

JACKSON TOWNSHIP COMPREHENSIVE PLAN

Jackson Township, Franklin County, Ohio

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Jackson Township Comprehensive Plan

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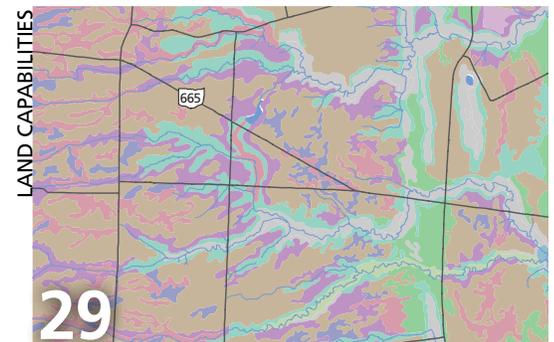
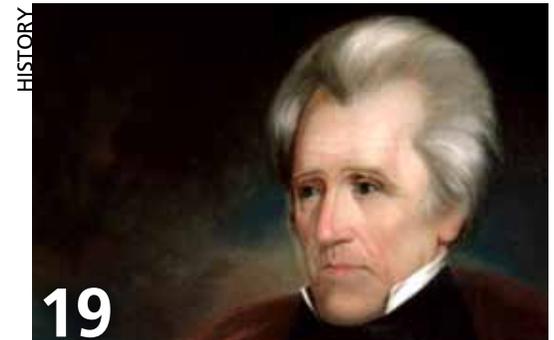


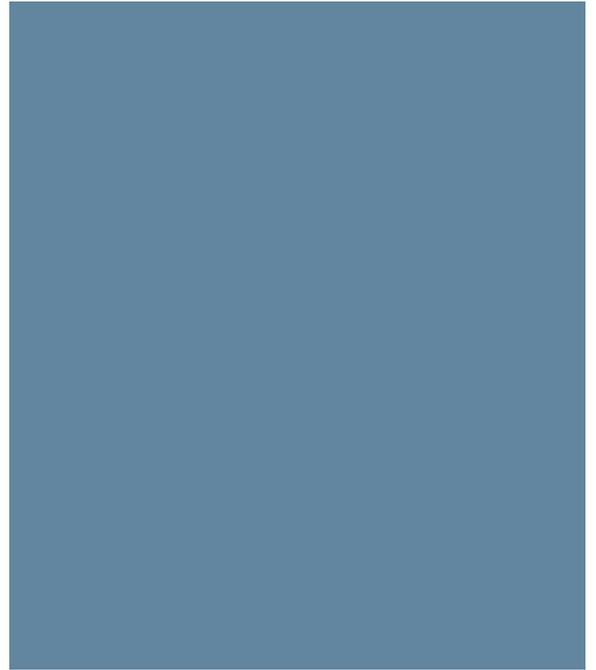
Grove City

The Jackson Township Comprehensive Plan is dedicated to the memory of Arthur “Budd” Eversman, who unexpectedly passed away on November 27, 2009 just as our Comprehensive Plan was nearing completion. Budd loved his community and worked tirelessly to improve the quality of life that we enjoy in Grove City & Jackson Township. In addition to his participation on the Jackson Township Comprehensive Plan Steering Committee, Budd was active in the community which included service as a Grove City Councilman, President of the Grove City Area Visitors and Convention Bureau, a member of the Chamber of Commerce and actively involved in Our Lady of Perpetual Help Catholic Church. Budd’s knowledge and insight were an integral part in the development of this plan and his presence will be greatly missed.

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Section 1

Introduction



In most communities, whether at the municipal, township, or county level, the comprehensive plan is not a document that the average resident frequently references. Most often, the local zoning resolution generates more interest than the comprehensive plan because of the immediate and tangible effects that zoning creates. However, when properly designed and implemented, the comprehensive plan can serve as a highly effective and influential tool for any community.

History of the Comprehensive Plan

During the early time of American history, cities had little power given to them by state government to control land use. After the American Revolution, the focus on property rights turned to self-rule and personal freedom, as this was a time of very strong personal property rights. Local governments had simple powers which included maintaining law and order and providing basic services. Cities had little power, if any at all, to direct development in the city.

Cities began to focus on the provision of basic services during the 1840s at a time known as the Sanitary Reform Movement. During this time it became clear that there was a strong relationship between disease and the availability of a quality sewer system. Part of the movement included

the development of sanitary survey planning to help bring sewer systems to infected parts of cities. This planning developed a new consciousness of town site location. People began to understand the environmental and social impacts of building cities and developed ways in which to further lower the spread of deadly diseases. Frederick Law Olmstead was a firm believer in the relationship between the physical environment and sanitation, which helped lead to the development of grand parks and open spaces in communities to bring not only recreation, but sanitation as well. The Sanitary Reform Movement is seen by many as the first attempt at comprehensive planning, however it failed to be completely comprehensive because it focused on only one aspect of the city and did not consider the city as a whole

During the Nineteenth and Twentieth Centuries, cities began to urbanize at very high rates. Cities became very dense and full of disease. As a response to the over population and chaotic conditions, planning became a major focus of many large American cities. The City Beautiful movement was one of the many responses to the decaying city. The movement began in Chicago at the World's Columbian Exposition in 1893 and lasted until approximately the 1920s. The focus of the movement was the design and architectural characteristics of the city. Leaders of the movement wanted to push the vision of

Sape Mullender



Grand parks, like Central Park in New York, were an important aspect in the Sanitary Reform Movement and the beginning of comprehensive planning.

the ideal city, and demonstrate to the world what cities could look like if they were created to be works of art. The White City, created for the exposition, began to realize that cities could be much more than dirty, overcrowded places. The movement spread across the United States and influenced many major American cities.

In 1898 Ebenezer Howard published his book entitled “Tomorrow, a Peaceful Path to Reform,” in which he developed the idea of a Garden City. This city was a planned development which included different land uses and community services. The communities were to be surrounded by a green belt and included many open spaces and parks within the city. These cities were designed to be completely self-sufficient and focused on decreasing the negative impacts traditional cities had on people’s lives. Although these cities were considered to be utopian ideas, two cities were eventually built in this vision, Letchworth and Welwyn England. The vision of Ebenezer Howard greatly impacted the idea of city planning in the United States for decades and helped in the development of the idea that cities must be planning comprehensively for growth.

After the turn of the Twentieth Century, American cities began to see the need for local development and growth plans. Influential in this planning was Daniel Hudson Burnham who recreated the city plan for Washington D.C. created by Pierre Charles L’Enfant in 1791. The original plan called for grid iron laid streets crossed by diagonal boulevards, squares, plazas, parks, monuments, and sculptures. However, over time this plan was largely ignored and the city had developed against L’Enfant’s vision. Burnham was instrumental in recreating the city plan and helping to return the city to its once intended form. In 1903, Burnham helped create the city growth plan for Cleveland and in 1906 he created the city plan for San Francisco. Although these were all city development plans, it was not until Burnham created the city plan for Chicago that his plans were comprehensive. The plan for Chicago is known today as the first comprehensive plan and it began a movement of comprehensive planning that emphasized planning as a way to not only make cities more beautiful, but to function better as well.

Purpose and Use of a Comprehensive Plan

A comprehensive plan is a locally enacted measure which officials use to base decisions concerning zoning and long range local development. It evaluates the state of the community by taking inventory of current demographics, infrastructure, services, and physical characteristics, as well as by assessing the needs and concerns of its residents. The plan shows the general locations and extent of present and proposed physical facilities including housing, industrial and commercial uses, major streets, parks, schools, and other community facilities. The plan incorporates this information into a series of explicitly stated goals, objectives, and recommendations to be realized within a specific time frame, such as twenty years.

A comprehensive plan serves several purposes. A comprehensive plan provides a long-range vision for the future of the community, gathers all relevant information about the physical, social, and economic features of a community, develops a consensus about how the community should develop and redevelop, and lays out a road map of policies and initiatives to be put in place to achieve community goals and objectives.

A plan, with its collection of community data and statements of policies, should provide a basis for development decisions. While changes in development or services may make some portions of the plan outdated, the underlying principles and policies of the plan should remain useful. Moreover, many land use issues are very site specific, and individual review of each development proposal should be exercised. Relationships between land uses, such as the use of parkland as a buffer between industrial and residential uses should be maintained.

Because changes in services, development, and priorities do take place, there should be periodic review of the plan. Such review allows for updates to the technical data as well as the goals of the plan, while maintaining the overall integrity of the comprehensive plan. The frequency of the comprehensive plan review will depend on the pace of growth in the

community, with more rapid growth calling for more frequent reviews and updates.

The legal foundation of the comprehensive plan dates back to a 1926 United States Supreme Court decision. In the case of the Village of Euclid v. Ambler Realty Co., the Village’s comprehensive zoning plan was contested. The Supreme Court found in favor of the Village of Euclid, ultimately upholding a key element of a comprehensive plan.

State mandates and court requirements for comprehensive plans are becoming increasingly more common. A comprehensive plan is called for as a required basis for land use controls. Federal and state funding is also often dependent on the adoption of a comprehensive plan.

Courts are giving more emphasis to comprehensive plans, with zoning ordinances considered quasi-judicial and depended upon an adopted comprehensive plan. The Oregon Supreme Court went so far as to say, “We conclude that a comprehensive plan is the controlling land use planning instrument for a city. Upon passage of a comprehensive plan, a city assumes a responsibility to effectuate the plan and conform prior conflicting zoning ordinances to it. We further hold that the zoning decisions of a city must be in accord with that plan.” Whether or

not a comprehensive plan is mandated, it can be used to both defend and attack zoning decisions in court.

In Ohio, when a municipality adopts a comprehensive plan, all public improvements, e.g., streets, public buildings, parks, utilities, etc., must have local planning commission approval. This applies whether the comprehensive plan is prepared by the county planning commission, regional planning commission, or the municipal planning commission. The local council, may, however, override such decisions by a two-thirds vote.

Clearly a comprehensive plan provides an overall policy guide and statement of goals for a community. The comprehensive plan provides an outline for development for both community officials and for developers or businesses interested in locating in the community. If a comprehensive plan is adopted and not followed, community officials should be prepared to defend actions in court that are not in accordance with the comprehensive plan, perhaps by showing changes in the area which make the current comprehensive plan outdated. However, when a comprehensive plan is adopted, maintained, and followed, those same community officials can use the comprehensive plan as their defense in court.

Future Land Use Map	Zoning Map
Generalized, 20 year vision	Site and parcel specific
Policy driven, flexible	Regulatory and legally binding
Category specific, performance oriented	Use specific
Exclusive, shows what you can't do	Inclusive, list only what you can do
Big picture, community oriented	Small picture, site oriented

Figure 1
Future Land Use Maps
vs. Zoning Maps

Future Land Use Maps and Zoning Maps

Many of the recommendations within a comprehensive plan are visualized through a future land use map, a document that indicates where particular types of land uses have been recommended within the community. It should be emphasized that a future land use map is not a zoning map; rather, it is a collection of recommendations. An area on the future land use map that has been recommended for a commercial use, for example, has not been rezoned and will not necessarily host a commercial use in the future. However, should the site be proposed for a rezoning to a commercial district, the future land use map should be referenced to determine if that site is appropriate for a commercial use.

A zoning map is an official document that may take the form of a single sheet, a series of indexed sheets, or an atlas. The zoning districts are shaded on a base map that shows streets and property lines, similar to a future land use map; but these districts are reflective of what is contained in the text of the local jurisdictions zoning ordinance, a binding legal document. Zoning districts put land to the use for which it is best suited from a community perspective, and which promotes the public health, safety and welfare of the community. Changes to the zoning map should be based on the recommendations of the future land use map.

Why Adopt a Comprehensive Plan?

With or without a comprehensive plan, local officials should base their decisions on what they perceive to be best for the community's future. Yet, without a plan it can be extremely difficult for these officials to demonstrate that their decisions are neither arbitrary or biased, and that they do in fact represent the community's best interest. A comprehensive plan is a legally and locally adopted document, and is formulated by a committee of local residents using public input. As such, courts have consistently upheld decisions that are based on the recommendations of a comprehensive plan. In fact, federal law goes so far as to necessitate

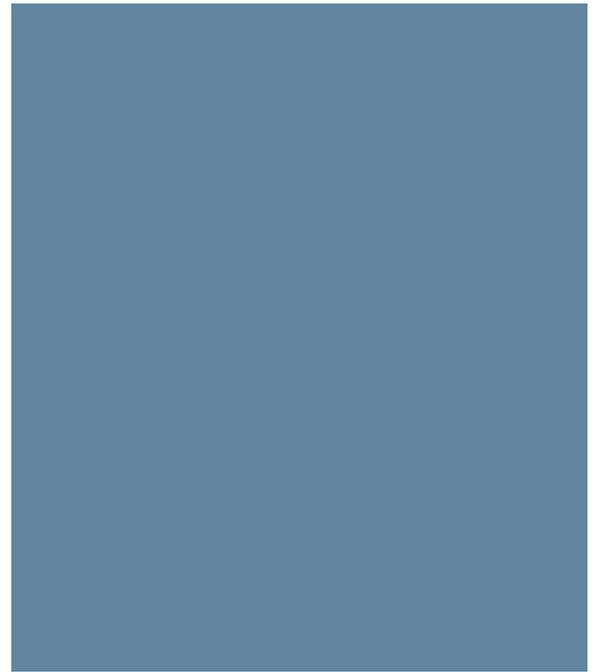
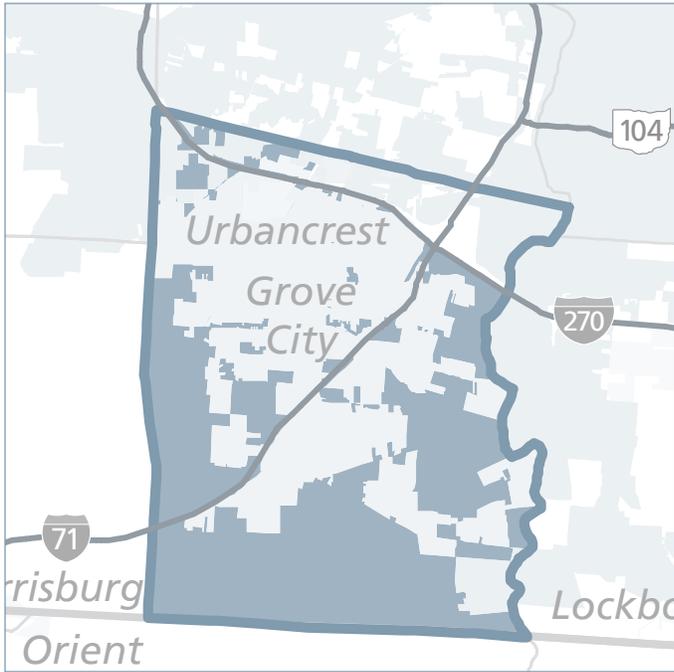
comprehensive planning for government agencies that implement zoning. According to the Standard State Zoning Enabling Act (SZEA), zoning regulations are to be made "in accordance with a comprehensive plan...no zoning should be done without such a comprehensive study."

Many communities regard comprehensive planning as unnecessary until there is some evidence that change is imminent. In doing so, they fail to realize that the very purpose of comprehensive planning is to be proactive in influencing the community's future. As growth and development continue to occur, township residents will benefit from an established plan that was designed to protect the community in the face of change.



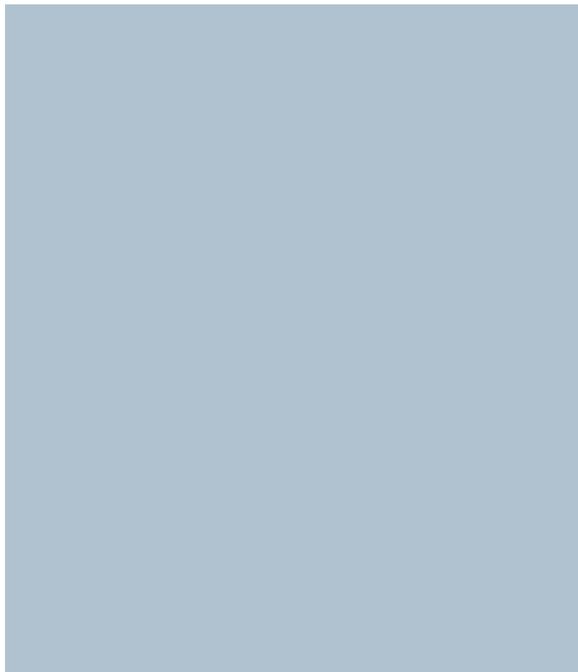
New York: Beyond Sight

The Standard State Zoning Enabling Act (SZEA) was originally developed in New York to control the design of skyscrapers and was eventually adopted by municipalities nationwide.



Section 2

Planning Area



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The Jackson Township planning area is bounded by the original historic township boundaries and contains roughly 25,450 acres. Within this area are several jurisdictions; unincorporated Jackson Township (10,638 acres), Grove City (12,110 acres), Urbancrest (356 acres) and Columbus (2,346 acres). The Jackson Township Comprehensive plan addresses only those areas remaining in the unincorporated portions of Jackson Township. With the adoption of the Southwest Area Plan by Jackson Township in 2009, the area of Jackson Township north of I-270 and east of Harrisburg Pike has been removed from the planning area from a land use perspective. Although residents in the unincorporated portions of Jackson Township contained in this

area have played an active part in the creation of this plan, this area will not be included on the future land use map.

This collection of jurisdictions and associated variations in land use contained in the planning area creates a complex situation. That, coupled with the constant prospect of annexation by Grove City, Urbancrest and Columbus can further complicate the issue. As annexations occur, land is moved from one jurisdiction to another jurisdiction and one planning area to another planning area. While one could expect that the adjacent jurisdiction’s land use plan would recommend similar land uses in a given area, this is not always the case. With the availability of centralized water and sewer within these jurisdictions, land can be used at

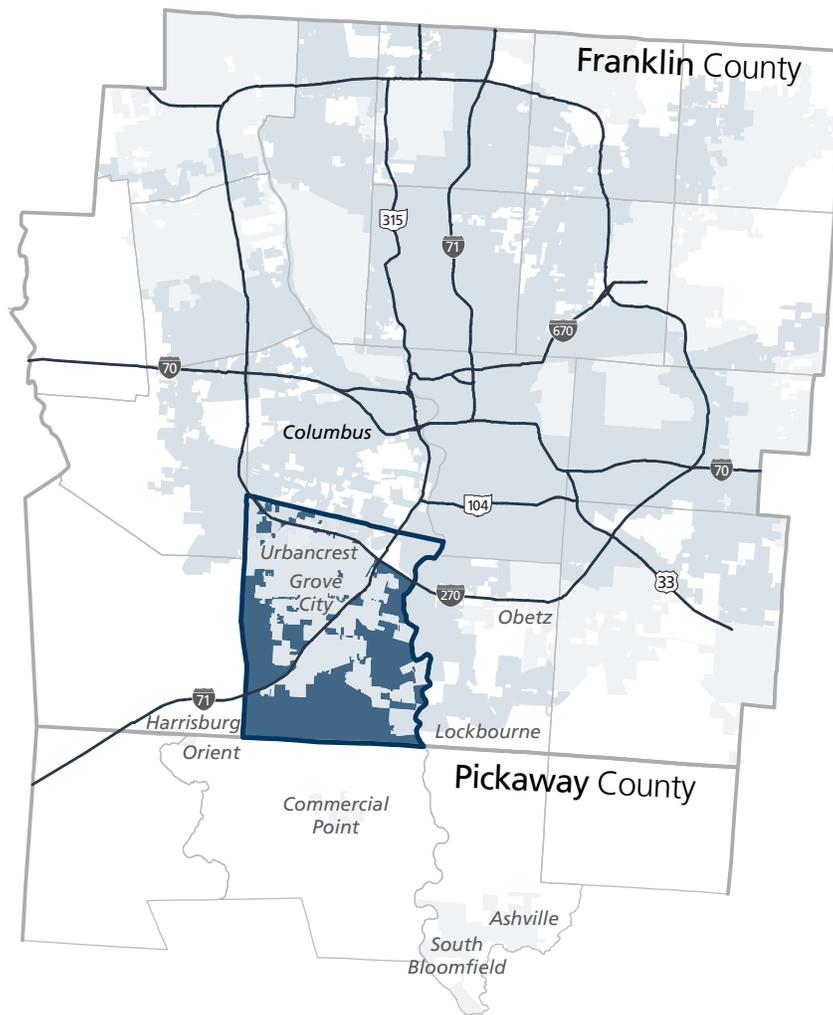


Figure 2
Jackson Township is bordered by several jurisdictions in two counties

greater densities and more intensely. Therefore an apartment building could be constructed next to a farm or big box retail could be built adjacent to a single family home. So, while one jurisdiction’s comprehensive plan might call for steady growth, the other jurisdiction’s comprehensive plan might call for aggressive growth and expansion, creating a conflict in land uses bordering one another. The Jackson Township Steering Committee consulted area plans to ensure that their land use recommendations did not create these types of conflicts.

In addition to the complex land use issues that currently exist in the planning area, there is also a shifting change in identity within Jackson Township. As Grove City continues to grow, more people begin to identify themselves

with Grove City, even residents of Jackson Township. At one time, residents in the Township considered themselves as residents of Jackson Township; however this identity is starting to change. As a result, there is a loss of sense of place within Jackson Township as it is difficult to identify the Township with a unique image. Most could only describe Jackson Township as a place with a collection of homes and farms.

These two issues have been brought up by both Jackson Township residents and members of the steering committee alike, and will be addressed within the context of the comprehensive plan.

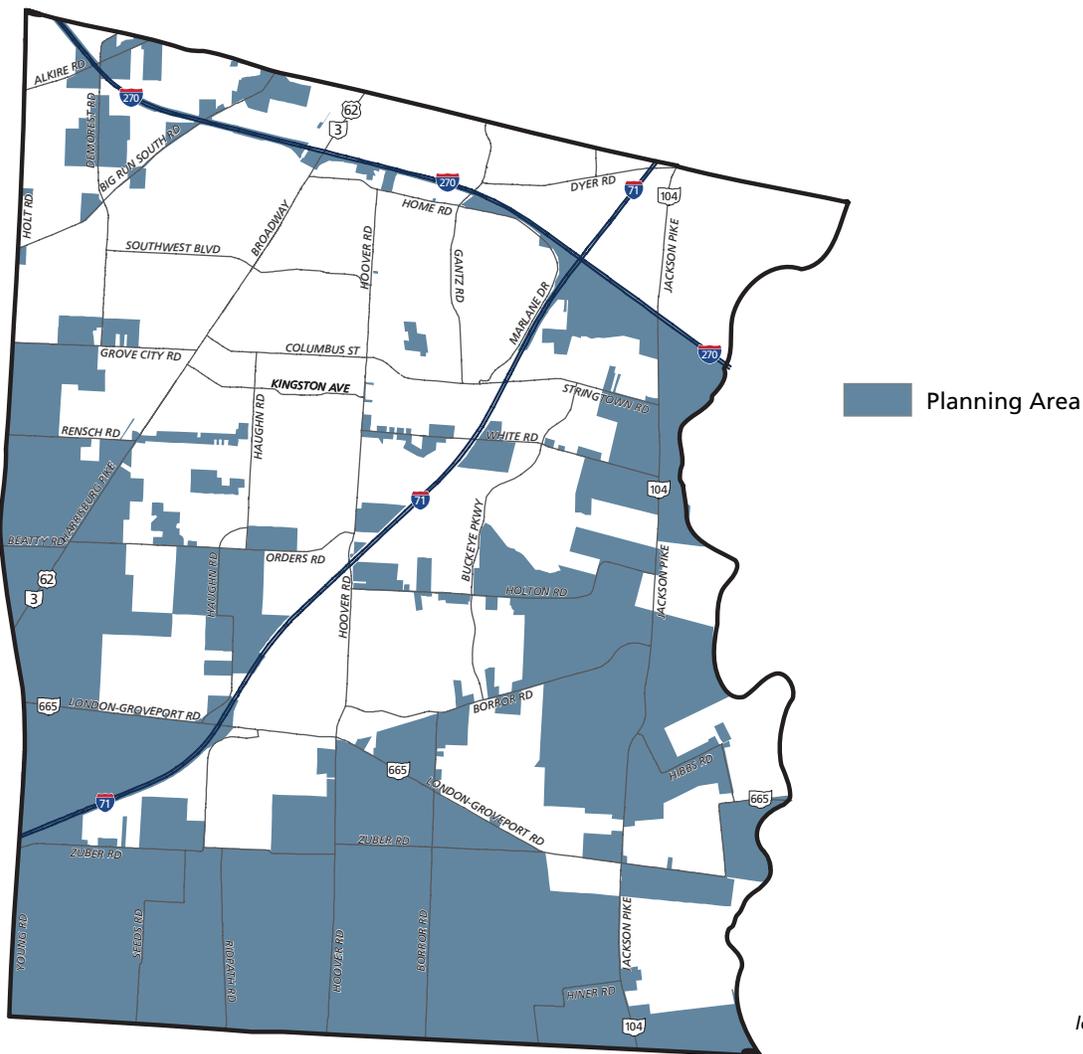


Figure 3
The Jackson Township Comprehensive Plan only addresses areas located in unincorporated Jackson Township



Section 3

History



Jackson Township can trace its beginning to two Virginia Military Land Grants held by American Revolution veterans General Daniel Morgan and Colonel William Augustine Washington, a nephew of General George Washington. Morgan's grant was for 2,222 acres while Washington held a warrant for 2,000 acres. In those days dense forest areas had to be cleared in order for cabins and houses to be built. Records indicate that panthers were plentiful and that a bounty was paid by Franklin County for each cat killed. Packs of wolves also hunted the wilderness area and terrorized many of the early settlers.

In 1804 Hugh Grant Sr., a Maryland native, purchased approximately 450 acres from Daniel Morgan. A year later, Grant moved with his family from Chillicothe by ox cart and settled along the Scioto River because he was unable to clearly identify his property. Unfortunately that winter, Grant was killed by a falling tree. His family moved and eventually located and settled on their land becoming the first white settlers in Jackson Township. Other settlers were soon to follow including Jacob Borrer, John Hoover and James Seeds. Descendants of many of these early settlers still live in Jackson Township to this day.

After his mother's death in 1836, Hugh Grant Jr. was willed the homestead and became an

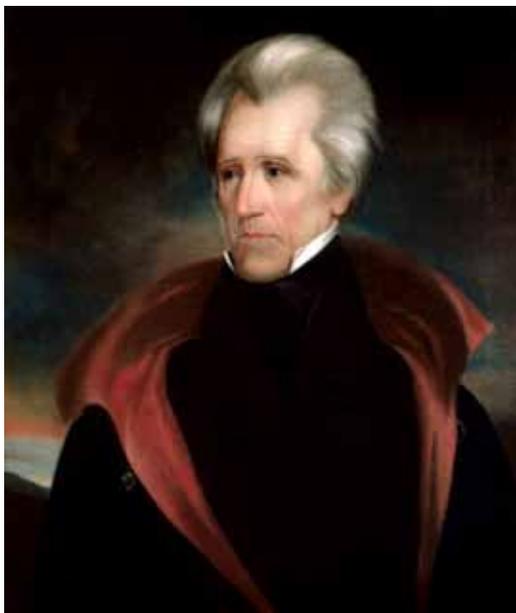
influential farmer and community leader. His son, Adam G. Grant (A.G.) was responsible for much of the early development in Jackson Township, including a brickyard and a bank. Grant also developed much of the area west of Harrisburg Pike in Grove City, naming it for his daughter, Beulah, which is how Beulah Park got its name. In addition to development, Grant was a principal owner of The Columbus and Harrisburg Electric Street Railway, commonly referred to as the Interurban that ran from Harrisburg to Columbus through Grove City. The construction of Stone Pike in Jackson Township was made possible by Grant, who donated the land; today Stone Pike is known as Haughn Road.

In 1810 Magdalene Strader Borrer, widow of Revolutionary War veteran Jacob Borrer, Jr., moved to Jackson Township from Virginia with her seven children (Martin, Jacob, Myomi, Solomon, Christine, Issac, and Absolom). Originally clearing and settling 400 acres of land given to Magdalene by her father, Christopher Strader, the family eventually prospered throughout the entire township. After her death in 1838, Magdalene was buried in nearby Scioto Cemetery, the resting place of more than 70 of her descendants.

Jackson Township was officially organized under its present boundaries in 1815 after originally being part of Franklin Township. Jackson Township gets its name from Major General Andrew "Old Hickory" Jackson, who became a national hero after defeating the British in the Battle of New Orleans in 1812. Jackson would go on to become the seventh President of the United States and have his portrait on the face of the twenty dollar bill beginning in 1928. In Ohio there are 37 Jackson Townships named in his honor and a total of 178 nationwide.

In 1817 Andrew and Margaret Gantz purchased 200 acres at a cost of \$5 per acre and moved with their 12 year old son Adam from Washington County, Pennsylvania to Jackson Township. The Gantz's newly purchased property was originally part of Colonel William Augustine Washington's 2,000 acres. In 1830, Adam and his wife Catherine built a farmhouse on the Gantz property which is now listed

The White House



Jackson Township is named after American general and President of the United States, Andrew Jackson

on the National Register of Historic Places. The farmhouse and 10 acres were donated to Grove City in 1973 to be used as a municipal park. Today, the grounds include an arboretum and are a popular destination for visitors and residents alike. The Gantz family also lends their name to Gantz Road which runs north and south through Grove City, Columbus and Franklin and Jackson Townships.

