



Legislation Details (With Text)

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Title: TO WAIVE REQUIREMENTS OF SECTION 1317.01, COMPLETION OF STREET REQUIRED BEFORE ISSUANCE OF BUILDING PERMIT, RELIEF, OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA; FOR WOODMERE PLACE BY BROOKWOOD CONSTRUCTION INC.; AND TO DECLARE AN EMERGENCY.

Sponsors:

Indexes: ORDINANCE, STREETS

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Attachments:

Date	Ver.	Action By	Action	Result
2/18/2003	1	City Council	Adopted	Pass
2/3/2003	1	City Council	Introduced	

TO WAIVE REQUIREMENTS OF SECTION 1317.01, COMPLETION OF STREET REQUIRED BEFORE ISSUANCE OF BUILDING PERMIT, RELIEF, OF THE CODIFIED ORDINANCES OF THE CITY OF GAHANNA; FOR WOODMERE PLACE BY BROOKWOOD CONSTRUCTION INC.; AND TO DECLARE AN EMERGENCY.

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WHEREAS, Brookwood Construction Inc., 120 North High Street, Gahanna, Ohio 43230, has requested relief from the requirements of Section 1317.01 of the Codified Ordinances; and

WHEREAS, the approval process for Woodmere Place subdivision has taken over 18 months and has been in a holding pattern, and it was planned to have several homes built by this time; and

WHEREAS, the concerns of the Mifflin Township Fire Department and Gahanna Police Department have been addressed and there are no objections to beginning construction; and

WHEREAS, the concerns of the Director of Public Service and the Building Inspector have been satisfactorily addressed and they have no concerns with this if Council waives the said requirements; and

WHEREAS, due to the impending construction season it is imperative to move forward as quickly as possible, all for the preservation of the public peace, health, safety and welfare;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GAHANNA, STATE OF OHIO:

Section 1. That this Council does hereby waive the requirements of Section 1317.01, Completion of Street Required before issuance of Building Permit; Relief, of the Codified Ordinance of the City of Gahanna for Woodmere Place.

Section 2. That no occupancy permits will be issued until the improvements are finished.

Section 3. That access to McCorkle Park will be maintained through the construction.

Section 4. That construction of homes will only be on lots within 500 feet of Stygler Road.

Section 5. That if fees in lieu of in the amount of \$21,000 are not paid by 5:00 p.m. on February 28, 2003 a stop work order will be issued.

Section 6. That for reasons set forth in the preamble herein above, this ordinance is declared emergency legislation and shall be in full force and effect after passage by this Council and on date of signature approval by the Mayor.