

# RECORD OF ORDINANCES

Dayton Legal Blank, Inc., Form No. 30045

Resolution No. 2009-8

Passed September 14, 09 20

## CITY OF BELLBROOK, OHIO

### ORDINANCE NO. 2009-8

**AN ORDINANCE TO APPROVE THE RE-ZONING OF THE 11.524 +/- ACRE TRACT KNOWN AS HIGHVIEW TERRACE SUBDIVISION, SECTION 1, ON THE EAST SIDE OF LITTLE SUGARCREEK ROAD FROM R-1A, ONE-FAMILY RESIDENTIAL DISTRICT AND A-2, AGRICULTURAL DISTRICT, SINGLE FAMILY PERMITTED USES, TO PD-1, PLANNED DEVELOPMENT-RESIDENTIAL**

WHEREAS, THE Bellbrook Planning Board conducted a public hearing on August 5, 2009 concerning the request to re-zone 11.524 +/- acres of property on the east side of Little Sugarcreek from R-1A, One-Family Residential District and A-2, Agricultural District to PD-1, Planned Development-Residential, submitted by Clemens Development Company and known as Highview Terrace, Section 1; and

WHEREAS, the re-zoning, if approved, would allow the further development of Lots #1A, #2 and #3A for single family residential building lots in the Highview Terrace Subdivision, Section 1; and

WHEREAS, the Planning Board voted unanimously to recommend approval of the re-zoning request to City Council.

NOW THEREFORE, THE CITY OF BELLBROOK HEREBY ORDAINS:

SECTION 1. That the proposed re-zoning from R-1A, One-Family Residential District and A-2, Agricultural District, Single Family Permitted Uses to PD-1, Planned Development-Residential, submitted by Clemens Development Company and known as Highview Terrace, Section 1 for the 11.524 +/- acres of property on the east side of Little Sugarcreek as shown on the accompanying annexation plat (Exhibit A) is hereby approved.

SECTION 2. That this Ordinance shall take effect and be in force from and after the earliest period allowed by law.

PASSED this 14th day of September, 2009.

Mary C. Graves

MARY C. GRAVES, MAYOR

ATTEST:

Jill D. Rosner

JILL D. ROSNER, Clerk of Council

Approved as to form:

Richard A. Freudenberger

RICHARD FREUDENBERGER, Law Director