

**NEW LEGISLATION**

January 22, 2024

<b>Temp. No.</b>	<b>Introduced</b>	<b>Committee</b>	<b>Description</b>
A-16	1/22/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, without competitive bidding, with Moody's of Dayton for well repairs and additional well services, and declaring an emergency.
A-17	1/22/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the Water Treatment Plant Sand Filter Improvement Project, and declaring an emergency.
A-18	1/22/24	Fin	An ordinance appropriating Community Development Block Grant carryover funds for calendar year 2024, and declaring an emergency.
A-19	1/22/24	Fin	An ordinance increasing appropriations in the Capital Projects Fund for the improvement of West Portage Trail, from State Road to Northampton Road, and declaring an emergency.
A-20	1/22/24	Fin	A resolution of intent to appropriate certain property along State Road, Seasons Road and Wyoga Lake Road, and declaring an emergency.
A-21	1/22/24	Fin	An ordinance authorizing the Parks and Recreation Board to enter into a contract or contracts, according to law, for the Natatorium Pool Surface Refinish Projects, and declaring an emergency.

**PENDING LEGISLATION**

January 22, 2024

<b>Temp. No.</b>	<b>Introduced</b>	<b>Committee</b>	<b>Description</b>
A-1	1/8/24	Fin	An ordinance authorizing the Mayor to enter into a contract or contracts with ScanWorks LLC, for documentation preparation and imaging services for historical and current city records, and declaring an emergency.
A-2	1/8/24	Fin	An ordinance authorizing the Mayor, as Director of Public Safety, to enter into a contract or contracts for the purchase of Annual Requirements for certain services, materials, supplies, and equipment for use by the Fire Department during 2024, and declaring an emergency.
A-3	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts for the purchase of Annual Requirements for certain services, materials, supplies, and equipment for use by the Electrical Division during 2024, and declaring an emergency.
A-4	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for city-wide tree removal, trimming, and stump grinding, and declaring an emergency.
A-5	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of Annual Requirements of certain services, materials, and supplies for use by the Garage Division during 2024, and declaring an emergency.

<b>Temp. No.</b>	<b>Introduced</b>	<b>Committee</b>	<b>Description</b>
A-6	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of Annual Requirements of certain materials and supplies for use by the Street Division during 2024, and declaring an emergency.
A-7	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of Annual Requirements of certain materials and supplies for use by the Sanitation Division during 2024, and declaring an emergency.
A-8	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of the City's requirements of certain services, materials, and supplies for use by the Water and Sewer Divisions during 2024, and declaring an emergency.
A-9	1/8/24	Fin	An ordinance authorizing the Mayor, as Director of Public Safety, or the Director of Public Service to enter into a contract or contracts, according to law, for the purchase or lease of various vehicles and related equipment for use by the City, and declaring an emergency.
A-10	1/8/24	Fin	An ordinance levying special assessments for the repair or replacement of sidewalks and drive approaches in the sidewalk and drive approach repair and replacement district, for the year 2023, and declaring an emergency.

A-11	1/8/24	Fin	A resolution creating for the year 2024 a sidewalk and drive approach repair or replacement district containing such streets, alleys, or public roadways within the corporate limits of the City of Cuyahoga Falls, declaring the necessity of repairing or replacing the sidewalks and drive approaches abutting on such streets, alleys or public roadways within said corporate limits and providing the method for levying special assessments, and declaring an emergency.
A-12	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, after publicly advertising for bids, for the replacement or adjustment of concrete sidewalks, drive approaches, and curbs at various locations in the City of Cuyahoga Falls, and declaring an emergency.
A-13	1/8/24	Fin	An ordinance authorizing the Director of Finance to issue a reimbursement to Princeton Crossroads Investment, LLC for costs associated with the construction of a clubhouse for the Princeton Place Development, increasing appropriations thereof, and declaring an emergency.
A-14	1/8/24	PZ	An ordinance accepting the recommendation of the Planning Commission for the construction of a 10-unit townhome building, known as The Residences at Fountain Point, for Testa Enterprises, Inc., and located at 2335 Second Street, and declaring an emergency.

<b>Temp. No.</b>	<b>Introduced</b>	<b>Committee</b>	<b>Description</b>
A-15	1/8/24	PZ	An ordinance accepting the recommendation of the Planning Commission for the construction of two self-service storage buildings for Komi GK, LLC, located at 3422 State Road, and declaring an emergency.

**CALENDAR**

January 22, 2024

The following legislation will be up for passage at the Council Meeting on January 22, 2024.

