

ORDINANCE NO. 46-24

AN ORDINANCE TO AMEND THE SPECIAL USE PERMIT GRANTED TO PROVIDENCE EVANGELICAL FREE CHURCH, INC., (a.k.a. PROVIDENCE CHURCH), TO INCLUDE THE EXPANSION OF THE PARKING LOT IN THE FRONT AND REAR AND AN EMERGENCY EXIT ALONG THE WEST SIDE OF THEIR PROPERTY LOCATED AT 35295 DETROIT ROAD AND DECLARING AN EMERGENCY

WHEREAS, Providence Evangelical Free Church, Inc. ("Providence Church"), was granted a Special Use Permit to operate a church facility, including a place of worship, classrooms, meeting rooms, offices, kitchen, and other accessory uses on their premises located at 35295 Detroit Road, within an R-1 Residential District pursuant to Ordinance No. 42-01 which passed April 9, 2001; and

WHEREAS, over the years, Council has amended the Special Use Permit for Providence Church to include the following: Ordinance Nos. 84-02 (church steeple), 214-03 (illuminated ground sign), and 191-04 (parking lot addition); and

WHEREAS, it is now necessary to amend said Special Use Permit to allow for the expansion of the parking lot in the front and rear of the church and include an emergency exit along the west side of their property located at 35295 Detroit Road; and

WHEREAS, the Planning Commission held a public hearing on January 17, 2024, and later that same evening, by a vote of Four (4) in favor and One (1) opposed, recommended amending the Special Use Permit to City Council; and

WHEREAS, Council, after reviewing the application, plans and specifications and the recommendation of the Planning Commission, deems it in the best interests of the health, safety, and welfare of the community that the amendment to the Special Use Permit be granted.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF AVON, LORAIN COUNTY, OHIO:

Section 1 - That Council hereby accepts the recommendation of the Planning Commission and amends the Special Use Permit for Providence Church to allow for the expansion of the parking lot in the front and rear of the church and include an emergency exit along the west side of their property located at 35295 Detroit Road located within an R-1 Residential District as per the plans and specifications submitted and approved by the Planning Commission and made a part of this Special Use Permit by reference. (See, attached Exhibit A)

Section 2 - Conditions. 1) That the project proceed pursuant to plans and specifications approved and recommended by Planning Commission on January 17, 2024; and 2) that the Special Use Permit granted herein is conditioned upon the applicant meeting all applicable requirements set forth in Chapters 1230 & 1264, Section 1280.02, 1280.03, 1280.04(d), and 1280.06(g) of the Codified Ordinances of the City of Avon. Any expansion, development, enlargement, improvement, change or the like, other than maintenance of the property in its

Ordinance No. 46-24 (Cont.)

current condition, will require an amendment to this Special Use Permit, with a recommendation of Planning Commission and approval by City Council.

Section 3 –That it is found and determined that all formal actions of this Council concerning and relating to the passage of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and of any of its committees that resulted in such formal actions were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 4 - That this Ordinance is hereby declared to be an emergency measure necessary for the preservation of the public peace, health, safety and welfare of the citizens of the City of Avon, the immediate emergency being the necessity to amend the Special Use Permit for Providence Church to allow for the expansion of their parking lot in the front and rear of the church include an emergency exit along the west side of their property located at 35295 Detroit Road; therefore, this Ordinance shall be in full force and effect immediately upon its passage and approval by the Mayor.

PASSED: April 1, 2024 DATE SIGNED: April 1, 2024

By: Brian Fischer
Brian Fischer, Council President

DATE APPROVED BY THE MAYOR April 8, 2024

Bryan K. Jensen
Bryan K. Jensen, Mayor

APPROVED AS TO FORM:

John A. Gasior
John A. Gasior, Law Director

ATTEST:

Barbara J. Brooks
Barbara J. Brooks, Clerk of Council

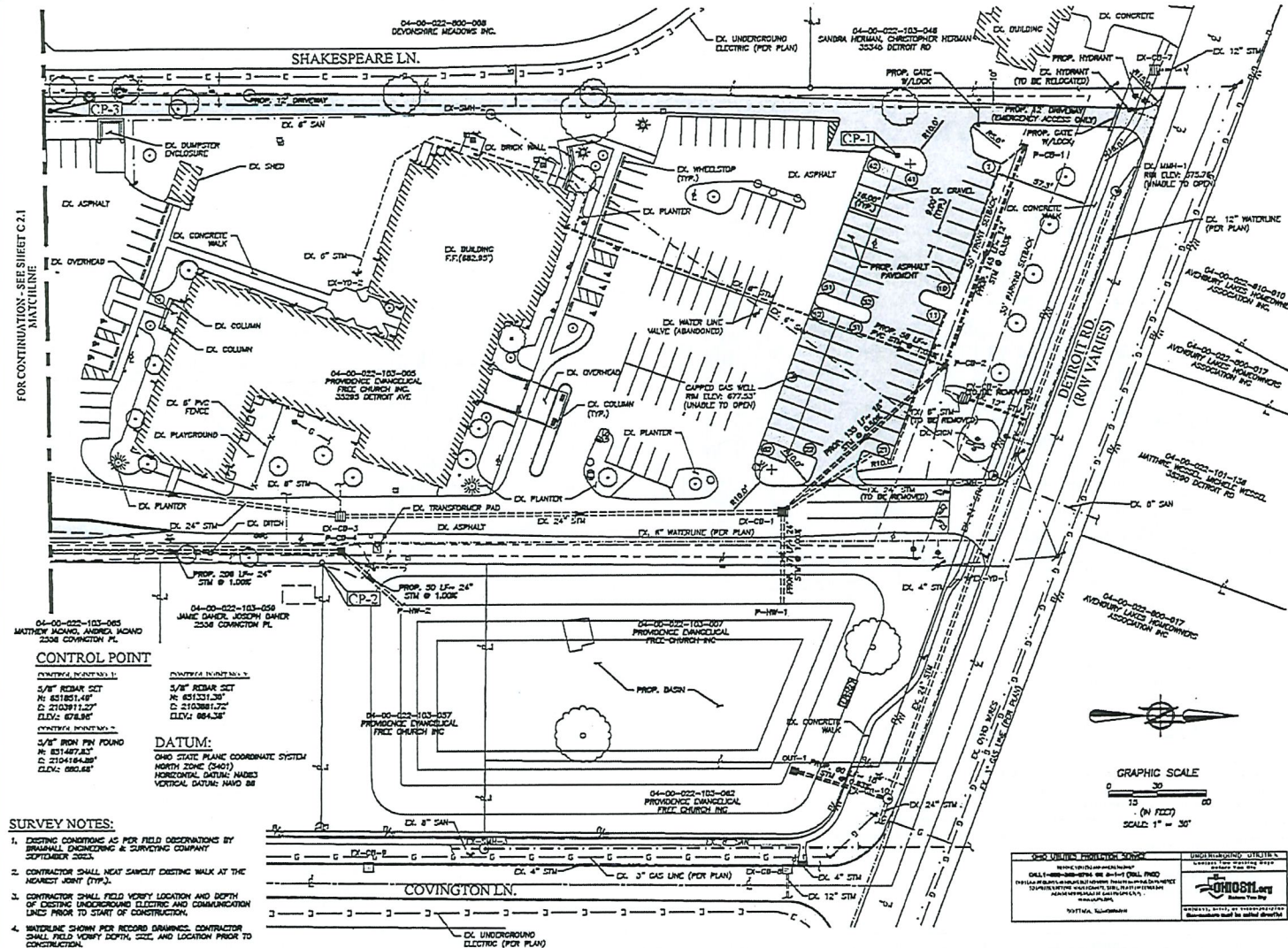
POSTED: April 10, 2024
Electronically and at City Hall as
Provided by Council

Prepared by:
John A. Gasior, Esq.
Law Director

I, Barbara J. Brooks, Clerk of the Council of the City of Avon, Ohio, hereby certify this document to be a true and exact copy of Ordinance No. 46-24, passed by the Council of said City on April 1st, 2024.

IN WITNESS WHEREOF, I have on this 9th day of April 2024, affixed my signature and official seal.

