

2
3
4
5 CITY OF CUYAHOGA FALLS, OHIO

6
7 ORDINANCE NO. 22 - 2013

8
9 AN ORDINANCE APPROVING THE PRELIMINARY PLAT OF THE
10 BOULDER ESTATES PHASE 3 SUBDIVISION, AND DECLARING AN
11 EMERGENCY.

12
13 WHEREAS, Art. VIII, §1.7 of the Charter of the City of Cuyahoga Falls requires that all affirmative
14 decisions made by the Planning Commission be submitted to Council, and

15
16 WHEREAS, all subdivision of land in the city is subject to the conditions set forth in Section
17 1113.03 of the Codified Ordinances and prior review and approval of the Planning Commission,
18 and

19
20 WHEREAS, on March 19, 2013 the Planning Commission approved the preliminary plat of the
21 Boulder Estates - Phase 3 Subdivision located in the Northampton Planning District, and situated
22 west of State Road at Seasons Road,

23
24 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls, County of
25 Summit, and State of Ohio, that:

26
27 Section 1. This Council approves the preliminary plat of the Boulder Estates-Phase 3
28 Subdivision, in accordance with Cuyahoga Falls General Development Code regulations as set forth
29 in the Codified Ordinances of the City of Cuyahoga Falls and as approved by the Planning
30 Commission, subject to the conditions contained in File P-5-13-S, and as further depicted on the
31 subdivision plan attached hereto as Exhibit A.

32
33 Section 2. Any other ordinances or resolutions or portions of ordinances and resolutions
34 inconsistent herewith are hereby repealed, but any ordinances and resolutions not inconsistent
35 herewith and which have not previously been repealed are hereby ratified and confirmed.

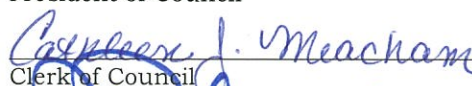

36
37 Section 3. It is found and determined that all formal actions of this Council concerning and
38 relating to the adoption of this ordinance were adopted in an open meeting of this Council, and
39 that all deliberations of this Council and of any of its committees that resulted in such formal
40 action, were in meetings open to the public, in compliance with all legal requirements, to the
41 extent applicable, including Chapter 107 of the Codified Ordinances.

42
43 Section 4. This ordinance is hereby declared to be an emergency measure necessary for the
44 preservation of the public peace, health, safety, convenience and welfare of the City of Cuyahoga
45 Falls and the inhabitants thereof, for the reason that it is immediately necessary to permit timely
46 and appropriate development of this property, and provided it receives the affirmative vote of two
47 thirds of the members elected or appointed to Council, it shall take effect and be in force
48 immediately upon its passage and approval by the Mayor; otherwise it shall take effect and be in
49 force at the earliest period allowed by law.

50
51 Passed: 4-8-13 _____

52 
53 _____
54 President of Council

55
56 Approved: 4/9/13 _____

57 
58 _____
59 Clerk of Council

60 _____
61 Mayor

