

CITY OF CUYAHOGA FALLS, OHIO

ORDINANCE NO. 5 - 2026

AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO CONTRACT OR CONTRACTS FOR THE SALE OF CERTAIN REAL PROPERTY KNOWN AS VACANT LAND ON ORCHESTRA STREET, AND DECLARING AN EMERGENCY.

WHEREAS, the real property known as Vacant Land on Orchestra Street (Parcel 35-05928) contains a retention basin for the Blossom Glen Subdivision; and

WHEREAS, the retention basin was failing and creating flooding issues for the Blossom Glen Subdivision; and

WHEREAS, the real property was privately owned and delinquent in real estate taxes; and

WHEREAS, the City of Cuyahoga Falls acquired the real property through the Summit County Land Reutilization Corporation's Side Lot and Vacant Land Transfer Program; and

WHEREAS, the City of Cuyahoga Falls simultaneously entered into a Memorandum of Understanding with the Blossom Glen Subdivision Homeowners Association to transfer the parcel upon completion of maintenance on the retention basin; and

WHEREAS, the real property owned by the City of Cuyahoga Falls is no longer needed for any public purpose.

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

Section 1. The Mayor is authorized to enter into a real estate purchase agreement with the Blossom Glen Subdivision Homeowners Association, for the sale of the real property known as Vacant Land on Orchestra Street, Cuyahoga Falls (Parcel 35-05928), for One Dollar (\$1.00), and on the condition that the water retention basin serving the Blossom Glen Subdivision be maintained.

Section 2. Council further authorizes the Mayor, Director of Public Service, Director of Law, and other City officials, as appropriate, to execute, certify and/or furnish other such documents and do all other actions as are necessary to transfer the property to the Blossom Glen Subdivision Homeowners Association for purposes set forth in this ordinance.

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 Any other ordinances and resolutions or portions of ordinances and resolutions inconsistent herewith are hereby repealed, but any ordinances and resolutions or portions of ordinances and resolutions not inconsistent herewith and which have not previously been repealed are hereby ratified and confirmed.


1 Section 4. It is found and determined that all formal actions of this Council
2 concerning and relating to the adoption of this ordinance were adopted in an open
3 meeting of this Council and that all deliberations of this Council and of any of its
4 committees that resulted in such formal action were in meetings open to the public, in
5 compliance with all legal requirements including Chapter 107 of the Codified Ordinances.
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7 Section 5. This ordinance is hereby declared to be an emergency measure
8 necessary for the preservation of the public peace, health, safety, convenience and welfare
9 of the City of Cuyahoga Falls and the inhabitants thereof, and provided it receives the
10 affirmative vote of two-thirds of the members elected or appointed to Council, it shall take
11 effect and be in force immediately upon its passage and approval by the Mayor; otherwise
12 it shall take effect and be in force at the earliest period allowed by law.
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15 Passed: 1-26-2026
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President of Council



Clerk of Council

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23 Approved: 1-26-2026
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Mayor

25 1/12/26