

December 1, 2021

**To:** Mayor and Members of City Council  
**From:** Paula Boggs Muething, City Manager *PBM* 202103145  
**Subject:** Ordinance – Amending Zoning of the Hollister Recreation Area in Mt. Auburn

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Transmitted is an Ordinance captioned:

**AMENDING** the official zoning map of the City of Cincinnati to rezone certain real property located at 2429 Macaulay Street, 2434 Vine Street, and 13 E. McMillan Street in the Mount Auburn neighborhood from the PR, “Park and Recreation,” zoning district to the OG, “Office General,” zoning district to allow for residential redevelopment on the property.

The City Planning Commission recommended approval of the zone change at its November 19, 2021 meeting.

**Summary:**

The City of Cincinnati is the current owner of the Hollister Recreation Area located at 2429 Macaulay Street, 2434 Vine Street, and 13 E. McMillan Street. The site is just over three acres and has been used for recreation purposes. The site has been deemed unsuitable for continued recreational use by the City. In May of 2021, the City issued a Request for Proposals (RFP) for the redevelopment of the site. Auburn Land Holdings LLC was selected through this process as the most favorable offeror. On November 5, 2021, the City Planning Commission voted to approve the sale of the subject properties to Auburn Land Holdings LLC, which City Council will still need to approve.

The subject properties are currently zoned Park and Recreation (PR). Auburn Land Holdings LLC proposed a multi-family residential development, which the current zoning does not permit. The Department of City Planning and Engagement recommended extending the Office General (OG) zone that exists to the north, east, and south of the subject properties in order to develop the land.

The City Planning Commission recommended the following on November 19, 2021, to City Council:

**APPROVE** the proposed zone change from Park and Recreation (PR) to Office General (OG) for the Hollister Recreation Area in Mount Auburn.

cc: Katherine Keough-Jurs, AICP, Director, Department of City Planning and Engagement *KK*