In approximately 1846, William Foster Breck purchased 15½ acres in Jackson Township from the Grant estate which he would later plat in the summer of 1852 creating the village of Grove City. The name of the village was selected because of a large grove of trees settlers had left standing as land was cleared for roads. Breck established the first post office in Jackson Township and served as postmaster until 1857. On August 8, 1864 a rider from Columbus galloped into Grove City shouting that Abraham Lincoln had been nominated for President again. Excited, Breck shouted out, spooked his team horses and fell off a tall load of oats he was hauling becoming the second area founding father to die in an accident.

The Columbus and Harrisburg Turnpike Company was incorporated in 1847 with a capital stock of \$20,815, divided in shares of \$25 each. The road was constructed in 1848 and 1849 at a cost of \$35,602, of which the Franklin County Commissioners donated \$4,400 for the erection of a bridge over the Scioto River. The Company was largely in debt when the road was completed and no dividends were ever made to the stockholders; however, all tolls from the road were applied to the defraying of expenses and the gradual payment of debt. A Board of Directors governed the Company, one of which was Adam Gantz. Today, Harrisburg Pike is also U.S. Route 62 and State Route 3 that runs through downtown Grove City and western Jackson Township.

The Franklin and Jackson Turnpike Company was incorporated in March of 1851 with the directive of constructing a road from the Harrisburg Turnpike down the river to Cottage Mill a distance of ten miles, which they did in 1852 at a cost of \$8,000. Unfortunately the amount of stock subscribed and paid was about

\$6,000 leaving the Company \$2,000 in debt. Again the Company did not pay any dividends to stockholders, but did apply all the earnings of the road toward the debt. State Route 104, as it is also known today, runs along the Scioto River in eastern Jackson Township.

Also incorporated in March of 1851 was the Cottage Mills and Harrisburg Turnpike Company who set out to construct a turnpike connecting the Columbus and Portsmouth Turnpike, which is present day U.S. 23 and the Columbus and Harrisburg Turnpike. The seven and a half mile road was constructed in 1852 and the first toll was collected in October of that year. At a cost of \$13,000, the road construction came in considerably over budget and left the Company in debt for the construction. As a result no dividends were ever paid to shareholders and all earnings from the road went towards payments on the debt. Solomon Borrer, son of Jackson Township pioneer Magdalene Borrer, served on the Company's Board of Directors. Today, the Cottage Mills and Harrisburg Turnpike is referred to as London-Groveport Road and is State Route 665.

Up until the constructions of the afore mentioned turnpikes, Jackson Township suffered from the inconvenience of having no direct or adequate roads to get their goods to market. After the turnpikes were built, however, that inconvenience was removed; the people's goods could easily get to the market, which led to the rise of population of Jackson Township. In a ten year period the population of Jackson Township



Ohio Historical Society

The Borrer Family was one of the first families to settle in Jackson Township

rose from 784 people in 1840 to 1550 in 1850, more than doubling the population.

In 1853 the township contained twelve school districts with a total of 676 students between the ages of five and twenty-one. By 1857 the number of students increased to 736. In rural areas township school districts built schools and assessed local citizens for upkeep and teacher's salaries. Teachers were required to pass a county examination for certification and, in addition to instruction, teachers were required to keep records, clean the schoolhouse and keep it heated in the winter months.

By 1858 Grove City was home to 30 families, two stores, one tavern, one physician, one large school and six churches. The Hopewell Church, constructed 1839, was built on the corner of White Road and Jackson Pike and a portion can still be seen today. The Concord Church was constructed some years earlier at what is now the corner of Hoover Road and London-Groveport Road, which, at the time, was known as Shadesville Pike. The wooden structure is still there today along with the accompanying Concord Cemetery. The Hickory Seminary was

Jackson Township



1883 map of Jackson Township

constructed with a dual purpose of serving as both a church and a school house.

In addition to farming and agriculture, there were other industries developing in Jackson Township around this time. Factories producing drain tile, clay and brick, wagon and blacksmith shops, a hotel, various general stores, and a steam powered sawmill near Grant's Run operated by Robert Seeds.

On March 6, 1866, the Village of Grove City was incorporated and on May 10 the village held its first election. Joseph Bullen, who arrived in 1852 and became the first physician to settle in Jackson Township, was elected the first mayor of Grove City. Additionally, Randolph Higgy was elected clerk; Gabriel Postel Sr. was elected marshal; and William Sibray, Anton Pilger Sr., A.M. Anderson, John L. Smith and Leonard Buckholtz were elected to village council.

In 1879 Allen and Mary Orders deeded one acre of land to the Jackson Township Board of Education to build Schoolhouse No. 10 known locally as Orders Road School. A one room school house was built on the property approximately one-quarter of a mile from Harrisburg Pike.

The Orders Road School served homes from as far away as two-miles and students got to and from school via horse drawn wagon, horseback, or walking. In the colder months, children were often given a potato, half baked, to hold in order to keep their hands warm. This potato often doubled as lunch as students would put the potato in the stove at the schoolhouse until it was fully cooked and eat it. Otherwise, students often ate what they had at home: lard or sugar sandwiches, jam sandwiches, hard boiled eggs, cold pancakes, biscuits, bacon, sausage, peanut butter, cheese, apples, carrots and homemade cookies. Students wore typical period clothes including cotton dresses, cotton skirts and blouses, aprons, shawls or scarves, bonnets and shoes with laces for the girls and the boys usually wore some combination of boots or laced shoes, woolen, cotton or corduroy trousers with suspenders, cotton or flannel shirts, and denim overalls, knickers with long socks, vests, straw hats and caps.

There were typically between 15 to 40 students in each schoolhouse ranging in age from 5 to 16 years old. It was not unusual for several children from the same family studying in the same room with the older children helping the younger ones. The typical courses of study included reading, arithmetic, spelling, grammar, writing and penmanship, geography and history and at the end of eighth grade, student would take an exam for graduation. Jackson Township did not provide high school education until 1894 when it set aside room in the Park Street School for secondary studies. At that time, a high school education was a three-year course of study. The first class to graduate in 1896 consisted of four students, all women: Evelyn McGiven, Lillie Barbee, Lizzie Jones and Sally Jones.

Teachers during this time were strict about discipline and titles of Miss, Mister, Ma'am or Sir were the rule. Students spoke only when called upon by the teacher or if their hands were raised. Punishment for misbehavior included standing in the corner with a nose to the wall, sitting on a stool wearing a dunce cap, given a whipping with a leather strap or birch switch, or a boxing of the ears.

Three generations of Jackson Township students received their primary education at the Orders Road School. Following consolidation, the school district deeded the schoolhouse to the farm's owners in 1928.

Plans to restore the schools began in the late 1990s and in 2001 restoration began with funds donated by the city of Grove City and Jackson Township. By 2003 the restoration was complete at a cost of over \$100,000. A good deal of



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The Orders Road School, originally constructed in 1829, was restored in 2003.

the supplies were donated and much of the labor came from volunteers. Currently the building is maintained by the city of Grove City and the Southwest Franklin County Historical Society and is part of Century Village at Fryer Park.

By the 1880's Jackson Township had grown to include at least eight different churches and 10 school houses, which included the Hopewell School on the corner of Stringtown Road and Jackson Pike, the Walnut Grove/Taylor School on Seeds Road, the Lakeview School on Holton Road, the Hoover School, the Barbee School, the Fairview School and the Urbancrest School. By 1883 the population of Jackson Township as a whole had increased to 2,092 people.

Jackson Township had outgrown the original Jackson Township Hall, which was located south of Concord cemetery, by the late 1950s and a new one was needed. Jackson Township sought out a new location and found one on Hoover Road; in 1964 the township acquired the land for their new township hall from Carl and Jennie Ziner. Soon thereafter construction commenced on the Jackson Township Fire Station which opened in 1965.

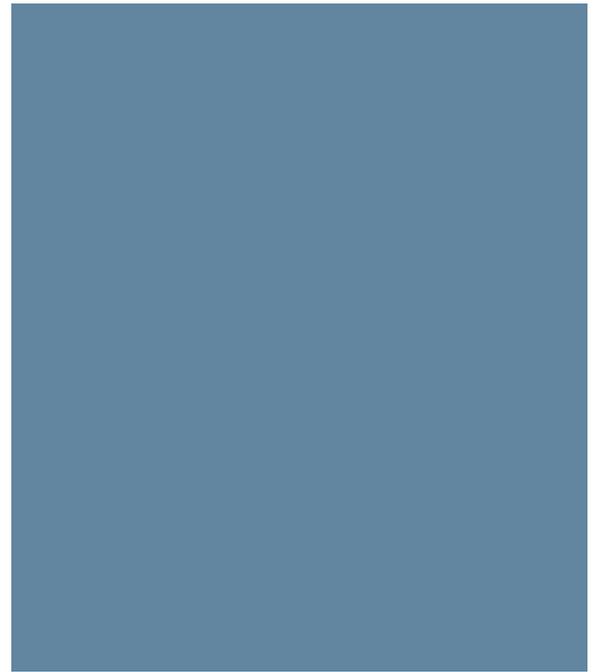
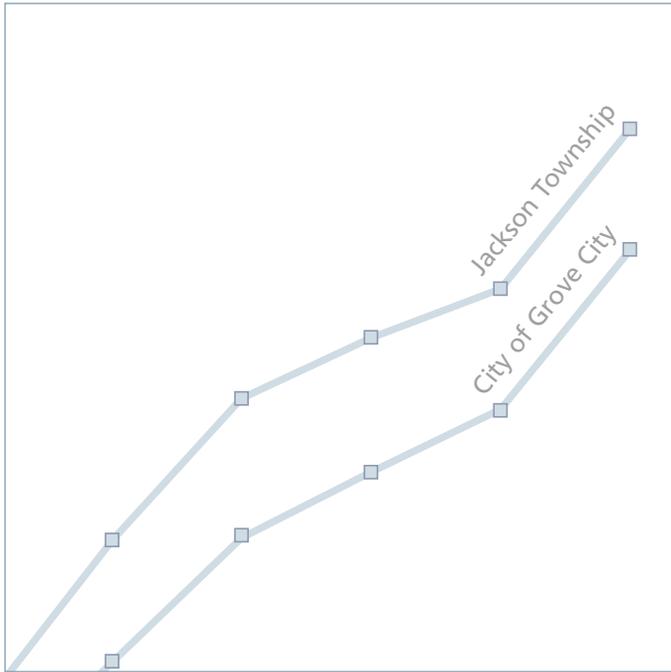
Grove City had also grown considerably around this time achieving city status in 1959. In the state of Ohio, a municipality becomes a city if it has over 5,000 residents.

In 1994 the Jackson Township Hall and Fire Station was substantially renovated into the current Jackson Township Administration Building and Public Meeting Rooms. Originally the building was constructed with a flat roof; however, due to issues with leakage, a truss style roof was added in 2006 to alleviate the problem. Today, the building is used by more than three dozen local groups and civic associations free of charge. Anyone is permitted in using the Administration Building for public meetings with the approval of Jackson Township.

Franklin County

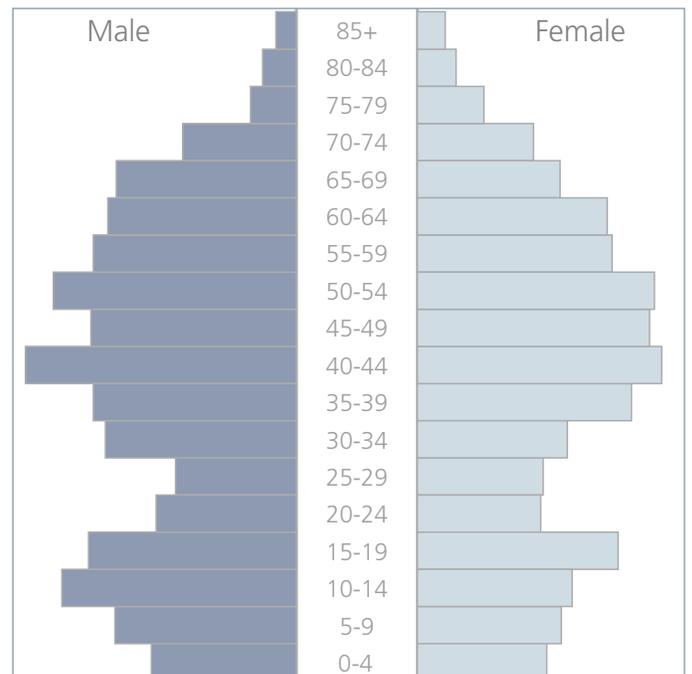
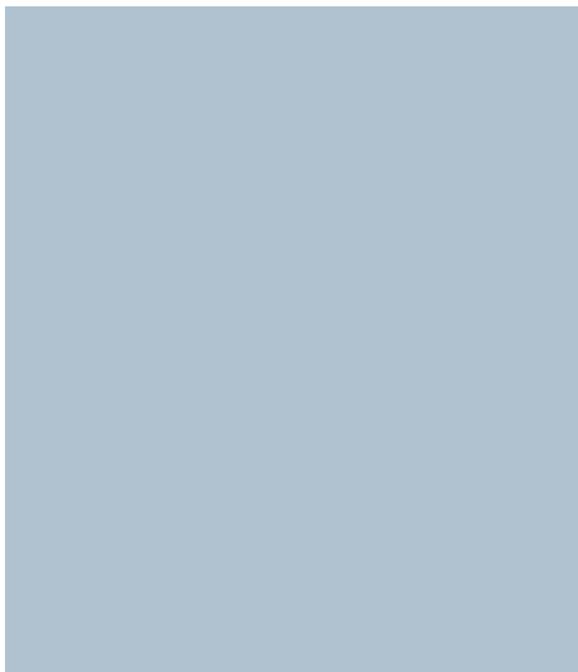


In 1994 the Jackson Township Fire Station was substantially renovated and is now the Jackson Township Administration Building.



Section 5

Demographics



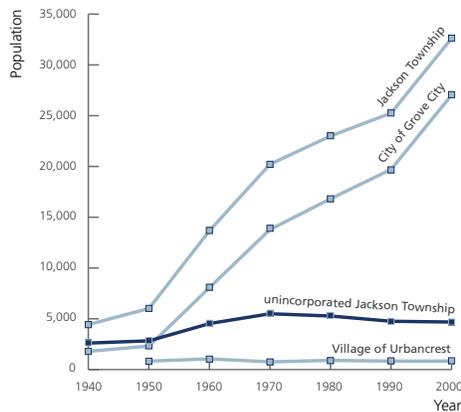
Demographic information can be used to project the direction of development in an area. For example, an increase in the number of families with young children or an increase in young couples entering an area can signal the need for new school buildings. Another helpful use of demographic information is to study the age of a certain population. An aging population of local farmers who are nearing retirement age can indicate a change in the number of active farms in a community.

Jackson Township is a subdivision of Franklin County. Formally it includes two municipalities, the City of Grove City and the Village of Urbancrest, as well as unincorporated areas. The parts of the City of Columbus that lie within the historical boundaries of the township are not currently part of Jackson Township, as Columbus is itself an independent subdivision of Franklin County. Grove City was a village prior to 1959, when it was upgraded to a city. Urbancrest was incorporated as a village in 1948.

Population

The current population of the unincorporated portions of Jackson Township is 4,612 (2008 est.). The population of the entire township is 39,320 (2008 est.), which includes Grove City's population of 33,820 (2008 est.) and Urbancrest's population of 879 (2008 est.). Since 1940, Jackson Township, as a whole, has shown considerable population growth, with an annual growth rate of 3% from 1990 to 2000, largely due to the growth of Grove City. Meanwhile the unincorporated area has shown only minimal net growth since 1940, and has been slowly losing population since 1970, with an annual growth rate of -0.1% from 1990 to 2000, largely due to annexations to Grove City. By comparison, both the City of Columbus and Franklin County have an annual growth rate of around 1% (1990 to 2000). (U.S. Census Bureau)

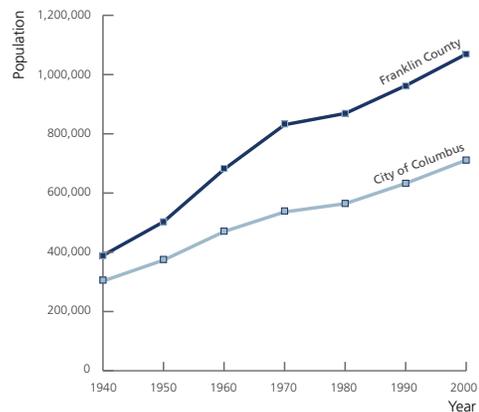
Jackson Township Population Growth 1940-2000



NOTE: Urbancrest incorporated in 1948, Village of Grove City before 1958
U.S. Census Bureau

Fig. 4

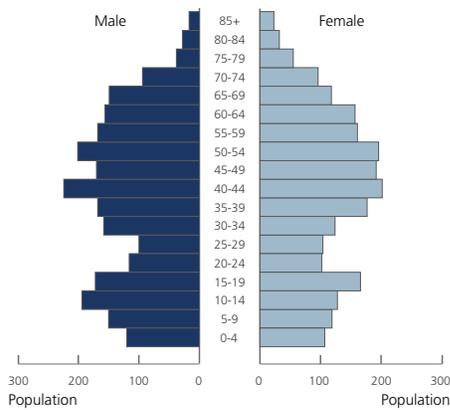
Franklin County Population Growth 1940-2000



U.S. Census Bureau

Fig. 5

Jackson Township Age Distribution 2000



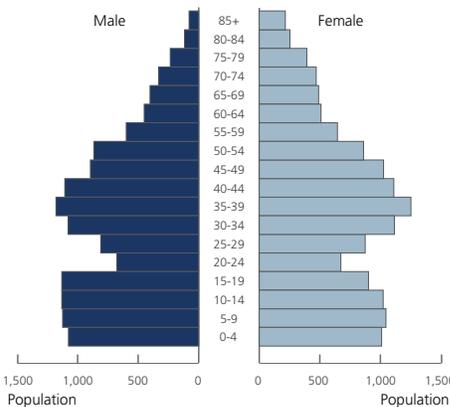
U.S. Census Bureau

Fig. 6

Age and Gender

The unincorporated areas of Jackson Township have an older population in comparison to Grove City and Franklin County as a whole. In 2000 the largest age group in the unincorporated area was people in their early 40s, as compared to Grove City where the largest age group was people in their late 30s, and Franklin County where the largest age group was people in the late 20s. In fact, people in their late 20s are one of the smallest age groups in the unincorporated township. There are 52 men for every 48 women in the unincorporated area of Jackson Township, compared to a ratio of 49 men for every 51 women in both Grove City and the county at large. (U.S. Census Bureau)

Grove City Age Distribution 2000



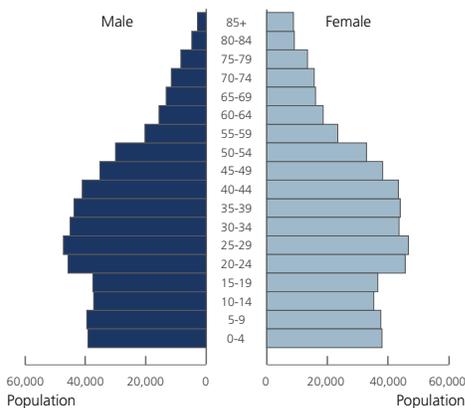
U.S. Census Bureau

Fig. 7

Household Income

Households in the unincorporated part of Jackson Township tend to have higher incomes than Grove City and the county at large. For example, there are a greater number of households with incomes over \$50,000 per year when compared to Franklin County as a whole. Conversely, in all income brackets below \$50,000 per year, there are a smaller percentage of households than the percentage of households in these income brackets in the county. Almost the same trend is found comparing the unincorporated township to Grove City, except

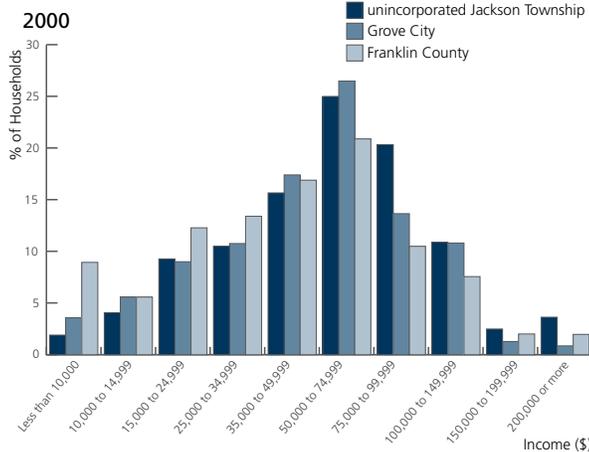
Franklin County Age Distribution 2000



U.S. Census Bureau

Fig. 8

Household Income



U.S. Census Bureau

Fig. 9

in the \$15,000 to \$24,999 and the \$50,000 to \$74,999 brackets. The largest income bracket in the unincorporated area is \$50,000 to \$74,999, making up 25 percent of all households. (U.S. Census Bureau)

Educational Attainment

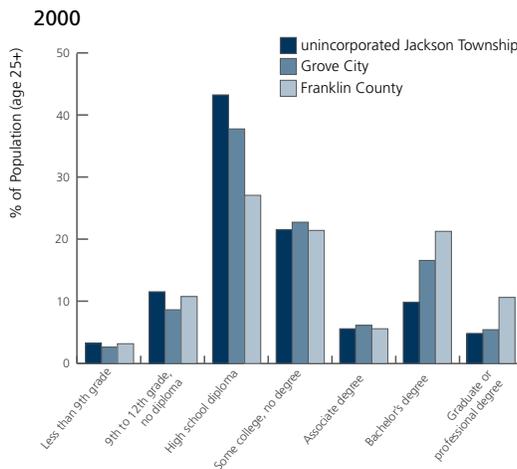
In 2000 about 85 percent of residents of the unincorporated part of Jackson Township over the age of 25 were high school graduates, compared to 89 percent in Grove City and 86 percent in Franklin County. Meanwhile 15 percent of residents over 25 had earned a college degree, compared to 22 percent in Grove City and 32 percent in the county. For the population over 25, the unincorporated area of the township, Grove City, and the county at large all showed similar percentages for those attaining less than a 9th grade education, those who had completed some high school without a high school diploma or General Education Diploma (GED), those who had completed some college without a degree, and those earning no higher than an Associate’s degree. For those over 25 earning no higher than a high

school diploma or GED, a higher percentage was shown for the township area as compared to Grove City and the county. Conversely, for those over 25 earning a bachelor’s degree or a graduate or professional degree, the percentages were greater for Grove City and the county at large than for the unincorporated part of Jackson Township. (U.S. Census Bureau)

Housing Stock

Of the existing housing stock in 2000, almost half of the housing in the township areas was built in the 1960s and 1970s, considerably higher than the percentage of housing in Grove City and the county built during those decades. While there were similar percentages of housing built before 1940 in both the unincorporated parts of the township and Franklin County at large, there were a much lower percentage of homes built prior to 1940 in Grove City. Also, a much lower percentage of housing was constructed in the 1990s in the township areas than in Grove City or the county. (U.S. Census Bureau)

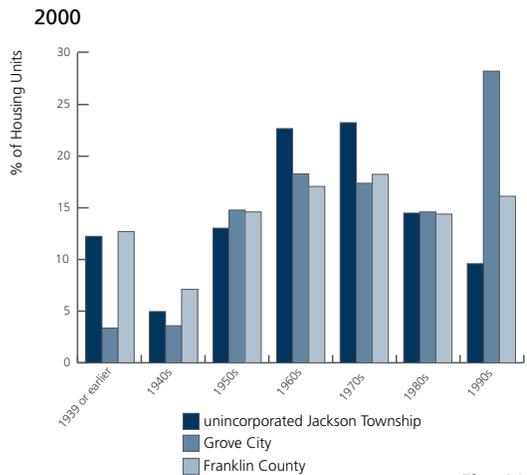
Educational Attainment



U.S. Census Bureau

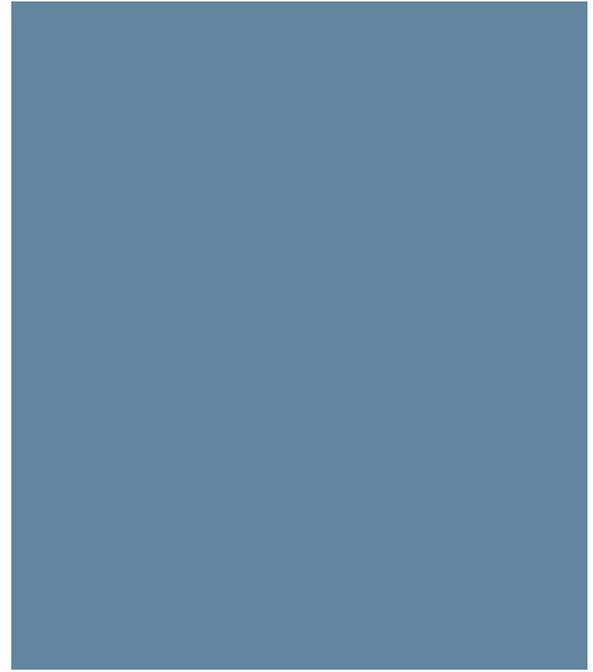
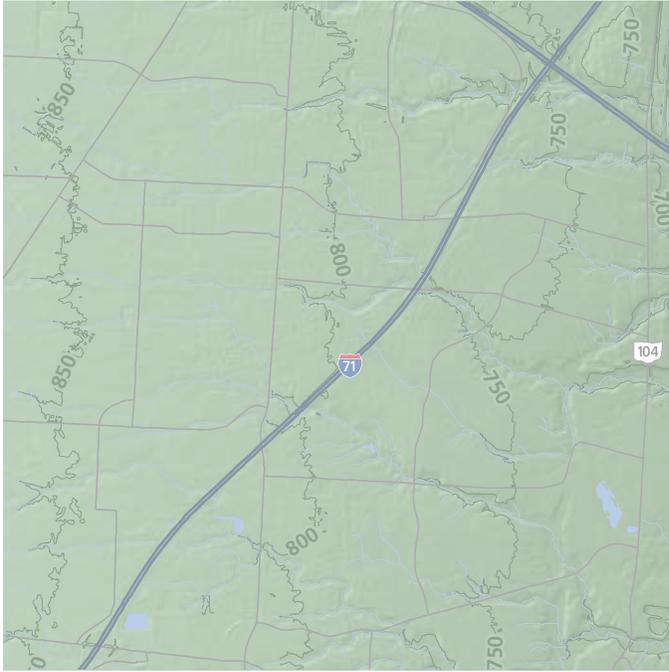
Fig. 10

Housing Stock by Decade of Construction



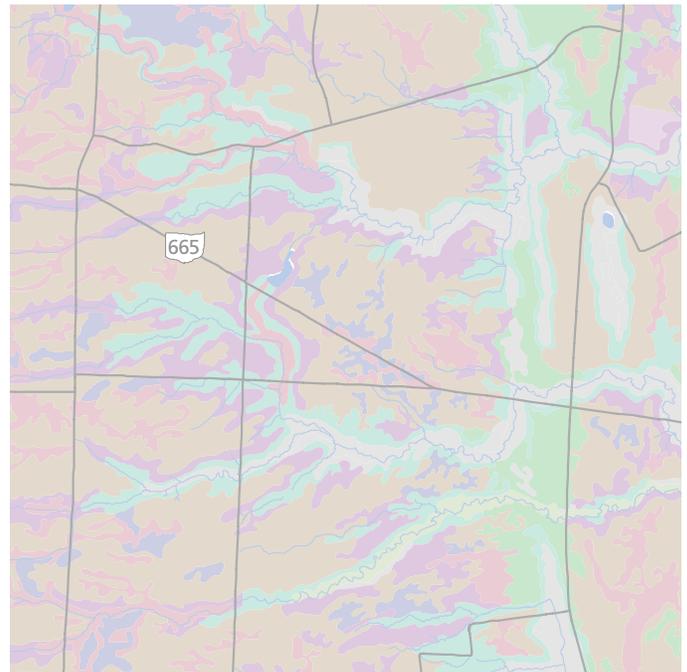
U.S. Census Bureau

Fig. 11



Section 6

Land Capabilities



The natural resources of an area are a key component of any comprehensive plan. The ability of the land to support development is of major concern to communities, especially those experiencing growth or under growth pressures. Many factors can affect an area’s capability to support new developments; among these are topography, soil type, and ground water availability. Because all of the various forms of nature are interdependent and interact to maintain a comprehensive, yet extremely delicate system, changes that affect this balance must be carefully considered. Also, there is a need to protect certain natural features from disturbance. This includes protecting and preserving wetlands, endangered plants and animals, woodlands, prime agricultural areas, and other significant natural features or vistas should be protected from over-development as well.

Land capability information is derived from the Ohio Department of Natural Resources’ Capability Analysis Program. The information contained in this section is not all-inclusive, but gives general guidelines for development and land use in Franklin County. The included maps are general as well, showing approximate boundaries for each limitation or resource. Furthermore, severe limitations should not be read as an absolute prohibition against that use for which a soil is rated, but as an indication that sometimes costly measures must be undertaken to overcome such limitations. A site specific analysis is necessary to precisely determine the

suitability of a parcel of land for a particular use.

Climate

Jackson Township lies within the Humid Continental region according to the Koppen climate classification, which was created around 1900. The Koppen climate classification is the most widely used climate classification system and was developed under the concept that native vegetation is the best determination of climate; therefore climate zone boundaries are delineated with area vegetation in mind.

The Humid Continental region is the most prominent in North America, Europe and Asia and is marked by variable weather patterns and a large seasonal temperature variance. This region is found over large land masses in the temperate regions of the mid-latitudes where there is a zone of conflict between polar and tropical air masses. The temperature difference between the warmest and coldest months increases as one moves further inland and away from the moderating influence of the ocean, Hot, muggy summers and cold dry winters are commonplace for the Humid Continental region.

