

ORDINANCE NO. 8-85
CITY OF CENTERVILLE, OHIO

Sponsored by Councilman Brooks Compton on the 16th
day of September, 1985.

AN ORDINANCE AMENDING ORDINANCE NUMBER 15-61, THE ZONING ORDINANCE, AS AMENDED BY ORDINANCE NUMBER 79-73, CLARIFYING THE REQUIREMENT FOR DEVELOPMENT PLAN REVIEW BY THE PLANNING COMMISSION AND APPROVAL BY CITY COUNCIL PRIOR TO THE ISSUANCE OF ZONING CERTIFICATES IN THE O-S, R-O-I, AND I-1 ZONING DISTRICTS.

THE MUNICIPALITY OF CENTERVILLE HEREBY ORDAINS:

Section 1. Ordinance 15-61, The Zoning Ordinance, Section 17, Industrial Uses and Requirements, Figure 5A, as amended by Ordinance 79-73, is hereby amended by the repeal of the following bracketed item.

Section 17. Industrial Uses and Requirements

Figure 5A

[In addition to these and other requirements, this district shall meet the development plan requirements as specified in Ordinance 71-72 for "B-1" and "B-2" Districts.]

Section 2. Ordinance 15-61, The Zoning Ordinance, Section 33, "O-S" Office--Service District, as amended by Ordinance 79-73, is hereby amended by the deletion of the following bracketed items and the addition of the following underscored items:

Section 33

"O-S" Office--Service District

Subsection 3304

REQUIRED CONDITIONS -- No zoning certificate shall be issued for [a] an "O -S " use, until the applicant [shall have certified to the zoning inspector that:] has received the approval of the City Council in accordance with the development plan requirements and procedures contained in the Section 15, Business Uses and Requirements, of this Ordinance. The development plan shall comply with the following requirements:

Section 3. Ordinance 15-61, The Zoning Ordinance, Section 34, "R-O-I" -- Research - Office - Light Industrial Districts, as amended by Ordinance 79-73, is hereby amended by the deletion of the following bracketed items and the addition of the following underscored items:

Section 34

"R-O-I" -- Research - Office - Light Industrial Park Districts

Subsection 3404

Required Conditions

No zoning certificate shall be issued for a "R-O-I" use, until the applicant [shall have certified to the zoning inspector that:] has received the approval of the City Council in accordance with the development plan requirements and procedures

contained in the Section 15, Business Uses and Requirements, of this Ordinance. The development plan shall comply with the following requirements:

Section 4. Ordinance 15-61, The Zoning Ordinance, Section 35, "I-1" Light Industrial District, as amended by Ordinance 79-73, is hereby amended by the deletion of the following bracketed items and the addition of the following underscored items:

Section 35

"I-1" Light Industrial District

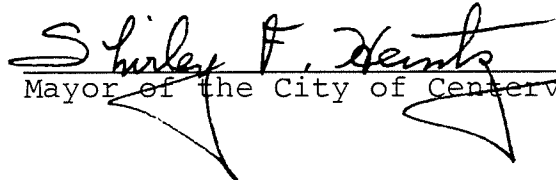
Subsection 3504

Required Conditions

No zoning certificate shall be issued for a "I-1" use, until the applicant [shall have certified to the zoning inspector that:] has received the approval of the City Council in accordance with the development plan requirements and procedures contained in the Section 15, Business Uses and Requirements, of this Ordinance. The development plan shall comply with the following requirements:

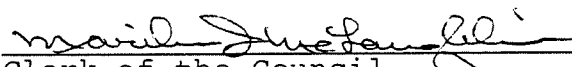
Section 5. This ordinance shall become effective from and after the earliest date allowed by law.

PASSED THIS 16th DAY OF September, 1985.



Mayor of the City of Centerville, Ohio

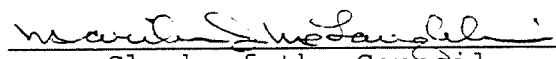
ATTEST:



Clerk of the Council
City of Centerville, Ohio

CERTIFICATE

The undersigned, Clerk of the Council of the City of Centerville, Ohio, hereby certifies the foregoing to be a true and correct copy of Ordinance No. 8-85, passed by the Council of the City of Centerville, Ohio, on the 16th day of September, 1985.



Clerk of the Council

Approved as to form, consistency with existing ordinance, the charter and consitutional provisions.

Department of Law
Robert N. Farquhar
Municipal Attorney