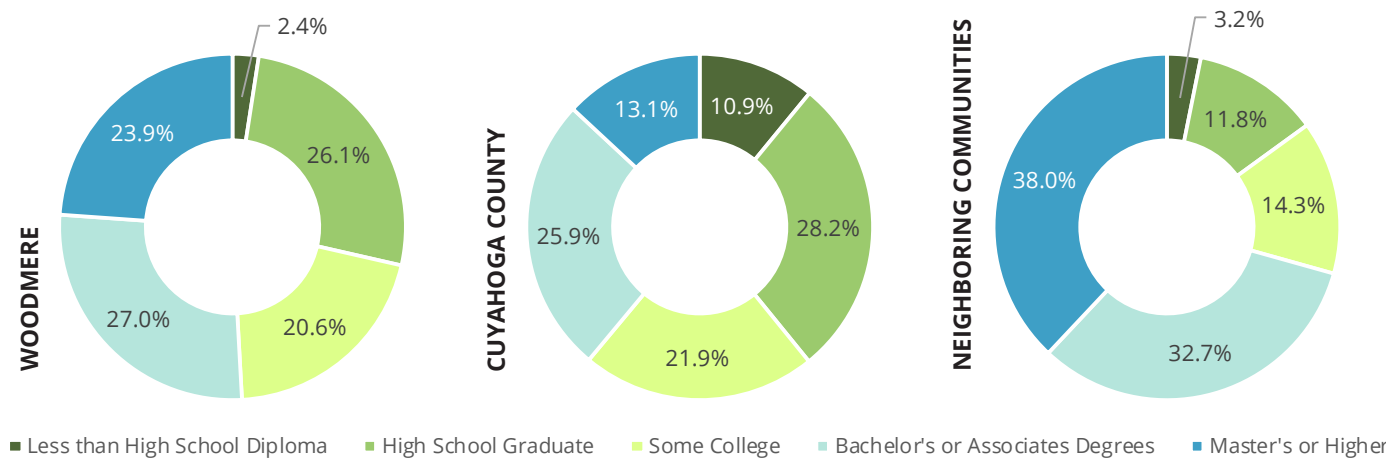
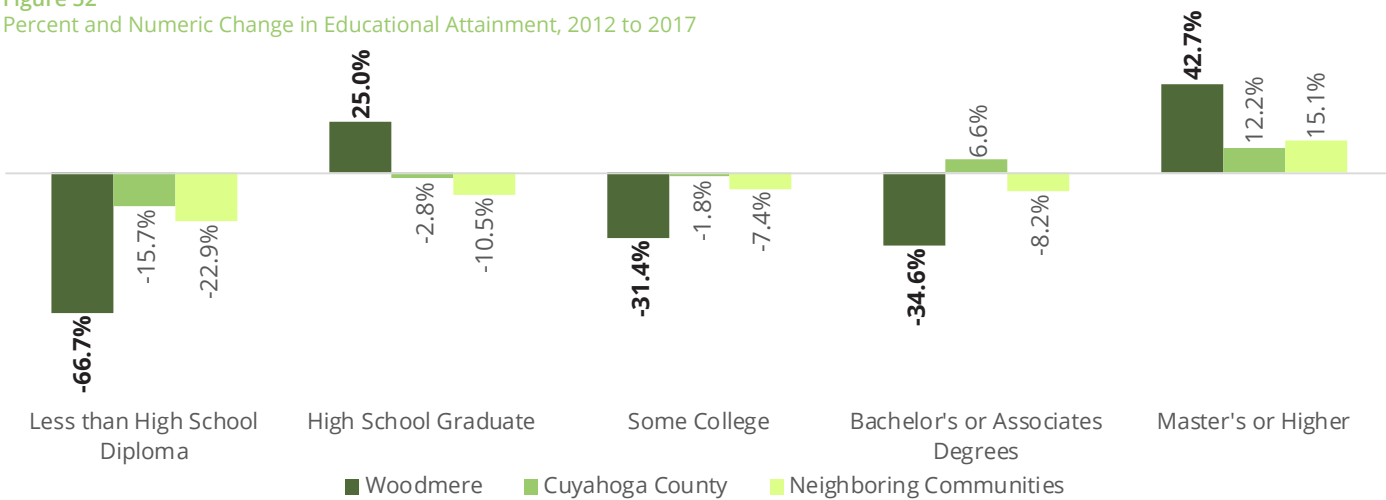


Figure 52
Percent and Numeric Change in Educational Attainment, 2012 to 2017



INCOME

Median household income (MHI) is an important indicator in gauging purchasing power, the ability for residents to maintain their homes, and future income tax revenues. The Village's median household income in 2017 was \$45,859, which was slightly less than the County (\$46,720). Despite a decrease in population, the Village of Woodmere continues to see a steady increase in its median household income.

When compared to the County as a whole and its neighboring communities, the Village maintains the highest percentage of households earning between \$35,000

to \$74,999 annually (38.0%), but amongst the lowest percentage of households earning more than \$150,000 annually (5.7%).

When compared to the County as a whole and to its neighboring communities, the Village saw the largest increase in households earning between \$35,000 and \$74,999 annually (5.2%) from the years 2012 to 2017. Additionally, the Village also saw the largest decrease in households earning less than \$15,000 (39.3%) during the same time period.

Figure 53
Median Household Income, 2012 & 2017

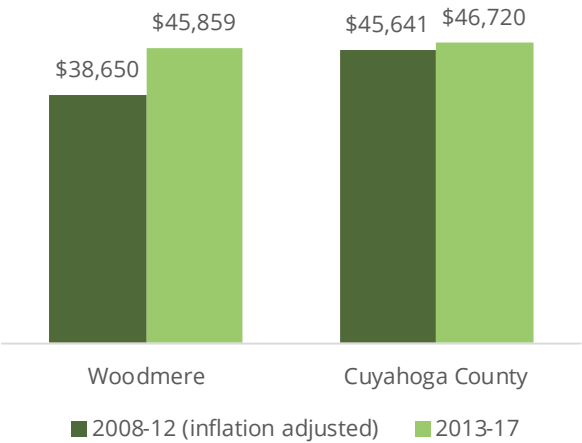


Figure 54
Households by Income Category, 2017

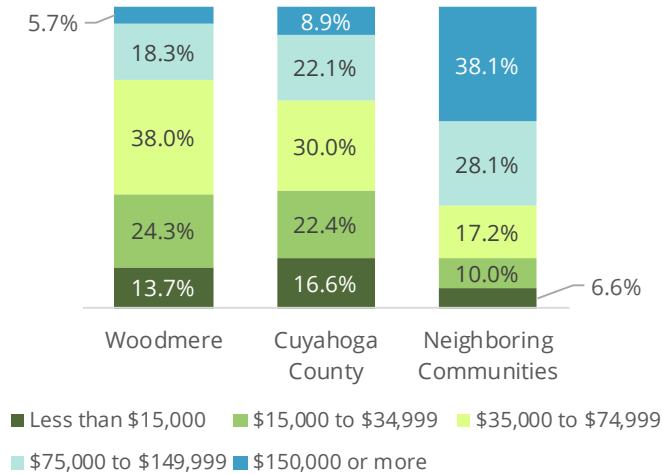
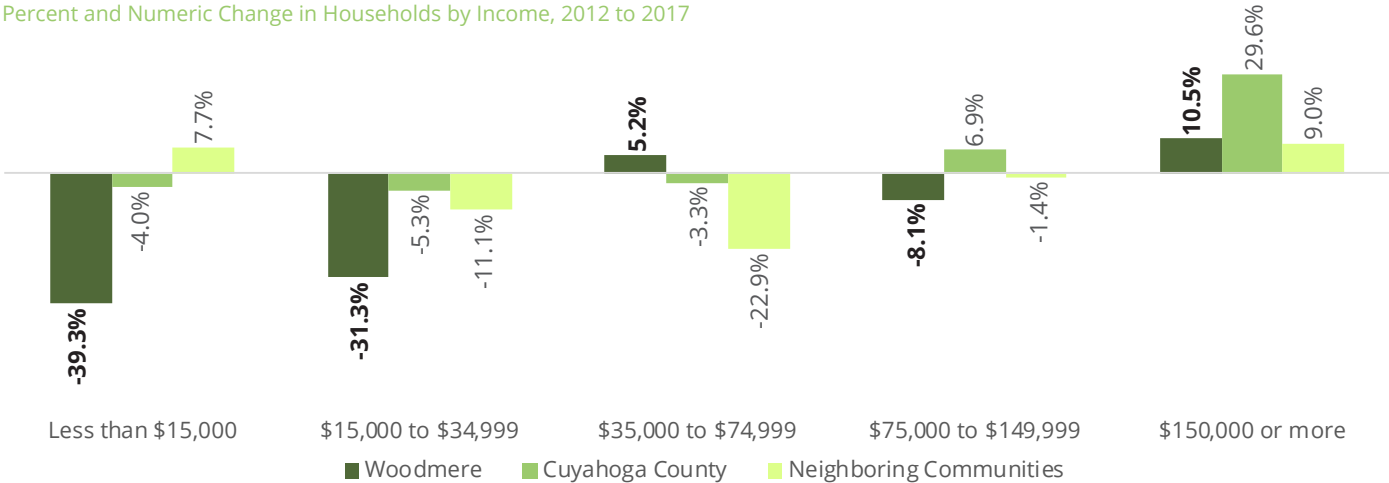


Figure 55
Percent and Numeric Change in Households by Income, 2012 to 2017



6.2 COMMUNITY PROFILE

Figure 56
Percent Residential Millage Dedicated to Taxing Jurisdictions, 2017

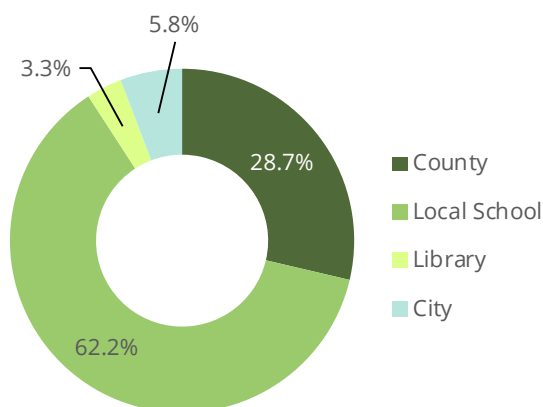
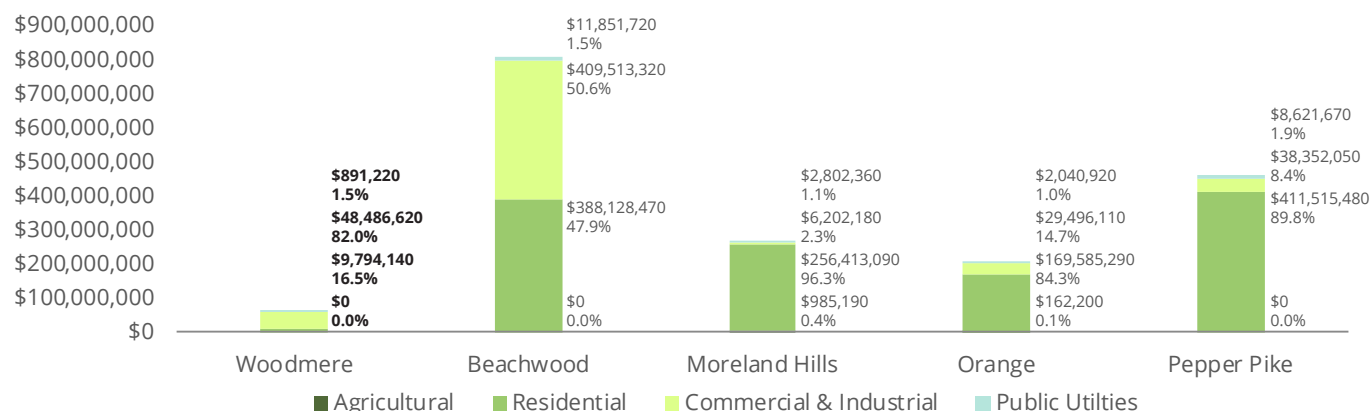


Figure 57
Orange City School District Assessed Property Values, 2018

Tax District	Residential/Agriculture	Commercial/Industrial	Public Utility	Total Tax Valuation
Pepper Pike	\$409,399,540	\$38,037,750	\$8,510,090	\$455,947,380
Moreland Hills	\$203,809,300	\$6,197,380	\$2,016,520	\$212,023,200
Orange Village	\$169,747,490	\$21,363,200	\$1,981,790	\$193,092,480
Hunting Valley	\$143,322,160	\$69,100	\$931,680	\$144,322,940
Woodmere	\$9,794,140	\$48,809,360	\$891,220	\$59,494,720
Bedford Heights	\$0	\$25,646,160	\$914,770	\$26,560,930
Solon	\$12,725,410	\$10,832,140	\$408,720	\$23,966,270
Warrensville Heights	\$42,840	\$7,983,160	\$258,440	\$8,284,440
Grand Total	\$948,840,880	\$158,938,250	\$15,913,230	\$1,123,692,360

Figure 58
Tax Valuation by Property Type, 2018



*Agriculture valuation may not be visible due to small value

INCOME TAX

Income tax is the largest revenue stream for the Village and is drawn from three sources: taxes from employee withholdings, taxes from individuals, and taxes on net profits. Woodmere has a tax rate of 2.5% which is higher than its neighboring communities. The Village's annual income tax collection is approximately \$3.5 million, and on a per capita basis, Woodmere collects \$4,042 per resident. This is higher than what its neighboring communities collect. As an example, the City of Beachwood's income tax collection is ten-times that of Woodmere. However, Beachwood has a lower per capita collection, but still has the highest income tax collection when compared to Woodmere and its neighboring communities. In the past ten years, Woodmere's income tax revenues have risen considerably since a low point in 2009. The Village's neighboring communities, while seeing varying increases and decreases over the same time span, did not see the largest change in income tax revenues as Woodmere did.

Figure 61
Income Tax Rates, 2017

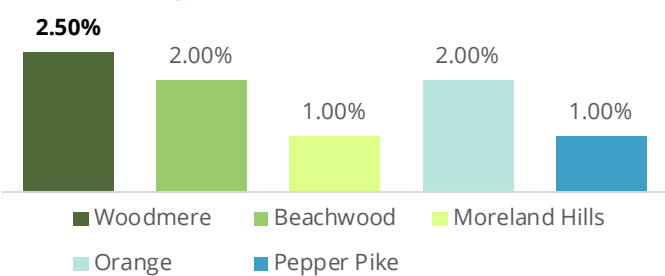


Figure 62
Collected Municipal Income Tax Revenues, 2008-2017

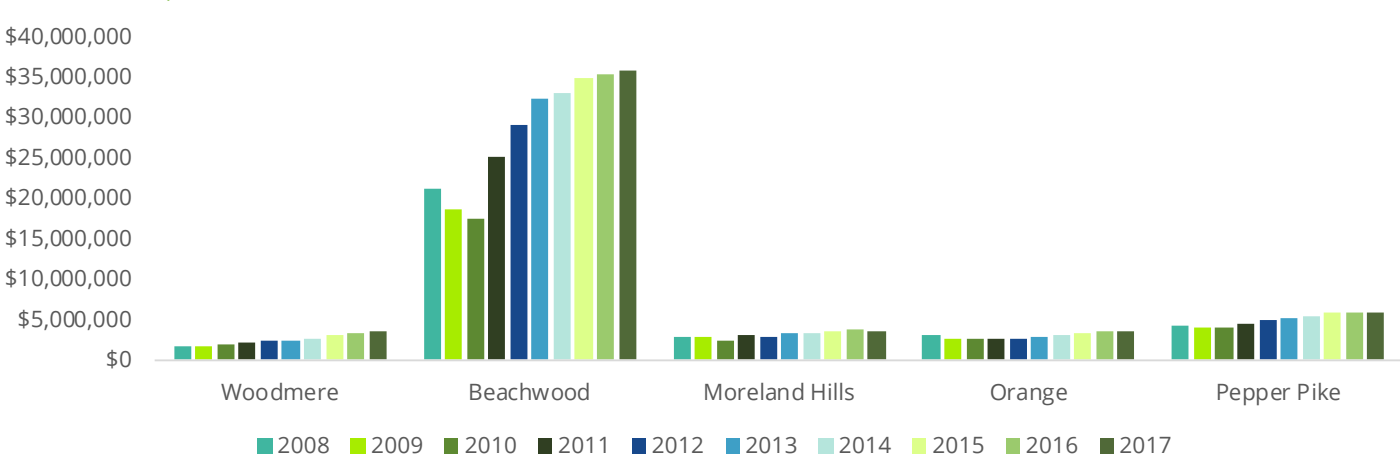


Figure 59
Collected Municipal Income Tax Revenues by Jurisdiction, 2017

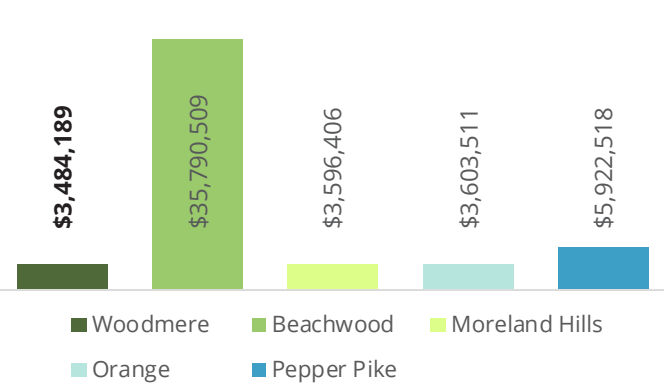
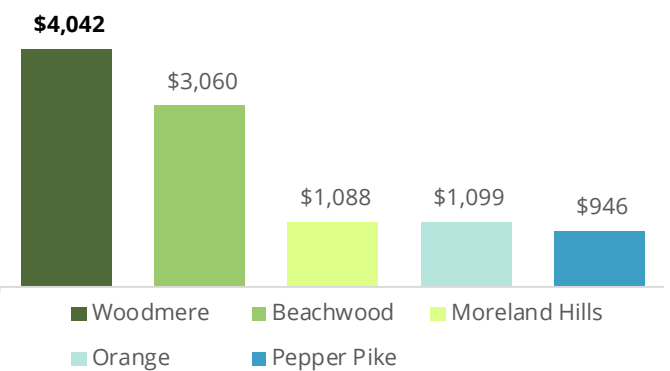


Figure 60
Collected Municipal Income Tax Revenues Per Capita, 2017



6.2 COMMUNITY PROFILE

EMPLOYMENT

Employment trends are typically key indicators of a community's economic health. The U.S. Census Bureau partners with the State of Ohio to collect local employment data as part of its Longitudinal Employer-Household Dynamics (LEHD) program. The program provides localized data on the site and sector of approximately 95% of all jobs in the United States with the exception of self-employment. This allows communities to easily understand their employment base and trends.

In the past decade, Woodmere saw similar but more pronounced trends in employment when compared to both the County as a whole and its neighboring communities. The Village saw a steady decrease in employment from 2006 through 2010, but rebounded with steady growth from 2010 through 2013 and again in 2015.

Since 2011, the Village of Woodmere, its regional neighbors, and the County have all seen relatively steady increases in employment with the exception of 2014 when there was a decrease of employment for the Village, County, and its neighboring communities. In 2015, Woodmere had 2,528 jobs located in the Village.

Figure 63
Percent and Numeric Change in Employment Compared to 2005



EMPLOYMENT BY SECTOR

The North American Industry Classification System (NAICS) is the standard used by Federal statistical agencies in classifying business establishments for the purpose of collecting, analyzing, and publishing data related to the economy.

The Village of Woodmere’s most common type of employment is in the Retail Trade sector (27.3%), but this is closely followed by Accommodation and Food Services (24.0%) and then by Other Services (excluding Public Administration) (9.8%) sectors. The Village’s employment is more concentrated in these areas than its neighboring communities and the County as a whole.

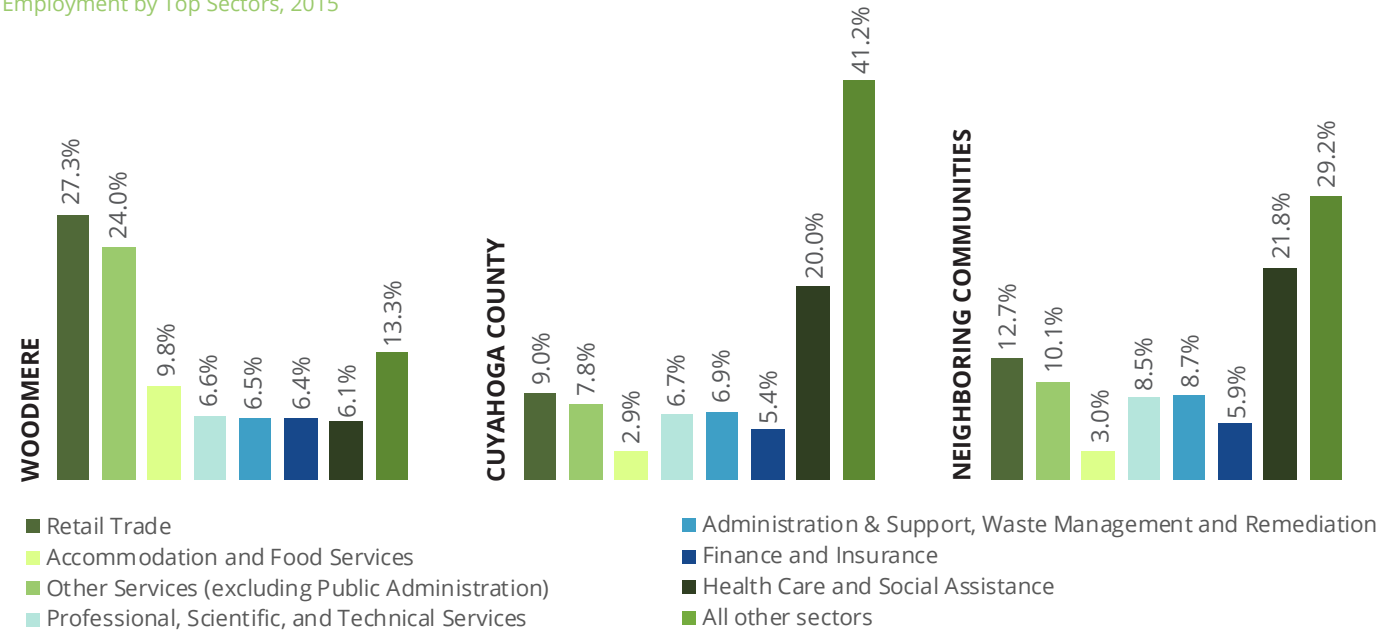
Woodmere’s top six employment sectors comprise 80.6% of total jobs in the Village, while these sectors only comprise 38.7% of total County jobs, as shown in the Figure to the right. This indicates that the Village has specialties in these areas and could be further marketed within the region.

**“Other Services” includes: Automotive Services and Technicians; First-Line Supervisors/Managers of Mechanics, Installers, and Repairers; Hairdressers, Hairstylists, and Cosmetologists; and Laundry and Dry-Cleaning Workers.*

Figure 65
Employment by Sector in Woodmere, 2015

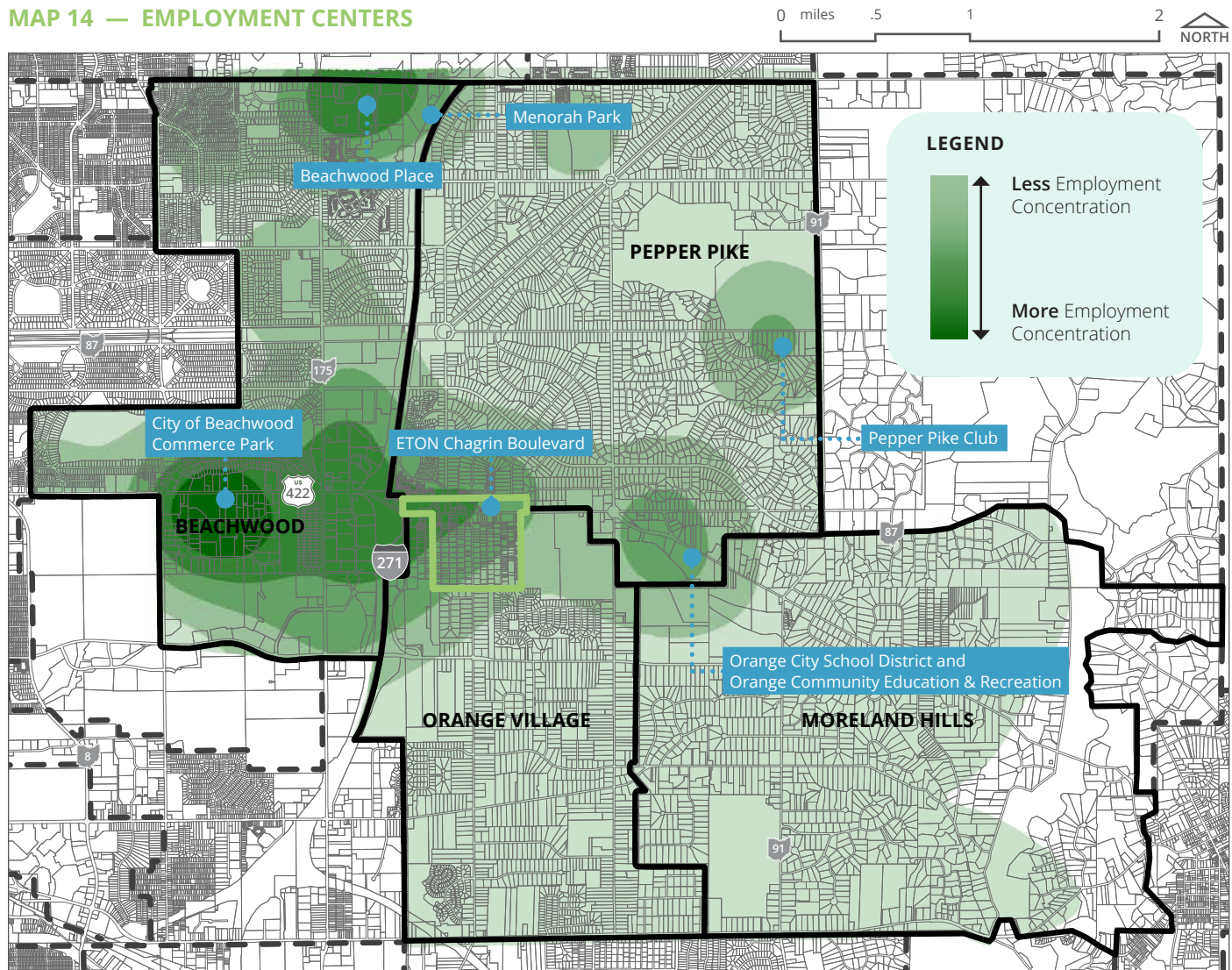
Sector	Jobs	%
Retail Trade	689	27.3%
Accommodation & Food Services	607	24.0%
Other Services (Not Public Administration)*	248	9.8%
Professional, Scientific & Technical Services	168	6.6%
Administration & Support/Waste Management	164	6.5%
Finance & Insurance	162	6.4%
Health Care & Social Assistance	154	6.1%
Real Estate & Rental and Leasing	142	5.6%
Wholesale Trade	75	3.0%
Public Administration	54	2.1%
Manufacturing	35	1.4%
Educational Services	10	0.4%
Construction	8	0.3%
Utilities	7	0.3%
Transportation & Warehousing	3	0.1%
Information	2	0.1%
Grand Total	2,528	100%

Figure 64
Employment by Top Sectors, 2015



6.2 COMMUNITY PROFILE

MAP 14 — EMPLOYMENT CENTERS



EMPLOYMENT CENTERS

Although largely commercialized, there is one main area in particular within Woodmere that has a higher concentration of employment: Eton Chagrin Boulevard near Woodmere's eastern most border. Eton acts as a gateway into the Village and accounts for thousands of jobs within the Woodmere community. Additionally, the Orange City School District and Orange Community Education & Recreation are located within both Pepper Pike and Moreland Hills, but also account for a high concentration of employment in the area.

Just outside of Woodmere, some of the highest concentrations of employment are located to the west in Beachwood. The Beachwood Commerce Park is a light-industrial area and includes a diverse range of employers.

Businesses ranging from exercise facilities and activity centers to technology and laboratory uses can all be found at this location. The single largest employer within the City of Beachwood is the Cleveland Clinic, followed closely by University Hospitals (Ahuja Medical Center). Additionally, Beachwood is home to several large retail destinations such as Beachwood Place and senior living facilities such as Menorah Park, which accounts for high concentrations of employment near Beachwood's northern border.

For a better understanding about the current trends of commercial employment, please see Closer Look | The State of Retail, page 144.

LABOR FORCE

Labor force refers to all members of the population who are able to work and are actively looking for employment. Persons not in the labor force include retired persons, students, those taking care of children or other family members, and those who are neither working nor seeking work.

The labor force participation rate refers to the proportion of the population that is in the labor force - including those who are employed and unemployed - compared to the population as a whole. Labor force participation rates can be important to planning because low participation can affect Village income tax receipts and resident purchasing power.

According to the United States Census Bureau's 2013-2017 American Community Survey 5-Year Estimates, in 2017, the labor force participation rate in Woodmere is 76.9%, which is higher than the County average of 63.2% and significantly higher than its neighboring community's participation rate which is between 55.5% to 64.4%. When comparing the participation rate to age groups, prime working age adults between the ages of 25 and 59 all have labor force participation rates above 73%. As residents age, a significant number leave the labor force. However, in the Village of Woodmere residents between the ages of 60 and 64 have a labor force participation rate of 59% and residents between the ages of 65 to 74 years of age have a labor force participation rate of 70%.

UNEMPLOYMENT

The unemployment rate represents the percentage of the civilian labor force that does not presently have a job and is actively looking for work. When a community is at full capacity for employment, unemployment is generally around 5%, which indicates that most people seeking a job can find one and that most employers needing workers have a pool of candidates from which to choose. In 2017, the unemployment rate in Woodmere was 7.7%, which was significantly higher than its neighboring communities, but lower than that of Cuyahoga County (8.9%). This level of unemployment shows that most residents in the labor force have some difficulty in finding long-term employment and the employment options available within the community have a relatively high turnover rate.

