

ORDINANCE NO. C-59-86  
(as amended)

AN ORDINANCE TO DECLARE A HISTORICAL PRESERVATION AREA AND TO ENACT SECTION 1135.09(14) OF THE ZONING CODE OF THE CODIFIED ORDINANCES OF THE CITY OF GROVE CITY TO DEFINE PARKING RESTRICTIONS AND RENOVATION AND/OR CONSTRUCTION STANDARDS OF BUILDINGS WITHIN THE DEFINED AREAS

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WHEREAS, it has become apparent in the older section of the City there has been a co-mingling of commercial and residential; and

WHEREAS, the construction of parking areas and commercial buildings have rendered a hardship on residents of dwellings near these facilities; and

WHEREAS, the older buildings should be preserved in this historical area so that the esthetic value shall not be diminished by the construction of parking areas and facades on the designated properties;

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

SECTION 1. Section 1135.09(14) of the Codified Ordinance of the City of Grove City entitled "Historical Preservation Area" is hereby enacted and shall read:

(14) HISTORICAL PRESERVATION AREA.

Properties facing on Broadway from Southwest Boulevard south to approximately 341 feet south of Woodlawn Avenue, from the Baltimore and Ohio Railroad tracts east to Haughn Road on Park Street and from Broadway east to Haughn Road on Columbus Street is hereby declared the Historical Preservation Area.

- A. Within these designated areas, there shall be no parking areas established or parking of motor vehicles between the street right-of-way and the building set-back line.
- B. Existing driveways and parking areas legally constructed in accordance with the city's ordinances and code prior to the effective date of this ordinance are excepted from subparagraph A.
- C. Where there is a change of use, occupancy or occupant of an existing building with a parking area between the street and building set-back line, the new user or occupant shall conform to Chapter 1136 of this code entitled "Landscaping".
- D. Plans for all new construction of buildings, parking areas, building rehabilitation, remodeling, exterior alteration or modification within this designated area shall be submitted to the Planning Commission and approved by the City Council. All plans shall be based on criteria defined by the Planning Commission and the City Council.
- E. The erection or parking of temporary structures, including but not limited to, trailers, tents, shelters, lean-tos or stands shall be prohibited in the area between the street right-of-way and the building set-back line.

SECTION 2. This ordinance shall take effect at the earliest opportunity allowed by law.

Submitted: 8/18/86

Passed: 9/15/86

Effective: 10/15/86

Earl R. Nicholson  
Earl R. Nicholson, President of Council

Robert E. Evans  
Robert E. Evans, Mayor

Attest: June A. Cook  
June A. Cook, Clerk of Council

I Certify that this ordinance is correct as to form

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