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5 CITY OF CUYAHOGA FALLS, OHIO

6
7 ORDINANCE NO. 35 - 2015

8
9 AN ORDINANCE ACCEPTING THE PLANNING COMMISSION
10 APPROVAL, FINDINGS AND CONDITIONS OF THE JUZO SITE
11 PLAN AT 3690 ZORN DRIVE, AND DECLARING AN EMERGENCY.

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

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16 WHEREAS, on May 19, 2015 the Planning Commission recommended approval of the site plan
17 for the construction of a 14,400 square foot warehouse/distribution addition at 3690 Zorn Drive.

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

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

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

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27 Section 1. The City Council approves the site plan for the construction of a 14,400 square foot
28 warehouse/distribution addition at 3690 Zorn Drive, in accordance with Cuyahoga Falls General
29 Development Code regulations as stipulated in the Codified Ordinances of the City of Cuyahoga Falls
30 and as approved by the Planning Commission as per the plans and final stipulations contained in
31 Project File MSP-15-00012.

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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34 inconsistent herewith are hereby repealed, but any ordinances and resolutions not inconsistent
35 herewith and which have not previously been repealed are hereby ratified and confirmed.

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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 that
39 all deliberations of this Council and of any of its committees that resulted in such formal action, were
40 in meetings open to the public, in compliance with all legal requirements, to the extent applicable,
41 including Chapter 107 of the Codified Ordinances.

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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 and
46 appropriate development of this property, and provided it receives the affirmative vote of two thirds of
47 the members elected or appointed to Council, it shall take effect and be in force immediately upon its
48 passage and approval by the Mayor; otherwise it shall take effect and be in force at the earliest period
49 allowed by law.

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52 Passed: 6/8/2015

May Ellen Lyke
President of Council

Dave G. ...
Clerk of Council

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57 Approved: 6-10-15

[Signature]
Mayor

