

**C O U N C I L   C H A M B E R**  
**V I L L A G E   O F   K E L L E Y S   I S L A N D ,   O H I O**

**ORDINANCE NO. 2025 – O - 10**

**INTRODUCED BY: COUNCILMAN JOE WOLFE**

**A ORDINANCE AMENDING SECTION 152.010 (11) IN THE  
VILLAGE OF KELLEYS ISLAND, OHIO.**

**WHEREAS**, the Village Planning Commission has been meeting to review and update certain sections of the zoning Code; and

**WHEREAS**, the Village Planning Commission is recommending these changes to the Kelleys Island Zoning Code.

**NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF KELLEYS ISLAND, COUNTY OF ERIE AND STATE OF OHIO AS FOLLOWS:**

**SECTION 1.** § 152.010.(11) Which reads as follows:

(11) No person shall develop more than 25% of the surface area of any building lot as follows: no more than 10% of a building lot shall be utilized for the principal residence, no more than 10% of the building lot shall be utilized for any outbuilding, including decks, and no more than 5% of any building lot shall be paved.

**SHALL BE AS IS HERBY AMENDED TO READ AS FOLLOWS:**

(11) No person shall develop more than a combined 25% of the surface area of any building lot which includes a principal residence, outbuildings including decks, and pavement. This section applies only to residentially zoned properties.

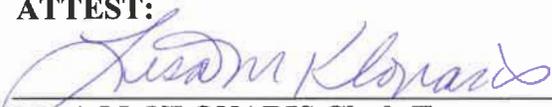
**SECTION 2.** That it is found and determined that all formal actions of the Council of Kelleys Island concerning and relating to the adoption of this Ordinance were adopted in an open meeting of such body, and that all deliberations of the Council of the Village of Kelleys Island and any of its committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

**SECTION 3:** That this Ordinance shall be in effect from and after the earliest period allowed by law.

**DATED THIS 9th DAY OF AUGUST, 2025.**

  
**MAYOR RONALD E EHRBAR**

**ATTEST:**

  
**LISA M. KLONARIS Clerk-Treasurer**