



GROVE CITY, OHIO - CITY COUNCIL Agenda

April 6, 2026

7:00 PM

Regular Meeting

Call to Order

Roll Call

Approval of Minutes

Welcome & Reading of Agenda

LANDS:

Ordinance C-08-26 Approve the Use for an Indoor Kids Play Facility for Little Diggers Play Space located at 4076 Hoover Road. Second reading and public hearing.

Ordinance C-11-26 Accept the Plat for Farmstead, Phase 8. Second reading and public hearing.

Ordinance C-13-26 Accept the Annexation of 0.505 acres located at 2332 White Road. First reading.

FINANCE:

Ordinance C-14-26 Appropriate \$1,142,950.96 from the County Permissive Motor Vehicle License Fund for the Current Expense of the 2026 Street Maintenance Program and the McDowell Road Project. First reading.

Call for New Business

Call for Dept. Reports & Closing Comments

Adjourn

ON FILE

Minutes of: 03/16 & 3/24 - Council

Date: 02/11/26
Introduced By: Mr. Holinga
Committee: Lands
Originated By: Plan. Comm.
Approved:
Emergency: 30 Days:
Current Expense:

No.: C-08-26
1st Reading: 02/17/26
Public Notice: 02/18/26
2nd Reading: 04/06/26
Passed: Rejected:
Codified: Code No:
Passage Publication:

ORDINANCE C-08-26

AN ORDINANCE TO APPROVE THE USE FOR AN INDOOR KIDS PLAY FACILITY FOR LITTLE DIGGERS PLAY SPACE LOCATED AT 4076 HOOVER ROAD

WHEREAS, Little Diggers Play Space LLC, applicant, has submitted a request for the allowable Use of an indoor kids play facility, as provided for in Section 1135.09; and

WHEREAS, on February 3, 2026, the Planning Commission of the City of Grove City recommended the approval of this Use at this location, as submitted.

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

SECTION 1. The Use of an Indoor Kids Play Facility for Little Diggers Play Space LLC, located at 4076 Hoover Road, is hereby approved, as submitted.

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

Ted A. Berry, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I Certify that this ordinance is correct as to form.

Stephen J. Smith, Director of Law

Date: 03/10/26
Introduced By: Mr. Holinga
Committee: Lands
Originated By: Plan. Comm.
Approved: _____
Emergency: 30 Days: X
Current Expense: _____

No.: C-11-26
1st Reading: 03/16/26
Public Notice: 03/17/26
2nd Reading: 04/06/26
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-11-26

AN ORDINANCE TO ACCEPT THE PLAT OF FARMSTEAD, PHASE 8

WHEREAS, Farmstead, Phase 8, a subdivision containing lots 283 – 305 inclusive, has been submitted to Council for their consideration.

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

SECTION 1. The Plat of Farmstead, Phase 8, situated in the State of Ohio, County of Franklin, Township of Jackson, City of Grove City and being part of Virginia Military Survey No. 6115, being a re-subdivision of a portion of Lot 3 of the partition of Ephraim Borror’s Estate, containing 5.488 acres of land, more or less. Said 5.488 acres being part of a 207.933 acre tract of land conveyed to Grand Communities, LLC, by deed, all being of record in the Recorder's Office, Franklin County, Ohio, is hereby accepted and this Council accepts for public use the street right of way that is within the boundaries of this subdivision.

SECTION 2. Easements, where indicated on the plat, are hereby accepted for operation and maintenance of public utility services including but not limited to water, sanitary sewers, electricity and telephone, and to companies providing cable television and cable signal transmission services and for storm water drainage systems for the construction, operation and maintenance of the facilities to provide such services and systems above and beneath the ground.

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

Ted A. Berry, President of Council

Passed: _____ Effective: _____
Richard L. Stage, Mayor

Attest: _____
Tami K. Kelly, MMC, Clerk of Council

I Certify that this ordinance
is correct as to form.

Stephen J. Smith, Director of Law

ITEM 1: 202601290007 – Farmstead Phase 8 - Plat

Site Location

South of the Hawthorne Parkway and Sweet Basil Lane intersection (PID 040-016097).

Proposal

A plat containing 23 lots and dedicated right-of-way.

Current Zoning

Planned Unit Development – Residential (PUD-R)

Future Land Use

Suburban Living, Low Intensity

Property Owner

Grand Communities, LLC

Property Incentives

None

Applicant/Representative

Jeremy Van Ostran, Civil & Environmental Consultants

Applicable Plans, Policies, and Code Section(s)

- Zoning Code Section 1135.08
- Ordinance C-68-18
- Resolution CR-01-19

Public Input

None received

Staff Recommendation

Approval as submitted

Summary

This proposed plat for Farmstead Phase 8 contains 23 lots and dedicated right-of-way for a roadway extension on 5.488 acres.

Zoning Map



Next Steps

Upon recommendation from Planning Commission, the Plat will move forward to City Council for approval.

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Case Manager

Terry Barr, AICP, Development Planner
614-277-3022
tbarr@grovecityohio.gov

1. Context Map

The property is located within the Farmstead subdivision, South of the Hawthorne Parkway and Sweet Basil Lane intersection (PID 040-016097).