Appropriately, Jackson Township’s climate is hot during the summer months when average temperatures in July reach above 85 degrees Fahrenheit and cold in the winter months when the average January low dips to 20 degrees

Average High and Low Temperatures Franklin County, Ohio

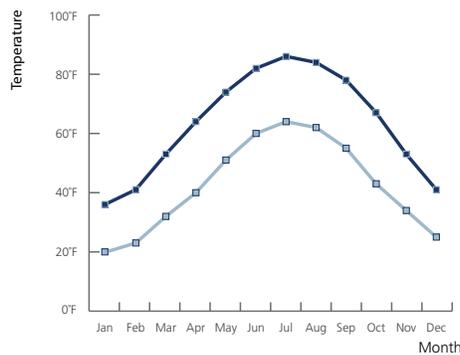


Fig. 12

Avg. Monthly Precipitation, in Inches Franklin County, Ohio

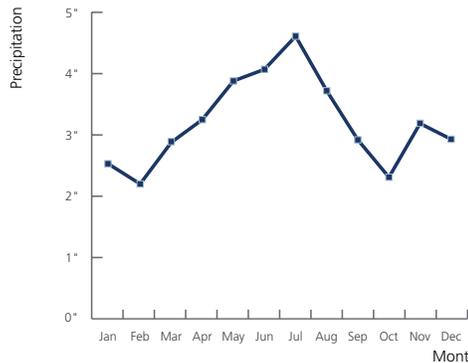


Fig. 13

Fahrenheit. The average high temperature in Jackson Township is around 63 degrees Fahrenheit and the average low is 42 degrees Fahrenheit. The highest temperature ever recorded in Jackson Township was 102 degrees Fahrenheit, which was set in 1954. On the other hand, the all time lowest temperature in Jackson Township was recorded in 1994 at negative 28 degrees Fahrenheit.

Rainfall in Jackson Township is fairly evenly distributed throughout the year. The average annual rainfall is around 40 inches with July as the wettest month with 4.5 inches and October as the driest month with 2.1 inches of rainfall.

Topography

According to the American Heritage Dictionary, topography can be defined as “the three-dimensional arrangement of physical attributes (such as shape, height, and depth) of a land surface in a place or region. Physical features that make up the topography of an area include mountains, valleys, plains, and bodies of water. Human-made features such as roads, railroads, and landfills are also often considered part of a region’s topography.

Slope, which is the ratio of change in elevation over distance, is used to measure the topography

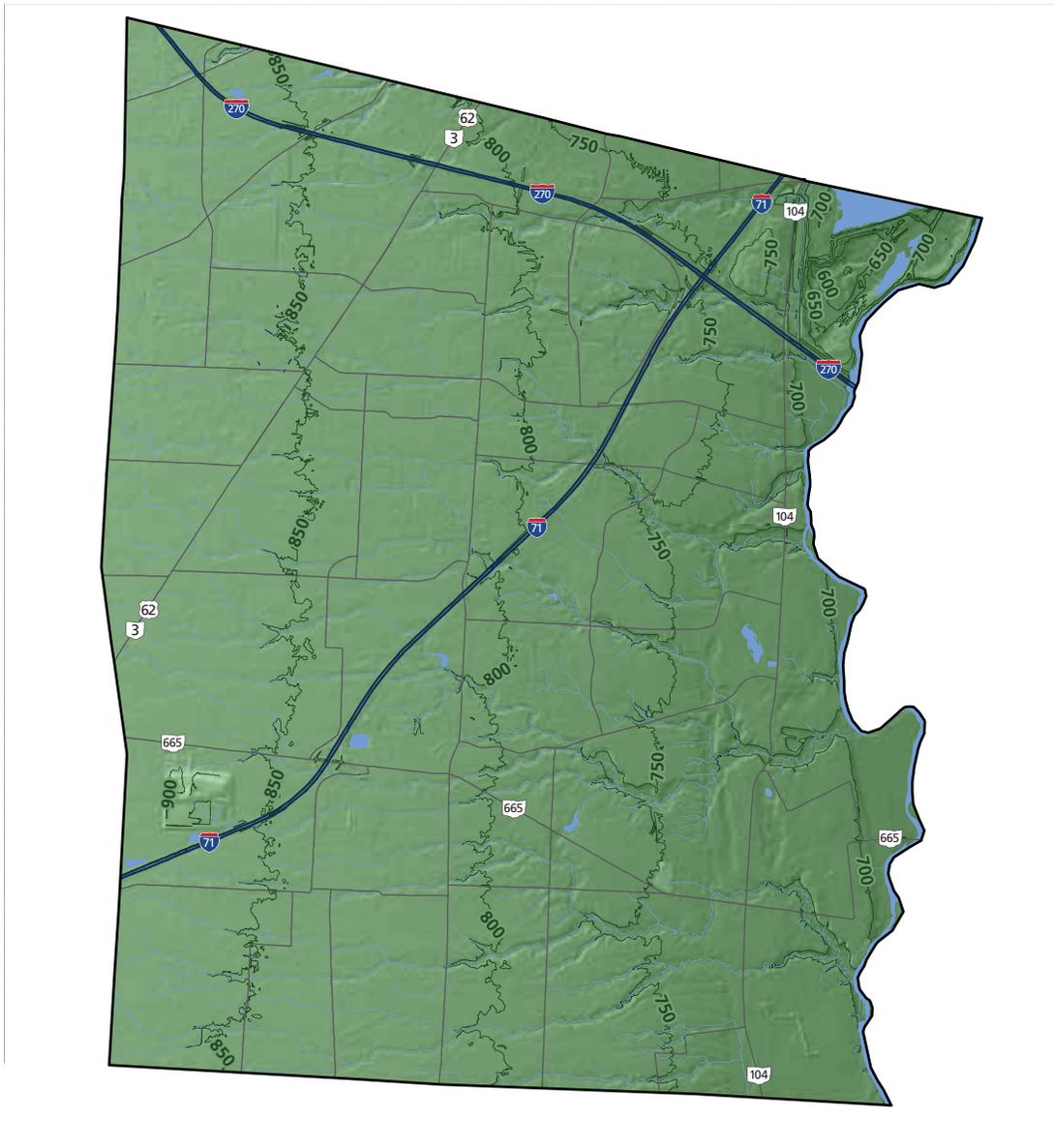


Figure 14
Topography of Jackson
Township, with
elevation measured in
feet above sea level

of the land. For example, if a parcel of land rose four feet over 100 feet of horizontal distance, the slope for that area would be four percent. The lower the slope, the flatter the land will be, conversely, the higher the slope, the steeper the land.

Slope influences the effects of the natural environment; the rate of storm water runoff, performance of septic fields, and the rate of erosion are all influenced by the slope of the land. As the slope increases, the velocity of storm water runoff increases causing problems with erosion and flooding downstream. However, if an area has a slope of 0.5 percent or less storm water will not drain and, depending on the soils, ponding could occur.

The land use of an area can be greatly influenced by the slope of the land. Commercial and industrial buildings usually require relatively flat or level land. Because of the larger size and weight of commercial and industrial buildings and the costs associated with the grading of the land, slopes exceeding two percent are not suitable areas for these types of uses. Cropland is most often limited to areas of less than 12 percent slope to enable the use of farm machinery. Roads are also limited by the topography of an area. Arterial roads and roads designed for speeds in excess of 45 miles per hour should not be located in areas with greater than a four percent slope. Local streets with speeds less than 30 miles per hour can operate with grades as steep as 10 percent.

Overall, areas with slopes greater than four percent are generally limited to agriculture, residential, and natural uses. When slopes exceed 10 percent, such as with ravines and steep hills, land uses are predominantly grazing and natural space. Houses, due to their smaller size, can be built on steep slopes using various construction techniques. This is less true; however, for major residential subdivisions when considering centralized infrastructure design limitations and costs. Furthermore, experience, such as in California, has shown that nature will eventually erode these steep slopes, houses and all. As a result, it is general practice to preserve and protect slopes greater than 25 percent, leaving them in their natural state.

Roughly 36 percent of Jackson Township features slopes of less than two percent; these areas, which vary in size, are dispersed throughout the planning area. The majority of Jackson Township, approximately 62 percent, falls into the category of slopes from two to 12 percent. These areas too range in size and are dispersed throughout the planning area. Areas with slope greater than 12 percent are found in about two percent of the planning area and are typically located along tributaries and some portions of the Scioto River floodplain.

Soils

Soils are very important in determining land use capabilities because many factors are associated with certain types of soils such as the time it takes an area to drain, the permeability of an area, and the ground water level can all be linked to the type of soils present in an area. As a result of the types of soils in an area, they can create an impact on the design and location of a building and the way a building is engineered.

The Soil Survey of Franklin County, Ohio affirms that the area that became Franklin County was glaciated during at least two different glacial periods. The first glaciation was the Illinoian and evidence can be found in the fine, well-sorted sands in buried valleys beneath the second glaciation; the Wisconsin left glacial till as physical evidence when it was last present in Central Ohio approximately 16,000 years ago.

In Jackson Township, where central water and sewer services are essentially unavailable, the soil type of an area becomes even more of a factor as it dictates where on-site wastewater treatment and wells may be located or if they are even feasible. Soil characteristic such as slow percolation, soil wetness, flooding and slope all play an integral part in the location and viability of on-site wastewater treatment systems. According to the Ohio Capability Analysis Program, approximately 82 percent of the Jackson Township planning area displays characteristics that limit the functionality of on-site wastewater treatment; however, a high percentage like this is not uncommon for Franklin County.

Since 2007, the Franklin County Board of Health no longer requires a minimum lot size for the installation of an on-site wastewater treatment system. Standard leaching systems of the past required an area of 10,000 square feet, but were rarely installed because of Franklin County’s depth to water table. Most mound or drip systems need about 2,500 square feet but can be configured in different ways. As of the time of this writing, the suitability of a parcel for an on-site wastewater treatment system is parcel specific and the applicant must prove to the Franklin County Board of Health, through soils investigation and site design, that a site can meet the regulations.

The soil types most commonly found in Jackson Township are as follows:

- Crosby series: consists of deep, somewhat poorly drained, slowly permeable soils formed in high-lime glacial till on uplands. Slope ranges from zero to six percent and the solum thickness ranges from 23 to 39 inches. The Crosby series is the most commonly found soil series in Jackson Township at 35.1 percent
- Kokomo series: consists of deep, very poorly drained, moderate slowly permeable soils formed in high-lime Wisconsin age glacial till on uplands, Slope ranges from zero to two percent and the solum thickness ranges from 36

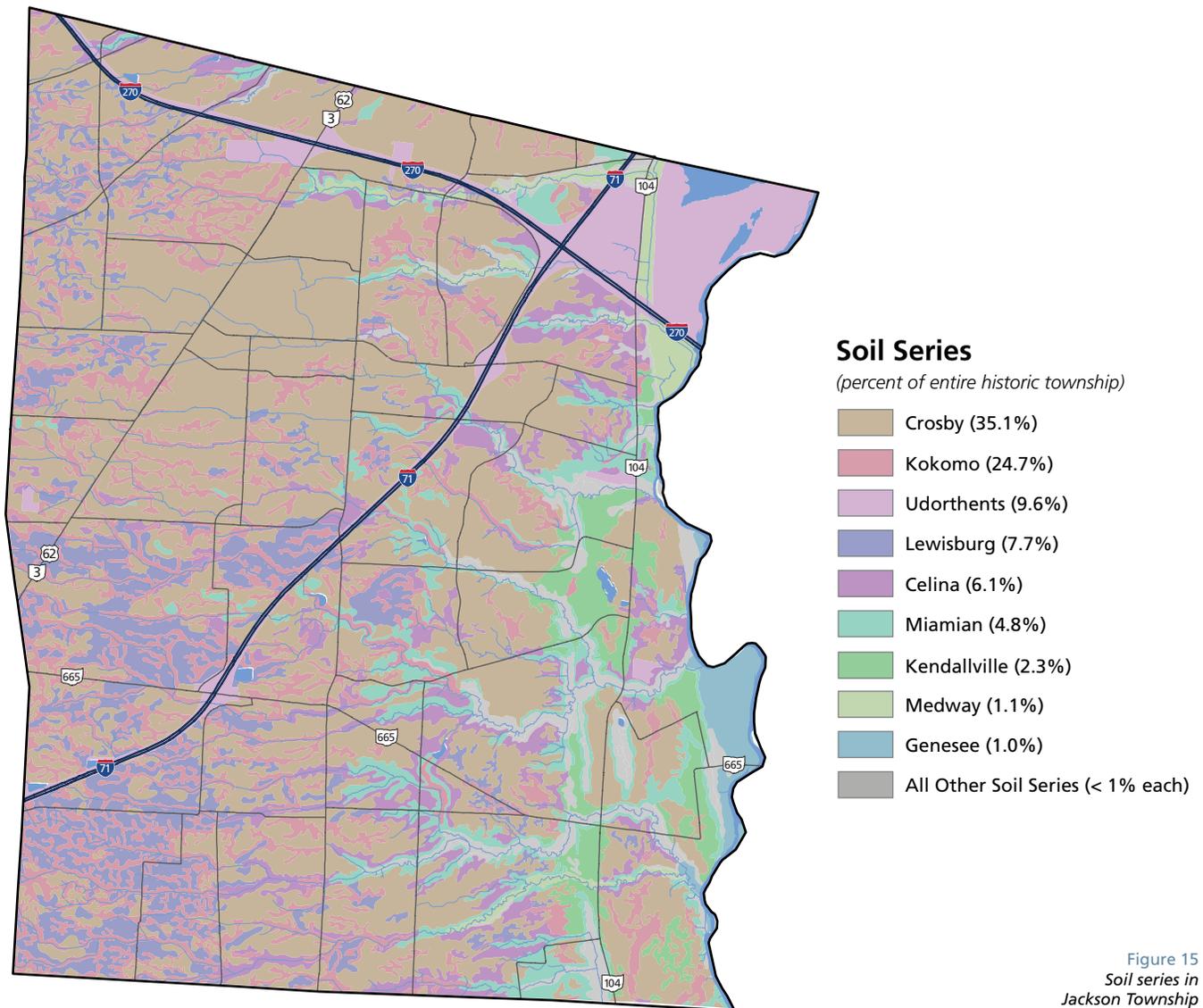


Figure 15
Soil series in
Jackson Township

to 60 inches. The Kokomo series comprises 24.7 percent of Jackson Township.

- Udorthents series: consists of excessively drained to well-drained soils. Slope ranges from zero to 20 percent and the solum thickness ranges from 12 to 34 inches. The Udorthents series comprises 9.6 percent of Jackson Township.
- Lewisburg series: consists of deep, moderately well-drained soils in high-lime till on uplands. Permeability is moderate or moderately slow in the subsoil and slow in the substratum. Slope ranges from two to six percent and the

solum thickness ranges from 30 to 46 inches. The Lewisburg series comprises 7.7 percent of Jackson Township.

- Celina series: consists of deep, moderately well-drained soils that have moderately low permeability. These soils formed in high-lime glacial till on uplands. Slope ranges from zero to 12 percent and the solum thickness ranges from 22 to 33 inches. The Celina series comprises 6.1 percent of Jackson Township.
- Miamian series: consists of deep, well-drained moderately slowly permeable soils formed in high-lime glacial till on uplands. Slope ranges

Agricultural Land, by Capability Class

(percent of entire historic township)

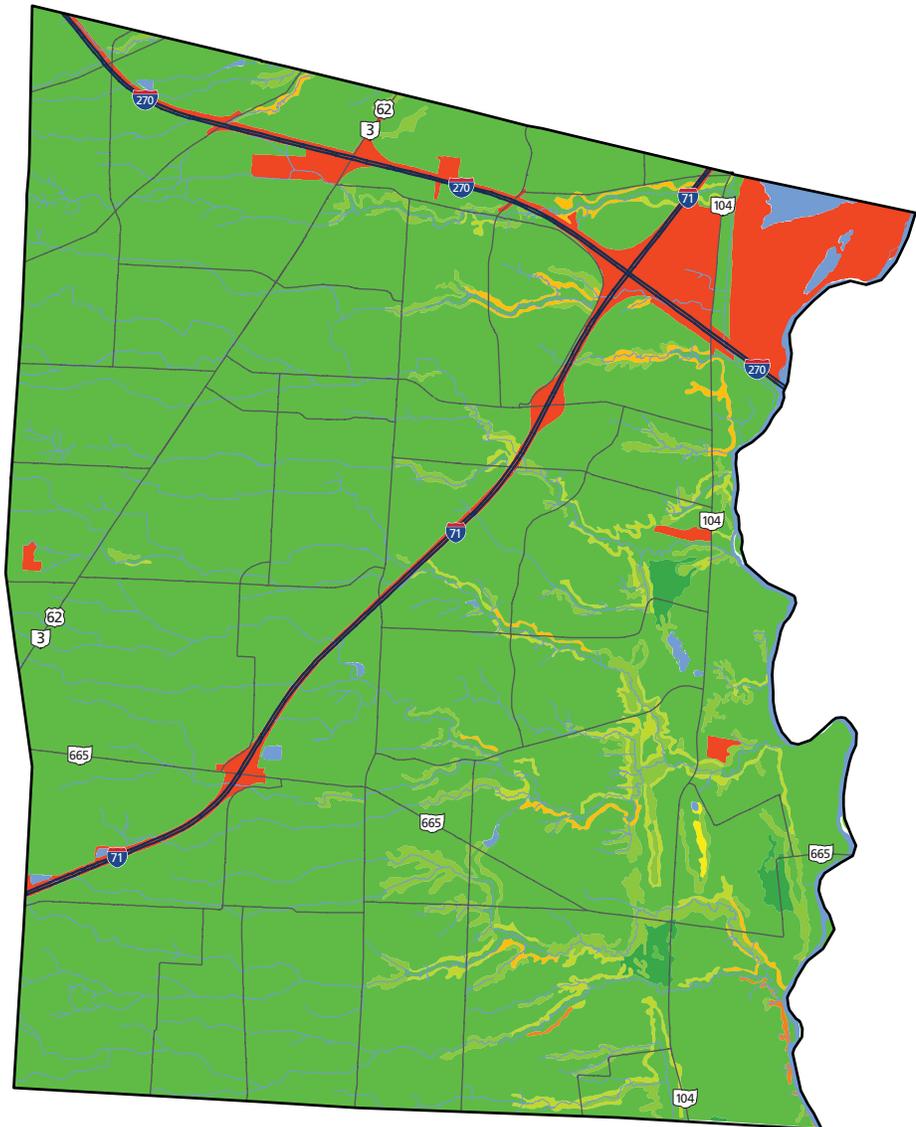
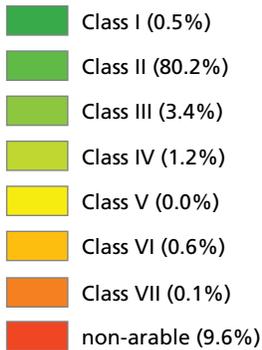


Figure 16
Agricultural Land, by
Capability Class of the
soil, in Jackson Township

from two to 50 percent and the solum thickness ranges from 19 to 39 inches. The Miamian series comprises 4.8 percent of Jackson Township.

- Kendallville series: consists of deep, well-drained, moderately slowly permeable soils formed in glacial outwash over high-lime glacial till on low kames and uplands. Slope ranges from zero to 12 percent and the solum thickness ranges from 33 to 40 inches. The Kendallville series comprises 2.3 percent of Jackson Township.
- Medway series: consists of deep, moderately well-drained, moderately permeable soils formed in alluvium eroded from uplands and terraces. They are on floodplains and are subject to occasional flooding. Slope ranges from zero to two percent and the solum thickness ranges from 30 to 46 inches. The Medway series comprises 1.1 percent of Jackson Township.
- Genesee series: consists of deep, well-drained, moderately permeable soils formed in alluvium on floodplains and are subject to occasional flooding. Slope ranges from zero to two percent and the solum thickness ranges from 20 to 35 inches. The Genesee series is the least common series in Jackson Township at one percent

Agriculture

According to the Capability Class, used to rate agricultural land, mineral and organic soils are each grouped into seven classes on the basis of soil and climate characteristics according to their potentials and limitations for agricultural use. Lands in Classes 1 to 4 inclusive are considered capable of sustained production of common cultivated field crops. The need for management practices increases, and/or the possible range of crops decreases, from Class 1 to Class 4. Class 5 lands are capable of use only for producing perennial forage crops or specially adapted crops. Class 6 lands are capable of providing only sustained natural grazing for domestic livestock. Class 7 lands are incapable of use for either arable culture or grazing.

The vast majority of Jackson Township is determined to be Class II. Land in Class II has limitations which constitute a continuous minor management problem or may cause lower crop

yields compared to Class I land but which does not pose a threat of crop loss under good management. The soils in Class II are deep, hold moisture well and can be managed and cropped with little difficulty.

Ground Water

In areas where centralized water and sewer service are unavailable, such as Jackson Township, groundwater availability becomes particularly important. According to the Ohio Capability Analysis Program, low density single-family residences can be adequately served by wells yielding as little as five to ten gallons of water per minute, while an industrial use may necessitate as much as 100 to 500 gallons per minute. Ultimately, the amount of water produced from an aquifer declines as the number of wells drawing from the aquifer increases. As a result, this can lead to new wells needing to be dug at a deeper level in order to tap into additional aquifers.

The availability of groundwater in Jackson Township is generally not a limitation to the planning area. For single-family residential uses, the entire planning area is capable of providing the five to ten gallons per minute necessary to support this type of development. Ground water becomes a limitation once the land use requires greater than 175 gallons of water per minute as only roughly 20 percent of Jackson Township would fall into this category.

There has been some concern expressed by Township residents in regards to the long term sustainability of their wells. As continued development occurs in the area, existing wells are producing water contaminated with mud and bacteria or not producing water at all. New wells must be dug to increasingly greater depths in order to reach potable water. Jackson Township understands the importance of groundwater availability in the Township and will be doing what it can to alleviate existing and potential issues.

Floodplains

The floodplain is the nearly flat plain along the course of a stream or river that is naturally subject to flooding and is measured in years by the amount of water that is required to cover

them. For example, the 100-year floodplain is the land area having a one percent chance of flooding in any given year. The standard measurement of the floodplain is the 100-year, however the 500-year floodplain is also commonly used as well.

Figure 17 shows the 100 year floodplains located within Jackson Township as identified by the Federal Emergency Management Agency (FEMA) on their Flood Insurance Rate Map (FIRM). FIRM maps are typically used, amongst other things, by banks to determine the need for flood insurance for structures. FIRM maps are updated periodically to reflect changes

in the floodplain. The FIRM maps were updated for Franklin County in 2008.

Because floodplains are created by rivers and streams and are prone to flooding, they are an important planning consideration. Any development within floodplains can impact the direction, flow, and level of the watercourse during periods of high water or flooding. In other words, if a house is constructed or fill material is placed in a floodplain, it will alter the boundaries of the floodplain downstream. This is because structures or fill utilize valuable space that would otherwise act as a natural retaining area for floodwaters to spread and

Floodplains

-  Floodway
-  1% Annual Chance Floodplain
-  Water Body

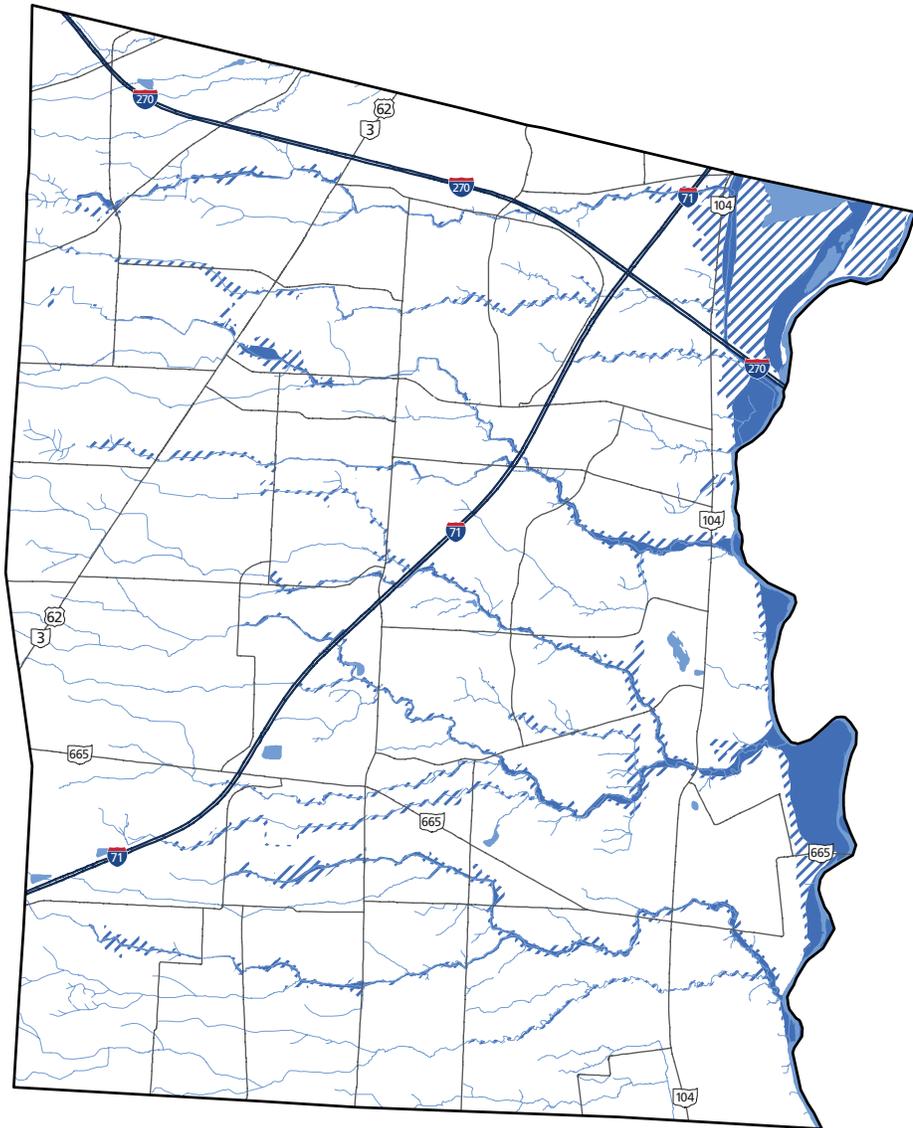


Figure 17
Floodplains in
Jackson Township

slow. Enough fill or development could change the probability of flooding downstream from 1 in 100 each year, to 1 in 75 or less. Development and filling of the floodplain has increased areas effected by flooding in the United States, as recently evidenced by the Great Mississippi River Flood in 1993. Not only does development in the floodplain increase dangers downstream, developments within the floodplain are at a higher risk of damage due to flooding. Many bridges are washed out in floods because debris from structures in the floodplain clog their free flow area, thus compromising their structural integrity.

Protecting floodplains from development offers several benefits in addition to reducing the risk of loss of property and life. Floodplains are natural floodwater storage area and reduce the impact of any given storm, slowing the water so that it does not develop into a flash flood. Additionally, floodplains are prime areas where groundwater is replenished; therefore, the type of land use activity that occurs in these areas must not pollute the surface water, as it serves as a source of aquifer replenishment. Because floodplains provide a habitat for a wide variety of plants and animals, they have an important scenic and aesthetic value. Furthermore floodplains provide a natural area for passive

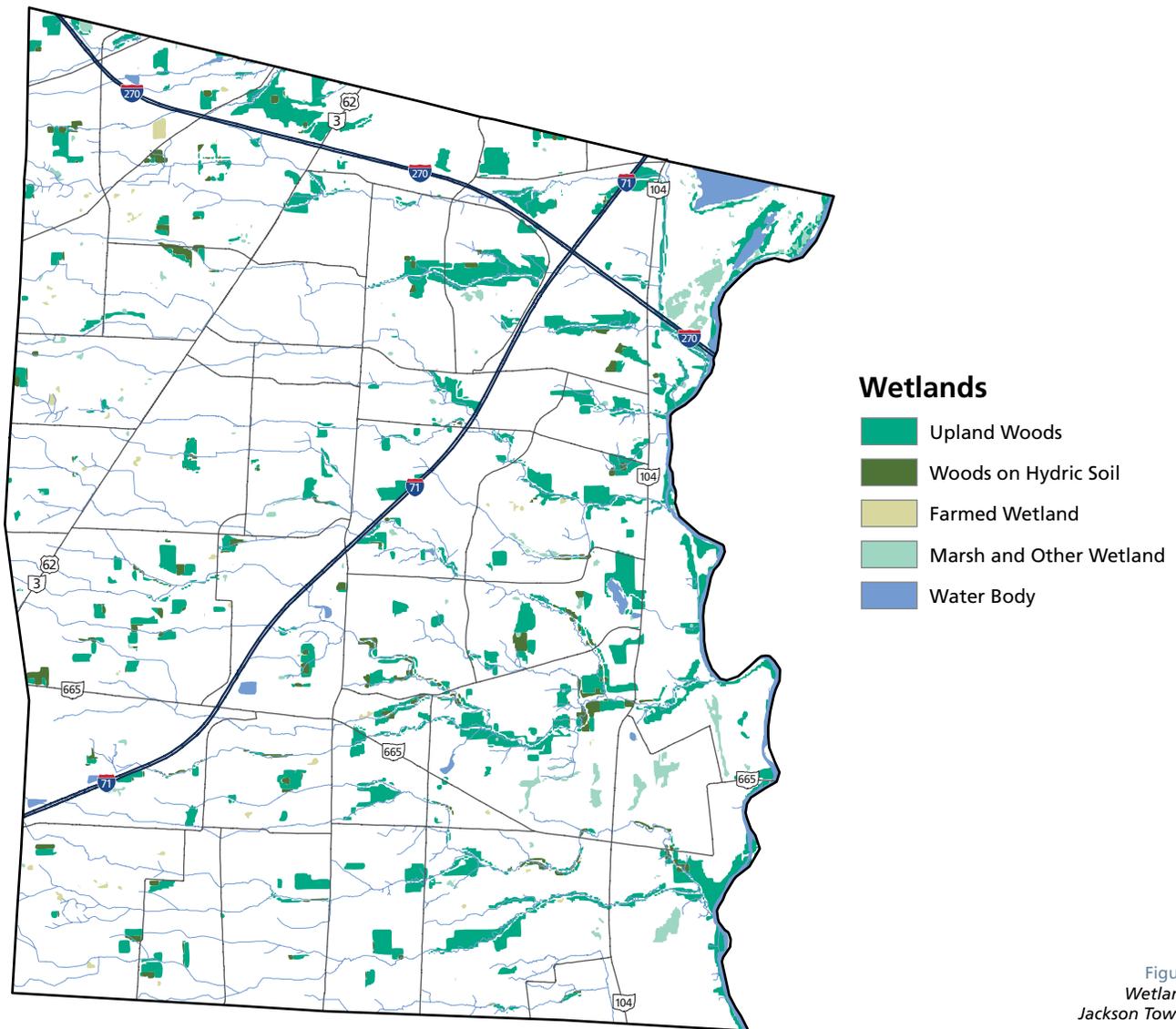


Figure 18
Wetlands in
Jackson Township

recreation activities such as nature trails or hiking paths. In more urban and suburban areas, floodplains offer the single best place for trails as they are linear, visually interesting, close to nature, and undeveloped.