Figure 66
Labor Force Participation Rate, 2017

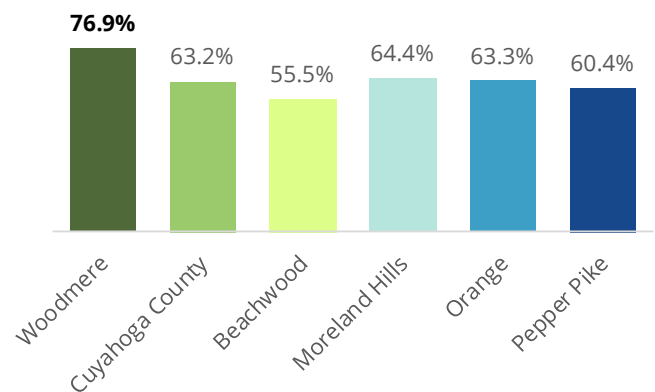


Figure 67
Labor Force Participation Rate by Age Group, Woodmere 2017

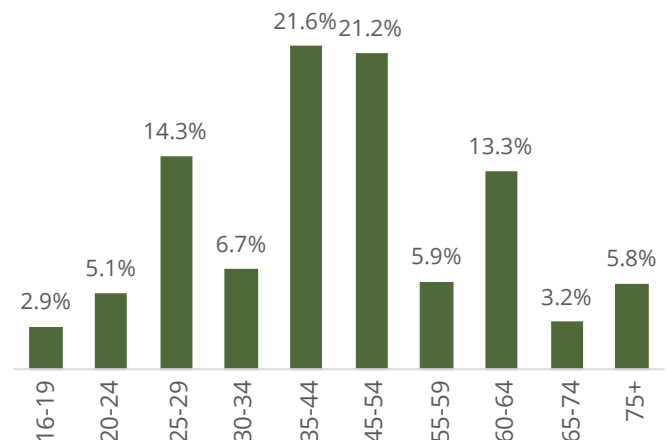
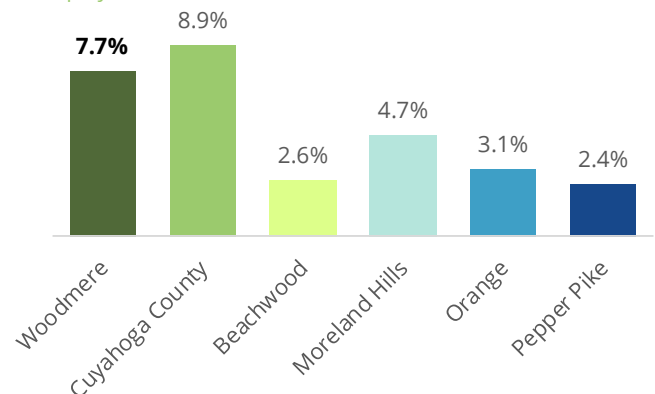


Figure 68
Unemployment Rate, 2017



CLOSER LOOK | THE STATE OF RETAIL

The current national conversation paints a bleak picture of the future of brick-and-mortar retail in the United States—one of vacant storefronts, underutilized downtowns, and increasing online shopping. While the retail market is undergoing a substantial transition, due in large part to changing consumer preferences, physical retail is adapting alongside it.

RETAIL TRENDS

The retail industry is in a transitional period characterized by widespread big-box and department store closures, and increasing e-commerce sales. While the impacts of these trends are far-reaching, the retail market is still expanding.

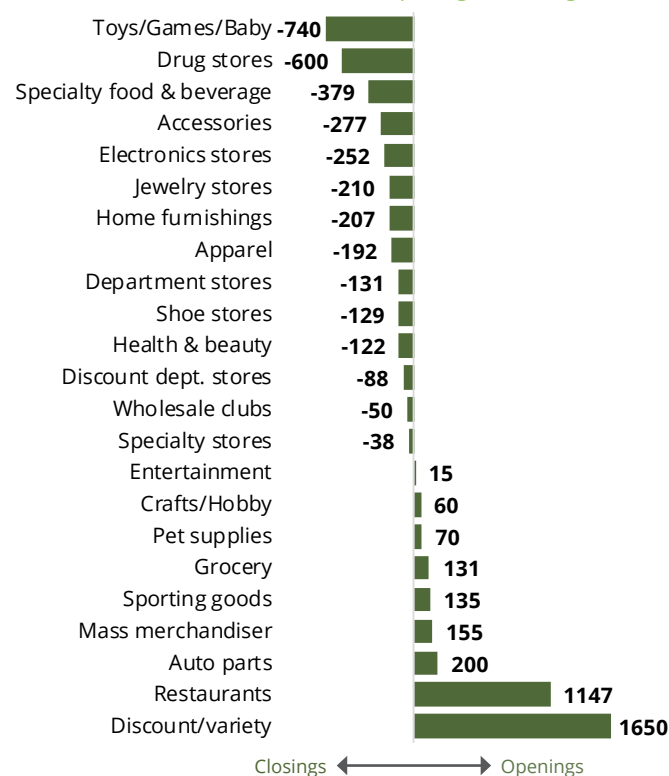
In the United States, consumer confidence is high, total retail sales are increasing at a rate of 2-3% per year, and shopping mall occupancy rates remain steady¹. In addition, approximately 50,000 retail jobs have been added per month in 2018. This presents a stark contrast to the “retail apocalypse” often discussed on the national stage, when in reality, retail is undergoing a restructuring of industry dollars and key players².

While 2017 did set a record for announced store closings, these closings have been heavily concentrated in big-box electronics stores, apparel-based department stores, and clothing and footwear specialty stores¹. Thus, the seemingly alarming volume of retail space being closed is due to large-footprint department store closures³. In addition, the majority of national retail closures are occurring in rural areas where there is not enough buying power to support them⁴. These large store closures are a natural response to the 1 billion square foot oversupply of retail in the United States, which has 40% more retail space per person than Canada, and 5 times more per person than the United Kingdom¹. The Cleveland metro area has the third highest proportion of retail space per person nationwide, at 29.9 square feet⁵.

The rise of e-commerce is significant in retail, with sales increasing an average of 15% per year since 2010; however, e-commerce sales still only accounted for 8.5% of total retail sales in 2017⁶. That said, brick-and-mortar sales growth has been strongest for retail with minimal e-commerce competition, particularly in the food and beverage and furniture sectors⁶. Grocery-anchored retail centers continue to be an attractive investment opportunity⁷, and grocers, warehouse clubs, and dollar and discount stores

are adding physical locations, with Dollar General leading the pack at over 1,000 store openings in 2017¹. In 2018, the number of total retail store openings across all categories actually exceeded the number of total retail store closures⁸.

Figure 69
2018 Quarter 1 Net Announced Store Openings & Closings



Source: U.S. Quarter 1 2018 Retail Outlook

CONSUMER PREFERENCES

Consumer preferences play a significant role in shaping the future of retail. The two most prominent consumer trends in retail are a desire for convenience and a preference for experiences over goods.

Consumers consistently cite convenience as the top reason they shop online, and, similarly, cite long lines and inadequate parking as the top reason they avoid brick-and-mortar stores⁹. These preferences have implications for “commodity” retailers, which provide primary household goods and comprise the majority of brick-and-mortar

retail, such as drugstores, grocery stores, big-box stores, and warehouse clubs¹⁰.

Consumers today, particularly millennials, also increasingly find time to be a more precious commodity than physical goods, and as such are more interested in creating shared memorable experiences than making purchases¹¹. These preferences have implications for “specialty” retailers, such as open-air lifestyle centers, mixed-use districts, and entertainment centers, all of which are designed to offer an emotionally appealing retail environment for the delivery of aspirational goods and services¹⁰.

Another important consumer trend is the growing consumption of food service. Consumer spending on food services has surpassed that of in-home and grocery spending, and all other retail spending combined¹¹. In addition, 40% of consumers base their choice of shopping center primarily on the available dining options¹¹. The share of shopping center space dedicated to food service has increased from 5% to 20%, and contributes to increased shopper traffic, higher dwell time, and greater spending¹¹. Thus, restaurants can serve the purpose of experiential and destination retail¹¹.

RETAILER RESPONSES

The way retailers respond to changing market trends and consumer preferences will determine their future success. Retailers are adapting to the changing market through advances in technology, enhancing omnichannel strategies, providing unique customer experiences, and updating store design and layout.

To address consumers’ concerns regarding convenience, retailers are adopting rapid checkout technologies, including mobile payment and checkout-free concepts⁷.

Retailers are also adopting omnichannel strategies that integrate technology into the traditional brick-and-mortar experience to provide seamless, unified coordination between online, mobile, and physical store platforms⁶. For example, Target and Walmart use omnichannel strategies to allow customers to place orders online for curbside pickup, and many retailers allow customers to return online purchases in-store².

Omnichannel retail also includes bringing online strategies into physical stores to enhance the consumer experience.

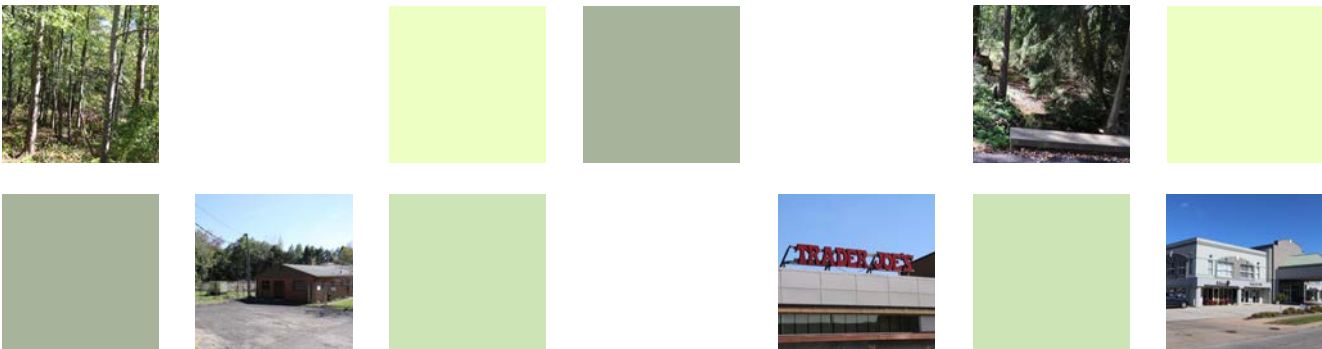
Technology is being used to collect and manage consumer data through the use of geofences, which are virtual boundaries drawn around a store or shopping center that connect with shoppers’ smartphones to track their movement and send tailored online promotions¹².

Retailers are adapting to consumers’ desires for experiential retail by changing design elements of physical stores, recognizing that experience is one of the core competitive advantages that physical retail has over online shopping¹³. New retailers are setting up shop in historic buildings, or incorporating exposed brick, fine marble, artwork, and quality rugs into their stores and displays to convey an atmosphere of luxury¹⁴. Others are rolling out apparel stores with stylists to help customers put together ensembles using tablets, sporting goods stores with golf-stroke simulators, or cookware stores with cooking classes, to allow customers to test products and become fully engaged in new experiences¹⁴.

To combat the oversupply of retail space, national retailers are creating smaller-footprint grocery stores, kiosks, and other small-format concepts, particularly for urban settings and mixed-use projects¹. To reduce vacant retail space, landlords are repurposing former retail space into coworking space, which presents a viable solution to both decrease vacancy and drive additional foot traffic with a guaranteed daytime population that can revitalize the center and attract new tenants¹⁵. New leases in former department store space have been primarily smaller apparel and accessories stores, dining and food, craft and hobby, and entertainment, representing tenants that both address vacancy concerns and accommodate consumers’ desire for experiences¹⁶.

The retail transformation that is currently underway is a natural response to changing consumer preferences and advancements in technology. The next few years will likely bring continued closures and market adjustments among many national chains, but these closures will create space in the market for new, innovative retailers. Consumers are driving demand now more than ever, and in order to survive the shift and remain competitive, retailers must continue to adapt to consumers’ needs.

6.3 HEALTH PROFILE



Source: County Planning

WHAT IS THE HEALTH PROFILE?

The Village of Woodmere has limited options for medical care and grocery stores directly within the community. However, just across its borders residents have access to hundreds of options for intensive care, emergency services, routine care and specialists, and grocery stores.

Overall, the Health Profile will not only discuss community health services and availability to residents, it will also look closely at food access and the health of the natural environment.

HEALTH PROFILE COMPONENTS

- Health Services, page 148
- Food & Nutrition, page 150
- Environmental Health, page 152



THERE ARE AMPLE HEALTH SERVICES AVAILABLE TO RESIDENTS BOTH WITHIN AND AROUND SURROUNDING COMMUNITIES

Residents in the Village of Woodmere have access to many Human and Health Services within and surrounding the Village. In the Village of Woodmere, there is a CVS Pharmacy that provides acute service via its MinuteClinic, located within the store. Along with acute care, residents have access to ancillary care such as eyeglass providers and medical suppliers. In neighboring Beachwood, there are numerous hospital and medical care centers that provide emergency, acute, and chronic care.



EMERGENCY PREPAREDNESS IN THE VILLAGE OF WOODMERE IS ON PAR WITH CUYAHOGA COUNTY

The Village of Woodmere's Police and Fire Departments are part of the CodeRed™ emergency notification system. This system which is an upgrade to the County's ReadyNotify system, alerts all residents within the Village and County of emergencies via mobile devices.



FOOD ACCESS IN THE VILLAGE OF WOODMERE IS MUCH BETTER THAN THE COUNTY AS A WHOLE

More than 90% of Village residents live within one-half mile of the local Trader Joe's Grocery Store on Chagrin Boulevard. That is in part due to the small footprint of the Village and the location of the grocery store that provides easy access to most residents in the Village. The same cannot be said of most communities in the County.



THE WOODBRAN WASTEWATER TREATMENT FACILITY SERVICES THE VILLAGE OF WOODMERE AND PARTS OF ORANGE VILLAGE

Constructed and maintained privately since 1961, the Woodbran Wastewater Treatment Facility located on Belmont Road in Woodmere Village, services all commercial and residential areas for the Village and neighboring communities such as Orange Village.



SEPTIC TANK SYSTEM VERSUS WASTEWATER TREATMENT FACILITY IN NEIGHBORING ORANGE VILLAGE AND WOODMERE VILLAGE

A large portion of Orange Village residents have a septic permit, allowing them to be on a septic tank system. The neighborhoods of Orange Village that share a border with Woodmere utilize the Woodbran Wastewater Treatment Facility on Belmont Road in Woodmere. If there were ever a large-scale conversion, the capacity limitations and possible upgrades to the Woodbran Facility should be addressed.

6.3 HEALTH PROFILE

HEALTH SERVICES

Health Services are critical ways that municipalities can support healthy and active lifestyles. These services can range from direct health programs like health screenings as well as those that encourage residents to exercise or to be more active, to select healthier food choices, and be prepared for emergencies. The following are ways that the Village of Woodmere supports the health of residents.

HEALTH & HUMAN SERVICES

Through mutually shared services with Orange Village, Woodmere offers a wide variety of services, assistance, information, and activities to senior residents and those with physical challenges. These include medical transportation, classes and programs, congregate meals, senior transportation, and assistance with shopping and other errands. Many of the classes and programs are offered in Orange Village's Orange Community Education & Recreation Center.

For the Village of Woodmere's senior residents, the Orange Senior Center also serves as the Office on Aging and provides referral services for licensed counselors, who can answer questions, provide in-home visits, access information and make referrals to other organizations, as necessary. In addition to the referral services, the Orange Senior Center offers classes, lectures, workshops, clubs and groups, and other special events that provide opportunities for socialization, companionship, enrichment, and education. Other Center programs and offerings include: Senior Adult Van Transportation Services, Aging & Caregiver Resources, and a newsletter and activities calendar.

In addition to these services, there are several Health and Human Services facilities and providers in neighboring Beachwood, with approximately nineteen (19) medical providers and services within the Village of Woodmere itself. Those services include a CVS at Chagrin Boulevard and Brainard Road that provides acute, short-term services such as a MinuteClinic, Hearing Services, and a full pharmacy. Also, there are nearly fifteen (15) ancillary care facilities that provide services for eyeglasses, hearing devices, medical imagery, medical supplies, etc. within the Village.

PUBLIC SAFETY & SECURITY

The Village of Woodmere's Police Department and Fire and Emergency Services are among the finest in the County and in the State of Ohio. The Village is ranked in the top 93% of areas for livability and safety (Area Vibes, 2018).

The Village of Woodmere Police Department are highly trained first responders that are committed to serving the community by providing quality services that include safety and law enforcement for all residents, visitors, and merchants to the Village. The Department's officers are a part of the Valley Enforcement Group (VEG), which are specialized units that comprise of: VEG SWAT; Accident Investigation and Control; Criminal Investigation; and Hostage Negotiation.

The Village of Woodmere is one of sixteen (16) municipalities that employs the services of the centralized emergency services communication center, Chagrin Valley Dispatch. The Chagrin Valley Dispatch was ranked number two (2) in the national for top dispatch centers in 2015 (911 DispatcherEDU.org). Both the police and fire stations utilize the dispatch center to respond to emergency calls from residents in Woodmere and aid surrounding communities as necessary.

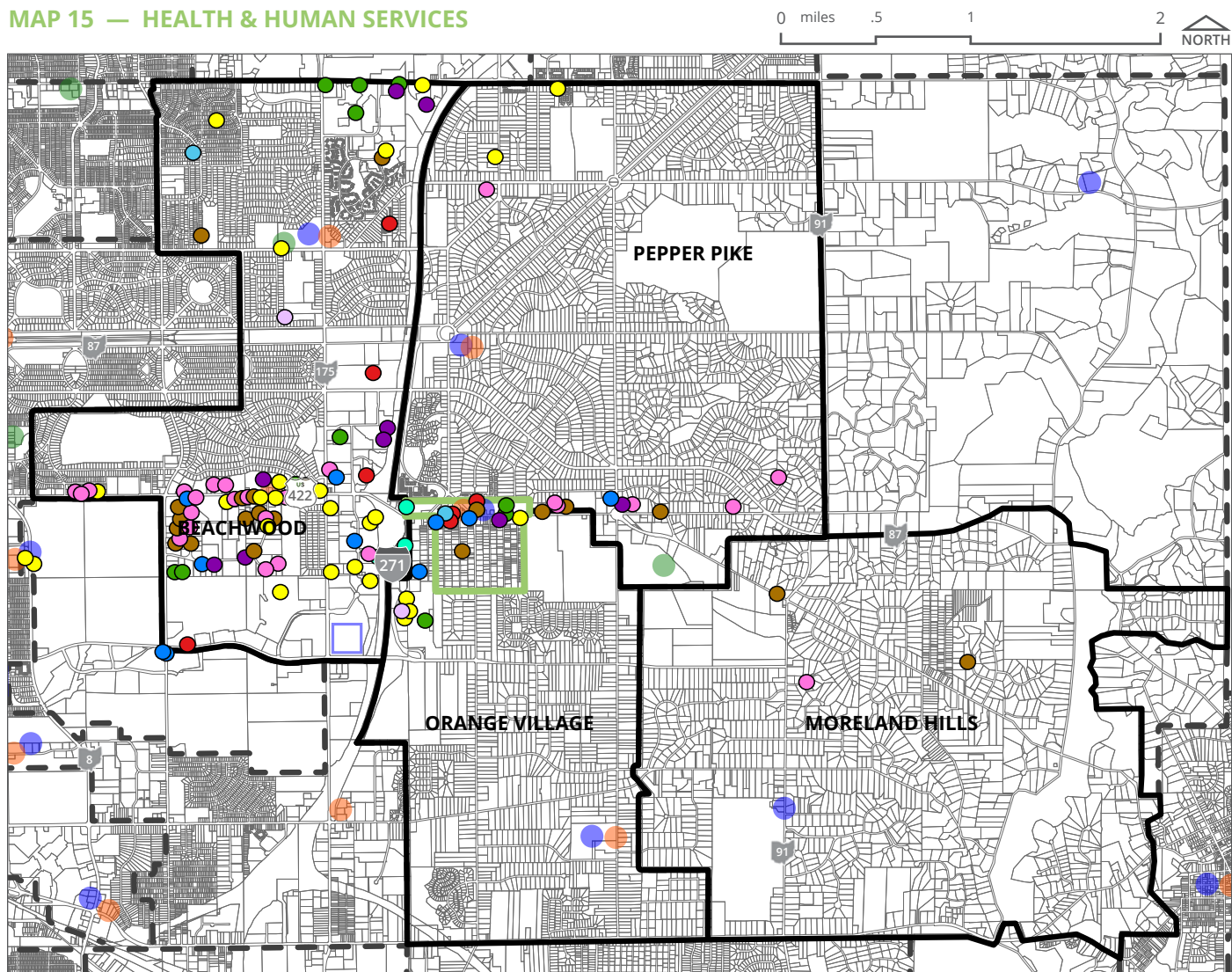
The Village of Woodmere's Fire Department are first responders that are highly trained in both fire safety and prevention, Advanced Life Support (ALS) emergency response, and community risk reduction.

Both the police and fire stations are located within the Village Hall building located on Chagrin Boulevard.

EMERGENCY PREPAREDNESS

The Village of Woodmere Fire Department has a diverse staff with skills in technical rescue specialties and heavy rescue. Woodmere's Fire and Police Departments participate in Code Red™, an emergency notification system that is accessible through mobile devices. Additionally, the Woodmere Fire Department provides complimentary installation of Smoke Detectors to all residents of the Village and offers many programs on Community Risk Reduction.

MAP 15 — HEALTH & HUMAN SERVICES



LEGEND

● Police Department

● Fire Department

● Community Rec Center

□ Major Hospital

Health Services

● Chiropractic Services

● Dental Services

● Dermatology Services

● Optometry Services

● Psychological/Counseling Services

● Physical Therapy/Rehabilitation Services

● Social Work/Therapy Services

● Medical Facility/Clinic Services

● Podiatry Services

● Pharmacy

6.3 HEALTH PROFILE

FOOD & NUTRITION

Providing access to affordable, healthy food is an important issue for any community because lack of access to grocery stores may lead to an increase in health issues among residents. Lack of access could be due to few transportation options or low income that prohibits healthy food choices.

In 2018, the Cuyahoga County Board of Health and County Planning updated their Food Access and Assessment report and map for Cuyahoga County and found the following key data about health in the County as a whole:

- Nearly 36% of the population lives in an area that is considered a food desert;
- 30% of adults in Cuyahoga County are obese;
- 1 out of 4 adults in the County have insufficient physical activity; and
- In Cuyahoga County, only 19.5% of adolescents in the 9th-12th grades reported that they consume 5 or more fruits and vegetables per day

FOOD DESERTS

In response to the critical health issues related to food access, County Planning and the Board of Health developed a Food Desert analysis. A Food Desert is an area where quality, healthy food is difficult to buy. Specifically, the analysis defined a food desert as a low-income area that is more than one half mile from a supermarket or large grocery store.

The United States Department of Food and Agriculture (USDA) states that food environmental factors – such as store/restaurant proximity, food processing, food and nutrition assistance programs, and community characteristics—interact to influence food choices and diet quality. In order to understand how food deserts affect those living in Cuyahoga County, the Cuyahoga County Board of Health and County Planning developed a food desert analysis. The USDA defines a food desert as a “low-income census tract where a substantial number or share of residents has low access (a healthy food retail outlet is more than 1 mile from a supermarket or large grocery store, 10 miles in a rural area) to a supermarket or large grocery store.”

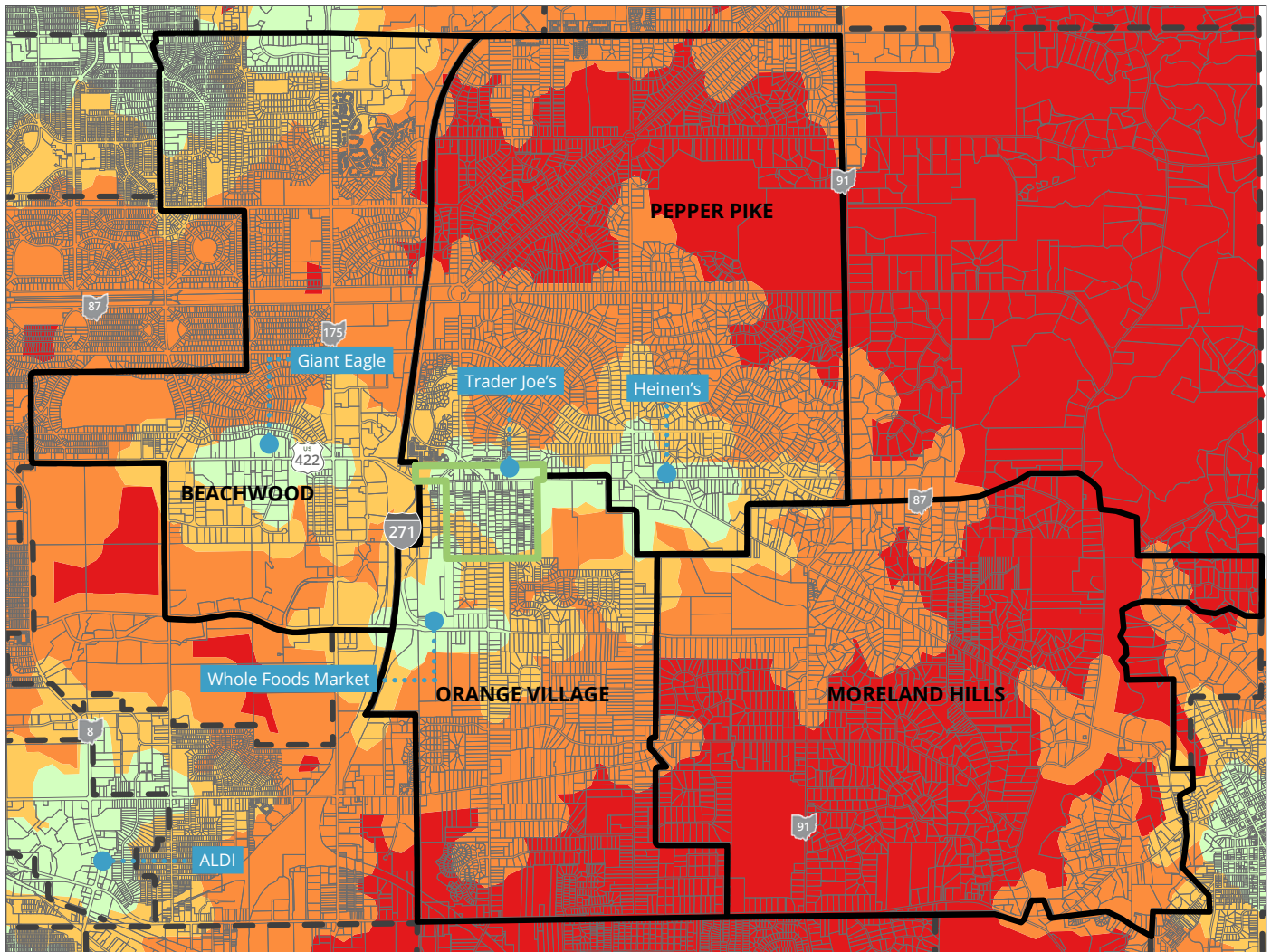
While the Village of Woodmere does not qualify as a food desert because there are no low-income areas or low-income residents, some residents, especially seniors may still have difficulty accessing healthy foods. Most of the residents, ninety percent (90%), live within one-half (½) mile of the local Trader Joe's on Chagrin Boulevard. These residents have food accessibility and do not live in a food desert. Additionally, due to the small footprint of the Village, many residents are within the one-mile proximity to the Wholefoods grocery store that relocated to Orange Village in 2018. However, there is ten percent (10%) of the Village that is more than one-half (½) mile from the nearest grocery store and therefore do not have food accessibility and are technically considered a food desert. These areas may be classified as vacant parcels, but not enough data is available to confirm.



Source: Trader Joe's, ETON Chagrin Boulevard, www.etonchagrinblvd.com

MAP 16 — FOOD ACCESS

0 miles .5 1 2  NORTH



LEGEND


Proximity to Supermarket

0.0-0.5 Miles

0.6-1.0 Miles

1.1-2.0 Miles

2.1 or More Miles

 Village of Woodmere Boundary

6.3 HEALTH PROFILE

ENVIRONMENTAL HEALTH

The built and natural environment in a community plays a major factor in health outcomes for residents. Especially in regions with a history of heavy manufacturing, former factories and other industrial uses have left many environmentally contaminated sites behind. Ensuring that these places are properly cleaned and remediated is essential to developing these sites in the future.

The United States Environmental Protection Agency (USEPA) defines a brownfield as “property that through expansion, redevelopment, or reuse may contain or has the potential to contain hazardous substances, pollutants or contaminants.” The Village of Woodmere has a rural past and never had a large-scale, heavy manufacturing history. However, there is a small possibility that septic tanks remain on some vacant properties. Septic tanks are a primary environmental concern because of the potential for tanks to leak and thereby contaminate waterways and drinking water.

BROWNFIELDS

According to the Ohio EPA, a Brownfield is an abandoned, idled, or under-used industrial, commercial, or institutional property where expansion or redevelopment is complicated by known or potential releases of hazardous substances or petroleum. Brownfield sites are known to be linked to negative health outcomes because residents can be exposed to contamination by walking through these sites, by drinking groundwater affected by these sites, and by breathing contaminants picked up by wind.

Despite the health issues related to Brownfields, there is no definitive source of information about them for communities. The State of Ohio maintains a Brownfield Inventory; however, it is not an exhaustive list of Brownfield sites because addition to this list is voluntary.

There are no records of brownfields present in the Village of Woodmere.

UNDERGROUND STORAGE TANKS IN WOODMERE (BUSTR)

One area that the Ohio EPA does track is its voluntary listing of underground storage tanks. The Ohio EPA's Voluntary Action Program (VAP) addresses a number of environmental issues throughout the state, especially the regulation and cleanup of petroleum underground

storage tanks such as those found at gas stations. Over time these tanks have the potential to leak gasoline into the ground, creating environmental issues. The Bureau of Underground Storage Tank Regulations (BUSTR) regulates the requirements for tank closures, sampling, and cleanup of the environment.

The Village of Woodmere has two (2) BUSTR sites. These sites are found along Chagrin Boulevard in the northern corridor of the Village. One of the sites is a gas station that has underground petroleum gas tanks and the other is owned by the Village of Woodmere and is the location of the Village Hall, Police, and Fire Stations. These sites do not pose a threat to the community as they are being maintained; however, if redevelopment were to occur on these sites, the potential for contamination should not be ignored.

