

ORDINANCE NO.: 2014-1

FIRST READING November 25, 2013

SECOND READING December 9, 2013

INTRODUCED BY: Bryan Kostura

THIRD READING January 13, 2014

**ORDINANCE TO REZONE THE PORTION OF PARCEL
NO. 29-066100 CURRENTLY ZONED R-1-A (RESIDENTIAL ONE
FAMILY) TO R-3 (ELDERLY ASSISTED LIVING) AND TO DELETE
4.06(e)3 OF THE ZONING CODE OF THE VILLAGE OF SOUTH
RUSSELL**

WHEREAS, a portion of Parcel No. 29-066100 in the Village of South Russell on State route 306, comprising approximately 5 acres is zoned R-1-A (Residential One Family); and

WHEREAS, the Planning Commission of the Village recommended at its meeting held on November 14, 2013 that such portion be rezoned to R-3 in order to be consistent with the zoning for the balance of said parcel to permit better arrangement for a proposed assisted living center on such parcel; and

WHEREAS, Section 4.06(e)3 of the zoning code would be rendered meaningless in the event such parcel is rezoned to R-3 and therefore ought to be deleted so as to avoid confusion and conflict with such rezoning; and

WHEREAS, the Village Council held a public hearing on said rezoning and said amendment to the zoning code on January 13, 2014; and

WHEREAS, Council concludes such rezoning and amendments to the zoning code would be in the best interests of the health, safety, and welfare of the Village and will promote the best possible development of the parcel for the purposes allowed in an R-3 zoning district with lesser impacts on adjacent parcels than if the front of the parcel remained zoned R-1-A.

NOW THEREFORE, BE IT ORDAINED by the Council of the Village of South Russell, Geauga County, Ohio, that:

SECTION 1: That portion of Parcel No. 29-066100 in the Village of South Russell which is currently zoned R-1-A (Residential One Family) shall be rezoned to R-3 (Elderly Assisted Living).

SECTION 2: Section 4.06(e)3 of the Zoning Code of the Village of South Russell is hereby deleted in its entirety.

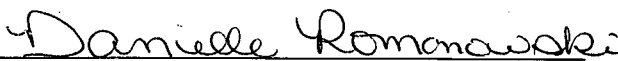
SECTION 3: It is hereby found and determined that all formal actions of this Council concerning and relating to the passage of this ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees on or after December 2, 1975, that resulted in formal action, were in meetings open to the public in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

SECTION 4: This Ordinance shall be effective at the earliest time allowed by law.



Mayor - President of Council

ATTEST:



Fiscal Officer

I certify that Ordinance No. 2014-1 was duly enacted on the 13th day of January 2014, by the Council of the Village of South Russell, and posted in accordance with the Ordinances of the Village.



Fiscal Officer