

CHAPTER 1137  
AMENDMENTS

1137.01	Amendment.	1137.04	Amendment Limitation.
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CROSS REFERNCES

Council may amend districting or zoning- see O.R.C. 713.10  
Zoning annexed territory- see P. & Z. 1139.04

1137.01 AMENDMENT:

Council may, from time to time, amend this Zoning Code in the manner prescribed by O.R.C. 713.10.

1137.02 RIGHT OF PETITION; REFERRAL TO PLANNING BOARD:

(a) Council, the Planning Board or the owner of affected property, may originate a proposed amendment. All such proposals except those originating with the Planning Board shall be referred to such Board for a recommendation thereon. Council shall take no final action on any amendment until it has received and studied the recommendation of the Planning Board.

(b) If after studying the proposed amendment the Planning Board decided the proposal has merit it may hold a public hearing thereon. At least ten days prior to the hearing, notice of the time, date, place and purpose of the hearing shall be published in at least one newspaper of general circulation in the Village. If the proposed amendment would specifically affect a parcel or parcels of property, the Planning Board shall cause such property to be posted at least ten days prior to the hearing with a notice containing the time, date, place and purpose of the hearing and may cause notice of the hearing to be mailed to property owners abutting or near the property in question. The Planning Board shall make a report of its findings and a recommendation to Council.

1137.03 RECOMMENDATIONS OF PLANNING BOARD:

(a) When Council receives an adverse recommendation on a proposed amendment, it may concur with the Planning Board and stop further action or, if Council does not agree with the recommendation of the Planning Board, it shall hold a public hearing prior to taking final action on the matter. Notice of such hearing shall be given as proposed in Section 1137.02

(b) Whenever a written protest against a proposed amendment is presented duly signed by the owners of twenty percent or more of the frontage of the block proposed to be altered, or by the owners of twenty percent or more of the frontage of the block immediately in the rear thereof, or by the owners of twenty percent of the block directly opposite the frontage proposed to be altered, such amendment shall not be passed except by an affirmative vote of three-fourths of all the members of Council.

(c) When Council receives an affirmative recommendation from the Planning Board on a proposed amendment, Council shall hold a public hearing thereon. Notice of such hearing shall be given as provided in Section 1137.02. Council may adopt such amendment, contrary to the Planning Board recommendation only with an affirmative vote of at least three-fourths of all its members.

1137.04 AMENDMENT LIMITATION:

Petitions for a zoning amendment concerning any parcel of property, portion thereof or use thereon shall not be accepted for consideration more than once during any consecutive twelve-month period.

1137.05 FEE:

When a petition for an amendment is filed, and before any action shall be taken as provided in this section, any person desiring such action shall be required to pay a fee of one hundred dollars (\$100.00) and under no conditions shall such sum or part thereof be refunded.