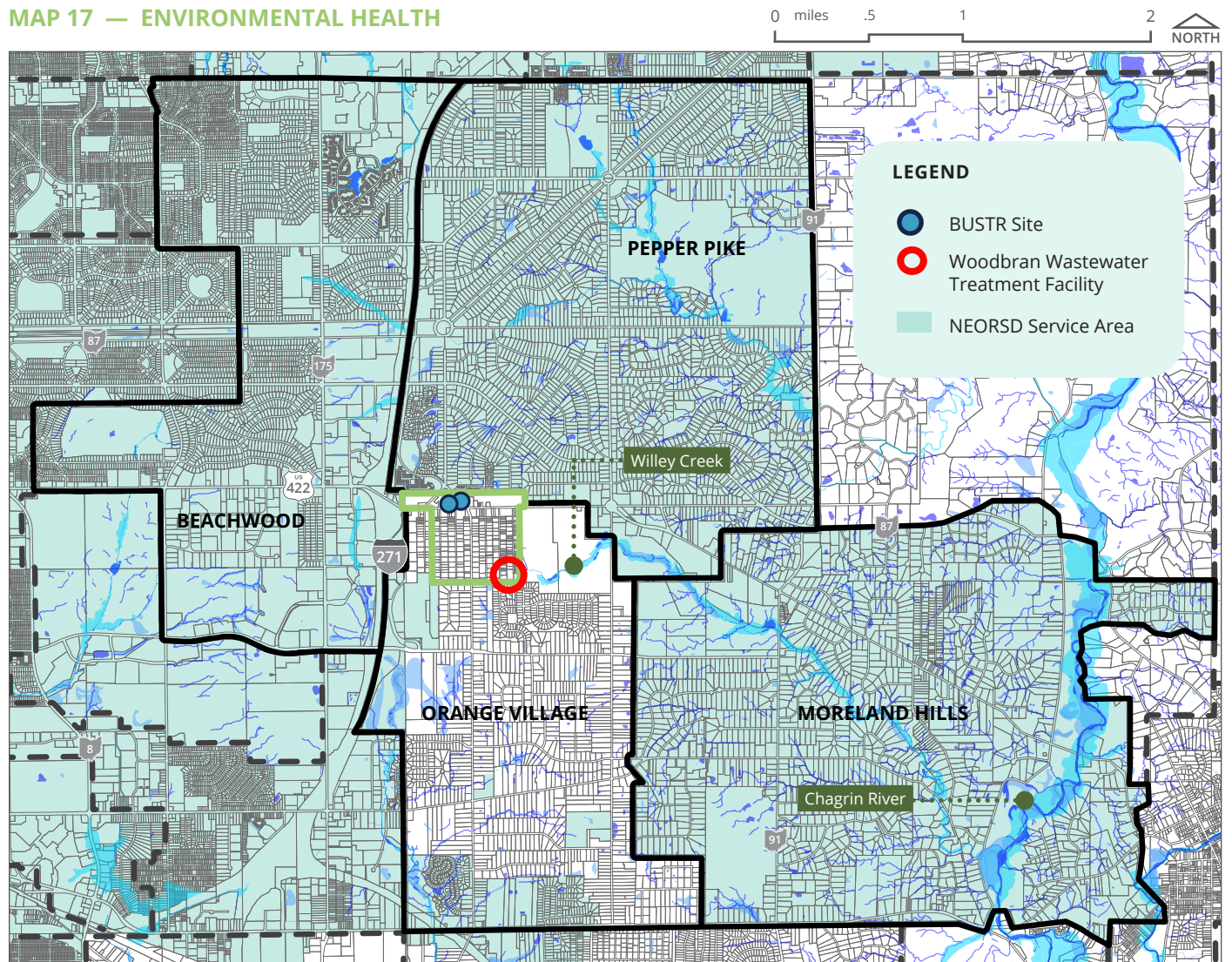
WASTEWATER TREATMENT

The Village of Woodmere treats its own wastewater by means of the Woodbran Wastewater Treatment Facility located in the southeastern most quadrant of the community at the end of Belmont Road. Since 1985, the facility has been providing its services to residents and business owners within the area.

The Woodbran Facility not only services all of the commercial and residential areas in Woodmere, it also serves a large portion of Orange Village, which primarily utilizes private septic systems. Currently, Woodbran is up to date with its Ohio EPA discharge permits through July 31, 2021. The facility discharges into Willey Creek, located to the east of Woodmere and eventually meets with the Chagrin River to the southeast near the South Chagrin Reservation.

Additionally, most of Woodmere's neighboring communities are serviced by the Northeast Ohio Regional Sewer District (NEORS) and the Woodbran Wastewater Treatment Facility is nearing capacity. Any additional tie-ins to the existing Woodbran system or large-scale conversions may exceed its capacity and conversations with NEORS may play an important role for securing a continued source for reliable wastewater treatment.

MAP 17 — ENVIRONMENTAL HEALTH



Source: County Planning, existing Woodbran Wastewater Treatment Facility



Source: County Planning, existing Woodbran holding tank

6.4 HOUSING PROFILE



Source: County Planning

WHAT IS THE HOUSING PROFILE?

The Village of Woodmere has a very small municipal footprint with limited opportunity for larger, expansive residential developments. It is important to look at the community's existing housing stock and other relating factors to determine the market's strength and how this could be improved upon to attract prospective home buyers to the area.

Overall, the Housing Profile will take a close look at housing types and stock, sales, vacancy, and affordability of the Woodmere community and how these trends compare to those of the County and of its neighboring communities.

HOUSING PROFILE COMPONENTS

- Housing Units, page 156
- Housing Market Strength, page 157
- Home Sales, page 158
- Owner-Occupied Housing, page 159
- Occupancy & Vacancy, page 160
- Rent, page 161
- Affordability, page 161
- Senior Housing, page 162



WOODMERE HAS A SLIGHTLY NEWER HOUSING STOCK THAN THE COUNTY AS A WHOLE AND ITS NEIGHBORING COMMUNITIES

Nearly a quarter (24.4%) of Woodmere's housing stock was constructed between 1960 and 1969. This is much more recent than the County, where over a third of its total housing stock was constructed prior to 1940 (30.4%), and still slightly newer than its neighboring communities. However, newer home construction has been slowing in the Village while its neighboring communities continue to expand new developments. No new homes have been built within Woodmere since 2009.



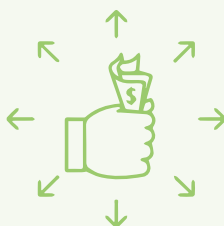
THE HOUSING MARKET IN WOODMERE IS SLIGHTLY BELOW THAT OF ITS NEIGHBORS, BUT IS BEGINNING TO IMPROVE

The strength of Woodmere's housing market is rated slightly below average. Most of its neighboring communities have a combination of above average or healthy markets. This difference in ratings could be due to a number of factors, but could also largely be due to Woodmere's small size and population numbers. However, in 2018 the community saw its largest increase in single-family home sales since 2009, indicating a probable upward swing in the Woodmere housing market.



WOODMERE'S HOMEOWNERSHIP RATE IS SMALLER THAN ITS NEIGHBORING COMMUNITIES

The Village of Woodmere has a relatively lower concentration of homeownership within the community when compared to its regional neighbors. Woodmere has approximately 26.4% to 33.4% rate of homeownership, while other neighboring communities have at least a 33.5% homeownership rate.



THE VILLAGE OF WOODMERE IS AN AFFORDABLE OPTION FOR FIRST TIME HOME BUYERS

Woodmere's Median Household Income (MHI) is increasing at such a drastic rate and with the slow increase of median rent prices in addition to dropping median sales prices for single-family homes within Woodmere, indicates that the community shows a jump in more disposable income and that it may be a good time to invest in the community.



THERE ARE NOT ANY SENIOR HOUSING OR CARE OPTIONS LOCATED WITHIN THE VILLAGE OF WOODMERE

The Village of Woodmere does not currently have any senior housing or senior home care options located within the community. However, many housing and care options are conveniently located in the neighboring community of Beachwood, where seniors can find a wide variety of assisted living facilities, senior communities, home care options, and medical facilities.

6.4 HOUSING PROFILE

HOUSING UNITS

A community's housing stock defines its neighborhoods and its character. Over 90.0% of Woodmere's housing stock was constructed prior to 1990 (91.2%), with only 8.8% of its current stock being built after 1990. This is similar to trends found within the County as a whole, but within the County about a third of homes were built prior to 1930, while only 6.0% of homes in Woodmere were constructed during the same time period. Additionally, when compared to its neighboring communities, Woodmere shows a similar trend of fewer homes being constructed in recent years. However, Woodmere still documents fewer new construction homes overall.

Though very small in size, the Village of Woodmere has more housing diversity than most of its neighboring communities. Woodmere has the lowest percentage of single-family homes when compared to the County and neighboring communities (41.0%), but has the highest percentages of 50 or more units (29.0%), 10 to 49 units (14.1%), and 5 to 9 units (6.9%). The City of Beachwood is the only neighboring community that shares a similar diversity in housing types, while others were made up of at least 93.0% single-family homes.

Figure 71
Year Built, 2017

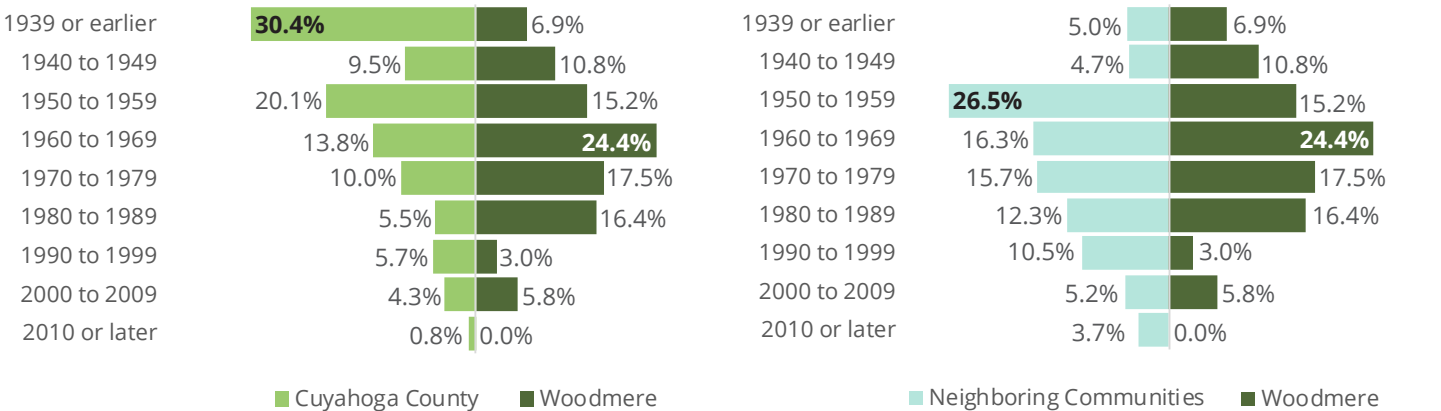
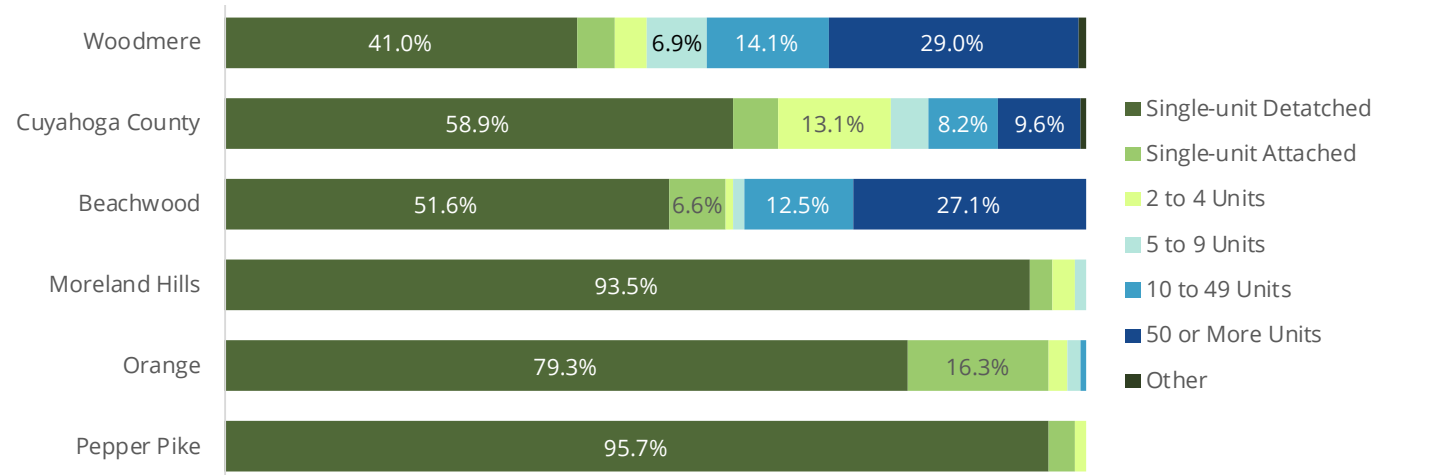
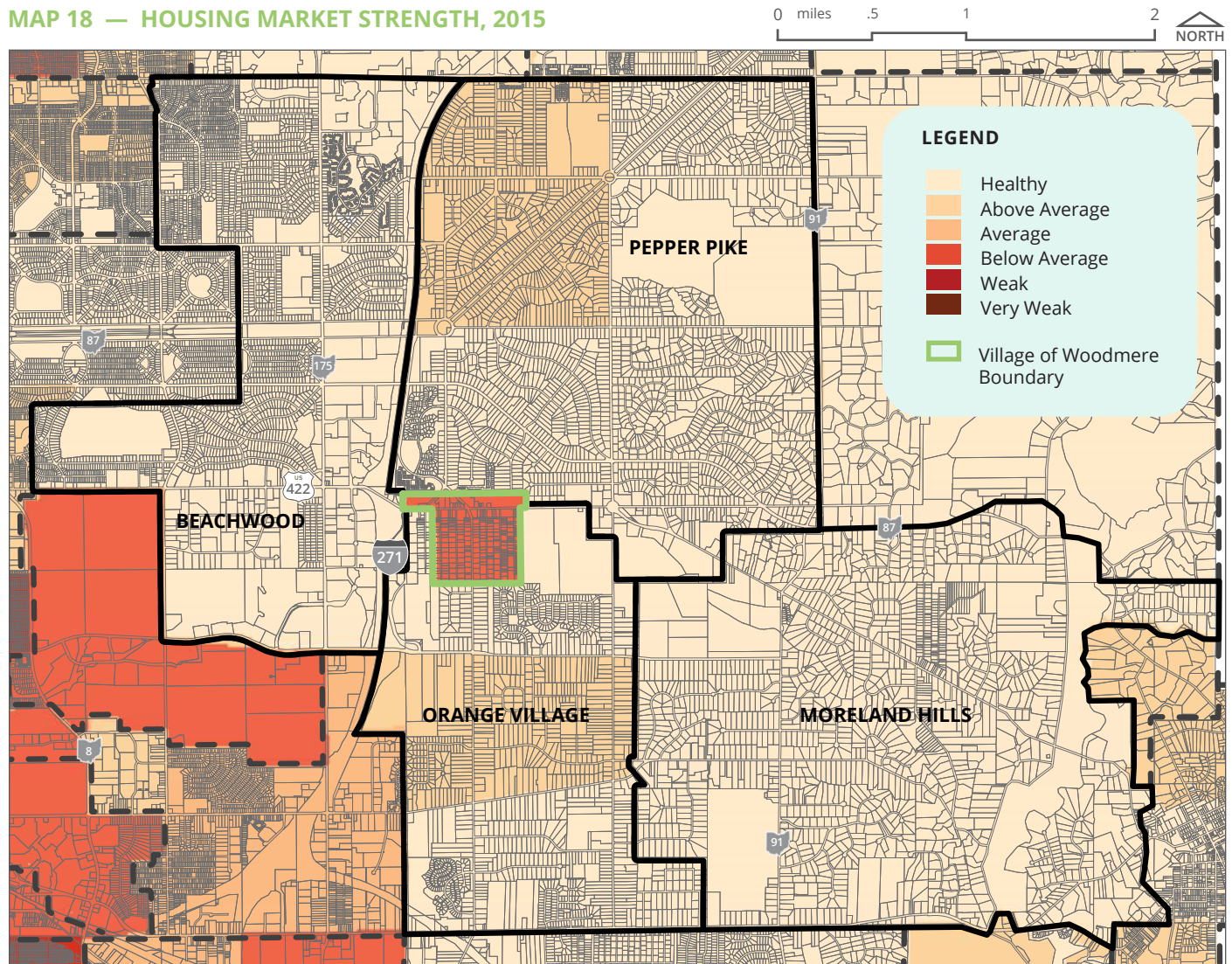


Figure 70
Percent of Units by Number of Units in Structure, 2017



MAP 18 — HOUSING MARKET STRENGTH, 2015



HOUSING MARKET STRENGTH

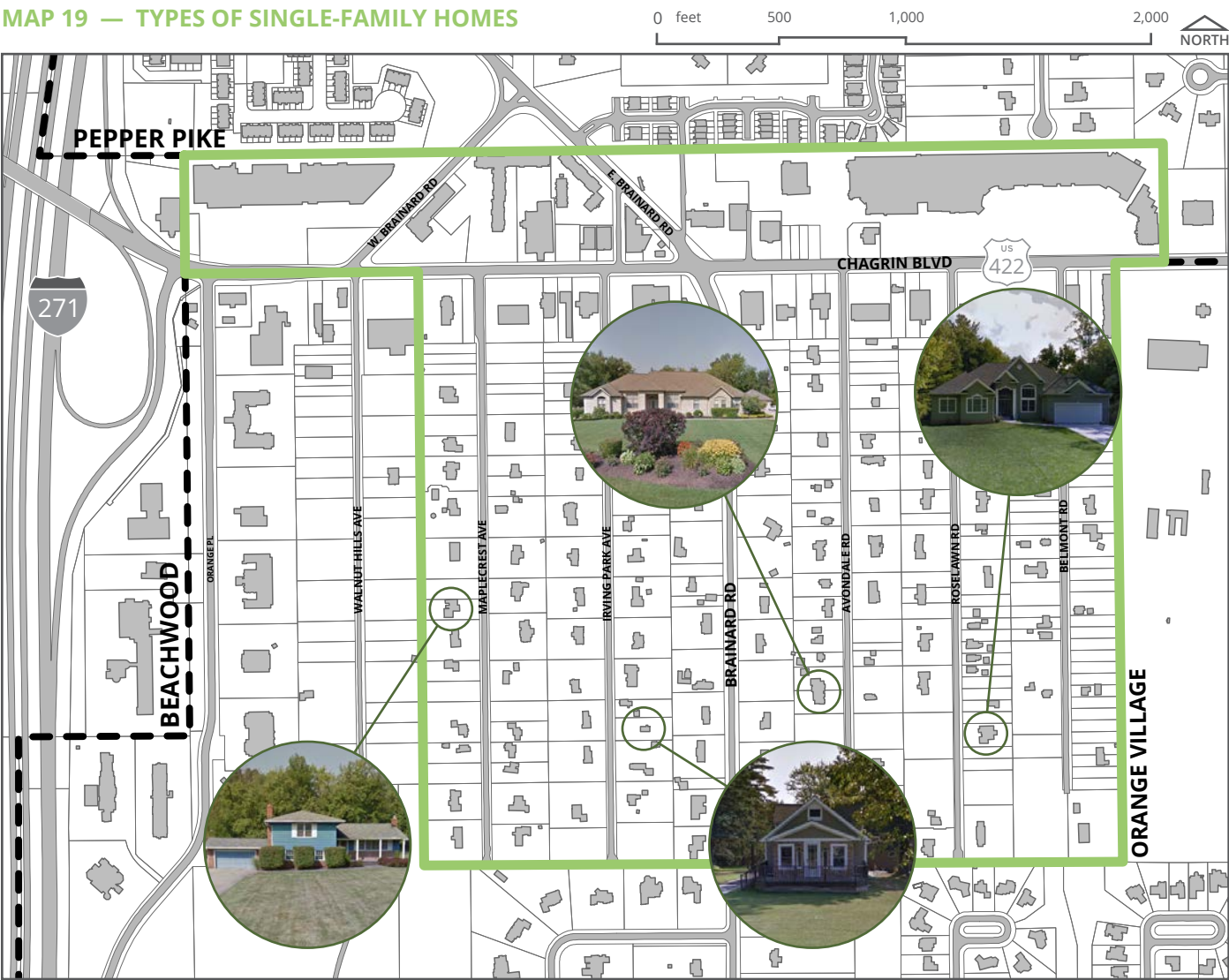
Housing market strength is a major indicator of economic strength for a community. When the economy is strong, and people are confident about the future, they are more inclined to purchase homes, upgrade their current residences, or buy larger dwelling units.

The map above identifies housing market strength based on seven measures: poverty, tax delinquency, mortgage foreclosure, demolitions, vacancy, change in valuation, and unemployment rate. These measures were identified as part of a Countywide Housing Study completed in 2016 by the Cuyahoga County Planning Commission in partnership with Cleveland State University.

The Village of Woodmere's housing market strength is rated as slightly below average. Its neighboring communities of Beachwood and Moreland Hills both have healthy housing markets, while Orange Village and Pepper Pike have a combination of above average and healthy. This difference in ratings could be due to a number of factors, but could also largely be due to Woodmere's small size and population numbers. A single mortgage foreclosure or a slight increase in the unemployment rate has a much larger effect on a community of Woodmere's size than it would on a much larger municipality.

6.4 HOUSING PROFILE

MAP 19 — TYPES OF SINGLE-FAMILY HOMES



Source: County Planning & Google Streetview, 2018

HOME SALES

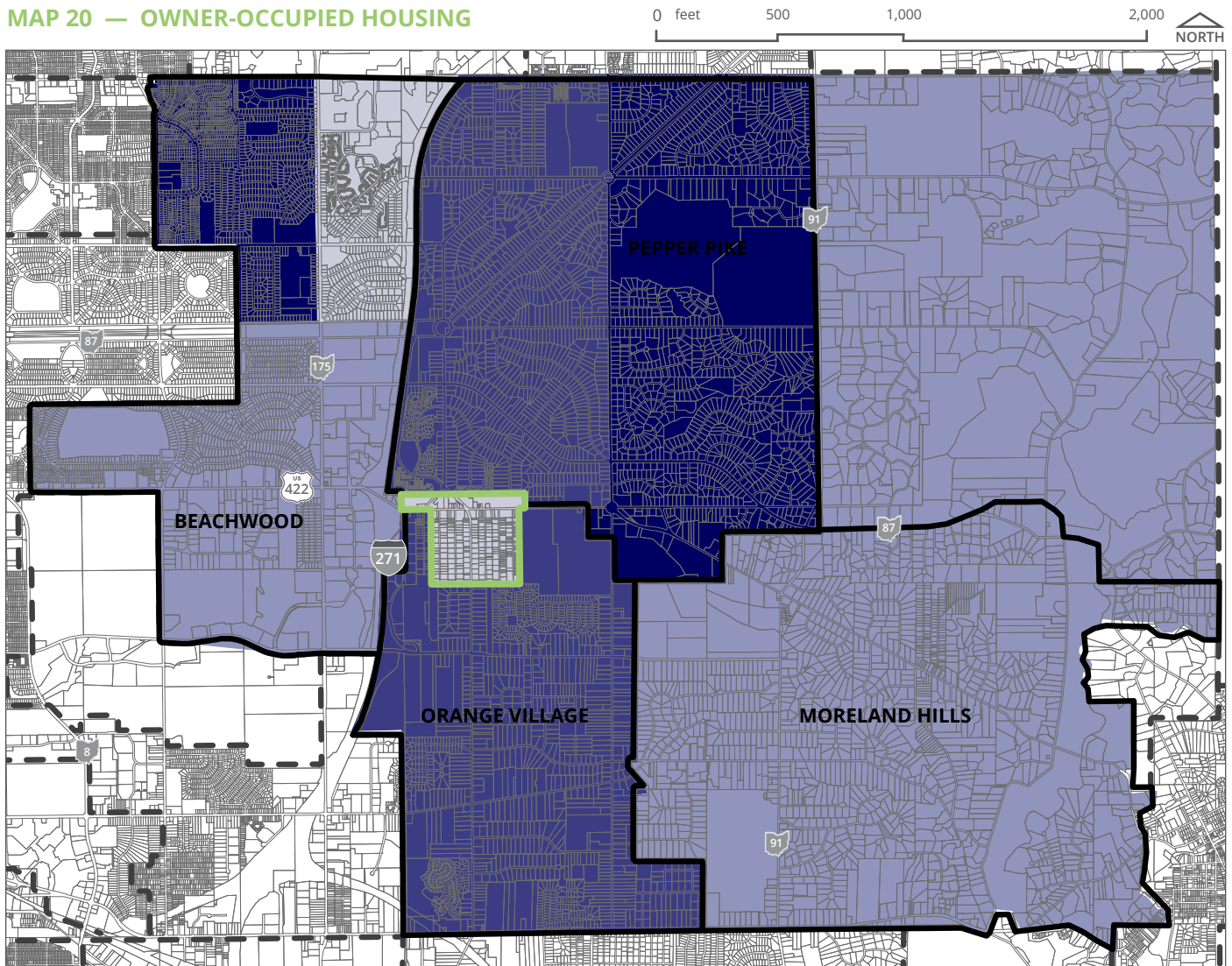
The Village of Woodmere has a limited physical community footprint, and while larger communities may have well over twenty or more homes sales a year, Woodmere has consistently seen far less due to its small size and available housing stock. Over the last ten year, from 2007 to 2018, the Village saw thirty-three (33) total home sales.

Overall, Woodmere’s single family home sales have remained consistent over the last ten years. However, there were higher spikes in the number of sales prior to the 2010 housing market crash in the years 2007 and 2009, where the Village saw slightly higher sale volumes. Since the market crash, numbers have remained low, but in 2018 the numbers again spiked to similar sale volumes of those seen prior to the market crash, indicating a probable increase in homeownership rates.

Figure 72
Woodmere Single-Family Home Sales, 2007-2018

Year	Number of Home Sales	Median Sales Price
2018	5	\$196,400
2017	1	\$91,108
2016	2	\$135,250
2015	2	\$227,000
2014	3	\$54,000
2013	1	\$36,000
2012	2	\$104,156
2011	1	\$188,000
2010	3	\$255,000
2009	5	\$110,000
2008	2	\$157,938
2007	6	\$140,000

MAP 20 — OWNER-OCCUPIED HOUSING



OWNER-OCCUPIED HOUSING

The Village of Woodmere has a relatively lower concentration of homeownership within the community when compared to its regional neighbors. Woodmere has approximately 26.4% to 33.4% rate of homeownership, while other neighboring communities have at least a 33.5% homeownership rate. The northeast quadrant of the City of Beachwood has similar trends to those seen within Woodmere.

The highest rates of homeownership within the area can be seen in the eastern portion of Pepper Pike and the northwestern portion of the City of Beachwood. This is followed by the western portion of Pepper Pike, Orange Village, and then by the community of Moreland Hills.

LEGEND



6.4 HOUSING PROFILE

Figure 73
Occupancy Rates, 2012 to 2017

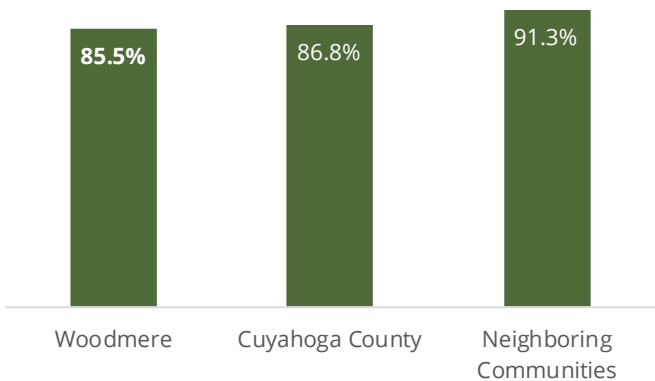


Figure 74
Vacancy Type, 2017

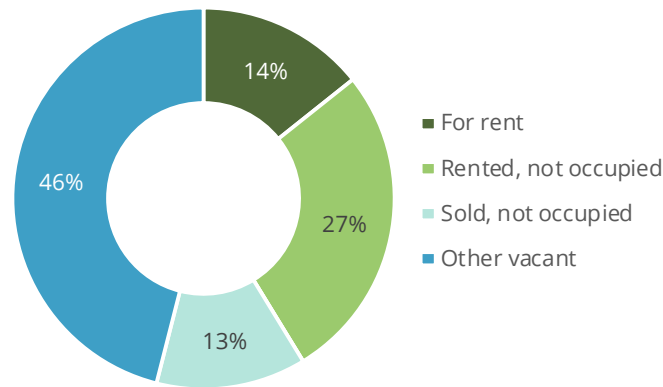
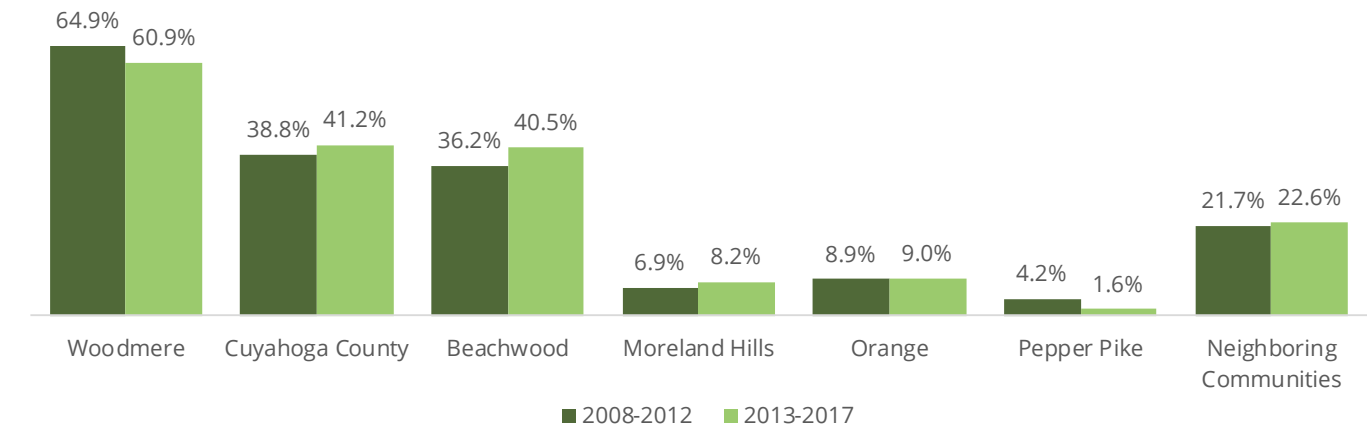


Figure 75
Percent of Renter-Occupied Housing Units, 2012 & 2017



OCCUPANCY & VACANCY

Occupancy rates display what percent of housing units within an area are currently occupied. Though still relatively high, at 85.5% the Village of Woodmere has the lowest occupancy rate among its neighboring communities and the County as a whole.