Wetlands

Wetlands are defined by the Army Corps of Engineers and the Environmental Protection Agency as “those areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetations typically adapted for life in saturated soils. Wetlands generally include swamps, marshes, bogs, and similar areas”. Wetlands are important resources and provide a number of invaluable functions.

Wetlands provide a safe and lush environment for many different species of fish, birds, insects and other organisms. Like animals, there are many plant communities that will only survive in the unique environmental conditions of a wetland. In the continental United States wetlands account for only five percent of the total land area, but 30 percent of the nation’s vascular flora occur in wetlands.

Wetlands provide several hydrological tasks including short and long term water storage, subsurface water storage, energy dissipation, and moderation of groundwater flow or discharge. By absorbing the force of strong winds and tides, wetlands protect terrestrial areas adjoining them from storms, floods and tidal damage.

Nutrient cycling, retention of particulates, removal of imported elements and compounds and the import and export of organic carbon are all biogeochemical functions of wetlands. Wetlands remove nutrients from surface and ground water by filtering and converting nutrients to unavailable forms. Denitrification, a process that converts biologically available nitrogen into nitrogen gas, is arguably the most important of these processes due to the ever increasing nitrate levels worldwide as a result of the application of fertilizer.



Section 7

Infrastructure



Infrastructure refers to the facilities and services needed to sustain land use activities and includes, roads, power plants, transmission lines, water and sewer lines and communication systems. Infrastructure plays a valuable role in the development of an area; if there is no infrastructure in place, or if it would be cost-prohibitive to access or extend existing infrastructure, then development cannot occur on a large scale.

The fact that urbanization follows water and sewer lines is a prime example of the impact infrastructure has on development. In the majority of the unincorporated areas of Jackson Township, no centralized water and sewer is available. In order to provide on site well and septic systems, lot sizes need to be larger, resulting in developers making less profit for these large lot residential subdivisions. Additionally, commercial and industrial uses that are significant water consumers cannot locate in these areas. Therefore, areas that have centralized water and sewer lines tend to develop before areas with no infrastructure in place.

The lack of such facilities outside of a municipal jurisdiction is something of concern for residents of the unincorporated portions of Jackson Township. The long-term impact of central water and sewer services will be on annexation and a decline in the geographical size of the unincorporated area of Jackson Township.



Franklin County

The incorporated portions of Jackson Township, such as Grove City, are provided with central water

Water

Most properties in the unincorporated portions of Jackson Township receive water on-site via private wells. As area studies have shown, groundwater availability is not a general limitation in Jackson Township. Low-density single family residences require yields of as little as five to 10 gallons per minute and OCAP analysis shows that all of Jackson Township is capable of providing such a yield at a minimum.

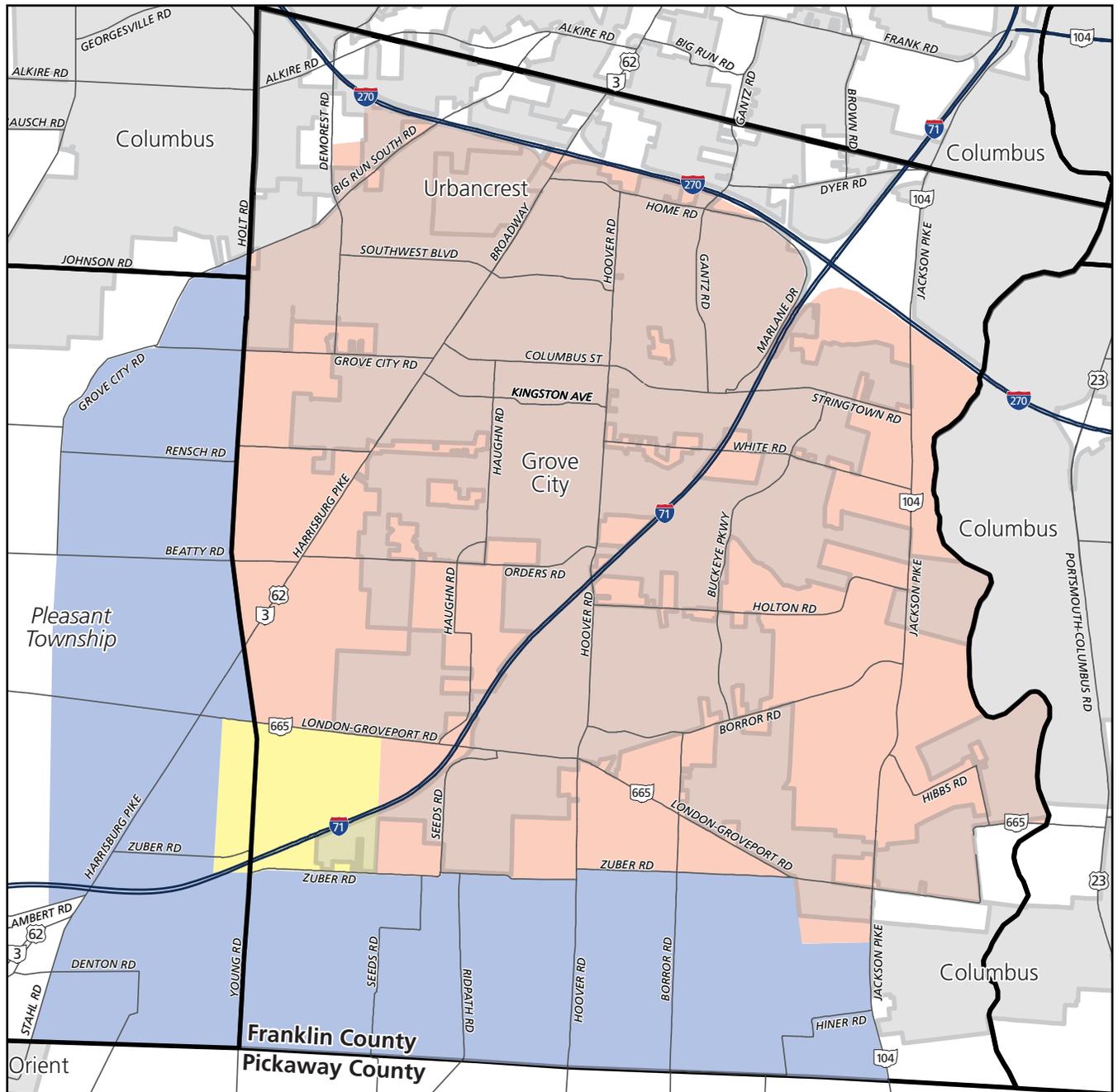
Central water service is provided within the cities of Grove City and Columbus. Expansion of central water service is only expected to occur within existing municipal boundaries or as a result of annexation, which is part of the service agreement between Grove City and Columbus.

Wastewater

Most properties in the unincorporated portions of Jackson Township must treat and dispose wastewater on-site or through aeration systems. Land sustainability analysis has indicated locations throughout the Township that are not appropriate for on-site systems. These areas are typified by Kokomo soils which are considered generally unsuitable for on-site systems under the Franklin County Subdivision Regulations and the Franklin County Board of Health. Furthermore, OCAP analysis shows that about 82 percent of Jackson Township contains soil characteristics that severely limited the functionality of septic systems.

The city of Columbus maintains a large sanitary sewer trunk line between State Route 104 and the Scioto River which drains a substantial portion of the regional system to the Southerly Wastewater Treatment Plant located on U.S. 23. The City has granted at least one tap along this line within unincorporated Jackson Township, a reciprocal policy that often applies to properties on which an easement to the City has been donated. Standard city policy, according to staff, is to grant a tap that will service only one single-family home for each property on which an easement has been granted.

Centralized sanitary sewer service is provided within the cities of Grove City and Columbus.



Grove City Water Service

- Current Contract Area (passed March 2001)
- Potential Expansion Area
- SWACO Service Area

Figure 20
Current & Potential Grove City Water Service Area

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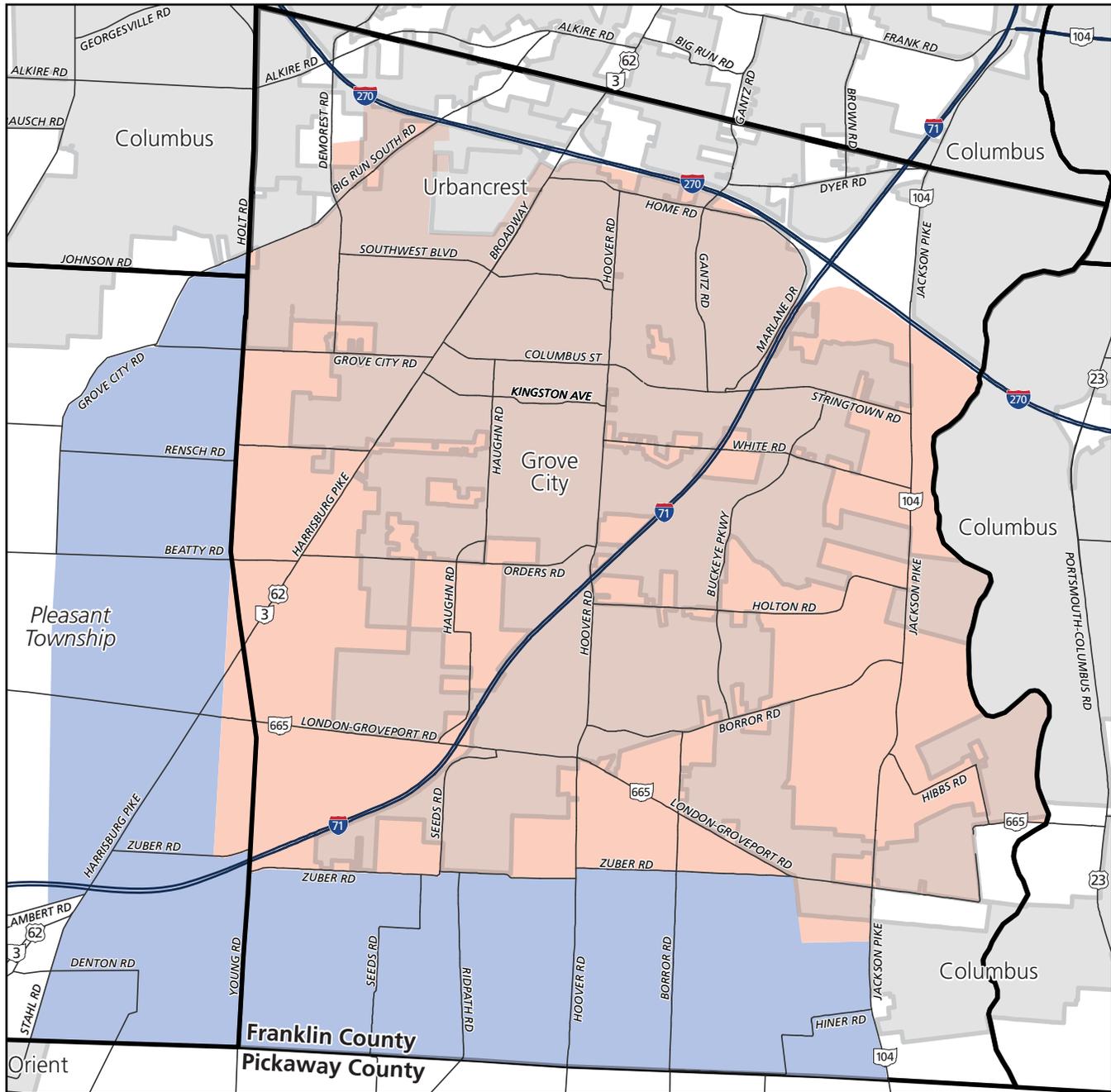


Figure 21
Current & Potential Grove City
Sanitary Sewer Service Area

Grove City Sanitary Sewer Service

- Current Contract Area (passed April 2003)
- Potential Expansion Area

Expansion of such service is only expected to occur within current municipal boundaries or as a result of annexation, which is part of the service agreement between Grove City and Columbus.

Roads

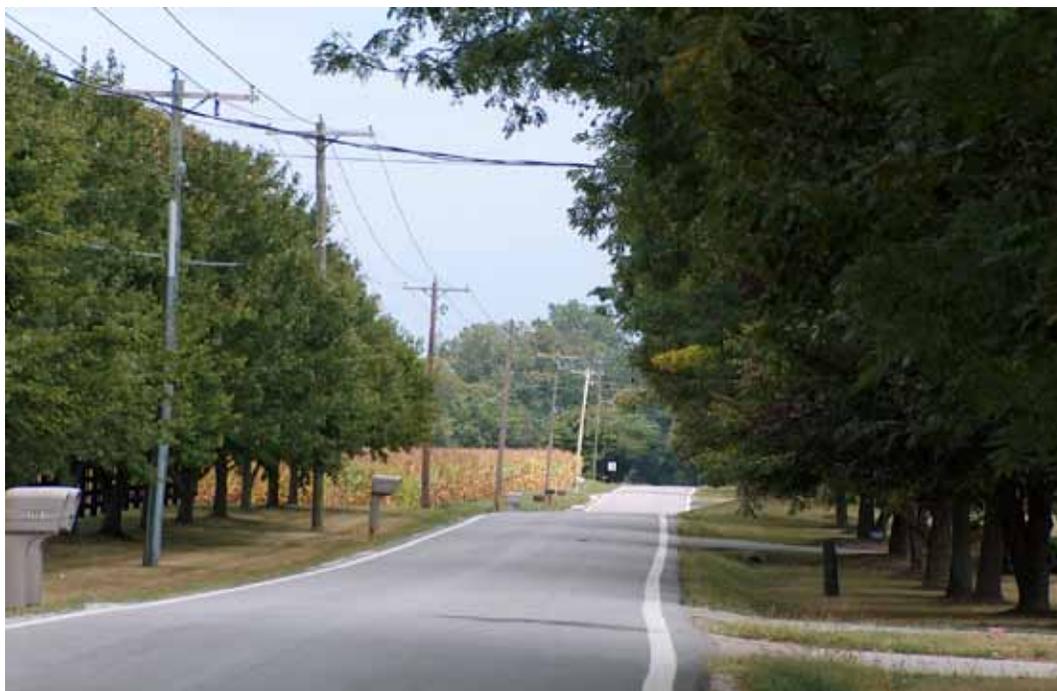
Jackson Township is traversed by approximately 57 miles of roads (excluding Interstate highways), of which Jackson Township is responsible for maintenance of roughly 27 miles. This is handled by the Jackson Township Service Department who is accountable for street and right-of-way maintenance for all township roads. A list of all township-maintained roads can be seen in Figure 22.

The Jackson Township Service Department keeps a list of completed and proposed projects to ensure that township roads are properly maintained. This year the Department is planning on resurfacing Dyer Road, Brown Road and the southern portion of Hibbs Road from Hennigans Grove to London-Groveport Road. The Department also plans to seal Ridpath Road, Thraikill Road, Cabin Road, Deer Path Road and Borror Road South of London-Groveport Road.

The Franklin County Engineers Office is responsible for maintenance of five roads in unincorporated Jackson Township: Holton Road, Hoover Road, Orders Road, Stringtown Road and White Road, while the Ohio Department of Transportation is responsible for three: Harrisburg Pike (US 62, State Route 3), Jackson Pike (State Route 104) and London-Groveport Road (State Route 665).

The Franklin County 2020 Thoroughfare Plan classifies eight roads in Jackson Township according to the Federal Highway Administration Functional Classification System. Harrisburg Pike, Jackson Pike, and London-Groveport Road are all classified as Major Arterials which main function is traffic movement. Major Arterials serve the major centers of activity of the area in addition to being the corridors containing the highest traffic volumes.

There are two Minor Arterials, the step below a Major Arterial, in Jackson Township; Hoover Road and Stringtown Road. The main function of Minor Arterials is traffic movement; however land use access is secondary and less controlled than a Major Arterial. Minor Arterials interconnect and enhance the major arterial system.



Jackson Township is responsible for maintaining approximately 27 miles of road.

Figure 22
Roads maintained by
Jackson Township.

Road	Length in Miles	Road	Length in Miles
Allmon Road	0.18	Hoover Road Spur	0.17
Anglebrook Drive	0.34	Hunting Creek Drive	0.09
Berry Hill Drive	0.53	Hyde Road	0.83
Betty Lane	0.19	Karina Drive	0.10
Borrer Road	4.14	Lois Drive	0.30
Briar Hill Drive	0.07	Lynnbrook Court	0.44
Briarbrook Drive	0.15	Marlane Drive	0.08
Brown Road	0.07	Mayfair Court	0.20
Cabin Road	0.12	Mayfair Drive	0.43
Casa Boulevard	0.83	McComb Road	0.53
Chancellor Drive	0.27	McDowell Road	0.08
Charlemagne Street	0.30	Melynda Lane	0.05
Chateau Street	0.30	Nedra Street	0.47
Chinquo Street	0.30	Orders Road Spur	0.02
Christy Lane	0.14	Revelle Road	0.05
Deer Path Drive	0.30	Ridpath Road	1.39
Donne Court	0.03	Rocky Creek Drive	0.20
Dyer Road	1.09	Ronnie Court	0.04
Eastern Court	0.06	Seeds Road	1.66
Edwards Road	0.20	Sonora Drive	0.12
Geyerwood Court	0.28	Southern Grove Dr.	0.26
Heather Louise Ct.	0.11	Thrailkill Road	0.89
Hillswood Court	0.04	Unroe Avenue	0.24
Hillswood Drive	0.26	Ventura Boulevard	0.11
Hibbs Road	1.26	Vern Place	0.60
Hiner Road	1.53	Williamsburg Court	0.12
Holton Run Road	0.05	Young Road	1.21
Hoover Road	0.11	Zuber Road	2.59
Total Length of Road = 26.52 miles			

The lowest classified roadway is known as a Collector, of which Holton Road, Orders Road, and White Road are all classified. Collectors provide a bridge between the arterial systems and local streets whereby traffic from local streets is collected and transferred to the arterial system. Traffic mobility and land use access are of equal importance on streets classified as Collectors.

Furthermore, the Franklin County 2020 Thoroughfare Plan recommends the addition of an interchange at I-71 and Hoover Road between Orders Road and Holton Road. An interchange at this location would change the scope of land-use planning for this area and the potential of this occurring should be monitored by Jackson Township officials.

Refuse

The Solid Waste Authority of Central Ohio (SWACO) is responsible for waste management in Jackson Township. SWACO offers a weekly pick-up schedule for locations within its district, which consists of all of Franklin County and portions of surrounding counties. Refuse is taken to the SWACO Franklin County Sanitary Landfill located on London-Groveport Road.

Recycling

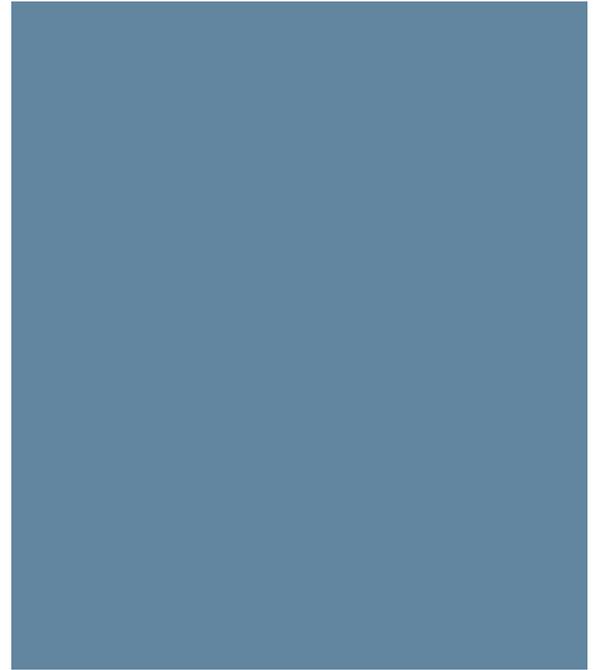
The Solid Waste Authority of Central Ohio (SWACO) provides recycling services for residents of Jackson Township. Plastic, glass, paper and metals can all be left at recycling drop off locations for free. Drop off locations can be found within the historical boundaries of Jackson Township at the Jackson Township Administration Building, the Grove City Service Department, the Big Splash, the Urbancrest YMCA and Wal-Mart.

Utilities

The following is a list of companies that provide the remaining utilities and services to residents in the unincorporated area of Jackson Township:

Utility/Service	Company
Electric	American Electric Power
Gas	Columbia Gas
Cable	Time Warner WOW AT&T
Phone (Land Line)	SBC Communications

Figure 23
Jackson Township utility
and service providers



Section 8

Community Services



Township Government

The township form of government was brought with the original settlers to New England around 1620 and has since spread to 22 states in the United States. There are currently 1,308 townships in the state of Ohio and the basic form of township government has remained relatively unchanged in the state since the adoption of the Ohio Constitution in 1851.

Like all townships in the state of Ohio, a three member board of trustees, elected to four year terms, oversees Jackson Township. The Board of Trustees conducts meetings twice monthly on every other Tuesday of the month at the Jackson Township Administration Building; these meetings are open to the public.

From time to time special or emergency meetings are needed by the Board of Trustees. These meetings are held at the call of any two members of the Board or by the Chairman, specifying the date, time, location and purpose of the meeting. Unless otherwise provided, special meetings are to be held at the same location as regular meetings. The Fiscal Officer gives notice of the date, time, location and purpose of special meetings in the same manner as the posting for notice of regular meetings with notice at least 24 hours prior to the meeting. If the meeting is an emergency meeting, the member or members calling it immediately

notify the media who have requested notification of the date, time, location and purposes of the meeting.

The board of trustees is charged with the responsibility to administer, enforce and execute all policies and resolutions of the township for the betterment of the township and its citizens. These duties cover a wide range of activities including the appointment and hiring of employees

Maintenance of township roads, comprised of paving, repairs, snow removal, and weed control, is typically the largest task of most Ohio townships. A small portion of Ohio's motor vehicle license fees in addition to gasoline taxes are funneled to townships to aid in the maintenance costs of roads. All told, Ohio Townships are responsible for the maintenance of more than 39,000 miles of roads.

Townships are also largely responsible for staffing and maintaining a fire department. Jackson Township maintains a fire department with three stations tasked with fire protection not only for the unincorporated portions of Jackson Township, but Grove City and Urbancrest as well. Township fire departments can be staffed with full-time, part-time, volunteer firefighters, or any combination of the three. Ohio law permits townships and municipalities to contract

Franklin County



Jackson Township Trustee meetings are held in the meeting room at the Jackson Township Administration Building.

with each other for mutual fire protection and to create fire districts.

Townships in Ohio manage over 1,800 cemeteries. Township Trustees are authorized to sell plots, set fees for services, maintain and expand the cemeteries. Private cemeteries owned by religious or cemetery associations may be transferred to the township. Jackson Township currently owns and maintains five cemeteries.

Parks and recreation may be established by a township either on their own or by joint action with another political subdivision. Townships may purchase land and material to improve or acquire park and recreational lands. A township park district may also be established as a separate political subdivision with its own taxing authority. Presently Jackson Township operates one park.

Jackson Township was initially zoned by the adoption of a zoning resolution as townships may regulate the use of land and buildings and control the development of their own territory. The resolution has gone through various updates and changes over the years, with the most recent update occurring in 2004.

To assist with the zoning regulations, the Township Trustees utilize a Zoning Commission consisting of five township residents appointed to serve staggered five-year terms. The Zoning Commission is responsible for making recommendations to the Township Trustees concerning the interpretation and application of the township zoning resolution and comprehensive plan, as well as conducting hearings on requested district changes and initiating amendments to the zoning resolution. The Zoning Commission should also be involved in planning activities in their area and keep the Township Trustees informed of their deliberations. Currently the Jackson Township Zoning Commission typically meets the 3rd Monday of each month at 7:00pm at the Township Hall.

Also assisting with the township zoning regulations is the Board of Zoning Appeals, a five-member administrative body appointed by the Board of Trustees to serve staggered five-year terms. The functions of the Board of Zoning Appeals are to consider requests for variances

and conditional uses as outlined in the township zoning resolution. Presently the Jackson Township Board of Zoning Appeals meets the 2nd Monday of each month at 7:00pm at the Township Hall.

The Township Fiscal Officer is the Chief Financial Officer of the Township tasked with responsibilities to manage the accounts for the tax revenues, banking, expenditures and deposits of the township. Fiscal Officers are elected to four year terms.

The Township prepares a seasonal newsletter several times per year. Approximately 17,000 copies of the newsletter are distributed to residents for about \$800 using "The Bag" as a very cost-effective service of the Dispatch Consumer Services Department. The Township newsletter was started in April of 1989 and has continued to inform Jackson Township for over 20 years.

Police Protection

Franklin County Sheriff

The Franklin County Sheriff's Department is responsible for police protection in the unincorporated portions of Jackson Township. The Franklin County Sheriff's Department is a full service law enforcement agency, an arm of the courts, and the custodial keeper of those who break the law. There are four main divisions of the Sheriff's Department under the direction of the Franklin County Sheriff: Patrol Bureau, Investigations, Corrections and Administration.

The Patrol Office Bureau of the Franklin County Sheriff's Office is responsible for patrolling Franklin County and enforcing the criminal and traffic laws of the State of Ohio. Patrol deputies answer calls for services and complete written reports on crimes. In many cases they conduct the preliminary investigation on criminal activity. Patrol deputies respond to traffic accidents rendering aid to the injured, when necessary, as well as investigating the causative factors and conditions surrounding the accident. Patrol deputies also perform many support services to the other bureaus of the Sheriff's Office, such as executing arrest, probate and search warrants.

The Patrol Bureau employs one chief, one major, three lieutenants, four sergeants, three corporals, 107 deputies and two non-uniform personnel. Including the Patrol Bureau, there are a total of 14 divisions that fall under the leadership of the Patrol Bureau Chief which are Traffic Bureau, Communications, Canine Unit, Environmental Enforcement, Weight Enforcement, Community Relations, Community Service Center, Marine Rescue Unit, Special Deputies, Bicycle Unit, Chaplain, Honor Guard and the Mounted Unit.

The Investigations Division of the Sheriff's Department provides investigation services, civil enforcement, and support to citizens, courts, as well as local, national and global law enforcement agencies so they can effectively live and work in a safe environment. The Investigations Division consists of one chief deputy, one lieutenant, three sergeants, one corporal, 23 deputies and seven non-uniform personnel. A total of 11 divisions are beneath the chief of the Investigations Division which are the Records Bureau, the Detective Bureau, S.W.A.T., Special Investigations Unit, Civil Division, Fugitive Squad/Child Support Enforcement, Photo Lab, Internal Affairs, Bomb Squad, Property Room and E.O.C.

The Corrections Division of the Franklin County Sheriff's Office operates two correctional facilities, which combined have a daily population average over 1,850 inmates. Deputies and civilians assigned to these facilities are responsible for the security, safety, feeding, medical treatment and the social service needs of the inmates. Franklin County Corrections Center I, located at 370 South Front Street, is a 643 bed maximum security facility. Approximately 90 percent of the facility's population is felons. Franklin County Corrections Center II, located at 2460 Jackson Pike, is a 1,688 bed minimum and maximum security facility. Approximately 60 percent if the population consists of felons. Under the management of the Corrections Division Chief are nine agencies: Corrections, Court Services Transportation, Identifications Bureau, Food Services, Commissary, Medical, Chaplain, Mental Health Liaisons, and Social Services. The Corrections Division utilizes one

chief deputy, two majors, nine lieutenants, 13 sergeants, 18 corporals, 381 deputies, two directors, six counselors, two nurse supervisors, 11 registered nurses, 43 licensed practical nurses and 54 non-uniform personnel.

The Franklin County Sheriff's Administration receives and processes all money paid into the county treasurer following guidelines set by the State Auditor's Office. Administration also researches all request for money spent for the entire office prior to approval and signature. Additional duties include staff assignments and transfers, requests for extraordinary leave from work, training or educational request, actions for discipline and grievances, employee evaluations, approval of contracts and deeds on foreclosed properties. Staff is responsible for handling and distribution of U.S. Mail, maintaining legal and office files and composing of correspondence to and from the public and employees. All media concerns are handled or assigned through administration. The Administration manages five groups: Training, Human Resources, Purchasing, Finance and Information Technology and employs one sheriff, one administrator, one civilian, two directors and 13 non-uniform personnel.

