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Presented by the Administration  
Upon Recommendation of the Planning Commission

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CITY OF CUYAHOGA FALLS, OHIO

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ORDINANCE NO. 26 - 2012

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WHEREAS, Art. VIII, §1.7 of the Charter of the City of Cuyahoga Falls requires that all affirmative decisions made by the Planning Commission be submitted to Council, and

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WHEREAS, site plan review by the Planning Commission is required for the construction of all new buildings in excess of 8,000 SF in the City of Cuyahoga Falls, Ohio, and

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WHEREAS, on February 22, 2012, the Planning Commission approved the major site plan for the construction of a 52,500 square foot grocery store at 2226 State Road, within the City of Cuyahoga Falls, Ohio,

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NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls, County of Summit, and State of Ohio, that:

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Section 1. This Council approves the site plan for the construction of a 52,500 square foot grocery store at 2226 State Road (Parcel No. 02-00205), Cuyahoga Falls, Ohio, in accordance with Cuyahoga Falls General Development Code regulations as stipulated in the Codified Ordinances of the City of Cuyahoga Falls and as approved by the Planning Commission as per the plans and final stipulations contained in File P-01-12-SP (depiction of site plan and north elevation attached hereto as Exhibit "A").

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Section 2. Any other ordinances or resolutions or portions of ordinances and resolutions inconsistent herewith are hereby repealed, but any ordinances and resolutions not inconsistent herewith and which have not previously been repealed are hereby ratified and confirmed.

Section 3. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements, to the extent applicable, including Chapter 107 of the Codified Ordinances.

50        Section 4.    This ordinance is hereby declared to be an emergency measure  
51 necessary for the preservation of the public peace, health, safety, convenience and  
52 welfare of the City of Cuyahoga Falls and the inhabitants thereof, for the reason  
53 that it is immediately necessary to permit timely and appropriate development of  
54 this property, and provided it receives the affirmative vote of two thirds of the  
55 members elected or appointed to Council, it shall take effect and be in force  
56 immediately upon its passage and approval by the Mayor; otherwise it shall take  
57 effect and be in force at the earliest period allowed by law.

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60    Passed: 3-12-12

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68    Approved: 3/15/12

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2/27/12

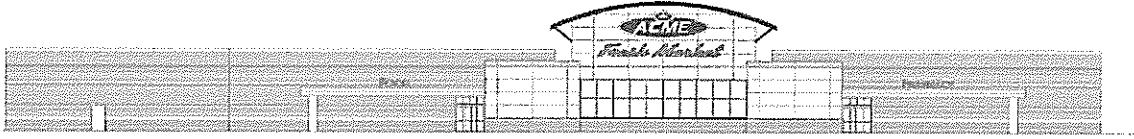
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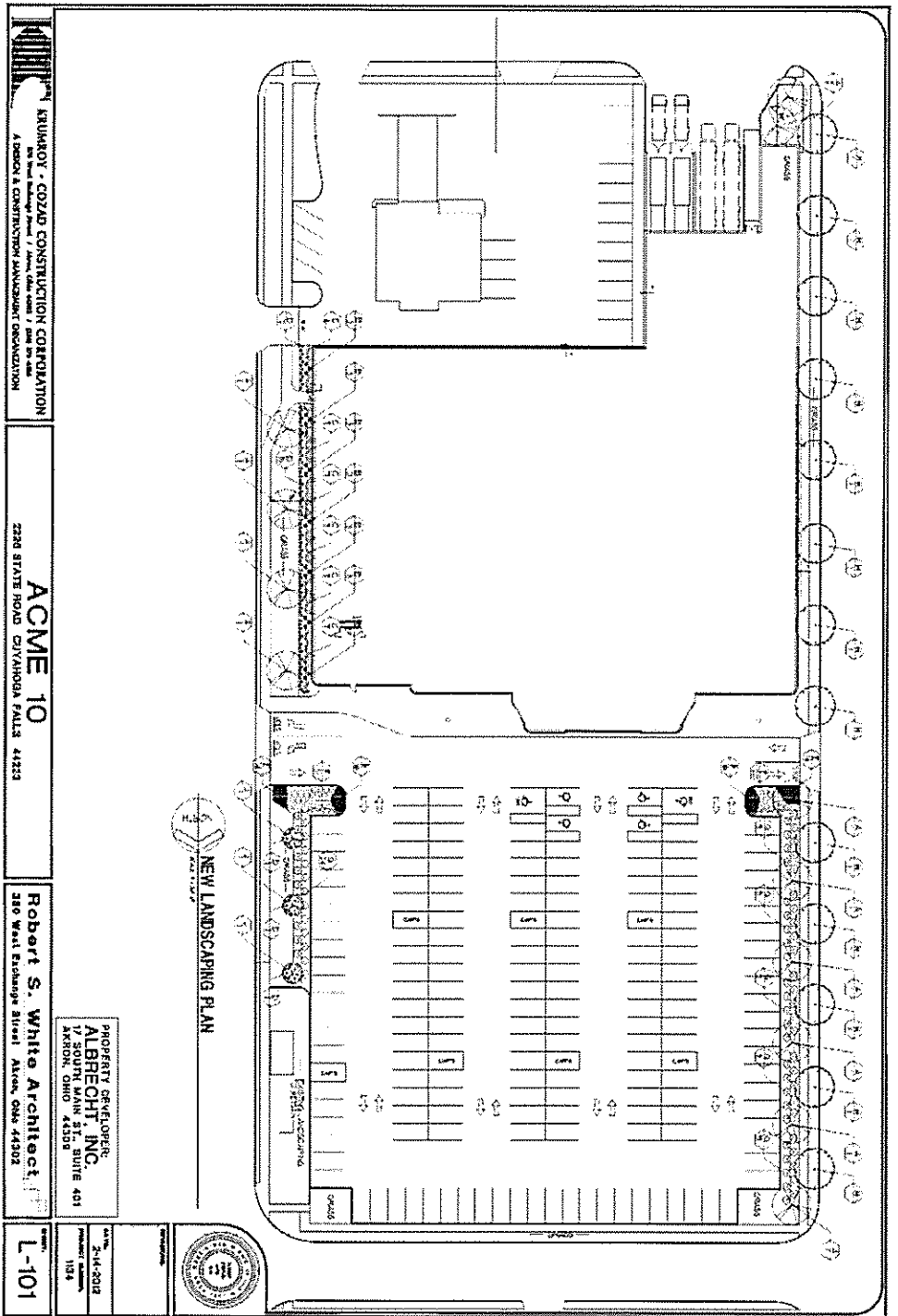
Mark Mang  
President of Council

Cathleen J. Meacham  
Clerk of Council

D. Robert  
Mayor



NORTH ELEVATION



**KRUMHOLTZ - GOSZAD CONSTRUCTION CORPORATION**  
 280 West Exchange Street / Akron, Ohio 44302 / 330.579.4444  
 A DESIGN & CONSTRUCTION MANAGEMENT ORGANIZATION

**ACME 10**  
 2228 STATE ROAD CUYAHOGA FALLS 44223

**Robert S. White Architect**  
 280 West Exchange Street Akron, OH 44302

PROPERTY DEVELOPER:  
**ALBRECHT, INC.**  
 17 SOUTH MAIN ST., SUITE 401  
 AKRON, OHIO 44308

**L-101**

DATE: 2-14-2012  
 PROJECT: 1024

