

ORDINANCE C-74-14

AN ORDINANCE FOR THE REZONING OF 4170 - 4174 BROADWAY FROM PSO TO A-1

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 November 04, 2014; 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 PSO to A-1:

Situated in the State of Ohio, County of Franklin, City of Grove City and being a part of Virginia Military Survey 1383 *and being part of two tracts of land conveyed to Nelson Grant, as recorded in Official Records, D.B. 157, pg. 503, Recorder's Office, Franklin County, Ohio*, and being more fully described in Exhibit "A" attached hereto and made a part hereof.

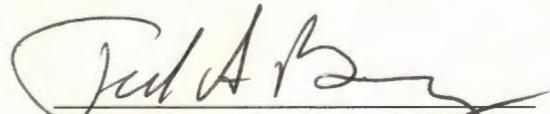
SECTION 2. The comprehensive zoning map is hereby amended to conform to the provisions of this ordinance.

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

Passed: 01-05-15
Effective: 02-04-15

Attest:

I Certify that this ordinance
is correct as to form.



Ted A. Berry, President of Council



Richard L. Stage, Mayor



Tami K. Kelly, MMC, Clerk of Council



Stephen J. Smith, Director of Law

For File: 1181488

C-74-14
Exhibit A

Situated in the County of Franklin, in the State of Ohio, and in the City of Grove City:
Being part of Survey No. 1383, Virginia Military Lands, and being a part of two tracts of land,
one of 70-100 of an acre conveyed to Nelson Grant by Wesley R. Mench and wife, by deed
recorded in D.B. 157, pg. 502, and one of 13/100 of an acre conveyed by A.G. Grant and wife to
Nelson Grant recorded in D.B. 157, pg. 503, Franklin County Records, more particularly
described as follows:

Beginning at an iron pin in the centerline of the Columbus and Harrisburg Pike at the southwest
corner of Martha Barbee's lot of record in D.B. 571, pg. 582, Franklin County Recorders Office,
and being S 33 deg. W 85 feet from the northwest corner of a tract of 49.88 square poles of
record in D.B. 141, Pg. 353, Franklin County Records;

thence with the south line of Martha Barbee's Lot S. 58 deg. 20' E. 260.5 feet to an iron pin in
the west line of the Woodlawn Addition to the Village of Grove City, as recorded in Plat Book
No. 13, Pg. 11 and 12, Recorder's Office, Franklin County, Ohio;

thence with the west line of said Addition, S. 33 deg. W. 48.4 feet to an iron pin set for the
southwest corner of Lot No. 131 Woodlawn Addition;

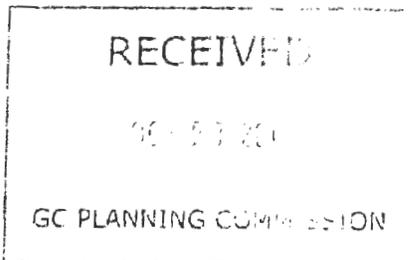
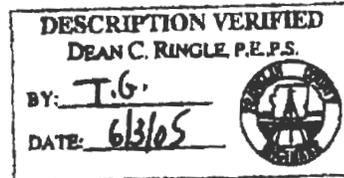
Thence N. 62 deg. 10' N. 261.4 feet to the center of the Harrisburg Pike and being the northwest
corner of a tract of land of 117/1000 acre, recorded in D.B. 263, Pg. 237, Franklin County
Records;

