

ORDINANCE NO. **BG2019 - 44**

ORDINANCE REZONING REAL ESTATE

ORDINANCE REZONING A PORTION OF TWO TRACTS OF LAND CONTAINING 1.053 ACRE FROM RS-1A (SINGLE FAMILY RESIDENTIAL) TO RS-1D (SINGLE FAMILY RESIDENTIAL) LOCATED AT 2929 SMALLHOUSE ROAD, PRESENTLY OWNED BY JAMES AND SALLY BROWN

WHEREAS, after proper notice and pursuant to applicable state statutes, the City-County Planning Commission of Warren County, Kentucky held a public hearing in City Hall on September 5, 2019 regarding the proposed rezoning of a portion of two tracts of land containing 1.053 acre located at 2929 Smallhouse Road, from RS-1A (Single Family Residential) to RS-1D (Single Family Residential); and,

WHEREAS, said Planning Commission found the proposed zone change to be in agreement with the adopted Comprehensive Plan; and,

WHEREAS, said Planning Commission, thereafter and during the regular meeting, at said time and place with nine (9) members of the Board present, by unanimous vote approved a recommendation to rezone a portion of two tracts of land containing 1.053 acre located at 2929 Smallhouse Road, from RS-1A (Single Family Residential) to RS-1D (Single Family Residential), with development plan conditions.

NOW, THEREFORE, BE IT ORDAINED by the City of Bowling Green, Kentucky as follows:

1. The portion of two tracts of real estate presently owned by James and Sally Brown, containing 1.053 acre located at 2929 Smallhouse Road, which tracts of real estate are more particularly described on the attached maps and incorporated herein as if copied in full, are hereby rezoned from RS-1A (Single Family Residential) to RS-1D (Single Family Residential), with development plan conditions.

2. The provisions of this Ordinance are hereby declared to be severable, and if any section,

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phrase or provision shall for any reason be declared invalid, such declaration of invalidity shall not affect the validity of the remainder of this Ordinance.

3. All prior Municipal Orders or Ordinances or parts of any Municipal Order or Ordinance in conflict therewith are hereby repealed.

