

ORDINANCE C-56-03

AN ORDINANCE FOR THE REZONING OF 3340 AND 3358 VENTURA BOULEVARD FROM R-2 TO SD-3

WHEREAS, a petition was filed with the Planning Commission of the City of Grove City praying for the recommendation of said Commission in regard to the rezoning of certain premises hereinafter described; and

WHEREAS, the Planning Commission approved the rezoning on May 27, 2003, with the stipulation that both parcels be combined; and

WHEREAS, a copy of the ordinance, together with a map and plat and the report of the Planning Commission has been on file in the Clerk's office for thirty days for public inspection.

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 R-2 to SD-3:

Situated in the State of Ohio, County of Franklin, City of Grove City and being all of lots Nos. 34 and 35 of the Castle Farms Subdivision and the part of Vacated Dudley Street between lots 34 and 35, *recorded in Official Records, Recorder's Office, Franklin County, Ohio*, and being more fully described in Exhibit "A" attached hereto and made a part hereof.

SECTION 2. The comprehensive zoning map is hereby amended to conform to the provisions of this ordinance.

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

Passed: 07-21-03

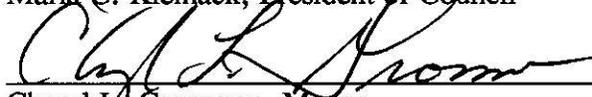
Effective: 08-20-03

Attest:

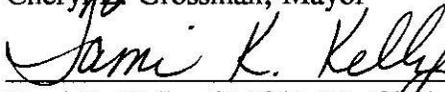
I Certify that this ordinance
is correct as to form.



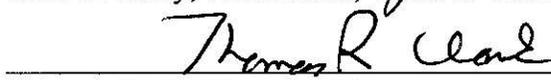
Maria C. Klemack, President of Council



Cheryl L. Grossman, Mayor



Tami K. Kelly, CMC/AEE, Clerk of Council



Thomas Clark, Director of Law

C-56-03
Exhibit "A"

DESCRIPTION OF AREA PROPOSED TO BE REZONED

FROM: R-2, SINGLE FAMILY RESIDENTIAL

TO: ~~CF, COMMUNITY FACILITIES~~
SD-3

Situated in the State of Ohio, County of Franklin, and in the City of Grove City and being all of Lots Nos. 34 and 35 of the Castle Farms Subdivision of record in Plat Book 21, Page 3, Recorder's Office, Franklin County, Ohio and the part of Vacated Dudley Street that is between Lots Nos. 34 and 35.

Beginning at a point in the northerly right of way line of Ventura Boulevard at the southwesterly corner of Lot No. 34;

thence northerly, along the westerly line of Lot No. 34, a distance of 194.46 feet, more or less, to a point at the northwesterly corner of Lot No. 34 and in the northerly line of the Castle Farms Subdivision;

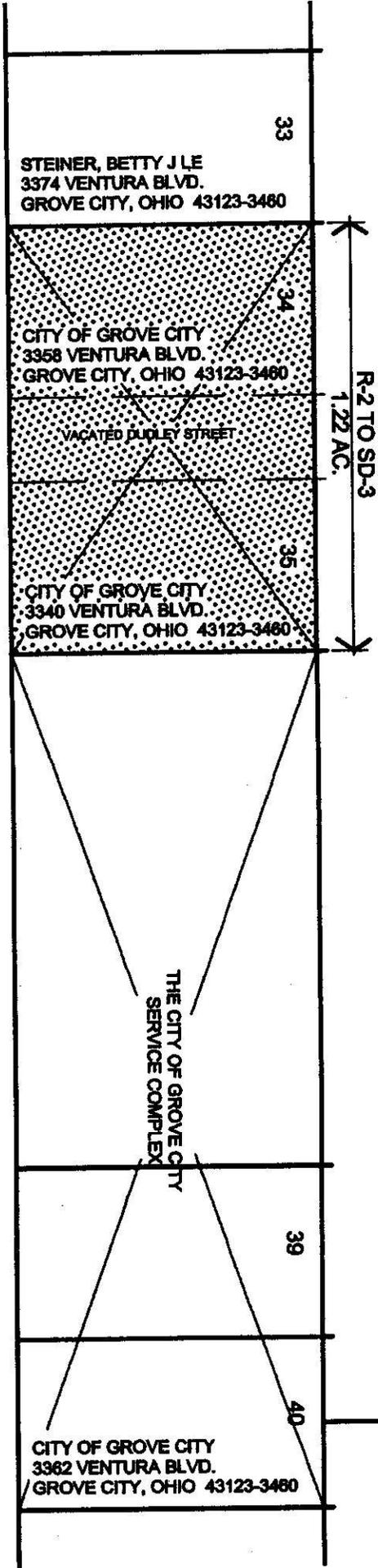
thence easterly, along the northerly line of the Castle Farms Subdivision, a distance of 274 feet, more or less, to a point at the northeasterly corner of Lot No. 35;

thence southerly, along the easterly line of Lot No. 35, a distance, of 194.46 feet to a point at the southeasterly corner of Lot No. 35 and in the northerly right of way line of Ventura Boulevard;

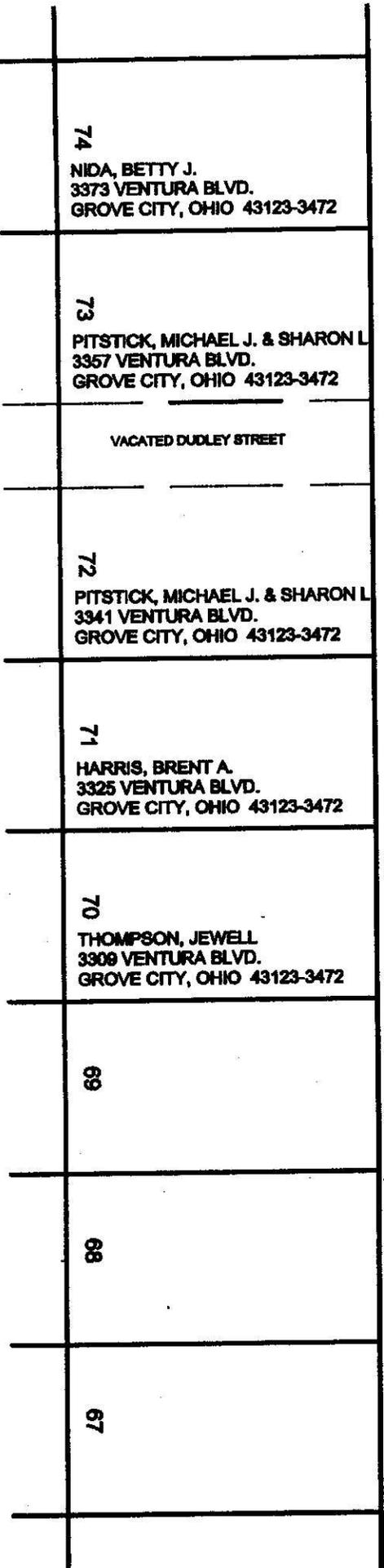
thence westerly, along the northerly right of way line of Ventura Boulevard, a distance of 274 feet, more or less, to the place of beginning;

containing 1.22 acres, more or less.

THE CITY OF GROVE CITY
WINDSOR PARK



VENTURA BLVD.



C-56-03
PROPOSED REZONING
SCALE: 1" = 100'
12 MAY 2003