

ORDINANCE NO. C-13-68

AN ORDINANCE TO REZONE CERTAIN PREMISES, AND TO AMEND  
ORDINANCE NO. C-68B-60, ENTITLED "AN ORDINANCE TO ADOPT  
A ZONING MAP AND TO AMEND EXISTING ZONING ORDINANCES".

WHEREAS, a petition has been filed with the planning commission of the city of Grove City praying for the recommendations of said commission in regard to the rezoning of certain premises hereinafter described; and

WHEREAS, a public notice of a public hearing has been published in accordance with the provisions of Section 713.12 of the Ohio Revised Code; and

WHEREAS, such hearing has been held; and

WHEREAS, a copy of the ordinance, together with a map and plat and the report of the planning commission, have been on file in the Clerk's Office for thirty days for public examination.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT

SECTION 1. The following described premises are rezoned from 1C(non-conforming) to 3B Commercial:

Being a part of Lots Numbers Fifteen (15) and Sixteen (16) of a Subdivision of Survey No. 1388 of the Virginia Military Lands, as said subdivision is numbered and delineated upon the recorded plat thereof, of record in Deed Book 17, Page 154, Recorder's Office, Franklin County, Ohio, and also being a part of a 34 acre tract and part of a 40 acre tract, both of said tracts being described in the deed to Hugo T. Leithart and Ellen B. Leithart of record in Deed Book 916, p. 531, Recorder's Office, Franklin County, Ohio; said part thereof hereby conveyed being more particularly described as follows:

Beginning at a spike in the southerly line of said Survey No. 1388, and also being in the centerline of Stringtown Road, and in the south line of said 34 acre tract, said spike being south 89 deg. 15' East 600 feet along the southerly line of said centerline of Stringtown Road from the southwesterly corner of said 34 acre tract, said southwesterly corner thereof being also the southeasterly corner of the J.C. Evans Subdivision, as the same is numbered and delineated upon the recorded plat thereof, of record in Plat Book 26, Page 23 A, Franklin County Recorder's Office, and said beginning point also being the southeasterly corner of a certain 1.242 acre tract conveyed by Hugo T. Leithart and Ellen B. Leithart, husband and wife, to Grove City Methodist Church, by deed dated December 15, 1955, recorded December 23, 1955, recorded in Deed Book 1929, page 184, Recorder's Office, Franklin County, Ohio.

Thence North 0 deg. 39' East along the east line of said 1.242 acre tract and parallel with the westerly line of said 34 acre tract, 349 feet to an iron pin (located at the southeasterly corner of said 1.242 acre tract) which iron pin is 600 feet easterly from the westerly line of said 34 acre tract on an eastwardly extension of the centerline of LaRosa Drive (as shown on the plat of said J.C. Evans Subdivision);

Thence south 89 deg. 15' East along a line parallel to the centerline of Stringtown Road and along the westwardly extension of the centerline of said LaRosa Drive, 200 feet to a point in the southwestesterly part of said 40 acre tract.

Thence South 0 deg. 39' West along a line parallel to the westerly line of said 34 acre tract and the easterly line of said J.C. Evans Subdivision, 349 feet to a point in the centerline of said Stringtown Road and the southerly line of said Survey No. 1388;

Thence North 89 deg. 15' West along the centerline of said Stringtown Road, and along the southerly line of said Survey No. 1383, 200 feet to the place of beginning, containing 1.6024 acres, more or less. Subject to all easements and restrictions shown of record and subject to all legal highways.

SECTION 2. Comprehensive Zoning Map #1 is hereby amended to conform to the provisions of Section 1 herein.

SECTION 3. This ordinance shall take effect at the earliest opportunity allowed by law.

SUBMITTED: *March 4, 1968*

*George A. Yates*  
George A. Yates, President of Council

PASSED: *April 1, 1968*

*George M. Haughn*  
George M. Haughn, Mayor

EFFECTIVE: *May 1, 1968*

*Maria T. Kochensparger*  
Maria T. Kochensparger, Clerk of Council

I Certify that this Ordinance is Correct as to Form.

*Kent F. Ozmun*  
Kent F. Ozmun, Director of Law