Among the 14.5% vacant housing units, most are considered “other vacant” (46%). “Other vacant” indicates that the unit does not fit into the for rent, for sale, rented or sold but not yet occupied, or temporarily used vacant categories. Common reasons include an owner that does not want to rent or sell, or a house that is being used for storage, being foreclosed upon, or being repaired or renovated. No housing units were considered vacant due to being up for sale during the time data was collected.

The remaining vacancy types include: rented, but not occupied (27%); for rent (14%); and sold, but not occupied (13%).

TENURE

Tenure is a term used to describe whether a housing unit is owned or rented by its occupants. The Village of Woodmere saw a slight decrease in the number of renter-occupied housing units from 64.9% in 2012 to 60.9% in 2017. Pepper Pike was the only other community that saw a similar decreasing trend among renter-occupied housing units, while the County as a whole and the remaining neighboring communities all saw an increase in renter-occupied housing units. Additionally, when looking at the neighboring communities combined, there was an overall increase of about 1% in renter occupied housing (0.9%).

RENT

Gross rent is a good indicator for overall affordability of housing within a community. Woodmere’s rental market and rent distribution is quite different than trends found across the County as a whole and when compared to its neighboring communities. The Majority of rentable units in the Village of Woodmere are priced between \$600 to \$799 (60.2%), which is significantly higher when compared to its regional neighbors (0.4%). However, Woodmere does not have any rentable units priced below \$600, but 4.3% of rentable units in neighboring communities are comprised of units listed below \$600.

AFFORDABILITY

The Village of Woodmere’s median household income (MHI) increased at a significantly faster rate than the County between the years 2012 and 2017. Additionally, the Village also saw a slight increase in median rental prices during the same time frame, but at a much slower rate than MHI and not as quickly as trends within the County as a whole. However, median sales prices for single family homes in Woodmere Village dropped 12.5%, while in the County as a whole, prices increased 8.7%.

Woodmere’s Median Household Income (MHI) is increasing at such a drastic rate. Additionally, the slow increase of median rent prices and dropping median sales prices for single-family homes within Woodmere, can indicate that the community is showing signs of more disposable income and that it may be a good time to invest in the community.

Additionally, Woodmere has similar trends in terms of units listed between \$800 to \$999 and units listed over \$1,000 with those of the County as a whole. However, when compared to its neighboring communities, the Village of Woodmere has 17.4% more of its housing stock priced between \$800 to \$999 and nearly 75% less in the number of units listed above \$1,000 (72.8%).

Figure 77
Change in Income, Rent, and Sales Price, 2012 to 2017

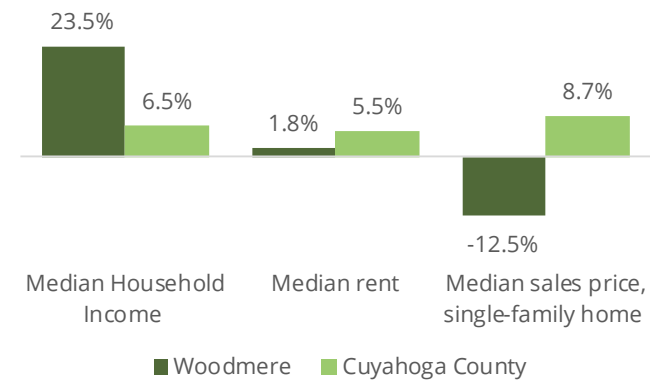
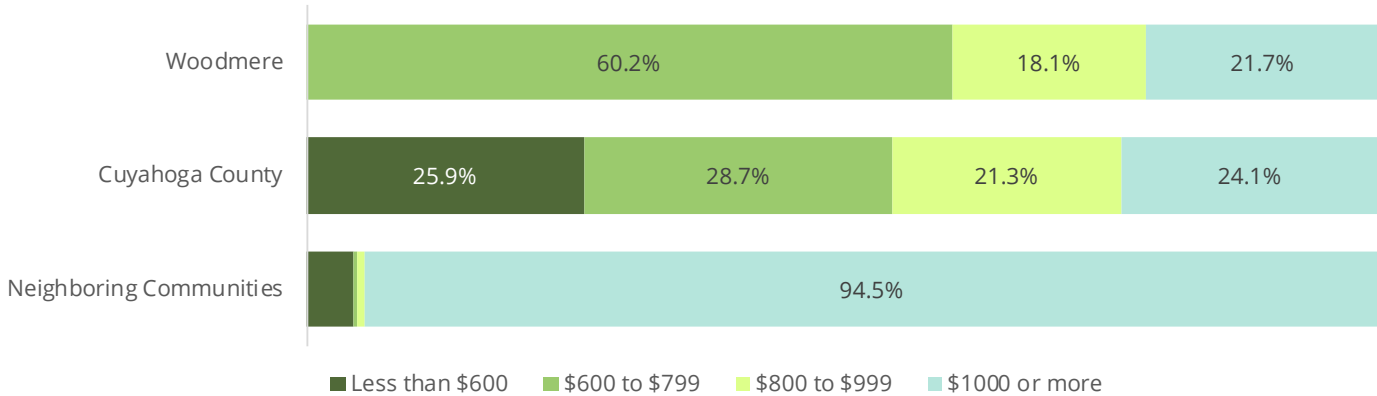


Figure 76
Percentage of Rental Units by Median Gross Rent, 2017



6.4 HOUSING PROFILE

SENIOR HOUSING

It is important for a community to provide housing options that meet the needs of the community's population over the age of 65. The Village of Woodmere does not currently have any senior housing or care facilities with resources within the community. However, there are many options just outside its borders in neighboring communities.

Independent living facilities typically offer apartment-style residences for seniors who are capable of living on their own and desire to live in a communal environment with those of a similar age. These facilities also tend to provide various amenities and services, including interactive activities, group outings, dry cleaning, and more. Senior housing developments, such as independent living facilities, are a lot of times located near emergency services and medical facilities. This proximity to services—especially EMS services—is a benefit to seniors due to shorter response times and less of a distance to travel for emergency care.

Assisted living facilities often provide similar amenities to that of an independent living facility, but tend to also provide slightly more care for those living within the facility.

Overall, if a Woodmere resident was seeking senior housing alternatives, their closest options are located within the City of Beachwood, which has many different locations to choose from.

SENIOR HOME CARE

When seniors are able to stay in their homes, but still need additional care, home care is a great option. Typical home care services can include companionship, meal preparation, light housekeeping, grocery shopping, laundry, memory care, transportation, and more.

Similar to senior housing, there are no senior home care options within the Village of Woodmere and the closest locations are located within the City of Beachwood, which again has many options and alternatives for in-home care, and educational resources for seniors and their families to help make informed decisions about care giving.

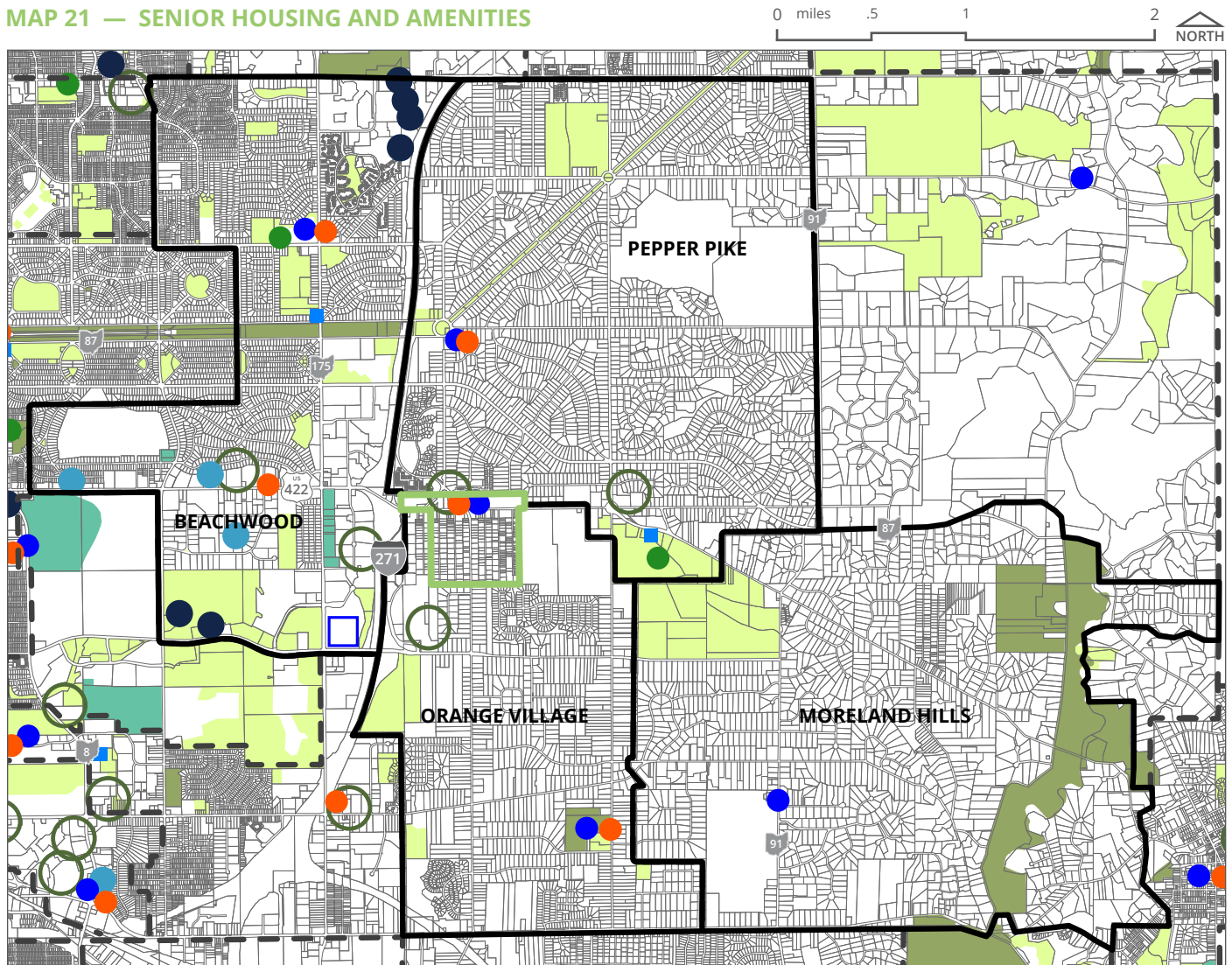


Source: www.menorahpark.org, vibrant and engaging lifestyles for seniors, The Residences of Menorah Park in the City of Beachwood offers a wide variety of seniors communities in a single campus; which include apartments, assisted living, memory care, and skilled nursing care















Source: www.lifeservicesassistedliving.com/beachwood-commons/our-community, state of the art assisted living at Beachwood Commons provides deluxe studio, one bedroom, and two bedroom unit options for its residents to call home

MAP 21 — SENIOR HOUSING AND AMENITIES



LEGEND

- | | | | |
|---|-----------------------------|---|------------------------------|
|  | Senior Housing Development* |  | Library |
|  | Senior Care Assistance** |  | Major Hospital |
|  | Police Department |  | Parkland |
|  | Fire Department |  | Cemetery |
|  | Community Rec Center |  | Open Space |
|  | Grocery Store |  | Village of Woodmere Boundary |

*Senior Housing Development is any facility that provides onsite lodging quarters and care to seniors and can include either independent or assisted living arrangements.

**Senior Care Assistance is a facility where employees travel to a senior's homes for daily assistance, companionship, or offer consultation services for medical, insurance, financial, and future assisted living needs.

6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE



Source: County Planning

WHAT IS THE TRANSPORTATION & INFRASTRUCTURE PROFILE?

The Village of Woodmere has a wealth of opportunities to further enhance its regional impact. Located along several critical transportation networks and roadways, Woodmere is easily accessible, but in a sense is “land locked” from expanding its reach across community borders. The Village must then in turn rely on enhancing its existing infrastructure and working collaboratively with neighbors to better the lives of its residents.

Overall, the Transportation & Infrastructure Profile will take a close look at existing infrastructure, current and future capital improvements, and connectivity in and around the Village of Woodmere.

TRANSPORTATION & INFRASTRUCTURE PROFILE COMPONENTS

- Commuting, page 166
- Vehicle Ownership, page 168
- Regional Infrastructure Projects, page 169
- Roadway Crashes, page 170
- Traffic Counts, page 171
- Sidewalks, page 172
- Transit Routes, page 173
- Bike Routes, page 174
- Closer Look | Regional Trails Network, page 176
- Connectivity Analysis, page 178
- Closer Look | Connectivity Analysis, page 179
- Education Connectivity, page 180
- Transit Connectivity, page 181

AT A GLANCE

TRANSPORTATION & INFRASTRUCTURE PROFILE



WOODMERE MORE THAN TRIPLES ITS POPULATION DURING THE DAY AS COMMUTERS TRAVEL INTO THE VILLAGE FOR WORK

The Village of Woodmere's workforce consists of 443 residents, of which 35 live and work within the community, while 408 live in the community, but work in other parts of the region. However, on an average work day, nearly 2,500 workers (2,493) commute into Woodmere and are employed within the community.



NEARLY ALL VEHICLE COLLISIONS OCCUR ALONG CHAGRIN BOULEVARD

There were a total of 227 vehicle collisions in Woodmere in 2017 and of those collisions, 208 occurred along Chagrin Boulevard. Additionally, of these 227 collisions, only three (3) involved pedestrians, none involved bicyclists, and nearly all (197) reported no injuries resulting from minor accidents.



WOODMERE'S MAIN THOROUGHFARES ARE NOT FRIENDLY TO THE AVERAGE BICYCLE RIDER

Chagrin Boulevard and Brainard Road provide excellent connectivity for vehicles between communities. However, these roadways are not suitable for the average bicyclist. Brainard Road is suitable for an intermediate rider, while Chagrin Boulevard is suitable for an experienced rider. This limits the types of alternative transportation options available to residents trying to reach a local destination.



NEARLY 3/4 OF THE ROADWAYS IN WOODMERE DO NOT HAVE SIDEWALKS

There are 214.2 miles of roadway surfaces within the Village of Woodmere and of those roadways, 153.6 miles or 71.7% do not have sidewalks on either side of the road. This can make walking a challenge, pose safety risks to pedestrians, and create a hazardous environment for drivers having to look for pedestrians walking in a street.



WOODMERE RESIDENTS HAVE LIMITED ACCESS TO AMENITIES & SERVICES

Woodmere's single-family homes located to the south of Chagrin Boulevard have great difficulty reaching amenities and services located outside of their streets. Each of these roadways are about a 1/2 mile in length, meaning a resident located at the terminus of one of these streets must walk at least 1 mile to reach Chagrin Boulevard and then get back to their residence. Thus, if a resident has limited mobility or does not have a personal vehicle, daily trips may be very challenging.

6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

COMMUTING

The Village of Woodmere is a hub for commercial and retail activity that attracts not only shoppers, but also daily workers from the surrounding region for employment. While Woodmere’s total population may be only 800 residents, workers that live outside the community and commute into Woodmere for work was nearly 2,500 (2,493). However, while 408 residents lived within Woodmere, but worked outside the community, only 35 Woodmere residents both lived and worked within the

community. The majority of commuters drove alone, but Woodmere did have the highest percentage of residents that chose to carpool (9.2%), use public transit (5.3%), and walk (3.7%) to get to their place of employment. The number one commuting destination for Woodmere’s workforce was the City of Cleveland, followed by Woodmere itself, Beachwood, Solon, and Pepper Pike.

Figure 78
Commuting Direction, 2015

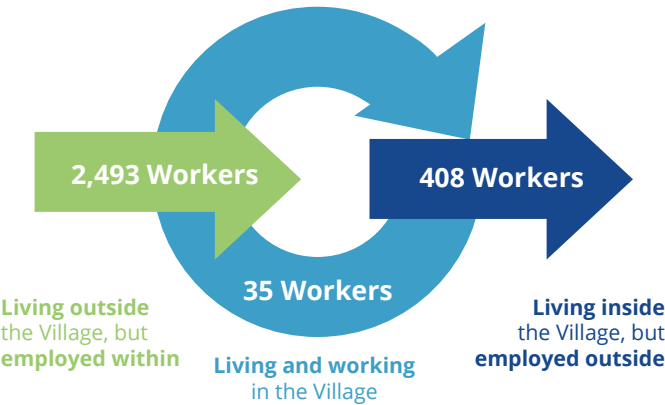
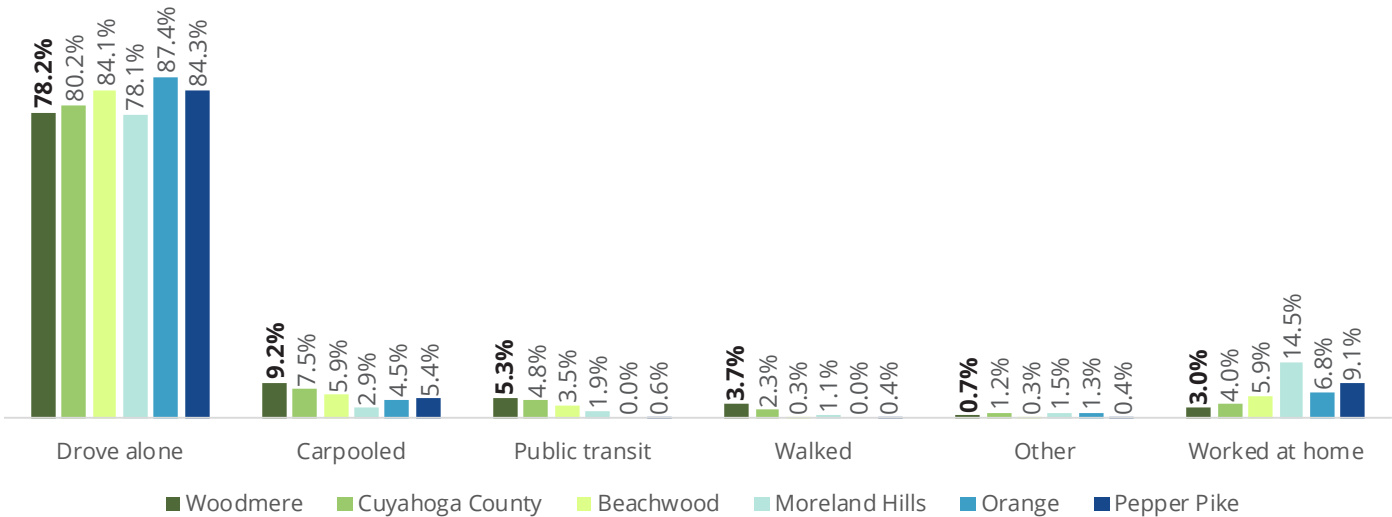


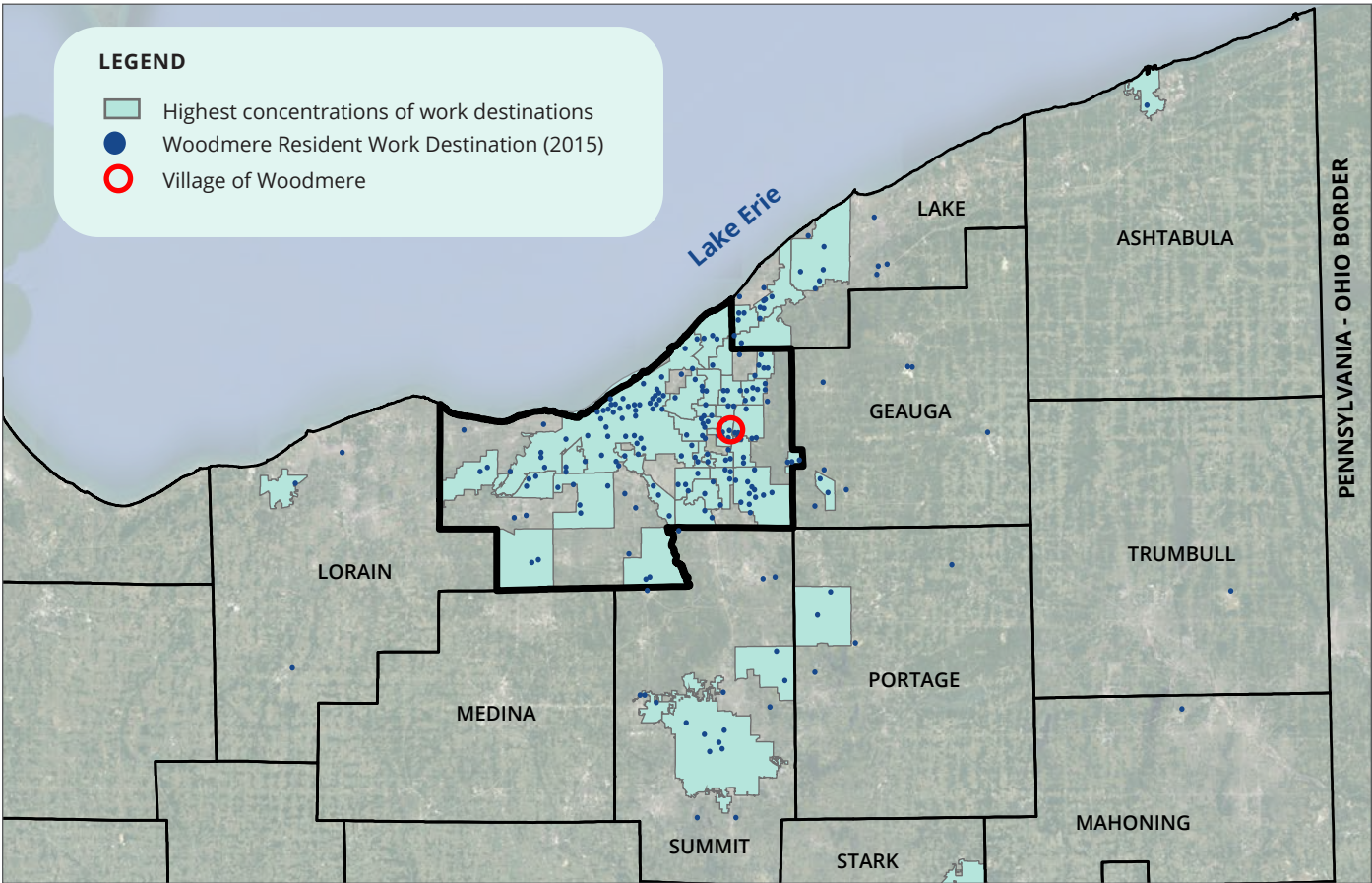
Figure 79
Top Commuting Destination, 2015

Destination	Number of Residents Employed at Destination
City of Cleveland	130
Woodmere	35
Beachwood	24
Solon	19
Pepper Pike	11
All Other Destinations	224

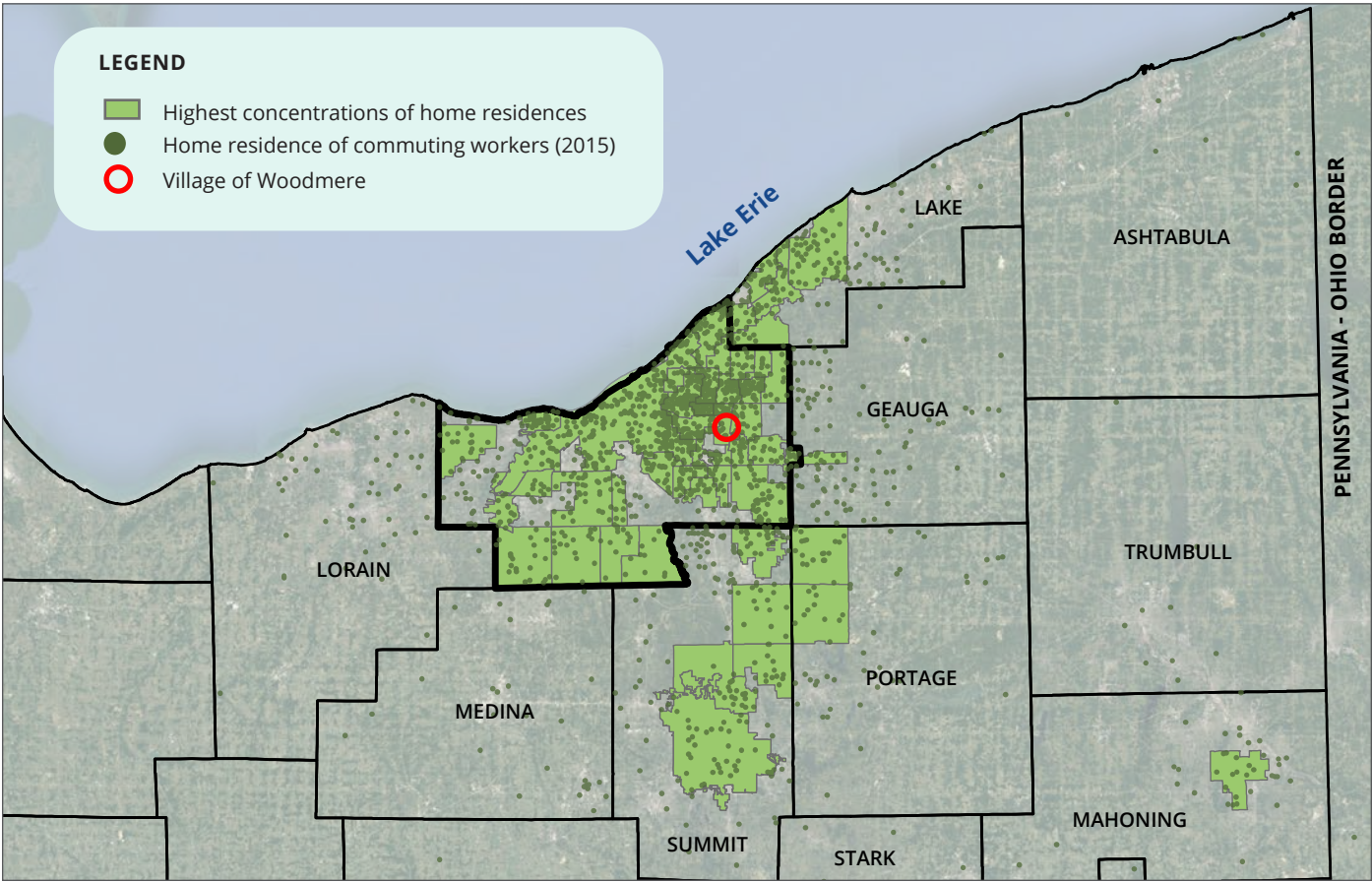
Figure 80
Commuting Method, 2017



MAP 22 — REGIONAL COMMUTING: RESIDENTS FROM WOODMERE TO WORK



MAP 23 — REGIONAL COMMUTING: WORKERS FROM HOME RESIDENCE TO WOODMERE



6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

VEHICLE OWNERSHIP

Much of modern communities today are still largely dominated by the automobile and infrastructure to support the high demand for personal vehicles. When compared to the County and its neighboring communities in 2017, the Village of Woodmere had the highest percentage of households only owning one vehicle (57.4%), but was among the lowest in terms of owning three vehicles (7.8%) and owning four or more vehicles (1.6%), and the lowest at 27.0% of households owning two vehicles.

When comparing the number of vehicles owned in 2012 to 2017, Woodmere saw an overall decrease in vehicle ownership in general, but saw its largest decrease in households owning one or no vehicles (-19.2%). This trend is similar to the County as a whole and its neighboring communities, but Orange Village saw a very large jump in households owning one or no vehicles, an increase of nearly 40.0% (39.3%). This could be due to a large “boomer” population becoming empty nesters or downsizing all at once.