<b>Temp. No.</b>	<b>Introduced</b>	<b>Committee</b>	<b>Description</b>
A-1	1/8/24	Fin	An ordinance authorizing the Mayor to enter into a contract or contracts with ScanWorks LLC, for documentation preparation and imaging services for historical and current city records, and declaring an emergency.
A-2	1/8/24	Fin	An ordinance authorizing the Mayor, as Director of Public Safety, to enter into a contract or contracts for the purchase of Annual Requirements for certain services, materials, supplies, and equipment for use by the Fire Department during 2024, and declaring an emergency.
A-3	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts for the purchase of Annual Requirements for certain services, materials, supplies, and equipment for use by the Electrical Division during 2024, and declaring an emergency.
A-4	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for city-wide tree removal, trimming, and stump grinding, and declaring an emergency.

A-5	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of Annual Requirements of certain services, materials, and supplies for use by the Garage Division during 2024, and declaring an emergency.
A-6	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of Annual Requirements of certain materials and supplies for use by the Street Division during 2024, and declaring an emergency.
A-7	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of Annual Requirements of certain materials and supplies for use by the Sanitation Division during 2024, and declaring an emergency.
A-8	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the purchase of the City's requirements of certain services, materials, and supplies for use by the Water and Sewer Divisions during 2024, and declaring an emergency.
A-9	1/8/24	Fin	An ordinance authorizing the Mayor, as Director of Public Safety, or the Director of Public Service to enter into a contract or contracts, according to law, for the purchase or lease of various vehicles and related equipment for use by the City, and declaring an emergency.

A-10	1/8/24	Fin	An ordinance levying special assessments for the repair or replacement of sidewalks and drive approaches in the sidewalk and drive approach repair and replacement district, for the year 2023, and declaring an emergency.
A-11	1/8/24	Fin	A resolution creating for the year 2024 a sidewalk and drive approach repair or replacement district containing such streets, alleys, or public roadways within the corporate limits of the City of Cuyahoga Falls, declaring the necessity of repairing or replacing the sidewalks and drive approaches abutting on such streets, alleys or public roadways within said corporate limits and providing the method for levying special assessments, and declaring an emergency.
A-12	1/8/24	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, after publicly advertising for bids, for the replacement or adjustment of concrete sidewalks, drive approaches, and curbs at various locations in the City of Cuyahoga Falls, and declaring an emergency.
A-13	1/8/24	Fin	An ordinance authorizing the Director of Finance to issue a reimbursement to Princeton Crossroads Investment, LLC for costs associated with the construction of a clubhouse for the Princeton Place Development, increasing appropriations thereof, and declaring an emergency.



A-14            1/8/24            PZ            An ordinance accepting the recommendation of the Planning Commission for the construction of a 10-unit townhome building, known as The Residences at Fountain Point, for Testa Enterprises, Inc., and located at 2335 Second Street, and declaring an emergency.

A-15            1/8/24            PZ            An ordinance accepting the recommendation of the Planning Commission for the construction of two self-service storage buildings for Komi GK, LLC, located at 3422 State Road, and declaring an emergency.

2  
3 CITY OF CUYAHOGA FALLS, OHIO

4  
5 ORDINANCE NO. - 2024

6  
7 AN ORDINANCE AUTHORIZING THE DIRECTOR OF  
8 PUBLIC SERVICE TO ENTER INTO A CONTRACT OR  
9 CONTRACTS, WITHOUT COMPETITIVE BIDDING, WITH  
10 MOODY'S OF DAYTON FOR WELL REPAIRS AND  
11 ADDITIONAL WELL SERVICES, AND DECLARING AN  
12 EMERGENCY.  
13

14 WHEREAS, During the rehabilitation of City Well #19, Moody's of Dayton (Moody's)  
15 identified that major repairs were needed to put the well back into service; and  
16

17 WHEREAS, Moody's was the lowest and most responsible bidder on the well flow  
18 testing and is familiar with the City's well system, including City Well #19; and  
19

20 WHEREAS, although no specific expenditure for repairs in the City's well field has  
21 individually exceeded the threshold competitive bidding amount to date, collectively the  
22 expenditures may soon exceed the competitive bidding amount of \$75,000.  
23

24 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls,  
25 County of Summit and State of Ohio, that:  
26

27 Section 1. The Director of Public Service is hereby authorized to enter into a contract  
28 or contracts, without competitive bidding, with Moody's of Dayton for well repairs,  
29 including City Well #19 and additional well services in a total amount not to exceed  
30 \$125,000 for the 2024 fiscal year.  
31

32 Section 2. The Director of Finance is hereby authorized to make payment for same  
33 from the Water Fund, line items Capital Outlay and Other Operations.  
34

35 Section 3. Any ordinances or resolutions or portions of ordinances and resolutions  
36 inconsistent herewith be and the same are hereby repealed, but any ordinances and  
37 resolutions not inconsistent herewith and which have not previously been repealed are  
38 hereby ratified and confirmed.  
39

40 Section 4. It is found and determined that all formal actions of this Council  
41 concerning and relating to the adoption of this ordinance were adopted in an open  
42 meeting of this Council and that all deliberations of this Council and of any of its  
43 committees that resulted in such formal action were in meetings open to the public, in  
44 compliance with all legal requirements, to the extent applicable, including Chapter 107  
45 of the Codified Ordinances.  
46