202601290007
Farmstead Phase 8
Plat
Parcel ID: 040-016097



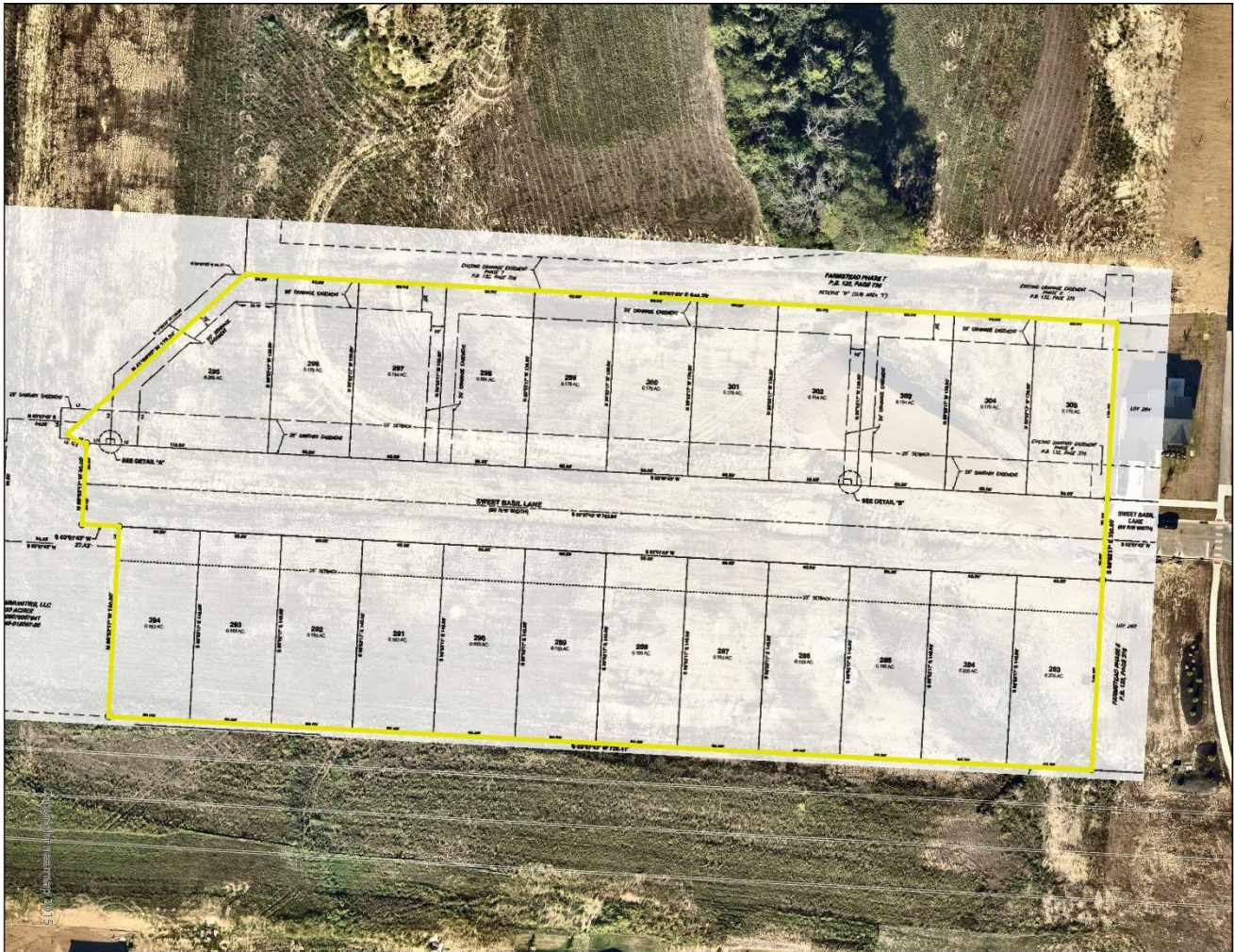
0 100 200 400 600 800 1,000
Feet

2. Analysis

The applicant is requesting approval of a plat for Farmstead Phase 8, in the western section of the Farmstead Subdivision. City Council approved the development plan for Farmstead in March of 2019 with Resolution CR-01-19, and this plat will formalize the right-of-way and parcels shown on the development plan and site improvement plan. The plat includes 23 lots, and right-of-way dedication for the extension of Sweet Basil Lane, on 5.488 acres.

All proposed lots meet the lot size requirement established in the zoning text approved with Ordinance C-68-18.

3. Survey



4. Recommendation

After review and consideration, the Development Department recommends Planning Commission make a recommendation of approval to City Council for the Plat, as submitted.

5. Detailed History

2019

City Council approved the Rezoning upon annexation to PUD-R and zoning text for Farmstead at the March 4th meeting with Ordinance C-68-18.

City Council approved the Development Plan for Farmstead at the March 4th meeting with Resolution CR-01-19.

6. Public Input

As of the time this report was issued, Staff has received no public input on the proposed application.



4035 Broadway
 Grove City, OH 43123
 614-277-3004
 grovecityohio.gov

Grove City Planning Commission Plat Application

PROJECT / PROPERTY INFORMATION

PROJECT NAME: Farmstead Phase 8

PROJECT LOCATION: Jackson Pike (State Route 104) at intersection with Hibbs Road
STREET ADDRESS (OR NEAREST INTERSECTION WITH DISTANCE AND DIRECTION)

PARCEL ID NUMBER: 040-016097 **ACREAGE AFFECTED BY THIS APPLICATION:** 5.488

EXISTING ZONING: Planned Unit District **EXISTING LAND USE:** Agriculture

PROPOSED ZONING: _____ **PROPOSED LAND USE:** _____

PROPERTY OWNER INFORMATION

Note: Property ownership information should reflect how the property is held in accordance with the Franklin County Auditor's Office.

Grand Communities, LLC 3940 Olympic Boulevard S Erlanger, Kentucky 41018
Name Address City, State, Zip

(614) 348-6257 _____ tcameron@fischerhomes.com
Phone Fax Email

APPLICANT INFORMATION

Note: The applicant is the person(s) or entity seeking approval of this application.

Troy Cameron Land Development Construction Manager Grand Communities, LLC
Name Title Company / Organization

3940 Olympic Boulevard Suite 400 _____ Erlanger, Kentucky, 41018
Address City, State, Zip

(614) 348-6257 _____ tcameron@fischerhomes.com
Phone Fax Email

AUTHORIZED REPRESENTATIVE *Check box if same as Applicant*

Note: The authorized representative is the person(s) or entity representing the applicant. As the authorized representative you must have the legal authority to speak, represent and make commitments on behalf of the applicant. The City does not take any responsibility for the lack of communication between the authorized representative, applicant or related parties.

Jeremy L. Van Ostran Surveyor Civil & Environmental Consultants
Name Title Company / Organization

8800 Lyra Drive, Suite 300 _____ Columbus, Ohio 43240
Address City, State, Zip

(614) 540-6633 _____ jvanostran@cecinc.com
Phone Fax Email

Relationship to the Applicant: (e.g. legal counsel, engineer, architect, land planner, contractor, etc.)

FOR OFFICE USE ONLY		
DATE RECEIVED:	RECEIVED BY:	PAYMENT AMOUNT:
TENTATIVE PC MEETING DATE:	PC RECOMMENDATION:	CHECK NUMBER:
PROJECT ID NUMBER:	CITY'S REVIEW ENGINEER:	CITY'S PLAN REVIEW ENGINEER:
PLANNER IN CHARGE:		

ADDITIONAL PROJECT INFORMATION

PROJECT NAME: Farmstead Phase 8

DEVELOPMENT TYPE: Commercial Retail Commercial Office Residential Industrial Mixed Other

ACREAGE DISTURBED: 5.488 TOTAL FLOOR AREA: _____

NUMBER OF BUILDINGS: 23 BUILDING HEIGHT: _____

ESTIMATED NUMBER OF PERMANENT JOBS CREATED (IF APPLICABLE): _____

ESTIMATED VALUATION OF BUILDING IMPROVEMENTS: _____ ESTIMATED VALUATION OF SITE IMPROVEMENTS: _____

PROPERTY OWNER AUTHORIZATION OF APPLICANT SUBMITTAL AND SITE VISIT(S)

I Troy Cameron, the current property owner hereby authorize the applicant Civil & Environmental Consultants to submit this application. I agree to be bound by all representations and agreements made by the applicant and/or their authorized representative.

Additionally, as the current property owner, knowing that site visits to the property may be necessary, I hereby authorize City representatives to enter, photograph and post notices on the property described in this application.

Signature of Current Property Owner: [Signature] Date: 1/29/26

STATE OF OHIO, COUNTY OF FRANKLIN

The above individual(s), being first duly sworn, deposes on oath and says that he/she has read the foregoing affidavit subscribed by him/her, knows the contents thereof, and that the statements therein are true.

SUBSCRIBED AND SWORN TO before me this 29 day of January, 2026.

[Signature]
Official Seal and Signature of Notary Public



Julie Moreland
Notary Public, State of Ohio
Commission #: 2025-RE-894713
My Commission Expires 09-21-2030

APPLICANT'S / AUTHORIZED REPRESENTATIVE'S AFFIDAVIT

I Jeremy Van Ostran, the applicant or authorized representative, have read and understand the contents of this application. The information contained in this application, attached exhibits and other information submitted is complete and in all respects true and correct, to the best of my knowledge and belief.

Signature of Applicant or Authorized Representative: [Signature] Date: 1/29/26

STATE OF OHIO, COUNTY OF FRANKLIN

The above individual(s), being first duly sworn, deposes on oath and says that he/she has read the foregoing affidavit subscribed by him/her, knows the contents thereof, and that the statements therein are true.

SUBSCRIBED AND SWORN TO before me this 29 day of January, 2026.

[Signature]
Official Seal and Signature of Notary Public



Julie Moreland
Notary Public, State of Ohio
Commission #: 2025-RE-894713
My Commission Expires 09-21-2030

SUBMITTAL REQUIREMENTS

Instructions: All blanks/boxes must be completed or checked in order for the application submittal to be considered complete. The engineering review fee is calculated in accordance with the City's [Fee Recovery Policy](#). The submittal shall include the required number of copies (properly folded and collated) and contain all required supplementary documentation. Submitted materials shall be accurate, measurable and shall address all required checklist items contained within the attached supplemental requirements.