Figure 81
Percent of Households by Number of Vehicles Owned, 2017

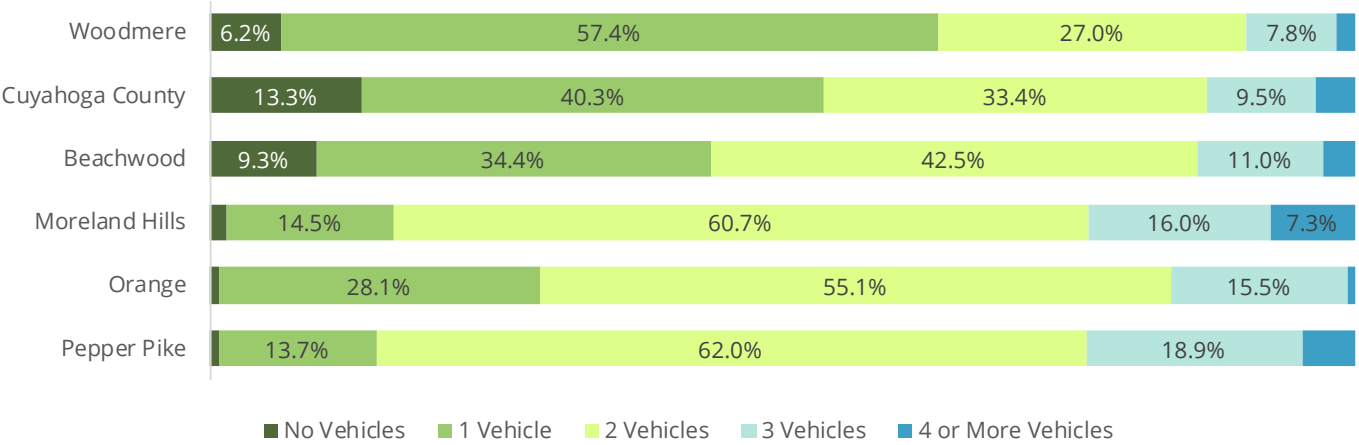
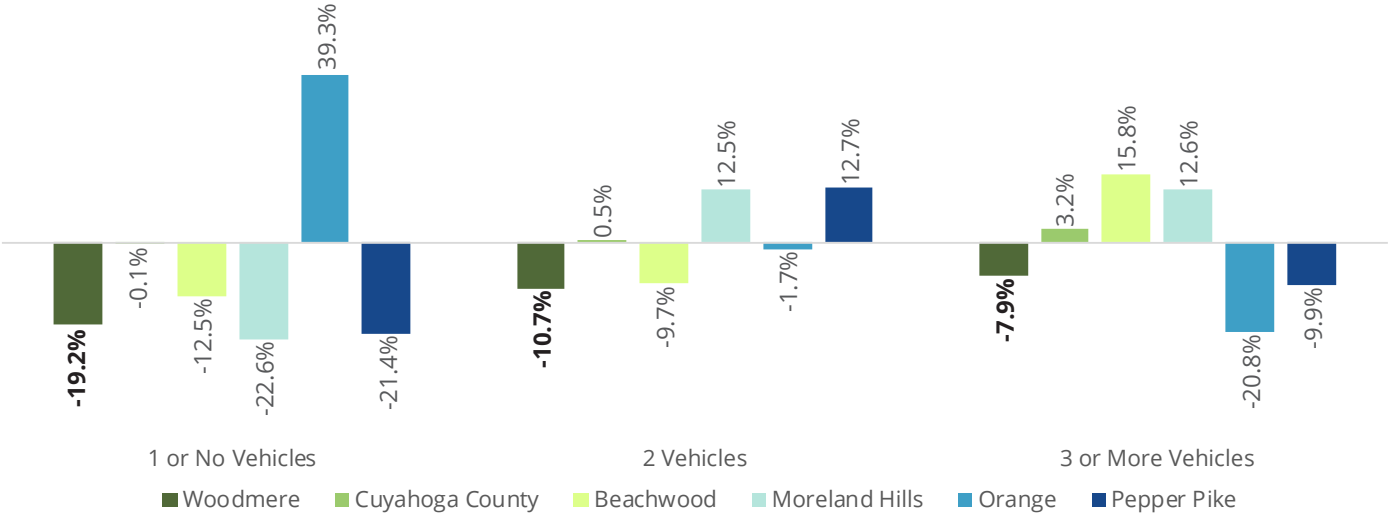
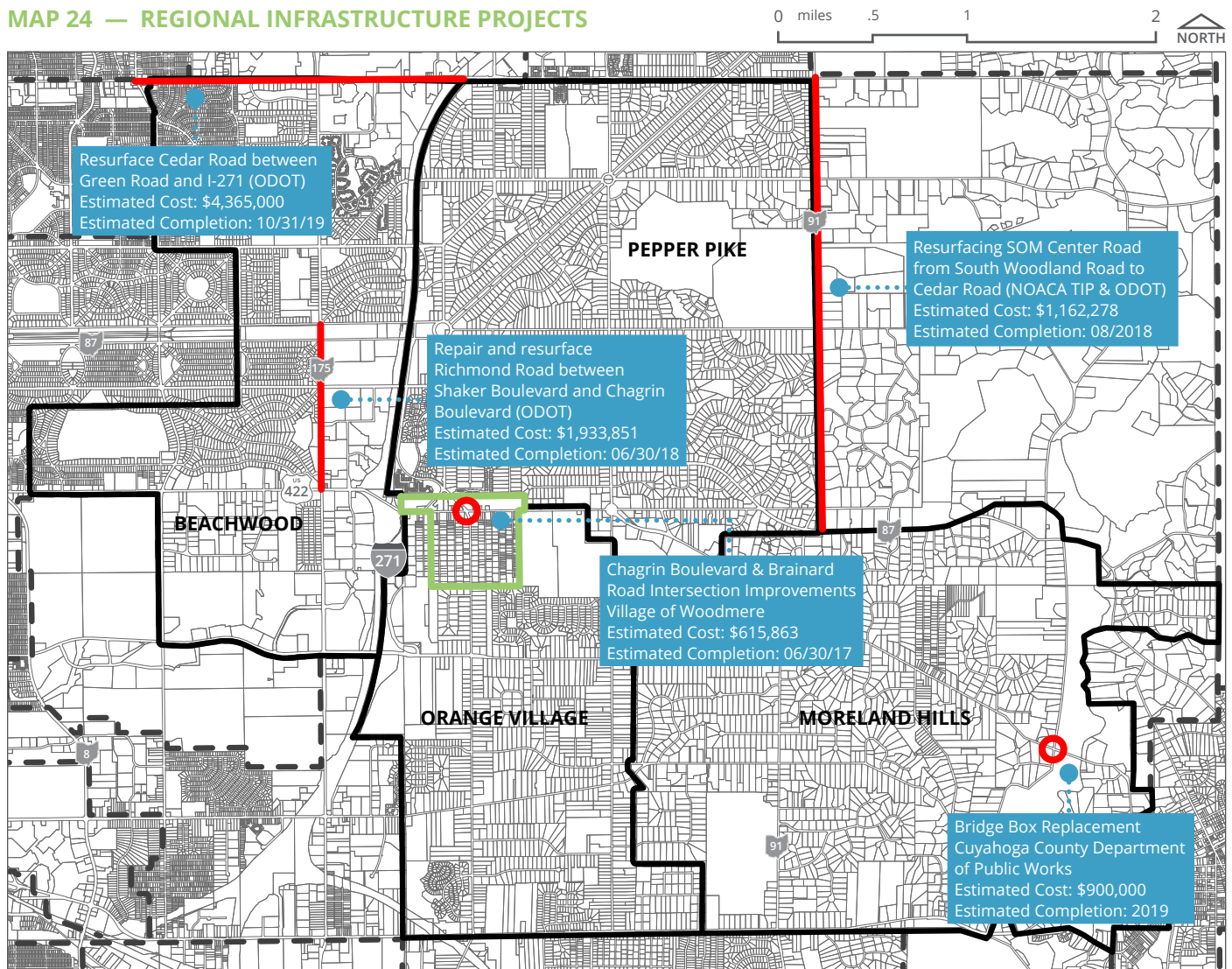


Figure 82
Percent and Numeric Change in Households by Number of Vehicles Owned, 2012 to 2017



MAP 24 — REGIONAL INFRASTRUCTURE PROJECTS



REGIONAL INFRASTRUCTURE PROJECTS

The Village of Woodmere has made a number of infrastructure improvements over recent years, such as improvements to the Chagrin Boulevard and Brainard Road intersection. In addition to these types of localized enhancements, there are also many regional projects underway. As seen in the map above, several regional infrastructure projects are nearing completion, have recently been completed, or are getting ready to begin. While not located directly within the community, these projects benefit the region as a whole by making the area more accessible, safer, and easier to access amenities in neighboring communities.

LEGEND

— Infrastructure Projects

6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

ROADWAY CRASHES

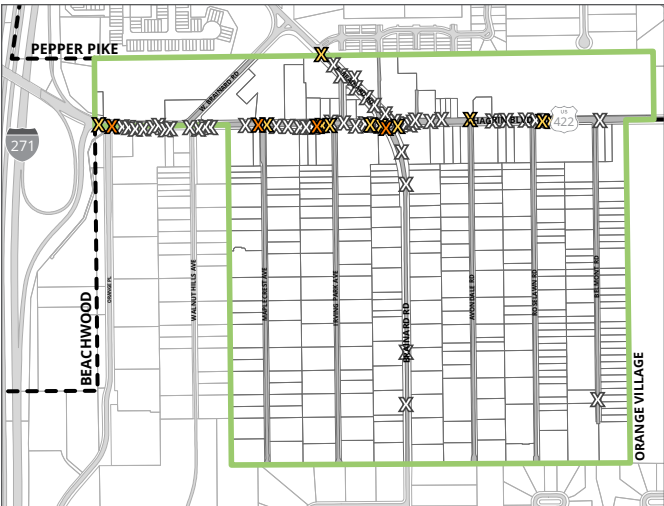
The Village of Woodmere has two main thoroughfares that run through the community; Chagrin Boulevard that runs east and west, and Brainard Road that runs north and south. The vast majority of roadway crashes within the Village occur along Chagrin Boulevard and some along Brainard Road. Most of these incidents are minor and result in minimal injuries or no injuries from small accidents.

Nearly all 227 of the motorist crashes within the community from 2017 were car on car, only three (3) involved pedestrians, and none involved bicyclists. This could be due to low usership of available sidewalks in the area, lack of safe connections into existing residential areas, and Chagrin Boulevard not being a bicycle friendly roadway and more suited towards experienced riders only. Additionally, there were no fatal accidents, only one (1) serious injury, six (6) visible injuries, twenty-three (23) possible injuries, and another 197 that had no injuries reported.



Source: County Planning, approaching the intersection of Brainard Road and Chagrin Boulevard, looking North

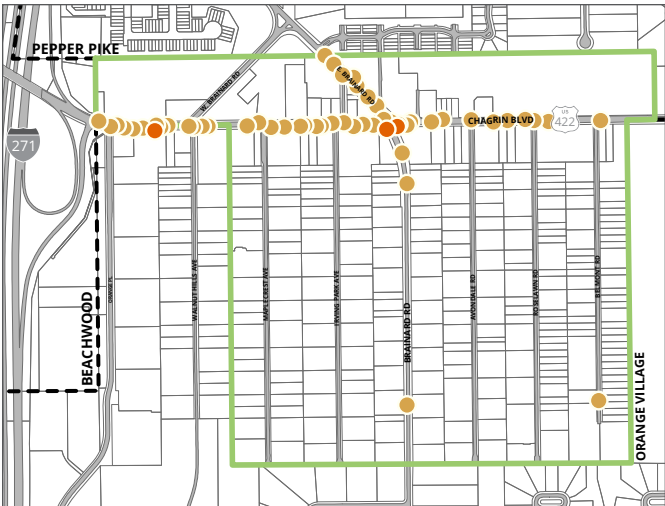
MAP 25 — CRASHES BY SEVERITY, 2017



LEGEND

- Blue X Fatal Injury (0)
- Red X Serious Injury (1)
- Orange X Visible Injury (6)
- Yellow X Possible Injury (23)
- Grey X No Injuries Reported (197)

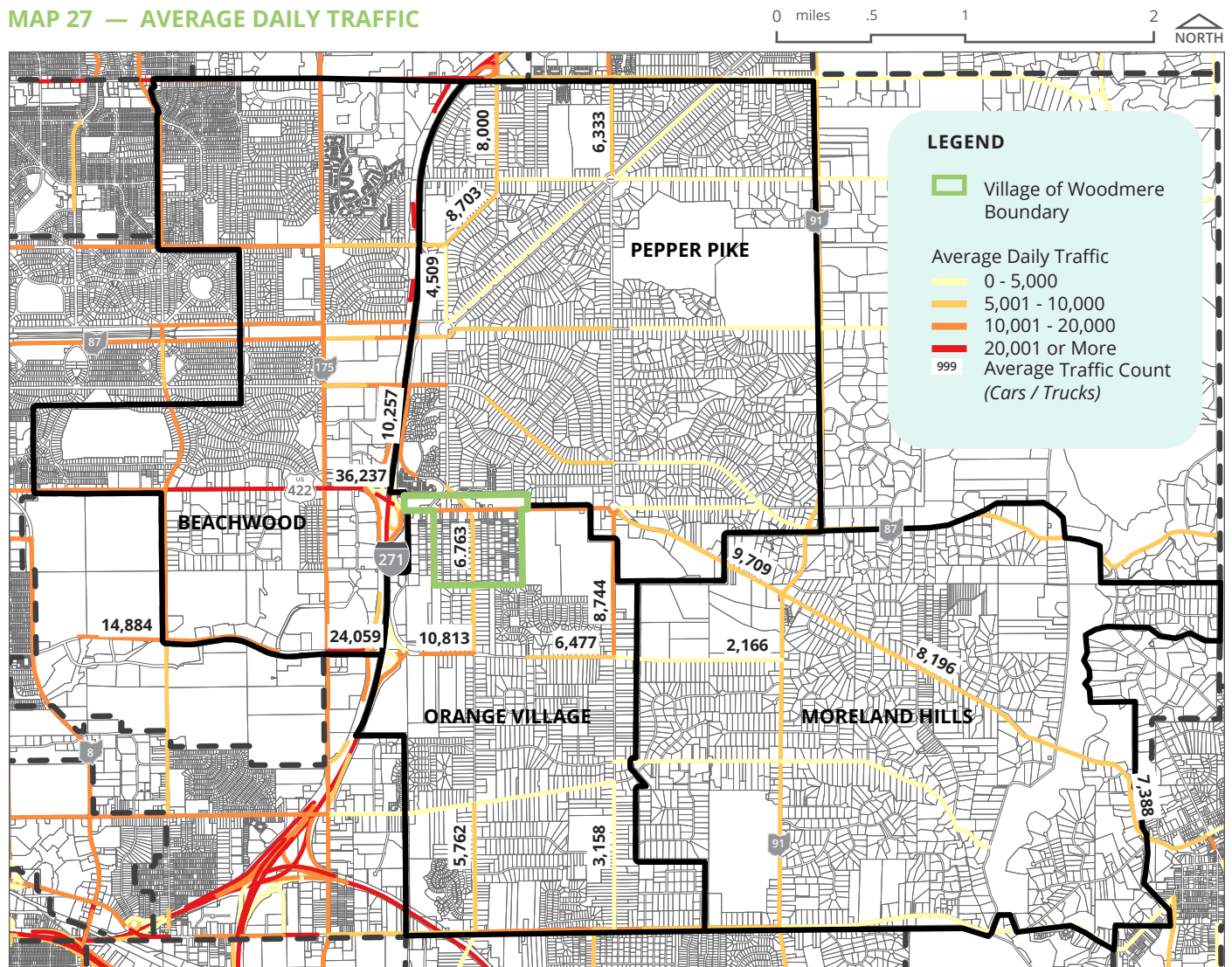
MAP 26 — CRASHES BY TYPE, 2017



LEGEND

- Orange Circle Crashes Involving Pedestrians (3)
- Blue Circle Crashes Involving Bicyclists (0)
- Yellow Circle All Other Crashes (224)

MAP 27 — AVERAGE DAILY TRAFFIC



TRAFFIC COUNTS

Traffic counts are helpful in understanding the need for future infrastructure improvements. Heavily traveled roads may require turn lanes, signal coordination, or even expansion. Traffic counts should be understood within the road context, however, because large traffic counts do not necessarily indicate the need or feasibility for improvements. Many communities have also found that roadways were overbuilt in the past and can be reduced for other purposes such as bike lanes, sidewalks, parking, or more greenspace.

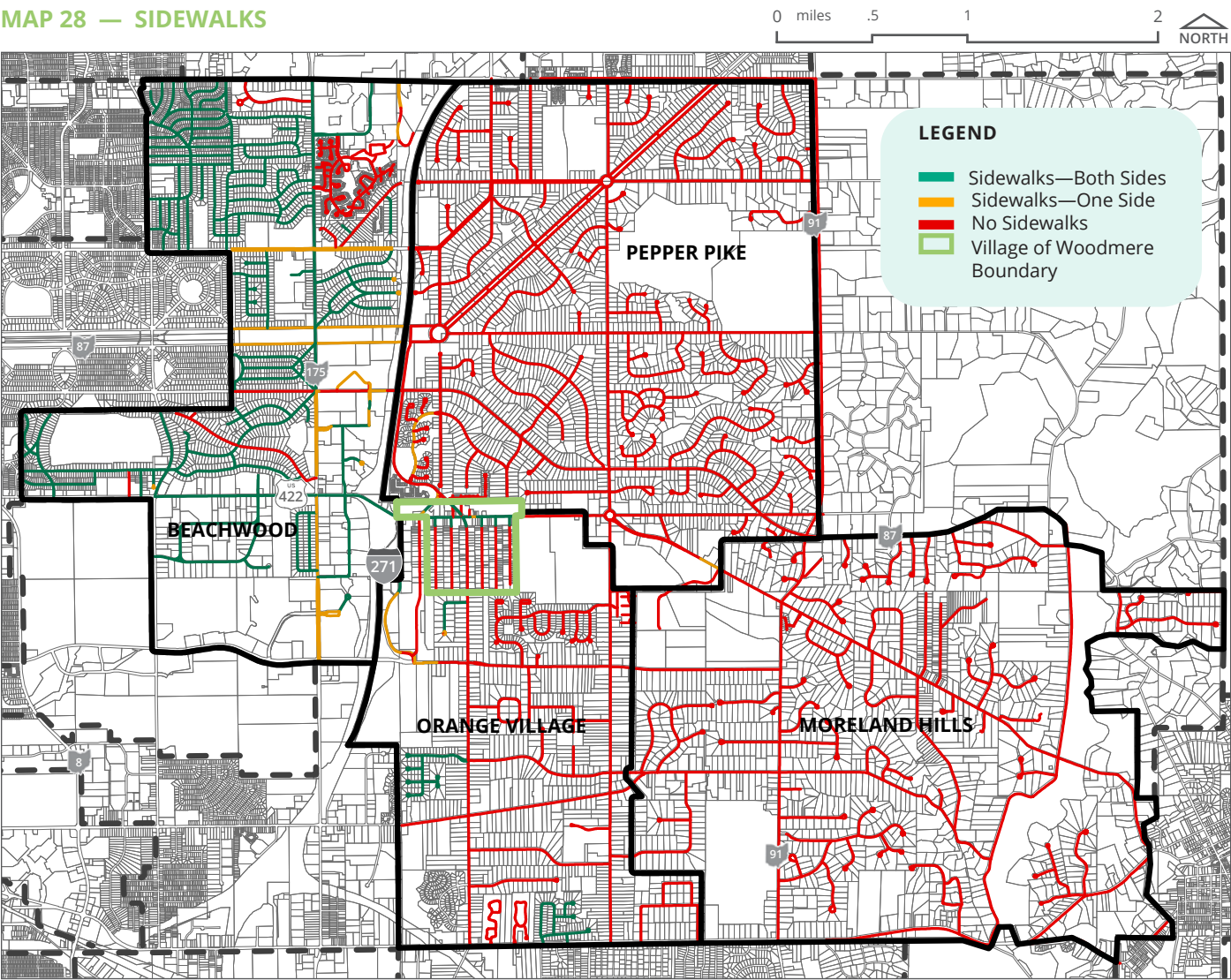
The traffic counts displayed above were completed by NOACA and ODOT between 2012 and 2017. Having been completed at different years and by different agencies, the counts should provide insights on the importance and

traffic of various roads; however, more recent traffic counts would be needed before any major improvements.

The most trafficked roadway through Woodmere is Chagrin Boulevard, followed by Brainard Road. The western portion of Chagrin Boulevard just outside of the Village's boundary in Beachwood can expect to see nearly 40,000 vehicles per day (36,237). Additionally, just one exit on I-271 to the south in Orange Village can expect to see nearly 25,000 vehicles per day (24,059) along Harvard Road. Woodmere is in a very advantageous position for pulling in business from these pools of traffic as many other retail hubs and medical facilities exist in neighboring communities that employ a large number of personnel.

6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

MAP 28 — SIDEWALKS



SIDEWALKS

The Village of Woodmere is in a prime location to position itself as a critical connector to communities east of I-271 and the rest of the Chagrin Valley. Currently, most of the community does not have sidewalks on either side of its roadways. Areas that do have sidewalks are primarily focused along Chagrin Boulevard and into retail destinations. However, there is a sharp disconnect of pedestrian accommodations from residential areas, which is a trend that continues throughout communities to the east of I-271.

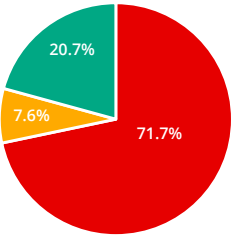
Of Woodmere and its neighboring communities, Beachwood far exceeds the amount of sidewalks on both sides of its roadways than Woodmere, Pepper Pike, Orange Village, and Moreland Hills combined. This is largely due to

these communities being more suburban in nature, and subject to sprawl. As a result, amenities such as shopping, parks, schools, or other community facilities tend to be further away. Thus, the likelihood of being able to walk to an amenity would not be as likely as a condensed, urban footprint with linear streetgrid systems.

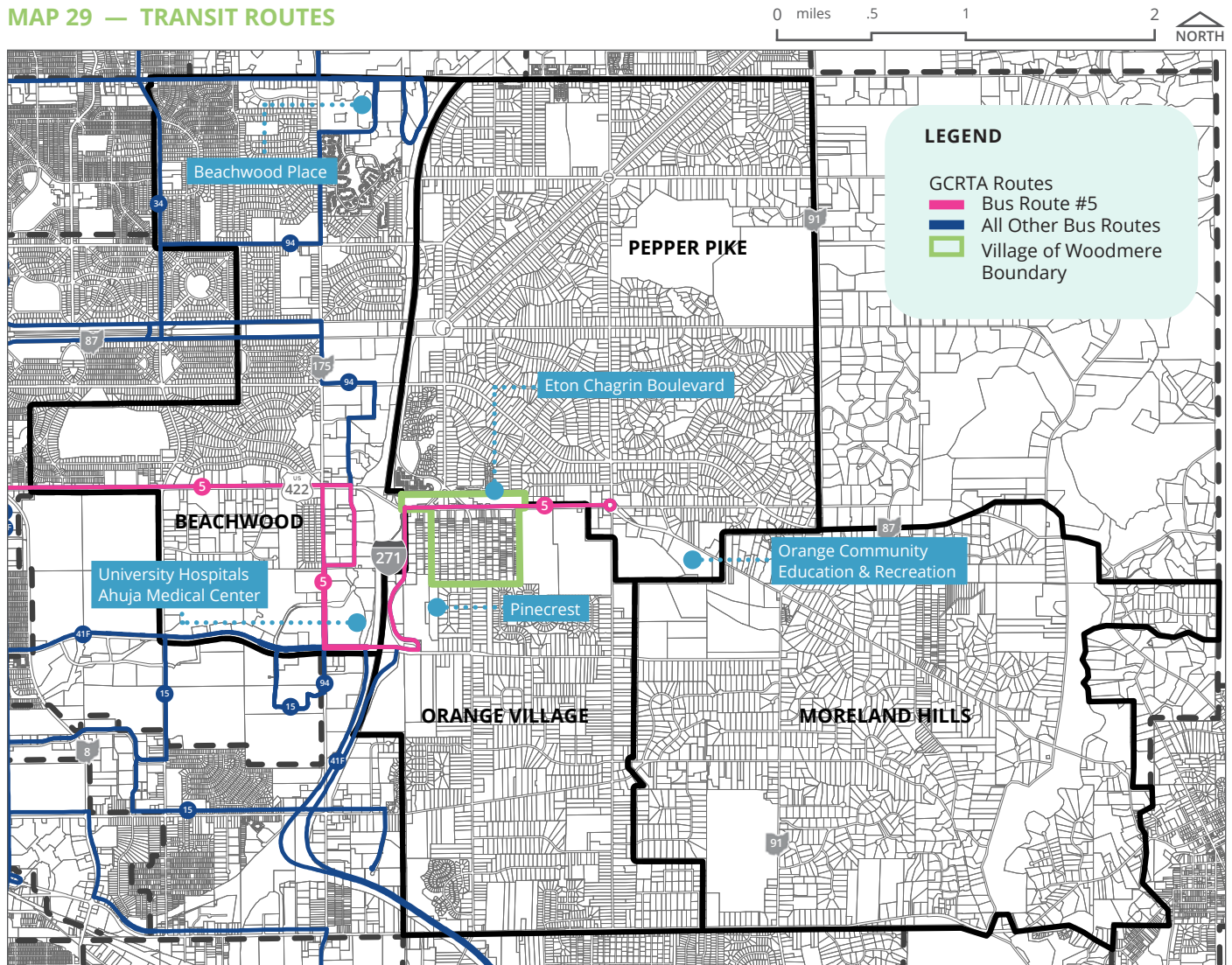
PERCENTAGE OF REGIONAL ROAD NETWORK WITH SIDEWALKS

Sidewalks - Both Sides: 44.4 miles
Sidewalks - One Side: 16.2 miles
No Sidewalks: 153.6 miles

TOTAL: 214.2 miles of road surface



MAP 29 — TRANSIT ROUTES



TRANSIT ROUTES

Having travel options for commuters greatly improves the usability and connectivity of roadways, and helps citizens travel where they need to safely, efficiently, and on time—especially for residents without access to a personal vehicle.

The communities located to the east of I-271 tend to have fewer bus routes that run to them. This could pose as a significant transportation barrier to residents and workers alike that limits options for inter-County travel.

The Village of Woodmere is a retail hub that provides jobs to thousands of people across the region. However, with limited access to public transit, workers may need to seek

other means of transportation to get to work. Woodmere has direct access to the Greater Cleveland Regional Transit Authority (GCRTA) #5 Chagrin Line, which travels from the Warrensville-Van Aken Rapid Station, along Chagrin Boulevard, to Lander Circle in Pepper Pike.

While the #5 line provides critical access within the community, riders can connect to a number of other routes just outside the Village to easily access much further destinations across the County. However, there are not any Park-n-Rides or Transit Centers in the immediate area; the closet Park-n-Ride is located in Euclid (#1 & #39) and the closest Transit Center is located in Maple Heights (Southgate Transit Center, #40, #41, #76, #90F, PARTA).

6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

BIKE ROUTES

Without on-street bicycle facilities, bicyclists must ride in mixed traffic with cars. According to NOACA GIS data that describes streets by speed, width, and traffic, the streets in Woodmere, and the areas that immediately surround the community, are largely suited for intermediate or experienced riders only.

The vast majority of the Village's amenities are concentrated along Chagrin Boulevard. However, this roadway in particular is heavy with traffic only recommended for experienced riders, while other nearby roadways such as Brainard Road, Harvard Road, and Lander Road are suitable for intermediate riders. These roadways are main thoroughfares for moving residents around the community, but lack enough bicycle infrastructure to support riders of all skill levels.

There are only a small number of roadways that are suitable for the average rider that are not residential areas or developments, and only one dedicated multi-use path located in Beachwood. However, it is important to note that no roads within Woodmere, Orange Village, Pepper Pike, Beachwood, or Moreland Hills exist that are "not suitable" for bicycle ridership. This provides immense opportunity for a more efficient, safe, and complete bicycle network within the region.

Figure 83
Biking Suitability Level Examples



BEACHWOOD CITY PARK: MULTI-USE TRAIL



PINETREE RD: AVERAGE RIDER, 25MPH



BRAINARD RD: INTERMEDIATE RIDER, 35MPH

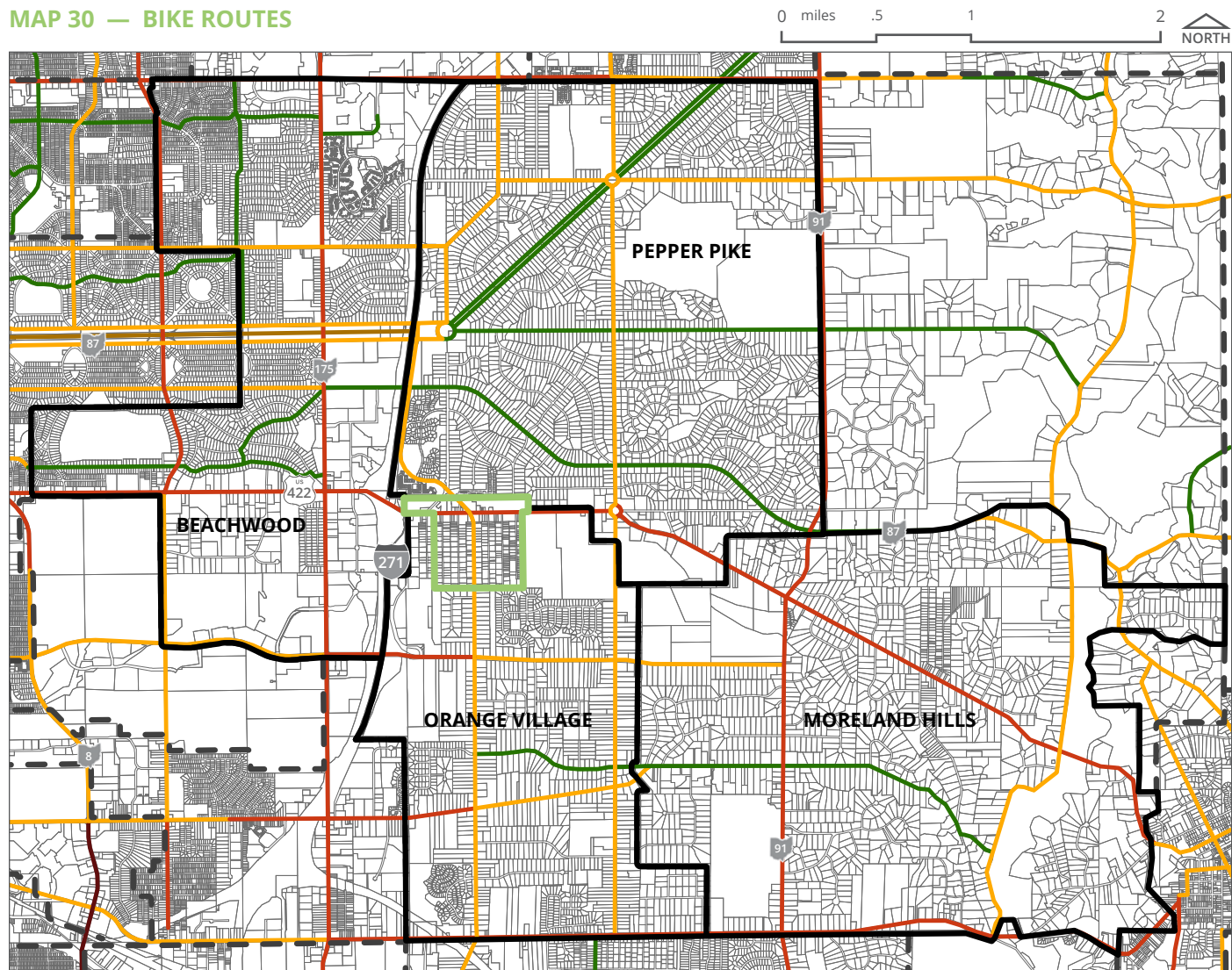


CHAGRIN BLVD: EXPERIENCED RIDER, 25 - 35MPH



NORTHFIELD RD: NOT SUITABLE FOR BIKING, 25 - 35MPH

MAP 30 — BIKE ROUTES



LEGEND

Village of Woodmere Boundary

Existing Bicycle Facilities

All Purpose Trail

On-Road Bike Suitability Based on Rider Experience (NOACA)

Average Rider

Intermediate Rider

Experienced Rider

Not Suitable for Biking

CLOSER LOOK | REGIONAL TRAILS NETWORK



"Cuyahoga Greenways is a joint effort between County Planning, Cleveland Metroparks, and NOACA to build an interconnected system of greenways and trails that link neighborhoods, parks, and public transportation, and create a comprehensive countywide active transportation network."

