

RECORD OF ORDINANCES

Dayton Legal Blank Co.

Form No. 30043

Ordinance No.

Passed YEAR

CITY OF BELPRE
ORDINANCE NO. 3 (2022-23)

AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF CERTAIN REAL ESTATE BY DECIMA DEVELOPMENT, LLC

WHEREAS, the Comprehensive Zoning Ordinance of the City of Belpre, passed November 21, 1973, provides procedures for reclassifying property under **Chapter 1133**, following action thereon by the Planning Commission; and

WHEREAS, Decima Development, LLC filed a request with the Belpre Planning Commission to change the zoning for Lot 27, First Addition to Hillview Subdivision on Hanvey Avenue Subdivision for R-1 to C-1; and

WHEREAS, the Belpre Planning Commission met on July 12, 2022, to consider the zoning change and recommended the change to The Belpre City Council (See exhibit A attached hereto); and

WHEREAS, proper notice has been given to the public and to all owners of property owners within 150 feet of this property pursuant to **1133.02** of the Comprehensive Zoning Ordinance; and

WHEREAS, a public hearing has been held by the Belpre City Council on August 9, 2022, after proper notice to the public and to the affected property owners; and

WHEREAS, the real estate has been uses for commercial purposed for a number of years.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BELPRE, OHIO, THAT:

SECTION I

The zoning classification of the real estate, as described in the attached Exhibit B, owned by Decima Development, LLC, is hereby changed from R-1 to C-2.

SECTION II

The Ordinance is declared to be an EMERGENCY measure, necessary for the immediate preservation of the public peace, health and welfare of the citizens of the City of Belpre, Ohio; and further reason that the applicant intends to construct a new commercial building on said premises (a pharmacy) this fall. Wherefore, this Ordinance shall take effect and be in full force immediately upon its passage and approval by the Mayor.

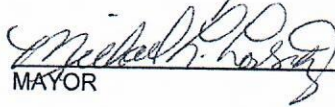
PASSED: 08/08/2022

ATTEST: Lindsay Dennis

PRESENTED TO MAYOR: 8/9/22

APPROVED BY MAYOR: 8/9/22


PRESIDENT OF COUNCIL


MAYOR

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CLERK'S CERTIFICATION OF PUBLICATION

The undersigned Clerk of the Council of the City of Belpre, Ohio, does hereby certify that on August 08, 2022, this Ordinance was published by posting a copy of the same at the five public places designated by the City Council in Ordinance No. 18 (2006-07).

August 08, 2022
Date

Wynnday Dennis Protem
CLERK