Grove City Police

The Grove City Division of Police is nationally accredited by the Commission of Accreditation for Law Enforcement Agencies (CALEA). As a result, the Grove City Division of Police is one of only 10 percent of law enforcement agencies to receive this recognition.

The Grove City Division of Police manages by objectives rather than by crisis and works to develop high-quality service through innovative technology and training methods, specialized investigation, and professional, unbiased enforcement. The staff of the Grove City Division of Police is committed to ensuring the citizens and visitors to Grove City are safe and secure in addition to establishing themselves as one of the finest law enforcement agencies in Central Ohio.

Two operational subdivisions comprise the Grove City Division of Police: Field Services



Franklin County

The Groves City Police Department is a second responder to calls in unincorporated Jackson Township



Franklin County

The Jackson Township Fire Department serves unincorporated Jackson Township in addition to Groves City and Urbancrest

and Support Services. These subdivisions report directly to the captain who ultimately reports to the chief of police.

The Patrol Bureau, the first responders of the agency, is organized under the Field Services subdivision. Other functions of the Patrol Bureau include Patrol Operations, Bike Patrol, Strategic Response Team, Traffic Crash Investigations, and Court Liaison functions.

Three operational bureaus comprise the Support Services subdivision: Communications, responsible for receiving calls and dispatching police, fire and EMS services in addition to maintaining agency records, Investigative who is in charge of Intelligence, the Property Room and Criminal Investigations, and Youth Services which oversees D.A.R.E., School resource Officers, Youth Diversion Programs and Community Relations.

The Groves City Division of Police responds to calls within the unincorporated portions of Jackson Township if the Franklin County Sheriff is unable to respond or requires back-up making them a second responder for the unincorporated portions of Jackson Township. The Groves City Division of Police is staffed by a total of 79 employees including both police and civilian personnel.

Fire Protection and Emergency Medical Service

The Jackson Township Fire Department provides both fire protection and emergency medical service for Jackson Township in addition to Groves City and Urbancrest. The Jackson Township Fire Department currently employs a staff of over 100 personnel, which is comprised

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Jackson Township EMS has averaged over 5,400 responses annually for the past three years.

of fire fighters, emergency medical technicians and support staff, and has a budget of around \$10 million annually. The Department operates three fire stations, one on Grove City Road, one on Hoover Road, and one on London-Groveport Road, with a new station planned to cover the southeastern portion of Jackson Township’s historical boundaries. The median run time for the Jackson Township Fire Department is five minutes. Keeping up with technology as it evolves is a major goal of the Department and includes the installation of Mobile Data Terminals in every responding vehicle so critical information will be available firefighter’s fingertips. The

Jackson Township Fire Department also offers monthly CPR classes with Professional Rescuer classes on the first Saturday of each month and Basic CPR on the third Tuesday of each month.

Jackson Township Emergency Medical Service (EMS) is available to anyone; both residents and non-residents who need medical attention. The Jackson Township Fire Department has averaged over 5,400 responses for Emergency Medical Services each year for the past three years, and the request for EMS service continues to increase at three percent a year. Of these responses, more than 60 percent required transportation to a local hospital.

Health and Human Services

Currently, there are no physicians, clinics or hospitals located within the unincorporated portions of Jackson Township. Although there are not any medical facilities located in unincorporated Jackson Township, the availability of medical services can readily be found in Grove City. There are numerous physicians within the city limits who, in addition to family practices, range in specialties from dermatology to pediatrics. Grove City also features an urgent care center intended to provide immediate treatment of illnesses and injuries that occur on a day-to-day basis. The facilities are designed to lighten



Urgent care facilities, like this one on Stringtown Road, are designed to lighten the load on emergency rooms.

the load on local emergency rooms by treating non-life threatening injuries and illnesses.

For residents with more serious injuries and illnesses, or who need longer term medical care, there are a number of hospitals located within a close proximity to Jackson Township. These facilities provide a higher level of care than can be provided by smaller local facilities.

Not unlike the circumstances pertaining to the availability of medical services, at present there are no dentists located in the unincorporated portions of Jackson Township. There are; however, numerous dental offices located within the city limits of Grove City within a short drive from unincorporated Jackson Township.

The concern for the availability of senior housing was raised by respondents in the Community Survey. Even though there are no assisted living or nursing homes located within unincorporated Jackson Township, there are facilities in the area available to residents. Both Grove City and Columbus contain assisted living and nursing homes to serve residents of Jackson Township.

The Buckeye Ranch, located on Hoover Road in Grove City, was founded in 1961 to dedicate

time and resources to the troubled adolescence of Franklin County. Today, the Buckeye Ranch is a nonprofit organization with a comprehensive array of mental health treatment options for both boys and girls and their families. Because of their size and experience with youth behavioral and psychological disorders, the Buckeye Ranch has developed an approach which includes the entire family working together with clinical support teams to develop individually tailored care as many clients of the Buckeye Ranch are struggling to overcome serious issues including abuse, neglect, mental illness, suicidal tendencies, addictions, and behavior disorders. Most of the Ranch's services are based in Central Ohio, but many programs are available for clients from across the United States. Currently, the Ranch serves nearly 2,000 children and families every day at eight locations throughout Ohio.

Public Schools

Jackson Township is located in the South-Western City School District which is the sixth largest school district in the State of Ohio. The South-Western City School District serves over 21,000 students in Franklin, Jackson,



Franklin County

Buckeye Woods Elementary School is the newest elementary school in the Jackson Township attendance area.

Pleasant and Prairie Townships, the Village of Urbancrest, the City of Grove City and a portion of the City of Columbus. The District operates 17 elementary schools, five intermediate schools, five middle schools, four high schools and a career academy.

The unincorporated portions of Jackson Township are covered by the attendance areas of four elementary schools (Buckeye Woods, Harrisburg, Highland Park, and Richard Avenue). The majority of children within the unincorporated area attend Buckeye Woods Elementary.

Buckeye Woods Elementary was built in 1995 and is the newest elementary school in the Jackson Township attendance area. The school, located on Holton Road, educates students from kindergarten to fourth grade and was named for its proximity to the Buckeye Ranch. There is an enrollment of approximately 818 students at Buckeye Woods and a staff of 62, which consists of 40 teachers, 21 classified staff members and one administrator. Buckeye Woods has an active student council who donated over 2000 cans of food from their canned food drive to local food pantries and \$170 from their bake sale to the Clearwater Marine Aquarium on behalf of "Winter" the dolphin.

Harrisburg Elementary which was built in 1938 had an enrollment of 180 students and a faculty of 16 consisting of five teachers, eight classified staff, one learning disability tutor, one enrichment teacher and one administrator as of the 2008-2009 school year. On June 4, 2009, Harrisburg Elementary held classes for the last time. Due to budget cuts prompted by the defeat of the school levy in May 2009, Southwestern City Schools closed Harrisburg Elementary in an effort to save approximately \$300,000. Students and teachers will move to Darbydale Elementary, located in central Pleasant Township, while positions such as secretaries and cooks will be dispersed throughout the district.

Highland Park Elementary was built in 1969 and is named after its park-like setting on Highland Street. The school educates students from kindergarten to fourth grade and has an

enrollment of approximately 490 students. There is a staff of 45 people which includes 28 teachers, 15 classified staff members and one administrator. Highland Park boasts a strong Parent Teacher Association involvement in addition to a CCC Computer program, school wide thematic units and field trips and monthly family involvement activities.

Richard Avenue Elementary also educates students in kindergarten through fourth grade and has an enrollment of approximately 495 students. Richard Avenue has a faculty of 46 people which is comprised of 29 teachers, 16 classified staff members and one administrator. The average classroom experience of Richard Avenue teachers is 16.04 years. Students at Richard Avenue are provided with special incentives such as Good Choice awards and Celebration Assemblies and can also participate in various extracurricular activities including Book Buddies, Intervention Assistance Team and the Breakfast program.

For fifth and sixth grades students in the South-Western City School District attend an intermediate school. Students in the unincorporated portions of Jackson Township attend one of three intermediate schools (Hayes, Holt Crossing, or Park Street).

Hayes Intermediate School is located on Haughn Road in the building that formerly housed the Paul C. Hayes Technical School. The building was originally constructed in 1961; however, in 2003, the school was renovated and Hayes Intermediate School was opened to students on August 25, 2003. The school is named in honor of former South-Western City Schools Superintendent Paul C. Hayes. Hayes Intermediate has an enrollment of approximately 484 students and a faculty of 40: 27 teachers, 12 classified staff members and one administrator. A variety of extracurricular activities are available to Hayes Intermediate students including Student Council, Scrapbook Club, Youth to Youth, and Junior Southwest Historical Society.

Holt Crossing Intermediate School, located on Holt Road, opened to students on January 3, 2001 and currently has an enrollment of

South-Western City School District Levy

The South-Western City School District asked the voters for a combined \$262 million bond issue and six-mill operating levy in November 2008. When all votes were counted, the voters declined, defeating the levy with 60 percent in opposition.

District officials took the opportunity to place the levy back on the ballot in May of 2009; this time the proposal was a four year, 8.3-mill operating levy. Although the margin was closer this time, voters defeated Issue 15 with only around 45 percent voting to support the proposed levy.

In August 2009, district officials attempted a third time to pass a levy for the South-Western, but were again defeated. Because of the third failure of the school levy in nine months and increasing financial concerns, the South-Western City School Board voted in August 2009 to eliminate sports and extracurricular activities in an effort to save the district approximately \$2.5 million. The District also had to close two buildings, eliminate 54 positions and cut field trips for students.

The difficult decision by South-Western City Schools to cut sports and extracurricular activities was covered extensively in local media in addition to playing out on the national stage. In addition to coverage in the Grove City Record, Southwest Messenger and Columbus Dispatch, the levy situation in South-Western City Schools was also featured in Sports Illustrated, USA Today, and on ESPN. These stories, especially on the national level, focused on the decision's effect on students and the community as a whole.

In November 2009, the levy was put back on the ballot for reconsideration by voters and finally passed; Issue 47's margin of victory was 413 votes out of more than 38,000 ballots cast. As a result, \$227 will be gained annually for every \$100,000 of assessed property value which equates to \$18.5-million each year.

The success of the levy allowed district officials the opportunity to reinstate busing, athletics, and other extracurricular activities, that were suspended earlier in the year after district residents defeated the previous levies. Although sports and clubs were reinstated before the end of 2009, students still need to pay a fee to participate; \$150 per participant per sport for high school athletics, \$75 for middle school athletics, \$100 for marching band, and \$20 for clubs.

South-Western City Schools will also need to shave approximately \$15 million over the next four years in order to help stretch the 7.4-mill operating levy in November. While the school board has not made any official decisions at the time of this writing, such cost saving proposals as eliminating as many as nine busses, 15 custodians and cutting more than 45 hours from food service staff have been discussed. Additionally, changes in health care have been considered; however, a negotiation with the teacher's union would need to occur before this may be implemented. All told, the afore mentioned options could save the district approximately \$3.2 million; about one percent of South-Western City School's \$200 million annually budget.

A quality school system lies as a part of the foundation of a strong community and the continued success of Jackson Township. The ability of South-Western City Schools in passing school levies in the future will have a significant impact on Jackson Township and the surrounding communities.



Grove City High School

There was no script "Dawgs" performed at Grove City Stadium during the 2009 season.

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Franklin County

Park Street Intermediate School was constructed on the site of the original Grove City High School

roughly 712 students. The faculty at Holt Crossing Intermediate consists of 46 certified staff members, 20 classified staff members and two administrators. There is also a bilingual assistant on staff to assist Spanish speaking students and their families. Holt Crossing Intermediate features programs like “Rocket Boosters”, a program where students from Holt Crossing Intermediate are paired with students from Central Crossing High School for mentoring purposes, and the Intervention Assistance Team (IAT), comprised of staff members who collaborate regarding intervention for students at risk or struggling academically, behaviorally, or in regards to attendance.

Park Street Intermediate is located on the former site of Park Street Middle School which was the former Grove City High School. The old building was demolished to make way for the new one, which was completed in 2000 and opened for students on January 3, 2001. There is an enrollment of just about 734 students and 72 staff members at Park Street Intermediate: 50 certificated staff members, 20 classified staff members, and two administrators. Study tables are available on Tuesday, Wednesday and Thursday evenings to students who would like a quiet study environment with teacher assistance.

Park Street Intermediate features the Site Steering Committee who, through a collaborative process the school, involve stakeholders to make decisions for quality learning and continuous improvement.

For middle school, children in the unincorporated portions of Jackson Township attend one of four middle schools (Brookpark, Finland, Jackson, or Pleasant View). Middle schools in the South-Western City Schools attendance area educates grades seventh and eight.

Brookpark Middle School, originally called Brookpark Junior High School, was constructed in 1964 on Southwest Boulevard. The faculty at Brookpark Middle totals 68 people and is comprised of 46 certified staff members, 18 classified staff members, and 2 administrators. At present, there is an enrollment of roughly 608 students. Brookpark Middle offers a Kings Island trip for students in seventh grade and a trip to Washington D.C. for eighth grade students.

Finland Middle School, also originally constructed as a junior high school, was built in 1964 and named for the street where it is located. Enrollment at Finland Middle School is right around 358 students with a faculty of 79

people consisting of 52 teachers, 2 counselors, 23 classified staff, and two administrators. Certain teachers on the Finland Middle School staff are specially trained to assist students who are learning disabled and/or developmentally handicapped.

Jackson Middle School was constructed in 2001 and is located on Holton Road. The enrollment is currently at 629 students and employs a staff of 94 people, which includes administrators, teachers, classified staff and guidance counselors. Jackson Middle School features field trips to outdoor education camp, the Jaguar Journal, used to keep students up to date on school activities, and a trip to Washington D.C. with payment assistance coming from student fund raisers.

Pleasant View Middle School was built in 1959 as Pleasant View High School; however, in 1970 Westland High School was built and the former high school became the new middle school. The staff at Pleasant View Middle School is comprised of 84 people: 60 teachers,

20 classified staff members, two administrators, and two guidance counselors and there is currently an enrollment of approximately 815 students. Pleasant View Middle School has what are termed “core courses” consisting of language arts, math, social studies, and science which students are required to take. Additionally “unified arts” classes are taught to students which consist of music, physical education, art, technology, computer application, wellness, band, choir, and orchestra.

For high school, students in the unincorporated portions of Jackson Township attend one of three high schools (Central Crossing, Franklin Heights or Grove City). High schools in the South-Western City School District educate grades 9 through 12.

Central Crossing High School is the newest high school in the district opening for its inaugural year in August of 2002. The school was constructed to alleviate over crowding at the district’s other three high schools. Students from Franklin Heights, Grove City and Westland,

School	Year Built	Grades	Students	Faculty
Buckeye Woods Elementary	1995	K–4	818	62
Brookpark Middle	1964	7–8	608	68
Central Crossing High	2002	9–12	1,610	139
Finland Middle	1964	7–8	648	79
Franklin Heights High	1956	9–12	1,200	110
Grove City High	1970	9–12	1,758	149
Harrisburg Elementary	1938	K–4	180	16
Hayes Intermediate	1961	5–6	484	40
Highland Park Elementary	1969	K–4	490	44
Holt Crossing Intermediate	2000	5–6	712	68
Jackson Middle	2001	7–8	629	94
Kingston	1949	K–12	40	28
Park Street Intermediate	2000	5–6	734	72
Pleasant View Middle	1959	7–8	815	84
Richard Avenue Elementary	1958	K–4	495	46

Figure 24
Schools attended by
students in unincorporated
Jackson Township

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Franklin County



The Grove City High School team nickname, the Greyhounds, comes from a local dog racing track rumored to have been owned by Al Capone.

as well as from the district's five middle schools, combined to form the new student body at Central Crossing. Current enrollment is approximately 1,610 students with an 1,800 student capacity. The school colors are royal blue and silver and the school mascot is the Comet. Central Crossing has five administrators, four counselors, over 90 teachers and over 40 classified staff. Additionally, several of the certified and classified staff members have been recognized within the district, regionally and nationally for various awards and achievements.

Franklin Heights High School was originally constructed in 1956, but has received additions in 1963, 1973, 1975, 1976, 1986, 1992, and 1996. There are currently 76 teachers, 30 classified staff, and four administrators working at Franklin Heights. The teachers at Franklin Heights bring an average classroom experience of 13.22 years and over half have a masters degree or beyond. The student enrollment is approximately 1,200 for the 2008-2009 school year. The school colors are gold and black and the school mascot is the Golden Falcon. Franklin Heights has been a leader in Central

Ohio and the state in the implementation of the Tech Prep curriculum. Franklin Heights has hosted more than 30 schools observing, and continues to receive requests for visitations. In addition to the Tech Prep curriculum, Franklin Heights also features a Math Department that has won the Frederick H. Krecker Outstanding Department Award twice, and the Battelle Award for Professional Development.

Grove City High School, originally called Jackson High School moved to its present location on Hoover Road in 1970 from its former location on Park Street, where it had been since 1929. Currently, Grove City High School has an enrollment of 1,758 students and employs a staff of 151, which includes teachers, classified staff and administrators. Grove City's colors are crimson and blue and the mascot for its athletic teams, the Greyhounds, comes from a short-lived dog racing track in Grove City that opened in 1926. The dog track has been rumored, but not confirmed, to have been owned by the notorious gangster Al Capone. Grove City High School has been recognized as a school of excellence on five occasions and boasts a list



Franklin County

The public Grove City Library was started as a private club in 1891.

of notable alumni, including Ohio Attorney General Richard Cordray.

Figure 24 shows the schools in which unincorporated Jackson Township residents are currently enrolled.

Libraries

The Grove City Library was started as a private club in 1891. “Public-spirited” citizens pooled their private libraries in Harsh’s Drug Store, which was located on Broadway, just north of Kingston Avenue. Membership to what was then known as the Jackson Township Library was two dollars a year. By 1923 the library had moved to its own building and by 1924 the first librarian was hired at a salary of 30 dollars per month. The Library trustees changed the library name from the Jackson Township Library to the Grove City Library in 1944 and in 1947 the Library trustees purchased property on Park Street to be the permanent home of the library system headquarters. The library moved into its present building at 3359 Park Street in 1954

with 15,000 books and space to add 10,000 more; audio-visual service was also added at this time. Over the years the building has been expanded several times and now contains 21,000 square feet of public space including specialized adult, audiovisual, reference, and youth services departments. The Grove City Library currently houses 100,000 volumes in addition to its local history collection.

Houses of Worship

The unincorporated areas of Jackson Township contain a total of 12 houses of worship covering a wide range of faiths and denominations, including Buddhist, Jehovah Witness, Latter Day Saints, Methodist and Seventh Day Adventist. Most of the houses of worship in unincorporated Jackson Township are located on Harrisburg Pike, such as the Columbus Buddhist Temple which serves the Cambodian Buddhist community in the greater Columbus area. Two churches are located on Demorest Road, while the remaining churches are spread throughout the Township. Additional houses of



The 110-acre Fryer Park offers a number of amenities including Rotary Lake

worship can be found in the nearby incorporated areas of Grove City, Urbancrest and Columbus.

Parks and Recreation

There is one park located in unincorporated Jackson Township, Emersonian Park, located on Charlemagne Street in northern Jackson Township. The Franklin County Commissioners own the park which is approximately 1.25-acres in size. The park features picnic tables, swings and other playground equipment to the southern end, while the northern end remains open, which can be used for athletic events or social gatherings.

The remaining parks which lie within the historical boundaries of Jackson Township mainly lie within the city of Grove City. Although these parks are in incorporated areas, they are available to and often used by residents from the unincorporated portions of Jackson Township.

The Grove City Park system was established in the 1950s and in 1974 the first director of the Parks and Recreation Department was hired.

The City Charter was amended in 1982 to set up a Park Board consisting of five members of the community to serve in an advisory capacity to the Department of Parks and Recreation. The members of the Park Board are appointed by the mayor of Grove City.

In addition to the maintenance and development of parks and facilities, the Grove City Parks and Recreation Department is responsible for recreation programming which includes: aquatic, environmental education, preschool classes, preschool enrichment, youth and teen enrichment, after school child care, gardening enrichment and education, youth and adult individual and team sports, adult enrichment, community special events, older adult enrichment and health and wellness programming.

Currently, the Grove City Parks and Recreation Department operates a total of 17 parks which range from community scale parks to mini or pocket parks. Because of their convenient locations, Grove City's community parks act as a destination for many residents of the unincorporated portions of Jackson Township.

The Big Splash at Evans Park is a family oriented aquatic facility open seasonally during the summer months. The 10-acre waterpark features a six-lane lap pool, two drop slides, a tot slide, a large body slide, interactive water toys and a zero-depth entrance to the pool in addition to the concession stand, restrooms, sand volleyball and play area, umbrellas and an open green space for patrons to spread out.

Gantz Park is located on the site of the historic Gantz homestead at 2255 Home Road. In 1988, the two story barn located in the park was restored to provide a home for numerous youth activities ranging from dance and gymnastics to preschool enrichment classes and school-age programs during the summer. The 27-acre park features three shelter houses, tennis courts, a basketball court and an herb garden known as the Gardens at Gantz Farm. The public herb garden, visited by an estimated 10,000 people on an annual basis, contains three distinct herb gardens that demonstrate a wide range of gardening styles and allow sightseers an overview of horticulture over the years.

The Grove City Skate Park, built in 2006, is located at 3728 Hoover Road, just north of the Jackson Township Administration Building. The 11,000 square foot concrete skate park is designed with both the novice and advanced skater in mind. The skating area features ramps, rails, boxes and bowls, which range in height from three to 18 feet. While the skate park currently utilizes portable restroom facilities, there are future plans for the addition of permanent restrooms. Other amenities featured at the skate park include drinking fountains, shade structures and bleachers.

Fryer Park is 110-acre facility located on Orders Road. The bikeway accessible park consists of eight softball diamonds, a preserved wooded area excellent for bird watching or walks, a one-mile multipurpose trail for biking or walking, a hill for sledding, Rotary Lake stocked for fishing and a space themed playground called Discovery Frontier. In the future, Grove City Parks and Recreation hopes to add additional multiuse trails, an amphitheater, three-season picnic shelter and multiuse sports fields. Fryer Park is home to the Grove City YMCA featuring



Franklin County

The Big Splash at Evans Park is located directly behind Brookpark Middle School

numerous facilities such as indoor and outdoor pools, basketball courts, a climbing wall and an aerobic studio. Fryer Park also includes an educational component in addition to its recreational features. Century Village is modeled after a typical central Ohio village in the 1850s and includes a log cabin, barn, outhouse, windmill and the restored Orders Road School House. Accordingly, Fryer Park has become a destination not only for Grove City and Jackson Township residents, but also for those who reside in southwestern Franklin County.

Henceroth Park is a 22-acre park located on Grove City's east side featuring a multi-use path, a wooded nature trail and playground equipment that is constructed entirely from post-consumer recycled materials. Future expansion of Henceroth Park has already been planned and will come in two phases. Future development is to include an expansion of the playground equipment, multi-use and nature trails, and the addition of multi-use courts and fields, educational features, and picnic shelters. The proposed expansion is scheduled to occur between 2009 and 2011.

Windsor Park has been serving residents of Grove City and Jackson Township for over 55 years and is the oldest community park in Grove City. The 26-acre park is home to youth baseball and houses 11 baseball diamonds accommodating all skill levels from preschoolers to adults. Windsor Park also features two shelter houses, restrooms, playground equipment, batting cages and tennis courts. The Evans Center is located in Windsor Park and provides a range of services to residents 55 and older, from recreation activities, to home delivered meals to transportation.

Murfin Fields are located on Haughn Road and are operated by the Grove City Kids Association, who organizes football, soccer, softball and cheerleading for children in Grove City and unincorporated Jackson Township. Murfin Fields, which is 51-acres in size, features football and soccer fields in addition to softball diamonds. The complex also features two concession stands, storage sheds and a memorial.

Civic Organizations

At present, there are no civic organizations located within the unincorporated areas of Jackson Township, nor solely dedicated to serving the interests of these areas. While this may be true, there are numerous civic organizations located in Grove City that address civic issues for both the incorporated and unincorporated areas within the historical boundaries of Jackson Township. The following is by no means an exhaustive list as there are numerous groups located in the area that dedicate their time and energy for the betterment of the community.

The Fraternal Order of Eagles was founded in 1898 in Seattle, Washington by a group of theater owners as a way to handle a musician's strike. The group grew and developed into a social club dedicated to understanding the needs of the many outweigh the needs of the few. The Eagles also pushed for the founding of Mother's Day, provided the impetus for Social Security and pushed to end job discrimination based on age. Today the organization is still committed to its original values and strives to unite "fraternally in the spirit of liberty, truth, justice, and equality, to make human life more desirable by lessening its ills and promoting peace, prosperity, gladness and hope". Individual chapters of the Fraternal Order of Eagles are known as an "Aerie", named after the lofty nest of a bird of prey, such as an eagle, The Grove City aerie is located on Harrisburg Pike in the City of Grove City. In 2002 the Fraternal Order of Eagles opened their international headquarters in Grove City on Gateway Circle.

The Grove City Rotary Club is an organization of professional men and women united to provide humanitarian service, encourage high ethical standards in all vocations, and help build goodwill and peace throughout the community. The organization's membership represents a cross-section of Grove City's business and professional people and is open to all people regardless of culture, race, gender, or creed. The Grove City Rotary Club meets on a weekly basis on Thursday morning in the Grand Ballroom at the Pinnacle Golf Club; meetings are conducted in a non-political and non-religious manner.



Franklin County

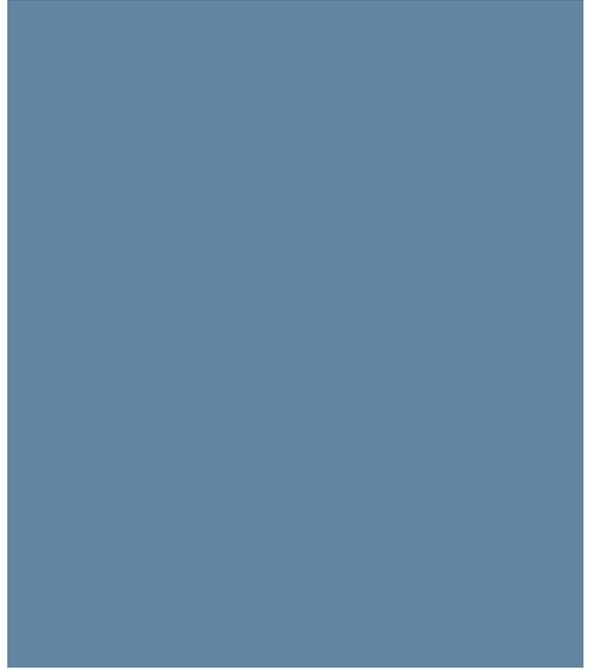
The International Headquarters of the Fraternal Order of Eagles is located in Grove City.

The American Legion was chartered and incorporated by Congress in 1919 as a patriotic veterans organization devoted to mutual helpfulness. It is the nation's largest veteran's service organization, committed to mentoring and sponsorship of youth programs in communities, advocating patriotism and honor, promoting a strong national security, and continued devotion to fellow service-members and veterans. The American Legion is a nonpartisan, not-for-profit organization whose success depends entirely on active membership, participation and volunteerism. Post 164 of the American Legion is located in Grove City on McDowell Road.

The Veterans of Foreign Wars (VFW) Post 8198 is located in Grove City and is open to United States citizens currently serving in the military or with an honorable discharge from the Armed Forces. Membership also requires military service overseas during a conflict and decorated with an expeditionary medal, a campaign medal or ribbon. The VFW has a priority of direct community involvement that extends beyond veterans helping veterans and as a national organization has donated more than 13 million volunteer hours for community service.

The Grove City Lions Club holds meetings on the second and fourth Wednesday of every month at the Beautiful Savior Lutheran Church on White Road. The Lions Club is an organization that aims to meet the needs of communities on a local and global scale and many of their charitable efforts involve issues pertaining to vision. The Grove City Lions hold many fundraisers and recently donated the proceeds of one such fundraiser to Pilot Dogs Inc.

Grove City Sertoma consists of 85 members and raises approximately \$25,000 annually, which is used to help serve the community. Additionally, Grove City Sertoma operates a speech and hearing center located in Grove City. Grove City Sertoma participates in approximately eight to 10 major fund raising events per year including the Grove City Alumni Softball Tournament and Arts in the Alley.



Section 9

Economy



Historically, agriculture has been the main industry in Jackson Township; however, less people are employed by farming occupations in the Township each year. According to the 2000 Census, only 0.1 percent of Jackson Township residents are employed in agriculture while the Jackson Township Community Survey showed that six percent of residents had agricultural jobs. Over the past 40 years, encroachment by new homes and expanding municipalities has reduced the amount of farmland available for farming. Despite the current state of the economy, this trend continues in Jackson Township.

According to the 2000 Census, the industry that employs the largest number of people in Jackson Township is educational, health and social services with slightly more than 17 percent of residents being employed in these fields. Retail trade is the second largest employer of Jackson Township residents at almost 13 percent.

Data pertaining to occupations was also found in the 2000 Census. The majority of Jackson Township residents are employed in Sales and Office occupations with 33.2 percent

of residents holding jobs in these fields; an extremely close second amongst occupations of Jackson Township residents are occupations in management, professional and related fields at 33.1 percent.

Although the 2000 Census does not address the geographic area in which residents are employed, it does look into residents' average commute time. Based upon these numbers, the majority of residents, slightly over 20 percent, commute between 20 and 24 minutes. The next highest percentage, almost 20 percent, commutes between 30 to 34 minutes to work. Both of these numbers would suggest that these residents are traveling outside of Jackson Township to their place of employment. The third highest percentage of residents, roughly 14 percent, travel less than 10 minutes to get to work, implying employment within the Jackson Township limits.

