

ORDINANCE NO. 2008 - 112

AMENDING THE ZONING CODE AND ZONING MAP OF THE CITY OF MASON, OHIO, TO PROVIDE FOR THE REZONING OF APPROXIMATELY 9.7 ACRES FROM DEERFIELD TOWNSHIP TO B-3 ROAD SERVICE COMMERCIAL AND APPROXIMATELY 31.5 ACRES FROM DEERFIELD TOWNSHIP TO BUSINESS PLANNED UNIT DEVELOPMENT WITH APPROVAL OF THE CONCEPT PLANNED UNIT DEVELOPMENT PLAN LOCATED SOUTH OF KINGS MILLS ROAD ALONG THE EAST AND WEST SIDE OF KINGS ISLAND DRIVE (GREAT AMERICAN)

WHEREAS, the Planning Commission has reviewed the request of a property owner to amend the Zoning Code and Zoning Map of the City of Mason to provide for the rezoning of approximately 9.7 acres from Deerfield Township to B-3 (Road Service Commercial) and approximately 31.5 acres from Deerfield Township to Business PUD, located south of Kings Mills Road along the east and west sides of Kings Island Drive; and

WHEREAS, at its meeting on October 7, 2008 the Planning Commission has recommended approval of the rezoning of approximately 9.7 acres from Deerfield Township to B-3 (Road Service Commercial) and approximately 31.5 acres from Deerfield Township to Business PUD along with the concept plan by a vote of 5-0; and

WHEREAS, a public hearing was held pursuant to the requirements of the Zoning Code.

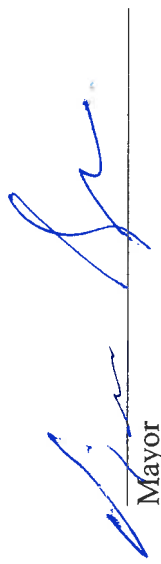
NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Mason, Ohio, six members elected thereto concurring:

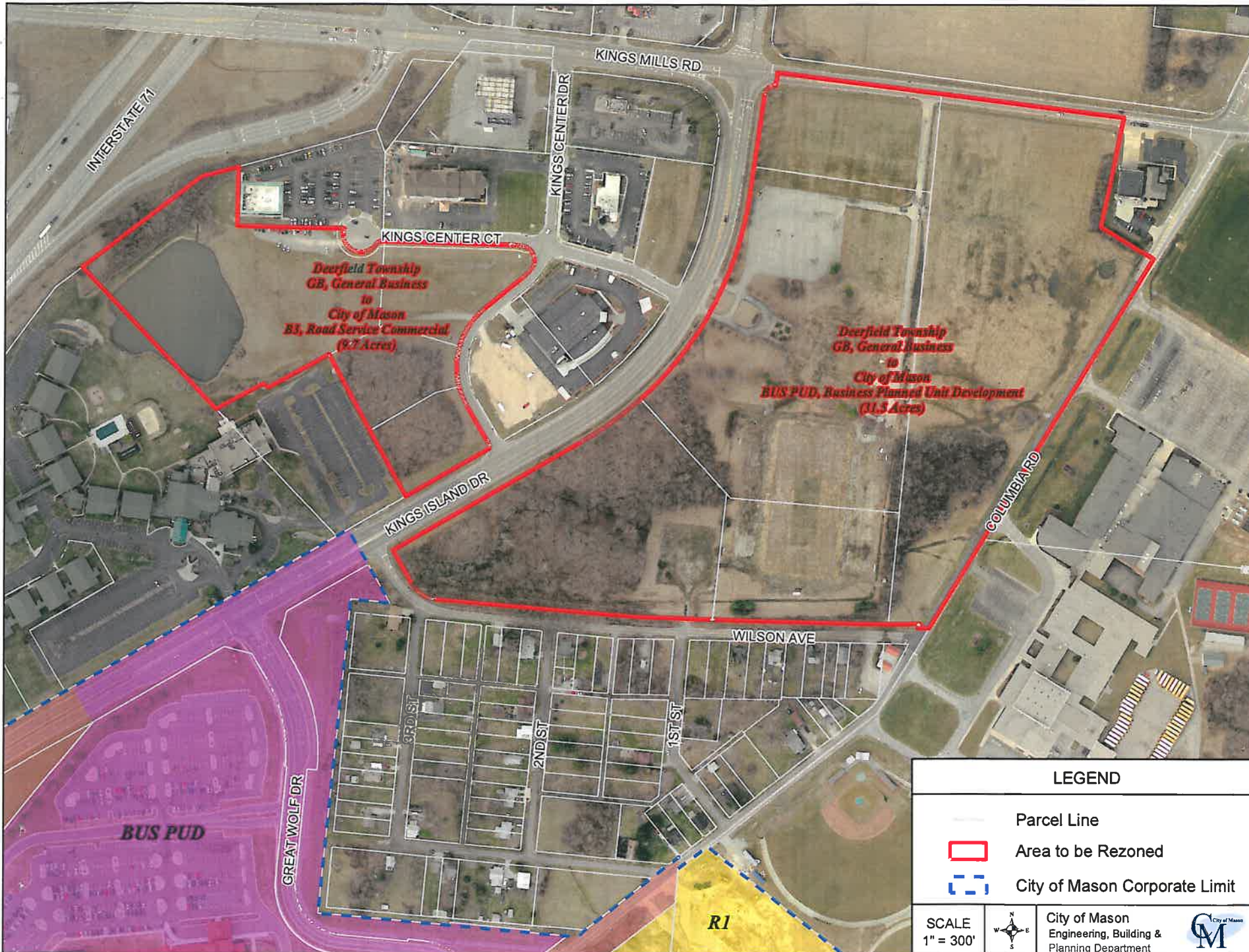
1. That the Zoning Code and Zoning Map of the City of Mason, Ohio are hereby amended to provide for the rezoning of approximately 9.7 acres to B-3 and approximately 31.5 acres to B-PUD. Said properties are located south of Kings Mills Road along the east and west sides of Kings Island Drive.
2. That the tracts of land proposed for rezoning are more particularly described in the attached Exhibit "A", which is incorporated herein by reference.
3. That said concept development plan as approved is included herein by reference as Exhibit "B".
4. That this Ordinance shall take effect and be in force from and after the earliest period allowed by law.

Passed this 24th day of November, 2008.

Attest:


Clerk of Council


Mayor



LEGEND	
	Parcel Line
	Area to be Rezoned
	City of Mason Corporate Limit
SCALE 1" = 300'	 City of Mason Engineering, Building & Planning Department