Application Processing Fee:	\$	50.00
Engineering Review Fee:	\$	<u>1585</u>
Planning Review Fee:	\$	<u> </u>
Total Submittal Fee:	\$	<u>1635</u>

GROVECITY2050 GUIDING PRINCIPLES

In January 2018, the City of Grove City adopted the [GroveCity2050 Community Plan](#) to update the City's plans and policies to proactively shape where and how the community will grow. The Plan contains specific goals, objectives and actions to guide development in Grove City as well as five (5) guiding principles. All applications submitted for Planning Commission will be reviewed based on the following principles:

1. The City's small-town character shall be preserved while continuing to bring additional employment opportunities, residents and amenities to the community.
2. Quality design shall be emphasized for all uses to create an attractive and distinctive public and private realm.
3. Places shall be connected to improve the function of the street network and create safe opportunities to walk, bike and access public transportation throughout the community.
4. Future development shall preserve, protect and enhance the City's natural and built character through sustainable practices, prioritizing parks and open space and emphasizing historic preservation.
5. Development shall provide the City with a net fiscal benefit.



PLEASE CONTACT STAFF FOR A LINK TO SUBMIT THE FOLLOWING ELECTRONIC FILES FOR INITIAL STAFF REVIEW:

- One signed and notarized application
- Appropriate fee (\$50 plus applicable engineering fees – see [Fee Recovery Policy](#)) – **Please note that either cash, checks or credit card payments will be accepted. For credit card payments call 614-277-3004.**
- A project narrative describing the nature of the project
- A plat of the property
- Signature Block as follows:

Mayor	_____
Planning Commission Chair	_____
City Engineer	_____
Director of Public Service	_____

- Signature Block, with space for ordinance number, signature and certification of the Clerk of Council as to the approval and acceptance by City Council:

Approved and accepted by Ordinance Number _____, passed this day of _____, _____, wherein all areas shown dedicated hereon are accepted by the Council of the City of Grove City. Clerk of Council _____
--

- The purpose of all easements (drainage, utility, cross-access, etc.) and parties being granted rights to said easements (City of Grove City, AEP, etc.) shall be noted

NOTE: One (1) paper copy (8 1/2 x 11) of all final materials being presented to Planning Commission will be required, as well as one 24 x 36 copy of all plan sheets, if applicable.

For additional information, contact the Grove City Development Department at 614-277-3004 or visit our website at www.grovecityohio.gov/development.

**Grove City Planning Commission
Meeting and Deadline Schedule
2026**

Planning Commission		City Council	
Planning Commission Application Filing Deadline	Planning Commission Meeting Date	Tentative City Council Meeting Date*	
December 3, 2025	January 6, 2026	1st Reading	January 20, 2026
		2nd Reading	February 2, 2026
December 31, 2025	February 3, 2026	1st Reading	February 17, 2026
		2nd Reading	March 2, 2026
January 28, 2026	March 3, 2026	1st Reading	March 16, 2026
		2nd Reading	April 6, 2026
March 4, 2026	April 7, 2026	1st Reading	April 20, 2026
		2nd Reading	May 4, 2026
April 1, 2026	May 5, 2026	1st Reading	May 18, 2026
		2nd Reading	June 1, 2026
April 29, 2026	June 2, 2026	1st Reading	June 15, 2026
		2nd Reading	July 6, 2026
June 3, 2026	July 7, 2026	1st Reading	July 20, 2026
		2nd Reading	August 3, 2026
July 1, 2026	August 4, 2026	1st Reading	August 17, 2026
		2nd Reading	September 8, 2026
August 5, 2026	September 8, 2026	1st Reading	September 21, 2026
		2nd Reading	October 5, 2026
September 2, 2026	October 6, 2026	1st Reading	October 19, 2026
		2nd Reading	November 2, 2026
September 30, 2026	November 3, 2026	1st Reading	November 16, 2026
		2nd Reading	December 7, 2026
November 4, 2026	December 8, 2026	1st Reading	December 21, 2026
		2nd Reading	January 4, 2027

* Time frames for approval vary based on application type. See approval timelines below for more detail.

- Lot Split applications are approved by Planning Commission and do not require City Council approval.
- Certificate of Appropriateness, Development Plan, and Preliminary Development Plan applications are approved by Resolution and require one reading by City Council.
- Plat and Special Use Permit applications are approved by Ordinance and require two readings by City Council. A 30 day effective period is required after approval.
- Rezoning applications are approved by Ordinance and require two readings by City Council. A 30 day notification period is required between readings and a 30 day effective period is required after approval.

Additional Notes:

1. Planning Commission meetings are held in Council Chambers of City Hall at 1:30 p.m. on the first Tuesday following the first Monday of each month unless otherwise noted.
2. The complete application packet should be submitted no later than 4:00 p.m. on the filing date. **INCOMPLETE ITEMS WILL NOT BE ACCEPTED FOR REVIEW.**
3. Applications shall be submitted to the Grove City Development Department located on the first floor of City Hall, 4035 Broadway, Grove City, Ohio.

Please contact the Development Department for further information at 614-277-3004 or visit our website at www.grovecityohio.gov/development.

Revised 10/22/25

2/12/26

Jeremy L. Van Ostran

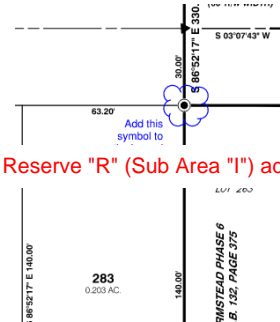


Dear Mr. Van Ostran,

Staff has reviewed your Plat for Farmstead Phase 8, in Grove City, Ohio. The control number for this application is #202601290007 and should be referenced on any future correspondence concerning this matter.

Having compiled the comments/recommendations provided to the Development Department from our various departments, we request the following information or corrections.

1. Please clarify the “easement” note on the coversheet. The note references no above grade structures being permitted within easements. However, the CBUs located on lot 295 and 302 are within the drainage easement. **The drainage easement on lots 302 & 295 are intended for storm sewer infrastructure and not above ground major flood routing.**
2. Add Reserve “R” after call out to Farmstead Phase 7 P.B. 132, Page 726. **Reserve “R” (Sub Area “I”) added to drawing.**
3. Add the symbol referenced in the image to the right to the legend on page 2. **Symbol added to legend.**
4. Remove the asterisk from the notes in the Setback Requirements notes on page 1. **Asterisk's removed.**
5. Clarify the purpose of the box shown in lot 295. **No purpose (line erased).**
6. Add “20’ Drainage Easement” call out behind lot 300. **Easement Label Added.**



Please revise your materials accordingly and resubmit with a response letter indicating how each issue noted was addressed by 12:00pm on February 19th, 2026. This will allow us time to review the revisions prior to finalizing the agenda for the March Planning Commission meeting. If for any reason you feel a meeting with staff is warranted prior to the meeting, please contact me as soon as possible to arrange a date and time. If revisions cannot be submitted by the above deadline, the Development Department will recommend that this application be postponed until the April Planning Commission meeting; however, if the above deadline is met, staff will recommend that your application be heard as described below.

Planning Commission will hear your request on Tuesday, March 3rd, 2026 at 1:30 p.m. in the Council Chambers of City Hall at 4035 Broadway Grove City, Ohio 43123. Your request will be postponed to a future date if you are unable to attend the meeting. **Additionally, 8 full sets of all materials to be reviewed by Planning Commission must be submitted, including one full size set of all plan sheets by February 25th** to remain on the March Planning Commission meeting agenda.

If you have any questions or need additional information, please call me at (614) 277-3022 or email tbarr@grovecityohio.gov.

