

TEMPORARY ORDINANCE NO. 41-24

PERMANENT ORDINANCE NO. 38-24

AN ORDINANCE PURSUANT TO OHIO REVISED CODE 709.023(C) TO PROVIDE A BUFFER FOR INCOMPATIBLE LAND USE SUBJECT TO PASSAGE OF THE ANNEXATION OF 22.080 +/- ACRES IN GREENFIELD TOWNSHIP, AND TO DECLARE AN EMERGENCY

WHEREAS, the City of Lancaster was served with an Expedited Type 2 Petition to annex 22.080 +/- acres from Greenfield Township to the City of Lancaster on October 16, 2024; and

WHEREAS, the territory that is proposed to be annexed is currently subject to Greenfield Township zoning; and

WHEREAS, Ohio Revised Code 709.023(C) requires that the City adopt an ordinance that states “if the territory is annexed and becomes subject to zoning by the municipal corporation and that municipal zoning permits uses in the annexed territory that the municipal corporation determines are clearly incompatible with the uses permitted under current county or township zoning regulations in the adjacent land remaining within the township from which the territory was annexed, the legislative authority of the municipal corporation will require, in the zoning ordinance permitting the incompatible uses, the owner of the annexed territory to provide a buffer separating the use of the annexed territory and the adjacent land remaining within the township”; and

WHEREAS, the City has yet to pass an ordinance to establish the zoning for newly annexed territory; now, therefore,

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF LANCASTER, STATE OF OHIO:

SECTION 1. That if the 22.080 +/- acre territory is annexed and becomes subject to zoning by the City of Lancaster and the City’s zoning permits uses in the annexed territory that the City determines are clearly incompatible with the uses permitted under current township zoning regulations in the adjacent land remaining within the township from which the territory was annexed, the legislative authority of the City will require, in the zoning ordinance permitting the incompatible uses, the owner of the annexed territory to provide a buffer separating the use of the annexed territory and the adjacent land remaining within the township.

SECTION 2. This ordinance is declared to be an emergency measure necessary for the immediate preservation of the public peace, health, safety, and welfare of the Municipality and its inhabitants and for the further reason that this ordinance is necessary to meet the annexation timeline imposed by the ORC and further economic development and remediate the City’s acute housing shortage; wherefore, this ordinance shall be in full force and effect immediately upon its passage and approval by the Mayor.

Passed: October 28, 2024 after 1 reading. Vote: Yeas 10 Nays 0

Approved: [Signature]  
[Signature]  
President of Council

Clerk:

*[Handwritten signature]*

*[Handwritten signature]*

Mayor

Offered by: *Mayna Hoop*

Second by: *Michael Wing*

Requested by \_\_\_\_\_

I, \_\_\_\_\_, Clerk of Council do hereby certify that on \_\_\_\_\_, 2024 the Lancaster Eagle Gazette published the summary of this ordinance in accordance with Ohio Revised Code 731.24.

\_\_\_\_\_  
Clerk of Council