

ORDINANCE NO. 2024-13

AN ORDINANCE AMENDING THE ZONE MAP OF THE CITY OF WILLOUGHBY, OHIO, TO RECLASSIFY 7.72 ACRES OF CERTAIN REAL PROPERTY LOCATED AT 38751 HODGSON ROAD (PERMANENT PARCEL NO. 27B0520000040) FROM AIRPORT DISTRICT (A) TO RESIDENTIAL ONE-FAMILY 80 (R-80).

WHEREAS, application has been made by Joseph L. Conti, Owner to reclassify 7.72 acres of certain real property located at 38751 Hodgson Road (Permanent Parcel No. 27B0520000040) from Airport District (A) to Residential One-Family 80 (R-80);

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF WILLOUGHBY, THE COUNTY OF LAKE, AND THE STATE OF OHIO:


SECTION 1. That the zoning classification of 7.72 acres of certain real property located at 38751 Hodgson Road (Permanent Parcel No. 27B0520000040) and more fully described in the legal description substantially in the form now on file with the Clerk of Council and incorporated herein by this reference as though fully rewritten, is hereby reclassified from Airport District (A) to Residential One-Family 80 (R-80);

SECTION 2. That with regard to the subject real property, any development plans, conditions, or amendments presented heretofore are incorporated herein pursuant to Section 1115.03 of the Codified Ordinances of the City of Willoughby.


SECTION 3. That, upon the effective date of this Ordinance, the City Engineer and/or the Chief Building and Zoning Inspector are authorized and directed to cause said changes to be entered on the Zone Map of the City of Willoughby and, to that extent, the Zone Map enacted by Ordinance No. 1962-66 and revised pursuant to Ordinance No. 1981-10 and any related Ordinances thereafter is hereby amended in accordance herewith.

SECTION 4. It is found and determined that all formal actions of this Council concerning and relating to the passage of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such actions were conducted in meetings open to the public in compliance with all legal requirements including Chapter 107 of the Codified Ordinances of the City of Willoughby.

SECTION 5. That this Ordinance shall be in full force and take effect immediately upon its passage by Council and its approval by the Mayor, or at the earliest period allowed by law.

Adopted: February 6, 2024 
President of Council

Attest: 
Clerk of Council

Date: 2.7.24 Approved: 
Mayor

Submitted to the Mayor for his approval on this 7th day of February, 2024.


Clerk of Council

Exhibit A

Situated in the City of Willoughby, County of Lake and State of Ohio:

And known as being a part of the Original Willoughby Township Lot No. 9 in the Douglas Tract, bounded and described as follows:

Beginning at the point of intersection of the centerlines of Lost Nation Road and Hodson Road (both 60 feet wide);

Thence South 88 deg. 42' 30" East along the centerline of Hodson Road a distance of 1375.21 feet to a point; said point being the principal place of beginning of land herein to be described;

Thence North 1 deg. 17' 30" East a distance of 61.66 feet to a point (passing through an iron pipe in the north right-of-way line of Hodson Road at 30.00 feet);

Thence North 67 deg. 36' 10" East a distance of 1190.00 feet to a point;

Thence South 2 deg. 6' 23" East a distance of 540.71 feet to a point in the centerline of Hodson Road;

Thence North 88 deg. 42' 30" West along said centerline of Hodson Road a distance of 1121.78 feet to the principal place of beginning; and

Containing 6.9494 acres of land excluding area in Hodson right-of-way and a total of 7.72136 acres of land including said right-of-way as calculated and described by Wm. R. Gray Associates, Inc., registered engineers and surveyors.

Permanent Parcel No.: 27B0520000040
Prior Instrument Ref.: 2021R016879, Lake County Records

Also known for address purposes as: 38751 Hodgson Road, Willoughby, OH 44094