Barbara J. Brooks
Barbara J. Brooks, Clerk of the Council
of the City of Avon, Ohio



CONTROL POINT

CONTROL POINT NO. 1
3/8" REBAR SET
N: 651851.48
E: 2103911.27
ELEV: 676.95'

CONTROL POINT NO. 2
3/8" REBAR SET
N: 651331.30
E: 2103881.72
ELEV: 684.38'

DATUM:
OHIO STATE PLANE COORDINATE SYSTEM
NORTH ZONE (NAD83)
HORIZONTAL DATUM: NAD83
VERTICAL DATUM: NAVD 88

SURVEY NOTES:

- EXISTING CONDITIONS AS PER FIELD OBSERVATIONS BY BRAMHALL ENGINEERING & SURVEYING COMPANY, SEPTEMBER 2023.
- CONTRACTOR SHALL FIELD VERIFY LOCATION AND DEPTH OF EXISTING UNDERGROUND ELECTRIC AND COMMUNICATION LINES PRIOR TO START OF CONSTRUCTION.
- CONTRACTOR SHALL FIELD VERIFY LOCATION AND DEPTH OF EXISTING UNDERGROUND ELECTRIC AND COMMUNICATION LINES PRIOR TO START OF CONSTRUCTION.
- WATERLINE SHOWN FOR RECORD DRAWINGS. CONTRACTOR SHALL FIELD VERIFY DEPTH, SIZE, AND LOCATION PRIOR TO CONSTRUCTION.

DATE	BY	DESCRIPTION
11/20/24	WTH	REVISED
11/20/24	WTH	REVISED

BRAMHALL
ENGINEERING AND SURVEYING COMPANY
101 MOORE ROAD AVON, OHIO 44011
(440) 934-7878 (440) 934-7879 FAX

PREPARED FOR: PROVIDENCE EVANGELICAL
FREE CHURCH INC.
35295 DETROIT RD
AVON, OH 44011

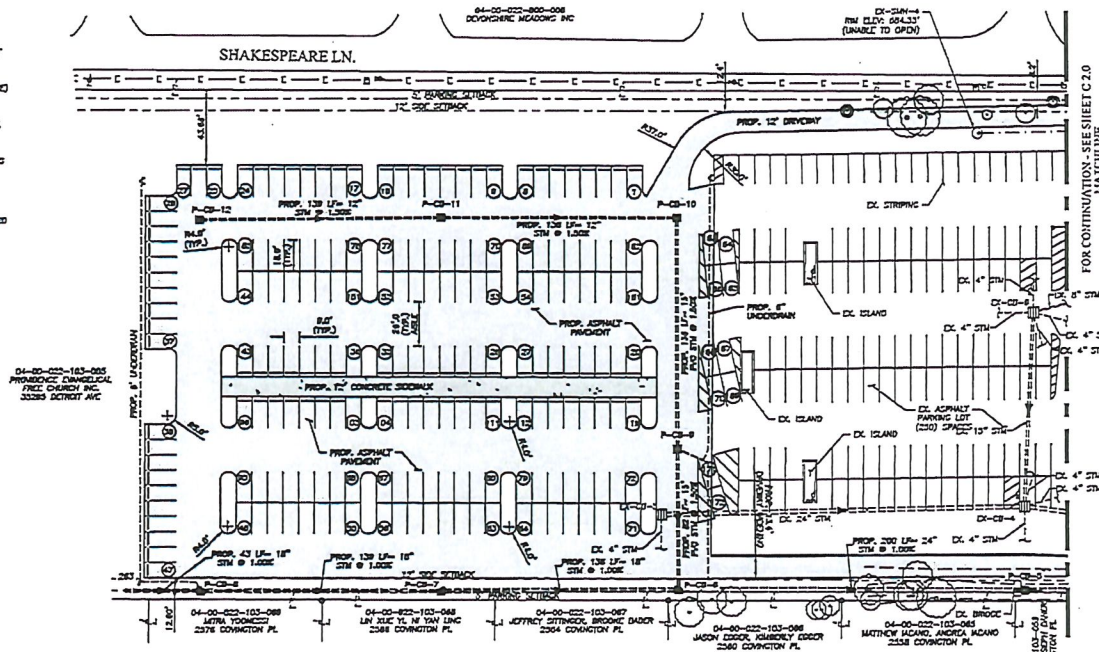
PARKING EXPANSION
PROP. SITE-UTILITY PLAN (NORTH)
CITY OF AVON, COUNTY OF LORAIN, STATE OF OHIO