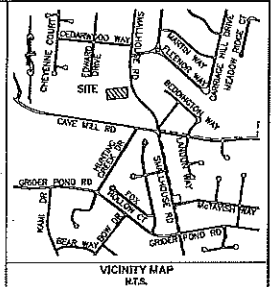
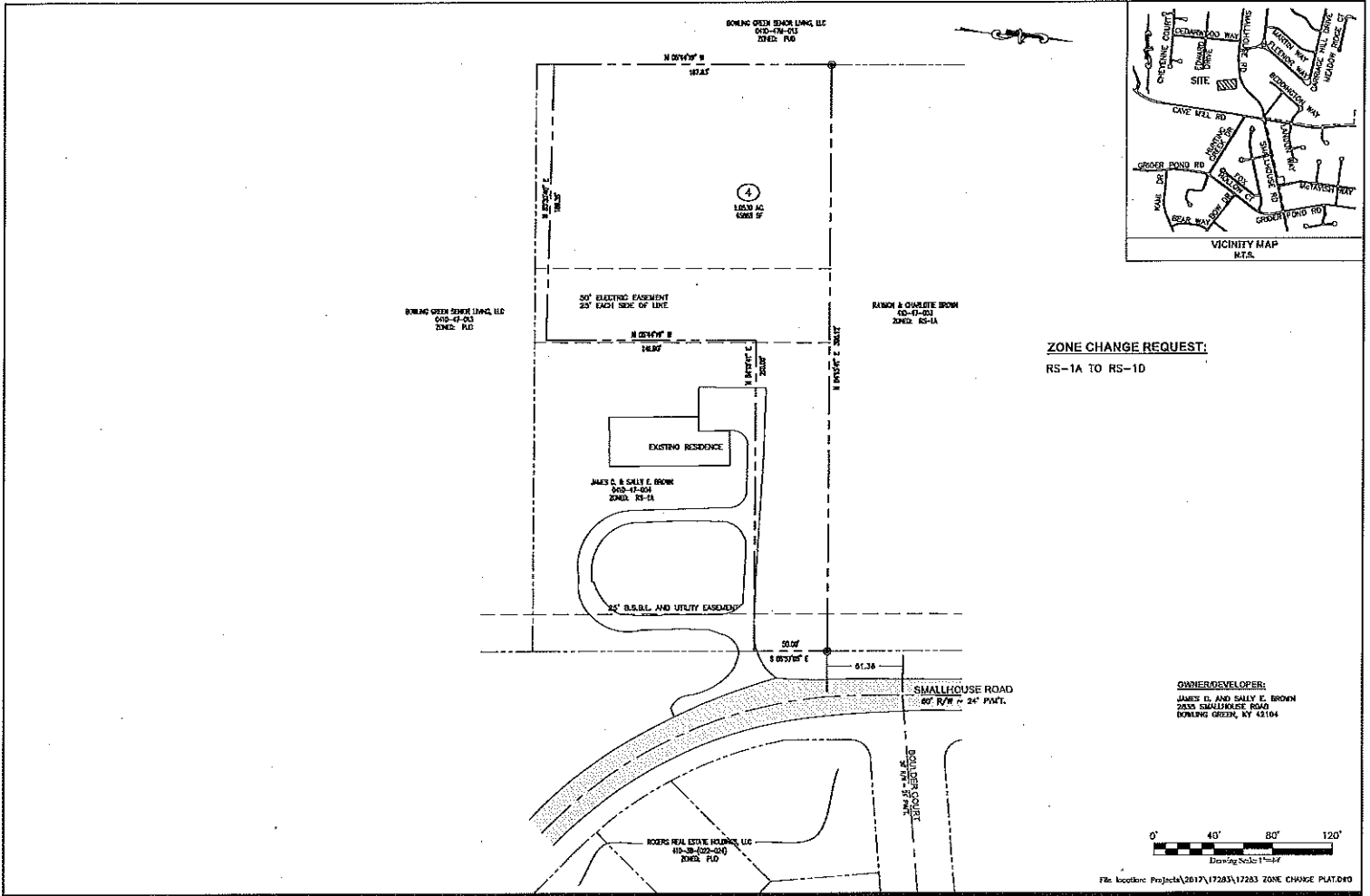
4. This Ordinance is adopted pursuant to KRS 83A.060 in that it was introduced on October 1, 2019, and given final reading on October 15, 2019, and said Ordinance shall be in full force and effect upon signature, recordation and publication in summary pursuant to KRS Chapter 424.

ADOPTED: October 15, 2019

APPROVED: Bruce Wilkinson  
Mayor, Chairman of Board of Commissioners

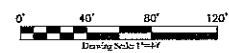
ATTEST: Ashley Jackson  
City Clerk

SPONSORED BY: Jeffery B. Meisel, City Manager, 09/23/2019, 10:40 a.m.



**ZONE CHANGE REQUEST:**  
RS-1A TO RS-10

**OWNER/DEVELOPER:**  
JAMES C. AND SALLY E. BROWN  
2835 SMALLHOUSE ROAD  
BOWLING GREEN, KY 42104



File location: Proj\2017\17283\17283\_ZONE CHANGE PLAT.DWG

<p><b>LANDMARK ENGINEERING</b></p>	<p>Landmark &amp; Engineering, Inc. 183 S. 2nd Street Bowling Green, KY 42107 P: 270.847.2817 F: 270.842.0810 info@landmark-engineering.com</p>	<p>Drawn By: T. Lucas Checked By: T. Lucas Approved By: T. Lucas</p>		<p><b>LOTS 4 AND 5 WHITESBORO SUBDIVISION</b></p> <p>2835 SMALLHOUSE ROAD BOWLING GREEN, WARREN COUNTY, KY</p>	<p><b>ZONE CHANGE PLAT</b></p>
	<p>Civil Engineering Transportation Materials Testing Land Surveying Land Planning Landscape Architecture</p>	<p>Job Number: 17283</p>			
	<p>Save Date: April 2018 Plot Date: August 8, 2018</p>				