47 Section 5. This ordinance is hereby declared to be an emergency measure necessary  
48 for the preservation of the public peace, health, safety, convenience and welfare of the  
49 City of Cuyahoga Falls and the inhabitants thereof, and provided it receives the  
50 affirmative vote of two-thirds of the members elected or appointed to Council, it shall take  
51 effect and be in force immediately upon its passage and approval by the Mayor; otherwise  
52 it shall take effect and be in force at the earliest period allowed by law.  
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56 Passed: \_\_\_\_\_

\_\_\_\_\_  
President of Council

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Clerk of Council

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66 Approved: \_\_\_\_\_

\_\_\_\_\_  
Mayor

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68 1/22/24

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4 CITY OF CUYAHOGA FALLS, OHIO

5  
6 ORDINANCE NO. - 2024

7  
8 AN ORDINANCE AUTHORIZING THE DIRECTOR OF PUBLIC  
9 SERVICE TO ENTER INTO A CONTRACT OR CONTRACTS,  
10 ACCORDING TO LAW, FOR THE WATER TREATMENT PLANT  
11 SAND FILTER IMPROVEMENT PROJECT, AND DECLARING AN  
12 EMERGENCY.  
13

14  
15 WHEREAS, Ordinance 101-2023 authorized the Mayor to apply for, accept, and enter into a  
16 Water Supply Revolving Loan Account Agreement with the Ohio Environmental Protection Agency  
17 on behalf of the City for planning, designing, and constructing water facilities at the Water  
18 Treatment Plant; and

19  
20 WHEREAS, the City seeks to complete the Water Treatment Plant Sand Filter Improvement  
21 project and use Water Supply Revolving Loan Account funds to partly fund the project.  
22

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

26 Section 1. The Director of Public Service is hereby authorized to enter into a contract or  
27 contracts, according to law, for the Water Treatment Plant Sand Filter Improvement project.  
28

29 Section 2. The Director of Finance is hereby authorized to increase appropriations in the  
30 Water Fund, line-item Capital, by \$1,315,470.00 and make payment from the same.  
31

32 Section 3. Any other ordinances or resolutions or portions of ordinances and resolutions  
33 inconsistent herewith be and the same are hereby repealed, but any ordinances and resolutions  
34 not inconsistent herewith and which have not previously been repealed are hereby ratified and  
35 confirmed.  
36

37 Section 4. 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,  
40 were in meetings open to the public, in compliance with all legal requirements, to the extent  
41 applicable, including Chapter 107 of the Codified Ordinances.  
42

43 Section 5. 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, provided it receives the affirmative vote of two thirds of the  
46 members elected or appointed to Council, it shall take effect and be in force immediately upon its  
47 passage and approval by the Mayor; otherwise it shall take effect and be in force at the earliest  
48 period allowed by law.  
49

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52 Passed: \_\_\_\_\_

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President of Council

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Clerk of Council

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61 Approved: \_\_\_\_\_

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Mayor

62  
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64 1/22/24

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3 CITY OF CUYAHOGA FALLS, OHIO

4  
5 ORDINANCE NO. - 2024

6  
7 AN ORDINANCE APPROPRIATING COMMUNITY DEVELOPMENT BLOCK  
8 GRANT CARRYOVER FUNDS FOR CALENDAR YEAR 2024, AND  
9 DECLARING AN EMERGENCY.

10  
11 WHEREAS, the City of Cuyahoga Falls is the recipient of Community Development Block Grant  
12 (“CDBG”) funds through the Department of Housing and Urban Development; and

13  
14 WHEREAS, the City of Cuyahoga Falls has available CDBG carryover funds, in the amount of \$828,764;  
15 and

16  
17 WHEREAS, it is necessary to appropriate these carryover funds from calendar year 2023 to fund  
18 calendar year 2024 program operations; and

19  
20 WHEREAS, this Council finds and determines after reviewing all pertinent information, that the  
21 aforementioned appropriations in the amount of \$828,764 are necessary and in the best interest of the City  
22 of Cuyahoga Falls.

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

26  
27 Section 1. The Director of Finance is hereby authorized to increase appropriations in the CDBG Fund,  
28 line item, Other Operations, by \$828,764 and make payment from the same.

29  
30 Section 2. Any ordinance or resolutions or portions of ordinances and resolutions inconsistent herewith  
31 are hereby repealed, but any ordinances and resolutions not inconsistent herewith and which have not  
32 previously been repealed are hereby ratified and confirmed.

33  
34 Section 3. It is found and determined that all formal actions of this Council concerning and relating to  
35 the adoption of this ordinance were adopted in an open meeting of this Council, and that all deliberations  
36 of this Council and of any of its committees that resulted in such formal action, were in meetings open to  
37 the public, in compliance with all legal requirements, to the extent applicable, including Chapter 107 of the  
38 Codified Ordinances.

