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Presented by the Administration Upon  
Recommendation of the Planning Commission

CITY OF CUYAHOGA FALLS, OHIO

ORDINANCE NO. 14 - 2024

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.

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

WHEREAS, on January 3, 2024, the Planning Commission recommended the approval of the  
major site plan for the construction of seven (7) self-service storage buildings for Komi GK, LLC  
on property located at 3422 State Road; and

WHEREAS, such approval is given subject to all Planning Commission findings and  
provisions contained in Project File MSP-23-00029; and

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

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

Section 1. That the City Council approves the major site plan for the construction of seven  
(7) self-service storage buildings for Komi GK, LLC on property located at 3422 State Road. The  
approved site plan is depicted on Attachment "A" and is fully described in Project File MSP-23-  
00029.

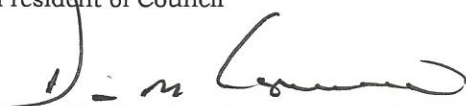
Section 2. That any other ordinances or resolutions or portions of ordinances and  
resolutions inconsistent herewith be and the same are hereby repealed, but any ordinances and  
resolutions not inconsistent herewith and which have not previously been repealed are hereby  
ratified and confirmed.

Section 3. That 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 4. That 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: 1-22-2024

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

  
\_\_\_\_\_  
Clerk of Council

Approved: 1-22-2024

  
\_\_\_\_\_  
Mayor

1/8/24

