

City Business News – May, 2018

Updated 5/29/2018

Development Activity



Chick-fil-A - A site plan was approved for a new 4,821 sq. ft. restaurant at 6150 S.O.M. Center Road on the site of the former Tavern on 91 / Panini's. The plan includes a drive-thru and patio.

Rose Italian Kitchen - Chef Art Pour Restaurant Group opened its newest concept restaurant at the former Pacos Tacos site at 6140 S.O.M. Center Road.



May Ballot Issues - Voters approved a proposal by Omni Senior Living to rezone 5.38 acres from C-1 Historic Business and C-2 Restricted Commercial to R-3-A Senior Residential. The project, **Vitalia of Solon Senior Residences**, will include a 105,000 sq. ft. 4-story building with 90 independent living apartments and a 45,000 sq. ft. 3-story building with 42 assisted living apartments and 18 memory care units.



The **Solon Board of Education** won overwhelming voter approval of an 8.5 mill operating levy. After reduction of 1.6 mills due to decreases in a bond retirement fund, the net increase for property owners beginning in 2020 will be 6.9 mills or \$241.50 per \$100,000 of property value.



Downtown Beautification - A \$475,000 project to beautify Route 91 from Bainbridge to Aurora Roads is underway. The retaining walls on Route 91 will be refaced with a thin brick veneer, and the fence along the top of the walls will be replaced. This project is the latest phase of the City's long-term Master Plan project to beautify the center of town, with the Fire Station and Veteran's Memorial Park having been completed several years ago.

Rezoning Request - The owner of 31875-31975 Aurora Road submitted a request to create a new I-3 Industrial Auto Service zoning classification and to rezone 31875-31975 Aurora Road and other properties along Old South Miles to the new zoning classification. The I-3 zoning classification would permit automotive related uses, including body shops and general vehicle repair. The Planning Commission recommended that this issue be placed on the ballot. This item remains under review by Council.

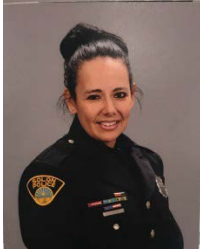
Zoning Code Amendment Request - The property owner of an office building at 30775 Bainbridge Road in the I-2 Industrial Manufacturing District requested a Zoning Code amendment to permit medical uses in the district. The amendment, recommended for placement on the ballot by the Planning Commission, would allow medical and dental offices, but excludes hospitals, emergency care facilities, outpatient clinics and other medical facilities with more than five primary medical providers. Council will hold a public hearing on this item at the June 4th Council meeting.

Rezoning Request - BNH Enterprise Corporation submitted a request to rezone 200+ acres at 39350 Bainbridge Road from R-1-D Single Family to a new zoning classification to allow a mixed use development including a winery, shops, townhomes, condos, rental villas and a boutique hotel. Council referred this item to the Planning Commission for study and a recommendation.

Infrastructure, Traffic & Safety Updates

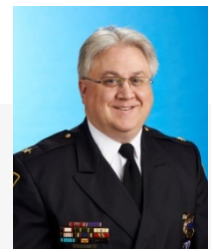
Please [visit the Engineering Department page for project updates.](#)

Kudos



Solon Police Officer Joann Felton will receive the national 2018 D.A.R.E Officer of the Year Award from the D.A.R.E America organization. Officer Felton teaches approximately 2,000 children (K-12) each year, in the Solon City Schools and St. Rita School. Topics range from the dangers of drug and alcohol addictions, along with lessons to help kids cope with everyday issues such as peer pressure, stress management, risk taking, bullying and social media concerns. Officer Felton also is one of DARE America's International educational speakers on the topics of drug addiction and the brain. She has been the D.A.R.E. officer for 7 years and has served in the Solon Police Department for 17 years.

Solon Police Chief Christopher Viland was named Vice President of the Cuyahoga County Police Chief's Association. The organization of approximately 300 members meets monthly to build a network of professionals to advance the police profession, share best practices, and improve the delivery of criminal justice services to the citizens of Cuyahoga County. Chief Viland has been involved in the organization since becoming Solon's Police Chief in 2011.



The Solon City Schools ranked #1 on Niche.com's 2018 Best Schools Districts in the U.S. The rankings are based on rigorous analysis of academic and student life data from the U.S. Department of Education, along with test scores, college data, and ratings collected from millions of Niche.com users.

For the third consecutive year, **Solon City Schools ranked #1** in the state for "performance index" on the State of Ohio's 2016-2017 school district report cards. Performance index is a key measure of student achievement.



Solon High School ranked #15 in Ohio and #386 in the country on *U.S. News & World Report's* 2017 list of best high schools. Solon was among 19 schools in Ohio and 500 in the country that received a gold medal ranking, indicating the highest level of college readiness. Schools are rated on student teacher ratio, college readiness, math and reading scores, and graduation rates.

Resources

Solon Police Department Community Outreach - The Solon Police Department strives to promote open relations between the department and the residential and business communities through a variety of activities. *Coffee with a Cop* offers the opportunity to share coffee and conversation with officers. The semi-annual *Citizens Academy* exposes citizens to many facets of policing. Alumni of the *Citizens Academy* may join the *Community Impact Advisory Board (CIAB)*, which serves as a liaison between the community and the department, helping maintain a positive relationship between the two. *Shop with a Cop* is a holiday tradition in which police officers escort deserving Solon children on a daylong shopping adventure. *National Night Out* is a crime prevention and safety fair featuring Police Department personnel, equipment, vehicles, the Police K-9 Unit, crime prevention organizations, food, and activities for children. Opportunities are available

for community volunteers to assist with police sponsored activities. *CIAB* will seek input from businesses in the near future on how to promote better relations with the residential and business communities. For more information, please visit the [Solon Police Department web page](#).

Training to Grow Entrepreneurial Companies - The *Scalerator NEO Program* is for Northeast Ohio business leaders that want to grow their business and are open to learning new ways to do so. The cohort-based educational program is led by faculty from Babson College (#1 Entrepreneurship School in the U.S.), Harvard Business School, Columbia Business School and other leading entrepreneurship schools and is a mix of peer-to-peer exercises and faculty-led workshops. The program focuses on three things: **C**ustomers, **C**ash and **C**apacity.

Scalerator NEO is now seeking candidates for the 2018 program (April – October). Thanks to support from the Burton D. Morgan Foundation and Richard J. Fasenmyer Foundation, the program is **free** for 15-20 selected companies (of any industry) with roughly \$5 million to \$15 million in annual sales. The CEO/Owner must commit to attending all 7 sessions and is welcome to bring as many others from their organization to any and all of the sessions. To learn more about *Scalerator NEO* and if it is right for your company, go to <https://www.scaleratorneo.org/what-we-do/>

Energy Efficiency Services - The Greater Cleveland Partnership /Council of Smaller Enterprises (COSE) offers a suite of energy services that provides businesses with solutions for reducing costs and improving overall energy efficiency. Their suite of services includes:

- Energy audits for your building - This program saves participants an average of 25-30% on their operating costs. No cost, comprehensive audit paid for by First Energy Ohio Utilities for buildings 10,000 – 150,000 square feet www.cose.org/energyassessment
- Green leasing – bridging the dialogue between landlord and tenant to achieve energy efficiency www.cose.org/greenlease
- Contractors who can help with your facility www.cose.org/energycontractors
- Leveraging an interest rate reduction and rebate solutions www.cose.org/energyrebates
- Reducing and managing gas and electric costs

Business Seminars – Please visit the city's web site for a list of [business seminars and special events](#) sponsored by local economic development agencies.