




Proposed Zone Change of the Hollister Recreation Area in Mt. Auburn

Economic Growth and Zoning
December 7, 2021

1

Proposed Zone Change from Parks and Recreation (PR) to Office General (OG)



PR
Preserve, protect, and enhance public parks, parkways, greenspace and recreation areas

OG
Provides sites for offices and research and development facilities in a large-scale or campus like environment

2

Proposed Development: Hollister Court



3

Public Comment and Notification

Notification – Staff Conference and City Planning Commission

- Mailed notification to property owners within 400-feet, the community council, and adjacent community councils

Virtual Public Staff Conference – November 10, 2021

- Questions about proposed development

City Planning Commission – November 19, 2021

- Recommended approval of the zone change

Correspondence

- Letters of support from Mt. Auburn Community Development Corporation and the Short Vine Association

4

Consistency with Plans

Auburn Avenue Corridor Strategic Development Plan (2017)

- **Envisions the corridor:** “as a vibrant, mixed-use corridor where historic architecture, new infill development and institutional destinations are fused together in a modern urban environment”

Plan Cincinnati (2012)

Live Initiative Area

- **Goal:** “Provide a full spectrum of housing options, and improve housing quality and affordability”
- **Goal:** “Create a more livable community”

Analysis + Conclusions

The staff of the Department of City Planning and Engagement supports the proposed change in zoning for the following reasons:

1. The proposed zone is consistent with the existing surrounding zoning districts.
2. It is consistent with the *Auburn Avenue Corridor Strategic Development Plan (2017)*.
3. It is consistent with *Plan Cincinnati (2012)* within the Live Initiative Area.

Recommendation

The City Planning Commission recommends that City Council take the following action:

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