The greenway system will provide recreation opportunities and alternative transportation options for moving around the county on foot and by bike, and improving our communities' health, well-being, and economic vitality.

As a tool for improving transportation, the Cuyahoga Greenways system will provide more than just new links between the communities of Northeast Ohio. By taking the successes and lessons of the Eastside Greenway and applying them to all of Cuyahoga County, the Cuyahoga Greenways plan aims to develop an equitable transportation strategy that benefits all ages, abilities, and users. Whether walking a dog, pushing a stroller, or commuting to work, the Cuyahoga Greenways network is logical, well-connected, and accessible, providing unique experiences and a variety of benefits to the region. These benefits stretch beyond transportation to include: increasing quality of life by encouraging healthier lifestyles; boosting property values; positively impacting the local economy; improving storm water capture; and reducing carbon emissions. Cuyahoga Greenways can help shift the thinking about transportation countywide for a healthier and more sustainable future by highlighting the benefits of Greenways while also supporting communities with more accessible, affordable, and better connected multi-modal transportation options.

Funded by the Northeast Ohio Areawide Coordinating Agency (NOACA) through their Transportation for Livable Communities Initiative (TLCI), this active transportation project includes outreach and coordination with multiple organizations, municipalities, and the public to develop this robust greenways network. The project team is preparing this network of candidate routes connecting existing trails, parks, and points of interest throughout every community in Cuyahoga County. As part of this preliminary step, the project team prepared a series of maps showing natural land cover, existing and proposed bicycle lanes, and points of interest. The team also assembled an online mapping tool that displays a variety of layers for users to interact with.



County Planning



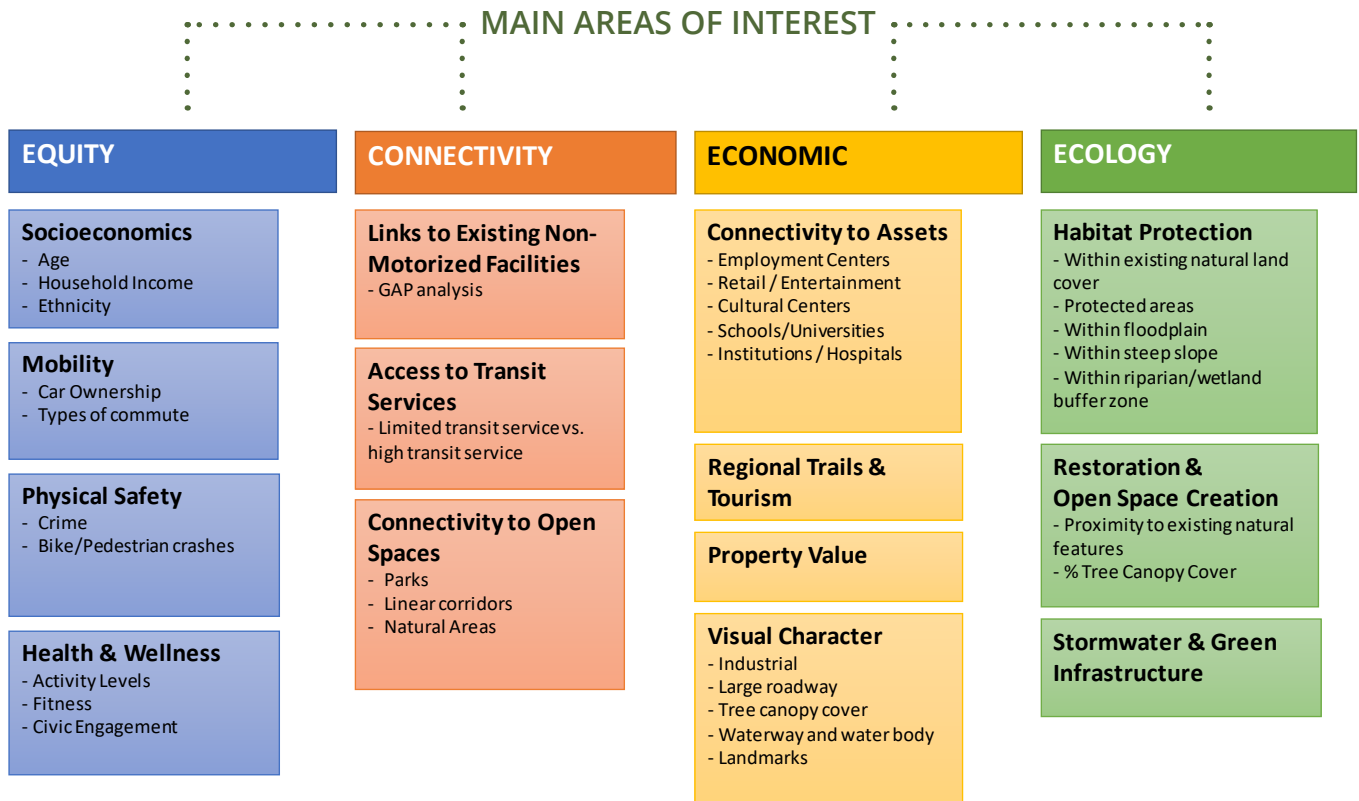
Cleveland
Metroparks



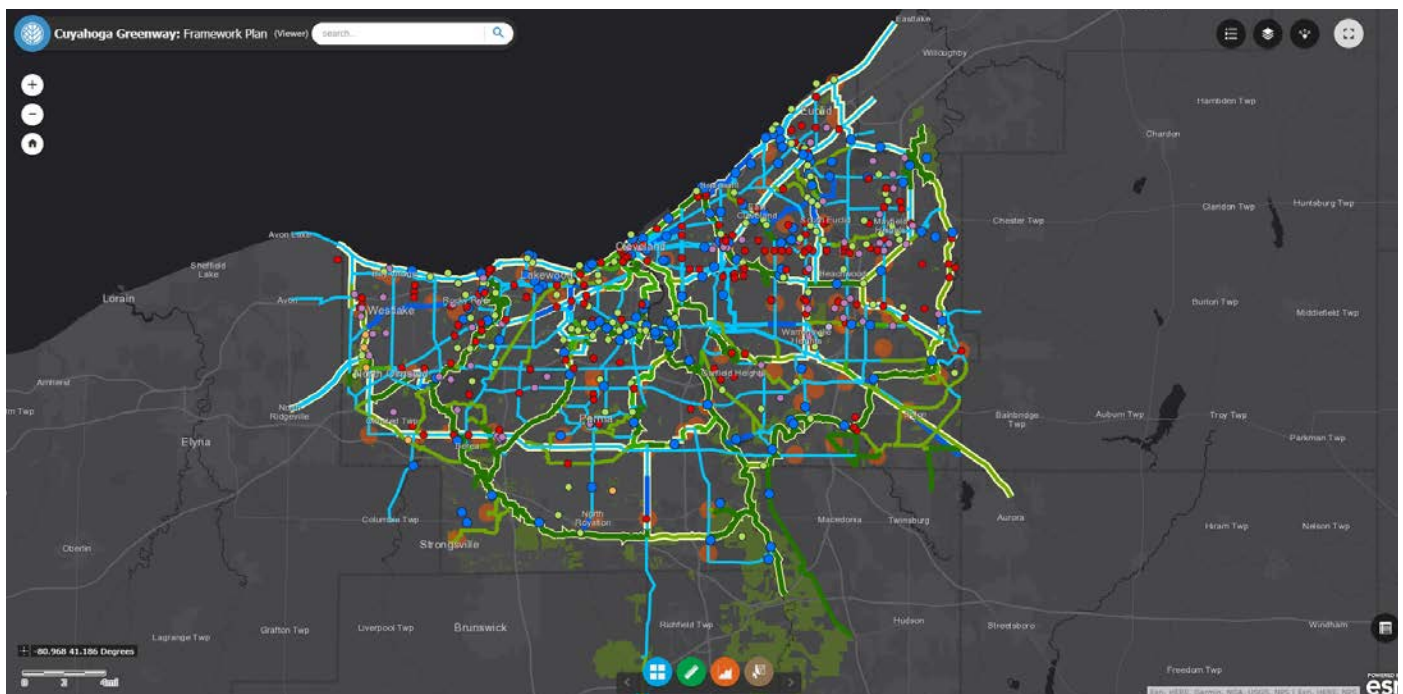
BACKGROUND ANALYSIS

An extensive review process and data analysis took place to determine the best locations for trail connections and placement. The following is a brief overview of the main factors considered in these analyses.

For more information, please visit: www.cuyahogagreenways.org



CUYAHOGA GREENWAY: FRAMEWORK PLAN (ONLINE VIEWER)



6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

CONNECTIVITY ANALYSIS

Connectivity is a broad term often used to describe how people are physically connected to an area and its amenities by sidewalks, bikeways, and other non-motorized connections. At its most basic, connectivity helps to describe whether a person can walk or bike to the places they want to go, such as a coffee shop, grocery store, or their job.

WALKSHEDS

While many amenities and shopping destinations may be at the center of the community or just across municipal boundaries, that does not mean that residents can easily walk to them. While a community facility may be only a half mile away from a resident's home, winding or disconnected streets can hinder connections.

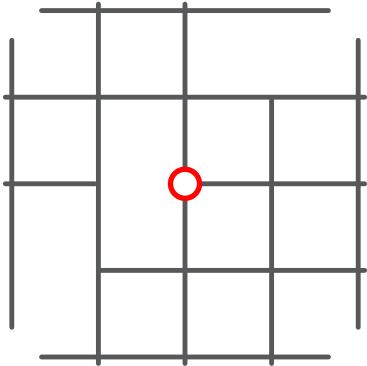
A walk shed shows the distance someone can walk when following a road or path. In a well-connected network, a walk shed can be roughly equivalent to a direct line; however, in a disconnected network, walk sheds might be much shorter—for instance, getting from one cul-de-sac neighborhood, dead end roadway, or residential street to another can be cumbersome even though they may be physically close.

For a better understanding of walksheds, please see Closer Look | Connectivity Analysis, page 179.

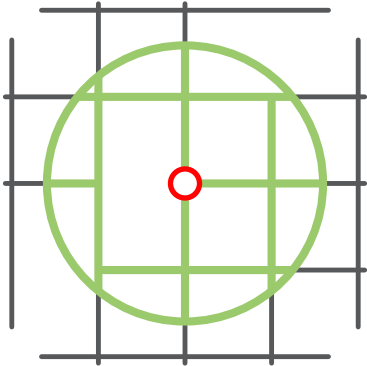


Source: County Planning, Image depicts a typical residential street looking north towards Chagrin Boulevard

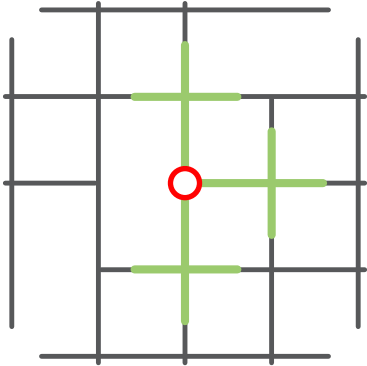
Example Street Network



Half Mile Radius from Starting Point



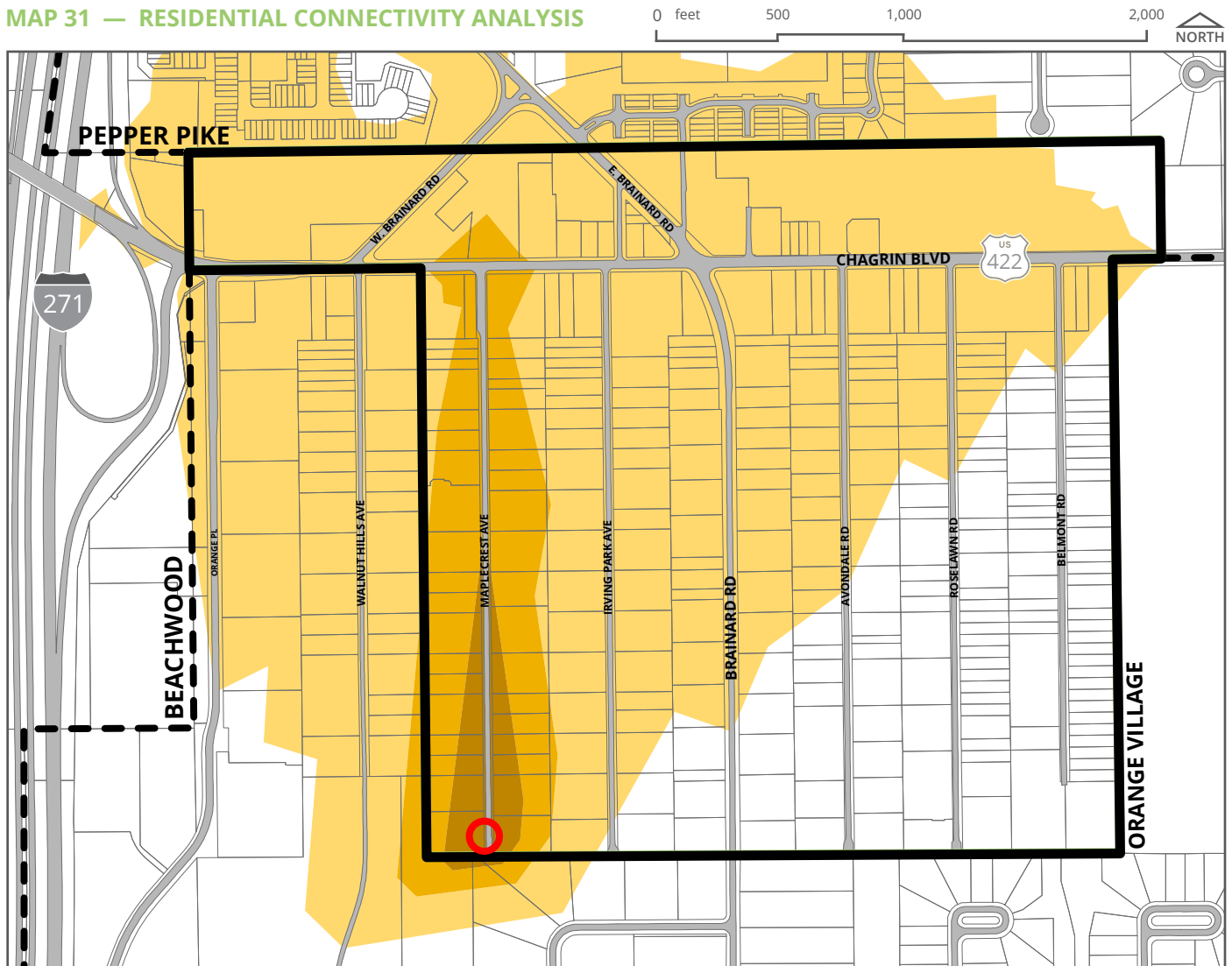
Actual Half Mile Walk Shed from Starting Point



- Street Network
- 1/2 Mile
- Starting Point

CLOSER LOOK | CONNECTIVITY ANALYSIS

MAP 31 — RESIDENTIAL CONNECTIVITY ANALYSIS



UNDERSTANDING CONNECTIVITY

The Village of Woodmere has a very distinct and unique residential street layout. The residential areas within the Village are almost entirely located to the south of Chagrin Boulevard. There are a total of five (5) residential streets that dead end near the southern Woodmere community border and one (1), Brainard Road, that continues through the community both north and south.

Ideally, residents should have easy access to shopping needs, neighbors, services, and recreation options. However, Woodmere's residential streets lack inner-connectivity and a secondary street system to physically get to such access points to utilize these various amenities. The map above depicts the Village of Woodmere and its street system. As demonstrated in the map, if a resident

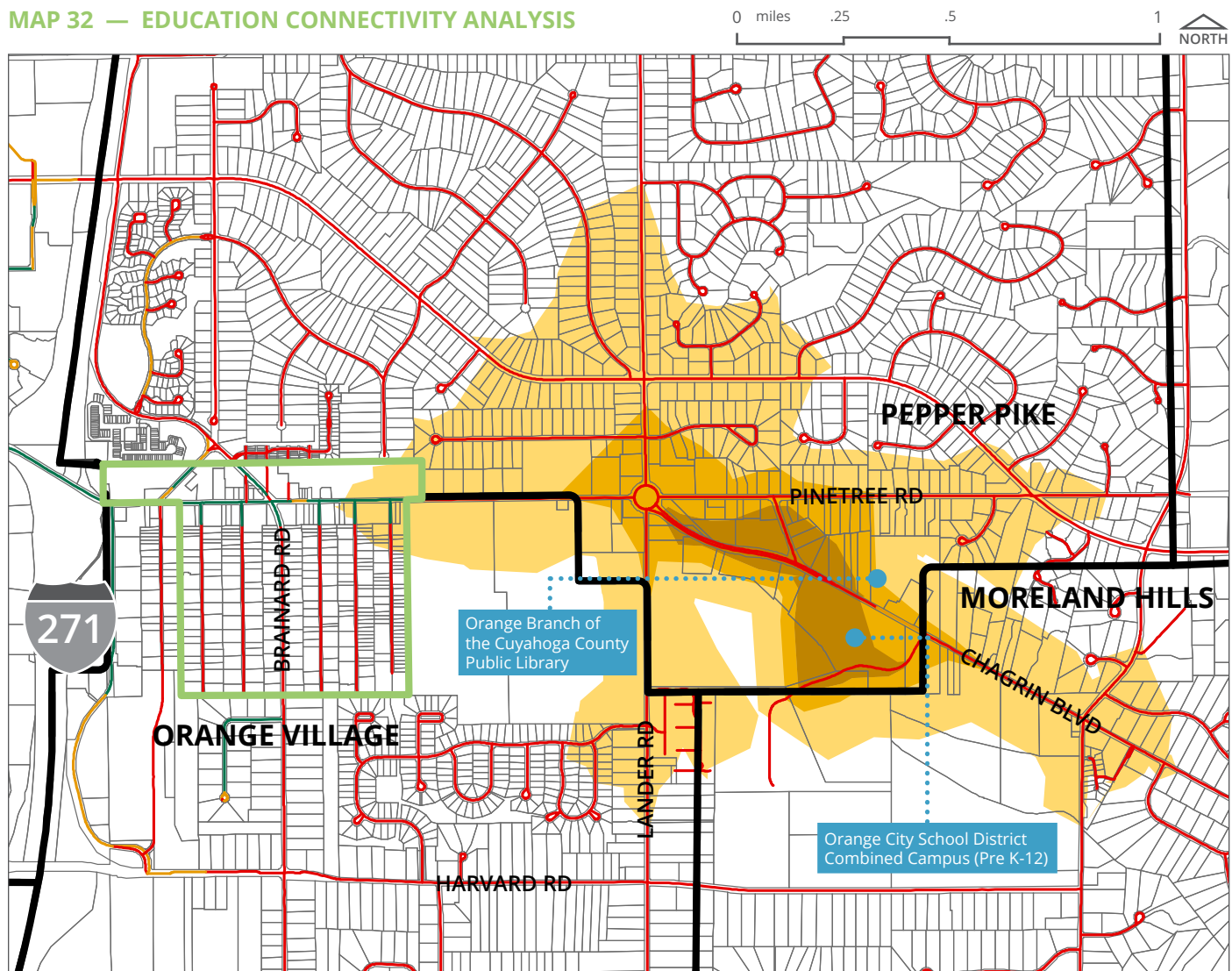
LEGEND

- 1/4 Mile Walk from Starting Point
- 1/2 Mile Walk from Starting Point
- 1 Mile Walk from Starting Point
- Residential Starting Point

lived in the southwestern most, residential area of the community, they would not be able to reach most amenities or services without walking at least a 1/2 mile. As each of the residential streets are of a similar layout and length, the majority of residents have limited access within the community if they do not own a personal vehicle.

6.5 TRANSPORTATION & INFRASTRUCTURE PROFILE

MAP 32 — EDUCATION CONNECTIVITY ANALYSIS



EDUCATION CONNECTIVITY

The Village of Woodmere is part of the Orange City School District and its closest library is the Orange Branch of the Cuyahoga County Public Library system. Both the OCSD education campus and library are located in very close proximity to each other and to residential neighborhoods on Chagrin Boulevard.

However, the majority of residential areas in close proximity to the school campus and library do not have sidewalks on either side of the road. In recent years and since the new library facility opening in 2015, sidewalk and connectivity improvements have been made for students to more safely cross Chagrin Boulevard and access the library.

LEGEND

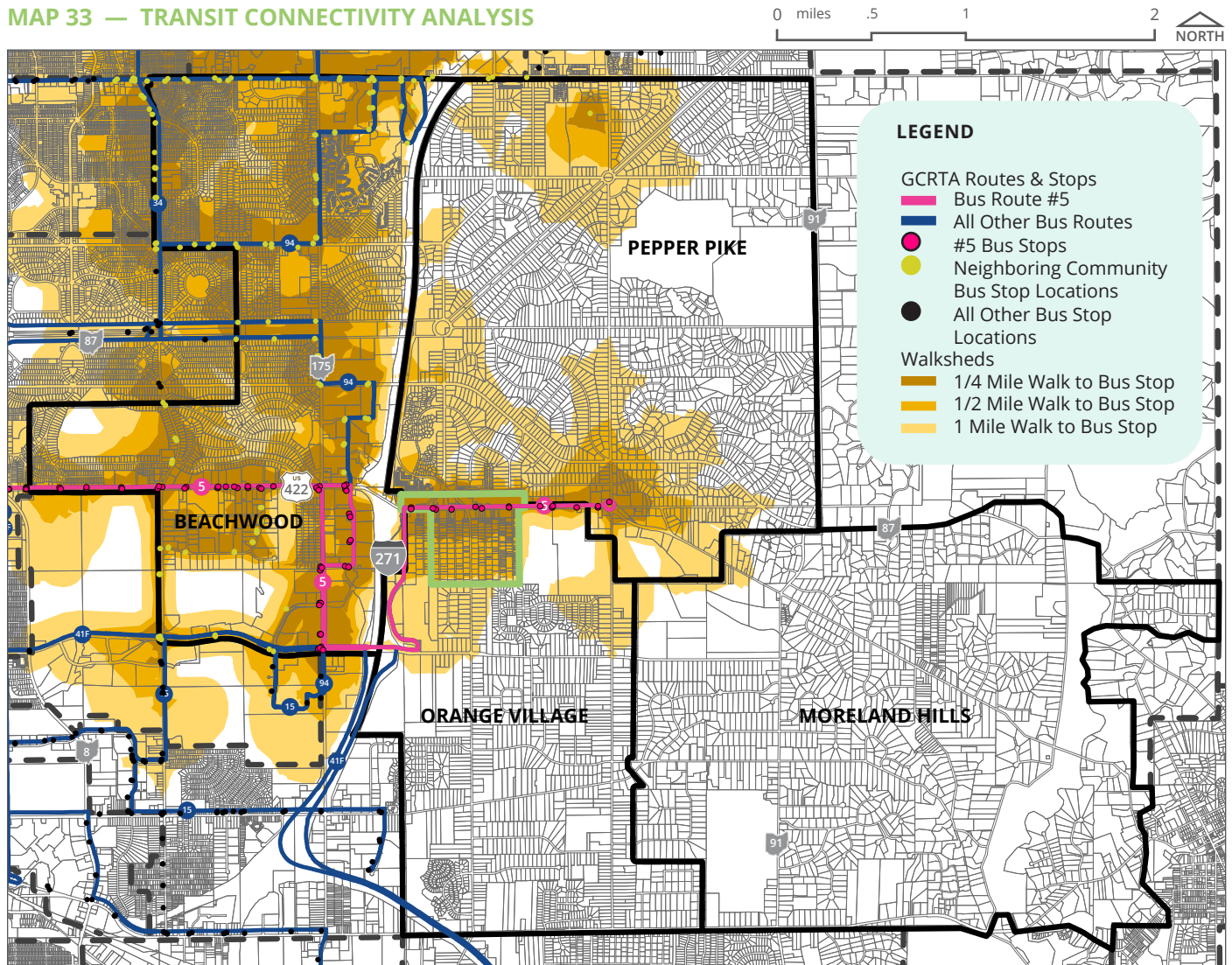
Sidewalks

- Sidewalks - Both Sides
- Sidewalks - One Side
- No Sidewalks

Walksheds

- 1/4 Mile Walk to OCSD School/Library
- 1/2 Mile Walk to OCSD School/Library
- 1 Mile Walk to OCSD School/Library

MAP 33 — TRANSIT CONNECTIVITY ANALYSIS



TRANSIT CONNECTIVITY

The Greater Cleveland Regional Transit Authority (GCRTA) has a direct bus route that services Woodmere and connects residents to other lines and routes within the region. All residents within the Village are at a minimum within a 1/2 mile walk to a bus stop for the #5 GCRTA route. However, the #5 bus is very limited in its route and only takes riders along Chagrin Boulevard from the Warrensville-Van Aken Rapid Station to Lander Circle and back.

The route now has changed to include a southern loop through the Pinecrest development in Orange Village and University Hospitals Ahuja Medical Center in Beachwood. Ultimately, Woodmere residents will likely need to change buses several times before reaching a destination and will

need a personal vehicle or other means of transportation such as a ride share program or app to travel west as the GCRTA does not service as many communities to the east of I-271.

6.6 LAND USE PROFILE



Source: County Planning

WHAT IS THE LAND USE PROFILE?

The Land Use Profile discusses how a community is arranged, its mix of land uses and land use regulations, and the environmental features that support or constrain development that are essential to understanding how and where future development can and should take place.

This section covers environmental features that limit development and should be protected, an overview of existing land uses, and a description of the development permitted under the Village's current Zoning Code.

The Land Use Profile section should be used to understand how the Village's buildings and spaces are arranged. It provides a baseline for envisioning how the Village can develop in the future.

LAND USE PROFILE COMPONENTS

- Land Use, page 184
- Zoning, page 186
- Parks & Open Space, page 188
- Tree Canopy, page 190
- Waterways, page 192
- Hillsides & Slopes, page 193
- Vacant Land, page 194
- Constrained Vacant Land, page 195



THE VILLAGE OF WOODMERE HAS A STRONG COMMERCIAL CENTER

Commercial land use in Woodmere accounts for 25.4% of the total land use. That is second behind residential land use, which accounts for 49.9% of all land within the community. In a community the size of Woodmere, commercial land provides significant property, income, and payroll tax revenue streams for the Village.



CURRENT ZONING ORDINANCES HAVE BEGUN TO HINDER RESIDENTIAL DEVELOPMENT

The Village of Woodmere has four (4) zoning districts. However, the zoning associated with single-family residential currently does not allow for appropriate development on buildable vacant lots due to setback and dimensional regulations. The Zoning Code has not been updated in over ten years and this could be a hindrance to future development in the Village.



WOODMERE DOES NOT HAVE ANY LAND CURRENTLY BEING USED AS PARKS OR OPEN SPACE

The Village of Woodmere has a total of 189.4 acres of land, of which none is currently being utilized for public open space or parks. There may be an opportunity within the Village's abundance of vacant land to make a connected "greenbelt" recreation network throughout the community's residential areas for neighbors to enjoy year round.



WOODMERE'S TREE CANOPY COVERAGE IS THE LOWEST AMONG NEIGHBORING COMMUNITIES

The percentage of Woodmere's land area that is under an intact tree canopy is 34.2%, which is ranked 33rd among the 59 communities of Cuyahoga County. The County's tree canopy average is 37.6%, and of Woodmere's neighboring communities, Beachwood did rank lower than the Village in terms of tree canopy density (24.6%).



VACANT LAND CAN PROVIDE DEVELOPMENT OPPORTUNITIES

Vacant land can provide several opportunities for economic revitalization, development, or civic opportunities. In the residential areas south of Chagrin Boulevard, the Village of Woodmere has a total of 92 parcels or 29.9 acres of vacant land that could be used in the development of additional residential units, be utilized to create a series of linear parks and trails, or be used as other types of development opportunities within the Village.

6.6 LAND USE PROFILE

LAND USE

Land use is a broad term describing how land within any given municipality is currently being utilized. Types of uses typically include broad categories such as industrial, residential, commercial, and open space.

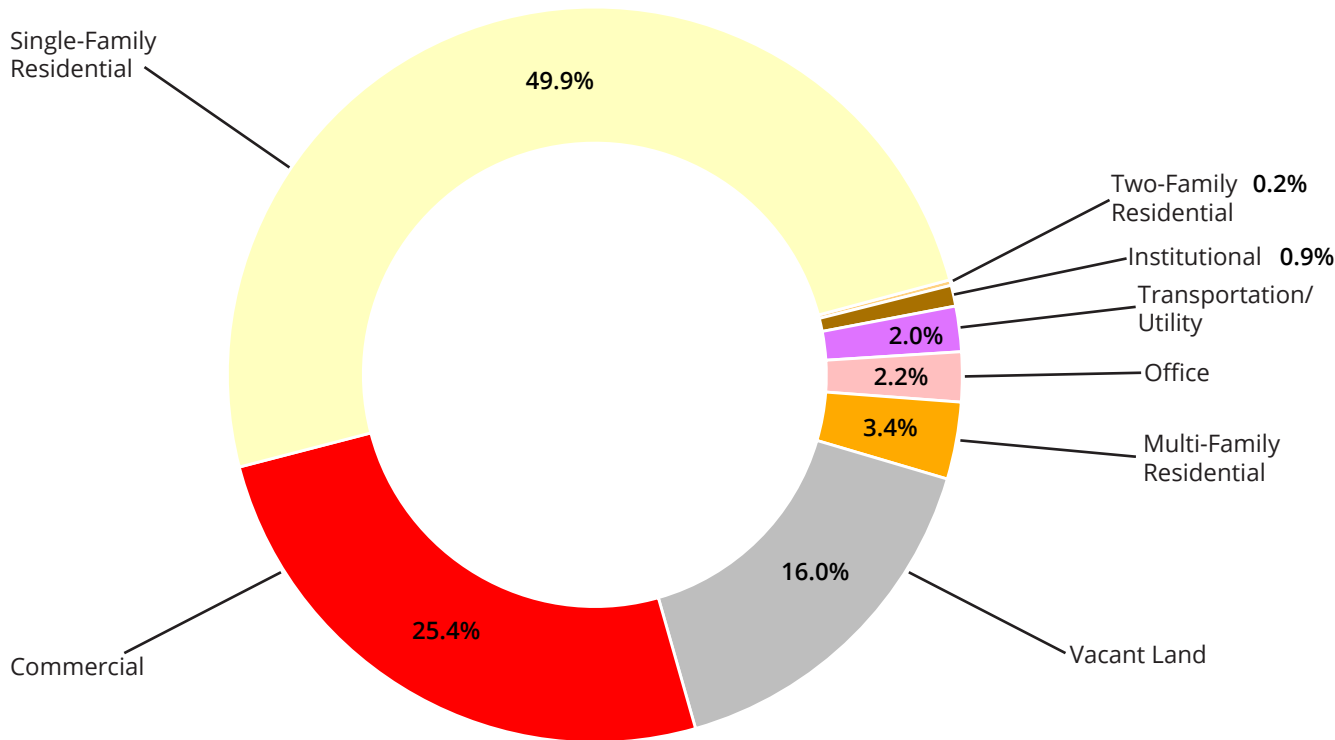
As determined by land use categories from the Cuyahoga County Auditor's tax information and updated with Village data, the majority of the Village of Woodmere is dedicated to residential land uses. Single-family land use comprises nearly half (49.9%) of the Village's total land, by far the largest land use in the Village. All 139 single-family parcels are located south of Chagrin Boulevard. There are six (6) separate residential parcels that make up the additional residential land uses categorized in the Village: Two-Family Residential (one parcel), located south of Chagrin Boulevard on Roselawn Road and Multi-Family Residential (five parcels), located north of Chagrin Boulevard between W. Brainard and E. Brainard Roads. These residential land

uses are not as robust as Single-Family Residential, as they combine for a total of 3.6% of the land use in the Village.

