



## Legislation Details (With Text)

**File #:** O-350-19      **Version:** 1      **Name:**  
**Type:** Ordinance      **Status:** Approved  
**File created:** 7/12/2019      **In control:** City Council  
**On agenda:** 7/23/2019      **Final action:** 7/23/2019

**Title:** Changing the zoning maps attached to Part 11, Planning and Zoning, Toledo Municipal Code, for the property located at 3837 Secor Road, in the City of Toledo, Lucas County, Ohio; and declaring an emergency.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Plan Commission Report, 2. Audio: ZPC 7/17/2019, 3. Audio: TCPC 6/13/19

Date	Ver.	Action By	Action	Result
7/23/2019	1	City Council		
7/23/2019	1	City Council		
7/23/2019	1	City Council		

Zoning & Planning Committee

**Changing the zoning maps attached to Part 11, Planning and Zoning, Toledo Municipal Code, for the property located at 3837 Secor Road, in the City of Toledo, Lucas County, Ohio; and declaring an emergency.**

### SUMMARY & BACKGROUND:

An application (Z-4007-19) for a proposed change in zoning for the property located at 3837 Secor Road, Toledo, Ohio, was submitted to the Toledo City Plan Commission for its review and recommendation.

On June 13, 2019, the Toledo City Plan Commission recommended approval of the request for a zone change from “RS9” Single Dwelling Residential to “CO” Office Commercial for the property located at 3837 Secor Road, Toledo, Ohio.

The City Council Zoning and Planning Committee on July 17, 2019, sent as approved the request for a zone change from “RS9” Single Dwelling Residential to “CO” Office Commercial for the property located at 3837 Secor Road 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:

Situated in the State of Ohio, County of Lucas, City of Toledo, in the Northeast 1/4 of the Northeast 1/4 of Section 19, Township 9 South, Range 7 East, and bounded and described as follows:

Commencing at a 3/4” Iron pipe found at the intersection of the west right-of-way line of Secor Road (variable width) with the southwesterly right-of-way line of Monroe Street (variable width), at the northwest corner of a 0.928 acre tract of land conveyed, as Parcel 3116-WD for Secor Road right-of-way purposes, to the State of Ohio, by deed of record in Deed Book 1871, Page 703 and being S 70° 29’ 49” W a distance of 73.86 feet from a Lucas County Monument Box found in the east line of said Section 19 and at

the intersection of the centerline of Secor Road with the centerline of Monroe Street;

Thence N 57° 07' 38" W a distance of 617.11 feet along said Southwesterly Right of Way to a point;

Thence S 76° 49' 54" W a distance of 9.72 feet along said Right of Way line to a point;

Thence N 57° 07' 38" W a distance of 16.50 feet along said Right of Way to a 5/8" Iron pin set, also being the Point of Beginning;

Thence S 32° 55' 54" W a distance of 178.00 feet, to a 5/8" Iron pin set;

Thence S 57° 07' 38" E a distance of 160.58 feet to a 5/8" Iron pin set;

Thence S 01° 27' 52" E a distance of 732.59 feet to a 5/8" Iron pin set on the Northerly Limited Access Right-of-Way line of Interstate 475 - Toledo Expressway and as shown upon Sheets 9 and 10 of the Ohio Department of Transportation Right- of-Way Plans for LUC 475-11.54;

Thence N 69° 51' 34" W a distance of 493.68 feet along said Right of Way Line to a ½" capped Iron pin found at the Southwest corner of a parcel of land recorded in Instrument No. 201707310032954;

Thence N 01° 27' 52" W a distance of 700.82 feet along the Westerly property line of said parcel to the parcel's Northwesterly property corner, and a ½" capped Iron pin found;

Thence N 87° 52' 11" E a distance of 262.53 feet along the Northerly property line to a ½" capped Iron pin found on the property corner of said parcel;

Thence N 32° 55' 54" E a distance of 162.44 feet along a Northwesterly property line of said parcel, to a ½" capped Iron pin found on the Southwesterly Right of Way Line of Monroe Street;

Thence S 57° 07' 38" E a distance of 88.00 feet along said Right of Way Line to the Point of Beginning, Containing 8.335 acres of land, more or less, and being subject to all easements, leases, and restrictions of record.

Said parcel being part of Lucas County Auditor's permanent parcel Number 2216585. This description was prepared by The Mannik and Smith Group on April 24, 2019, and is based upon a field survey of the premises.

Bearings used herein are based on State Plane coordinate system, NAD83 (2011 ADJ.).

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