

ORDINANCE NO. 3-98
CITY OF CENTERVILLE, OHIO

Sponsored by Councilman J.V. Stoue on the 26th day of January, 1998.

AN ORDINANCE AMENDING ORDINANCE NO. 11-86, THE ZONING ORDINANCE OF THE CITY OF CENTERVILLE, OHIO.

PREAMBLE AND PURPOSE:

WHEREAS; The City Council has given reasonable consideration, among other things, to the character of the zoning districts and the suitability of particular uses within said districts and their impact upon surrounding land uses, and to provide standards and requirements that are appropriate for particular land uses, and

WHEREAS; The Centerville Planning Commission has caused to be drafted, text changes to the Zoning Ordinance relating to zoning districts, regulations, and restrictions, and held public hearings thereon, and submitted its draft to the City Council, and

WHEREAS; The City Council has given due public notice of hearings relating to zoning districts, regulations, and restrictions, and has held such public hearings, and

WHEREAS; All requirements of Chapter 713 of the Ohio Revised Code, with regard to actions taken by the Planning Commission and subsequent action of the City Council have been met;

NOW THEREFORE; The Municipality of Centerville hereby Ordains:

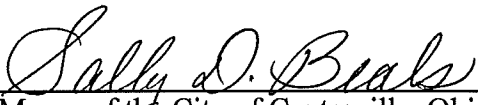
Section 1: All text additions shall be written in *italics* and all text deletions shall be written using ~~strike-out~~ as provided in Section 5.02 of the Centerville Charter:

- A. By amending Section 14, B-PD, Business Planned Development, D. Uses Requiring Special Approval, 3. Conditional Use Special Approval as follows:
- a. Those uses requiring Conditional Use special approval listed in the B-2, General Business Zoning District section (Section 13) of this ordinance.
 - b. Commercial Entertainment including a concert hall, indoor theater or cinema, banquet hall, night club, game room, arcade, or any use where live entertainment is a principal or accessory use.

- 1) A parcel where a commercial entertainment use is proposed shall not be located within 500 feet from any parcel where a school or a church is located.
- 2) A building *or portion thereof* where a commercial entertainment use is located shall not be located within 1,000 feet from any building where a school or a church is located.
- 3) *A building or portion thereof where a commercial entertainment use is located shall not be located within 400 feet from any residential building or 300 feet from any residential zoning district whichever is greater.*

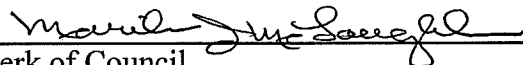
Section 2: This Ordinance shall become effective at the earliest date allowed by law.

PASSED THIS 26th day of January, 1998.



Mayor of the City of Centerville, Ohio

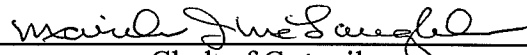
ATTEST:



Clerk of Council
City of Centerville, Ohio

CERTIFICATE

The undersigned, Clerk of Council of the City of Centerville, Ohio, hereby certifies the foregoing to be a true and correct copy of Ordinance No. 3-98, passed by the Council of the City of Centerville, Ohio on the 26th day of January, 1998.


Clerk of Council

Approved as to form, consistency
with existing ordinances, the charter
and constitutional provisions.

Department of Law
Robert N. Farquhar
Municipal Attorney