

**CITY OF XENIA, OHIO
ORDINANCE NUMBER 17 – 43**

REZONING A 0.951-ACRE PARCEL AT 44 KINSEY ROAD FROM R-1B, ONE-FAMILY RESIDENTIAL DISTRICT TO B-1 CONVENIENCE BUSINESS DISTRICT

WHEREAS, Philadelphia Baptist Church, as the owner of the property, submitted an application to rezone the property located at 44 Kinsey Road, from R-1B One-Family Residential District to B-1 Convenience Business District; and

WHEREAS, the procedures with regard to zoning amendments to the City's Official Zoning Map, as set forth in Section 1220.03 of the City's Official Land Development Code, have been followed; and

WHEREAS, the Xenia Planning and Zoning Commission, at its September 7, 2017, meeting, held the required public hearing and voted to make a recommendation to this Council for approval on the submitted application to change the zoning district classifications; and

WHEREAS, this Council finds it to be in the best interests of the health, safety and welfare of the City and its inhabitants to adopt the Planning and Zoning Commission's recommendation and to make certain amendments to the City's Official Zoning Map.

NOW, THEREFORE, THE CITY OF XENIA HEREBY ORDAINS, at least four (4) members of the City Council concurring, that:

Section 1. The Official Zoning Map of the City of Xenia Ohio, is hereby amended by changing the zoning district classification from R-1B, One-Family Residential District, to B-1, Convenience Business District, on the property located at 44 Kinsey Road in the City of Xenia, Greene County Parcel ID M40000200250000200 (consisting of 0.051 acres more or less), as shown on the attached Exhibit 1, which shall be part of this ordinance and shall be used as a reference for reflecting the zoning district classification change on the Official Zoning Map of the City of Xenia.

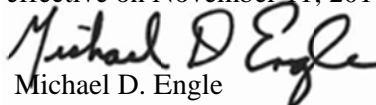
Section 2. The City Planner is hereby directed to make the approved amendment to the City's Official Zoning Map within five (5) days after the effective date of this ordinance.

Section 3. All ordinances or parts of ordinances that conflict with this ordinance are hereby repealed.

Section 4. It is found that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council that resulted in this formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code, and the Rules of Council.

Section 5. This ordinance shall become effective on November 11, 2017.

Passed: October 12, 2017
Effective: November 11, 2017


Michael D. Engle
President, Xenia City Council

Attest:



Michelle D. Johnson
City Clerk

EXHIBIT 1 TO ORDINANCE # 17-43: MAP OF AREA TO BE REZONED

**LOCATION OF THE TRACT
(outlined in red)**

