

City of North Canton

NOTICE OF PUBLIC MEETING

Notice is hereby given that:

The City Council of the City of North Canton shall hold a Public Hearing before City Council on Monday, January 22, 2024 at 6:45 PM at North Canton Civic Center 845 W Maple St. North Canton, OH.

See attached agenda for matters to be discussed.

Meetings are open to the public or may be livestreamed on the City of North Canton’s YouTube page.

BY THE ORDER OF THE CITY OF NORTH CANTON, COUNTY OF STARK, STATE OF OHIO:

12/06/2023

Date

Benjamin R. Young

Clerk

NORTH CANTON PUBLIC HEARING BEFORE CITY COUNCIL
January 22, 2024, 6:45 PM
Agenda

1. Call to Order

2. Roll Call

3. Public Comment

City Council is seeking public comment on the following items. An opportunity to be heard will be afforded to any interested person.

3.a Ordinance No. 84-2023, Community and Economic Development Committee

An ordinance amending the zoning map of the City of North Canton to reclassify 48 parcels, in the City of North Canton, in accordance with the amendment procedure set forth in Chapter 1182 of the Planning and Zoning Code, in order to ensure that current zoning more accurately reflects current uses, together with providing opportunities for future residents and businesses.

4. Adjourn



Item Cover Page

CITY COUNCIL AGENDA ITEM REPORT

DATE: January 22, 2024

SUBMITTED BY: Administration

ITEM TYPE: Ordinance

AGENDA SECTION: Public Comment

SUBJECT: **Ordinance No. 84-2023, Community and Economic Development Committee**

An ordinance amending the zoning map of the City of North Canton to reclassify 48 parcels, in the City of North Canton, in accordance with the amendment procedure set forth in Chapter 1182 of the Planning and Zoning Code, in order to ensure that current zoning more accurately reflects current uses, together with providing opportunities for future residents and businesses.

DESCRIPTION: See application at <https://northcantonoh.portal.opengov.com/records/5855>.

ATTACHMENTS:
[Ord. 84-2023 Main St. Zoning Cleanup.pdf](#)

North Canton City Council
Community and Economic Development Committee

ORDINANCE 84 - 2023

An ordinance amending the zoning map of the City of North Canton to reclassify 48 parcels, in the City of North Canton, in accordance with the amendment procedure set forth in Chapter 1182 of the Planning and Zoning Code, in order to ensure that the current zoning more accurately reflects current uses, together with providing opportunities for future residents and businesses.

WHEREAS, in 2021, the City of North Canton adopted new Main Street zoning districts; and

WHEREAS, the adoption and implementation of the Main Street zoning has led to the identification of several properties which are near the Main Street districts, and because of recent zoning efforts have become isolated; and

WHEREAS, the City wishes to alter the zoning classifications of these parcels to more appropriately match the current use and neighboring districts; and

WHEREAS, the Office of City Council, on September 11, 2023, received a completed and approved Application for Zoning Amendment for the above-described zoning change from the Office of the Mayor; and

WHEREAS, the Planning Commission held a public meeting for the purpose of gaining public input on the proposed zoning change on _____, pursuant to Section 1182.04 of the North Canton Codified Ordinances, and recommended that City Council _____; and

WHEREAS, City Council held a public meeting for the purpose of gaining public input on the proposed zoning change on _____, pursuant to Section 1182.06 of the North Canton Codified Ordinances.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH CANTON, COUNTY OF STARK, AND STATE OF OHIO:

- Section 1. That the zoning map of the City of North Canton be, and is hereby, amended to reclassify 48 parcels throughout the City, in accordance with the amendment procedure set forth in Chapter 1182 of the Planning and Zoning Code as follows:
- a. The classification for the premises known as being the Sherbrook Condos (Stark County parcels 9208047, 9208048, 9208049, 9208050, 9208051, 9208052, 9208053, 9208150, 9208151, 9208152, 9208153, 9208154, 9208155, 9208156, 9208157, 9208203, 9208204, 9208205, 9208206, 9208229, 9208230, 9208231, 9208232, 9208233, 9208234, 9208235, 9208509, 9208510, 9208511, 9208512, 9208513, 9208514, 9208628, 9208629, 9208630, 9208631, and 9299027), shall be reclassified from General Business A (GB-A) to Main Street North (MS-N) as illustrated in the map attached hereto and incorporated herein as “Exhibit A”.
 - b. The classification for the premises known as being Out Lot 18 at the Southwest corner of Fair Oaks Ave. NW and 7th St. NW (Stark County Parcels 9200497 and 9201337), shall be reclassified from General Business A (GB-A) to Main Street North (MS-N) as illustrated in the map attached hereto and incorporated herein as “Exhibit B”.
 - c. The classification of the premises known as being Lots 3964, 3965, 3993 and 3994 and part of Lot 3966 (Stark County Parcels 9200525, 9209097, 9205903 and 9205904), shall be reclassified from General Business B (GB-B) to Main Street South (MS-S) as illustrated in the map attached hereto and incorporated herein as “Exhibit C”.
 - d. The classification of the premises known as being part of Lot 3966 (Stark County Parcel 9209100), shall be reclassified from General Business B (GB-B) to Residential Two-Family (R2F) as illustrated in the map attached hereto and incorporated herein as “Exhibit C”.
 - e. The classification of the premises known as being Lots 3637 and 3636 (Stark County Parcels 9202649 and 9202648), shall be reclassified from General Business A (GB-A) and Residential Single Family Small Lot (R-

50), respectively, to Main Street South Gateway (MS-SG) as illustrated in the map attached hereto and incorporated herein as “Exhibit D”.

- f. The classification of the premises known as being part of Lot 3512 (Stark County Parcel 9200995), shall be reclassified from General Business A (GB-A) to Residential Single Family Small Lot (R-50) as illustrated in the map attached hereto and incorporated herein as “Exhibit D”.
- g. The classification of the premises known as being part of Out Lot 222 (Stark County Parcel 9209544), shall be reclassified from Residential Single Family Large Lot (R-70) to Main Street South Gateway (MS-SG) as illustrated in the map attached hereto and incorporated herein as “Exhibit D”.

Section 2. That if a provision of this ordinance is or becomes illegal, invalid, or unenforceable, it shall not affect the validity or enforceability of any other provision of this ordinance.

Section 3. That this ordinance shall take effect and be in full force from and after the earliest period allowed by law.

Passed in Council this _____ day of _____, 2023.

Attest: _____
Benjamin R. Young, Clerk of Council

Stephan B. Wilder, Mayor

Signed on: _____

Exhibit A



Exhibit B



Exhibit C

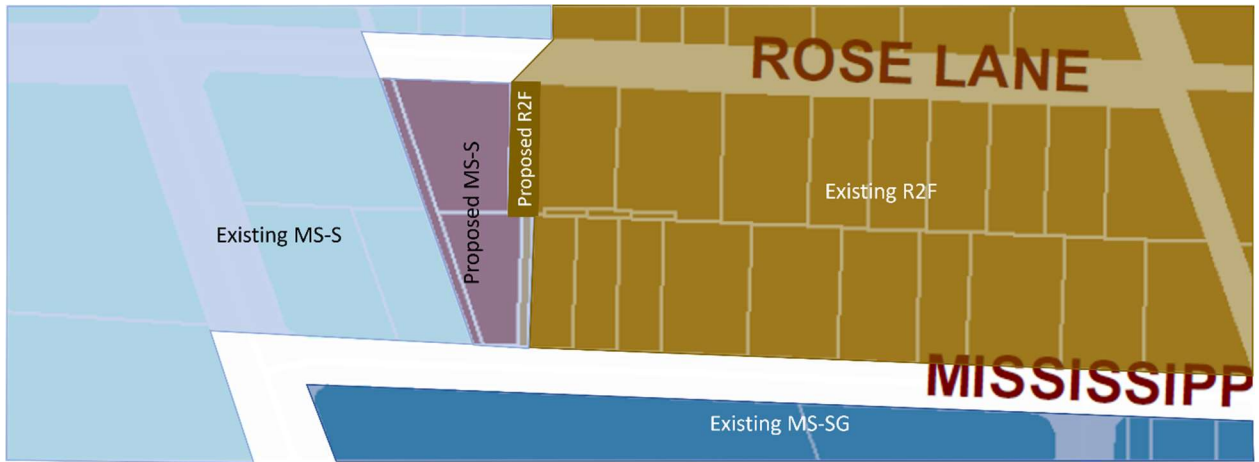


Exhibit D

