

**VILLAGE OF YELLOW SPRINGS, OHIO
ORDINANCE 2019-18**

**REPEALING SECTION 1246.02 “SCHEDULE OF USES” OF THE CODIFIED
ORDINANCES OF THE VILLAGE OF YELLOW SPRINGS, OHIO AND ENACTING
NEW SECTION 1246.02 “SCHEDULE OF USES”**

Whereas, Codified Ordinance Section 1246.02 of the Village of Yellow Springs, Ohio summarizes the uses allowed in the E-I Educational Institution District; and

Whereas, Village Council has determined that it would be in the best interest of the Village to adopt a new Section 1246.02 entitled “Schedule of Uses” of the Codified Ordinances of the Village of Yellow Springs, Ohio to change transient guest lodging from permitted use to conditional use.

**NOW, THEREFORE, COUNCIL FOR THE VILLAGE OF YELLOW SPRINGS, OHIO
HEREBY ORDAINS THAT:**

Section 1. Section 1246.02 entitled “Schedule of Uses” of the Codified Ordinances of the Village of Yellow Springs, Ohio be repealed.

Section 2. A new Section 1246.02 entitled “Schedule of Uses” of the Codified Ordinances of the Village of Yellow Springs, Ohio be enacted to read as set forth on Exhibit A with new language underlined and **bolded** and deleted language in ~~strike through~~, which is attached hereto and incorporated herein.

Section 3. This ordinance shall take effect and be in full force at the earliest date permitted by law.

Brian Housh, President of Council

Passed: 7-15-2019

Attest: _____
Judy Kintner, Clerk of Council

ROLL CALL

Brian Housh __Y__ Marianne MacQueen _ABSTAIN___ Kevin Stokes __Y__
Lisa Kreeger __Y__ Kineta Sanford _Y__

EXHIBIT A

1246.02 SCHEDULE OF USES.

Buildings or land shall not be used and buildings shall not be erected, except for the following specified uses, unless otherwise provided for in this code. Land and/or buildings in the districts indicated at the top of [Table 1246.02](#) may be used for the purposes denoted by the following abbreviations:

- (a) Permitted Use (P). Land and/or buildings in this district may be used by right.
- (b) Conditional Use (C). Land and/or buildings in this district may be permitted only if conditional use approval is granted, upon a finding that the general requirements of [Chapter 1262](#) are met.
- (c) Specific Conditions. Indicates requirements or conditions, as listed in [Chapter 1262](#), are applicable to specific uses.

Table 1246.02 <i>Schedule of Uses: Educational Institution District</i>		
Use	E-I	Specific Conditions
Accessory Uses		
Accessory buildings, structures and uses	P	1260.04
Cafeteria facilities located within a principal use	P	
Child care facilities located within a principal use	P	
Community gardens	P	
Day care - group	C	
Outdoor patio seating in conjunction with a permitted restaurant	P	
Outdoor storage related to a principal use	C	
Educational		
Auditorium buildings	P	
Classroom buildings	P	
Commercial schools and studios including art, dance, martial arts, and music	P	
Office/Research		
Administrative offices	P	
Banks, credit unions and similar financial institutions, excluding drive-in and drive- thru facilities	P	
Medical and dental offices and clinics	C	
Offices for executive, administrative, professional, real estate, accounting and similar professional activities	P	

Research, development and testing laboratories and facilities	P	
Public/Quasi-public		
Churches and customary related uses	P	1262.08(c)(1)
Government offices, buildings and facilities	P	
Libraries	P	
Recreation		
Art galleries, museums and similar cultural facilities	P	
Assembly and performance halls	P	
Ball fields	C	
Community centers and senior centers	P	
Cultural buildings	P	
Field house	C	
Forest and wildlife preserves	P	
Golf courses and country clubs	C	
Health and fitness clubs	P	
Indoor commercial recreation such as theaters, bowling lanes and skating rinks	C	
Interpretive center	P	
Natorium	P	
Public parks/playgrounds/recreation areas	P	
Riding stables	C	
Stadium	C	
Residential		
Bed & breakfast	C	1262.08(e)(2)
Caretaker residence	P	
Continuing care retirement community	C	
Dormitories	P	
Dwellings, attached single-family	C	
Dwellings, multiple-family	C	
Dwellings, single-family detached	C	

Dwellings, two-family	C	
Transient guest lodging	PC	1262.08(e)(7)
Other		
Agribusiness	C	
Bars, taverns, clubs and restaurants serving alcoholic beverages	C	
Brew pubs and similar establishments	C	
Day care, nursery schools and child care establishments	P	
Sustainable farming, including raising animals	C	
Farmers market	P	
Food processing plants	C	
General retail catering to the needs of the community, but less than 10,000 square feet of UFA	C	
Greenhouse/nursery (not including retail sales)	P	
Heliports and helipads	C	
Hotels and motels	C	
Mobile vending (food trucks)	C	1262.08(d)(1)
Outdoor market or covered bazaar	P	
Printing, photocopying and publishing services	P	
Radio, television and recording studios	P	
Recycling collection and/or processing facility (non-hazardous)	C	
Restaurants, excluding drive-in or drive-thru facilities	C	
Solar facilities (nonresidential)	C	
Storage of hazardous materials	C	1262.08(b)(1)
Wind energy conversion systems (single accessory)	C	
Wind energy conversion systems (commercial)	C	
Wireless communication facilities and towers	C	1262.08(g)(1)
Uses similar to other uses permitted in this district and consistent with the purpose of the district, as determined in accordance with Section 1242.06	C	1242.06

(Ord. 2013-19. Passed 9-16-13; Ord. 2017-34. Passed 11-6-17.)