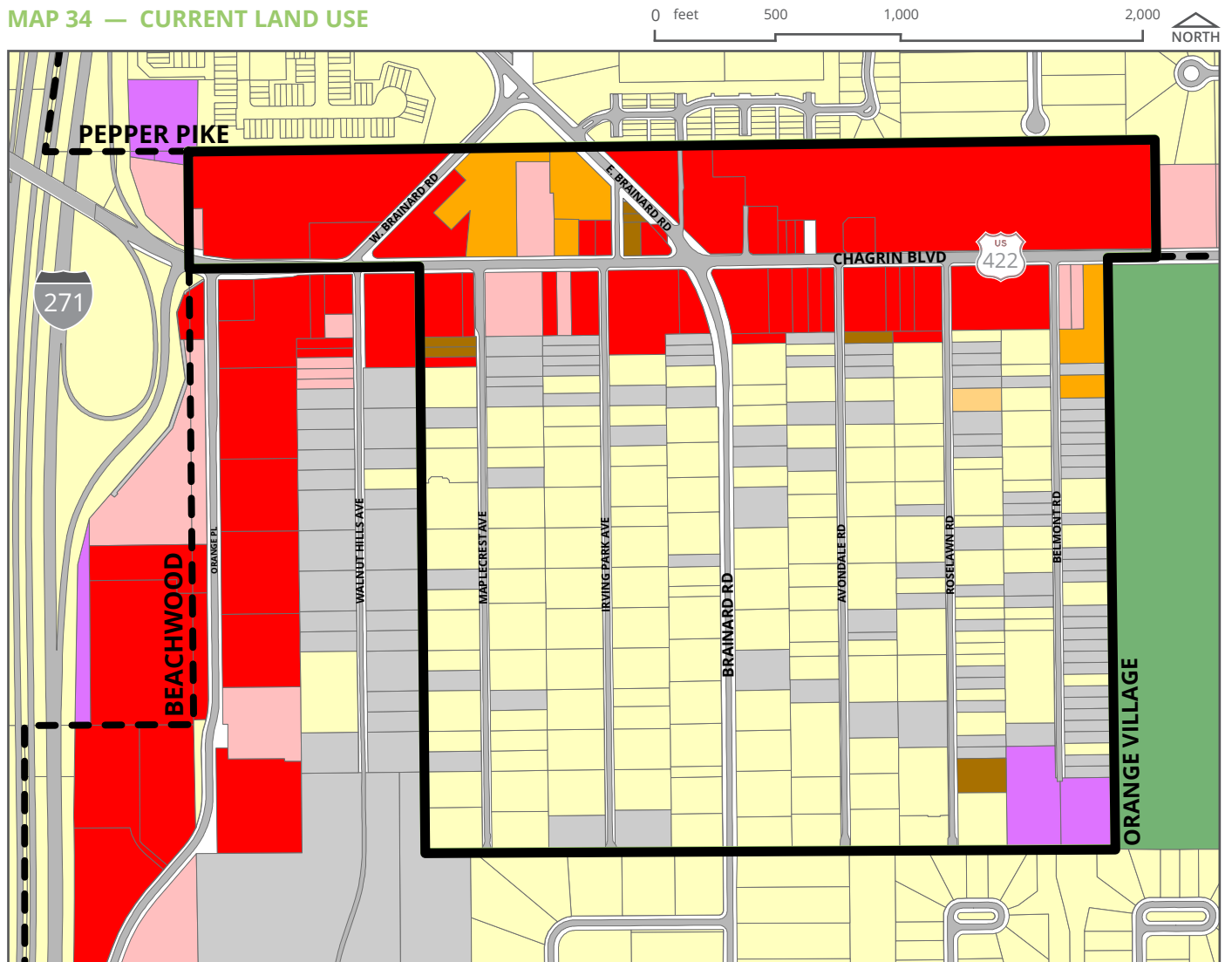
Retail Commercial uses are the second largest land use (25.4%) encompassing 47.3 acres of the Village. Retail and Commercial businesses such as a grocery store, local and national retail chains and restaurants, hardware stores, and hospitals are concentrated near the northern border of the Village, along both the northern and southern sides of Chagrin Boulevard.

The third largest land use which comprises of a total of 92 parcels or 29.9 acres of Village land is scattered throughout the Single-Family Residential areas. At 16.0% of the land use, the vacant land is mostly concentrated along the western border of the Village on Belmont, near the Woodbran Wastewater Treatment Facility.

Figure 84
Land Use Coverage Percentage, 2018



MAP 34 — CURRENT LAND USE



LEGEND

- | | |
|---------------------------|---------------------------|
| Single-Family Residential | Transportation / Utility |
| Two-Family Residential | Institutional |
| Multi-Family Residential | Parks / Open Space (None) |
| Office | Agriculture (None) |
| Commercial | Vacant Land |
| Industrial (None) | |

6.6 LAND USE PROFILE

ZONING

Zoning determines what uses are permitted or prohibited on a site according to existing regulations. It is the primary mechanism used by local governments to regulate the use of land and the manner in which those land uses are distributed throughout the community. These regulations can vary in definition and restrictiveness, but they all serve to protect property values and to ensure that communities are planned and function in a safe, predictable, and sustainable manner.

Currently, the Village of Woodmere has four (4) established zoning districts and one (1) overlay district:

U-1, Single-Family Residence District: the U-1 district is limited to single-family, detached dwellings and public uses such as Village owned structures and land or other governmental units, utilities, and local school district. However, this zoning district does permit accessory buildings, including detached garages or other private structures, which allows small dwelling units, but these cannot be rented, sold, or leased.



Source: County Planning, Woodmere Service Department, 3636 Maplecrest Road

U-2, Apartment House District: the U-2 district is limited to multi-family units with a maximum height of three-stories. There are also specific standards for how structures relate to a lot and how main and secondary walls should be treated in terms of yard dimensions, minimum heights, and accessory buildings or uses.

U-3, General Business District: the U-3 district is open to a number of retail, commercial, and office uses, including, but not limited to grocery sales, clothing stores,

hardware stores, restaurants, and hospitals. This district strictly prohibits drive-in or fast food establishments and production or manufacturing of goods or food for sale off site.

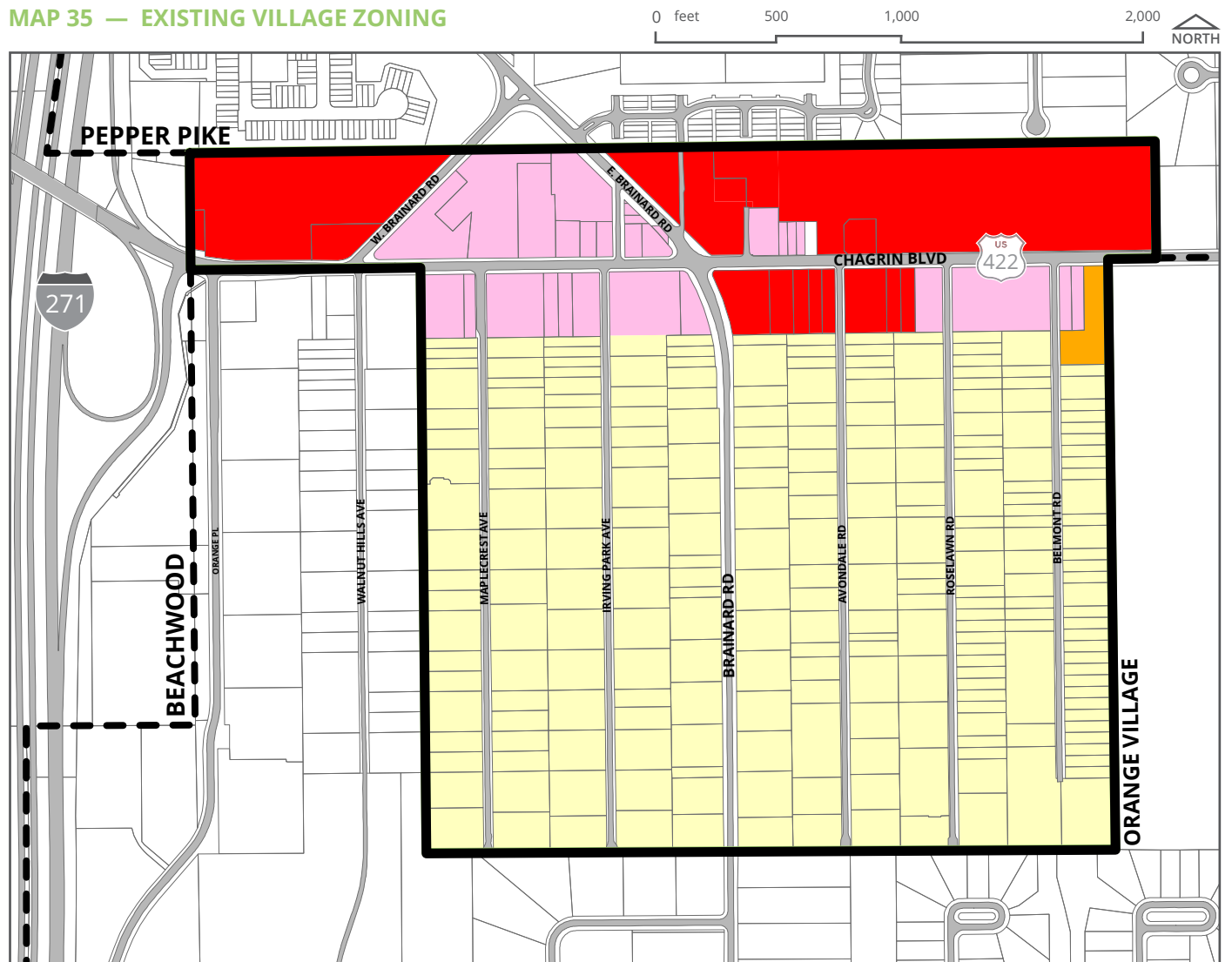


Source: County Planning, Eton Chagrin Boulevard

U-4, General Office Building District: the U-4 district is limited to professional, administrative, executive, or showroom sales offices or banks. However, in a three-story building, the first floor may be utilized for retail stores as permitted within the U-3 district, provided that not more than 1/3 of the buildings gross space be devoted solely to retail space.

Community Office Business Overlay (COBO): the Community Office Business Overlay (COBO) was established to encourage the assemblage of contiguous parcels for creating areas of sufficient size and location for a combination of office uses with accessory commercial or retail uses. Within a COBO, creative design and the flexible mixing of land uses along major business corridors is highly encouraged to promote a pedestrian-oriented live-work-play environment for the maximized usage of space. This zoning district also has its own design standards, in addition to already established regulations, for signage, driveways, parking areas, buildings facades, and materials. Currently, there are not any COBOs established within the community.

MAP 35 — EXISTING VILLAGE ZONING



LEGEND

- Village of Woodmere Boundary
- Other Communities
- Roadways
- Parcels

Zoning Districts

- U-1 Single-Family Residence
- U-2 Apartment House
- U-3 General Business
- U-4 General Office Building

6.6 LAND USE PROFILE

PARKS & OPEN SPACE

Parks and open spaces provide space for active and passive recreation, community interaction, and physical activity.

The Village of Woodmere does not contain any Village parks. The open spaces near the Village are categorized as institutional and may be open space that surrounds a medical facility like the open space on the UH Ahuja Medical Campus, or the institutional open spaces that are Highland Park Cemetery and Cleveland Memorial Gardens Cemetery. However, there are usable parks and open spaces and amenities in neighboring communities. For example, through mutually-shared services, the residents in Woodmere have access to and can use the Orange Community Education & Recreation Center in the Village of Pepper Pike. Orange Village, the Villages of Moreland Hills, Pepper Pike, and Woodmere share recreational and school facilities. The Orange Community Education & Rec Center is located on the Orange Village School District Campus which is home to a football stadium, track, swimming pool, soccer fields, and tennis courts.

In addition to shared use of the Rec Center and School District facilities, Woodmere residents have access to multiple trail amenities outside of the Village. There are existing all-purpose trails on Shaker Boulevard in Beachwood and south of Moreland Hills near the South Chagrin Reservation. Also, in the South Chagrin Reservation, there are existing bridle trails for all to use.

Although, there are existing trails nearby for residents to use, there are a number of closer proposed trails that Woodmere residents will be able to utilize in the near future. For example, the Cuyahoga Greenways has proposed a future regional route and trail that would cut through Woodmere from the north on Brainard Road to Chagrin Boulevard where it would continue east into Pepper Pike connecting to the South Chagrin Reservation (to learn more about the Cuyahoga Greenways, see Closer Look | Regional Trails Network, page, page 164. Another proposed future trail is through the Orange Village Alternative Transportation Plan. This trail would take residents and visitors through Orange Village along a main route along Brainard Road at the Orange Village border.

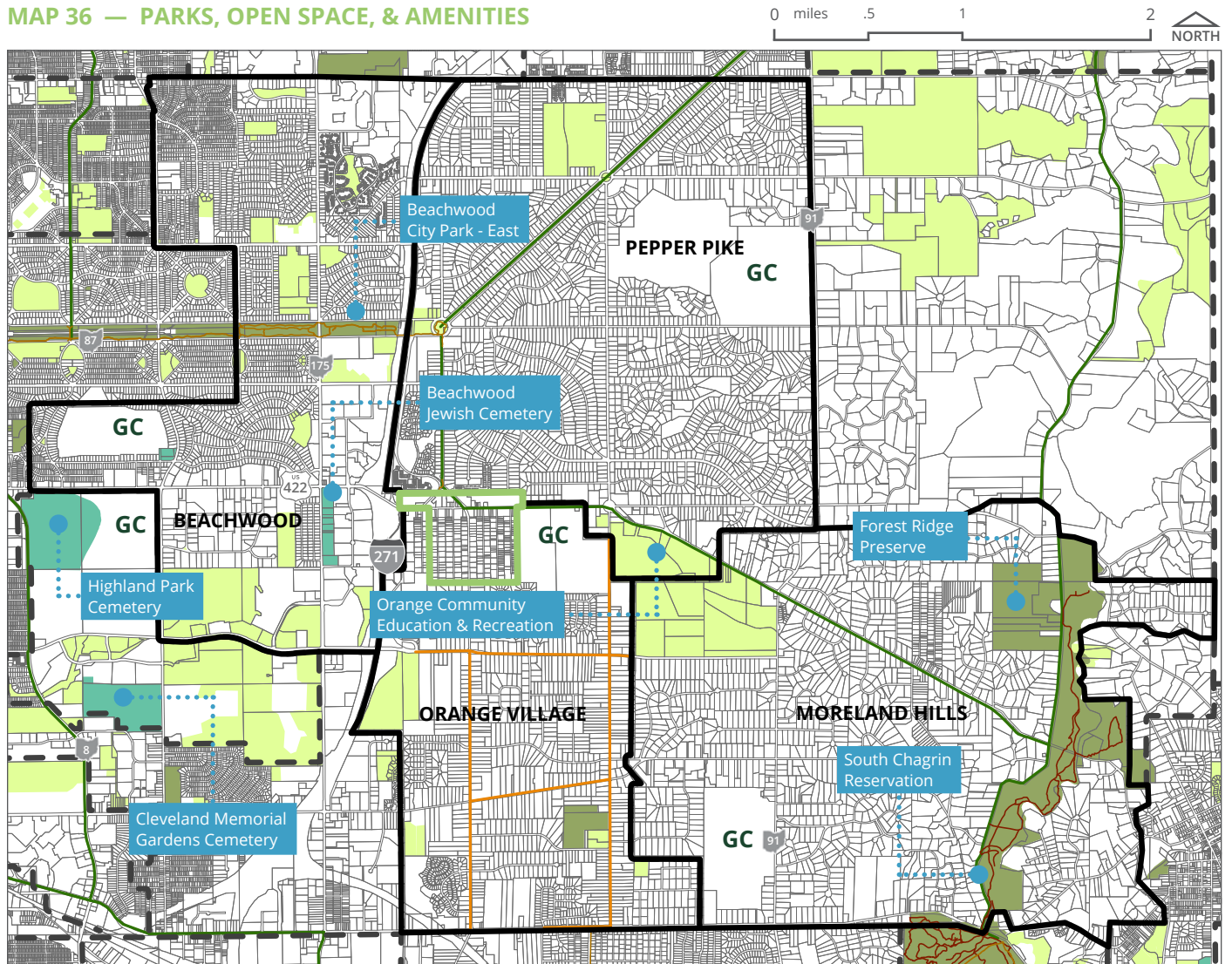


Source: www.orangerec.com, sports programs at OCE&R



Source: www.facebook.com/Orange-Village-Ohio, new playground at OCE&R

MAP 36 — PARKS, OPEN SPACE, & AMENITIES



LEGEND

- Village of Woodmere Boundary
- Parkland
- Cemetery
- Open Space
- GC Golf Course
- All Purpose Trail (Existing)
- Bridle Trail (Existing)

- Cuyahoga Greenways Framework
- Future Regional Routes

- Orange Village Alternative Transportation Plan*
- Future All Purpose Trails

*Source: NOACA Priority Roadways, Orange Village Alternative Transportation Plan, 2014

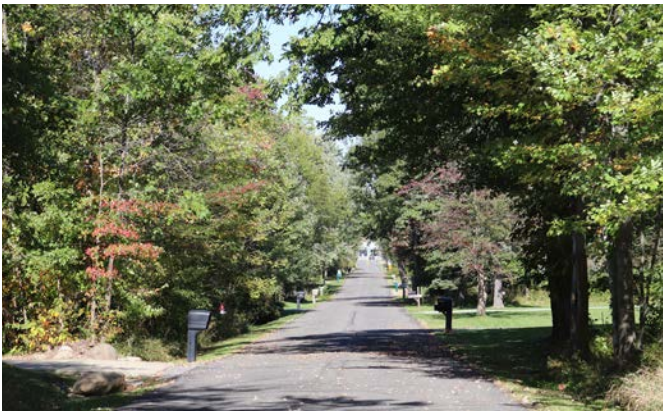
6.6 LAND USE PROFILE

TREE CANOPY

Tree Canopy is a term used to describe the amount of ground covered by trees and their leaves when viewed from above. A healthy tree canopy can provide many benefits such as cleaner air, heat reduction, and increased property values.

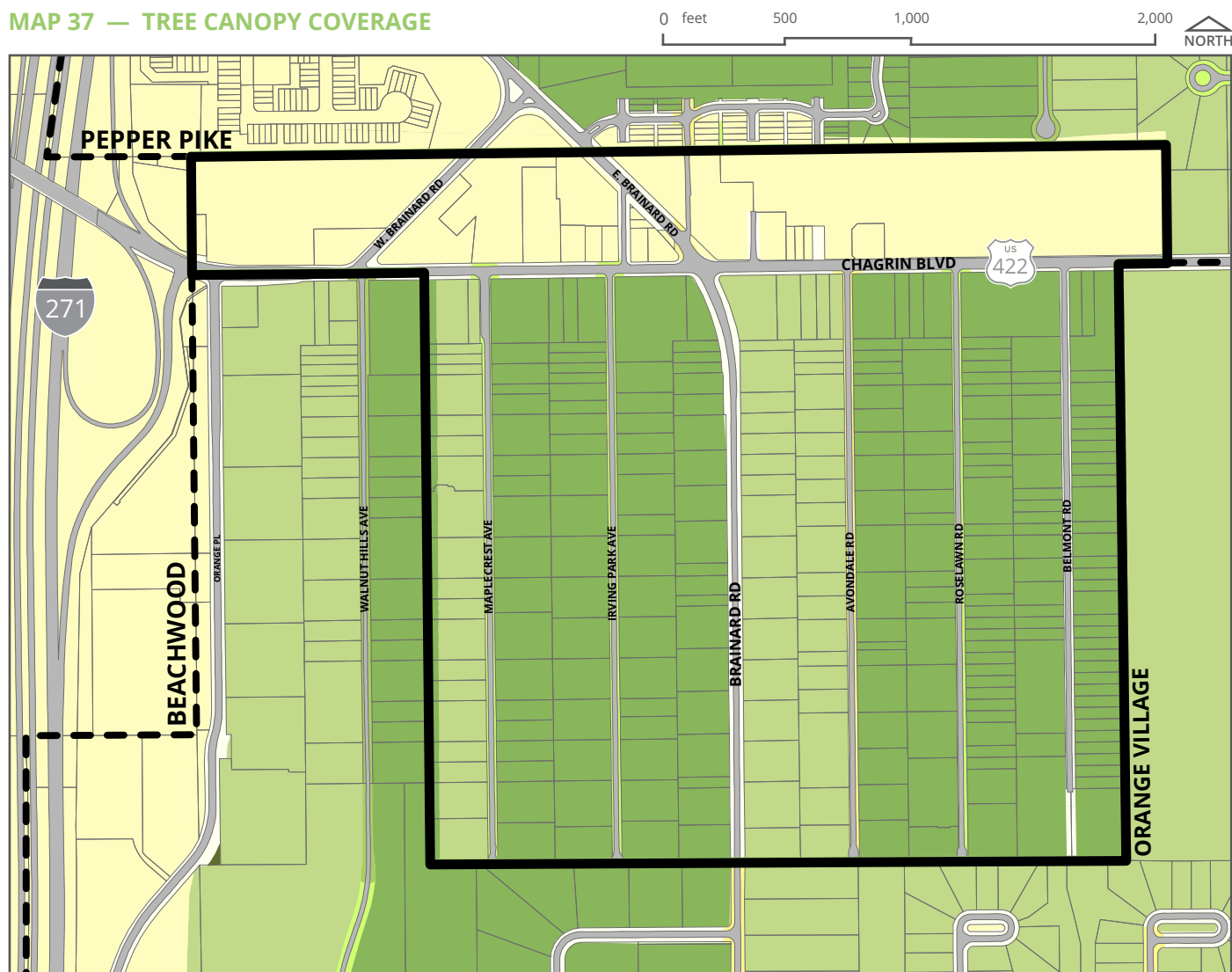
The Village of Woodmere's tree canopy covers 34.2% of the Village's land area and ranks 33rd out of the 59 communities in Cuyahoga County. This coverage is slightly below the County average (37.6%) and among the lowest of the surrounding communities.

Within the Village, neighborhoods south of the commercial/retail district on Chagrin Boulevard, the residential area, have the greatest tree canopy coverage. The areas north of Chagrin Boulevard, in the commercial and retail areas, have the lowest coverage, with many places not having trees at all.



Source: County Planning, Woodmere residential streets south of Chagrin Boulevard

MAP 37 — TREE CANOPY COVERAGE



LEGEND

Percent Tree Canopy Coverage by Block Group

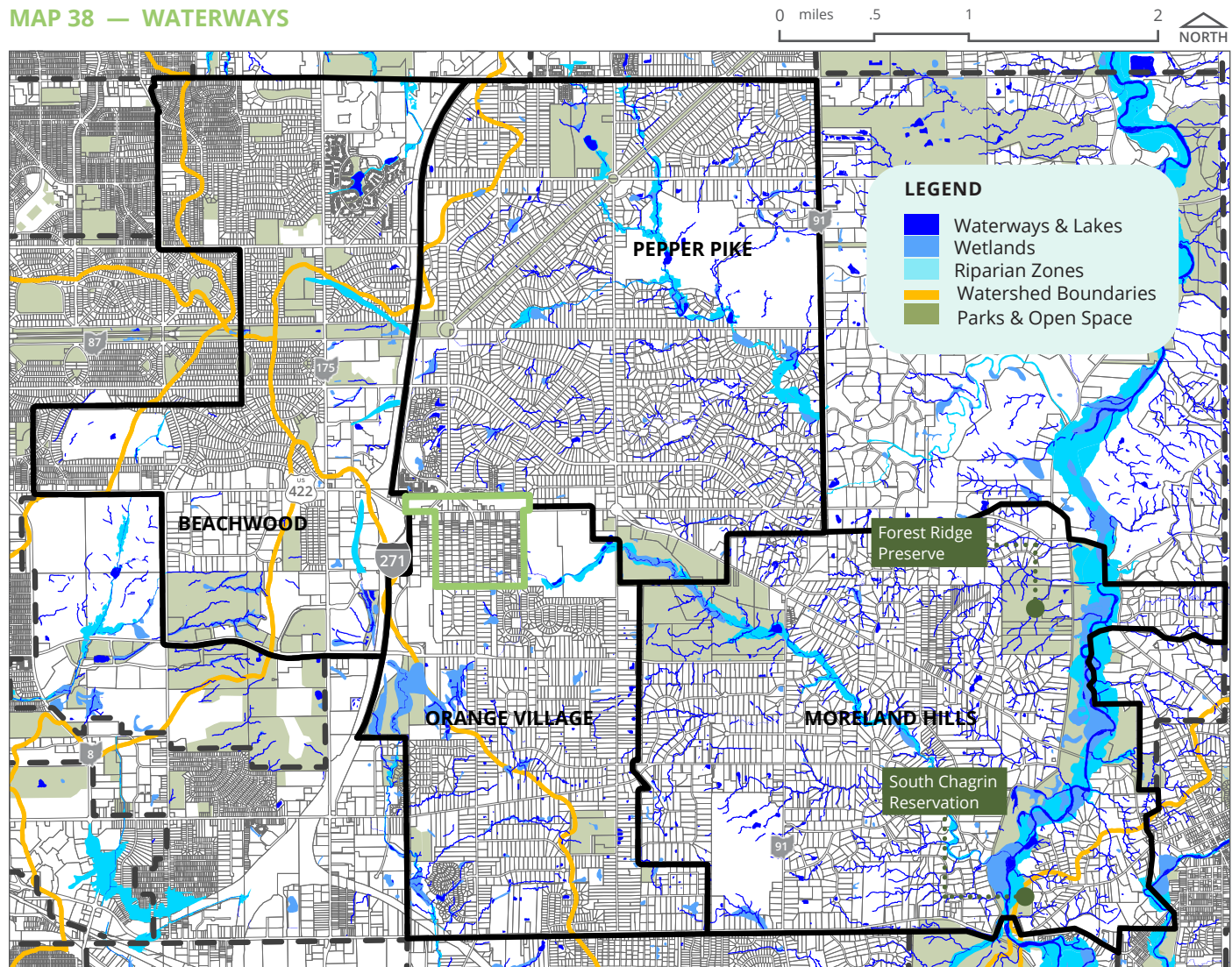
- 0% – 20%
- 21% – 40%
- 41% – 60%
- 61% – 80%
- 81% – 100%

Figure 85
Tree Canopy Coverage as Percentage of Total Land Area, 2011

Neighboring Municipality	Existing Tree Canopy %	Ranking Within Cuyahoga County
Moreland Hills	71.1%	4th
Orange Village	51.5%	10th
Pepper Pike	49.3%	11th
Woodmere	34.2%	33rd
Beachwood	24.6%	46th
Cuyahoga County	37.6%	-----

6.6 LAND USE PROFILE

MAP 38 — WATERWAYS



WATERWAYS

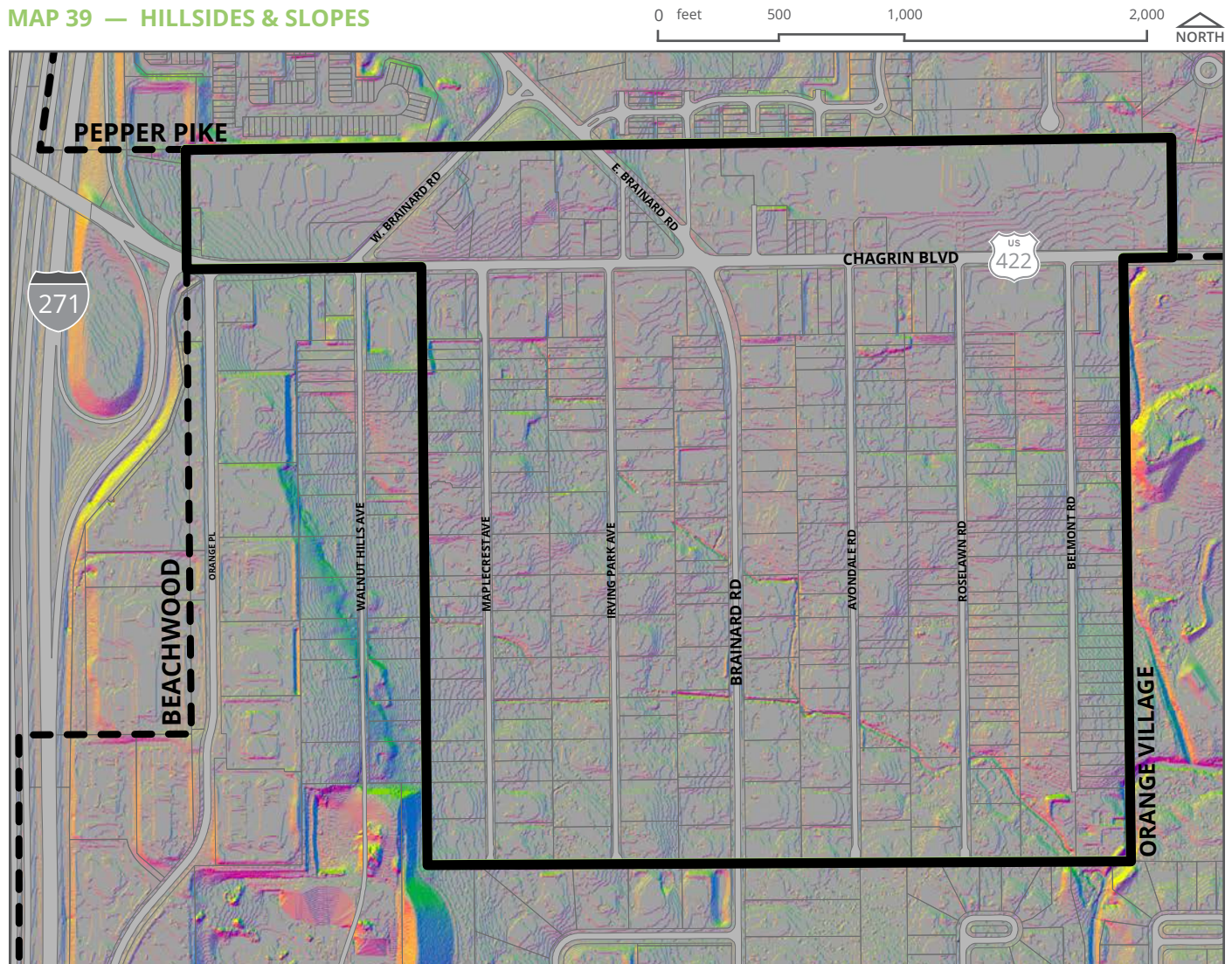
Waterways are rivers and streams running through a community, while Riparian Zones are vegetated lands alongside rivers, streams, wetlands, and shorelines that are susceptible to flooding. These areas are sensitive environmental features that exist to reduce flooding in neighborhoods, clean water, and act as animal habitats. The Village of Woodmere is located within the Chagrin Valley Watershed. However, it is in very close proximity to many other watersheds. For example, the City of Beachwood shares portions of five other watersheds: Doan Brook, Euclid Creek, Mill Creek, Nine Mile Creek, and Tinkers Creek. The Village of Woodmere does not have many naturally occurring water features within its boundaries; however, there is a small stream that runs through the southeastern portion of its residential areas

and it is a contributing source for headwaters of the Chagrin River Watershed.

