

ORDINANCE C - 55 - 66

AN ORDINANCE TO REZONE CERTAIN PREMISES AND TO DECLARE AN EMERGENCY, AND TO AMEND ORDINANCE NO. C-68B-60, ENTITLED "An Ordinance To Adopt A Zoning Map and to Amend Existing Ordinances".

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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, such written notice of such hearing has been mailed by certified mail to the owners of property within and contiguous to the areas which is the subject of the Ordinance, in accordance with the provisions of Section 713.12 of the Ohio Revised Code; 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 30 days for public examination; and

WHEREAS, it is necessary to amend existing zoning ordinances to provide for the orderly growth of the City of Grove City, Ohio and such is necessary for the protection of the public health, safety and morals.

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 1B Residential to 4B Heavy Industrial:

Situate in the Township of Jackson, County of Franklin, State of Ohio, being part of Virginia Military Survey No. 1383, and being more particularly described as follows:

Beginning at a point in the existing Grove City Corporation Line as the same was established and as shown of record in Miscellaneous Volume 113, Page 557, Recorder's Office, in Franklin County, Ohio, said point being in an existing easterly property line of a 31.229 acre tract of land presently owned by Mary A. Thomas et al. (6), see Recorder's Deed Book 2336, Page 98, and also being twenty-five (25) feet south from, (as measured at right angles) the existing centerline of the Grove City Road (45 feet in width);

Thence Easterly, along and with the said existing Grove City Corporation Line, a distance of approximately 308.50 feet to an existing angle point thereof, said existing angle point being in the existing westerly right-of-way line of the B & O R.R. (60 feet in width), and also being in the existing Grove City Corporation Line as the same was established and as shown of record in Miscellaneous Volume 76, Page 332, Recorder's Office, Franklin County, Ohio;

Thence Southwesterly, along and with the said existing westerly right-of-way line of the B. & O. R. R., the same being in part the said existing Grove City Corporation Line and passing an existing angle point on line at approximately 644.49 feet, a distance of approximately 1,651 to a point in the existing northerly right-of-way line of Rensch Road (30 feet in width);

Thence Westerly, along and with the said existing northerly right-of-way line of Rensch Road, a distance of approximately 1,752 feet to a point in the existing westerly property line of a 93.484 acre tract of land presently owned by Homer Knowlton & Opal Louise Thomas (see Recorder's Deed Book 1200, Page 495);

Thence Northerly, along and with the said existing westerly property line of the H.K. & O. L. Thomas 93.484 acre tract of land, a distance of approximately 1,898 feet to a point in the existing northwest property corner thereof.

Thence Easterly, along and with the existing northerly property line of the said H. K. & O. L. Thomas 93.484 acre tract of land a distance of approximately 1,056 feet to a point in an existing southwest property corner of the above said Mary A. Thomas et al. (6) 31.229 acre tract of land;

Thence Northerly, along and with an existing westerly property line of the said Mary A. Thomas et al. (6) 31.229 acre tract of land, and Northerly, along and with the existing westerly property line of a 7.18 acre tract of land also presently owned by Mary A. Thomas et al. (6), a distance of approximately 1,803 feet to a point, said point being 25 feet south from (as measured at right angles) the existing centerline of the above said Grove City Road;

Thence Easterly, along and with a line 25 feet south from (as measured at right angles) and running parallel to the existing 748 feet to a point in the existing westerly property line of a 1.36 acre tract of land presently owned by Paul E. & Ruth L. Leach (See Recorder's Deed Book 1678, Page 608);

Thence Southerly, along and with the existing westerly property line of the said Leach 1.36 acre tract of land, a distance of approximately 449 feet to a point in the existing southwest property corner thereof;

Thence Easterly, along and with the existing southerly property line of the said Leach 1.36 acre tract of land, a distance of approximately 225 feet to a point in the existing southeast property corner thereof;

Thence Northerly, along and with the existing easterly property line of the said Leach 1.36 acre tract of land, a distance of approximately 449 feet to a point, said point being 25 feet south from (as measured at right angles) the existing centerline of the said Grove City Road;

Thence Easterly, along and with a line 25 feet south from (as measured at

SECTION 3. That for reasons stated in the preamble hereto and made a part hereof, this Ordinance is declared to be an emergency measure and shall take effect and be in force upon passage and approval of the Mayor.

SUBMITTED Oct. 3, 1966

Edward L. Breckenridge  
Edward L. Breckenridge, President of Council

PASSED Nov. 7, 1966

Anton C. Patzer  
Anton C. Patzer, Mayor

EFFECTIVE Dec. 7, 1966

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

Date: NOV 17 - 66

I hereby certify that the foregoing legislation was published 11-17-66 in accordance with the provisions of Section 2.11. of the Grove City Charter.

[Signature]  
Clerk of Council

I Certify that this Ordinance is Correct as to Form.

R. E. Gunderman  
R. E. Gunderman, Director of Law