

**CITY OF FLORENCE, KENTUCKY  
ORDINANCE O-17-21**

**AN ORDINANCE ADOPTING AND APPROVING A ZONING MAP AMENDMENT FROM SUBURBAN RESIDENTIAL ONE (SR-1) TO SUBURBAN RESIDENTIAL TWO/PLANNED DEVELOPMENT FOR THE 3.0733 ACRE SITE LOCATED ON THE NORTH/EAST SIDE OF WEAVER ROAD, APPROXIMATELY 520 FEET SOUTH OF THE WEAVER ROAD/ASCOT DRIVE INTERSECTION, TO THE IMMEDIATE SOUTH OF THE PROPERTIES AT 15 THROUGH 21 TATTERSALL LANE, AND TO THE IMMEDIATE WEST OF THE PROPERTIES AT 901 THROUGH 923 DAPPLE GREY DRIVE, BOONE COUNTY, KENTUCKY (ANNEXATION PENDING); AND FOR THE REQUEST OF THE DREES COMPANY – MATT MAINS (APPLICANT) FOR WEAVER ROAD PROPERTIES, LLC (OWNERS) FOR A ZONING MAP AMENDMENT FROM SUBURBAN RESIDENTIAL ONE (SR-1) AND SUBURBAN RESIDENTIAL TWO (SR-2) TO SUBURBAN RESIDENTIAL TWO/PLANNED DEVELOPMENT (SR-2/PD) FOR THE 16.5410 ACRE SITE LOCATED AT 903 WEAVER ROAD, AND BETWEEN THE PROPERTIES AT 8986 AND 9034 EVERGREEN DRIVE, BOONE COUNTY, KENTUCKY (ANNEXATION PENDING), TO ALLOW ATTACHED AND DETACHED DWELLING UNITS. (WEAVER ROAD PROPERTIES, LLC)**

**WHEREAS**, the City of Florence, Kentucky, is a member of the county-wide planning unit with a county-wide planning commission known as the Boone County Planning Commission, and

**WHEREAS**, the Boone County Planning Commission by Resolution No. R-21-020-A recommended approval for a zoning map amendment, and

**WHEREAS**, the recommendation for approval by the Boone County Planning Commission is based upon certain findings and conditions attached to the Commission’s Resolution, all of which have been reviewed by the City Council for the City of Florence, Kentucky.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF FLORENCE, KENTUCKY, AS FOLLOWS:**

**SECTION I**

That the request of the Drees Company – Matt Mains (Applicant) for Weaver Road Properties, LLC (Owner) for a Zoning Map Amendment from Suburban Residential One (SR-1) to Suburban Residential Two/Planned Development for the 3.0733 acre site located on the north/east side of Weaver Road, approximately 520 feet south of the Weaver Road/Ascot Drive Intersection, to the immediate south of the properties at 15 through 21 Tattersall Lane, and to the immediate west of the properties at 901 through 923 Dapple Grey Drive, Boone County, Kentucky, in conjunction with proposed annexation of the 3.0733 acres into the City of Florence, Kentucky; and for the request of The Drees Company – Matt Mains (Applicant) For Weaver

Road Properties, LLC (Owners) for a Zoning Map Amendment from Suburban Residential One (SR-1) and Suburban Residential Two (SR-2) to Suburban Residential Two/Planned Development (SR-2/PD) for the 16.5410 acre site located at 903 Weaver Road, and between the properties at 8986 and 9034 Evergreen Drive, Boone County, Kentucky, in conjunction with proposed annexation of the 16.5410 acres into the City of Florence, Kentucky, to allow attached and detached dwelling units, shall be and is hereby approved.

The real estate which is the subject of this request is more particularly described in Exhibit "A", attached hereto and incorporated herein by reference. The zoning map of Boone County, Kentucky, as it applies to the City of Florence, Kentucky, shall be amended or changed to reflect the zoning map amendments for these subject properties.

## **SECTION II**

The approval of these zoning map amendments are granted subject to the conditions, terms and provisions of the Boone County Planning Commission recommendation, including its Committee Report, made a part of that recommendation, a copy of that recommendation and Committee Report of the Boone County Planning Commission being attached, marked Exhibit "B" and incorporated herein as if fully set out, this recommendation being in the form of Resolution No. R-21-020-A of the Boone County Planning Commission, including the exhibits referenced to that Resolution.

## **SECTION III**

This approval is granted based on the Findings of Fact made by the Boone County Planning Commission and contained within its recommendation that is attached and part of the Commission's Resolution No. R-21-020-A, marked Exhibit "B", and attached hereto.

## **SECTION IV**

If the approval for these zoning map amendments shall be held invalid, in whole or in part, by any Court of proper jurisdiction, that invalidity shall not affect the validity of any of the other zoning regulations, zoning map, or comprehensive plan provisions as they are severable from this Ordinance and are intended to have full force and effect regardless of any invalidity relating to this particular Ordinance.

**SECTION V**

This Ordinance shall be published by posting on the City's internet website.

PASSED AND APPROVED ON FIRST READING THIS 7<sup>th</sup> DAY OF SEPTEMBER, 2021.

PASSED AND APPROVED ON SECOND READING AND PUBLICATION ORDERED  
THIS 14<sup>th</sup> DAY OF SEPTEMBER, 2021.

APPROVED:

/s/ Diane E. Whalen  
Diane E. Whalen, Mayor

ATTEST:

/s/ Melissa Kramer  
Melissa Kramer, City Clerk