

ORDINANCE NO. 21 -92BY: John H. Offenberg

To grant a variance from the minimum lot requirements in accordance with the provisions of Substitute Ordinance No. 51-88 of the City of Bexley for Part of Lot Number 3 of the Livingston Heirs Subdivision, of record in Plat Book 2, Page 278, Recorder's Office, Franklin County, Ohio, to approve the lots as reconfigured pursuant to such variance, and to declare an emergency.

WHEREAS, Charles and Helen Volosin are the owners of the above described Part of Lot Number 3 of the Livingston Heirs Subdivision of the City of Bexley; and,

WHEREAS, this part of Lot Number 3 is presently zoned R-6, High Density Single-Family Residential District, as set forth in Section 1252 of the Codified Ordinances of the City of Bexley; and,

WHEREAS, the irregular configuration of the existing Lot 3 of the Livingston Heirs Subdivision creates two unusable portions of a lot and thereby creates a hardship; and,

WHEREAS, Charles and Helen Volosin have applied for a variance to allow a split of Part of Lot Number 3 of the Livingston Heirs Subdivision; and,

WHEREAS, such variance and resulting lot configurations are more completely described in the boundary survey attached hereto as Exhibit A; and,

WHEREAS, Council has received a recommendation for approval of such variance and lot split from the Engineering and Plats Committee; and,

WHEREAS, Council finds that the variance will alleviate a hardship or difficulty, will not have a materially adverse effect on the surrounding property or neighborhood, is consistent with the general purposes of the Zoning Code and is not contrary to the public interest; and,

WHEREAS, the proposed variance will not be detrimental to public facilities and services in the City. NOW, THEREFORE,

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

Section 1. That the variance from the minimum lot requirements of the R-6 zoning district set forth in the metes and bounds survey attached hereto as Exhibit A are hereby granted and authorized pursuant to Substitute Ordinance No. 51-88 of the City of Bexley with respect to Part of Lot Number 3 of the Livingston Heirs Subdivision, of record in Plat Book 2, Page 278, Recorder's Office, Franklin County, Ohio.

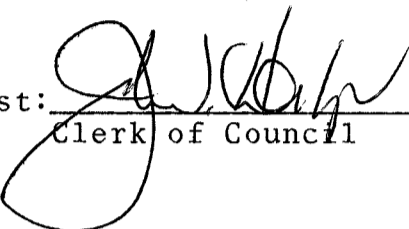
Section 2. That the lot configurations resulting from such variance are hereby approved, and the City Zoning Officer is hereby authorized and directed to stamp and sign the approval of the City of Bexley on the descriptions which create such lots as described in Exhibit A attached hereto.

Section 3. That this Ordinance shall take effect and be in force from and after the earliest period allowed by law.

Passed: April 28, 1992

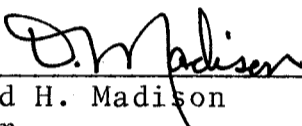


President of Council

Attest: 

Clerk of Council

Approved: April 28, 1992



David H. Madison
Mayor

Mar. 24, 1992 - 1st reading
Apr. 14, 1992 - 2nd reading
Apr. 28, 1992 - 3rd reading
Adopted

043/Volosin

Myers Surveying Company, Inc.

2740 East Main Street, Columbus 43209 (Bexley), Ohio
 614-235-8677 FAX: 614-235-4559

A Boundary Survey prepared for and certified to:

Charles & Helen ~~Smith~~ Valosin

Legal Description: Part of Lot 3 Livingston Heirs Subdivision Plat Book 2, Page 278 Franklin County Records Office.

Applicant:

Posted Address: 888 College Avenue, Bexley, Ohio

Apparent Encroachments: 1) Overhead Wires Crossing Property.