39  
40 Section 4. This ordinance is hereby declared to be an emergency measure necessary of the preservation  
41 of the public peace, health, safety, convenience, and welfare of the City of Cuyahoga Falls and the  
42 inhabitants thereof, and provided it receives the affirmative vote of two thirds of the members elected or  
43 appointed to Council, it shall take effect and be in force immediately upon its passage and approval by the  
44 Mayor; otherwise it shall take effect and be in force at the earliest period allowed by law.

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47 Passed: \_\_\_\_\_

\_\_\_\_\_  
President of Council

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52 \_\_\_\_\_  
53 Clerk of Council

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57 Approved: \_\_\_\_\_

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Mayor

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59 1/22/24

2  
3 CITY OF CUYAHOGA FALLS, OHIO

4  
5 ORDINANCE NO. - 2024

6  
7 AN ORDINANCE INCREASING APPROPRIATIONS IN THE CAPITAL  
8 PROJECTS FUND FOR THE IMPROVEMENT OF WEST PORTAGE TRAIL,  
9 FROM STATE ROAD TO NORTHAMPTON ROAD AND DECLARING AN  
10 EMERGENCY.

11  
12 WHEREAS, Article VI, Sections 7 and 8 of the City Charter provide that City Council may revise, amend,  
13 and supplement budgetary appropriations during the fiscal year, and may authorize the transfer of  
14 unencumbered appropriations within various accounts; and

15  
16 WHEREAS, Ordinance 10-2023 authorized the Director of Public Services to enter into contracts for  
17 the improvement of Portage Trail Extension West, from State Road to Northampton Rd; and

18  
19 WHEREAS, Ordinance 128-2023 reduced appropriations in the Capital Projects Fund due to the  
20 accounting adjustments necessary to certify 2023 estimated resources with the Summit County Budget  
21 Commission.

22  
23 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls, County of Summit  
24 and State of Ohio, that:

25  
26 Section 1. The Director of Finance is hereby authorized to appropriate funds to the Capital Projects  
27 Fund line item Capital Outlay for the improvement of West Portage Trail, from State Road to Northampton  
28 Road in the amount of \$4,418,856.00.

29  
30 Section 2. Any ordinances or resolutions or portions of ordinances and resolutions inconsistent  
31 herewith be and the same are hereby repealed, but any ordinances and resolutions not inconsistent  
32 herewith and which have not previously been repealed are hereby ratified and confirmed.

33  
34 Section 3. It is found and determined that all formal actions of this Council concerning and relating to  
35 the adoption of this ordinance were adopted in an open meeting of this Council and that all deliberations  
36 of this Council and of any of its committees that resulted in such formal action were in meetings open to  
37 the public, in compliance with all legal requirements, to the extent applicable, including Chapter 107 of the  
38 Codified Ordinances.

39  
40 Section 4. This ordinance is hereby declared to be an emergency measure necessary for the preservation  
41 of the public peace, health, safety, convenience and welfare of the City of Cuyahoga Falls and the  
42 inhabitants thereof, and provided it receives the affirmative vote of two thirds of the members elected or  
43 appointed to Council, it shall take effect and be in force immediately upon its passage and approval by the  
44 Mayor; otherwise it shall take effect and be in force at the earliest period allowed by law.

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47 Passed: \_\_\_\_\_

\_\_\_\_\_  
President of Council

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Clerk of Council

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55 Approved: \_\_\_\_\_

\_\_\_\_\_  
Mayor

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57  
58 1/22/24

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4 CITY OF CUYAHOGA FALLS, OHIO

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6 RESOLUTION NO. - 2024

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8  
9 A RESOLUTION OF INTENT TO APPROPRIATE CERTAIN  
10 PROPERTY ALONG STATE ROAD, SEASONS ROAD AND  
11 WYOGA LAKE ROAD, AND DECLARING AN EMERGENCY.

12  
13  
14 WHEREAS, the City wishes to repair, improve and widen State Road, Seasons Road  
15 and Wyoga Lake Road; and

16  
17 WHEREAS, this Council finds and determines that the acquisition of fee simple title  
18 is a proper public use associated with the improvement, as contemplated in Art. I, §19  
19 of the Ohio Constitution.

