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B-17

Presented by the Administration
Upon Recommendation of the Planning Commission

CITY OF CUYAHOGA FALLS, OHIO

ORDINANCE NO. 18 - 2017

AN ORDINANCE AUTHORIZING AND APPROVING THE PRESERVE
AT SALT CREEK FINAL SUBDIVISION PLAT/IMPROVEMENT PLANS-
PHASE 2 ON PARCEL 37-00650, AND DECLARING AN EMERGENCY.

WHEREAS, the Charter of the City of Cuyahoga Falls requires that all decisions made by the Planning Commission be submitted to Council, and

WHEREAS, the Planning Commission is required to review and provide a recommendation for all Subdivision Plats/Improvement Plans in the City of Cuyahoga Falls, Ohio, and

WHEREAS, on February 22, 2017, the Planning Commission approved the Preserve at Salt Creek Final Subdivision Plat/Improvement Plans-Phase 2 that creates 34 single-family parcels on 8.6425 acres on Parcel 37-00650, within the City of Cuyahoga Falls, Ohio.

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

Section 1. The City Council approves the Preserve at Salt Creek Final Subdivision Plat/Improvement Plans-Phase 2 in Cuyahoga Falls, Ohio, in accordance with all Cuyahoga Falls General Development Code regulations and as stipulated in the Codified Ordinances of the City of Cuyahoga Falls as approved by the Planning Commission as per all plans and stipulations contained in Project File FMP-17-00001.

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 Any other ordinances or resolutions or portions of ordinances and resolutions inconsistent herewith are hereby repealed, but any ordinances and resolutions not inconsistent herewith and which have not previously been repealed are hereby ratified and confirmed.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

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

Passed: 3-13-17

Mary Ellen Pyke
President of Council

Don Lawrence
Clerk of Council

Approved: 3-15-2017

Mayor

2/27/17

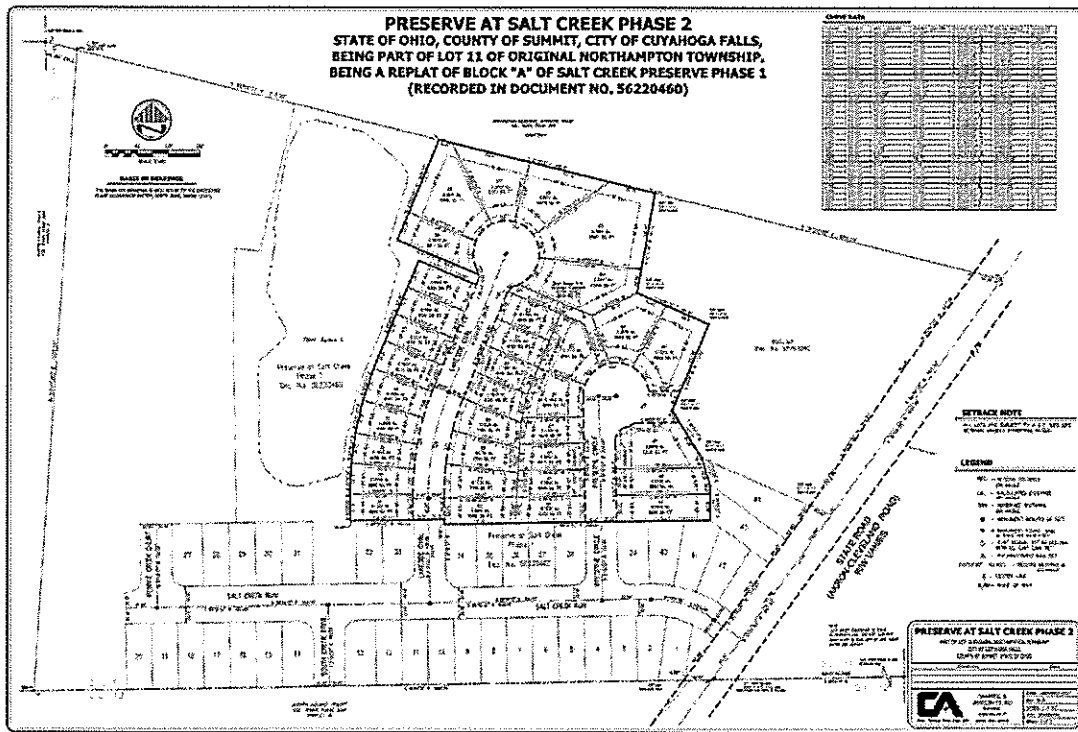


Figure 1 -- Preserve at Salt Creek Final Subdivision Plat-Phase 2

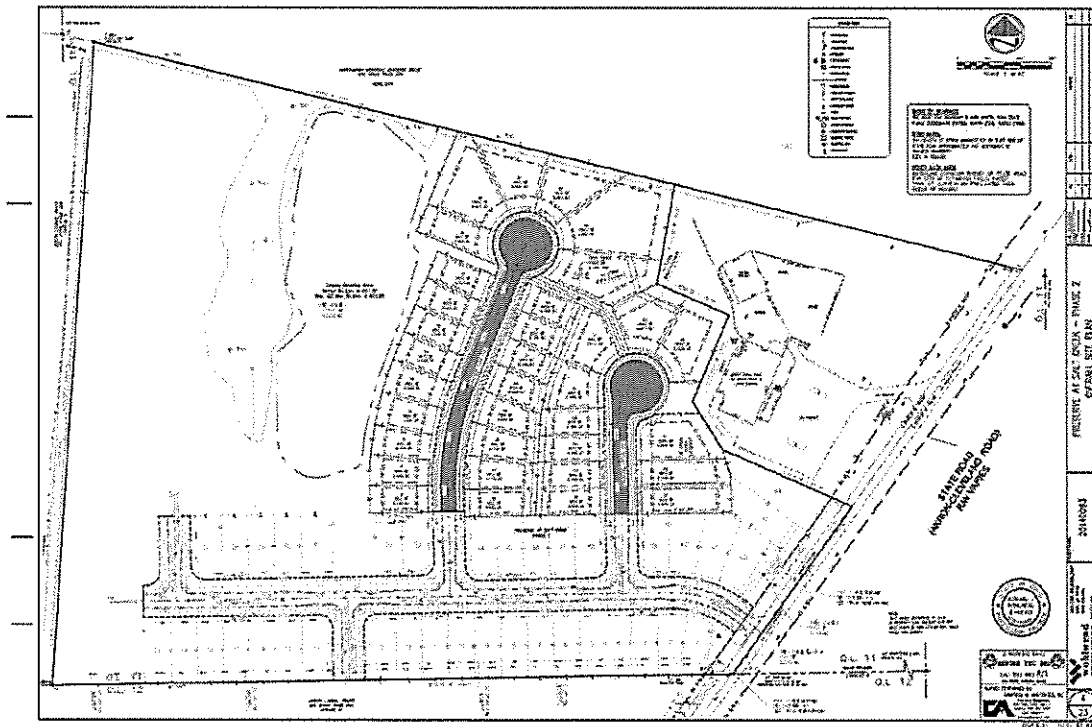


Figure 2 -- Preserve at Salt Creek Improvement Plans-Phase 2