PLEASANT RIDGE - 60'



Scale: 1" = 50'

Date: 1-21-92

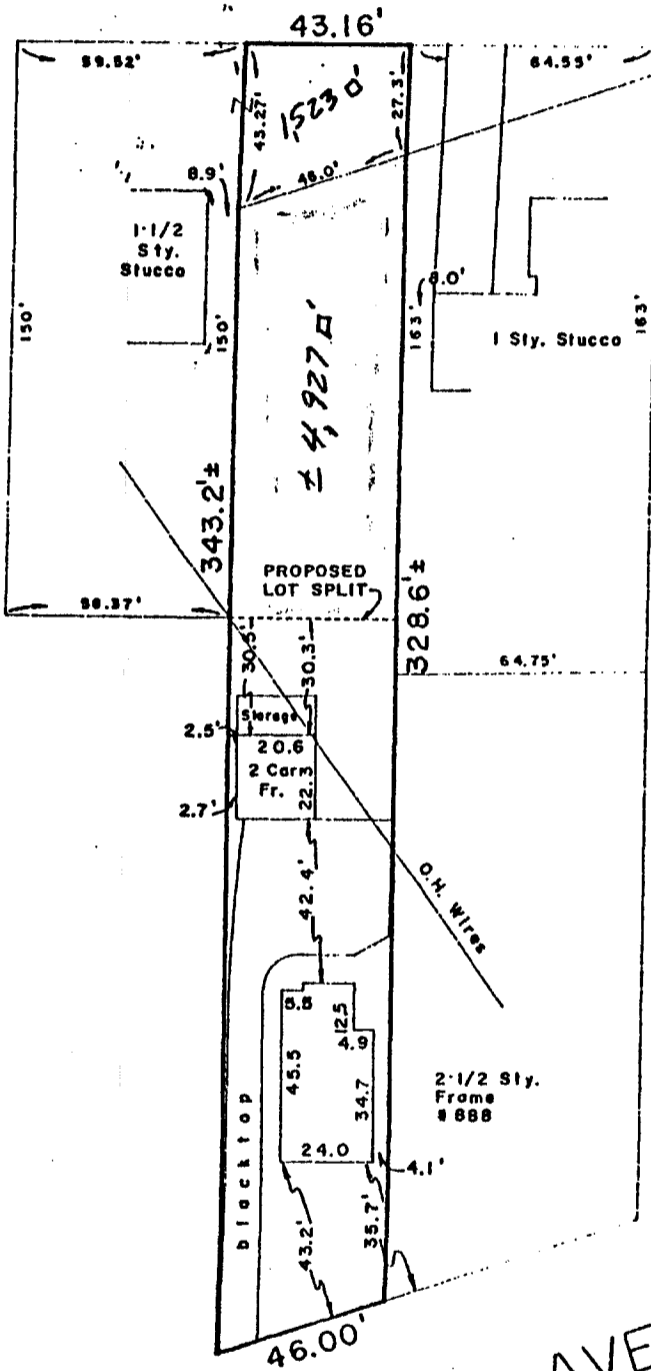


EXHIBIT A

We hereby certify that the foregoing Boundary Survey was prepared from actual field measurements in accordance with Chapter 4733-37 Ohio Administrative Code. Iron pins set are 3/8"x1" O.D. with an orange plastic plug inscribed "P.S. 6579", unless otherwise noted. Basis of bearing is non-applicable.

Myers Surveying Co., Inc.

By _____
 Professional Surveyor

Myers Order No. - 53-92-01-14

Rec.

Field

DWG

Ltr.

Ck.