20  
21 NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Cuyahoga Falls,  
22 County of Summit and State of Ohio:

23  
24 Section 1. This Council considers it necessary and declares its intention to  
25 appropriate for public purposes, certain permanent interests in real property necessary  
26 for the improvement of State Road, Seasons Road and Wyoga Lake Road, namely, the  
27 properties described in the Exhibits numbered A(1-WD), A(2-WD) and A(3-WD).  
28

29 Section 2. The Mayor is hereby authorized to cause written notice of the adoption of  
30 this resolution to be given to the owners, persons in possession, or others having an  
31 interest of record in one or more of the properties described in the Exhibits hereto. The  
32 notice shall be served and returned according to law.  
33

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

41 Section 4. This resolution is hereby declared to be an emergency measure necessary  
42 for the preservation of the public peace, health, safety, convenience and welfare of the  
43 City of Cuyahoga Falls and the inhabitants thereof, and provided it received the  
44 affirmative vote of two-thirds of the members elected or appointed to Council, it shall take  
45 effect and be in force immediately upon its passage and approval by the Mayor; otherwise  
46 it shall take effect and be in force at the earliest period allowed by law.  
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49 Passed: \_\_\_\_\_  
50 \_\_\_\_\_  
51 President of Council

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53 Clerk of Council

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56 Approved: \_\_\_\_\_  
57 \_\_\_\_\_  
58 Mayor

**EXHIBIT A**

Page 1 of 3

LPA RX 851 WD

Rev. 06/09

Ver. Date 03/02/23

PID 00000

**PARCEL 1-WD  
THE TRIANGLE  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS  
IN THE NAME AND FOR THE USE OF THE  
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

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**[Surveyor's description of the premises follows]**

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Situated in the City of Cuyahoga Falls, County of Summit, State of Ohio, and formerly located in Northampton Township and known as being part of Lot 1 of the original Northampton Township, Township 3N, Range 11W, and being part of a track of land now or formerly conveyed to Walter Real Estate LLC by a deed recorded in Instrument Number 55898081 of the Summit County Fiscal Officer's records, and as shown on the right of the centerline of existing right of way of State Road, the right of the centerline of existing right of way of Seasons Road, and the left of the centerline of existing right of way of Wyoga Lake Road on plans designated The Triangle, on file with the City of Cuyahoga Falls, more fully described as follows:

Commencing at a point of intersection of the northerly line of said Lot 1 of the original Northampton Township, with a line tangent to a curve on the centerline of existing right of way of Wyoga Lake Road, and being on the centerline of existing right of way of Seasons Road Station 4+03.86, being on the northerly township line of the former Northampton Township and the southerly township line of Boston Township, being a deflection point in the corporation boundary between the City of Cuyahoga Falls and Boston Township, being the northeast corner of the Grantor's land, witnessed by a 3/4" iron pin found in a monument box, being 0.45 feet right of the proposed centerline of construction of Seasons Road Station 205+11.53, being the TRUE PLACE OF BEGINNING of the parcel herein described;

Thence South 00°56'34" East along a line tangent to the centerline of existing right of way of Wyoga Lake Road a distance of 238.05 feet to a point at the southeast corner of the Grantor's land, being on the centerline of existing right of way of Wyoga Lake Road, Station 155+21.41, being 3.49 feet left of the centerline of proposed construction of Wyoga Lake Road, Station 302+60.92;



## EXHIBIT A

Thence South 89°53'18" West along the southerly property line of lands of the Grantor adjoining land now or formerly conveyed to Cartwright Properties LLC, and through present land occupied by Wyoga Lake Road right of way a distance of 30.00 feet to a point on the westerly existing right of way line of Wyoga Lake Road, 30.00 feet left of the centerline of existing right of way of Wyoga Lake Road Station 155+21.84, being 33.46 feet left of the centerline of proposed construction of Wyoga Lake Road Station 302+62.32;

Thence North 00°56'32" West along the westerly existing right of way line of Wyoga Lake Road a distance of 10.53 feet to a point on the westerly existing right of way line of Wyoga Lake Road, 30.00 feet left of the centerline of existing right of way of Wyoga Lake Road Station 155+32.37, being 33.10 feet left of the centerline of proposed construction of Wyoga Lake Road Station 302+72.94;

Thence continuing along the westerly existing right of way line of Wyoga Lake Road along a curve to the left, having a radius of 1117.47 feet, a delta angle of 6°45'48", an arc length of 131.91 feet, with a chord bearing of North 04°19'28" West, and a chord distance of 131.83 feet to an iron rebar set, being 30.00 feet left of the centerline of existing right of way of Wyoga Lake Road Station 156+67.82, being 33.87 feet left of the centerline of proposed construction of Wyoga Lake Road Station 304+06.00;

Thence North 44°13'46" West through lands of the Grantor a distance of 62.86 feet to an iron rebar set, being 63.00 feet right of the centerline of proposed construction of Seasons Road Station 204+42.00;

Thence North 79°30'06" West through lands of the Grantor a distance of 110.52 feet to an iron rebar set on the existing southerly right of way line of Seasons Road, being 63.00 feet right of the centerline of proposed construction of Seasons Road Station 203+31.48;

Thence South 89°43'26" West along the southerly existing right of way line of Seasons Road a distance of 178.26 feet to an iron rebar set, 50.00 feet right of the centerline of proposed construction of State Road Station 110+78.49;

