

Sponsor: Duby

ORDINANCE NO. 2022-12

**AN ORDINANCE BY THE CITY OF WELLSTON LEGISLATIVE AUTHORITY
AMENDING RELEVANT SECTIONS OF CHAPTER 153 OF THE WELLSTON CODE**

WHEREAS the City of Wellston Council has established Planning and Zoning regulations for the City of Wellston and have codified those Rules as Chapter 153 of the Wellston Codified Ordinances

WHEREAS the legislative authority for the City has received recommended amendments to various rules and regulations for Chapter 153 of the Wellston Codified Ordinances, specifically Section 153.236, a copy of the proposed amended sections is attached hereto as Exhibit A

WHEREAS the Council has reviewed and given input on the Rules and

WHEREAS the Council has determined that it is in best interest of the health safety and welfare of the inhabitants of the City to adopt the proposed amended Sections of Chapter 153, specifically Section 153.236, a copy of which is attached as Exhibit A

NOW THEREFORE BE IT ORDAINED by the Council that:

Section One: Section 153.236 of Chapter 153 of the Wellston Codified Ordinances as detailed in the attached Exhibit A shall be adopted and hereby codified as Section 153.236 of the Wellston Codified Ordinances and that any prior versions of Sections Section 153.236 are hereby repealed and replaced by the language in the attached Exhibit which is incorporated herein. All other Sections of Chapter 153 shall remain unchanged.

Section Two: It is hereby found and determined that all formal acts of this council concerning and relating to adoption of this Ordinance were adopted in an open meeting of this council and the deliberations of the council and any of its committees that resulted in such formal action were in meetings open to the public and in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

PASSED AND ADOPTED by the legislative authority of the City of Wellston this 17th day of March, 2022.



Council President

ATTEST:



Clerk of Council

Approved this 17th day of March, 2022.



Mayor

Published in accordance with the law on _____ and _____ and posted _____ through _____ at The Store, Wellston City Hall, Wellston Senior Citizens' Center, the Wellston Public Library and the Wellston Post Office.



Clerk of Council

Prepared by: Randy H. Dupree, Law Director, City of Wellston

EXHIBIT A

§ 153.236 REQUIREMENTS GENERALLY.

- (A) Permanently sited manufactured homes, as defined in § 153.005, shall be considered as a permitted use in any zoning district that permits single-family residential dwellings.
- (B) Mobile homes, as defined in § 153.005, shall be considered as a permitted or conditional use in this district only and not in any other zoning district, except those meeting all of the following conditions:
 - (1) Parcels in other districts that had mobile homes (single wide trailers) situated upon them as of April 7, 2002, may have a new mobile home, being one that is the most current model year available and not previously titled to a private individual, placed upon that parcel. Any such mobile home must be occupied by the titled owner
- (C) Any parcel that had a mobile home situated upon it on April 7, 2002, but that sits or has sat empty for a period of ten (10) years or more at the time an application for building permit is made to the City, is no longer eligible to have a mobile home placed upon it pursuant to (B)(1) of this section.