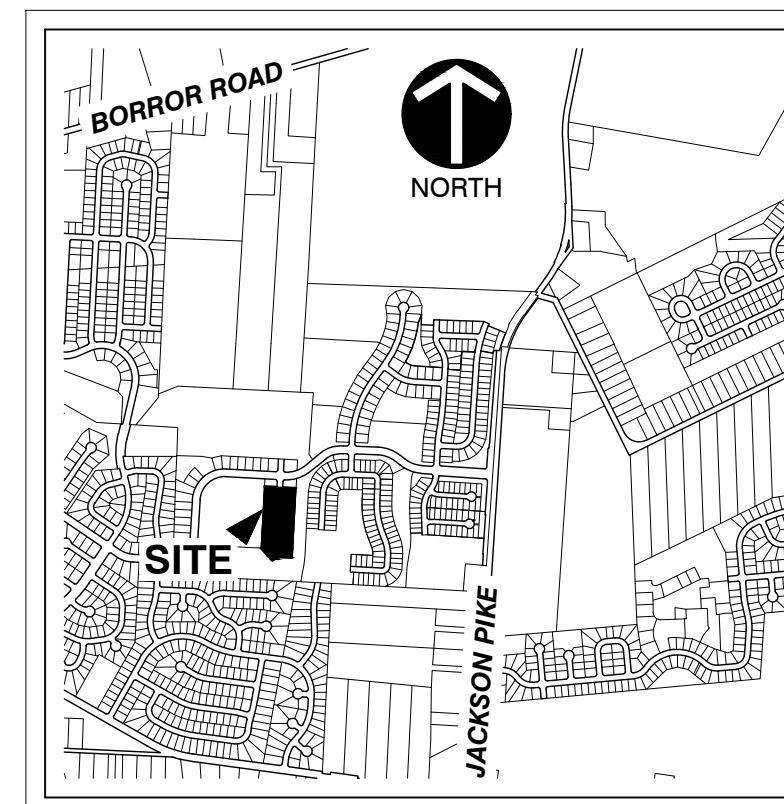
Sincerely,

A handwritten signature in black ink, appearing to read 'TB', with a horizontal line extending to the right.

Terry Barr, AICP
Development Planner

FARMSTEAD PHASE 8

STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF GROVE CITY,
VIRGINIA MILITARY SURVEY NUMBER 6115



VICINITY MAP
SCALE: 1" = 2000'

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF GROVE CITY, VIRGINIA MILITARY SURVEY NUMBER 6115, BEING A RESUBDIVISION OF PORTION OF LOT NO. 3 OF THE PARTITION OF EPHRAIM BORROR'S ESTATE, OF RECORD IN PLAT BOOK 3, PAGE 240, CONTAINING 5.488 ACRES OF LAND, BEING PART OF A 207.933 ACRE TRACT OF LAND, DESCRIBED IN DEED TO GRAND COMMUNITIES, LLC, OF RECORD IN INSTRUMENT NO. 201906070067841, ALL RECORDS BEING ON FILE IN THE OFFICE OF THE RECORDER, FRANKLIN COUNTY, OHIO.

THE UNDERSIGNED, GRAND COMMUNITIES, LLC, A KENTUCKY LIMITED LIABILITY COMPANY, OWNER OF THE LANDS PLATTED HEREIN, DULY AUTHORIZED IN THE PREMISES, DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS ITS "FARMSTEAD PHASE 8", A SUBDIVISION CONTAINING LOTS NUMBERED 283-305 INCLUSIVE, AND DOES HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATES TO PUBLIC USE, 1.037 ACRES, AS SUCH, ALL OR PART OF SWEET BASIL LANE, SHOWN HEREON AND NOT HERETOFORE DEDICATED.

EASEMENTS ARE HEREBY RESERVED IN, OVER AND UNDER AREAS DESIGNATED ON THIS PLAT AS "SANITARY EASEMENT", "DRAINAGE EASEMENT", OR "ACCESS EASEMENT". EACH OF THE AFOREMENTIONED DESIGNATED EASEMENTS PERMIT THE CONSTRUCTION, OPERATION AND MAINTENANCE OF ALL PUBLIC AND QUASI-PUBLIC UTILITIES ABOVE, BENEATH AND ON THE SURFACE OF THE GROUND AND, WHERE NECESSARY, FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF SERVICE CONNECTIONS TO ALL ADJACENT LOTS AND LANDS AND FOR STORM WATER DRAINAGE. WITHIN THOSE AREAS DESIGNATED "DRAINAGE EASEMENT" ON THIS PLAT, AN ADDITIONAL EASEMENT IS HEREBY RESERVED FOR THE PURPOSE OF CONSTRUCTING, OPERATING AND MAINTAINING MAJOR STORM WATER DRAINAGE SWALES AND/OR OTHER STORM WATER DRAINAGE FACILITIES. NO ABOVE GRADE STRUCTURES (UTILITY PEDESTALS CAN BE LOCATED WITHIN 1 FOOT OF THE EDGE OF THE EASEMENT), DAMS OR OTHER OBSTRUCTIONS TO THE FLOW OF STORM WATER RUNOFF ARE PERMITTED WITHIN DRAINAGE EASEMENT AREAS AS DELINEATED ON THIS PLAT UNLESS APPROVED BY THE CITY OF GROVE CITY ENGINEER. EASEMENT AREAS SHOWN HEREON OUTSIDE OF THE PLATTED AREA ARE WITHIN LANDS OWNED BY THE UNDERSIGNED AND EASEMENTS ARE HEREBY RESERVED THEREIN FOR THE USES AND PURPOSES AS EXPRESSED HEREIN.

AN EASEMENT IS HEREBY RESERVED IN, OVER AND UNDER AREAS DESIGNATED ON THIS PLAT AS "ACCESS EASEMENT" FOR THE PURPOSE OF INGRESS/EGRESS OF PEDESTRIAN TRAFFIC, AND MAINTENANCE, OPERATION, AND REPAIR OF THE CLUSTER BOX UNITS. THIS EASEMENT IS HEREBY GRANTED TO THE HOMEOWNERS ASSOCIATION. INSTALLATION SHALL BE THE RESPONSIBILITY OF GRAND COMMUNITIES, LLC AND MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION.

IN WITNESS WHEREOF, GRAND COMMUNITIES, LLC, _____, HAS CAUSED THIS PLAT TO BE EXECUTED BY THIS DULY AUTHORIZED OFFICE.

THIS ____ DAY OF _____, 2026.

SIGNED AND ACKNOWLEDGED GRAND COMMUNITIES, LLC
IN THE PRESENCE OF: A KENTUCKY LIMITED LIABILITY COMPANY

BY: _____

NAME

TITLE

**COMMONWEALTH OF KENTUCKY
COUNTY OF BOONE:**

THIS IS AN ACKNOWLEDGMENT CLAUSE; NO OATH OR AFFIRMATION WAS ADMINISTERED TO THE SIGNER. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 2026 BY _____ OF GRAND COMMUNITIES, LLC, A KENTUCKY LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY.

MY COMMISSION EXPIRES _____

LIENHOLDER'S ACKNOWLEDGMENT:

THE UNDERSIGNED SUBORDINATES THE LIEN OF ITS MORTGAGES OF THE AREA WITHIN THE PLAT OF "FARMSTEAD PHASE 8" WITH 1.037 ACRES OF DEDICATED RIGHT-OF-WAY. ALL ON-SITE EASEMENTS LOCATED OUTSIDE OF SAID RIGHT-OF-WAY, AND TO THOSE EASEMENTS DEPICTED AND DELINEATED HEREON, WHICH LIE OUTSIDE OF THE PLATTED AREA.

SIGNED: JESS H. HANCOCK LIMITED, AN OHIO LIMITED LIABILITY COMPANY

JOHN H. HANCOCK, MANAGER

THIS IS AN ACKNOWLEDGMENT CLAUSE; NO OATH OR AFFIRMATION WAS ADMINISTERED TO THE SIGNER. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 2026 BY JESS H. HANCOCK LIMITED, AN OHIO LIMITED LIABILITY COMPANY, BY AND THROUGH JOHN H. HANCOCK, MANAGER, DULY AUTHORIZED BY RESOLUTION.

