

September 13, 2022

To: Mayor and Members of City Council
From: John P. Curp, Interim City Manager *WJ*
Subject: Ordinance – Urban Parking Overlay District #3, West End

202201674

Transmitted is an Ordinance captioned:

ESTABLISHING Urban Parking Overlay District #3, “West End,” in the West End neighborhood as an urban parking overlay district to eliminate minimum off-street parking requirements in the area.

The City Planning Commission recommended approval of this district at its August 19, 2022 meeting.

Summary:

In 2013, Cincinnati City Council approved text amendments to the Cincinnati Zoning Code to allow for the creation of Urban Parking Overlay Districts that would make it possible for City Council to eliminate minimum parking requirements in the areas it determines to be appropriate.

The West End Community Council formally requested an Urban Parking Overlay District for the West End business district in April of 2022. The opportunities for redevelopment in the West End are numerous and a major focus of the community. The minimum parking requirements have become a barrier to development in this high-density, mixed-use neighborhood. These requirements do not promote a mixed-use, walkable neighborhood.

The existing minimum parking regulations emphasize suburban development patterns, obstruct the renovation and rehabilitation of existing buildings, and endanger the urban fabric and historic character of the West End, by attempting to provide parking for all vehicles. The proposed elimination of minimum off-street parking requirements removes an obstacle to the redevelopment of the West End and can help create and maintain the urban form desired in the West End.

The proposal is consistent with *Plan Cincinnati* (2012) and the *West Ends Speaks Plan* (2016).


The City Planning Commission recommended the following on August 19, 2022, to City Council:

APPROVE the proposed map amendment to add Urban Parking Overlay District #3: “West End”, as outlined in § 1425-04 - Urban Parking Overlay Districts in the Cincinnati Zoning Code, to a portion of the West End.

cc: Katherine Keough-Jurs, FAICP, Director, Department of City Planning and Engagement *KJ*

September 13, 2022

To: Chelsey Pettyjohn, Office of the Clerk of Council

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

Copies to: Stacey Hoffman, Senior City Planner, Department of City Planning and Engagement

Subject: Scheduling of Ordinance – Urban Parking Overlay District #3, West End

The above referenced Ordinance is requested to be scheduled for the Equitable Growth and Housing Committee on September 13, 2022. This item requires a public hearing following a required 14-day notification period by mail and in the City Bulletin.

Included in this submission are the following items:

- 1) The transmittal letter to the Mayor and City Council;
- 2) A copy of the City Planning Commission staff report dated August 19, 2022;
- 3) The Ordinance (Transmitted by Law);
- 4) Mailing labels for the notice of the public hearing; and
- 5) A copy of the mailing labels for your file.