The Jackson Township Community Survey also proved to be a valuable resource when it came to employment information. According to the Community Survey, the largest number of Jackson Township residents worked in fields pertaining to education, health and social services; this information resembles that provided in the 2000 Census. Of those who responded, only about 35 percent of those in these fields are employed in Jackson Township, while the remaining 65 percent travel outside of the Township limits for work. The same situation applies to the industry with the second highest response, professional, scientific, management and administrative. Of people working in this field, approximately 32 percent are employed within Jackson Township with the majority, 68 percent, working outside of the Township.

The industry with the greatest percentage of people working inside Jackson Township is agriculture. The Community Survey showed that 80 percent of respondents who worked in Jackson Township worked in an agricultural profession; the remaining 20 percent of people working in the agricultural field were employed outside of Jackson Township.

When asked in what geographic area residents were employed, the area with the highest response rate was Columbus with approximately



Angi Beer

Agriculture as a profession is declining in Jackson Township

Phoenix Golf Links

The Phoenix Golf Links, located at 3413 Jackson Pike, is a 185-acre, par 72 golf course located in the far northeast corner of Jackson Township. The course, boasting an amazing view of the Columbus skyline from the first tee, features over 7,000 yards of tees, fairways and greens and is one of only a few links style courses in central Ohio.

The Phoenix Golf Links; however, was not always the lush green golf haven that it is today. By 1998, the property located along State Route 104 north of I-270 known as the “Model Landfill” had laid dormant for over a decade, full of approximately 5,000,000 tons of waste hauled in over the years. The property’s owner, the Solid Waste Authority of Central Ohio (SWACO), decided to change how the property was being used; SWACO applied and received approval from Jackson Township to rezone the property from its Industrial classification to the Exceptional Use or EU district for the purpose of developing a new public golf course on the site.

Once the rezoning was complete, SWACO hired Petro Environmental Technologies out of Cincinnati to design, build and manage the golf course due, in part, to their past experience in the design of golf courses on former landfills. In turn, Petro Environmental employed Tim Nugent of Nugent Golf to assist with the design of the course, as he too had prior experience in the area.

The first challenge was containing the waste on the site so that the golf course could be constructed. A concrete cap was constructed over the former landfill to accomplish this in addition to controlling gas from the underlying waste, and creating a land surface capable of supporting vegetation. Tons of dirt were then brought in and spread over the cap. The Ohio Environmental Protection Agency oversaw the process to ensure that the construction complied with state law.

Because the course was to be constructed on top of the capped landfill, the new

course could not include many trees as tree roots could poke holes in the landfill’s cap. Therefore, the new golf course had to be constructed as a links course; the oldest style of golf course first developed in Scotland with rolling hills, few water hazards and very few trees. Links courses are thought to be the type of course on which the game of golf was invented.

Another challenge, based on the unusual nature of the land, was how to address the natural settling that would occur as the underlying waste continued to decompose. The designers chose to add additional concrete to reinforce the course and added a 19th hole as well. Because the settling of the course was a major concern, the designers chose to add this additional hole, which is not part of the regular course, in case another hole was to collapse back into the landfill. The course is also peppered with piping systems surrounded by wooden fences warning of flammable gas. The methane that is produced from the landfills as they settle is captured by these vacuum systems and converted to electricity.

The Phoenix Golf Links opened for business on June 1, 2000; aptly named after the mythical bird that rose from its ashes reborn. In 2006 and 2007, The Phoenix Golf Links underwent a \$2 million renovation to provide new tees, new greens, improved fairways, and a completely revamped 17th hole, which has been called the most difficult par three in Columbus.



Franklin County

Phoenix Links, built on a reclaimed landfill, offers a great view of the Columbus skyline from the first tee.

20 percent followed by Grove City with about 16 percent. Jackson Township was the third most common area chosen with a little over 11 percent. Overall, the majority of those responding selected “retired” with roughly 26 percent.

Commerce and Industry

Because Jackson Township relies on on-site well and septic services for water and wastewater disposal, the type of commercial activity that can be conducted in the unincorporated portions of the Township is somewhat limited. More intense businesses, especially industrial uses, require large amounts of water in order to operate. Therefore, businesses need to be of the variety that can function efficiently without centralized utilities; big box retailers, chain restaurants and strip malls do not fall into this category. Smaller scale businesses, including home occupations, currently provide much of the commercial activity in Jackson Township.

The major commercial corridors in Jackson Township correspond to major commercial corridors in Grove City: Harrisburg Pike, London-Groveport Road and Stringtown Road. As Grove City’s commercial corridors expand, annexation occurs in these areas incorporating property into Grove City that was once in Jackson Township. This act now provides the availability of centralized water and sewer to the property allowing it to be used for a more intense business use. This situation can be seen on all Jackson Township commercial corridors, especially on the eastern portion of Stringtown Road.

The main industrial area is along Thrailkill Road in northwestern Jackson Township. Industries in this area do not require large amounts of water and are limited in intensity, which is an excellent fit for Jackson Township. Furthermore, their location is away from population centers and incompatible land uses along both Interstate 71 and Interstate 270.

SWACO

The largest, and arguably the most visible, organization located in the unincorporated areas of Jackson Township is the Solid Waste Authority

of Central Ohio (SWACO), one of 52 single and multi-county solid waste management districts established under Ohio’s solid waste management program. SWACO is a political subdivision of the State of Ohio and is responsible for preparing, updating and implementing a comprehensive solid waste management plan for the Franklin County Solid Waste Management District (principally Franklin County, but also including parts of five adjacent counties).

In addition to providing solid waste planning for the District, SWACO operates a sanitary landfill with a maximum daily capacity of 4,000 tons and three solid waste transfer stations with a combined capacity of approximately 3,000 tons per day. SWACO also provides recycling programs, yard waste composting services, public education programs, and other activities to reduce the generation and disposal of solid waste within SWACO’s jurisdiction.

SWACO is governed by a nine-member Board of Trustees comprised of two members appointed by the Franklin County Board of County Commissioners, two members appointed by the city of Columbus, and additional members representing the County Board of Health, townships within SWACO, waste generators and the general public. The Board of Trustees appoints SWACO’s Executive Director, who serves as SWACO’s Chief Executive Officer.

SWACO derives its revenue principally from fees levied on the disposal of solid waste at SWACO facilities and from fees levied on solid waste generated within the District but disposed at other public or privately-owned landfills located outside of the District. These fees are established pursuant to authorization within the Ohio Revised Code and agreements established with private landfill owners.

While some might view a landfill as a negative asset to a community, this is not necessarily the case in Jackson Township. Having SWACO as a township resident provides a number of opportunities for Jackson Township.

The SWACO Green Energy Center turns landfill methane gas into Compressed Natural Gas (CNG) for use in cars and trucks. SWACO’s



Jackson Township utilizes a pick-up run by Compressed Natural Gas as part of its Service Department.

Jackson Township

Franklin County Landfill has been plumbed to harvest the methane as trash breaks down. Using Ohio developed technology, The Green Energy Center cleans the gas to pipeline quality and then compresses it for vehicle use.

This green fuel has already been put to use in SWACO's fleet: CNG powered Honda Civics and light to medium duty Chevy and Ford pick-up trucks fill up at the The Green Energy Center pump. SWACO has and continues to meet with local governments and businesses to interest them in the possibility of using the CNG produced at the landfill. Jackson Township utilizes one of these pick up trucks as part of its Service Department.

At full capacity, phase one of the Center can produce 250,000 gasoline gallon equivalents of CNG, which USEPA estimates show, has the same benefits as removing the annual emissions of 6,503 passenger vehicles, sequestering as much carbon annually as 8,070 acres of pine or fir forests, reducing CO₂ emissions equal to 82,577 barrels of oil or reducing CO₂ emissions equal to 4,030,423 gallons of gasoline.

Phase two of the Center is owned and operated by SWACO partner, FirmGreen. All told, the Green Energy Center will utilize all of the

landfill gas available and have a capacity of 5 to 10 million gasoline gallon equivalents. Phase two also has the potential to have the gas directed to local utility pipelines which could heat more than 15,000 average homes, based on U.S. Department of Energy data for residential energy consumption.

With recent developments, the SWACO landfill site of State Route 665 has approximately 20 to 30 more years of service before it will be closed. As can be seen with Phoenix Links golf course, which was built on top of a reclaimed landfill, the SWACO property provides a unique development opportunity for Jackson Township.

Traditionally, rural areas have played host to many landfills. As these areas became more densely populated, available land for development became more difficult to find. Now, communities that need recreational areas can use closed landfills for open space.

Urban landfill conversions are attractive remedies to what some people could view as an eyesore in the community. Dozens of landfills have been successfully converted into parks, golf courses and nature preserves. For example, a closed landfill in Milwaukee is now a popu-

lar ski slope while another closed landfill in California has been turned into an amphitheater.

The 50-acre Danchy Park in Cambridge, Mass., was created from a municipal landfill that was closed in the early 1970s. Settlement, combustible gas migration and generation, landfill cover thickness, air and ground water quality, stormwater control and re-vegetation were the main elements park designers had to consider for the project. The award-winning project created a park with three softball and four soccer fields, more than 2.5 miles of jogging paths, wildflower slopes, an artificial wetland for stormwater retention and more than 800 trees. “Glassphalt”, a combination of recycled glass and asphalt, was made to pave a half-mile pathway.

Landfill reclamation projects can offset some of the costs associated with the closing of an old landfill, and even help turn a profit. Another landfill in Massachusetts has been converted into a profit-making venture; Marlborough, Massachusetts, earned \$400,000 when it signed a 10-year lease that will turn its landfill into a driving range, which will be fully constructed and operated by a private company.

Technological advancements in landfill closure and monitoring also are contributing to the viability of landfill reclamation; ensuring public health and safety is a priority in these projects. The more environmentally sound the landfill closure and monitoring process becomes, coupled with the long-term success of past and current landfill reclamation projects, the more opportunities will exist for land reuse.



Section 10

Public Input



One of the most important considerations when formulating a Comprehensive Plan is public input. Unless the adoption of a comprehensive plan is subjected to a referendum, the residents of the township do not vote on the plan; therefore, it is imperative for a comprehensive plan steering committee to gauge the opinion of the public. The Jackson Township Comprehensive Plan Steering Committee drafted and mailed a community survey and held two public meetings; an “Ice Cream Social” at the Jackson Township Administration Building as a community vision session and a final meeting to provide public feedback on the proposed Goals and Objective and Future Land Use Map. Additionally, each of the Jackson Township Comprehensive Plan Steering Committee’s monthly meetings was open to the public.

Community Survey

The Jackson Township Community Survey was mailed and administered by the Steering Committee in March of 2009. The questions contained in the survey were designed to help the Steering Committee gather information about public sentiment on a variety of issues affecting the future of Jackson Township. The questions asked for basic demographic information, as well as opinions regarding current and future services, development within the community, and township performance.

The Community Survey was mailed to 1,000 randomly selected voter registered households in Jackson Township and surveys were available for pick-up at the Grove City Public Library and the Jackson Township Administration Building for residents not included in the random sample. Surveys were also available through the Jackson Township website for completion online or to print and mail.

Of the 1,000 surveys mailed a total of 200 were returned for a response rate of 20 percent. Unfortunately the public did not utilize the Jackson Township website as no surveys were completed online and returned by e-mail or printed and returned via U.S. mail. The full survey and survey results can be found in the Appendix.

Survey Methodology

The members of the Jackson Township Comprehensive Plan Steering Committee and the staff of the Franklin County Economic Development and Planning Department have an obligation to report the results of the Jackson Township Community Survey in a responsible manner. Whether it happens intentionally or as a result of faulty methods, statistics can easily become misleading. Therefore, it is important to exercise care when selecting calculation methods in addition to clearly reporting the methods that were used. The following is a brief inventory of the methods used to calculate the data that is presented in the summary of the results.

The response rate of the survey results reflects the percentage of the mailed surveys that were completed and returned. Therefore, the following formula was used to calculate the response rate:

$$\text{Response Rate} = (\text{Number of Surveys Mailed}) \div (\text{Number of Surveys Returned})$$

The data in the summary of results is presented in two forms for the majority of the questions. When possible, the counts, or actual quantity of responses, for each possible answer are displayed. The percentage of the question that each answer represents is also displayed; however, the method that was used to calculate that percentage depends on the nature of the question itself.

In most cases, and unless otherwise noted, the percentage displayed reflects the percentage of respondents who selected the answer on the survey on which that question was answered. In other words, there is not a “did not answer” category, and the percentages shown do not take into account the surveys on which no answer was selected for the question. In a case such as this, the figures indicate the percentage of total answers for that question and the percentages should add up to 100 percent. The formula used is as follows:

$$\text{Percent} = (\text{Number of times answer selected}) \div (\text{Total answers selected for question})$$

Finally, there are several questions on which multiple answers could be selected. For these questions the percentage of total answers would not reflect the percentage of respondents who selected that answer and would therefore be skewed. For this reason, the figures for questions on which multiple answers could be selected reflect the percentage of total surveys completed on which that answer was selected. For these questions, the figures likely will not add up to 100 percent. The formula is as follows:

$$\text{Percent} = \frac{\text{(Number of times answer selected)}}{\text{(Total number of surveys completed)}}$$

Ice Cream Social

The Jackson Township Comprehensive Plan Steering Committee organized, advertised and attended a public meeting, known formally as the Jackson Township Comprehensive Plan Ice Cream Social Hour, on June 29, 2009 at the Jackson Township Administration Building. The meeting was advertised through signs posted in the Grove City Library, the Jackson Township Administration Building and businesses in Grove City and Jackson Township. Additionally, postcards mailed to every voter registered household in Jackson Township.

Approximately 80 people attended the Jackson Township Comprehensive Plan Ice Cream Social Hour and enjoyed free ice cream donated and served by Eats N' Treats, an ice cream shop located on Harrisburg Pike.

At the meeting those in attendance learned about the community planning process and at what point the plan was in that process. Following the brief informational session attendees broke into smaller groups facilitated by members of the Steering Committee and were asked what were three things that residents would like to see remain in the community and three things that they would like to see change. The answers to these questions were compiled by the group facilitator and ordered according to the number of common responses.

After responses were collected and ranked, the meeting reconvened and the individual groups shared their top responses with the meeting as



Franklin County

Ice Cream was provided and served by Eats n' Treats for the Ice Cream Social

a whole. The meeting facilitator recorded these responses on a pad at the front of the room as they were communicated.

Once all groups have had the opportunity to share their responses with everyone, the attendees were given five stickers which represented "votes". Participants were asked to vote on what they considered to be the most important items that they would like to see remain the same and items they would like to see change. A participant could place all five votes for one item, one vote on five items, etc. After everyone had a chance to place their stickers, votes were totaled and items were ranked accordingly.

The end product of this meeting was the biggest items that should remain in Jackson Township and the top things that needed to change as determined by the citizens of unincorporated Jackson Township. Furthermore, these issues were derived in a fair and impartial way, allowing all attendees to state their opinion. The results of this meeting and the number of votes each item received can be found in the Appendix.

The opinions expressed in both the Community Survey and the Comprehensive Plan Social Hour assisted the Steering Committee in formulating the Goals and Objectives section



Public input is imperative to the comprehensive planning process.

of this plan as well as the Jackson Township Future Land Use Map.

Final Public Meeting

After studying the results of the Jackson Township Community Survey and evaluating the many and varied opinions expressed at the first Jackson Township Ice Cream Social Hour, the Jackson Township Comprehensive Plan Steering Committee concluded that there was a consensus in the community as to the most important issues facing Jackson Township. These issues were compiled into a list of Goals and Objectives that the plan should attain.

The Jackson Township Future Land Use Map was created based upon physical characteristics of the land, existing land use and infrastructure, and most importantly, the opinions expressed in the Jackson Township Community Survey and the Jackson Township Comprehensive Plan Ice Cream Social Hour. The Jackson Township Future Land Use Map is intended to be considered and consulted in matters that affect land use in the future. These include, but are not limited to, zoning map and text amendments, variance requests, and development review.

In order to present and receive public feedback on the newly created Goals and Objectives and Future Land Use Map, the Jackson Township

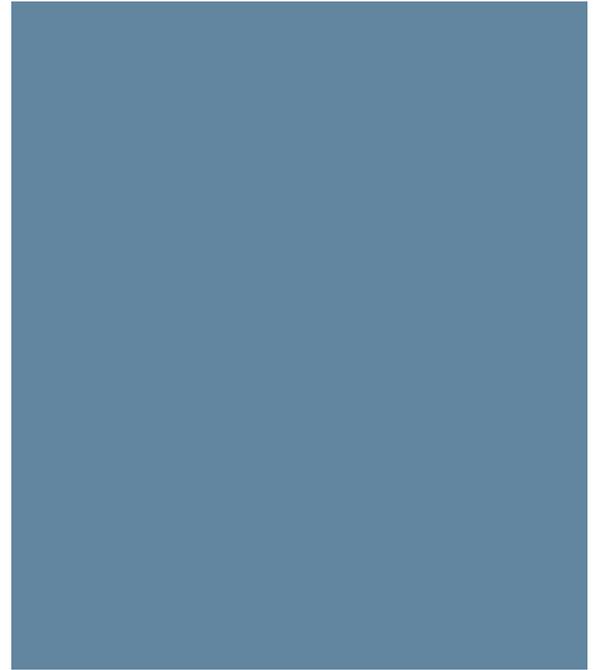
Comprehensive Plan Steering Committee once again held a public meeting. Every voter registered household in the unincorporated portions of Jackson Township received a post card inviting them to participate in the “Jackson Township Comprehensive Plan Final Public Meeting” on March 9, 2010.

The meeting was held at the Jackson Township Administration Building and Ice Cream was, again, provided and served by Eats N’ Treats. The meeting was well received with approximately 100 residents in attendance.

Residents at the meeting were given a short presentation where they were brought up to speed on where the Steering Committee was in the planning process, and for those who were not present for the Ice Cream Social in June, a brief recap on the community planning process. Residents were also informed of how crucial the Goals and Objectives and Future Land Use Map are to the success of the comprehensive plan and that the information used to develop these ideas came from public input from the Community Survey and the Ice Cream Social.

Once the presentation was concluded, those in attendance were invited to have ice cream and view posters displaying the proposed Goals and Objectives and Future Land Use Map. To encourage an open house style of meeting, members of the Steering Committee were present to answer any questions residents might have or address any issues brought up after reviewing the posters. If residents had a comment or concern pertaining to what was proposed, either with the Goals and Objective or the Future Land Use Map, they were asked to write them down on the provided Post-it notes and place them directly on the poster next to the item that concerned them.

Although residents did have questions, the vast majority pertained to clarification of what was proposed and not the rationale behind why it was proposed. By the end of the meeting, there were no Post-it notes attached to any of the posters. As a result, the Steering Committee decided to move forward with the proposed Goals and Objectives and Future Land Use Map as proposed.



Section 11

Goals and Objectives



Purpose

A comprehensive plan is a visionary document as it looks ten to twenty years ahead to the future a community envisions for itself. Using information about the physical, social, and economic features of the community, it reflects a consensus about how the citizens want their community to develop.

A comprehensive plan lays out a road map of policies and initiatives in an effort to achieve community goals. It recommends a logical set of policies covering land use and residential and commercial development that define and protect the future the residents envision. It also provides guidelines that allow landowners, developers, Township Trustees, and other legislative and administrative bodies to make informed and consistent decisions that affect the future of the community. A basic tenet of the planning process is that the well being of the community as a whole shall be considered.

A comprehensive plan, with its collection of community data and statements of policies, should provide a basis for development decisions although, over time, changes in development or services may make some portions of the plan outdated, the underlying principles and policies of the plan should remain constant. Moreover, since many land use issues are site specific, individual review of each development proposal should be exercised; however, basic relationships between land uses should be maintained.

Because changes in services, development, and priorities do take place, there should be periodic review of the comprehensive plan. Such review allows for updates to the technical data and the goals, while maintaining the overall integrity of the plan. The frequency of plan review will depend on the pace of growth in the community, with rapid growth calling for more frequent reviews and updates.

Located in a steadily growing area, Jackson Township can provide a unique market for potential residents and businesses that value a rural atmosphere while maintaining a short commute to the jobs and recreational activities that the Columbus metropolitan area can

provide. A goal of the plan is to avoid the uniform distribution of suburban development that continues to consume much of the rural areas in central Ohio. The comprehensive plan creates the basis for a mix of housing densities, types, and styles; and provides the underlying basis for development and zoning regulation that will be used in the review and approval process for development within the community.

The primary goal of the comprehensive plan is to provide guidance in absorbing expected growth while protecting the natural and built environment, minimizing land use conflict, and protecting the area's natural beauty. The comprehensive plan establishes a choice of various densities in land use categories that address the transition from the higher densities of suburban cul-de-sacs to the lower densities of homes in rural Jackson Township.

The comprehensive plan recognizes that some growth in Jackson Township is inevitable, and may in fact be desirable. Modest additional growth will provide the tax base necessary for funding and maintaining high-quality municipal services, the customer base necessary to support local businesses, and the social base to support community spirit and community activities.

After studying the results of the Jackson Township Community Survey and evaluating the many opinions expressed at the Jackson Township Ice Cream Social Hour, the Jackson Township Comprehensive Plan Steering Committee concluded that there was a consensus in the community as to the most important goals and objectives the plan should attain.

The Jackson Township Comprehensive Plan Steering Committee chose to make the list of goals and objectives concise and to the point. Without having to muddle through a laundry list of things to be done, administrators of the Plan can focus on the most pressing issues in Jackson Township. Additionally, a manageable list does not overwhelm those tasked with enacting the Plan and will keep the momentum of the comprehensive planning process going, allowing more goals and objectives to be accomplished. Once these goals and objectives have been accomplished, it invites administrators to revisit the Plan for updating.

Goal A**Create an identity for Jackson Township**

Although there was no direct question from the Community Survey or issue brought up during the Ice Cream Social that directly addressed this goal, it became apparent during the course of the planning process that this needed to be examined. Many residents, through no fault of their own, would mistakenly bring up locations or issues that were from Grove City. Because most people in Jackson Township identify with Grove City as it more clearly identified, it became apparent that people needed to identify with Jackson Township as a visibly defined place.

Objective**Design a logo and choose colors to represent Jackson Township**

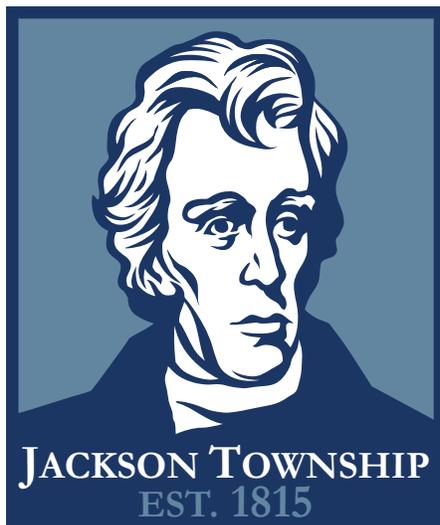
A logo is a graphic representation or a symbol used and designed for ready recognition. The colors chosen can enhance this effect and further enable the establishment of a community identity. For example, for most people in central Ohio, a block O and the colors scarlet and gray instantly bring to mind the Ohio State University. This same type of recognition is

desirable in order to help people more closely identify with Jackson Township. While signage and other elements can help augment this sense of place, and should be considered in the future, the first step in this process should be the creation and utilization of a logo.

Goal B**Maintain the rural character of Jackson Township**

The rural character of Jackson Township is very important to its residents. Items pertaining to rural character (“maintain ‘small town’ feel” and “keep large lots and rural character”) were brought up twice during the Ice Cream Social as things that should remain the same. The Community Survey also brought the residents’ desire to retain their rural character to light. Those surveyed felt that the rural environment was the most positive aspect of living in Jackson Township (98 percent of respondents). When asked if they agreed or disagreed with the statement “Jackson Township should maintain its current rural environment” 83 percent of respondents agreed. Furthermore several respondents made comments alluding to their preference for the rural environment of Jackson Township in the comment section of the Community Survey.

A defined logo will assist in establishing a sense of place for Jackson Township.



Objectives

Require greater minimum front setbacks for buildings to enhance rural character

One method of enhancing the rural character of Jackson Township is to utilize greater front building setbacks for new development. This technique will give a greater sense of openness to those on the roadway and those in the homes and businesses as well. The Jackson Township Zoning resolution should be amended to require buildings constructed within the Township be constructed further from the roadway to maintain and strengthen the rural environment that the residents appreciate.

Establish a community garden for Jackson Township residents

A community garden is a small area of land, lent out at a nominal yearly rent by local government or independent associations, for individuals to grow their own food. Of those who responded to the Community Survey, approximately 61 percent stated that they thought that a community garden would be a good addition to Jackson Township. A community garden will provide green space in urban areas, along with opportunities for social gatherings, beautification, education, and recreation for residents.

Maintain and expand existing farms

Most people think of the country, farmers, and agriculture when the term rural is used. The number one way those surveyed felt that the rural character of Jackson Township could be preserved was through the preservation of farmland. Maintaining and expanding existing farms was also brought up during the Ice Cream Social as one of the things that Jackson Township residents would like to see remain the same.

The Jackson Township Future Land Use Map designates the southern portion of the Township, the area approximately south of Zuber Road, as an agricultural conservation district. As the location with the largest amount of continuous open space in the Township, in addition to the fertility of the soils in this location, Jackson Township should focus on ways to preserve or encourage farms in this zone.

The Clean Ohio Agricultural Easement Purchase Program is one method in which this objective could be accomplished. This program provides funding to assist landowners and communities in preserving Ohio's farmland and also helping family farms transition to the next generation by protecting the economic foundation of Ohio's largest industry. Jackson Township should also look into other programs or additional sources

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Residents want to preserve and enhance the rural character of Jackson Township.

of funding as they become available to help preserve farmland.

Limit commercial development to appropriate areas

The inappropriate location of commercial establishments in Jackson Township can have a negative effect on the rural environment. The Community Survey reported that respondents felt that the limitation of commercial and industrial development would be one way to preserve the rural character of Jackson Township. The Community Survey also illustrated that residents thought that commercial development should not be encouraged and that Jackson Township should remain mostly residential. Expansive commercial development was brought up at the Ice Cream Social as one thing that citizens wanted to see change in Jackson Township.

The Jackson Township Future Land Use Map clusters the bulk of commercial development in the most suitable areas; along Harrisburg Pike, Stringtown Road and the northern portion of Jackson Pike. These recommendations are in harmony with what is the most likely to be the pattern of commercial development in Jackson Township in addition to the most appropriate.

Goal C

Increase parks and open space

Jackson Township residents made it clear via both the Community Survey and the Ice Cream Social that they wanted to see an increase in the numbers of parks and open space in the Township. From the Community Survey, almost 98 percent of respondents stated that they thought the amount of parks and open space should remain the same, if not increase, in Jackson Township. The Ice Cream Social showed that maintaining, and increasing, the number of parks and open space were top items that should remain in Jackson Township.

Objective

Install multi-use paths

Multi-use paths are off-street paths that can be used by several transportation modes, including bicycles, pedestrians, and other non-motorized modes. Multi-use paths accommodate two-way travel and can be located in areas that would otherwise be unsuitable for development.



Pedalkimages.org

Jackson Township's east-west stream corridors provide an excellent location for multi-use paths.

Because Jackson Township is in the Scioto River watershed, it has the unique characteristic of having a number of east-west tributaries to the Scioto River. Development immediately adjacent to these tributaries is limited because of existing floodplain regulations and the recommendation of this plan for stream setbacks. However, due to the extremely low environmental impact of multi-use paths, these sensitive areas along streams provide an excellent location for their construction.

The construction of multi-use paths within these areas will provide natural east-west corridors for connectivity amongst the existing parks within Jackson Township and Grove City. Grove City and Jackson Township are currently working on establishing multi-use paths to connect to the YMCA via Orders Road and Metro Parks is planning to construct a park on Jackson Pike, on the western bank of the Scioto River. Metro Parks has expressed their interest in these east-west stream corridors as locations for multi-use paths to provide connectivity amongst their parks. Furthermore with the development of the new Metro Park on Jackson Pike, the Mid-Ohio Regional Planning Commission Greenways

program has sited the expansion of the Scioto Trail, which currently ends in Berliner Park, as a top priority.

Jackson Township should capitalize on these east-west stream corridors and work to establish multi-use paths within them to provide connectivity to area parks and beyond and increase the amount of parks and open space in the Township.

Goal D

Reevaluate Zoning Policy

In both the Community Survey and the Ice Cream Social, concerns were raised regarding zoning policy in Jackson Township. The Community Survey indicated that, while the current zoning regulations were restrictive enough in Jackson Township, the zoning regulations did not handle certain types of development well. The Ice Cream Social suggested that zoning enforcement and minimum lot sizes were two things that residents would like to see change in Jackson Township.

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Residents felt that auto repair was inappropriate as a home occupation

Objectives

Limit the type and areas that home occupations are permitted in Jackson Township

One intent of establishing a zoning code is to responsibly guide development and prohibit incompatible land uses from neighboring one another. In this instance, the location of what are essentially commercial establishments in residential districts would qualify as incompatible land uses. Although home occupations are currently permitted under the Jackson Township Zoning Resolution, the Township should review what home occupations are acceptable and what home occupations are too intense for residential areas. Home occupations that are too intense can have negative effects on residential areas such as increasing the amount of traffic on the street or inhibiting the delivery of public services. The Community Survey showed that respondents felt larger scale businesses, such as auto repair or trucking, were not appropriate as home occupations and that home occupations should not be permitted to have signs.

