



## Legislation Text

---

**File #: O-073-18, Version: 1**

---

### Zoning & Planning Committee

#### **Granting an amendment to a Planned Unit Development for a Community Center for the site located at 1302 Linden Lane, in the City of Toledo, Lucas County, Ohio; subject to certain conditions; and declaring an emergency.**

##### **SUMMARY & BACKGROUND:**

An application (PUD-11003-17) for an amendment to a Planned Unit Development for the site located at 1302 Linden Lane, in the City of Toledo, Lucas County, Ohio, was submitted to the Toledo City Plan Commission for its review and recommendation.

On January 11, 2018, the Toledo City Plan Commission recommended approval of the request for an amendment to a Planned Unit Development for the site located at 1302 Linden Lane, in the City of Toledo, Lucas County, Ohio.

The City Council Zoning and Planning Committee on February 14, 2018, sent as approved the request for an amendment to a Planned Unit Development for the site located at 1302 Linden Lane, in the City of Toledo, Lucas County, 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:

LOT NUMBER SEVEN (7) THEREFROM THE EASTERLY SIXTY (60) FEET AS MEASURED NORMAL TO THE EASTERLY LINE OF LOT NUMBER SEVEN (7) IN INVERWEST, A SUBDIVISION IN THE CITY OF TOLEDO, LUCAS COUNTY, OHIO. IN ACCORDANCE WITH VOLUME 97 OF PLATS, PAGE 20

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 when it is determined all two (2) conditions have been met.

The following two (2) conditions are listed by agency of origin. Applicants are encouraged to contact each of the agencies to address compliance with their conditions.

##### Plan Commission

1. The amendment to the Planned Unit Development will require the approval of the companion case for an amendment to a Special Use Permit for a Community Center. If the Special Use Permit amendment is not approved or lapses the amendment to the Planned Unit Development will be considered void.
2. The required .7 acres of open space approved as part of the original INVERWEST development must be located outside of any landscape buffers. Acceptable as depicted on the revised site plan.

SECTION 3. That this ordinance amends but keeps intact the conditions set forth in the prior ordinances as follows:

Ord. 234-81 original ordinance for Linden Hills CUP

Ord. 900-87 amendment to Lot 7 to increase density

Ord. 1113-88 amendment to transfer 60' of lot area in Lot 7

Ord. 150-16 was an amendment for a community center

SECTION 4. 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