

**RESOLUTION NO. R24-28**

**A RESOLUTION BY THE TROTWOOD CITY COUNCIL ENACTING A MORATORIUM UP THROUGH AND INCLUDING JULY 31, 2024, ON THE ACCEPTANCE OF APPLICATIONS FOR, AND THE ISSUANCE AND PROCESSING OF, NEW PERMITS FOR THE BUILDING, DEVELOPMENT, EXPANSION, OR IMPROVEMENTS (MAINTENANCE EXCEPTED) OF THREE-FOUR FAMILY DWELLINGS AND MULTI-FAMILY DWELLINGS IN THE CITY OF TROTWOOD.**

**WHEREAS**, the City of Trotwood has a Comprehensive Community Development Plan (the “Comprehensive Plan”) that has not been substantially updated since 1999; and

**WHEREAS**, the City of Trotwood is re-evaluating its Comprehensive Plan to make necessary changes to its land use plan that will provide for sustainable growth and economic opportunities; and

**WHEREAS**, as part of its re-evaluation, the City of Trotwood is researching a modern approach to land use for Three-Four Family Dwellings and Multi-Family Dwellings; and

**WHEREAS**, Council seeks time to review the forthcoming findings and proposed revisions to the City’s Comprehensive Plan that apply to Three-Four Family Dwellings and Multi-Family Dwellings within applicable zoning districts and take appropriate action to update and adopt any land use and zoning requirements that may be required; and

**WHEREAS**, a moratorium of six (6) months should be enacted on the acceptance of applications for, and the issuance and processing of any new permit application allowing building, development or improvements, maintenance excepted, on Three-Four Family Dwellings and Multi-Family Dwellings within applicable zoning districts for the purpose of allowing Council time to accomplish the City’s goals and help ensure the public peace, health, safety, economic opportunities, and welfare of its citizens to plan for and accommodate future housing needs in the City.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF TROTWOOD, STATE OF OHIO:**

**SECTION I:** Council hereby imposes a moratorium of six (6) months on the acceptance of applications for, and the issuance and processing of, any new permit applications allowing building, development or improvements (maintenance excepted) on Three-Four Family Dwellings and Multi-Family Dwellings within applicable zoning districts. The

purpose of this moratorium is so that Council and City staff may review the forthcoming findings and proposed revisions to the City's Comprehensive Plan and take appropriate action to update and adopt any land use and zoning requirements that may be required to implement a modern approach to land use for Three-Four Family Dwellings and Multi-Family Dwellings.

**SECTION II:**

Council seeks to limit the duration of the moratorium and to instruct the City Manager and City staff to immediately undertake a review of any proposed Comprehensive Plan updates, recommendations that may relate to land use and zoning resulting from any adopted updates to the City's Comprehensive Plan; City staff will then recommend new land use and zoning regulations that may be required for both compliance with the revisions to the Comprehensive Plan and result in the greatest positive economic impact to the City of Trotwood and its citizens.

**SECTION III:**

Council hereby directs and orders that no applications for, and the issuance and processing of, any new permit applications allowing building, development or improvements (maintenance excepted) on Three-Four Family Dwellings and Multi-Family Dwellings within applicable zoning districts be issued or processed by the City of Trotwood during the six (6) month moratorium.

**SECTION IV:**


This Resolution shall take effect and be in force from and after the date of its passage.


Passed on this 5th day of February, 2024.

ATTEST:

APPROVED:

  
KARA B. LANDIS  
CLERK OF COUNCIL

  
YVETTE F. PAGE  
MAYOR

  
TYNA R. BROWN  
VICE-MAYOR

CITY OF TROTWOOD  
3035 OLIVE ROAD  
TROTWOOD, OHIO 45426

### CERTIFICATE OF RECORDING OFFICER

I, the undersigned, hereby certify that the foregoing is a true and correct copy of Resolution No. R24-28 adopted by the Trotwood City Council at a regular scheduled meeting held on the 5th day of February, 2024, and that I am duly authorized to execute this certificate.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
KARA B. LANDIS  
CLERK OF COUNCIL