

**VILLAGE OF YELLOW SPRINGS, OHIO
ORDINANCE 2022-02**

**REZONING 52.65 ACRES OF PROPERTY LOCATED NORTH OF EAST HYDE ROAD AND
WEST OF SPILLAN ROAD TO PLANNED UNIT DEVELOPMENT RESIDENTIAL (PUD-R)
AND AMENDING THE ZONING MAP THEREBY APPROVING THE PRELIMINARY
DEVELOPMENT PLAN**

Whereas, the Planning Commission, following a public hearing and deliberations on November 9, 2021, made certain findings and recommendations pertaining to an application submitted by Oberer Land Developers Ltd., which requested that the official zoning map for the Village of Yellow Springs be amended from “R-A” Low Density Residential, “R-C” High Density Residential and “PUD” Planned Unit Development to “PUD” Planned Unit Development with underlying zoning of R-C High Density Residential for the Property north of East Hyde Road and West of Spillan Road with the Greene County Parcel ID Numbers: F19000100180007300; F19000100180000300; F19000100060013300; F19000100180001100; F19000100180001200; F19000100180001300; F19000100180003200; F19000100180003400; F19000100180003500; F19000100180002800; F19000100180002300; F19000100180002400; F19000100180002500; F19000100180002600 and F19000100180002700; and

Whereas, Village Council has received the findings and recommendations from Planning Commission as the Planning Commission minutes were approved December 1, 2021 and each member of Council has affirmed that s/he has reviewed the record of proceedings in its entirety, including all citizen comments, and the record is incorporated by reference,

**NOW, THEREFORE, COUNCIL FOR THE VILLAGE OF YELLOW SPRINGS, OHIO
HEREBY ORDAINS THAT:**

Section 1. Village Council accepts the Planning Commission recommendation and approves the rezoning with map amendment from “R-A” Low Density Residential, “R-C” High Density Residential and “PUD” Planned Unit Development to “PUD” Planned Unit Development with underlying zoning of R-C High Density Residential for the Property north of East Hyde Road and West of Spillan Road with the Greene County Parcel ID Numbers: F19000100180007300; F19000100180000300; F19000100060013300; F19000100180001100; F19000100180001200; F19000100180001300; F19000100180003200; F19000100180003400; F19000100180003500; F19000100180002800; F19000100180002300; F19000100180002400; F19000100180002500; F19000100180002600 and F19000100180002700.

Section 2. The Zoning Administrator is directed to update the Official Zoning Map maintained and kept on file by the Zoning Administrator pursuant to Village Code Section 1242.02 and distribute that map to other Village departments and Greene County Regional Planning and Coordinating Commission.

Section 3. The Village Manager is hereby authorized to take all steps necessary to enter into a PUD Agreement with Oberer Land Developers Ltd. in a form to be approved by the Village Solicitor, prior to commencement of construction and submission of the final development plan under to VCO 1254.05(e).

Section 4. This ordinance shall take effect and be in full force at the earliest date permitted by law.

Brian Housh, President of Council

Passed:

Attest: _____
Judy Kintner, Clerk of Council

ROLL CALL: Brian Housh____ Marianne MacQueen____ Kevin Stokes__
 Lisa Kreeger____ Carmen Brown____