

Sponsors:	Commissioner Powell
	Mayor Clark
Second Reading	November 19, 2018
Publication Date	November 29, 2018

ORDINANCE NO. 2018 - 017

**ORDINANCE OF THE CITY OF FRANKLIN, KENTUCKY
AMENDING A PREVIOUS ORDINANCE ESTABLISHING A HISTORIC OVERLAY,
CREATING A HISTORIC PRESERVATION COMMITTEE,
ESTABLISHING CERTAIN BUILDING CRITERION, AND
PROVIDING AN APPEALS PROCESS AND PENALTIES FOR VIOLATIONS**

WHEREAS, the Board of Commissioners of the City of Franklin, Kentucky recognizes the importance of preserving the history of certain areas of the community; and,

WHEREAS, the Board of Commissioners deems it in the public interest to take further steps to protect the City's historic areas and buildings from demolition and inappropriate alterations and to encourage the rehabilitation of buildings and appropriate new construction on land within the historic areas of the City; and

WHEREAS, the Board of Commissioners desires to help owners continue to use their historic buildings; and,

WHEREAS, the Board of Commissioners previously adopted an Ordinance regarding the Historic District and now desires

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

Section 161.07(1) shall be amended to read as follows:

§ 161.07 DESIGNATION OF THE HISTORIC DISTRICT OVERLAY (HDO) FOR HISTORIC SITES, STRUCTURES AND DISTRICTS AND CERTAIN PROVISIONS RELATED TO THE DOWNTOWN HISTORIC DISTRICT.

(1) The Board of Commissioners may designate boundaries for sites, structures, or districts of historic, archaeological, or architectural significance consistent with adopted criteria for such designation.

(i) The Downtown Historic District shall be considered the area bounded as follows:

See map attached as Exhibit A and incorporated herein by reference. (The map adopted by and through Ordinance # 2018-005 remains the current map and is readopted by reference herein.)

(ii) Historic District Overlay Design Guidelines and/or Standards are hereby approved and adopted by reference in their entirety and made a part of the public records of the City of Franklin and a copy of the most current adopted amendment to said Guidelines and/or Standards said regulations shall be placed and kept on file in the office of the City Clerk where they may be inspected by any person for any reason during the hours such office is open. These Guidelines and/or Standards may be amended from time to time, and any amendments shall be approved by the Board of City Commissioners by Resolution.

(iii) With regard to the structures located in the Downtown Historic District and regardless of any other ordinance to the contrary including, but not limited to applicable zoning ordinances, the first floor of a structure located within the area of the defined Downtown Historic District shall serve as commercial property only and, further, shall only be used for those commercial purposes permitted in a B-1 zone. No one shall be allowed to occupy the first floor store front portion of the structure as a residence. A rear entrance residence may be allowed if that portion of the structure was designed as residential prior to the passage of this chapter, and if approved in writing by the HPC.

If any section, subsection, sentence, clause, or phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any Court of competent jurisdiction, such portion shall be deemed a separate distinct, and independent provision and such holding shall not affect the validity of the remaining portions.

All ordinances or parts of ordinances in conflict herewith are, to the extent of such conflict, hereby repealed.

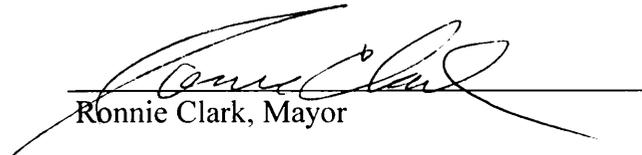
October 22, 2018 FIRST READING

November 19, 2018 SECOND READING

At a meeting held on November 19, 2018, on motion made by Commissioner Barnes and seconded by Commissioner Powell, the foregoing ordinance was adopted, after full discussion, by the following vote:

Yes LARRY DIXON
Yes JAMIE POWELL
Yes MASON BARNES
Yes WENDELL STEWART
Yes RONNIE CLARK, MAYOR

APPROVED BY:


Ronnie Clark, Mayor

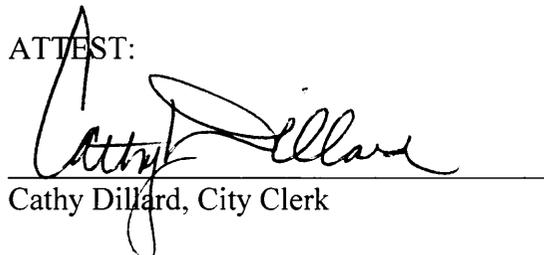
ATTEST:

Cathy Dillard, City Clerk

EXHIBIT A

DOWNTOWN HISTORIC DISTRICT



Legend

-  DOWNTOWN HISTORIC DISTRICT
-  ParcelOwner