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3
4 CITY OF CUYAHOGA FALLS, OHIO

5
6 ORDINANCE NO. 47 - 2022

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8 AN ORDINANCE AUTHORIZING AND APPROVING THE FINAL
9 SUBDIVISION PLAT FOR PLAZA AT CHAPEL HILL - THIRD
10 REPLAT LOCATED ON THE SOUTH SIDE OF HOWE AVENUE
11 BETWEEN MAIN STREET, AND CENTER DRIVE AND
12 DECLARING AN EMERGENCY.
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14 WHEREAS, the Charter of the City of Cuyahoga Falls requires that all decisions made by the
15 Planning Commission be submitted to Council; and
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17 WHEREAS, the Planning Commission is required to review and provide a recommendation for all
18 Final Subdivision Plans in the City of Cuyahoga Falls, Ohio; and
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20 WHEREAS, on May 3, 2022, the Planning Commission approved the Plaza at Chapel Hill Final
21 Subdivision Plat - Third Replat consisting of developed commercial lots, general utility and access
22 easements located on the south side of Howe Avenue between Main Street and Center Drive, within the
23 City of Cuyahoga Falls, Ohio, as detailed in File FMP-22-00017.
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25 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls, County of
26 Summit, and State of Ohio:
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28 Section 1. That the City Council approves the Plaza at Chapel Hill Final Subdivision Plat - Third
29 Replat consisting of developed commercial lots, general utility and access easements located on the
30 south side of Howe Avenue between Main Street and Center Drive, within the City of Cuyahoga Falls,
31 Ohio, in accordance with all Cuyahoga Falls General Development Code regulations and as stipulated
32 in the Codified Ordinances of the City of Cuyahoga Falls as approved by the Planning Commission as
33 per all plans and stipulations contained in Project File FMP-22-00017.
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35 Section 2. That any other ordinances or resolutions or portions of ordinances and resolutions
36 inconsistent herewith be and the same are hereby repealed, but any ordinances and resolutions not
37 inconsistent herewith and which have not previously been repealed are hereby ratified and confirmed.
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39 Section 3. That it is found and determined that all formal actions of this Council concerning and
40 relating to the adoption of this ordinance were adopted in an open meeting of this Council, and that all
41 deliberations of this Council and of any of its committees that resulted in such formal action, were in
42 meetings open to the public, in compliance with all legal requirements, to the extent applicable,
43 including Chapter 107 of the Codified Ordinances.
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45 Section 4. That this ordinance is hereby declared to be an emergency measure necessary for the
46 preservation of the public peace, health, safety, convenience and welfare of the City of Cuyahoga Falls
47 and the inhabitants thereof and provided it receives the affirmative vote of two thirds of the members
48 elected or appointed to Council, it shall take effect and be in force immediately upon its passage and
49 approval by the Mayor; otherwise it shall take effect and be in force at the earliest period allowed by
50 law.
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52 Passed: 5-23-2022




President of Council



Clerk of Council

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60 Approved: 5-23-2022



Mayor

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63 5/9/22