MY COMMISSION EXPIRES _____

SIGNED: LOIS L. HANCOCK LIMITED, AN OHIO LIMITED LIABILITY COMPANY

JOHN H. HANCOCK, MANAGER

THIS IS AN ACKNOWLEDGMENT CLAUSE; NO OATH OR AFFIRMATION WAS ADMINISTERED TO THE SIGNER. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 2026 BY LOIS L. HANCOCK LIMITED, AN OHIO LIMITED LIABILITY COMPANY, BY AND THROUGH JOHN H. HANCOCK, MANAGER, DULY AUTHORIZED BY RESOLUTION.

MY COMMISSION EXPIRES _____

APPROVED THIS ____ DAY OF _____, 2026

MAYOR

APPROVED THIS ____ DAY OF _____, 2026

PLANNING COMMISSION CHAIR

APPROVED THIS ____ DAY OF _____, 2026

CITY ENGINEER

APPROVED THIS ____ DAY OF _____, 2026

DIRECTOR OF PUBLIC SERVICE

APPROVED AND ACCEPTED BY ORDINANCE NUMBER _____, PASSED THIS DAY OF _____, _____, WHEREIN SWEET BASIL LANE IS ACCEPTED BY THE COUNCIL OF THE CITY OF GROVE CITY.

APPROVED THIS ____ DAY OF _____, 2026

CITY CLERK / COUNCIL CLERK

TRANSFERRED THIS ____ DAY OF _____, 2026

AUDITOR, FRANKLIN COUNTY, OHIO

DEPUTY AUDITOR, FRANKLIN COUNTY, OHIO

FILED FOR RECORD THIS ____ DAY OF _____, 2026
AT ____ M.

RECORDER, FRANKLIN COUNTY, OHIO

FEE \$ _____
FILE NO. _____

RECORDED THIS _____, DAY OF _____, 2026

DEPUTY RECORDER, FRANKLIN COUNTY, OHIO

PLAT BOOK _____, PAGES _____

SETBACK REQUIREMENTS:

50' MINIMUM
FRONT YARD SETBACK: 20' MIN.
REAR YARD SETBACK: 20'
SIDE YARD SETBACK: 5' MIN., 10' TOTAL
MINIMUM LOT AREA: 0.143 AC (6,000 SF)

80' MINIMUM
FRONT YARD SETBACK: 30' MIN.
REAR YARD SETBACK: 20'
SIDE YARD SETBACK: 5' MIN., 10' TOTAL
MINIMUM LOT AREA: 0.225 AC (10,000 SF)

60' MINIMUM
FRONT YARD SETBACK: 25' MIN.
REAR YARD SETBACK: 20'
SIDE YARD SETBACK: 5' MIN., 10' TOTAL
MINIMUM LOT AREA: 0.172 AC (7,200 SF)

CORNER LOTS SHALL INCREASE THE SIDE SETBACK LONG THE ADJOINING RIGHT-OF-WAY TO ONE HALF (½) THE MINIMUM FRONT SETBACK.

CERTIFICATION:

WE DO HEREBY CERTIFY THAT WE HAVE SURVEYED THE ATTACHED PREMISES, PREPARED THE ATTACHED PLAT, AND THAT SAID PLAT IS CORRECT. ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

DARRELL B. PLUMMER DATE
PROFESSIONAL LAND SURVEYOR NO. 7595

DEVELOPER:
GRAND COMMUNITIES, LLC
3940 OLYMPIC BOULEVARD, SUITE 400
ERLANGER, KENTUCKY 41018
PHONE: (859)341-4709
CONTACT: MICHAEL KADY
EMAIL: MKADY@FISCHERHOMES.COM

ACREAGE BREAKDOWN:
ACREAGE IN LOTS 283-305 INCLUSIVE: 4.451 ACRES
ACREAGE IN RIGHT-OF-WAY: 1.037 ACRES
TOTAL ACREAGE: 5.488 ACRES

ACREAGE IN P.I.D.: 040-016097: 5.488 ACRES

FEMA NOTE:

AT THE TIME OF PLATTING, BY GRAPHIC PLOTTING ONLY, HEREBY BEING PLATTED AS "FARMSTEAD, PHASE 8", IS IN THE FOLLOWING FLOOD ZONE: ZONE "X" AS DESIGNATED AND DELINEATED ON THE FEMA FLOOD INSURANCE MAP FOR FRANKLIN COUNTY, OHIO, AND INCORPORATED AREAS, MAP NUMBER 39049C0408K WITH EFFECTIVE DATE OF JUNE 17, 2008.

BASIS OF BEARINGS:

THE BEARINGS SHOWN ON THIS SURVEY ARE BASED ON THE BEARING OF NORTH 26°24'47" WEST, AS DETERMINED FOR THE CENTERLINE OF HIBBS ROAD (TWP. RD. 255), AS DETERMINED BETWEEN FCGS 1514 AND FCGS 5470 BY THE FRANKLIN COUNTY ENGINEER AND SHOWN ON THE CENTERLINE SURVEY PLAT FOR HIBBS ROAD ON FILE AT THE FRANKLIN COUNTY ENGINEER'S OFFICE.

SOURCE OF DATA:

THE SOURCES OF RECORDED SURVEY DATA REFERENCED IN THE PLAN AND TEXT OF THIS PLAT ARE RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

IRON PINS:

WHERE INDICATED HEREON, UNLESS OTHERWISE NOTED, ARE TO BE SET AND ARE 5/8" SOLID REBAR, THIRTY INCHES IN LENGTH WITH A YELLOW PLASTIC CAP BEARING THE INITIALS "CEC INC".

PERMANENT MARKERS:

WHERE INDICATED HEREON UNLESS OTHERWISE NOTED ARE TO BE SET AND ARE SOLID IRON PINS, 1" IN DIAMETER, 30" IN LENGTH WITH A 2" DIAMETER ALUMINUM CAP BEARING THE STAMP "PERMANENT MARKER CEC".

NOTE "A":

AT THE TIME OF PLATTING, ELECTRIC, CABLE AND TELEPHONE SERVICE PROVIDERS HAVE NOT ISSUED INFORMATION REQUIRED SO THAT EASEMENT AREAS, IN ADDITION TO THOSE SHOWN ON THIS PLAT AS DEEMED NECESSARY BY THESE PROVIDERS FOR INSTALLATION AND MAINTENANCE OF ALL OF THEIR MAIN LINE FACILITIES, COULD CONVENIENTLY BE SHOWN ON THIS PLAT. EXISTING RECORDED EASEMENT INFORMATION ABOUT "FARMSTEAD PHASE 8" OR ANY PART THEREOF CAN BE ACQUIRED BY A COMPETENT EXAMINATION OF THE THEN CURRENT PUBLIC RECORDS, INCLUDING THOSE IN THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

NOTE "B":

THE PURPOSE OF THIS PLAT IS TO SHOW CERTAIN PROPERTY, RIGHT OF WAYS, AND EASEMENT BOUNDARIES, AS OF THE TIME OF PLATTING. AT THE REQUEST OF ZONING AND PLANNING AUTHORITIES AT THE TIME OF PLATTING, THIS PLAT SHOWS SOME OF THE LIMITATIONS AND REQUIREMENTS OF THE ZONING CODE IN EFFECT ON THE DATE OF FILING THIS PLAT FOR REFERENCE ONLY. THE LIMITATIONS AND REQUIREMENTS MAY CHANGE FROM TIME TO TIME AND SHOULD BE REVIEWED TO DETERMINE THE THEN CURRENT APPLICABLE USE AND DEVELOPMENT LIMITATIONS OF THE ZONING CODE AS ADOPTED BY THE GOVERNMENT AUTHORITY HAVING JURISDICTION. THE THEN APPLICABLE ZONING CODE SHALL HAVE CONTROL OVER CONFLICTING LIMITATIONS AND REQUIREMENTS THAT MAY BE SHOWN ON THIS PLAT. THIS NOTE SHOULD NOT BE CONSTRUED AS CREATING PLAT OR SUBDIVISION RESTRICTIONS, PRIVATE USE RESTRICTIONS, COVENANTS RUNNING WITH THE LAND OR TITLE ENCUMBRANCES OF ANY NATURE, EXCEPT TO THE EXTENT SPECIFICALLY IDENTIFIED AS SUCH.