38-3-1d-92

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2740 East Main Street, Columbus 43209 (Bexley), Ohio
614-235-8677 FAX: 614-235-4559

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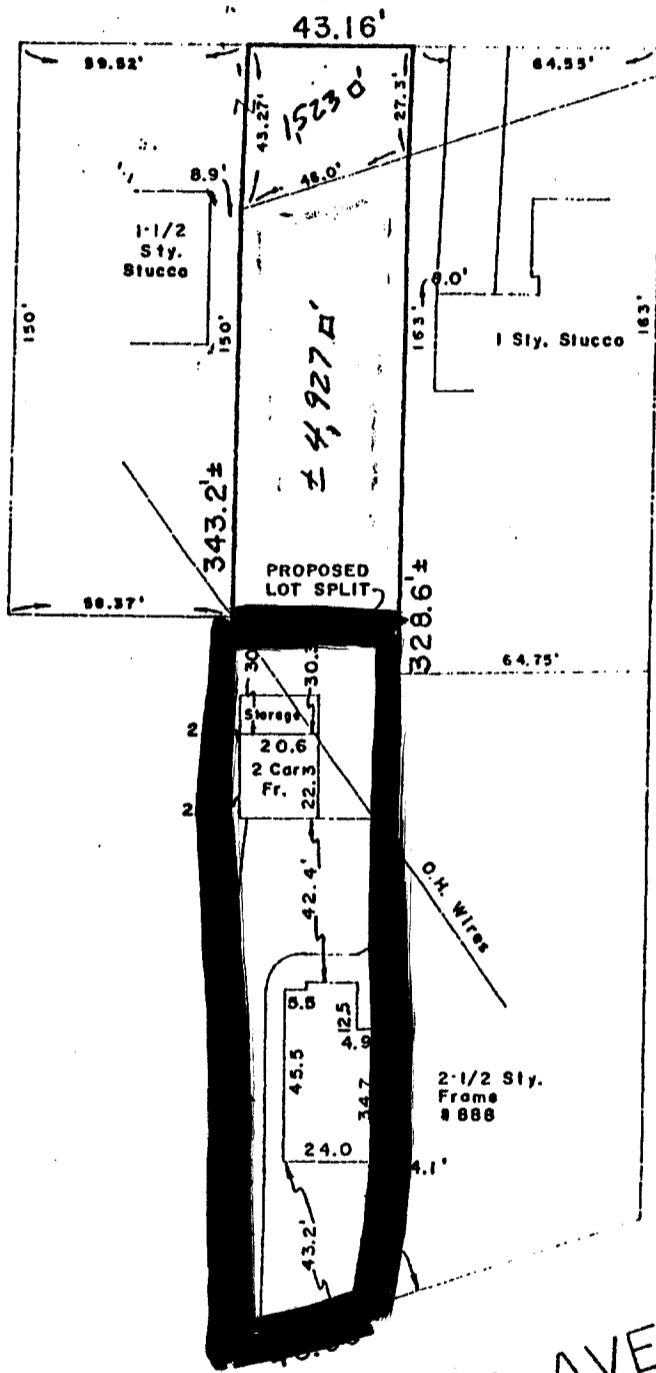
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Scale: 1" = 50'

Date: 1-21-92



PROPOSED LOTS

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By _____
Professional Surveyor

