

March 11, 2025

Cincinnati City Council  
Council Chambers, City Hall  
Cincinnati, Ohio 45202

Dear Members of Council:

We are transmitting herewith an Emergency Ordinance captioned as follows:

**APPROVING** a major amendment to the concept plan governing a portion of Planned Development District No. 101, “Santa Maria Community Services,” to facilitate the construction of two new buildings closer to the perimeter property line of PD-101 than was established in the concept plan.

Summary:

DNK Architects, on behalf of Santa Maria Community Services, has submitted an application for a Major Amendment to the Concept Plan for Planned Development #101 – Santa Maria Community Services in East Price Hill. This request is to facilitate the construction of a two-story community service facility and a two-story daycare center, where the location of the two proposed buildings has been moved to be closer to the perimeter property line than was established in the approved Concept Plan, due to the soil and hillside conditions on the site.

The City Planning Commission recommended the following on February 7, 2025 to City Council:

**ADOPT** the Department of City Planning and Engagement Findings as detailed in this report; and

**APPROVE** the proposed Major Amendment to the Concept Plan and Development Program Statement for Planned Development #101 (PD-101), Santa Maria Community Services, located at 1048 Considine Avenue in East Price Hill, as outlined in this report.

Motion to Approve: Ms. Beltran  
Seconded: Mr. Dansby

Ayes: Ms. Beltran  
Mr. Dansby  
Mr. Eby  
Ms. Kearney  
Mr. Samad  
Ms. Sesler  
Mr. Weber

THE CITY PLANNING COMMISSION



Katherine Keough-Jurs, FAICP, Director  
Department of City Planning and Engagement