

A RESOLUTION AMENDING RESOLUTION 2015-70, WHICH GRANTED SITE PLAN AND VARIANCE APPROVAL TO DAVID MANN OF MANN ARCHITECTS, APPLICANT, AND DAVANG PATEL OF SHREE DAVE PARTNERSHIP, LLC, PROPERTY OWNER, TO PERMIT THE CONSTRUCTION OF A 4-STORY HOTEL ON THE EAST SIDE OF BRIDGEWATER PARKWAY, IN THE CITY OF STOW, TO AMEND ONE VARIANCE, ADD ANOTHER VARIANCE AND AMEND THE SITE PLAN; AND DECLARING AN EMERGENCY.

WHEREAS, Stow City Council, in Resolution No. 2015-70, approved the construction of a 4-story hotel on the east side of Bridgewater Parkway in the City of Stow; and

WHEREAS, subsequent to this approval, it was discovered by the applicant that the Ohio Edison easement that encumbered the property was wider than initially indicated and therefore it was necessary to revise the site plan to accommodate the easement; and

WHEREAS, the Planning Commission, at their October 11, 2016 meeting, did prudently consider and did recommend to this Council the granting of the revised site plan and variance approvals as herein set forth; and

WHEREAS, City Council has determined it is necessary to amend Resolution 2015-70 to allow for the construction of the previously approved hotel at this location;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF STOW, COUNTY OF SUMMIT AND STATE OF OHIO:

SECTION 1. That Resolution No. 2016-70, particularly Section 1, Item (A) thereof, which formerly read:

“(A) Said variances granted hereunder include:

1. This approval grants a variance from C.O.S. Section 1181.10(a) to permit parking spaces 9.5 feet in width (minimum 10 feet required).
2. This approval grants a variance from C.O.S. Section 1145.08 to permit a building height of 48 feet for the Home2 Suites hotel (maximum 35 feet required).
3. This approval grants a variance from C.O.S. Section 1145.06 to permit a front building setback of 70 feet for the Home2 Suites hotel (minimum 80 feet required).
4. This approval grants a variance from C.O.S. Section 1145.06 to permit a side building setback of 12 feet for the Home2 Suites hotel (minimum 20 feet required).
5. This approval grants a variance from C.O.S. Section 1181.03(c)(9) to provide 83 parking spaces (minimum 89 required).”

be, and the same is, hereby amended to read henceforth as follows:

“(A) Said variances granted hereunder include:

1. This approval grants a variance from C.O.S. Section 1181.10(a) to permit parking spaces 9.5 feet in width (minimum 10 feet required).

2. This approval grants a variance from C.O.S. Section 1145.08 to permit a building height of 48 feet for the Home2 Suites hotel (maximum 35 feet required).
3. This approval grants a variance from C.O.S. Section 1145.06 to permit a front building setback of 66 feet for the Home2 Suites hotel (minimum 80 feet required).
4. This approval grants a variance from C.O.S. Section 1145.06 to permit a side building setback of 12 feet for the Home2 Suites hotel (minimum 20 feet required).
5. This approval grants a variance from C.O.S. Section 1181.03(c)(9) to provide 83 parking spaces (minimum 89 required).
6. This approval grants a variance from C.O.S. Section 1145.07 to locate the parking lot 16 feet from the Bridgewater Parkway right-of-way (minimum 20 required)."

SECTION 2. That Resolution No. 2015-70, particularly Section 1(B)5 thereof, which formerly read:

"5. To compliance with the Site Plan and building elevations as approved by the Planning Commission on May 26, 2015, are incorporated herein by this reference and made a part hereof as if fully reappearing herein."

be, and the same is, hereby amended to read henceforth as follows:


"5. To compliance with the Site Plan and building elevations as approved by the Planning Commission on October 11, 2016, are incorporated herein by this reference and made a part hereof as if fully reappearing herein."


SECTION 3. That all other terms and provisions of Resolution No. 2015-70 and relating legislation not amended herein, be, and the same are, hereby reaffirmed as if fully reappearing herein.

SECTION 4. This Council finds and determines that all formal actions of this Council concerning and relating to the passage of this Resolution were taken in an open meeting of this Council and that all deliberations of this Council and of any committees and subcommittees that resulted in those formal actions were in meetings open to the public in compliance with the law.

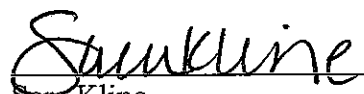
SECTION 5. That this Resolution was adopted pursuant to Section 4.11 Charter, and is hereby declared to be an emergency measure necessary for the immediate preservation of the public health and safety for the reason that the applicant wishes to proceed with construction as soon as possible, and, pursuant to Section 4.13 Charter, shall take effect upon its adoption by Council and approval by the Mayor, otherwise at the earliest period allowed by law.

ADOPTED BY COUNCIL 10/13/16

ATTEST 
 Bonnie J. Emahiser
 CLERK OF COUNCIL


 Mike Rasor
 PRESIDENT OF COUNCIL

FILED WITH MAYOR 10/17/16

APPROVED

 Sara Kline
 MAYOR

FILED WITH CLERK 10/17/16

Amber K. Zibritosky
LAW DIRECTOR

ASSENT AND ACCEPTANCE BY APPLICANT

I, _____ of Mann Parsons Gray Architects, Inc. applicant, and I, Davang Patel of Shree Dav Partnership, LLC, property owner, have read the foregoing enactment by Stow City Council and do hereby assent and accept all terms and conditions contained herein as being the basis upon which approval was granted and upon which the authorized activity is expressly conditioned.

MANN PARSONS GRAY ARCHITECTS,
INC.

Date

By

SHREE DAV PARTNERSHIP, LLC

Date

Davang Patel

I, Bonnie J. Emahiser, Clerk of
Council, do hereby certify that
copies of the forgoing were
posted in accordance with
Section 10.13 C.O.S.

A handwritten signature in black ink, appearing to be "Bonnie J. Emahiser", written over a horizontal line.