NOTE "C":

NO DETERMINATION HAS BEEN MADE BY THE CITY OF GROVE CITY AS TO WHETHER THE AREA PROPOSED TO BE PLATTED CONTAINS AREAS THAT COULD BE CLASSIFIED AS WETLANDS BY THE ARMY CORPS OF ENGINEERS. IT IS THE DEVELOPER'S RESPONSIBILITY TO DETERMINE WHETHER WETLANDS EXIST ON THE AREA HEREBY PLATTED. THE CITY OF GROVE CITY, OHIO APPROVAL OF THIS PLAT OF "FARMSTEAD PHASE 8" DOES NOT IMPLY ANY APPROVAL OF THE SITE AS IT MAY PERTAIN TO WETLANDS.

NOTE "D":

THE PROPERTY HEREIN IS SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RESERVATIONS OF EASEMENTS FOR FARMSTEAD RECORDED IN INSTRUMENT NUMBER 202008240124892, AND ALL AMENDMENTS AND SUPPLEMENTS THERETO, RECORDED IN FRANKLIN COUNTY RECORDERS OFFICE, OHIO.

NOTE "E":

TEMPORARY TURN-AROUND EASEMENT SHALL BE FOR THE PURPOSE OF INGRESS/EGRESS OVER AND ACROSS THE LANDS FOR THE MAINTENANCE AND REPAIR OF THE EXISTING UTILITIES WITHIN THE ADJACENT EASEMENTS. THE TEMPORARY TURN-AROUND EASEMENT SHALL REMAIN IN AFFECT UNTIL SUCH TIME THE AREA IS DEEDED OR PLATTED FOR ROAD RIGHT-OF-WAY.

NO	DATE	DESCRIPTION

8800 Lyra Drive
Suite 300
Columbus, OH 43240
Ph: 614.540.6633
www.cecinc.com

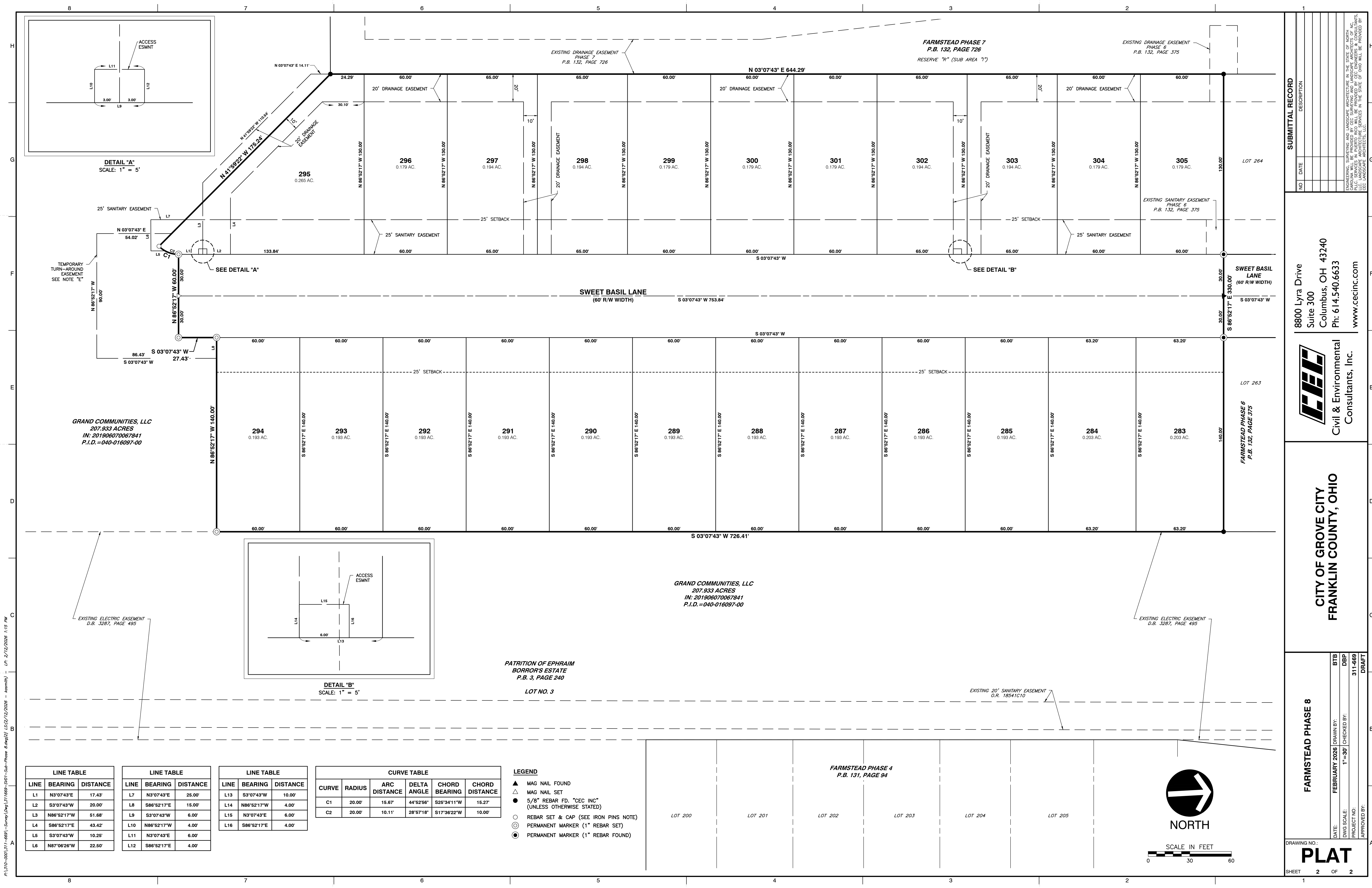


CITY OF GROVE CITY
FRANKLIN COUNTY, OHIO

FARMSTEAD PHASE 8	
DATE: FEBRUARY 2026	DRAWN BY: BTB
DWG SCALE: N/A	CHECKED BY: DBP
PROJECT NO: 311-669	DRAWN BY: DBP
APPROVED BY:	DRAWN BY: DBP

DRAWING NO.: **PLAT**
SHEET 1 OF 2

P:\310-000\311-669-Survey\Draw\311669-570-Sub-Phase 8.dwg | L:\C\12\2026 - Assembly - LP, 2/12/2026 1:15 PM



LINE TABLE

LINE	BEARING	DISTANCE
L1	N3°07'43"E	17.43'
L2	S3°07'43"W	20.00'
L3	N86°52'17"W	51.68'
L4	S86°52'17"E	43.42'
L5	S3°07'43"W	10.25'
L6	N87°06'26"W	22.50'

LINE TABLE

LINE	BEARING	DISTANCE
L7	N3°07'43"E	25.00'
L8	S86°52'17"E	15.00'
L9	S3°07'43"W	6.00'
L10	N86°52'17"W	4.00'
L11	N3°07'43"E	6.00'
L12	S86°52'17"E	4.00'