CHAGRIN RIVER WATERSHED BALANCED GROWTH PLAN

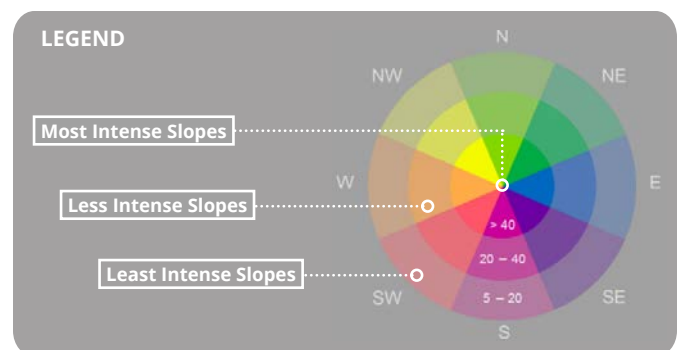
The Chagrin River Watershed Balanced Growth Plan was completed between 2006 and 2009. The Plan called upon Chagrin River Watershed communities to adopt PDA (Priority Development Areas) and PCA (Priority Conservation Areas) maps and to implement the strategies outlined from this study. Woodmere was one of the twenty-eight communities that chose to endorse the Plan, which followed the overall vision and goals of the 1999 Woodmere Village Master Plan. Actions included riparian setbacks, comprehensive stormwater management regulations, and potential reductions in parking requirements to limit impervious pavement.

MAP 39 — HILLSIDES & SLOPES



HILLSIDES & SLOPES

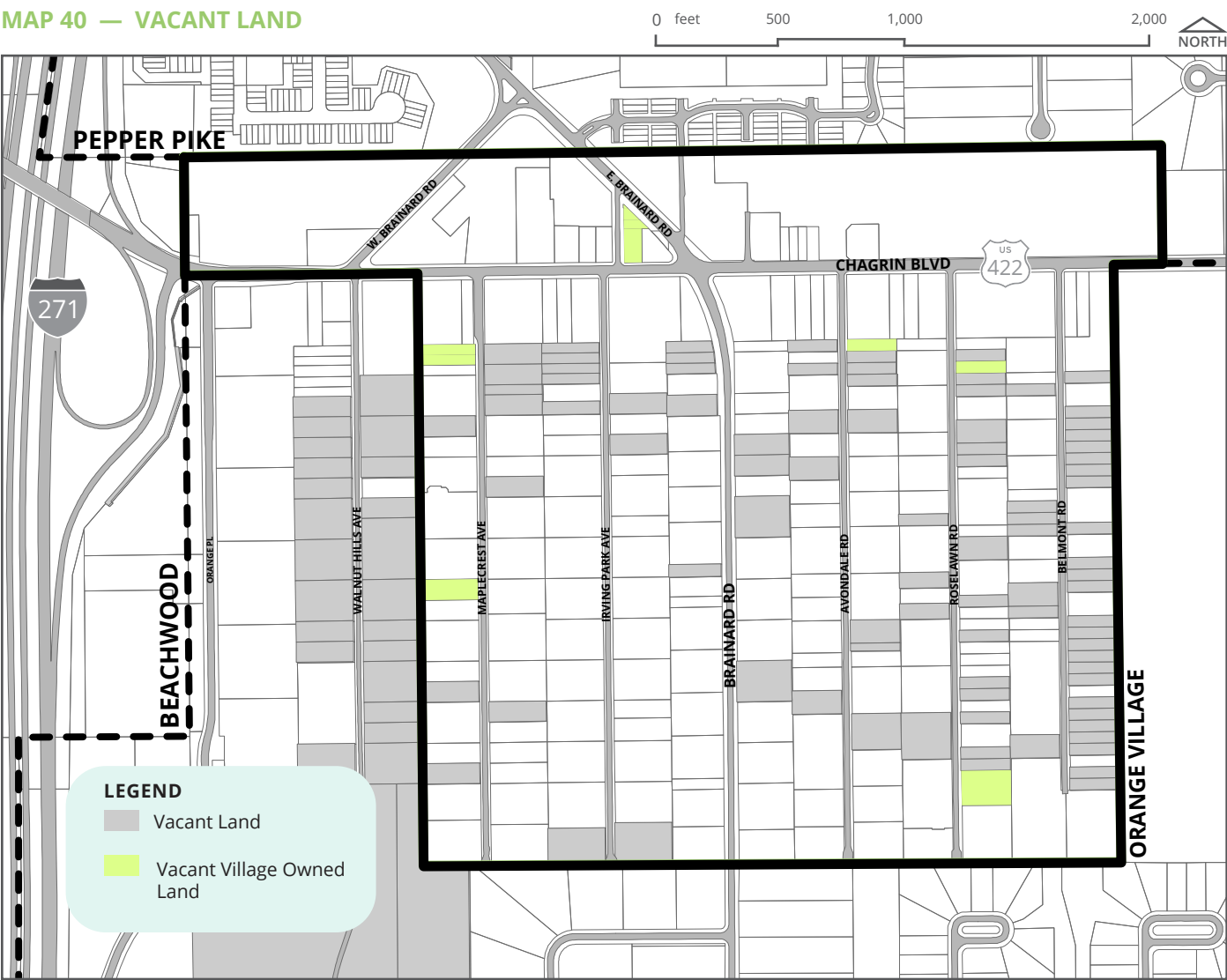
The Village of Woodmere is relatively flat in nature and has minimal natural features that could affect development. As seen in the map above, most of the Village's slopes follow gentle contours in the terrain and a shallow stream that runs through the residential areas primarily south of Chagrin Boulevard (US 422). However, there are much higher concentrations of slopes just outside the community in Orange Village within the Beechmont Country Club to the east and I-271 with the Pinecrest development to the west. This is significant because many of the slopes and hillside features associated with the Pinecrest development are man-made and the site is still only partially developed. It is likely that more movement of soil will occur as development moves forward.



Darker, More Intense Shades = Steeper or Taller Slopes
 Lighter, Less Intense Shades = Shallower or Shorter Slopes
 Color = Indicates Direction of Slopes

6.6 LAND USE PROFILE

MAP 40 — VACANT LAND



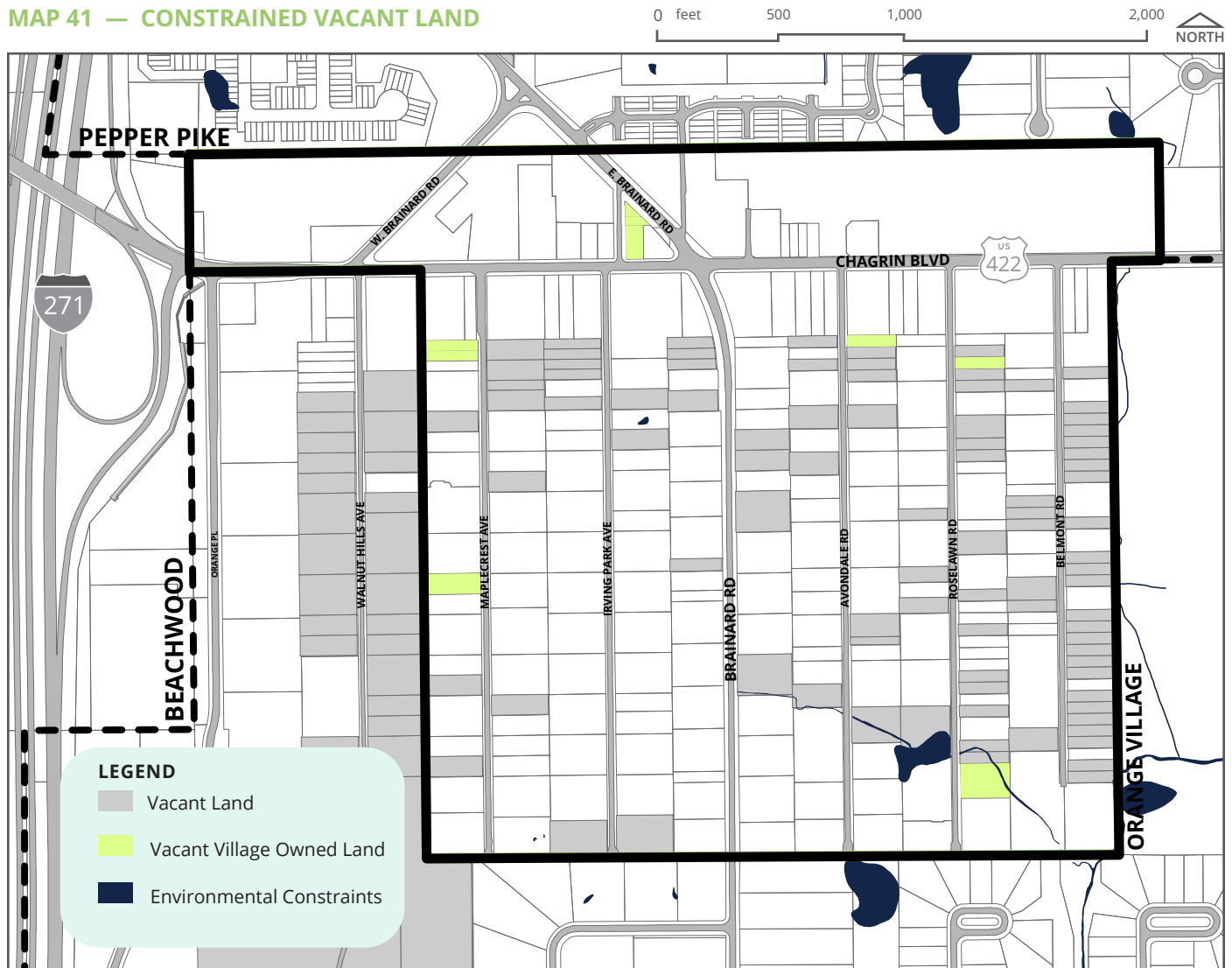
VACANT LAND

Vacant Land, as defined for the purposes of this Master Plan, is a parcel that has had a structure demolished or that has never been built upon. Vacancy is derived from a variety of sources including Case Western Reserve University's Northeast Ohio Community and Neighborhood Data for Organizing (NEOCANDO) system, the County Auditor, the Village of Woodmere, and a County Planning assessment. The Village of Woodmere has about 29.9 acres of vacant land, or 16.0% of its total land area, which is nearly all located south of Chagrin Boulevard and have a Single-Family Residential land use and U-1 Single-Family Residence zoning associated with it. The Village does own some of this vacant land, but it is scattered and only accounts for about 2.4 acres, or 8.0% of all vacant land.

Figure 86
Vacant Land Percentages by Municipality, 2018

Neighboring Municipality	Vacant Land (acres)	Percentage of Total Land Area
Woodmere	29.9	16.0%
Orange Village	265.8	11.8%
Moreland Hills	305.6	7.0%
Pepper Pike	174.1	4.2%
Beachwood	110.5	3.7%

MAP 41 — CONSTRAINED VACANT LAND



CONSTRAINED VACANT LAND

The Village of Woodmere's available vacant land is primarily located south of Chagrin Boulevard in the community's residential areas. The majority of this available is unconstrained by environmental features, such as waterways, wetlands, flood ways, or steep slopes, that could significantly hinder development.

There are very few parcels that are affected by the limited environmental constraints that do exist within the Village. As seen in the map above, most of these constraints are located in the southeast corner of the community and occupy portions of Village owned land.

Overall, nearly all of the vacant land available within the community have limited environmental constraints for development and should not pose any significant issues for developers.

6.7 COMMUNITY SERVICES PROFILE



Source: County Planning & Village of Woodmere

WHAT IS THE COMMUNITY SERVICES PROFILE?

The Village of Woodmere is very small in size, both geographically and in population. Regional collaboration is critical to ensuring high quality emergency services are delivered in a timely and efficient manner to residents. Additionally, recreational and educational offerings not only enhance the quality of life for residents, they can also lengthen and greatly improve the lives of those who call Woodmere home.

Overall, the Community Services Profile will take a close look at regional dispatch services and agreements, recreation activities and facilities, the school system, and libraries.

COMMUNITY SERVICES PROFILE COMPONENTS

- Chagrin Valley Dispatch, page 198
- Recreation Activities & Facilities, page 199
- Schools, page 200
- Libraries, page 200



CHAGRIN VALLEY DISPATCH IS CRITICAL TO REGIONAL COLLABORATION

The Village of Woodmere is one of sixteen municipalities that utilize Chagrin Valley Dispatch as its main source of dispatch and communication among emergency responders. This award winning, state of the art facility helps bridge the gap of regional collaboration in a consistent and functional manner.



RESIDENTS HAVE LIMITED OPPORTUNITIES FOR RECREATION OPTIONS WITHIN WOODMERE

There are currently no dedicated park or recreation facilities located within the Village of Woodmere. Residence must travel outside of the community if they desire such amenities as a gym, open community space, or recreational programs and activities.



ORANGE COMMUNITY EDUCATION & RECREATION OFFERS A WIDE VARIETY OF ACTIVITIES, EVENTS, AND PROGRAMS

The closest full service recreation center is the Orange Community Education & Recreation center, which is approximately 3.3 miles away from the western most portion of the residential areas within the community.



WOODMERE IS PART OF THE HIGHLY RATED ORANGE CITY SCHOOL DISTRICT

The Orange City School District consists of twenty-five (25) square miles, roughly a population of 14,000+ residents, and crosses eight (8) political jurisdictions, including the Village of Woodmere. The school system is a top performer and highly desired within the region.



WOODMERE RESIDENTS HAVE LIMITED ACCESS TO PUBLIC LIBRARIES

The Village of Woodmere does not have a public library within the community, but it is in very close proximity to other nearby library resources. However, the closest public library is the Orange Branch of the Cuyahoga County Public Library system, which is still roughly 3.5 miles away from the western most portion of the residential areas within the community.

6.7 COMMUNITY SERVICES PROFILE

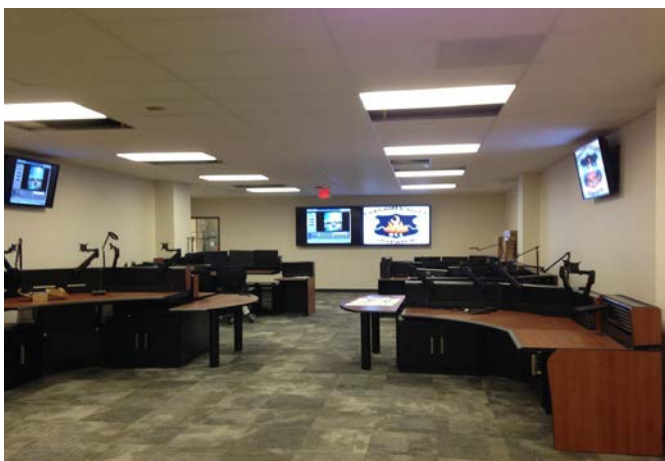
CHAGRIN VALLEY DISPATCH

The Chagrin Valley Dispatch center is located in Bedford, Ohio and was completed in the fall of 2013. Chagrin Valley Dispatch (CVD) is the main communication center for sixteen (16) municipalities located within the Chagrin Valley and greater Cleveland Area. These include Bedford, Bentleyville, Bratenhal, Chagrin Falls Township, Chagrin Falls Village, Euclid, Glenwillow, Moreland Hills, Highland Hills, Hunting Valley, Gates Mills, North Randall, Orange Village, Solon, South Russell, and Woodmere.

Currently, this state-of-the-art facility provides dispatch services to over 125,000 people from the surrounding communities, but has the potential to accommodate more in the future.

Chagrin Valley Dispatch prides itself with their fully trained dispatch agents that all maintain certifications in Emergency Medical Dispatch (EMD), Cardio Pulmonary Resuscitation (CPR), and National Incident Management System (NIMS). The CVD center consists of thirty-eight (38) full time dispatchers, eight (8) full time dispatch supervisors, one (1) dispatch manager, one (1) dispatch director, and six (6) part time employees.

Additionally, CVD is among the top dispatch centers in the United States. In 2015, CVD was a winner of the national 911 Leadership Award from the Association of Public Safety Communication Officials, placing the facility as the second best dispatch center in the country.



Source: www.facebook.com/ChagrinValleyDispatch/photos

POLICE DEPARTMENT

Chagrin Valley Dispatch handles all of the Village of Woodmere's Police Department calls. The Woodmere Police Department has ten (10) full-time officers, eight (8) part-time officers, a Police Chief, and recently secured funding for a K-9 unit. In 2018, Police Chief Sheila Mason was elected to the position of National Sergeant-At-Arms for the National Organization of Black Law Enforcement Executives. The Village of Woodmere is also part of the Valley Enforcement Group or VEG, which provides SWAT and other types of law enforcement control during accidents. Additionally, all participating VEG communities can come together to form a COG VEG or Council of Governments VEG to help pass special funding if needed.

Figure 87
Woodmere Police Call Volumes, 2018

SHIFT	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV
6A-2P	203	200	192	253	247	225	242	258	243	275	263
2P-10P	267	272	263	259	295	298	260	321	261	245	209
10P-6A	76	85	98	88	95	92	85	100	62	69	52

FIRE & EMERGENCY SERVICES

Chagrin Valley Dispatch handles all of the Village of Woodmere's Fire Department calls. The Woodmere Fire Department has thirty-one (31) part-time employees and one (1) full-time employee, which is the Fire Chief. Employees are scheduled in twelve-hour shifts and utilize the "Active 911" app for dispatch and emergency calls. The Fire department also advocates for community risk reduction, educating the public on available services, and for supplying seniors and other residents who may not be able to self rescue a resource list for emergency management.

Figure 88
Woodmere Fire Department Call Volumes, 2018

SHIFT	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV
6A-2P	9	15	4	11	4	12	11	15	10	4	10
2P-10P	7	7	9	8	7	8	8	9	5	5	15
10P-6A	4	1	2	4	3	4	4	4	1	3	1

RECREATION ACTIVITIES & FACILITIES

Parks are an important component to any community as they can lead to happier, healthier, and more active residents. The Village of Woodmere does not currently have a dedicated community park or recreation center, but residents do have access to a number of open spaces and recreation facilities just outside of the Village.

ORANGE COMMUNITY EDUCATION & RECREATION

The Orange Community Education & Recreation center is located in Pepper Pike near the school campus off of Chagrin Boulevard. The center provides residents of the greater Orange City School District an opportunity for a stronger sense of community through shared communication and jurisdictional cohesiveness.

The Orange City School District consists of twenty-five (25) square miles, roughly a population of 14,000+ residents, and crosses eight (8) political jurisdictions, including the Village of Woodmere. All of these areas located within the Orange City School District have access to the facility, which is open year round, and offers comprehensive enrichment, recreational opportunities, services, and programs and activities to residents of all ages, abilities, and interests.

The center also has a diverse senior adult program that not only hosts classes and events, but also provides aging and caregiver resources. Additionally, Senior Transportation Connections provides free shuttle services to Orange City School District residents ages 60 and over, and disabled adults. Each client may take 12 one-way trips or 6 round trips each month. This is an excellent resource to ensuring engaged seniors within the community.



Source: www.orangerec.com

OTHER RECREATION OPPORTUNITIES

The Village of Woodmere is surrounded by many nearby public access golf courses and private country clubs, community parks, and walking trails. Woodmere is approximately six (6) miles from both Acacia Reservation and the South Chagrin Reservation.

Located in Lyndhurst, Ohio, the Acacia Reservation offers 155-acres of public green space, a rentable building for events, and a 1.7-mile paved all-purpose trail.



Source: www.flickr.com, Tim Evanson, Cleveland Metroparks Acacia Reservation, Lyndhurst, Ohio

Located in portions of Bentleyville, Solon, and Moreland Hills, Ohio, the South Chagrin Reservation offers an abundance of activities and is rich with history. The Reservation has access to bridle trails, the Chagrin River, a Polo Field, and a number of historically significant sites and structures. These include the Burnett Historical House, Henry Church Rock, Quarry Rock, and the old Boy Scout Camp.



Source: <https://www.clevelandmetroparks.com>, South Chagrin Reservation, Henry Church Rock

6.7 COMMUNITY SERVICES PROFILE

SCHOOLS

The Village of Woodmere is part of the Orange City School District. The Orange City School District covers a number of communities, including Woodmere, Orange Village, Pepper Pike, Hunting Valley, Moreland Hills, and small areas of Solon, Bedford Heights, and Warrensville Heights. Public school facilities include one (1) elementary school, one (1) middle school, one (1) high school, and two (2) preschools. Students also have the opportunity to attend Excel TECC in Mayfield Village or Studio Art & Design (SAD) at Orange High School.

As seen in the figure below, the Orange City School District has seen a decrease in enrollment since 2014. However, this has recently begun to plateau and stabilize around 2,000 students annually.

Figure 89
Orange City School Enrollment, 2014-2019

Community	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019
Pepper Pike	857	846	794	817	839
Orange Village	500	493	492	487	475
Moreland Hills	399	388	368	345	339
Woodmere	177	175	167	147	151
Warrensville Hts.	129	121	124	109	109
Solon	67	74	72	70	69
Hunting Valley	21	27	26	27	24
Bedford Hts.	0	0	0	0	0
Grand Total	2,150	2,124	2,043	2,002	2,006

The Ohio Department of Education gave the Orange City School District the following grades for the 2017-2018 school year:

- **Achievement: B**
This grade reflects the number of students that passed the state tests and how well they performed overall.
- **Gap Closing: A**
This grade reflects the district's performance in assisting the area's most vulnerable populations in English language arts, mathematics, and graduation.
- **K-3 Literacy: C**
This grade reflects how successful the district is at improving at-risk K-3 readers.
- **Progress: A**
This grade reflects the growth of students within the

district based on past performances.

- **Graduation Rate: A**
This grade reflects the percentage of students whom successfully graduate within four or five years with a high school diploma.
- **Prepared for Success: B**
This grade reflects how well prepared students are for all future opportunities.

Currently, the Orange City School District has an overall district grade of "B" and continues to be a highly desired education curriculum for families.

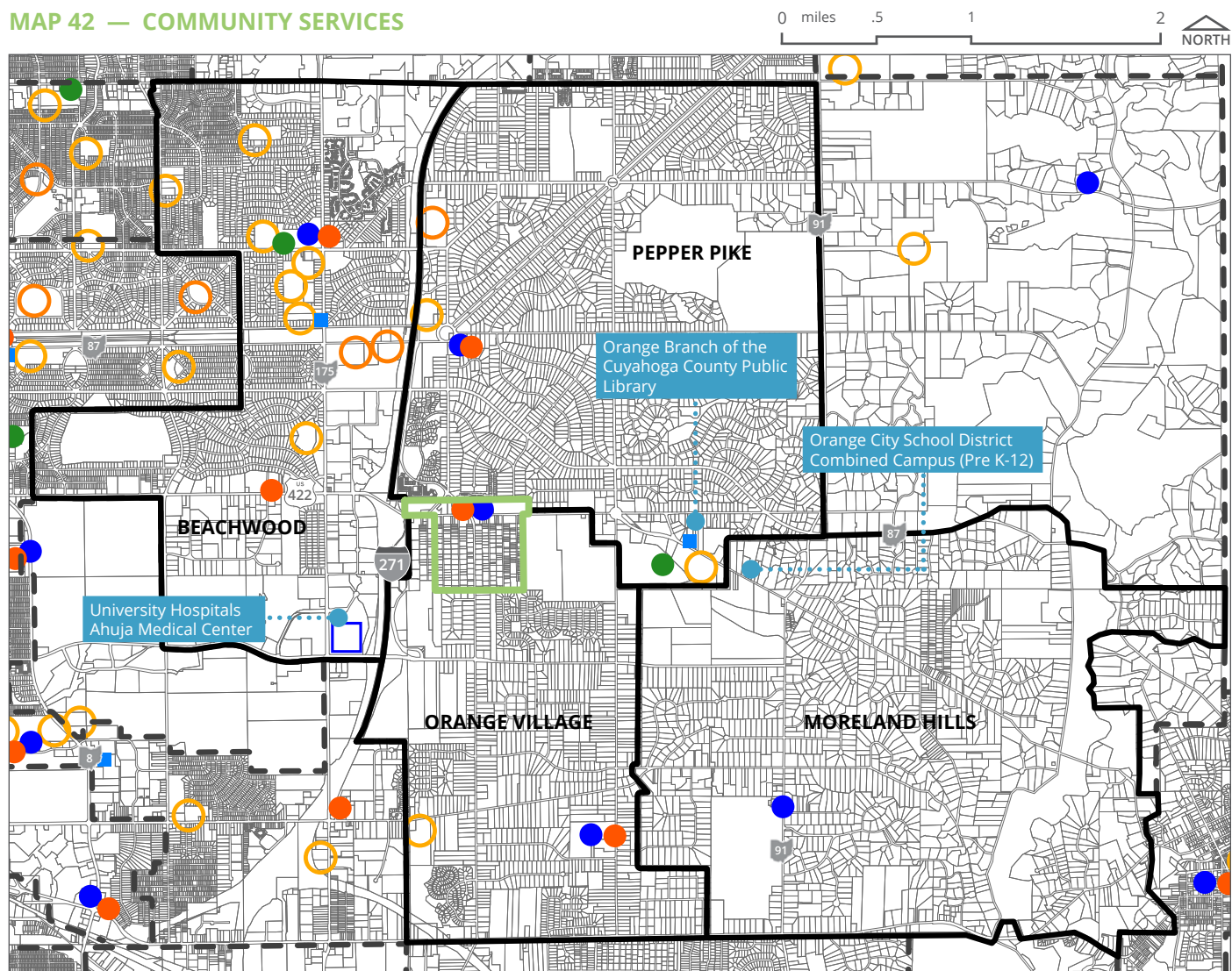
LIBRARIES

The Village of Woodmere does not have a public library within its community boundaries. However, there are a number of options close by in Beachwood, Pepper Pike, and further options to the north in Cleveland and to the west in Shaker Heights. The Orange Library is part of the Cuyahoga County Library System and is located on Chagrin Boulevard near the Orange City School District main campus. The Orange Branch is one of the newest additions to the County Library system and was opened in 2015. The facility has an eco-friendly design that can be easily adapted or modified in the future as the community changes over time. The building has an interactive children's "Play, Learn & Grow" area, flexible community space complete with audio and visual capabilities, full-service drive-up window, quiet study rooms, reading areas, public computers with high-speed broadband internet access, and a community fireplace.



Source: www.cuyahogalibrary.org, Orange Branch

MAP 42 — COMMUNITY SERVICES



LEGEND

- Village of Woodmere Boundary
- Parkland
- Cemetery
- Open Space

- Private School
- Public School

- Library
- Police Department
- Fire Department
- Community Rec Center
- Major Hospital

6.8 CURRENT CONDITIONS FIGURE & MAP DATA SOURCES

FIGURES

- Population Over Time, Woodmere, 1950-2017, page 130 (U.S. Census Bureau, 1950-2010 Decennial Censuses; U.S. Census Bureau, 2017 Population Estimates)
- Population Pyramid, 2017, page 130 (U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Percent and Numeric Change in Population by Age Group, 2012 to 2017, page 130 (U.S. Census Bureau 2008-2012 American Community Survey 5-Year Estimates; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Historic and Projected Population, Northeast Ohio Region, 1950-2050, page 132 (Ohio Development Services Agency (ODSA), 2018)
- Projected Change in Population by Age Group, 2010 to 2050, page 133 (Ohio Development Services Agency (ODSA), 2018)
- Total Households, Woodmere, 1980-2017, page 134 (U.S. Census Bureau, 1950-2010 Decennial Censuses; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Average Household Size, 2000, 2012, & 2017, page 134 (U.S. Census Bureau, 2000 Decennial Census; U.S. Census Bureau 2008-2012 American Community Survey 5-Year Estimates; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Percent and Numeric Change in Number of Households by Size, 2012 to 2017, page 134 (U.S. Census Bureau 2008-2012 American Community Survey 5-Year Estimates; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Race & Ethnicity, 2017, page 135 (U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Percent and Numeric Change in Population by Ethnicity, 2012 to 2017, page 135 (U.S. Census Bureau 2008-2012 American Community Survey 5-Year Estimates; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Educational Attainment, 2017, page 136 (U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Percent and Numeric Change in Educational Attainment, 2012 to 2017, page 136 (U.S. Census Bureau 2008-2012 American Community Survey 5-Year Estimates; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
- Median Household Income, 2012 & 2017, page 137 (U.S. Census Bureau 2008-2012 American Community Survey 5-Year Estimates; U.S. Census Bureau, 2013-2017 American Community Survey 5-Year Estimates)
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