

## CITY OF OBERLIN, OHIO

### ORDINANCE No. 23-40 AC CMS

AN ORDINANCE AMENDING THE CITY OF OBERLIN ZONING MAP FOR LAND KNOWN AS 14868 STATE ROUTE 58 FROM "BCR"/BUSINESS/COMMERCIAL/RETAIL DISTRICT TO "PDD"/PLANNED DEVELOPMENT DISTRICT, NOW REFERRED TO AS PDOD/PLANNED DEVELOPMENT OVERLAY DISTRICT AS AN EMERGENCY MEASURE

WHEREAS, a Petition to Rezone certain property located within the City of Oberlin was presented to the Planning Commission; and

WHEREAS, the Oberlin Planning Commission considered said Petition at their special meeting on April 20, 2023 and has reported back to this Council; and

WHEREAS, the Oberlin Planning Commission has voted on April 20, 2023 to recommend that said Petition be approved; and

WHEREAS, this Council has held a public hearing on June 5, 2023 concerning the Planning Commission's recommendation and has given notice of same pursuant to law.

BE IT ORDAINED by the Council of the City of Oberlin, County of Lorain, State of Ohio, a majority of all members elected thereto concurring:

SECTION 1. That the real property described in **Exhibit "A"** and known as 14868 State Route 58 is hereby rezoned from "BCR"/Business/Commercial/Retail District to "PDD"/Planned Development District, now referred to as PDOD/Planned Development Overlay District.

SECTION 2. It is hereby found and determined that all formal actions of this Council concerning or relating to the adoption of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and of any of its committees that resulted in such 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 3. That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the citizens of the City of Oberlin, Ohio or to provide for the usual daily operation of a municipal department, to wit: to facilitate meeting the deadlines for the submission of applications for various funding sources, including Low Income Housing Tax Credits, for the construction of a multi-family affordable and market rate housing development on the property at 14868 S.R. 58 and provided that it is elevated to emergency status by the affirmative vote of at least five members of Council and receives the affirmative vote of at least five members of Council upon final passage, it shall go into full force and effect from and immediately after its passage; otherwise, it shall take effect on the earliest date allowed by law.

PASSED: 1<sup>st</sup> Reading: June 5, 2023

2<sup>nd</sup> Reading: June 20, 2023

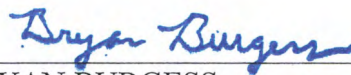
3<sup>rd</sup> Reading: July 3, 2023, (Postponed for next meeting); August 21, 2023,  
(Postponed for September 18, 2023); September 18, 2023 (Effective in 30 Days)

ATTEST:



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BELINDA B. ANDERSON, MMC  
CLERK OF COUNCIL



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BRYAN BURGESS  
PRESIDENT OF COUNCIL

POSTED: September 19, 2023

EFFECTIVE DATE: October 18, 2023