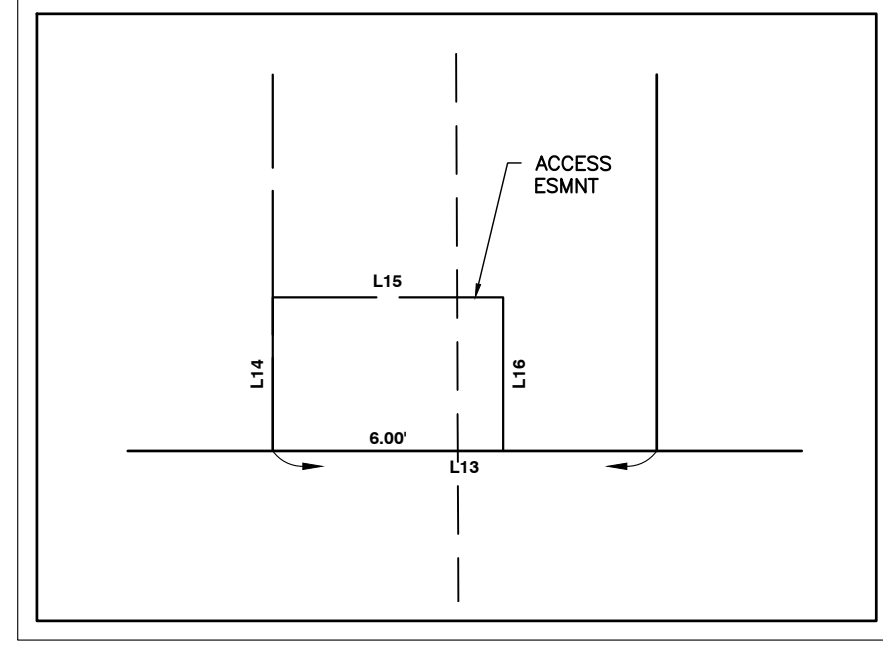
LINE TABLE

LINE	BEARING	DISTANCE
L13	S3°07'43"W	10.00'
L14	N86°52'17"W	4.00'
L15	N3°07'43"E	6.00'
L16	S86°52'17"E	4.00'

CURVE TABLE

CURVE	RADIUS	ARC DISTANCE	DELTA ANGLE	CHORD BEARING	CHORD DISTANCE
C1	20.00'	15.67'	44°52'56"	S25°34'11"W	15.27'
C2	20.00'	10.11'	28°57'18"	S17°36'22"W	10.00'

- LEGEND**
- ▲ MAG NAIL FOUND
 - △ MAG NAIL SET
 - 5/8" REBAR FD. "CEC INC" (UNLESS OTHERWISE STATED)
 - REBAR SET & CAP (SEE IRON PINS NOTE)
 - PERMANENT MARKER (1" REBAR SET)
 - PERMANENT MARKER (1" REBAR FOUND)



P:\310-000\311-000\Survey\Draw\111689-501-Sub-Phase 6.dwg(5) LSC/12/2026 - Assembly - LP, 2/12/2026 1:15 PM

SUBMITTAL RECORD

NO	DATE	DESCRIPTION

8800 Lyra Drive
Suite 300
Columbus, OH 43240
Ph: 614.540.6633
www.cecinc.com

CEC
Civil & Environmental
Consultants, Inc.

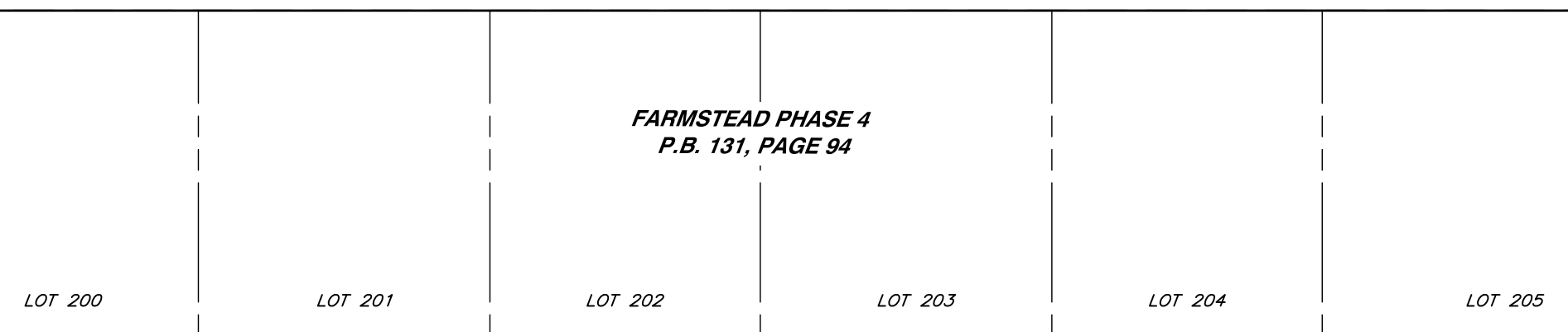
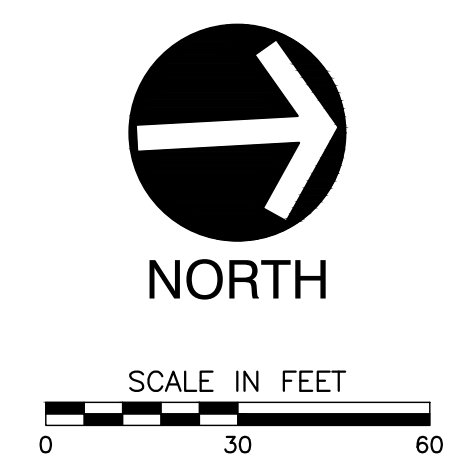
**CITY OF GROVE CITY
FRANKLIN COUNTY, OHIO**

FARMSTEAD PHASE 8

DATE: FEBRUARY 2026 DRAWN BY: BTB
DWG SCALE: 1"=30' CHECKED BY: DBP
PROJECT NO.: 311-669
APPROVED BY: DRAFT

DRAWING NO.: **PLAT**

SHEET 2 OF 2



**PARTITION OF EPHRAIM
BORROR'S ESTATE
P.B. 3, PAGE 240
LOT NO. 3**

**GRAND COMMUNITIES, LLC
207.933 ACRES
IN: 201906070067841
P.I.D. = 040-016097-00**

**GRAND COMMUNITIES, LLC
207.933 ACRES
IN: 201906070067841
P.I.D. = 040-016097-00**

**FARMSTEAD PHASE 7
P.B. 132, PAGE 726
RESERVE "R" (SUB AREA "7")**

**EXISTING DRAINAGE EASEMENT
PHASE 6
P.B. 132, PAGE 375**

**EXISTING SANITARY EASEMENT
PHASE 6
P.B. 132, PAGE 375**

**EXISTING DRAINAGE EASEMENT
PHASE 7
P.B. 132, PAGE 726**

SEE DETAIL "B"

SEE DETAIL "A"

TEMPORARY
TURN-AROUND
EASEMENT
SEE NOTE "E"

Date: 03-23-26
Introduced By: Mr. Sturm
Committee: Finance
Originated By: Mayor Stage
Approved: _____
Emergency: 30 Days: _____
Current Expense: _____

No. : C-13-26
1st Reading: 04/06/26
Public Notice: 04/07/26
2nd Reading: 04/20/26
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-13-26

AN ORDINANCE TO ACCEPT THE ANNEXATION OF 0.505± ACRES LOCATED AT 2332 WHITE ROAD IN JACKSON TOWNSHIP TO THE CITY OF GROVE CITY

WHEREAS, a petition for the annexation of 0.505± acres, more or less, in Jackson Township was duly filed by Brigitte D. and Benjamin T. Hicks; and

WHEREAS, said petition was considered by the Board of County Commissioners of Franklin County, Ohio on January 20, 2026; and

WHEREAS, the Board of County Commissioners certified the transcript of the proceeding in connection with the said annexation with the map and petition required in connection therewith to the City Clerk who received the same on January 27, 2026.

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

SECTION 1. The proposed annexation, as applied for in the petition of Brigitte D. and Benjamin T. Hicks, being the owner(s) of the territory sought to be annexed and filed with the Board of County Commissioners of Franklin County, Ohio on December 08, 2025 and which said petition was approved for annexation to the City of Grove City by the County Commissioners on January 20, 2026, be and the same is hereby accepted.

Said territory is described as follows: *Situated in the State of Ohio, County of Franklin, Township of Jackson and being part of Virginia Military Survey No. 8231. A copy of the legal description of the property being annexed is attached hereto as "Exhibit A" and made a part hereof as if fully written herein.*

SECTION 2. The zoning on this annexation shall be SF-1, Single Family Residential, and shall be placed in Ward 2. A map is attached as "Exhibit B" and made a part hereof.

