

AN ORDINANCE AMENDING PART TWELVE OF THE CODIFIED ORDINANCES OF HUDSON, OHIO TO AMEND THE OFFICIAL ZONING DISTRICT MAP TO REZONE CERTAIN LANDS ON HINES HILL ROAD (SUMMIT COUNTY PERMANENT TAX PARCEL NUMBERS 3003023, 3003021, 3000574, 3003024, 3003025, 3003164, 3010153, AND A PORTION OF 3000571) FROM DISTRICT 2 - RURAL RESIDENTIAL CONSERVATION TO DISTRICT 6 - WESTERN HUDSON GATEWAY.

WHEREAS, certain lands being Summit County Tax Parcel Numbers 3003023, 3003021, 3000574, 3003024, 3003025, 3003164, 3010153 and a portion of 3000571 are located on the south side of Hines Hill Road and west of the railroad tracks (hereinafter, the “Subject Properties”); and

WHEREAS, the Subject Properties collectively comprise approximately 226 acres which are currently zoned District 2 – Rural Residential Conservation; and

WHEREAS, the Subject Properties are part of a now-vacant larger area of land that was once home to the Cuyahoga County Youth Development Center (“YDC”); and

WHEREAS, it is a recommendation of the City’s 2015 Comprehensive Plan that the City “identify the highest, best, and most appropriate use for the YDC site;” and

WHEREAS, City staff recommends that the Subject Properties be rezoned from District 2 – Rural Residential Conservation to District 6 - Western Hudson Gateway, so that the Subject Properties can be marketed for future office and industrial development in effort to put vacant property to productive and appropriate use; and

WHEREAS, this Council has introduced the within Ordinance and referred it to the Planning Commission pursuant to its obligation under Codified Ordinance Section 1203.03 to follow the procedure therein; and

WHEREAS, the Planning Commission has submitted its recommendation to Council and Council has held its own public hearing on this Ordinance, and upon which Council determines that the proposed rezoning of the Subject Properties from District 2 – Rural Residential Conservation to District 6 – Western Hudson Gateway should be adopted as being consistent with the public health, safety and general welfare of the City of Hudson.

NOW, THEREFORE, BE IT ORDAINED by the Council of Hudson, Summit County, State of Ohio, that:

Section 1. Part Twelve of the Planning and Zoning Code of the City of Hudson, Ohio, is hereby amended to revise the Official Zoning District Map, incorporated within the Code, to

rezone the Subject Properties depicted in Exhibit A attached hereto from “District 2: Rural Residential Conservation” to “District 6: Western Hudson Gateway.”

Section 2. The Director of Community Development shall cause the Official Zoning District Map to be amended as set forth in Section 1.

Section 3. It is found and determined 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, 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 4. This Ordinance shall take effect and be in force from and after the earliest period allowed by law.

PASSED:

David A. Basil, Mayor

ATTEST:

Elizabeth Slagle, Clerk of Council

I certify that the foregoing Ordinance No. 17-167 was duly passed by the Council of said Municipality on _____, 2017.

Elizabeth Slagle, Clerk of Council

First Reading: October 17, 2017

EXHIBIT A
to
Ordinance No. 17- 167
Depiction of Subject Properties

Proposed Zoning Map Amendment



October 3, 2017

