

AN ORDINANCE CHANGING THE ZONE FROM AN AGRICULTURAL RURAL (A-R) ZONE TO A PLANNED NEIGHBORHOOD RESIDENTIAL (R-3) ZONE FOR 1.56 NET (2.04 GROSS) ACRES, WITH A CONDITIONAL USE PERMIT, FOR PROPERTY LOCATED AT 1420 GREENDALE ROAD, SUBJECT TO CERTAIN USE RESTRICTIONS IMPOSED AS CONDITIONS OF GRANTING THE ZONE CHANGE (VICTORY APOSTOLIC CHURCH).

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WHEREAS, at a Public Hearing held on February 23, 2012, a petition for a zoning ordinance map amendment for property located at 1420 Greendale Road, from an Agricultural Rural (A-R) zone to a Planned Neighborhood Residential (R-3) zone for 1.56 net (2.04 gross) acres, with a conditional use permit, was presented to the Urban County Planning Commission; said Commission recommending conditional approval of the zone change; and

WHEREAS, this Council agrees with the recommendation of the Planning Commission; and

WHEREAS, the recommendation form of the Planning Commission is attached hereto and incorporated herein by reference.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT:

Section 1 - That the Zoning Ordinance of the Lexington-Fayette Urban County Government be amended to show a change in zone for property located at 1420 Greendale Road, from an Agricultural Rural (A-R) zone to a Planned Neighborhood Residential (R-3) zone for 1.56 net (2.04 gross) acres; being more fully described in Exhibit "A" which is attached hereto and incorporated herein by reference.

Section 2 - That the granting of this zone change is made subject to the following use restrictions as conditions of granting the zone change:

Under the provisions of Article 6-7 of the Zoning Ordinance, the following use shall be restricted on the subject property via conditional zoning:

- a. A maximum of 16 residential dwelling units may be permitted on the subject property.

This restriction is appropriate and necessary for the subject property in order to ensure compatible development; and if a conditional use does not develop on the subject property, the property will develop in a manner recommended by the 2007 Comprehensive Plan.

Section 3 - That the Lexington-Fayette Urban County Planning Commission is directed to show the amendment on the official zone map atlas and to make reference to the number of this Ordinance.

Section 4 - That this Ordinance shall become effective on the date of its passage.

PASSED URBAN COUNTY COUNCIL:

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MAYOR

ATTEST:

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CLERK OF URBAN COUNTY COUNCIL

PUBLISHED:

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