SECTION 3. The City Clerk be and she is hereby authorized and directed to make three copies of the ordinance to each of which will be attached a copy of the map showing this annexation, a copy of the original petition, a copy of the transcript of proceedings of the Board of County Commissioners relating thereto, a certificate as to the correctness thereof. The clerk shall then forthwith deliver one copy to the County Auditor, one copy to the County Recorder, and one copy to the Secretary of State and such other things as may be required by law.

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

Ted A. Berry, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this ordinance is correct as to form.

Stephen J. Smith, Director of Law

RECEIVED
9:00 AM
DEC 08 2025
Franklin County Planning Department
Franklin County, OH

C-13-26
Exhibit A

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
ADAM W. FOWLER, P.E., P.S.
FRANKLIN COUNTY ENGINEER

RECEIVED

NOV 20 2025

From: Jackson Township, Franklin County, State of Ohio

FRANKLIN COUNTY ENGINEER
ADAM W. FOWLER, P.E., P.S.

To: The City of Grove City

Situated in the State of Ohio, County of Franklin, Township of Jackson, being in the Virginia Military Survey Number 8231. Being all of the 0.505 acre tract conveyed to Brigette D. Hicks and Benjamin T. Hicks, Trustees by deed of record in Instrument Number 202503110023633, and being further described as follows:

Beginning at the southwest corner of said 0.505 acre tract, also beginning on the Northeast corner of that 0.069 acre tract conveyed to City of Grove City by deed of record in Instrument number 20143050026574 and the Northwest corner of that 0.069 acre tract conveyed to City of Grove City by deed of record in Instrument number 201403050026589, located on the north right of way line of White Road (width varies), and also beginning at the southeast corner of that 0.505 acre tract conveyed to Susan Graham by deed of record in Instrument Number 20230602054221;

Thence in a Northerly direction, a distance of approximately 220 feet along the common line of said Graham and Hicks Tracts, to the south line of lot 74 of Keller Farms Subdivision Sec. 4 recorded in Plat Book 65 Page 69, and also being a point of the existing City of Grove City Corporation Line as established by Ordinance number C-15-79, as recorded in Misc. Vol 171, Pg. 881, and the Northeast corner of said Graham tract.

Thence in an easterly direction of approximately 100 feet along the common line of said Hicks tract and said lot number 74 along the southerly line of Lot 75 of Keller Farms Subdivision Section 5 recorded in Plat Book 66 Page 87, and also along the existing City of Grove City Corporation Line as previously mentioned, to the common corner of said Hicks tract and the Northwest corner of that 0.505 acre tract conveyed to Pamela K. Barton by deed of record in Instrument Number 201901300011388.

Thence in a southerly direction, a distance of approximately 220 feet along the existing City of Grove City Corporation Line as established by Ordinance Number C-41-01 as recorded in Instrument Number 200107190164533, and also the east line of said Hicks tract and the west line of said Barton tract, to the north right of way line of said White Road, said point being the northwest corner of that 0.069 acre tract conveyed to the City of Grove City by deed of record in Instrument Number 201403050026573 and the northeast corner of said 0.069 acre tract.

Thence in a westerly direction, along the northerly line of said 0.069 acre tract, and along the said existing City of Grove City Corporation Line, along the northerly right of way line of

said White Road, and along the southerly line of said Hicks Tract, a distance of 100 feet to the point of beginning of this description, and containing approximately 0.505 acres of land, more or less.

The above description was prepared by Brigette Hicks on November 4th, 2025, from the best available county records. The information displayed was not derived from an actual field survey. The description is not valid for the transfer of real property and is not to be utilized in place of a Boundary Survey as defined by the Ohio Administrative Code in Chapter 4733-37.

The total perimeter of annexation area is 640 feet more or less, of which 420 feet more or less is contiguous with The City of Grove City, having 66% contiguity.

 11/19/25

Brigette Hicks

971-533-6687

Brigette.hicks01@gmail.com

C-13-20

Proposed Annexation of 0.505 Acres More or Less
To The City of Grove City, Ohio
From The Township of Jackson; Franklin County, Ohio
Virginia Military Survey No. 8231

Franklin County, Ohio

Keller Farms Subdivision Sec 4
Plat Book 65, Pg 69

Keller Farms Subdivision Sec 5
Plat Book 66, Pg 87

Lot 74

Lot 75

RECEIVED
9:00 AM
DEC 08 2025
Franklin County Planning Department
Franklin County, Ohio

City of Grove City
Ord. No. C 15 79
Misc Vol 171 Pg. 881

Lot 96 Franklin County Planning Department
Franklin County, Ohio

RECEIVED

NOV 20 2025

FRANKLIN COUNTY ENGINEER
ADAM W. FOWLER, P.E., P.S.

Susan Girtham
0.505 Acres
I N 20231002054221
Parcel # 10000117

Brigitte D. Hicks & Benjamin T. Hicks, Trustees
0.505 Acres
I N 20250110023633
Parcel # 1000011748

Patricia K. Dapton
0.505 Acres
I N 20100130011388
Parcel # 040001203

City of Grove City
Ord. No. C-41-01
I N 200107190164533

Total Perimeter of
Annexation area is 640
feet of which 420 feet is
contiguous with the City
of Grove City, having 66%
contiguity

This exhibit was prepared from
record information from
Franklin County Engineer,
Recorder and Auditor and is
not intended for the transfer of
real property

City of Grove City
Ord. No. C-59-95
O.R. 24128-1113

City of Grove City
0.069 Acres
I N 20143050026574

City of Grove City
0.069 Acres
I N 201403050026580

City of Grove City
0.069 Acres
I N 200302050026573

City of Grove City
Ord. No. C-18-14

White Road (Width varies)

Area to be Annexed
Existing Grove City Corporation Line
Proposed Grove City Corporation Line

Brigitte Hicks 11/19/25
Prepared by Brigitte Hicks
971-533-6687
Brigitte.hicks01@gmail.com

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
ADAM W. FOWLER, P.E., P.S.
FRANKLIN COUNTY ENGINEER

FDA DATE: 11/20/25

Date: 03-23-26
Introduced By: Mr. Sturm
Committee: Finance
Originated By: Mayor Stage
Approved: _____
Emergency: 30 Days: _____
Current Expense: _____

No.: C-14-26
1st Reading: 04/06/26
Public Notice: 04/07/26
2nd Reading: 04/20/26
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-14-26

AN ORDINANCE TO APPROPRIATE \$1,142,950.96 FROM THE COUNTY PERMISSIVE MOTOR VEHICLE LICENSE FUND FOR THE CURRENT EXPENSE OF THE 2026 STREET MAINTENANCE PROGRAM AND THE MCDOWELL ROAD PROJECT

WHEREAS, the City has identified the need for various improvements as part of the 2026 Street Maintenance Program and the McDowell Road Project; and

WHEREAS, these improvements will include pavement repairs, curb replacement and resurfacing on Broadway, Hoover Road, Buckeye Parkway and White Road; and

WHEREAS, the total project costs are estimated to be in excess of \$8,000,000; and

WHEREAS, the City has sufficient funds available for the \$1,142,950.96 appropriation from the Permissive Motor Vehicle License Fund to cover a portion of the these projects costs; and

WHEREAS, these projects are located on roadways that are permitted to use the Permissive Motor Vehicle License Fund; and

WHEREAS, an appropriation of funds is necessary in order for the City to proceed forward with the improvements.

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

SECTION 1. There is hereby appropriated \$1,142,950.96 from the unappropriated monies of the County Permissive Motor Vehicle License Fund to account number 106000.578000 for the current expense of the 2026 Street Maintenance Program and the McDowell Road Project.

SECTION 2. This ordinance appropriates for current expenses and shall therefore go into immediate effect.

Ted A. Berry, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this ordinance is correct as to form.

Stephen J. Smith, Director of Law