

VILLAGE OF BLANCHESTER
ORDINANCE NO. 2025.028

ORDINANCE INITIATING AMENDMENT TO THE VILLAGE OF BLANCHESTER
ZONING MAP

WHEREAS, the Council of the Village of Blanchester, pursuant to Chapter 713 and 731 of the Ohio Revised Code, adopted the Village of Blanchester Zoning Ordinance and Map in the interest of the public peace, health, welfare, and safety of the Village; and

WHEREAS, Ohio Revised Code § 731.19 provides that amendments to the Zoning Ordinance or Map may be initiated by the passage of an ordinance by the Council of the Village of Blanchester; and

WHEREAS, the property located at address 805 Center St. in the Village of Blanchester is currently zoned as B-1 on the Zoning Map. The parcel number for the foregoing property is 220081503000000.

WHEREAS, the Village of Blanchester desires to amend the Zoning Map so that the aforementioned property is rezoned from B-1 to B-5 as designated in the Zoning Ordinance.

WHEREAS, the Village of Blanchester held a public hearing on December 29, 2025 in accordance with Ohio Revised Code § 713.12.

NOW, THEREFORE, BE IT RESOLVED that the Council of Village of Blanchester, Clinton County, Ohio states as follows:

SECTION 1.

The Council, in accordance with Ohio Revised Code, § 731.19, hereby initiates an amendment to the Zoning Map so that parcel number 220081503000000 is hereby rezoned from B-1 to B-5 as designated in the Zoning Ordinance.

SECTION 2.

The property to be rezoned is shown in **Exhibit A**.

SECTION 3.

It is hereby found and determined that all formal actions of the Council concerning and relating to the passage of this Ordinance were taken in meetings open to the public, in compliance with all legal requirements including §121.22 of the Ohio Revised Code.

SECTION 4.


This Ordinance is declared to be an emergency measure necessary for the immediate preservation of the peace, health, safety and general welfare of the people of this municipality, and shall take effect at the earliest date provided by law. This Ordinance must be passed as an emergency due to time constraints.

Motion made by Mrs. Lewis and seconded by Mr. Hill on this 29 day of December, 2025

The following members of council voted:

Mrs. Brooker - Yes
Mr. Garner- Absent
Mr. Hill- Yes
Mr. Hopkins- Yes
Mrs. Lewis- Yes
Mr. Parks- Absent

Adopted this 29th day of December, 2025.



John Carman, Mayor



Attest: Regina Johnson, Fiscal Officer

Fiscal Officer's Certificate:

The State of Ohio, County of Clinton, ss:

I, Regina Johnson, Fiscal Officer of the Village of Blanchester, Clinton County, and in whose custody the Files, Journals, and Records are required by the laws of the State of Ohio to be kept, do hereby certify that the foregoing Ordinance is taken and copied from the original Ordinance now on file with said Village, that the foregoing Ordinance has been compared by me with the said original and that the same is a true and correct copy thereof, and has been posted as required by law. This Ordinance has been duly published by posting in the following places: Blanchester Municipal Building, 318 E. Main St.; First National Bank, 121 E. Main St.; Blanchester Post Office 115 S. Wright St.; Tom's Express Mart, 7529 Fairground Rd.; and at the Blanchester Public Library, 110 N. Broadway St., each for a period of fifteen (15) days commencing on the 31st day of December, 2025.

Witness my signature this 31st day of December, 2025.



Fiscal Officer of the Village of Blanchester, Clinton County, Ohio

Ordinance 2025.028 Exhibit A



(1 of 4)

Parcel ID (PIN) With Hyphens 220-08-15-03-0000-00

Extract ID 901

District Code 220

District Name MARION TWP-BLAN. CORP.

School District BLANCHESTER LSD

Listed Name ADM SINGH PROPERTIES LLC

Date Conveyed 9/26/2024 12:00:00 AM

Legal Description MS 1121

Location Address 805 CENTER ST

Location City State Zip

Owner Contact Name ADM SINGH PROPERTIES LLC