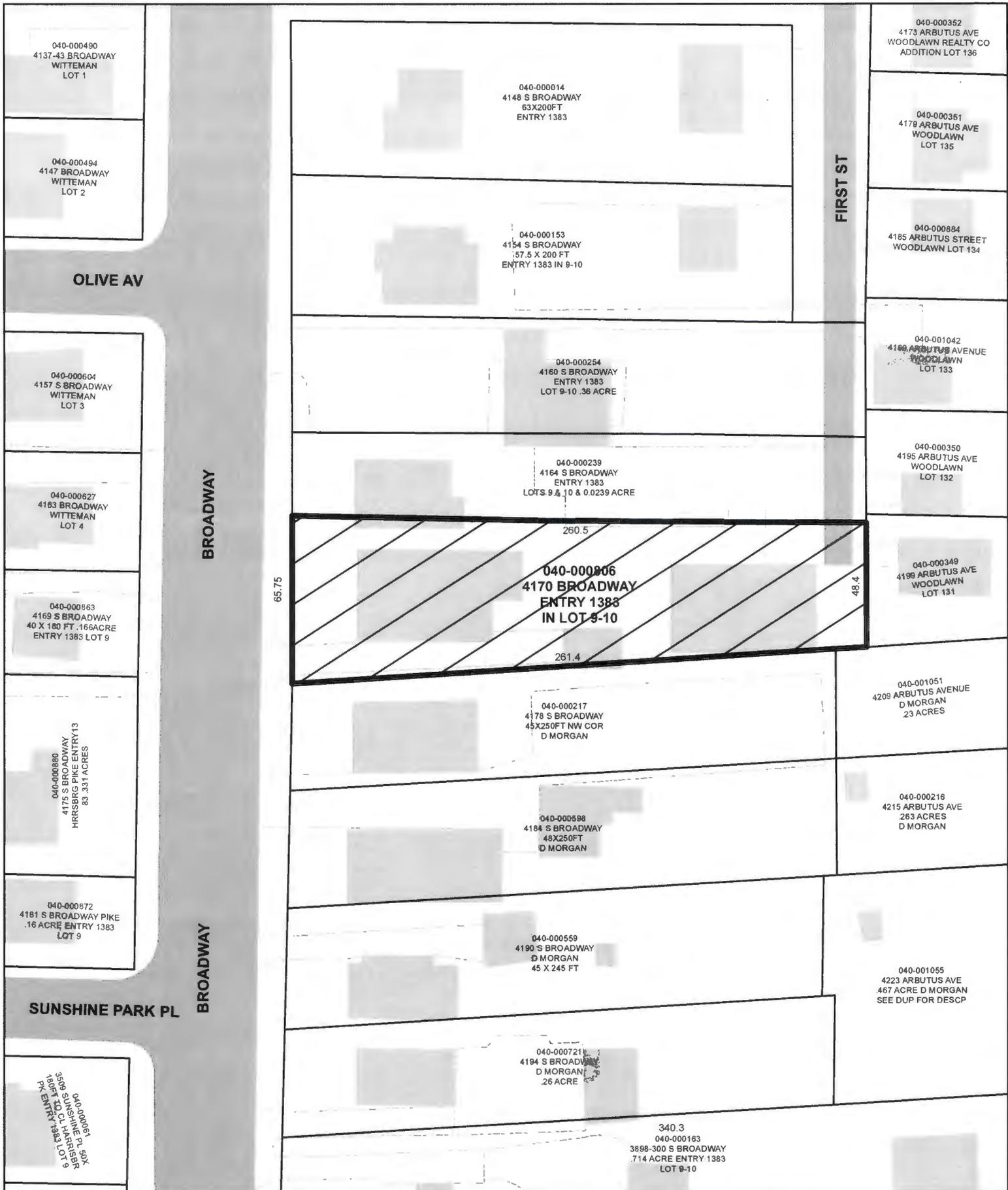
Thence with the center line of the Harrisburg Pike N. 33 deg. E. 65.75 feet to the place of
beginning, containing 34/100 of an acre more or less.

Parcel No: 040-000806

Commonly known as: 4170-4174 Broadway, Grove City, OH 43123

M-92
All of
(040)806





Disclaimer

The information on this map was derived from Grove City's Geographic Information System (GIS). Extensive detail and attention was given to the creation of this map to maximize its accuracy but is provided "as is". Grove City cannot accept responsibility for any errors, omissions, or positional inaccuracies that may have occurred before, during, or after production. Therefore, no warranties accompany this product. Although information from land/field surveys may have been utilized during the creation of this product, in no way does this product represent or constitute a Land Survey. Users are cautioned to field verify information on this product prior to making any decisions.

4170 - 4174 Broadway

