



Legislation Text

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File #: ORD-0073-2015, Version: 2

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TO REZONE 4.19+/- ACRES OF PROPERTY AS L-SO, LIMITED OVERLAY SUBURBAN OFFICE; SAID PROPERTY LOCATED AT RIDENOUR ROAD, IMPERIAL RISE #3, PART OF RESERVE "A"; PARCEL ID NO. 025-013236; CURRENT ZONING RID, RESTRICTED INSTITUTIONAL DISTRICT; FRED KENIMER, LAND OWNER'S PROPERTY COORDINATOR, APPLICANT.

WHEREAS, the application has been made by Fred Kenimer to rezone 4.19+/- acres, said property located at Ridenour Road, Imperial Rise #3, Part of Reserve "A"; and

WHEREAS, the Planning Commission held public hearings on April 22, 2015, May 13, 2015, and June 10, 2015, in regular meeting sessions, said meetings held pursuant to notice and according to law; and

WHEREAS, the Planning Commission recommended the request for zoning to City Council; and

WHEREAS, City Council held a public hearing on July 20, 2015 in regular meeting, said meeting held pursuant to notice and according to law; and

WHEREAS, on August 3, 2015 City Council failed the motion to adopt the rezoning request; and

WHEREAS, on September 8, 2015 City Council remanded ORD-0073-2015 back to Planning Commission for further consideration of Z-0003-2015; and

WHEREAS, on January 27, 2016 Planning Commission held a public hearing and recommended the request for zoning to City Council.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GAHANNA, COUNTY OF FRANKLIN, STATE OF OHIO:

Section 1. That the Official Zoning Map, adopted by Ordinance No. 198-96, passed November 19, 1996, as amended, is hereby amended by zoning 4.19+/- acres, L-SO, Limited Overlay Suburban Office, said acreage more particularly described in EXHIBIT A attached hereto.

Section 2. That the limited overlay text as required by Section 1152.02(d), Limited Overlay District, Development Plan, of Chapter 1152, Overlay Districts, is attached to this Ordinance as EXHIBIT B; a variance application (V-0001-2016) was approved by Planning Commission to allow limited overlay zoning to be approved without a site plan.

Section 2. That the Clerk of Council is hereby directed to amend and recertify the Official Zoning Map of the City of Gahanna, Ohio, to reflect the zoning contained in and approved by this Ordinance.

Section 3. That this Ordinance shall be in full force and effect after passage by this Council and 30 days after approval by the Mayor.