Myers Order No. - 53-92-01-14

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Field

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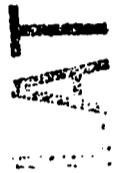
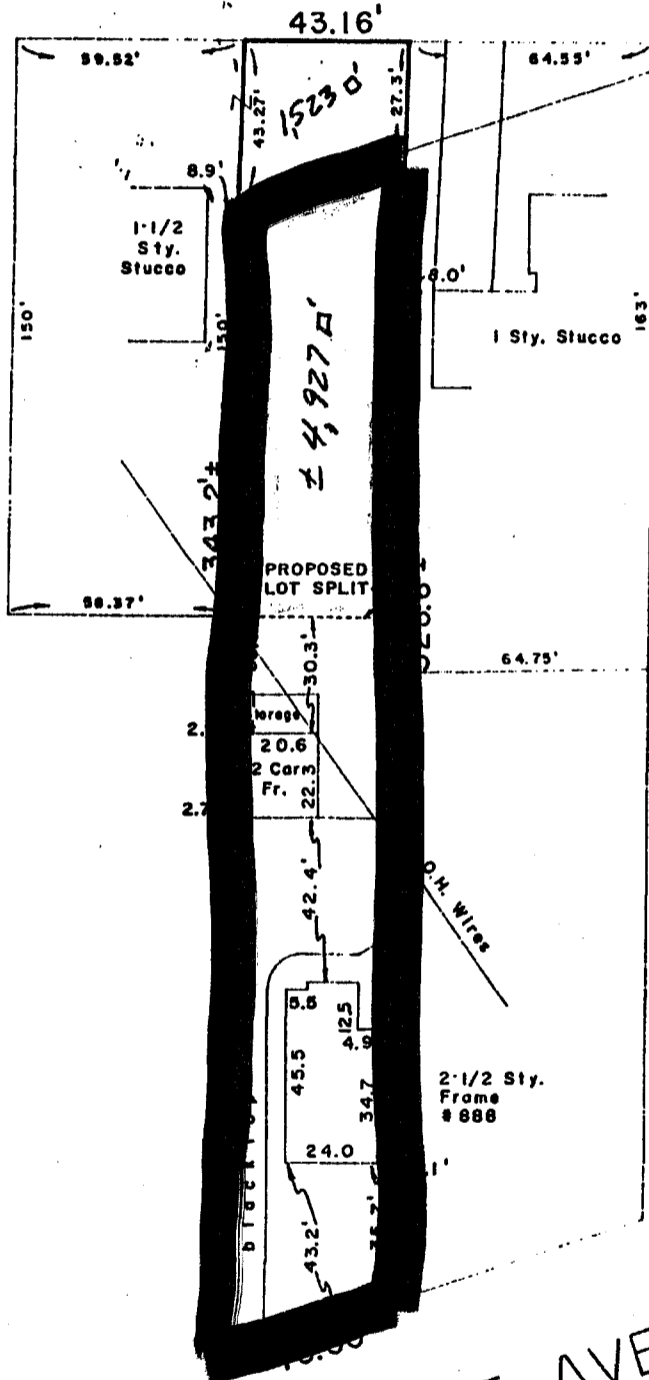
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Scale: 1" = 50'

Date: 1-21-92



EXISTING LOTS

COLLEGE AVE. - 60'

We hereby certify that the foregoing Boundary Survey was prepared from actual field measurements in accordance with Chapter 4733-37 Ohio Administrative Code. Iron pins set are 30"x1" O.D. with an orange plastic plug inscribed "P.S. 6579", unless otherwise noted. Basis of bearing is non-applicable.

Myers Surveying Co., Inc.

By _____
Professional Surveyor

Myers Order No. - 53-92-01-14

Rec.

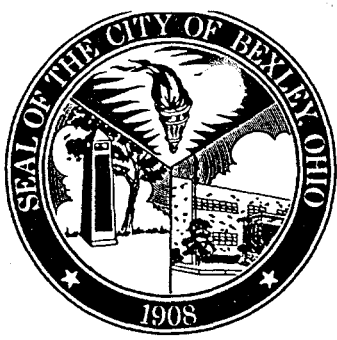
Field

DWG

Ltr.

Ck.

38-3-1d-92



City of Bexley, Ohio

BUILDING DEPARTMENT
2242 EAST MAIN STREET, 43209

235-0956

DAVID H. MADISON, MAYOR

PUBLIC NOTICE

This is to inform you that a public meeting will be held by the Council of the City of Bexley, Ohio, at 7:00 P.M., Tuesday, April 28, 1992, at Bexley City Hall, 2242 East Main Street, to consider adoption of Ordinance No. 21-92. This Ordinance, if approved will allow a lot split for Part of Lot #3 of the Livingston Heirs Subdivision, (also known as 888 College Avenue). All interested persons are invited to attend. Drawings showing the proposed lot split are available in the Bexley Service Department, 2242 East Main Street between 8:00 A.M. and 4:00 P.M. Monday through Friday. If you have any questions, please call Dorothy Pritchard at 235-8694.

4/27/92

✓ DEBBIE
ATHLETES
RESIDENTS