ORDINANCE NO. 2024/29

AN ORDINANCE AMENDING THE PRELIMINARY PLANNED UNIT

DEVELOPMENT PLAN OF LEGACY AT SPRINGHURST RETIREMENT COMMUNITY

WHEREAS, the Greenfield Common Council on February 12, 2004, in Ordinance No. 2004-2, approved an amendment to the ZONE MAP, GREENFIELD, INDIANA-1998, as amended, by rezoning certain real estate to “PUD” Planned Unit Development District; and

WHEREAS, the Greenfield Common Council on May 13, 2009, in Ordinance No. 2009-8, approved an amendment to the zoning for the real estate by approving Development Standards and conditions as set forth in said Ordinance; and

WHEREAS, the Greenfield Common Council on February 28, 2018, in Ordinance No. 2018-4, approved an amendment to the Development Standards as set forth in said Ordinance; and

WHEREAS, the Greenfield Advisory Plan Commission, pursuant to a petition and public hearing, has recommended a further amendment or revision to the Development Standards and the 3rd Amended PUD Plan (Exhibit A) for said real estate.

NOW, THEREFORE, BE IT ORDAINED by the common council of the City of Greenfield, Indiana, under authority of the Indiana advisory planning law, I.C. 36-7-4, and all acts amendatory or supplemental thereto:

**SECTION I.**

The Development Standards as approved in Ordinance No. 2018-4 shall be amended as follows:

1. **Section III.E** shall be amended to read as follows:

Memory Care Villas

Off-Street Parking Spaces 32 spaces 2 car per unit

i. Parking space size 10’x20’ n/a

ii. Driveway width n/a 16-feet

2. **Section V. Density** shall be amended to read as follows:

“A. The total number of units in Springhurst Retirement Community will not exceed 75.

B. Of the maximum potential 40 villas (in 20 duplex buildings) and 35 Resident Beds in the Alzheimer's Building, the total number of Units in Springhurst Retirement Community shall not exceed 75.”

Unless specifically stated otherwise above, Ordinances previously recorded for this PUD are still in full force and effect.

All other provisions of the aforesaid Development Standards shall remain in full force and effect.

**SECTION II.**

This Ordinance shall be in full force and effect from and after its passage, approval by the mayor, and publication as prescribed by law.

**SECTION III**

Introduced and filed on the \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_, 2024. A motion to consider on first reading on the day of introduction was offered and sustained by a vote of \_\_\_\_\_ in favor and \_\_\_\_\_ opposed pursuant to I.C. 36-5-2-9.8. On the \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_, 2024, a motion to approve the above on second reading was offered and sustained by a vote of \_\_\_\_\_ in favor and \_\_\_\_\_ opposed pursuant to I.C. 36-5-2-9.8. Upon a motion to approve the above on third reading was offered and sustained by a vote of \_\_\_\_ in favor and \_\_\_\_\_ opposed pursuant to I.C. 36-5-2-9.8.

Duly ordained and passed this \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_, 2024 by the Common Council of the City of Greenfield, Indiana, having been passed by a vote of \_\_\_\_\_ in favor and \_\_\_\_\_\_\_\_\_ opposed.

**Voting Affirmative**: **Voting Opposed**:

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John Jester John Jester

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Amy Kirkpatrick Amy Kirkpatrick

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Jeff Lowder Jeff Lowder

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Thomas Moore Thomas Moore

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Joyce Plisinski Joyce Plisinski

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Dan Riley Dan Riley

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Anthony Scott Anthony Scott

ATTEST:

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Lori Elmore, Clerk-Treasurer

Presented by me to the Mayor this \_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 2024.

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Lori Elmore, Clerk-Treasurer

Approved by me this \_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 2024.

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GUY TITUS, Mayor

City of Greenfield, Indiana