Thence through lands of the Grantor along a curve to the right, having a radius of 3850.00 feet, a delta angle of 3°19'11", an arc length of 223.07 feet, with a chord bearing of South 21°45'59" West, and a chord distance of 223.03 feet to an iron rebar set on the southerly property line of the Grantor, being 50.00 feet right of the centerline of proposed construction of State Road Station 108+58.31;

**EXHIBIT A**

LPA RX 851 WD

Thence South 89°53'18" West along the southerly property line of the Grantor adjoining land now or formerly conveyed to 4895 State Road LLC, passing the easterly existing right of way line of State Road at 11.29 feet, and continuing a total distance of 60.94 feet to a point on the original centerline of State Road, 5.79 feet left of the centerline of proposed construction of State Road Station 108+33.93;

Thence North 24°16'25" East along the westerly property line of the Grantor, being the original centerline of State Road, a distance of 260.07 feet to a point being at the intersection of the original centerline of State Road and the centerline of existing right of way of Seasons Road, 5.29 feet right of the centerline of proposed construction of State Road Station 110+93.83;

Thence North 89°43'26" East along the northerly property line of the Grantor, being the southerly property line of land now or formerly conveyed to David B. & Mary Schrembeck Trustees, being the former township line between Northampton Township and Boston Township, a distance of 403.72 feet to a point being the TRUE PLACE OF BEGINNING;

Parcel herein described containing 0.7838 acres (34,141 SF) of land, of which 0.669 acres are in present road occupied.

The above described area is contained within Summit County Fiscal Officer's parcel 3700008.

The basis of bearing in this description is based on the Ohio State Plane Coordinates, North Zone (3401) NAD 83 (2011).

Iron rebar set in the above description are 5/8 inch x 30 inch long rebar set with plastic cap stamped "Thrasher Group."

The description was prepared in February of 2023 by Craig M. Klein, PE. 69280, and reviewed by Zoran R. Milojkovic, PS. 8202, of The Thrasher Group, Inc.

The description is based on a field survey performed by The Thrasher Group, Inc. in June 2022 under the direct supervision of Zoran R. Milojkovic, PS. 8202.



*Zoran R. Milojkovic* 1-15-2024  
Zoran R. Milojkovic, Professional Surveyor #8202

**EXHIBIT A**

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Rev. 06/09

Ver. Date 10/16/23

PID 00000

**PARCEL 2-WD  
THE TRIANGLE  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS  
IN THE NAME AND FOR THE USE OF THE  
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

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**[Surveyor's description of the premises follows]**

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Situated in the City of Cuyahoga Falls, County of Summit, State of Ohio, and formerly located in Boston Township and known as being part of Lot 9 of the original Boston Township, Township 4N, Range 11W, and being part of a track of land now or formerly conveyed to David Blaise & Mary Schrembeck by a deed recorded in Instrument Number 54841773 of the Summit County Fiscal Officer's records, and as shown on the right of the centerline of existing right of way of State Road, the left of the centerline of existing right of way of Seasons Road, and the left of the centerline of existing right of way of Wyoga Lake Road on plans designated The Triangle, on file with the City of Cuyahoga Falls, more fully described as follows:

Commencing at a point of intersection of the southerly line of said Lot 9 of the original Boston Township, with a line tangent to a curve on the centerline of existing right of way of Wyoga Lake Road, and being the centerline of existing right of way of Seasons Road Station 4+03.86 being on the northerly township line of the former Northampton Township and the southerly township line of Boston Township, being a deflection point in the corporation boundary between the City of Cuyahoga Falls and Boston Township, being the southeast corner of the Grantor's land, witnessed by a 3/4" iron pin found in a monument box, being 0.45 feet right of the proposed centerline of construction of Seasons Road, being the TRUE PLACE OF BEGINNING of the parcel herein described;

Thence South 89°43'26" West along the southerly property line of the Grantor, being the northerly property line of land now or formerly conveyed to Walter Real Estate LLC, being the former township line between Northampton Township and Boston Township, a distance of 403.50 feet to a point being at the intersection of the original centerline of State Road and the

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centerline of existing right of way of Seasons Road, 5.50 feet right of the centerline of proposed construction of State Road Station 110+93.91;

Thence North  $16^{\circ}40'52''$  East along the westerly property line of the Grantor, being the original centerline of State Road, a distance of 185.32 feet to a point, 0.31 feet left of the centerline of proposed construction of State Road Station 112+79.03;

Thence South  $72^{\circ}54'25''$  East through lands of the Grantor and present lands occupied by State Road right of way, a distance of 39.93 feet to an iron rebar set on the easterly existing right of way line of State Road, 39.62 feet right of the centerline of proposed construction of State Road Station 112+79.03, being 40.00 feet right of the centerline of existing right of way of State Road Station 196+36.22;

Thence South  $31^{\circ}20'10''$  East through lands of the Grantor, a distance of 72.48 feet to an iron rebar set, 52.00 feet left of the centerline of proposed construction of Seasons Road Station 202+23.00;

