



Legislation Text

File #: O-348-18, Version: 1

Zoning & Planning Committee

Changing the zoning maps attached to Part 11, Planning and Zoning, Toledo Municipal Code, for the property located at 2757 Gardengate Place, in the City of Toledo, Lucas County, Ohio; and declaring an emergency.

SUMMARY & BACKGROUND:

An application (Z-4003-18) for a proposed change in zoning for the property located at 2757 Gardengate Place, Toledo, Ohio, was submitted to the Toledo City Plan Commission for its review and recommendation.

On July 12, 2018, the Toledo City Plan Commission recommended approval of the request for a zone change from “RD6” Duplex Residential to “RM12” Multi Dwelling Residential for the property located at 2757 Gardengate Place, Toledo, Ohio.

The City Council Zoning and Planning Committee on August 15, 2018, sent as approved the request for a zone change from “RD6” Duplex Residential to “RM12” Multi Dwelling Residential for the property located at 2757 Gardengate Place, Toledo, Ohio.

NOW, THEREFORE, Be it ordained by the Council of the City of Toledo:

SECTION 1. That the zoning maps attached to Part 11, Planning and Zoning, Toledo Municipal Code, are hereby authorized to be revised by changing the zone districts of that part of the City of Toledo more fully described as follows;

Being part of a parcel #20-01971 as described and conveyed in Deed OR20031017-0078834, Lucas County Deed Records being the West 256 feet of the North 20 acres of the East ½ of the Northwest ¼ of Section 25, Town 2, United States Reserve, City of Toledo, Lucas County, Ohio.

Commencing at a 1 inch iron bar in a monument box at the North ¼ corner of said Section 25, said a point also being the centerline intersection of Cass Road and Heatherdowns Boulevard;

thence South 90 degrees 00 minutes 00 seconds West 1,053.71 feet along the North line of said Section 25 and the centerline of Heatherdowns Boulevard, said point being the POINT OF BEGINNING;

thence South 00 degrees 59 minutes 37 seconds East 50.00 feet to a set concrete monument;

thence continuing South 00 degrees 59 minutes 37 seconds East 614.97 feet to a set concrete monument;

thence South 90 degrees 00 minutes 00 seconds West 256.04 feet to a set concrete monument;

thence North 00 degrees 59 minutes 37 seconds West 614.97 feet to a set concrete monument;

thence continuing North 00 degrees 59 minutes 37 seconds West 50.00 to the said North line of Section 25 and centerline of Heatherdowns Boulevard;

thence North 90 degrees 00 minutes 00 seconds East 256.04 feet along the said North line of Section 25 and centerline of Heatherdowns Boulevard to the POINT OF BEGINNING.

Containing 3.908 acres (170,234 s.f.), more or less.

Bearings used hereon are based on the Plat of Heather Village, as recorded in Volume 69, Pages 6 and 7, Lucas County Book of Plats. All monuments are 6 inch in diameter and 30 inches in length concrete with a 5/8 inch iron bar in center.

Being part of a parcel #02-72226, #02-72227, #02-72228, #02-72229, #02-72230, #0272231, #02-72232, #02-72233, #02-72234, #02-72235, #02-72236, #02-72237, #02-72238, #02-72239, #02-72240, #02-72241, #02-72242, #02-72243, #02-72244, #02-72245, #02-72246, #02-72247, and #02-72248 as described and conveyed in Deed 20130904-0046592, Lucas County Deed Records being part the West 256 feet of the North 20 acres of the East 1/2 of the Northwest 1/4 of Section 25, town 2, United States Reserve, City of Toledo, Lucas County, Ohio:

Being Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6, Lot 7, Lot 8, Lot 9, Lot 10, Lot 11, Lot 12, Lot 13, Lot 14, Lot 15, Lot 16, Lot 17, Lot 18, Lot 19, Lot 20, Lot A, Lot B and Lot C in Gardengate Villas as recorded in 20050104-0000673.

Bearing used hereon are based on the Plat of Heather Village, as recorded in Volume 69, Pages 6 and 7 Lucas County Book of Plats.

SECTION 2. The Secretary of the Toledo City Plan Commission is hereby authorized and directed to make the said change on the original zoning maps.

SECTION 3. That this Ordinance hereby is declared to be an emergency measure and shall be in force and effect from and after its passage. The reason for the emergency lies in the fact that same is necessary for the immediate preservation of the public peace, health, safety and property, and for the further reason that the Ordinance must be immediately effective in order to provide for the orderly regulation and use of the property and to protect the land value in the area.

Vote on emergency clause: yeas _____, nays _____.

Passed: _____, as an emergency measure: yeas _____, nays _____.

Attest: _____
Clerk of Council

President of Council

Approved: _____

Mayor

I hereby certify that the above is a true and correct copy of an Ordinance passed by Council _____.

Attest: _____
Clerk of Council