

RESOLUTION NO. 064-2025

Initiate an Amendment to the Olmsted Township Zoning Map Pursuant to Section 560.05 of the Olmsted Township Zoning Resolution and Ohio Revised Code Section 519.1

Cuyahoga County, Ohio

Be It Resolved by the Township Trustees of Olmsted Township

WHEREAS, the Township was informed by Redwood representative Patricia Rakoci that their proposed residential development project on Parcel No. 264-16-004 will not be moving forward due to environmental constraints; and

WHEREAS, in conformance with the Olmsted Township Comprehensive Plan, the Township seeks to change the zoning district classification of Parcel No. 264-16-004 from the current Multi-Family Apartment District (RMF-A) to Light Industrial (L-1) District classification under the Olmsted Township Zoning Resolution; and

WHEREAS, Section 560.05 of the Olmsted Township Zoning Resolution and Section 519.12 of the Ohio Revised Code authorize the Board of Township Trustees to initiate amendments to the Zoning Resolution or Zoning Map through the adoption of a resolution;

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of Olmsted Township, County of Cuyahoga, State of Ohio, that:

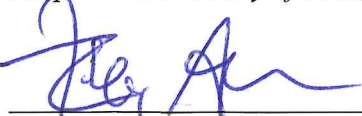
SECTION 1. The Board of Trustees hereby initiates an amendment to the Olmsted Township Zoning Map to rezone Parcel No. 264-16-004 from Multi-Family Apartment District (RMF-A) to Light Industrial (L-1), as more fully described and depicted in the attached Exhibit A.

SECTION 2. In accordance with Section 560.05(a) of the Olmsted Township Zoning Resolution, this Resolution shall be certified to the Olmsted Township Zoning Commission for its consideration and recommendation. The Zoning Commission shall follow the procedures set forth in Sections 560.03(d) through 560.03(g), inclusive, including public hearing, notice, and recommendation.

SECTION 3. Following action by the Zoning Commission, the Board of Trustees shall conduct further review and take final action on the proposed amendment in accordance with Sections 560.03(h) through 560.03(j), of the Olmsted Township Zoning Resolution.

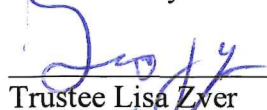
BE IT FURTHER RESOLVED, that it is hereby found and determined that all formal actions of this Board concerning and relating to the adoption of this Resolution were adopted in an open meeting, and that all deliberations of this Board and any of its committees that resulted in such formal actions were conducted in compliance with Ohio Revised Code Section 121.22 and other applicable laws.

Adopted this 26th day of June, 2025.



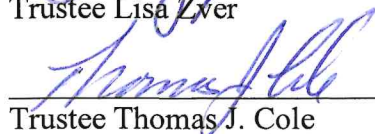
Trustee Riley A. Alton

6/26/25



Trustee Lisa Zver

6/26/2025



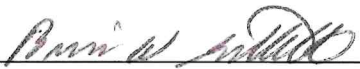
Trustee Thomas J. Cole

6/26/25

CERTIFICATION

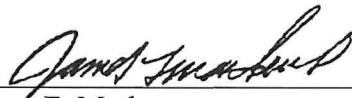
I, Brian Gillette, Fiscal Officer of Olmsted Township, Cuyahoga County, Ohio, in whose custody and control the files and records of said Board are required by the laws of the State of Ohio to be kept, do hereby certify that the foregoing is taken and copied from the original resolution now on file, and that the foregoing has been compared by me with said original resolution, and that the same is a true and correct copy thereof.

WITNESS my signature this 26th day of June, 2024.



Brian Gillette, Fiscal Officer
Olmsted Township, Cuyahoga County, Ohio

Approved as to form:



James F. Mathews
Law Director

Exhibit A

Boundary Description for
The Home City Ice Company
Area to be Rezoned
16.1747 Acres

Situated in the Township of Olmsted, County of Cuyahoga and State of Ohio and known as being part of Olmsted Township Lot No. 2, Tract No. 4 and further known as being all of a parcel of land conveyed to The Home City Ice Company by deed dated November 4, 2020 and recorded in A.F.N. 202011040709 of the Cuyahoga County Recorder's Records and is bounded and described as follows: Beginning at the centerline intersection of Bronson Road, 60 feet in width and Bagley Road, 60 feet in width, said point also being on the South line of Lot No. 2; thence South 89°22'15" West, with the centerline of Bagley Road and the South line of Lot No. 2, 460.38 feet to a point thereon and is the PRINCIPAL PLACE OF BEGINNING of the premises herein to be described;

thence South 89°22'15" West, continuing with the centerline of Bagley Road and the South line of Lot No. 2, 500.09 feet to the Southwest corner thereof, said point also being on the municipal boundary line of Cuyahoga County and Lorain County;

thence North 00°19'43" East, with the West line of Lot No. 2 and the municipal boundary line of Cuyahoga County and Lorain County, 959.69 feet to a point on the southerly line of a parcel of land conveyed to Pennsylvania Lines LLC;

thence North 89°54'15" East, with the southerly line of land so conveyed to Pennsylvania Lines LLC, 951.55 feet to a point on the centerline of Bronson Road, as aforementioned;

thence South 00°12'09" East, with the centerline of Bronson Road, 499.32 feet to the northeasterly corner of a parcel of land conveyed to The Home City Ice Company by deed dated November 4, 2020 and recorded in A.F.N. 202011040709 of the Cuyahoga County Recorder's Records;



Corporate Headquarters
295 South Water Street, Suite 300
Kent, OH 44240
800-828-8312

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INFO\DESCRIPTIONS\12833 REZONING DESC.docx

Local Office
1310 Sharon Copley Rd
PO Box 37
Sharon Center, OH 44274
330-590-8004

thence South 89°22'15" West, with the northerly line of land so conveyed to The Home City Ice Company, 463.74 feet to the northwesterly corner thereof;

thence South 00°37'45" East, with the westerly line of land so conveyed to The Home City Ice Company, 451.39 feet to the Principal Place of Beginning, containing 704,571 square feet or 16.1747 acres of land, more or less, according to a survey by Daniel P. Engle, P.S. No. S-8452, for Davey Resource Group in November, 2022. Subject to all highways, easements and covenants of legal record.

Bearings based on Ohio State Plane Coordinate System, North Zone, NAD 1983, ground.



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