SHEET
C2.0
JOB NO.
21-5596A

EXHIBIT A TO ORDINANCE NO. 46-24 - Page 2

UTILITY NOTES:

1. THE PROJECT SHALL CONFORM TO THE REQUIREMENTS OF THE CITY OF AVON ENGINEERING DIVISION OF RULES AND REGULATIONS.
2. A 10 FEET MINIMUM SEPARATION (OUT TO OUT, CLEARANCE) SHALL BE MAINTAINED BETWEEN THE WATER LINE AND SANITARY/STORM SERVICE.
3. AN 18 INCH MINIMUM VERTICAL SEPARATION (OUT TO OUT, CLEARANCE) SHALL BE MAINTAINED BETWEEN THE WATER LINE AND SANITARY/STORM SERVICES AT ALL CROSSINGS.
4. ALL STORM SEWER CONNECTIONS TO EXISTING STRUCTURES SHALL BE CORRECT.
5. CONTRACTOR SHALL COORDINATE UTILITY SERVICE CONNECTION WITH THE APPROPRIATE PRIVATE UTILITY COMPANY.
6. ALL ROOF DRAINAGE AND DOWNPOUTS SHALL BE CONNECTED TO THE PROPOSED STORM SEWER OR DISCHARGED DIRECTLY INTO THE STORM WATER MANAGEMENT BASIN.
7. ALL PIPING CONNECTIONS SHALL BE WATER TIGHT.



PROPOSED STORM STRUCTURE TABLE

STRUCTURE NAME	RM	INVERT	STRUCTURE LOCATION
OUT-1	SEE SH. DAD		NE E51767.13 D 2104263.30
P-CB-1	RM 675.84	12" (3) INV: 672.76	N E51803.30 D 2104263.34
P-CB-2	RM 675.48	18" (3) INV: 672.23 18" (3) INV: 672.23 12" (3) INV: 672.23	N E51803.30 D 2104263.37
P-CB-3	RM 677.13	18" (3) INV: 677.57 24" (3) INV: 677.57 24" (3) INV: 677.57	N E51780.28 D 2104134.20
P-CB-4	RM 680.30	24" (3) INV: 677.30 24" (3) INV: 677.30	N E51509.34 D 2104137.84
P-CB-5	RM 681.82	24" (3) INV: 677.37 24" (3) INV: 677.37	N E51303.34 D 2104137.27
P-CB-6	RM 683.84	18" (3) INV: 677.08 24" (3) INV: 677.08 12" (3) INV: 677.08	N E51103.81 D 2104133.83
P-CB-7	RM 683.96	18" (3) INV: 677.44 18" (3) INV: 677.44	N E50968.29 D 2104133.88
P-CB-8	RM 687.96	18" (3) INV: 677.44 18" (3) INV: 677.44	N E51103.81 D 2104133.88
P-CB-9	RM 684.83	12" (3) INV: 677.37 12" (3) INV: 677.37 12" (3) INV: 677.37	N E51103.81 D 2104133.88
P-CB-10	RM 684.88	12" (3) INV: 677.37 12" (3) INV: 677.37 12" (3) INV: 677.37	N E51103.81 D 2104133.88
P-CB-11	RM 686.73	12" (3) INV: 677.37 12" (3) INV: 677.37 12" (3) INV: 677.37	N E51103.81 D 2104133.88
P-CB-12	RM 688.81	12" (3) INV: 677.37 12" (3) INV: 677.37 12" (3) INV: 677.37	N E51103.81 D 2104133.88
P-HB-1	RM 674.30	24" (3) INV: 677.00	N E51780.28 D 2104134.20
P-HB-2	RM 1.05	24" (3) INV: 677.00	N E51346.28 D 2104137.27

NOTES:

