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5 CITY OF CUYAHOGA FALLS, OHIO

6
7 ORDINANCE NO. 28 - 2017

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9 AN ORDINANCE ACCEPTING THE PLANNING COMMISSION
10 APPROVAL, FINDINGS AND CONDITIONS OF THE SITE PLAN
11 FOR THE CONSTRUCTION OF A 28,437 SQUARE FOOT
12 WAREHOUSE AND PARKING LOT EXPANSION AT 89
13 CUYAHOGA FALLS INDUSTRIAL PARKWAY AND ON PARCELS
14 35-06268, 35-06252 AND 35-05933, AND DECLARING AN
15 EMERGENCY.

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

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20 WHEREAS, on March 21, 2017, the Planning Commission recommended approval of the
21 site plan for the construction of a 28,437 square foot warehouse and parking lot expansion
22 at 89 Cuyahoga Falls Industrial Parkway and on Parcels 35-06268, 35-06252 and 35-
23 05933; and

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25 WHEREAS, such approval is given subject to conditions subsequent to be satisfied; and

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27 WHEREAS, such approval is necessary to determine that the site plan is satisfactory,
28 serves the public interest, and is acceptable for recording.

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

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33 Section 1. The City Council approves the site plan approval for the construction of a
34 28,437 square foot warehouse and parking lot expansion at 89 Cuyahoga Falls Industrial
35 Parkway in accordance with E-1 Employment zoning district requirements and in
36 accordance with Cuyahoga Falls General Development Code regulations as stipulated in the
37 Codified Ordinances of the City of Cuyahoga Falls and as approved by the Planning
38 Commission as per the plans and final stipulations contained in Project File MSP-17-00005.

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41 resolutions inconsistent herewith are hereby repealed, but any ordinances and resolutions
42 not inconsistent herewith and which have not previously been repealed are hereby ratified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

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

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

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60 Passed: 4-10-17

Mary Ellen Pyke
President of Council

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65 Approved: 4-11-2017

[Signature]
Clerk of Council

[Signature]
Mayor

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69 3/27/17

