

**COMMONWEALTH OF KENTUCKY
COUNTY OF KENTON
CITY OF ERLANGER
ORDINANCE NO. 2433**

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF ERLANGER, COUNTY OF KENTON, KENTUCKY FOR AN AREA COMMONLY KNOWN AS 4300-4408 DIXIE HIGHWAY, AN AREA OF APPROXIMATELY 3.8 ACRES LOCATED ON THE NORTHWEST CORNER OF THE INTERSECTION OF CAVE RUN DRIVE WITH DIXIE HIGHWAY, FROM R-2 (A MULTI-FAMILY RESIDENTIAL ZONE) AND NC (A NEIGHBORHOOD COMMERCIAL ZONE WITH A BINDING DEVELOPMENT PLAN) TO NC (A NEIGHBORHOOD COMMERCIAL ZONE WITH NO BINDING DEVELOPMENT PLAN)

WHEREAS, a request for a map amendment was submitted to the Kenton County Planning and Zoning Commission by the City of Erlanger, to change the above described areas from R-2 and NC (Neighborhood Commercial with a binding development plan) to NC (Neighborhood Commercial without a binding development plan); and

WHEREAS, the Kenton County Planning and Zoning Staff reviewed the application and recommended that the proposed map amendment be approved; and

WHEREAS, the Kenton County Planning & Zoning Commission, upon reviewing the staff recommendations and after holding a public hearing, voted to approve the map amendment on the basis that map amendment is consistent with the goals and objectives and economy element of *Direction 2030: Your Voice. Your Choice*.

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF ERLANGER, COUNTY OF KENTON, COMMONWEALTH OF KENTUCKY:

Section I

That the Erlanger City Council hereby approves said Zoning Map Amendment, for an area commonly known as 4300-4408 Dixie Highway; an area of approximately 3.8 acres located on the northwest corner of the intersection of Cave Run Drive with Dixie Highway, from R-2 (a multi-family residential zone) and NC (a neighborhood commercial zone with a binding development plan) to NC (a neighborhood commercial zone without a binding development plan).

The aforementioned map amendment, as recommended by the Kenton County Planning and Zoning Commission, is adopted and amended on the following bases:

1. The proposed map amendment is consistent with the Goals and Objectives and Economy Element of *Direction 2030: Your Voice. Your Choice.*
2. The proposed map amendment is consistent with the Recommended Land Use Map element of *Direction 2030: Your Voice. Your Choice.*

Section II

That should any section or part of any section or any provision of this Ordinance be declared invalid by a Court of competent jurisdiction, for any reason, such declaration shall not invalidate, or adversely affect, the remainder of this Ordinance.

Section III

That this Ordinance shall take effect and be in full force when passed, published and recorded according to the law.

Adopted this 3rd day of May, 2016.

1st Reading - April 19, 2016

2nd Reading - May 3, 2016

Vote: 11 Yes, 0 No

City of Erlanger
County of Kenton
Commonwealth of Kentucky

By: Tyson Hermes
Mayor

Attest:

Sherry Hoffman
City Clerk