

**CITY OF XENIA, OHIO
ORDINANCE 2022 – 06**

APPROVING A MAJOR CHANGE TO THE PLANNED UNIT DEVELOPMENT CONCEPT PLAN FOR WRIGHT CYCLE ESTATES THAT INCREASES THE NUMBER OF PLANNED SINGLE-FAMILY HOMES AND DECREASES THE PLANNED COMMERCIAL ACREAGE

WHEREAS, the Wright Cycle Estates Planned Unit Development (PUD) Concept Plan, which was first approved by City Council by Ordinance 95-51, adopted on August 10, 1995, and was most recently amended by Ordinance 11-02, adopted on January 13, 2011;

WHEREAS, the developer, Wright Cycle Estates Holdings III, LLC, proposes a major change to the Wright Cycle Estates PUD Concept Plan that would increase the number of residential units and decrease the amount of commercially zoned land in the PUD;

WHEREAS, the procedures with regard to major changes to an approved PUD, as set forth in Section 1220.04(h) of the City’s Land Development Code, have been followed; 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 recommendations and approve a Major Change to the Wright Cycle Estates PUD.

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

Section 1. The Concept Plan for the Wright Cycle Estates Planned Unit Development regarding the remaining undeveloped portion, which is located on land with Greene County Parcel Numbers M4000010060000100, M40000100600001600, M40000100600001700, M40000100600001800, and M40000100600001900, is hereby amended by increasing the total planned single-family residential units and decreasing the total planned commercial acreage, as shown on the attached Exhibit A, which shall be part of this Ordinance and shall be used as a reference to guide review and approval of future Final Development Plans.

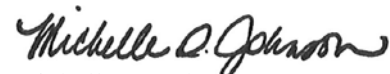
Section 2. All ordinances or parts of ordinances that conflict with this ordinance are hereby repealed.


Section 3. 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 ORC 121.22.

Section 4. This Ordinance shall become effective on April 23, 2022.

Introduced: March 10, 2022
Adopted: March 24, 2022

Attest:


Michelle D. Johnson
City Clerk


Wesley E. Smith
President, Xenia City Council