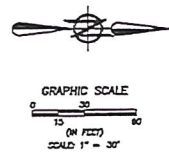
1. ALL DIMENSIONS ARE TAKEN FROM THE EDGE OF WALK, BACK OF CURB, FACE OF BUILDING UNLESS OTHERWISE STATED.
2. ALL PAVEMENT AND SITE WORK SHALL CONFORM TO O.D.A.T. AND CITY OF AVON STANDARD CONSTRUCTION DRAWINGS.
3. ALL EXISTING, SUBGRADE PREPARATION, & BACKFILL REQUIREMENTS SHALL BE MONITORED BY A CERTIFIED GEOTECHNICAL ENGINEER.
4. CONTRACTOR MUST SECURE ALL NECESSARY PERMITS PRIOR TO STARTING WORK.
5. IF THE CONTRACTOR, IN THE COURSE OF THE WORK, FINDS ANY DISCREPANCIES BETWEEN THE PLANS AND THE PHYSICAL CONDITIONS OF THE SITE, OR ANY ERRORS OR OMISSIONS IN THE PLANS OR IN THE LAYOUT AS SHOWN BY THE ENGINEER, IT SHALL BE HIS DUTY TO IMMEDIATELY NOTIFY THE ENGINEER, IN WRITING, AND THE ENGINEER WILL PROMPTLY VERIFY THE SAME. ANY WORK DONE AFTER SUCH A DISCOVERY, UNLESS AUTHORIZED, WILL BE AT THE CONTRACTOR'S RISK.
6. ALL CONSTRUCTION MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE TO THE STATE AND LOCAL GOVERNMENT AGENCY LATEST CONSTRUCTION SPECIFICATIONS AND DETAILS.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL SETBACKS, EASEMENTS, AND DIMENSIONS SHOWN HEREON PRIOR TO CONSTRUCTION.
8. CONTRACTOR TO NOTIFY THE CITY OF AVON AND SITE OWNERS AUTHORIZED REPRESENTATIVE A MINIMUM OF SEVENTY TWO (72) HOURS BEFORE BEGINNING CONSTRUCTION.
9. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMAN AND THE PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJACENT PROPERTY BOTH PRIVATE & PUBLIC PROTECTED FROM DAMAGE.
10. CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED TO ANY EXISTING ROAD AND/OR MATERIALS INSIDE OR OUTSIDE CONTRACT LIMITED DUE TO CONSTRUCTION OPERATIONS.
11. ALL EXISTING SURFACES, DRIVEWAYS, SIDEWALKS, CURBS AND BUILDINGS, ROADSIDE DRAINAGE DITCHES AND OTHER STRUCTURES THAT ARE/ARE BE DISTURBED OR DAMAGED IN ANY MANNER AS A RESULT OF CONSTRUCTION SHALL BE REPLACED OR REPAIRED IN ACCORDANCE WITH THE APPROPRIATE SPECIFICATION.
12. ALL ADA SITE FEATURES SHALL BE CONSTRUCTED TO MEET ALL FEDERAL, STATE, AND LOCAL CODES.
13. CONTRACTOR SHALL MAINTAIN ACCESS AND SAFE WORK AREA WITH CONES AND WORK FENCE AS REQUIRED.
14. CONTRACTOR TO REMOVE SIDEWALK AT PROPOSED APRON A MINIMUM 4' IN EACH DIRECTION AND TO THE NEAREST JOINT.
15. SEE EXISTING CONDITIONS AND DEMOLITION PLAN FOR EXISTING EXCAVATION LOCATIONS.

HATCH LEGEND

- PROPOSED HEAVY DUTY ASPHALT PAVEMENT
- PROPOSED LIGHT DUTY ASPHALT PAVEMENT

LEGEND

- PROPOSED PARKING COUNT



DATE	BY	REVISION

BRAMHALL
ENGINEERING AND SURVEYING COMPANY
801 MOORE ROAD AVON, OHIO 44011
(440) 934-7874 (440) 934-7879 FAX

PREPARED FOR: PROVIDENCE EVANGELICAL
FREE CHURCH INC.
35295 DETROIT RD
AVON, OH 44011

PARKING EXPANSION
PROP. SITE UTILITY PLAN (SOUTH)
CITY OF AVON, COUNTY OF LORAIN, STATE OF OHIO

SHEET
C2.1
JOB NO.
21-596A