

ORDINANCE NO. 16-57

By Mr. Bell

To amend and supplement Ordinance No. 456 by rewriting Article I and Sections 2 and 3 of Article II and adding Sections 2d, 9 and 9a to Article II and to repeal existing Article I, and Sections 2 and 3 of Article II of said Ordinance and to declare an emergency.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BEXLEY, OHIO, STATE OF OHIO:

Section 1. That Article I of Ordinance No. 456 shall be as follows:

"Article I. That in the interest of the promotion of the public health, safety, convenience, comfort, prosperity and general welfare, the location of buildings or other structures and of premises in said City to be used for trade, industry, residence or other uses; the height of buildings and other structures hereafter erected or altered in said City; the bulk and location of buildings and other structures hereafter erected or altered in said City; and the percentage of lot occupancy, set back building lines and the area of yards, courts and other open spaces be and hereby are regulated, restricted and limited in the manner and form provided in the plan framed, adopted and certified as aforesaid; that for the purpose of carrying out and enforcing such regulations, restrictions and limitations and the provisions of this ordinance, said city hereby is divided into four zones or districts designated as Class I, Class II, Class III, and Class IV as provided by said plan; and that for each of said zones or districts, the regulations, restrictions and limitations embodied in said plan designating the kinds or classes of trade, industries, residences or other purposes for which buildings or other structures or premises may be permitted to be erected, altered or used, subject to special regulations are hereby imposed all as set forth in said plan."

Section 2. That Article II, Section 2, shall be as follows:

"Section 2. For the said purposes the said City shall be divided into districts of four classes as follows:"

Section 3. That Article II, Section 2 d, shall be as follows:

"Section 2 d. Class 4, or University Districts.

"The following described parts of said City and all lots and land lying therein, shall be Class 4 districts to-wit:

"Bounded on the north by Mound Street, on the west by College Avenue, on the south by the south lot lines of Lots 10 and 15 of Hamilton's Garden Addition, and on the east by Pleasant Ridge Avenue."

"Bounded on the west by the east side of Pleasant Ridge, on the south by Mound Street, on the east by Cassady Alley and on the north by a line parallel to and 150 feet south of the south line of Main Street."

Section 4. That Article II, Section 3, shall be as follows:

"Section 3. The map which accompanies this plan, showing the boundaries of the districts described in Sections 2 to 2 d inclusive of this plan, is hereby declared a part hereof."

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Section 5. That Article II, Section 9, shall be as follows:

"Section 9. In Class 4 Districts any non-profit university may erect or remodel structures for its own use providing the plans for the same have been approved by Council and Council may ask for the recommendation of the Planning or Zoning Commission and also may require that said plans include the location of the building on the site, provisions for off-street parking, provisions for curb cuts, provisions for use, and any other requirements or provisions which are deemed advisable by Council prior to or at the time it votes on the same."

Section 6. That Article II, Section 9 a, shall be as follows:

"Section 9a. In Class 4 districts any building or use permitted in Class I districts shall be permitted, subject to all conditions contained in Sections 5 ^{to} 5 f inclusive, of this plan."

Section 7. That Article I, and Article II, Sections 2 and 3 of Ordinance No. 456 are hereby repealed.

Section 8. That this ordinance is hereby declared to be an emergency measure because of the urgent necessity for the proper development the district herein affected and for the preservation of the public peace, health, welfare and safety and shall take effect and be in force from and after its passage and approval by the Mayor.

Adopted: October 8, 1957

Attest: [Signature]
Clerk of Council

[Signature]
President of Council

Approved: Oct 8, 1957

[Signature]
Mayor