

Terry Emery

ORDINANCE 67-17

TO AMEND CHAPTER 1144 DESIGN REVIEW (1144.10(A)(5) MATERIALS), OF THE CITY OF MARYSVILLE PLANNING AND ZONING CODE.

WHEREAS, the City Planning Commission has reviewed Section (1144.10(a)(5) Materials), of the City of Marysville Planning and Zoning Code and

WHEREAS, the City Council has reviewed the recommendation from the Planning Commission and concurs that the Commission's Resolution passed at the October 2, 2017 Planning Commission meeting, and

WHEREAS, upon receiving this recommendation from the City Planning Commission, the City Council shall consider Planning Commission's recommendations and hold a public hearing regarding the amendment, pursuant to Section 1131.08 of the City Planning and Zoning Code, now therefore;

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MARYSVILLE, OHIO, That:


SECTION I. City Council agrees with the recommendation from Planning Commission to amend Section (1144.10(a)(5) Materials) of the Planning and Zoning Code approved in accordance with Appendix A.

1<sup>st</sup> Reading: November 13, 2017

2<sup>nd</sup> Reading: November 27, 2017

3<sup>rd</sup> Reading: December 11, 2017

Passed: December 11, 2017

  
MAYOR/PRESIDENT OF COUNCIL

ATTEST:

  
CLERK OF COUNCIL

APPROVED AS TO FORM

  
Law Director

11/17/17  
Date

RESOLUTION \_\_\_\_\_

TO AMEND CHAPTER 1144 DESIGN REVIEW (1144.10(a)(5) Materials), OF THE CITY OF  
MARYSVILLE PLANNING AND ZONING CODE.

WHEREAS, the City Planning Commission has reviewed Section 1144.10(a)(5)  
Materials, of the City of Marysville Planning and Zoning Code, and

WHEREAS, The City Planning Commission has determined that Section 1144.10(a)(5)  
Materials, should be amended by a vote of 5 (yes) – 0 (no), and

WHEREAS, a recommendation from the City Planning Commission is required pursuant  
to 1131.07 of the Planning and Zoning Code, now therefore;

BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF  
MARYSVILLE, OHIO, That:

SECTION I. The aforementioned Section be amended to the Planning and Zoning Code  
in accordance with Appendix A to this Resolution.

Passed 10/2/2017



Chairman of Planning Commission

ATTEST:



City Planner

# Appendix A

## Proposed Code Revision

### Existing Code - 1144.10(a)(5)

(5) Materials. All exterior walls shall be comprised of eighty (80) percent natural material with brick or stone as the predominant material. Other natural materials may also be incorporated in to the building's exterior design. Use of "newer" materials is subject to approval by the Design Review Board. Stucco, EFIS or contemporary durable materials may be used as accents provided the total square footage of accent materials does not exceed twenty (20) percent of the gross exterior building wall square footage.

### Proposed Amended Code – 1144.10(a)(5)

(5) Materials. A minimum of eighty (80) percent of each and every façade, visible from a street or right-of-way as determined by the Design Review Board, exclusive of windows, doors, and garage doors shall be constructed of permitted primary materials as determined by the Design Review Board. A minimum of twenty (20) percent of each and every façade, visible from a street or right-of-way as determined by the Design Review Board, exclusive of windows, doors, and garage doors shall be constructed of permitted secondary materials as determined by the Design Review Board. Other facades shall use a combination of permitted primary and permitted secondary materials, as determined by the Design Review Board. Use of a permitted secondary material for an entire façade is not permitted.

- A. Permitted primary building materials shall be high quality, durable materials as determined by the Design Review Board. Permitted primary building materials may include, but are not limited to brick, fiber cement siding, glass (glazed aluminum or steel curtain walls), stone, manufactured stone, and wood siding.
- B. Permitted secondary building materials shall be determined by the Design Review Board. Permitted secondary building materials may include, but are not limited to stucco, metal, and split faced concrete block.
- C. Aluminum and/or vinyl shall be allowed for trim details, such as soffits, gutters, shutters, etc., and shall not be used as a permitted primary or secondary material.
- D. Minimum butt thickness of clapboard siding shall be a quarter of an inch.
- E. Permitted Secondary materials may be used as Primary building materials as determined and approved by the Design Review Board.
- F. Other High quality durable materials may be approved as permitted primary or secondary materials by the Design Review Board with examples of successful, high quality installations in similar construction applications.