

THE CITY COUNCIL OF NORTH ROYALTON, OHIO

ORDINANCE NO. 07-32

INTRODUCED BY: Willey

AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT FOR AVIS RENT A CAR SYSTEMS, INC., FOR THE PURPOSE OF OPERATING A CAR RENTAL OFFICE AT 13517 WEST 130TH STREET, LOCAL BUSINESS ZONING, PROPERTY OWNER MSM REAL ESTATE MANAGEMENT CO., AND DECLARING AN EMERGENCY

- WHEREAS: Avis Rent A Car Systems, Inc. has submitted an application for a Conditional Use Permit for the purpose of operating a car rental office at 13517 West 130th Street, Local Business zoning, property owner MSM Real Estate Management Co.; and
- WHEREAS: The Planning Commission recommended approval of this application with conditions at their meeting on March 7, 2007; and
- WHEREAS: Pursuant to NRCO 1262.07, Council has the authority to approve or disapprove such applications; and
- WHEREAS: Council desires to approve this application.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH ROYALTON, COUNTY OF CUYAHOGA AND STATE OF OHIO THAT:

Section 1. Council hereby approves the application of Avis Rent A Car Systems, Inc. for a Conditional Use Permit for the purpose of operating a car rental office at 13517 West 130th Street, Local Business zoning, property owner MSM Real Estate Management Co. with the following conditions as recommended by the Planning Commission: That this permit is for Avis Rent A Car only; the Conditional Use Permit will run concurrent with the lease agreement starting from the day the lease is signed and ending with the termination of the lease; that a limited parking area shall be marked off with bollards or designated in some other way such as painting on the pavement or painting on curb markers that will expressly designate a specific area for the limited number of rental vehicles that Avis Rent-A-Car will be parking in the parking lot of the subject property; that such designated area shall be located in the parking lot closest to West 130th Street and is subject to the approval of the landlord and subject to periodic review by the Building Commissioner; and such number of rental vehicles shall not be excessive to the point that it restricts access to parking by other tenants or their customers or church members.

Section 2. This Conditional Use Permit is approved only for the uses stated herein.

Section 3. The Law Department shall prepare the Conditional Use Permit which shall, at a minimum, include therein any conditions imposed by the Planning Commission or this Council and compliance with all provisions of the Planning and Zoning Code of the City of North Royalton.

Section 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements.

Section 5. This Ordinance is hereby declared to be an emergency measure immediately necessary for the preservation of the public peace, health, safety and welfare of the city, and for the further reason that this Council desires to immediately approve this Conditional Use Permit application.

THEREFORE, provided this Ordinance receives the affirmative vote of two-thirds of all members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise, from and after the earliest period allowed by law.

/s/ Robert A. Stefanik
PRESIDENT OF COUNCIL

APPROVED: /s/ Cathy Luks
MAYOR

DATE PASSED: April 3, 2007

DATE APPROVED: April 5, 2007

ATTEST: /s/ Laura J. Haller
DIRECTOR OF LEGISLATIVE SERVICES

First reading March 20, 2007
Second reading suspended
Third reading April 3, 2007
Amended April 3, 2007

YEAS: Stefanik, Bobulsky, Gentile, Willey,
McKee, Antoskiewicz, Uffman-Kirsch
NAYS: none