Thence South  $79^{\circ}30'06''$  East through lands of the Grantor, a distance of 207.95 feet to an iron rebar set on the westerly existing right of way line of Wyoga Lake Road, 52.00 feet left of the centerline of proposed construction of Seasons Road Station 204+30.95;

Thence North  $73^{\circ}53'31''$  East through lands of the Grantor and present lands occupied by Wyoga Lake Road right of way, a distance of 39.19 feet to a point on the tangent of a curve on the centerline of existing right of way of Wyoga Lake Road, being the easterly property line of the Grantor, being the corporation line of the City of Cuyahoga Falls and Boston Township, 69.55 feet left of the centerline of proposed construction of Seasons Road Station 204+65.99, being 9.19 feet right of the centerline of existing right of way of Wyoga Lake Road Station 158+36.02;

Thence South  $23^{\circ}19'53''$  East along the easterly property line of the Grantor, being on the tangent of a curve on the centerline of existing right of way of Wyoga Lake Road, being the corporation line of the City of Cuyahoga Falls and Boston Township, a distance of 81.58 feet to a point being the TRUE PLACE OF BEGINNING;

Parcel herein described containing 0.856 acres (37,291 SF) of land, of which 0.442 acres are in present road occupied.

The above described area is contained within Summit County Fiscal Officer's parcel 3700220.

The basis of bearing in this description is based on the Ohio State Plane Coordinates, North Zone (3401) NAD 83 (2011).

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Iron rebar set in the above description are 5/8 inch x 30 inch long rebar set with plastic cap stamped “Thrasher Group.”

The description was prepared in February of 2023 by Craig M. Klein, PE. 69280, and reviewed by Zoran R. Milojkovic, PS. 8202, of The Thrasher Group, Inc.

The description is based on a field survey performed by The Thrasher Group, Inc. in June 2022 under the direct supervision of Zoran R. Milojkovic, PS. 8202.



*Zoran R. Milojkovic* 1-15-2024  
Zoran R. Milojkovic, Professional Surveyor #8202

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PID 00000

**PARCEL 3-WD  
THE TRIANGLE  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS  
IN THE NAME AND FOR THE USE OF THE  
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

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**[Surveyor's description of the premises follows]**

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Situated in the City of Cuyahoga Falls, County of Summit, State of Ohio, and formerly located in Northampton Township and known as being part of Lot 1 of the original Northampton Township, Township 3N, Range 11W, and located in Lot 1 of the Seasons Road Subdivision No. 1 dated November 29, 1957 and being part of a track of land now or formerly conveyed to BH (Ohio) Leasing, LLC by a deed recorded in Instrument Number 55263882 of the Summit County Fiscal Officer's records, and as shown on the right of the centerline of existing right of way of Seasons Road, and the right of the centerline of existing right of way of Wyoga Lake Road on plans designated The Triangle, on file with the City of Cuyahoga Falls, more fully described as follows:

Commencing at a point of intersection of the northerly line of said Lot 1 of the original Northampton Township, with a line tangent to a curve on the centerline of existing right of way of Wyoga Lake Road, and being on the centerline of existing right of way of Seasons Road Station 4+03.86, being on the northerly township line of the former Northampton Township and the southerly township line of Boston Township, being a deflection point in the corporation boundary between the City of Cuyahoga Falls and Boston Township, witnessed by a 3/4" iron pin found in a monument box, being 0.45 feet right of the proposed centerline of construction of Seasons Road Station 205+11.53;

Thence North 89°43'26" East along the centerline of existing right of way of Seasons Road, being the former township line between Northampton Township and Boston Township, being the corporation boundary between the City of Cuyahoga Falls and Boston Township, a distance of 54.14 feet to a point, on the centerline of existing right of way of Seasons Road Station 4+58.00;

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Thence South  $00^{\circ}16'34''$  East through existing right of way of Seasons Road, a distance of 30.00 feet to an iron pin found on the southerly existing right of way line of Seasons Road, being on the northerly property line of the Grantor, 30.00 feet right of the centerline of existing right of way of Seasons Road Station 4+58.00, being the TRUE PLACE OF BEGINNING of the parcel herein described;

Thence North  $89^{\circ}43'26''$  East along the southerly existing right of way line of Season Road, being the northerly property line of the Grantor, a distance of 57.00 feet to an iron pin found, 30.00 feet right of the centerline of existing right of way of Seasons Road Station 5+15.00;

Thence South  $76^{\circ}10'44''$  East continuing along the southerly existing right of way line of Season Road, being the northerly property line of the Grantor, a distance of 41.06 feet to an iron rebar set, 40.00 feet right of the centerline of existing right of way of Seasons Road Station 5+54.82;

Thence South  $89^{\circ}43'26''$  West through lands of the Grantor, a distance of 79.82 feet to an iron rebar set, 40.00 feet right of the centerline of existing right of way of Seasons Road Station 4+75.00;