Review the Jackson Township Zoning Resolution and make updates and revisions as necessary

From time to time a zoning resolution should be reviewed to ensure that the requirements contained therein are still applicable and functioning as they were intended. The Ice Cream Social showed that citizens were in favor of increasing minimum lot sizes while the Community Survey has respondents in favor of smaller lots. While superficially this information appears to be at odds with each other, it can lead one to believe that the zoning resolution needs to be expanded or adjusted in order to address these concerns. The inclusion of depth to width ratio requirements can be helpful in deterring flag lots, which are properties where access to a road is provided along the long, narrow “flag pole” and the usable land itself is the rectangular flag at the end of the pole. Jackson Township should review its zoning resolution to make certain that it is performing properly.

Goal E

Protect natural resources

Protecting the natural resources of Jackson Township is a significant concern of the residents of the Township and was brought up on numerous occasions during the information gathering process. In the Community Survey, those that responded overwhelmingly felt that the protection of natural resources was imperative. The largest concern of the Township residents in this regard was the preservation of groundwater, with roughly 90 percent of respondents stating that this was “very important”. The protection of waterways and the protection of air quality were also deemed to be of significant concern to citizens with 80 and 81 percent respectively of those responding considering their protection to be “very important”.

The protection of natural resources in Jackson Township is important to residents.



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Objectives

Implement stream setbacks via the zoning resolution

Stream setbacks act to intercept sediment, nutrients, pesticides, and other materials in surface runoff and reduce nutrients and other pollutants in shallow subsurface water flow. They serve to provide habitat and wildlife corridors and can also be significant in reducing erosion by providing stream bank stabilization.

As previously mentioned, 80 percent of respondents to the Community Survey felt that the protection of waterways was “very important.” Jackson Township should amend the Zoning Resolution to require a minimum setback from streams to protect the water quality of the Township’s streams.

Wetlands

Wetlands are areas of land where soil is saturated with moisture either permanently or seasonally and may also be covered partially or completely by shallow pools of water. Wetlands are considered the most biologically diverse of all ecosystems and contain numerous species of both plant and animal life. Wetlands can also serve as natural water purification systems and protect water quality.

According to the Community Survey, 94 percent of those polled felt that the protection of wetlands was important. Requiring a minimum no disturb zone around wetlands, either via the Jackson Township Zoning Resolution or during development review, can assist in the protection of these important resources.

Groundwater

Almost 91 percent of residents felt that the preservation of groundwater was very important according to the Community Survey. Due to the fact that the vast majority of residents in Jackson Township obtain their water via wells, the protection of groundwater is of the utmost importance. Through the Ice Cream Social, it was learned that residents want to retain the ability to keep their wells, which was one of the top items that residents wanted to keep the same in Jackson Township.

Jackson Township should incorporate stormwater best management practices into their zoning resolution in order to reduce the amount of run-off from hard surfaces and promote groundwater recharge. In addition to replenishing the water table, stormwater best management practices can reduce flooding and pollution of waterways.

Air

A little over 81 percent of respondents to the Community Survey felt that the protection of air quality in Jackson Township was very important.

Wind and solar energy regulations should be added to the Jackson Township Zoning Resolution. The addition of zoning regulations for alternative energy sources will assist in their accommodation while ensuring that these technologies are installed in a safe and unobtrusive manner. Furthermore, without requiring residents to go through a variance process in order to install these technologies, this barrier that might otherwise preclude them from utilizing these alternative energy sources has been removed. Using technologies such as these provides a clean source of power and can help protect the air quality in Jackson Township.



Wind energy zoning regulations will assist in reducing air pollution and provide a source of clean power.

Forested Areas

Forested areas cover roughly 9.4 percent of the Earth's surface and constitute one of the most important aspects of the Earth's biosphere. Forests have a considerable influence on climate, and serve as excellent air filters. Additionally, forests protect soil from wind erosion and assist in protecting water resources by contributing to groundwater recharge.

Approximately 98 percent of people from the Community Survey thought that the protection of forested areas was important. Significant tree stands in Jackson Township should be protected and preserved. The Jackson Township Zoning Resolution should be amended to include text prohibiting the clear cutting of land and the incorporation of existing tree stands in future development.

Goal F

Improve stormwater drainage

Stormwater issues resulting from inadequate drainage was brought up by residents of Jackson Township in both the Community Survey and the Ice Cream Social. From the Community

survey, a little over 80 percent of those surveyed stated that stormwater management was "very important". The current state of stormwater drainage in Jackson Township was chosen as the number three item that residents would like to see change from the Ice Cream Social.

Objectives

Utilize rain gardens and rain barrels

A rain garden is a planted depression that allows rainwater runoff from impervious urban areas like roofs, driveways, walkways, and compacted lawn areas the opportunity to be absorbed. This reduces rain runoff by allowing stormwater to soak into the ground, as opposed to flowing into storm drains and surface waters which causes erosion, water pollution, flooding, and diminished groundwater. Rain gardens can cut down on the amount of pollution reaching creeks and streams by up to 30%.

Rain barrels are water tanks used to collect and store rainwater runoff, typically from rooftops via rain gutters, for future use. Based on an average roof size in the United States of 989 square feet, roughly 560 gallons of water can be collected from a one inch rainfall. In Jackson



Ohio River Foundation

Rain gardens collect stormwater from impervious surfaces reducing the amount of water flowing into storm drains.

Township, which averages 40 inches of rain per year, over 22,000 gallons of water could be collected.

Rain gardens and rain barrels should be included, whenever possible, into new development within Jackson Township. Retrofitting existing development with rain gardens and rain barrels should also be encouraged. Jackson Township should consider installing a rain garden and rain barrels at the Jackson Township Administration Building in order to show residents an example of a rain garden in addition to leading the way of establishing this method of stormwater control in the Township. Jackson Township should also consider revising their zoning resolution to include the use of rain gardens and rain barrels.

Utilize permeable pavement

Permeable pavement is a range of materials and techniques for paving roads, parking lots and walkways that allow precipitation to percolate through areas that would traditionally be impervious and instead infiltrates the stormwater through to the soil below. Permeable paving surfaces have been demonstrated as effective in managing runoff from paved surfaces, improving groundwater recharge and controlling pollution.

In order to help manage stormwater issues in Jackson Township, permeable pavement should

be used in new development. While permeable pavement is not suitable for heavily trafficked areas such as roadways with current technology and cost, it does; however, work well in areas such as parking lots or sidewalks. Revision of the Jackson Township Zoning Resolution for provisions pertaining to permeable pavement should be considered.

Participate in countywide stormwater programs

Because of the concern of township residents regarding the existing state of stormwater drainage, Jackson Township should look to participate in countywide stormwater programs. Currently the Franklin County Stormwater Executive Committee is looking into stormwater issues within the County and the feasibility of their repair. Additionally, the Unincorporated Franklin County and Townships Stormwater Management Plan is being developed to manage the water quality of stormwater discharges. Franklin County and its townships will be required to develop, implement, and support a Stormwater Management Program to the maximum extent practicable to protect water quality and to satisfy the appropriate water quality requirements of the Ohio revised Code and the Clean Water Act.

Gala Engineering



PerVIOUS pavement allows water from precipitation to pass directly through, thereby reducing the runoff from a site and allowing groundwater recharge.

Goal G**Educate Jackson Township Residents on the Zoning Process**

During the course of the planning process it became evident that residents of Jackson Township had some concern pertaining to zoning issues. The number one item from the Ice Cream Social that citizens wanted to see change was the way zoning was enforced in the Township. While the majority of those who responded to the Community Survey felt that Jackson Township's zoning regulations were restrictive enough, several people made reference to outstanding or seemingly unaddressed zoning complaints. While these respondents have a legitimate concern, it is likely that they do not realize that reporting a zoning violation is much different than calling the police to report a loud party next door. It is important for the residents to understand how the zoning process works in order to know that when they report a zoning issue, Jackson Township has heard them and is doing what it can to address their concern.

Objectives**Use available media to inform people of zoning issues and the zoning process**

For many people, it is frustrating to report a zoning problem only to see it continue seemingly unabated. What they don't know; however, is that there is a defined legal process in place that the Township must follow to remedy the issue. Unfortunately this process does not always move swiftly and requires written notices of violation and time to allow the person in violation to resolve the issue. Ultimately, should the person in violation fail to fix the problem, they can be taken to court which adds more time to the equation. Assisting residents in understanding how this process works will

help to alleviate the perception that zoning in Jackson Township is not always being enforced.

In the Community Survey respondents stated that the preferred methods of communication from the Township is via mail, the Jackson Township newsletter and the Jackson Township website. Jackson Township should use these methods to educate its residents on the zoning process and to indicate any zoning issues in the Township and where they are in the process.

Utilize the Jackson Township website to send and receive information quickly

While the majority of respondents to the Community Survey were unaware that Jackson Township has a website that is regularly updated, the residents who participated in the survey may now be aware of the existence of this website. Many government entities worldwide utilize a website to transfer information to citizens, and while there are other methods available to exchange information, the internet is the fastest and most cost effective way to do so. In addition to promoting the website as a hub for township information, Jackson Township should utilize it as a way to receive and address zoning complaints, notify citizens of upcoming meetings and relay general news regarding township interests.

Create an online tracking system for zoning complaints

When people report a zoning issue, they want to know that their concern has been heard and that it is going to be addressed. The creation of a tracking system for the public to utilize will allow people to see where their complaint is in the process and know that their issue has not been ignored. This system should be put on the Jackson Township website for easy dissemination to township residents and should be regularly updated when a change or a resolution occurs in the zoning matter.

Goal H

Work with surrounding communities to develop a coordinated strategy for the Jackson Township area.

Cooperation amongst Jackson Township communities can facilitate area issues being addressed with all affected communities in mind, helping to eliminate “winners” and “losers” from the outcome of decisions. Also, collaboration with area communities can be beneficial to the region as a whole. Of surveyed residents, over 89 percent felt that it is important for Jackson Township to work with surrounding communities.

Objective

Participate in the MORPC 2012 Transportation Plan

The MORPC 2012 Plan, which addresses transportation, energy, air quality, water quality, food sources, land use patterns and stabilizing neighborhoods, is designed to help ensure that major public infrastructure expenditures are made to benefit the region as a whole. The purpose of this plan is to advance a good quality of life for the region’s residents, and at the same time grow a sustainable regional economy.

Borror Road in unincorporated Jackson Township is too narrow to have a delineated centerline



Franklin County

Jackson Township should play an active role in creation, development and implementation of the MORPC 2012 Plan. Participation in a regional plan such as this can ensure that the voice of Jackson Township is heard in addition to working with area communities to address regional issues.

Goal I

Upgrade Jackson Township Roads

The expansion of municipalities into unincorporated Jackson Township through annexation brings with it more intense land uses due to the availability of centralized water and wastewater services. The increased intensity of land use increases area traffic, which can put more automobiles on a road than it was designed to handle.

Objective

Obtain funding to assist in upgrading specific roads in Jackson Township

Because of the cost associated with widening and improving roadways, Jackson Township should investigate the possibility in procuring funding to assist them in upgrading specific roads in the Township. As development has stretched into the Township, it has become apparent that specific Jackson Township roads (Borror Road, Hibbs Road, Casa Boulevard and Dyer Road) are underperforming and need to be updated. For example, the unincorporated portion of Borror Road, which serves as a connection between Hoover Road and Jackson Pike, is too narrow to qualify for a delineated centerline.

Goal J

Preserve the current amount of land in unincorporated Jackson Township

As municipalities located within the historical boundaries of Jackson Township continue

to grow, annexation consumes much of the remaining unincorporated land of the Township. This process concerns many citizens in Jackson Township. According to the Community Survey, about 73 percent of respondents felt that annexation was a threat to Jackson Township. The number one thing from the Ice Cream Social that residents wanted to see remain the same was Jackson Township itself. Citizens overwhelmingly felt that Jackson Township should be preserved as it is and annexation should be discouraged.

Objective

Establish an agreement with Grove City and Columbus to deter annexation

Jackson Township officials should open a dialogue with officials in Grove City and Columbus to discuss the possibility of deterring annexation from the unincorporated areas into the municipalities. While the Ohio Revised Code outlines a legal process by which a parcel of land may be annexed into a municipality, municipalities have the option of accepting or rejecting an applicant's request to annex. Hindering the amount of unincorporated land annexed into municipalities can help in the reduction of sprawl and can assist in the preservation of farm land for agriculture, which contributes approximately \$93 billion to the state's economy and employs one-in-seven Ohioans.

Goal K

Provide central water and sewer services without being required to annex into a municipality

The availability of centralized utilities has consistently been an issue for homes and businesses located in unincorporated areas. Often times, the cost of running lines for water and sewer into rural areas, can be extremely expensive and



Franklin County

outweigh the potential revenue generated by servicing these property owners. Septic systems, no matter how well they are constructed, will eventually fail and wells constantly run the risk of going dry. In addition to the cost incurred by homeowners when a septic system fails or a new well needs to be drilled, there are environmental concerns as well. As septic systems fail, wastewater can seep out, contaminating groundwater and adjacent properties. A dry well can mean that the underground aquifer providing the water has been overdrawn, which could open the possibility for sinkholes or other problems.

Residents of Jackson Township are concerned about municipal annexation of the unincorporated areas.

Columbus, who provides much of the centralized utilities in Franklin County, usually requires a property to annex into the city if they wish to have centralized water and sewer services. Columbus also has contracts with surrounding municipalities describing the areas where these municipalities may serve their residents.

Jackson Township citizens are very interested in exploring the possibility of obtaining centralized utilities without the requirement of annexation. While this has been done in the past, it is not done frequently and will pose a challenge to Jackson Township officials.

Objectives

Open a dialogue with Grove City and/or Columbus to attempt to obtain central water and sewer for Jackson Township

Jackson Township officials should investigate opportunities, with Grove City, Columbus, or both in regards to the extension of centralized utilities into the unincorporated portions of Jackson Township without annexation. Although Grove City currently has an agreement with Columbus to expand into the remaining unincorporated areas of Jackson Township, Township officials should work to amend this agreement and allow the unincorporated portions of Jackson Township to receive centralized water and sewer services.

Investigate opportunities with the Franklin County Sanitary Engineer

The Franklin County Sanitary Engineer is responsible for providing water and sewer service to approximately 40,000 residents of

Franklin County. The department operates four sewage treatment plants, which are located in remote areas throughout the county. In addition, the department maintains nine sewer systems, whose discharge eventually is processed under contract by the city of Columbus.

Jackson Township should look into the possibility of acquiring centralized utilities through the Franklin County Sanitary Engineer. This route would preclude property owners from being required to annex into a municipality to receive these services.

Goal L

Maintain and improve, where possible, the current level of Jackson Township services

During the comprehensive planning process, issues that need to be corrected or addressed are often brought up by concerned citizens. This is always good, because it brings to light

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Residents would like to see the extension of centralized services into unincorporated Jackson Township without the requirement of annexation.

things that are troubling residents of which the Township may or may not have been aware. It is always encouraging; however, to see something that the Township is doing well and meeting or exceeding the expectations of its citizens. The quality of services in Jackson Township we consistently ranked “Excellent” and “Good” by surveyed residents from the Community Survey. From the Ice Cream Social, the number two item that residents wanted to see remain the same was the current level of Jackson Township services.

Objective

Jackson Township should maintain the exemplary performance of its services and work to ensure that the quality of its services does not decline

When asked to rate the quality of fire protection and emergency services, 70 percent of surveyed Jackson Township residents from the Community Survey graded these services as “Excellent”. The remaining residents stated these services were “Good” with no one assessing the ranking of “Fair” or “Poor”.

Approximately 74 percent of Community Survey respondents gave road maintenance a favorable grade with the majority of people, about 50 percent, evaluating the service as “Good”.

Behind fire protection and emergency services, the quality of snow removal was the third highest ranked service from the Community Survey. Roughly 54 percent of residents responding to the survey felt that the snow removal in Jackson Township was “Excellent”.



Jackson Township

Conclusion

While the goals and objectives listed above are not an exhaustive list of all issues within the unincorporated portions of Jackson Township, they do provide an inventory of the most pressing concerns of residents at this time. Because the Jackson Township Comprehensive Plan Steering Committee decided to make this list shorter and more concise, it allows the Township to focus on the biggest issues facing the Township at this time. These goals and objectives should be revisited at yearly intervals, as goals and objectives are accomplished and as the community changes to ensure that the list is still relevant. If it is found that the goals and objectives no longer apply, the Comprehensive Plan should be updated accordingly.

The high quality of Jackson Township services is something residents would like to see remain.



Section 12

Recommendations



A good plan seeks balance in land uses that have a potential for conflict, sustains quality growth, and is broad enough to anticipate a wide array of situations. Comprehensive land use plans of decades past relied heavily on maps showing where various land uses were allowed; however, this was found to be a rigid method of planning not responsive to market forces and environmental conditions. Today, principles upon which decisions can be made provide more flexibility, self-determination, and transport values.

Developers are encouraged to work with Jackson Township, the school district, and other public bodies so that appropriate decisions are made in concert with the timing of new development. This process ensures that adequate roads, water supply, wastewater treatment, schools and other public services can serve new and existing development. Therefore, new development can proceed without over-extending the existing infrastructure, educational and public service systems that benefit existing residents and businesses. A creative partnership between government and the private sector can provide the physical, social and governmental structure needed to ensure a well-run, pleasant community in the future.

Land use recommendations in Jackson Township are based on physical characteristics of the land, existing land use and infrastructure, and opinions of Jackson Township residents.



Land Use

The recommendations for land use within the Jackson Township Comprehensive Plan, and more specifically the Jackson Township Future Land Use Map, are based upon physical characteristics of the land, existing land use and infrastructure, and most importantly, the opinions expressed in the Jackson Township Community Survey and the Jackson Township Comprehensive Plan Ice Cream Social Hour. The Jackson Township Future Land Use Map and this text should be considered and consulted in matters that affect land use in the future. These include, but are not limited to, zoning map and text amendments, variance requests, and development review.

While the comprehensive plan is the vehicle through which land use can be legally regulated, it need not be adhered to rigidly. In order for local governments to remain proactive in planning, they sometimes have to be flexible. This means making decisions based on how they affect the community as a whole, not just one particular parcel, but, by the same token, the comprehensive plan is a locally and legally adopted document and substantial and/or unjustified deviations from the plan can render it ineffective.

Figure 25, on page 95, provides general descriptions of the various land uses that are provided for on the Jackson Township Future Land Use Map. These descriptions should be considered in conjunction with the Jackson Township Future Land Use Map, as it will provide a visual representation as to where the various land uses are recommended to be located.

Multi-Use Paths

Multi-use paths are off-street paths that can be used by several transportation modes, including bicycles, pedestrians, and other non-motorized modes. Multi-use paths accommodate two-way travel and can be located in areas that would otherwise be unsuitable for development.

Because Jackson Township is in the Scioto River watershed, it has the unique characteristic of having a number of east-west tributaries to the Scioto River. Development immediately



Providence Journal

Multi-use paths are off-street paths that can be used by several modes of non-motorized transportation

adjacent to these tributaries is limited because of existing floodplain regulations and the recommendation of this plan for stream setbacks. However, due to the extremely low environmental impact of multi-use paths, these sensitive areas along streams provide an excellent location for their construction.

The construction of multi-use paths within these areas will provide natural east-west corridors for connectivity amongst the existing parks within Jackson Township and Grove City. Grove City and Jackson Township are currently working on establishing multi-use paths to connect to the YMCA via Orders Road and Metro Parks is planning to construct a park on Jackson Pike, on the western bank of the Scioto River. Metro Parks has expressed their interest in these east-west stream corridors as locations for multi-use paths to provide connectivity amongst their parks. Furthermore with the development of the new Metro Park on Jackson Pike, the Mid-Ohio Regional Planning Commission Greenways program has sited the expansion of the Scioto Trail, which currently ends in Berliner Park, as a top priority.

Jackson Township should capitalize on these east-west stream corridors and work to establish multi-use paths within them to provide connectivity to area parks and beyond and increase the amount of parks and open space in the Township.

Figure 26, on page 97, shows locations in unincorporated Jackson Township that should be considered for installation of these paths.

Sidewalks

Sidewalks serve as a valuable resource for communities. They provide a safer way for pedestrians to travel ultimately encouraging walking as a legitimate form of transportation, providing health benefits.

The sidewalk recommendations for unincorporated Jackson Township were selected based on more imminent needs of Jackson Township residents.

Figure 26, on page 97, shows locations in unincorporated Jackson Township that should be considered for installation of sidewalks.



City of Sammamish, Washington

Sidewalks are safer for pedestrians and encourage walking as a legitimate form of transportation.

Land Use Category Descriptions

Rural Residential

Intended as a very low density, detached, single-family residential district lacking service by central water and sanitary sewer facilities. Agricultural uses are also appropriate within this District, given its very low density character.

Suburban Residential

Intended as moderate to low density, detached, single-family residential district similar in character to subdivision style development.

Commercial: Limited range

Intended for a smaller range of low-intensity retail and personal service establishments to promote convenience in serving the daily staple needs of surrounding residential areas.

Commercial: Full range

Intended for a broader range of high-intensity commercial establishments of a service, sales, repair, and limited processing character, serving a substantial portion of the resident population.

Industrial: Limited range

Intended for non-hazardous, low-intensity uses that do not create substantial compatibility problems with other land uses.

Industrial: Full range

Intended for a wide range of high-intensity industrial uses that are typically incompatible with other land uses and should be generally separated for public safety and environmental reasons.

Industrial + Commercial: Full range

Intended to provide a wide range of both industrial and commercial activities ranging from low to high intensity.

Public Utility + Institutional

Allows for government buildings, police and fire facilities, hospitals, sewage treatment and stormwater control facilities, schools and other uses considered public or quasi-public such as libraries and public utility facilities.

Agricultural Conservation District

Intended to maintain the rural, natural, and scenic qualities of Jackson Township by preserving farmland and significant open lands. While very low density residential uses are permitted in this area, the focus is on agricultural preservation.

Park

Allows for public parks and recreational areas such as playgrounds, sports fields and buildings commonly associated with the principal activity, including recreation centers.

Cemetery

Set apart for, or containing, graves, tombs, or funeral urns. Only development associated with cemetery uses is permitted.

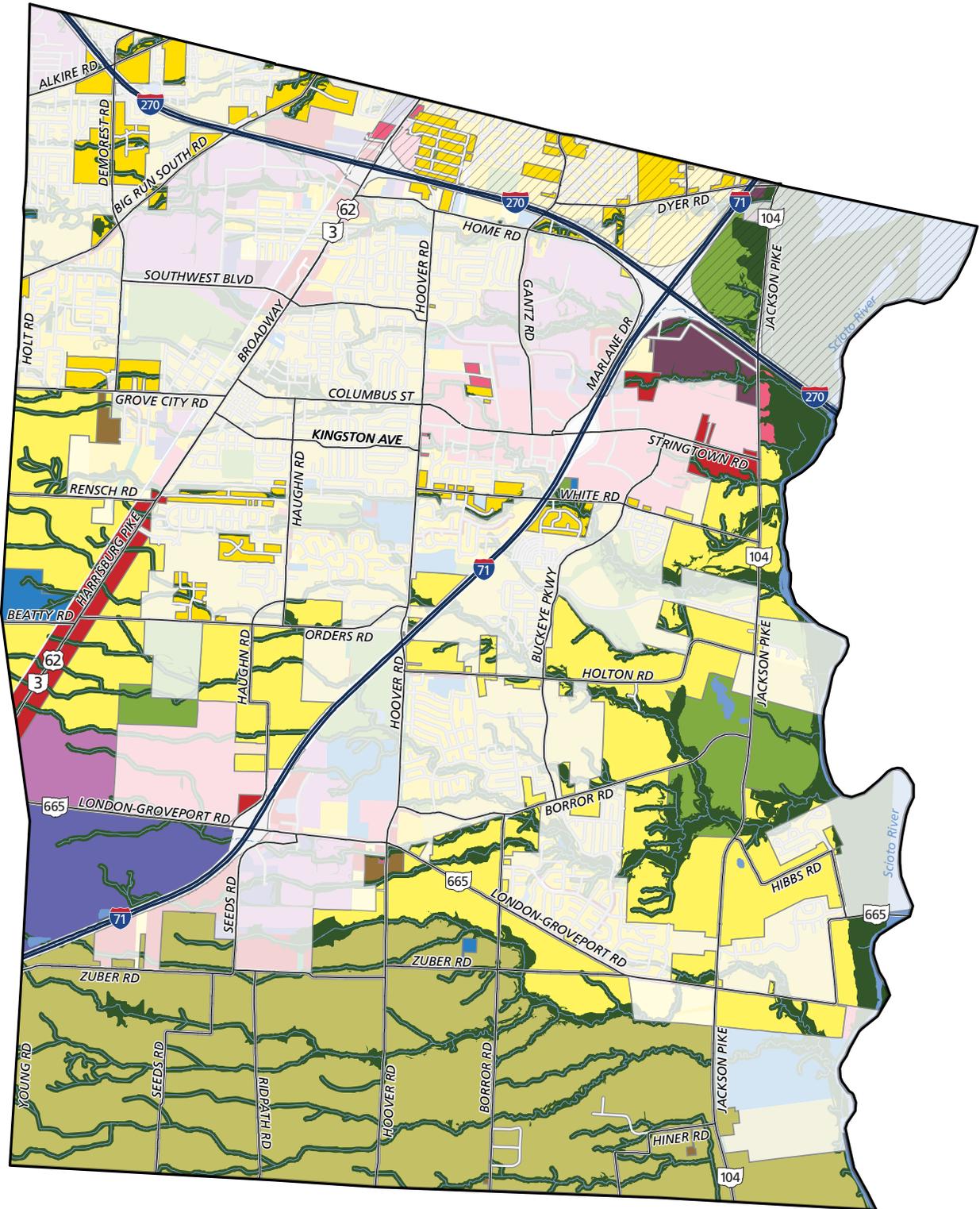
Stream Buffer

Environmentally-sensitive land that includes streamways and the 100-year floodplain. No construction, parking lots, dredging or filling should be permitted. Permissible uses include passive and active recreation, including trails. If a stream buffer is permanently protected, development density may be transferred elsewhere on the same property or an immediately-adjacent property.

Southwest Area Plan

With the adoption of the Southwest Area Plan in 2009, this area, although containing areas of unincorporated Jackson Township, has been excluded from the Jackson Township Comprehensive Plan for purposes of land use recommendations.

Figure 25
Future Land Use Map



Corresponding zoning districts

Land Use Category	Jackson Township Zoning Districts										
	Residential				Commerical				Industrial		
	ACOS	R	SR	PR	NC	CC	CS	PC	I-1	I-2	PI
Rural Residential		●		●							
Suburban Residential			●	●							
Commercial: Limited Range					●			●			
Commercial: Full Range					●	●	●	●			
Industrial: Limited Range									●		●
Industrial: Full Range									●	●	●
Industrial + Commercial: Full Range					●	●	●	●	●	●	●
Agricultural Conservation District	●										

● Any use listed in this zoning district is permitted in the land use category

CORRESPONDING ZONING DISTRICTS TABLE

What it is: The Jackson Township Comprehensive Plan’s future land use map categories are matched to existing zoning districts in the corresponding zoning district table.

The Future Land Use map shows the community’s desired future land uses. The zoning district regulations govern which uses are permitted.

Why we need it: When evaluating a development proposal, public officials use the table to determine whether a development proposal’s desired zoning district matches the Future Land Use map. Since the map represents the community’s desires for the future, following the map ensures the community’s wishes are followed.

