

ORDINANCE NO. C-33-79

AN ORDINANCE TO REZONE TRACT I OF THE GROVE CITY DEVELOPMENT COMPANY LAND FROM A-1 MULTI-FAMILY RESIDENTIAL TO C-2 RETAIL COMMERCIAL AND TRACT II FROM IND-1 LIGHT INDUSTRIAL TO C-2 RETAIL COMMERCIAL, BOTH TRACTS BEING ON THE SOUTH SIDE OF SONORA DRIVE

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WHEREAS, a petition has been filed with the Planning Commission of the City of Grove City by Ronald F. Basler, a partner in the Grove City Development Company and owners of the land, praying for the recommendation of said Planning Commission in regard to the rezoning of these certain premises hereinafter described; and

WHEREAS, the Planning Commission has given its approval to this request for rezoning; 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 known as Tract I of the Grove City Development Company are hereby rezoned from A-1 Residential to C-2 Retail Commercial:

Situated in the State of Ohio, County of Franklin, Township of Jackson, being partly in Survey No. 8231, and partly in Survey No. 6839, Virginia Military District, and being more particularly described as follows:

Beginning at a point in the southerly right of way line of Sonora Drive (west of Hoover Road), projected easterly to the southerly right of way line of Allen Road, said point being a distance of 550 feet from the centerline of Hoover Road;

thence easterly along said southerly right of way line of Sonora Drive, a distance of 413.16 feet to a point;

thence southerly and parallel to the easterly line of a 30.902 Acre tract, conveyed to the Grove City Development Company, a distance of 500 feet to a point;

thence westerly and parallel to the southerly line of the said 30.902 Acre tract, a distance of 215 feet to a point;

thence north 46°35' West, a distance of 400 feet to a point;

thence northerly and parallel to the centerline of Hoover Road, a distance of 300 feet to the TRUE POINT OF BEGINNING of this description.

SECTION 2. The following described premises known as Tract II of the Grove City Development Company are hereby rezoned from IND-1, Light Industry to C-2, Retail Commercial:

Situated in the State of Ohio, County of Franklin, Township of Jackson, being partly in Survey No. 8231, and partly in Survey No. 6839, Virginia Military District, and being more particularly described as follows:

Beginning at a point in the southerly right of way line of Sonora Drive, (west of Hoover Road) projected easterly to the southerly right of way line of Allen Road, said point being a distance of 963.16 feet from the centerline of Hoover Road;

thence easterly along the said southerly right of way line of Sonora Drive, a distance of 399.66 feet to a point, said point being in the east property line of a 30.902 Acre tract, conveyed to the Grove City Development Company;

thence southerly along the above said easterly property line, a distance of 521.8 feet to a point;

thence westerly and parallel to the southerly line of the 30.902 Acre tract, a distance of 410 feet to a point;

thence northerly and parallel to the easterly line of the 30.902 Acre tract, a distance of 500 feet to the TRUE PLACE OF BEGINNING of this discription.

SECTION 3. The Comprehensive Zoning Map is hereby amended to conform to the provisions of this ordinance.

SECTION 4. This ordinance shall take effect at the earliest opportunity allowed by law.



Robert E. Evans, President of Council

Submitted: 4/23/79

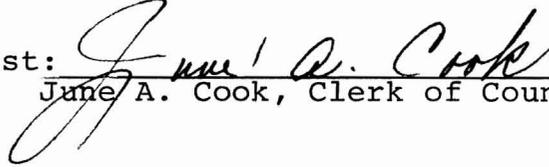
Passed: 6/4/79

Effective: 7/4/79



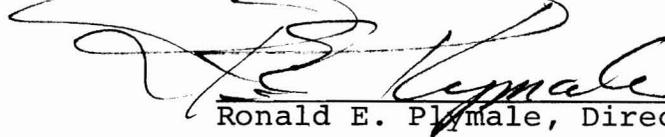
Michael F. Brandt, Mayor

Attest:



June A. Cook, Clerk of Council

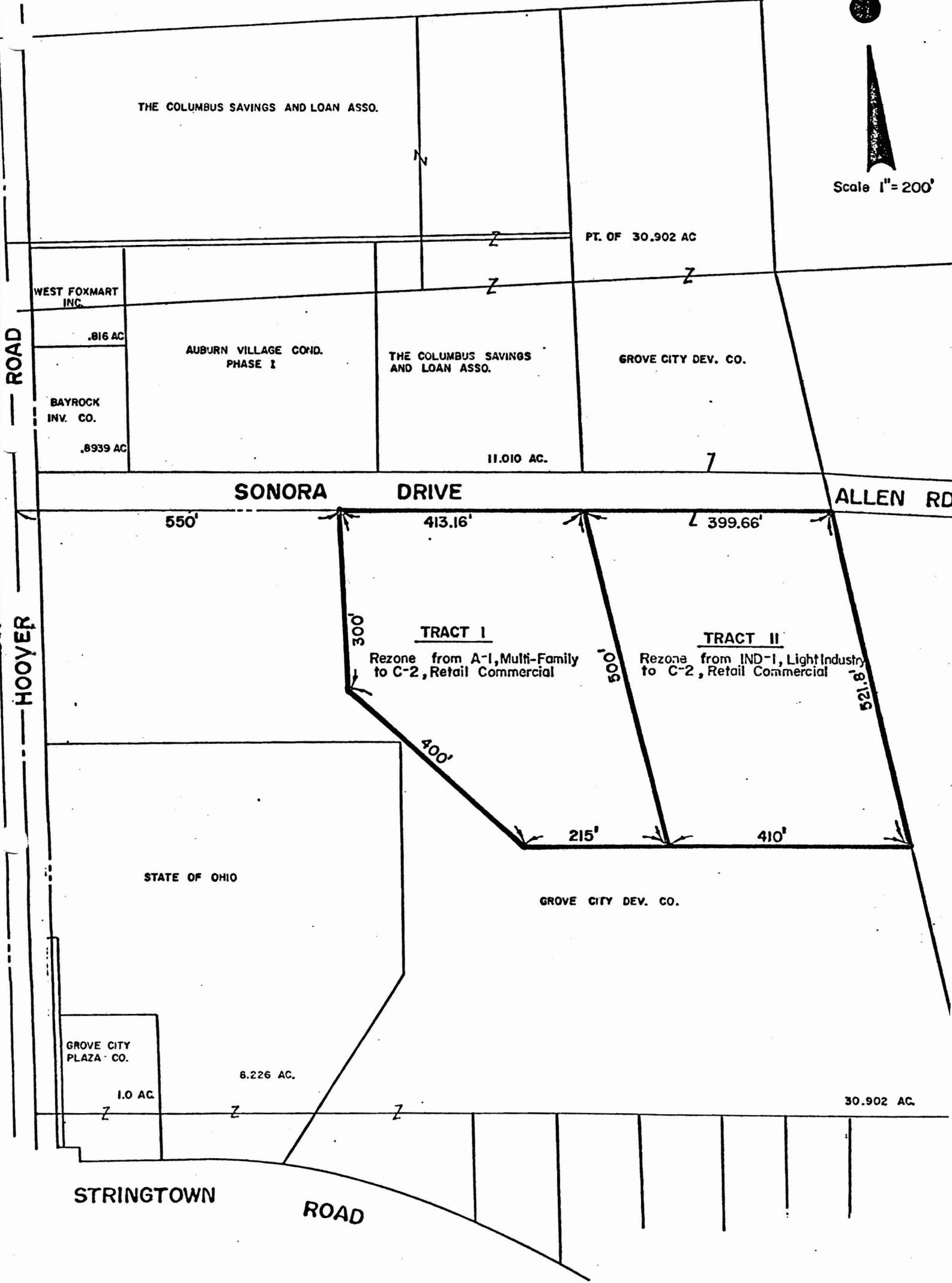
I Certify that this ordinance is correct as to form.



Ronald E. Plymale, Director of Law

# REZONING MAP

Scale 1" = 200'



R. L. EDWARDS & ASSOCIATES  
ENGINEERS & SURVEYORS  
GROVE CITY, OHIO