Thence South  $41^{\circ}03'39''$  West through lands of the Grantor, a distance of 32.32 feet to an iron rebar set, 55.00 feet right of the centerline of proposed construction of Wyoga Lake Road Station 304+30.00;

Thence South  $04^{\circ}54'15''$  East through lands of the Grantor, a distance of 65.95 feet to an iron rebar set on the southerly lot line of Lot 1, 55.00 feet right of the centerline of proposed construction of Wyoga Lake Road Station 303+65.03;

Thence South  $89^{\circ}43'26''$  West along the southerly lot line of Lot 1 and northerly lot line of Lot 2, also now or formerly conveyed to BH (Ohio) Leasing LLC, a distance of 27.59 feet to an iron rebar set on the easterly existing right of way line of Wyoga Lake Road, 27.48 feet right of the centerline of proposed construction of Wyoga Lake Road Station 303+67.00;

Thence along the existing easterly right of way line of Wyoga Lake Road along a curve to the left, having a radius of 1177.47 feet, a delta angle of  $2^{\circ}41'41''$ , an arc length of 55.38 feet, with a chord bearing of North  $7^{\circ}00'16''$  West, and a chord distance of 55.37 feet to a point, being 25.41 feet right of the centerline of proposed construction of Wyoga Lake Road Station 304+21.93;

Thence continuing along the easterly existing right of way line of Wyoga Lake Road, being also the southerly existing right of way line of Seasons Road, North  $36^{\circ}03'08''$  East, a distance of 55.87 feet to a point being the TRUE PLACE OF BEGINNING;

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Parcel herein described containing 0.073 acres (3,186 SF) of land, of which 0.000 acres are in present road occupied.

The above described area is contained within Summit County Fiscal Officer's parcel 3700084.

The basis of bearing in this description is based on the Ohio State Plane Coordinates, North Zone (3401) NAD 83 (2011).

Iron rebar set in the above description are 5/8 inch x 30 inch long rebar set with plastic cap stamped "Thrasher Group."

The description was prepared in February of 2023 by Craig M. Klein, PE. 69280, and reviewed by Zoran R. Milojkovic, PS. 8202, of The Thrasher Group, Inc.

The description is based on a field survey performed by The Thrasher Group, Inc. in June 2022 under the direct supervision of Zoran R. Milojkovic, PS. 8202.



*Zoran R. Milojkovic* 1-15-2024  
Zoran R. Milojkovic, Professional Surveyor #8202



2  
3  
4  
5 CITY OF CUYAHOGA FALLS, OHIO

6  
7 ORDINANCE NO. - 2024

8  
9 AN ORDINANCE AUTHORIZING THE PARKS AND  
10 RECREATION BOARD TO ENTER INTO A CONTRACT OR  
11 CONTRACTS, ACCORDING TO LAW, FOR THE  
12 NATATORIUM POOL SURFACE REFINISH PROJECTS,  
13 AND DECLARING AN EMERGENCY.  
14

15 WHEREAS, the Leisure and Therapy pools surface at The Natatorium are now over  
16 20 years old and are reaching the effective life cycle; and

17  
18 WHEREAS, the resurfacing, with proper application and maintenance, will afford the  
19 pools surfaces another 20 years of life expectancy.  
20

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

23  
24 Section 1. The Parks and Recreation Board is hereby authorized to enter into a  
25 contract or contracts, according to law, for The Natatorium pool surface refinish projects.  
26

27 Section 2. The Finance Director is hereby authorized and directed to make payment  
28 for same from the Recreation Levy Fund, line item Capital Outlay.  
29

30 Section 3. Any other ordinances and resolutions or portions of ordinances and  
31 resolutions inconsistent herewith are hereby repealed, but any ordinances and  
32 resolutions or portions of ordinances and resolutions not inconsistent herewith and  
33 which have not previously been repealed are hereby ratified and confirmed.  
34

35 Section 4. It is found and determined that all formal actions of this Council  
36 concerning and relating to the adoption of this ordinance were adopted in an open  
37 meeting of this Council and that all deliberations of this Council and of any of its  
38 committees that resulted in such formal action were in meetings open to the public, in  
39 compliance with all legal requirements including Chapter 107 of the Codified Ordinances.  
40

41 Section 5. This ordinance is hereby declared to be an emergency measure necessary  
42 for the preservation of the public peace, health, safety, convenience and welfare of the  
43 City of Cuyahoga Falls and the inhabitants thereof, and provided it receives the  
44 affirmative vote of two-thirds of the members elected or appointed to Council, it shall take  
45 effect and be in force immediately upon its passage and approval by the Mayor; otherwise  
46 it shall take effect and be in force at the earliest period allowed by law.  
47

48 Passed: \_\_\_\_\_  
49 \_\_\_\_\_  
50 President of Council

51 \_\_\_\_\_  
52 Clerk of Council

53  
54 Approved: \_\_\_\_\_  
55 \_\_\_\_\_  
56 Mayor