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Presented by the Administration Upon
Recommendation of the Planning Commission

CITY OF CUYAHOGA FALLS, OHIO

ORDINANCE NO. 57 - 2013

AN ORDINANCE APPROVING THE FINAL SUBDIVISION PLAT OF THE
HIDDEN LAKES PHASE 3B SUBDIVISION, EXTENDING THE
DURATION OF SUCH APPROVAL FOR A PERIOD OF ONE YEAR, AND
DECLARING AN EMERGENCY.

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

WHEREAS, all subdivision of land in the city is subject to the conditions set forth in Sections 1113.03 and 1113.04 of the Codified Ordinances and prior review and approval of the Planning Commission, and

WHEREAS, on August 20, 2013 the Planning Commission approved the final subdivision plat of the Hidden Lakes Phase 3B Subdivision (Parcel No. 37-00373) located in the Northampton Planning District and situated west of the intersection of Lake Forest Drive and Hidden Lake Lane, and

WHEREAS, the Planning Commission has recommended that the duration of plat approval specified in Section 1113.04(E)(4) of the Codified Ordinances be extended from one year to two years,

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

Section 1. This Council approves the final plat of the Hidden Lakes Phase 3B Subdivision, in accordance with the Cuyahoga Falls General Development Code regulations as set forth in the Codified Ordinances and as approved by the Planning Commission, subject to the conditions contained in File P-24-13-S, and as further depicted on the subdivision plan attached hereto as Exhibit "A."

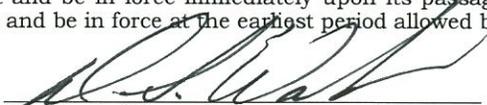
Section 2. Notwithstanding and as an exception to Section 1113.04(E)(4) of the Codified Ordinances, the approval granted under this Ordinance shall be effective for a period of two years following the effective date of this Ordinance.

Section 3. Any other ordinances or resolutions or portions of ordinances and resolutions inconsistent herewith are hereby repealed, but any ordinances and resolutions not inconsistent herewith and which have not previously been repealed are hereby ratified and confirmed.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 4. 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.

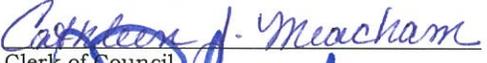
Section 5. This ordinance is hereby declared to be an emergency measure necessary for the preservation of the public peace, health, safety, convenience and welfare of the City of Cuyahoga Falls and the inhabitants thereof, for the reason that it is immediately necessary to permit timely and appropriate 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: 9-9-13



President of Council

Approved: 9/10/13



Clerk of Council


Mayor

9/3/13

