

EDGEWATER NEIGHBORHOOD PLAN SUMMARY

Description. Edgewater is distinguished by its dramatic Lake Erie frontage and by its tree-lined streets, its impressive housing stock, and its vibrant Clifton Boulevard Historic District retail area. The neighborhood existed as part of the Village of West Cleveland from 1871 until its annexation to Cleveland in 1894 and became known in the last years of the 19th century for its large estates that were home to wealthy and influential Clevelanders such as Marcus Hanna. North of Clifton Boulevard the housing is predominantly single-family but south of Clifton Boulevard the neighborhood is a mix of one and two-family homes. Larger apartment buildings line the south side of Clifton Boulevard and are also located in the vicinity of Detroit Avenue. There is some industry located along the rail line that makes up neighborhood's southern boundary and separates it from Cudell.



Assets. Among the neighborhood's most significant assets are:

- its *tree-lined streets* and proximity to *Lake Erie*
- the closeness of *Edgewater State Park* which features one of the city's largest beaches, playfields, picnic areas, a boat-launching ramp and off-shore fishing platforms
- the *Clifton Boulevard retail district*
- the *character and style* of many of the older homes along Edgewater Drive and Lake Avenue and in the Clifton Boulevard Historic District
- *rapid transit stops* at West 117th and West Boulevard

Challenges. Among the challenges faced by the Edgewater neighborhood today are:

- maintaining and rehabbing housing stock as needed between Clifton and Franklin Blvds.
- guiding reinvestment along West 117th Street

Vision. The Edgewater neighborhood, although asset-rich, should continue to strive for neighborhood-scale, high-quality new development where appropriate, especially along the high-visibility and heavily-trafficked West 117th Street arterial. Among the development opportunities and initiatives proposed are the following:

- finding a viable use for the former Fifth Christian Scientist Church building (at Lake and West 117th) and the surrounding parcel
- further discussion regarding streetscape improvements along Clifton Blvd.
- installation of a potential rail stop for future West Shore Commuter Rail
- enhanced appearance of overhead bridges at Detroit near RTA station and West Blvd. and Desmond
- encouraging industrial redevelopment near Franklin and West 112th
- create bike route along West Blvd connecting to neighborhoods south of Lake Erie
- create a passive greenspace for the neighborhood around Detroit Avenue near West 110th Street