KEY TO ZONING DISTRICTS

Residential

- ACOS: Agriculture, Conservation and Open Space
- R: Rural Residential
- SR: Semi-Rural Residential
- PR: Planned Residential

Commercial

- NC: Neighborhood Cluster
- CC: Community Cluster
- CS: Community Service
- PC: Planned Commercial

Industrial

- I-1: Light Industrial
- I-2: Limited Industrial
- PI: Planned Industrial

Sidewalks & Bikeways

- Shared use path (proposed)
- Shared use path (existing)
- Sidewalk (proposed)

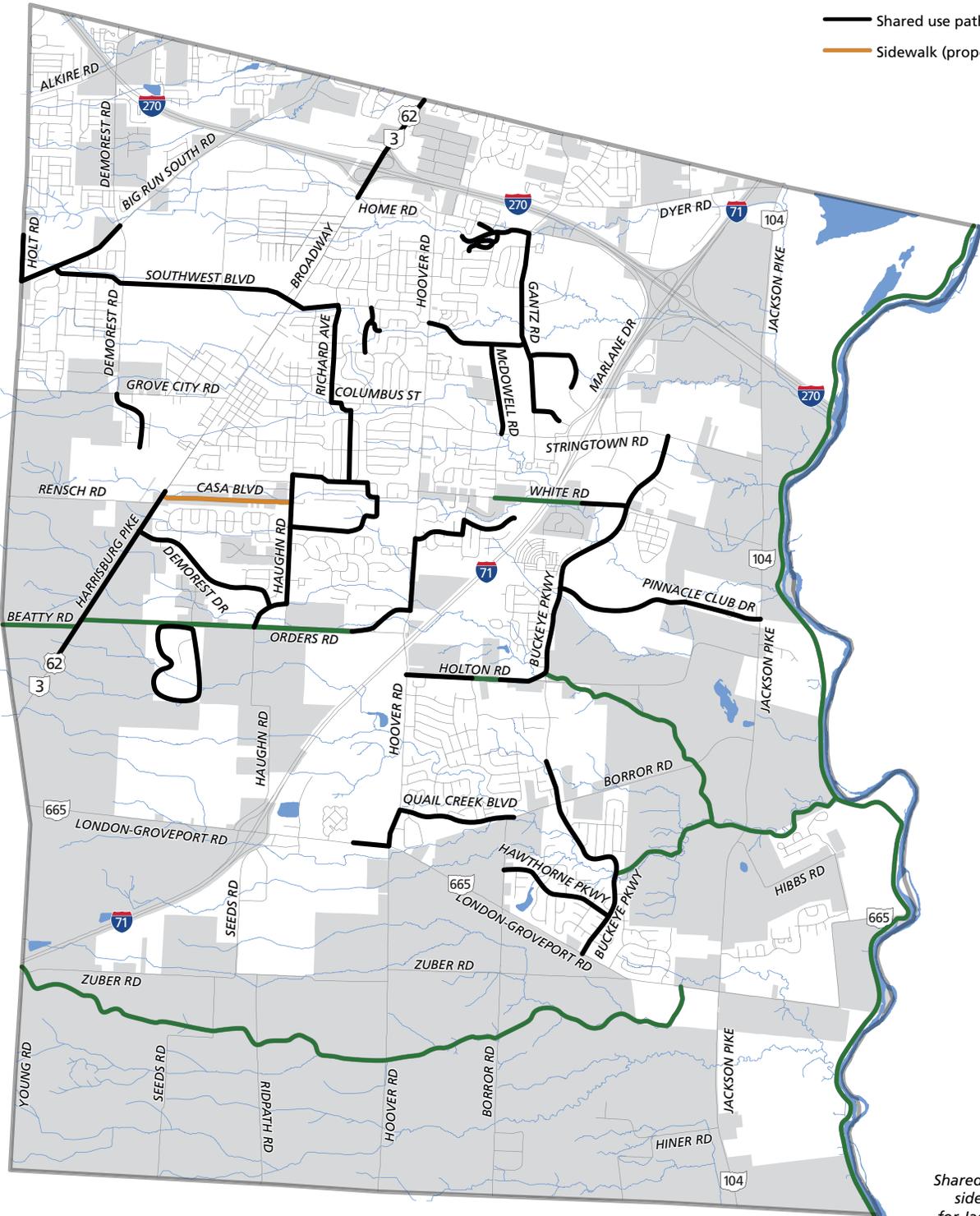
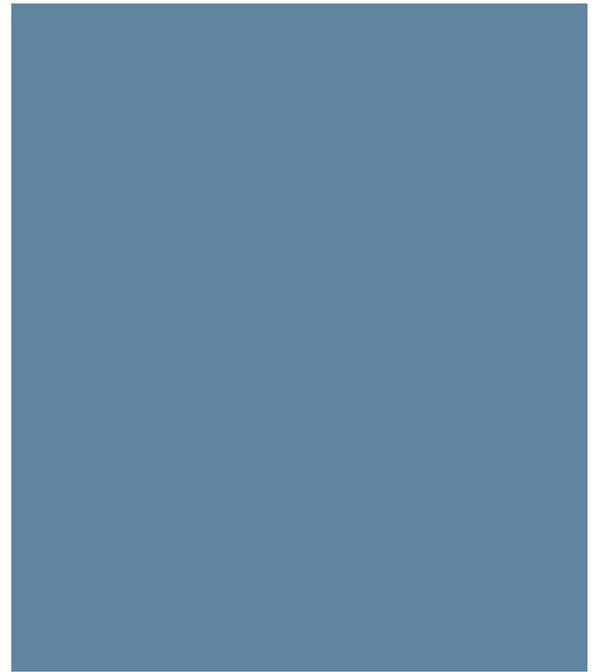
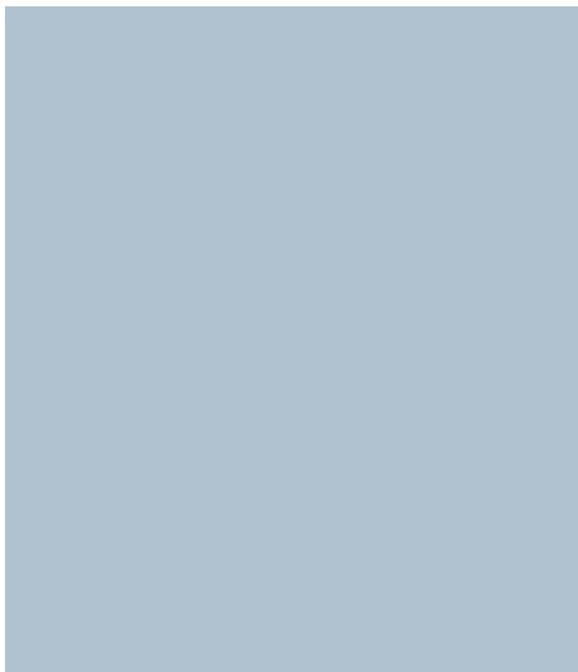


Figure 26
Shared used path and sidewalk proposals for Jackson Township



Appendix



1991 Jackson Township Comprehensive Plan

Background Information

Jackson Township was officially organized in 1815, 12 years after the creation of Franklin County. In 1852, the village of Grove City was laid out by W.F. Breck.

The last comprehensive plan for Jackson Township was created in 1991 by the Mid Ohio Regional Planning Commission. The plan gave recommendations for a 20 year planning period.

Plan Summary

The major issues identified by the public during the planning process were: protecting the rural lifestyle, managing growth, promoting a balance of land uses, and addressing stormwater drainage and flooding.

The plan identified this over-arching goal:

It is a goal of Jackson Township to properly manage future growth within the unincorporated Jackson Township to ensure that such growth is appropriate, well-timed, and benefits the general well-being of the Township as a whole.

Other, secondary goals included:

- Promote mitigation and sensitivity in future developments
- Preserve environmental and aesthetic resources
- Accommodate land uses that don't require access to centralized sanitary sewer and water service (agricultural, low density residential, limited commercial and industrial, recreational, and preserved open space)
- Encourage and protect working farms
- Encourage residential development in areas where environmental features do not limit on-site waste water treatment and disposal systems, water sources, general construction practices, and stormwater drainage
- Encourage limited commercial and industrial development in appropriate areas where environmental features do not limit on-site waste water treatment and disposal systems
- Extend central utilities where existing facilities are inadequate and where property owners demand it

- Implement watershed-level strategies to improve stormwater management
- Create more recreational facilities and permanent open spaces
- Limit the quantity and placement of transmission antennas
- Encourage residential involvement in township affairs
- Adopt a cooperative growth strategy with the City of Grove City and Village of Urbancrest

Land Use Concept

The Future Land Use Concept assumes Jackson Township is a transitional area between urban and rural land uses. The plan calls for a balance between single family uses, mini-farms and agriculture.

Specific Recommendations:

- Establish agriculture conservation areas
- Divide residential land uses into rural residential (2.5 acre lots) and limited rural residential (45,000 feet to 2.5 acre lots) within the township
- Suburban residential areas (.25 to 1 acre) should be developed as municipal services are provided
- Limit commercial areas to the West side of the 1-71 and State Route 665, the Hoover Road and State Route 665 intersection, and on US Route 62, North of Interstate 270
- Develop a mixed-use corridor on Harrisburg Pike
- Industrial areas should include warehousing, distribution, and light industry; heavy polluting industrial areas are not recommended anywhere
- Create an open space buffer area around the Franklin County Landfill
- Protect 15 foot wide filter strips along all tributaries of the Scioto River

Implementation responsibilities were assigned to Township Trustees, the Rural Zoning Commission, and the Zoning Officer.

The information above was taken from the Jackson Township Comprehensive Plan, adopted by the Jackson Township Trustees on October 8, 1991. It was prepared with the assistance of the Mid-Ohio Regional Planning Commission.

Future Land Use Map, 1991 Plan

- Rural Residential
- Limited Rural Residential
- Suburban Residential
- Commercial
- Mixed-Use Corridor
- Limited Industrial/Warehouse/Distribution
- Solid Waste Facility
- Agriculture
- Open Space/Recreation
- Buffer

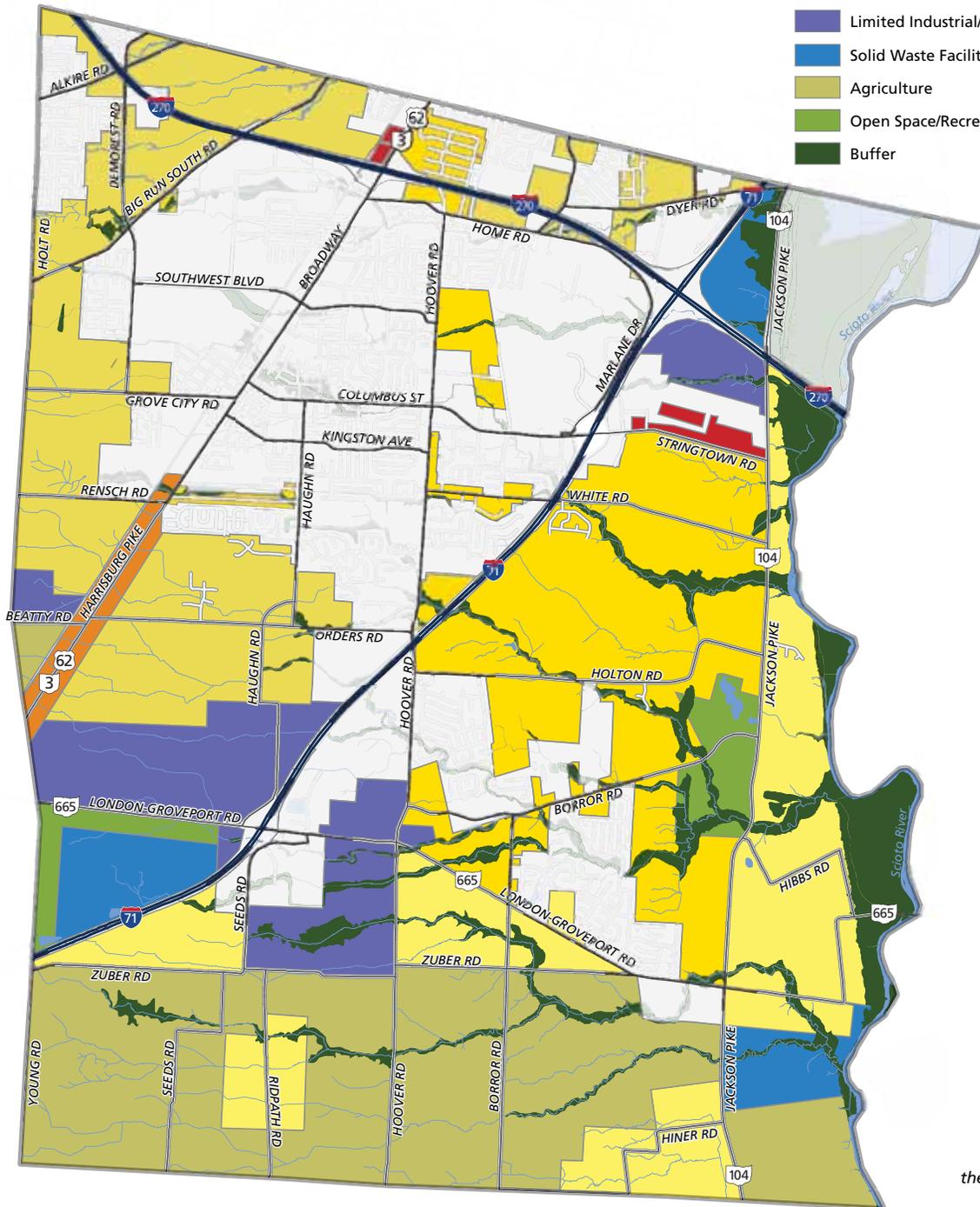
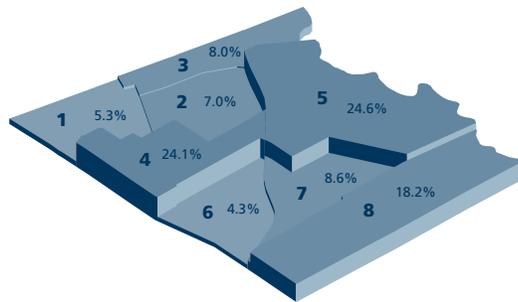
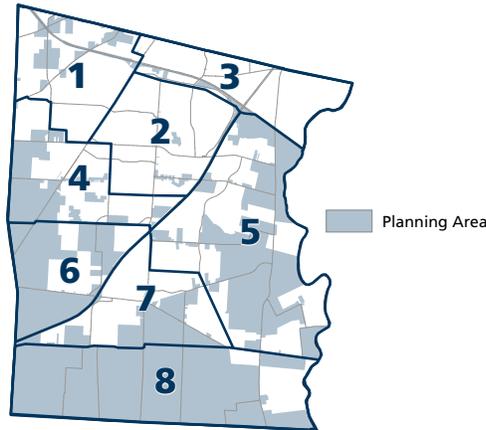


Figure 27
The "2010 Land Use Concept" produced for the 1991 Jackson Township Comprehensive Plan

Survey Results

General

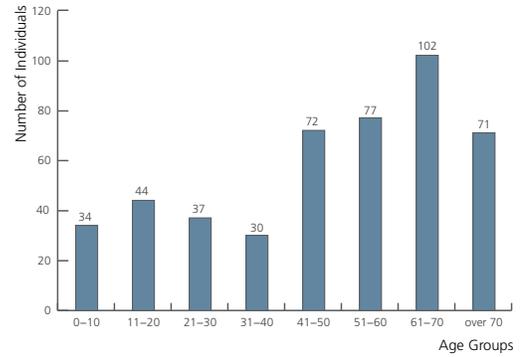
1. Circle the number in the appropriate section of Jackson Township in which you live?



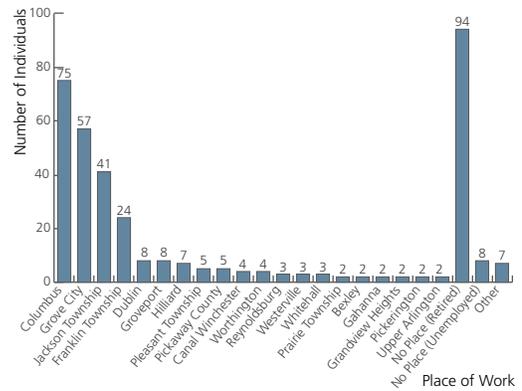
2. How long have you lived in Jackson Township?

Mean: 27.7 years
Median: 23 years
Mode: 5 years
Minimum: 2 years
Maximum: 82 years

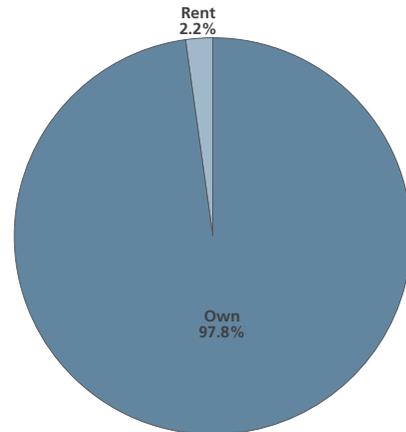
3. How many individuals in your household (including you) fall into the following age groups?



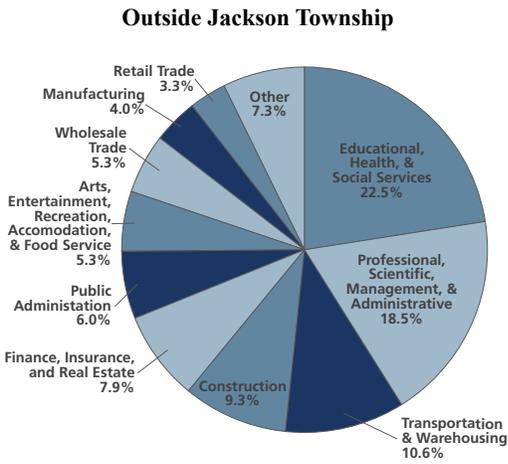
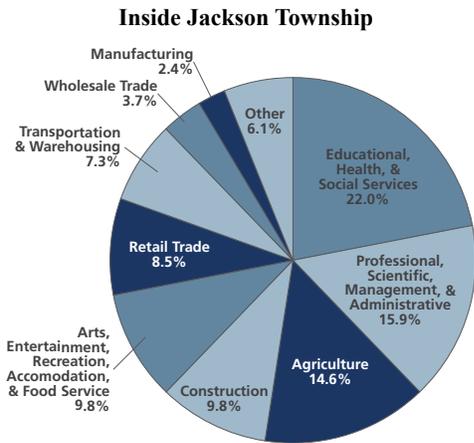
4. How many members of your household (including you) work in the following geographic areas?



5. Do you own or rent your residence?

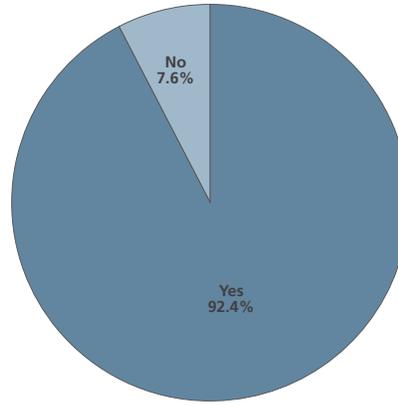


6. Where and in what industry are you and members of your household employed?

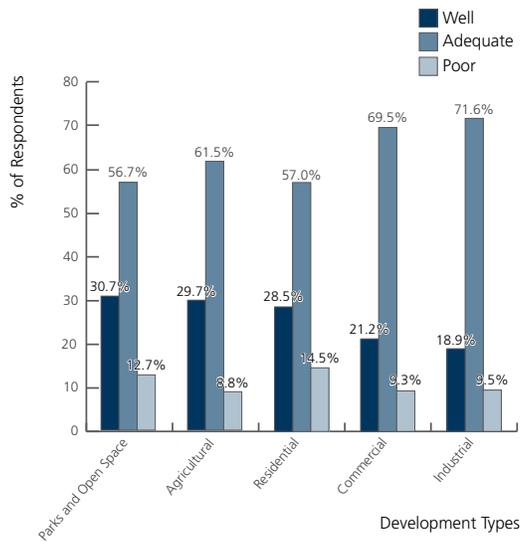


Zoning and Development

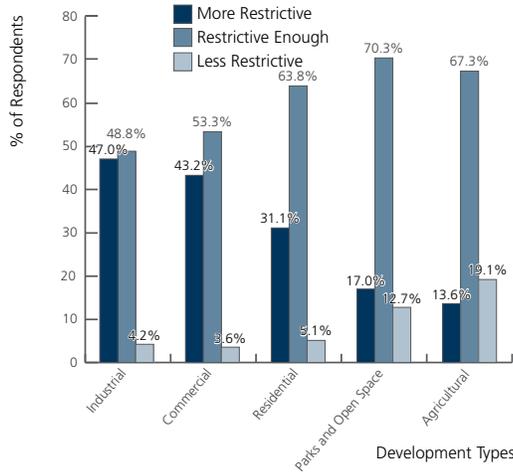
7. Are you aware that Jackson Township has zoning regulations and that they are enforced?



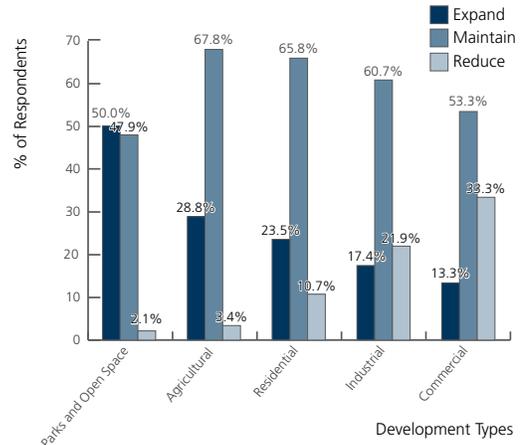
8. How effectively do the current Jackson Township zoning regulations manage the following kinds of development?



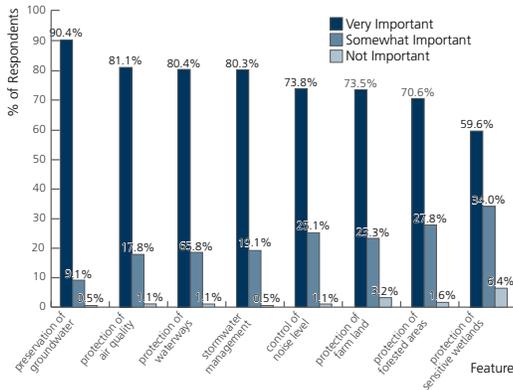
9. How restrictive should the Jackson Township zoning regulations be in the following areas?



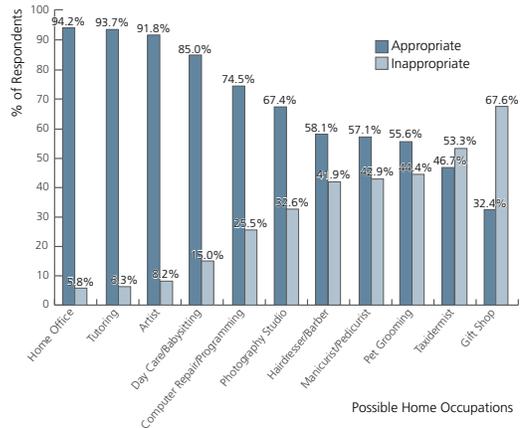
11. How should Jackson Township manage its growth? (Check all that apply)



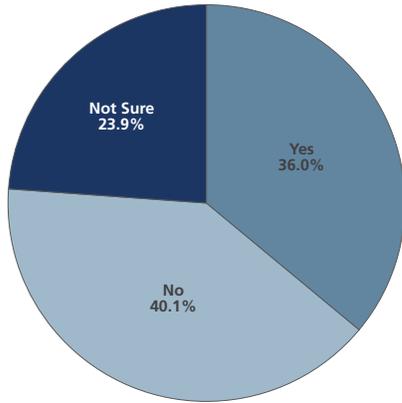
10. Zoning can be used to protect certain features of the township by controlling the location or density of development. For each of the following features, please mark how important it is to use zoning in this manner. (Check all that apply)



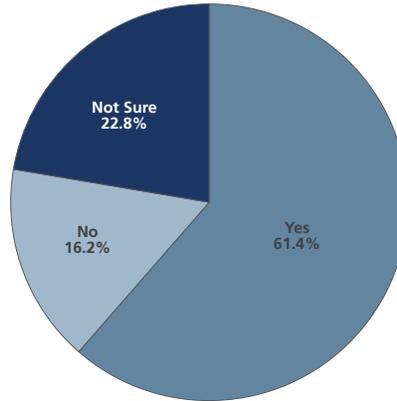
12. Home occupations are businesses conducted in a residential structure. Do you feel the following are appropriate or inappropriate as home occupations:



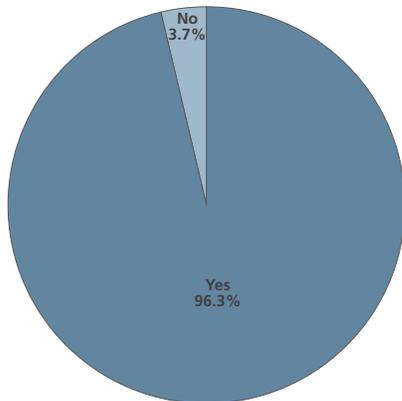
13. Do you think home occupations should be permitted to have signs?



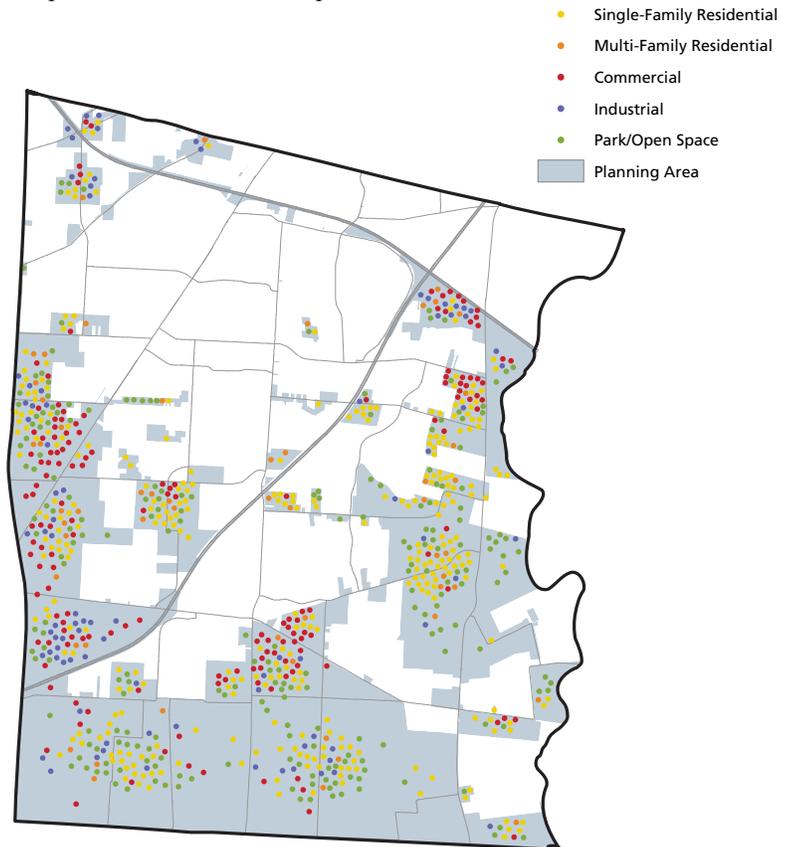
15. A community garden is a small area of land, let out at a nominal yearly rent by Local government or independent associations, for individuals to grow their own food. Do you think a community garden would be a good addition to Jackson Township?



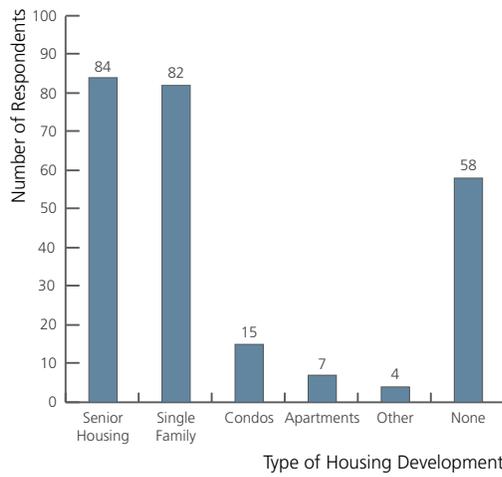
14. Do you think a comprehensive plan is a valuable tool to plan for future growth and development in the unincorporated areas of Jackson Township?



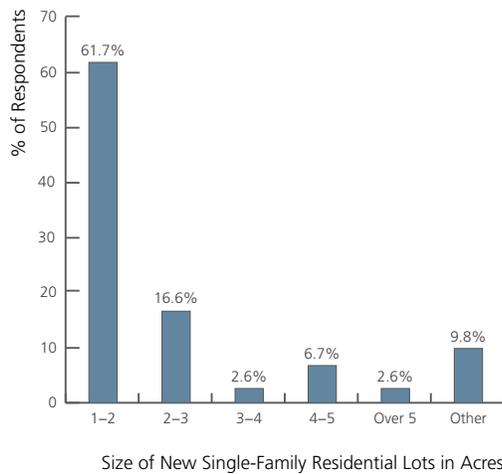
16. Where would you like to see the following development continue or occur in unincorporated Jackson Township?



17. Jackson Township needs more of which type of housing development?

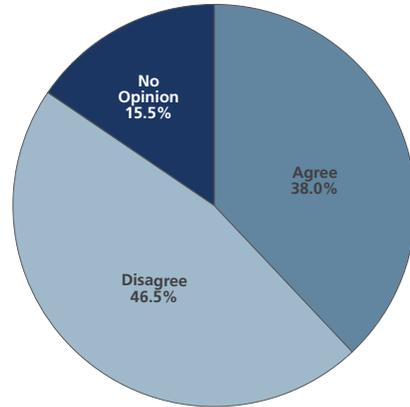


18. What size is appropriate for a new single-family residential lot in Jackson Township?

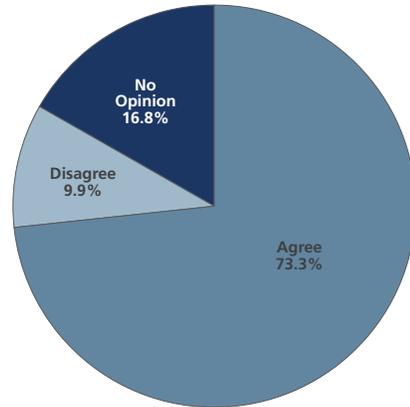


19. Do you “Agree” or “Disagree” with the following Statements?:

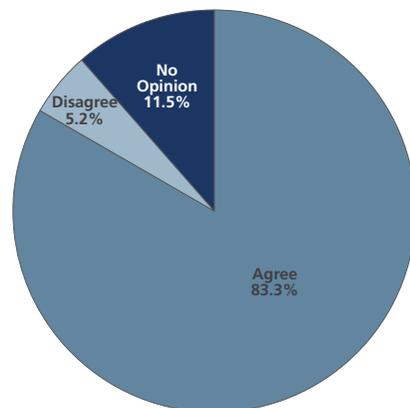
a) Commercial development within Jackson Township should be encouraged.



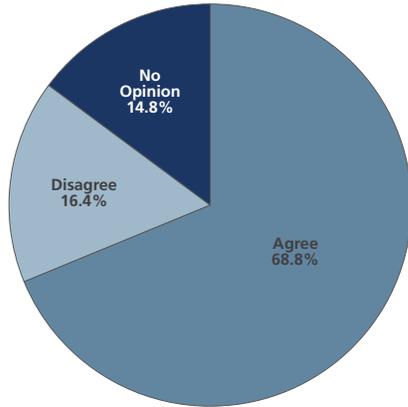
b) Annexation is a threat to Jackson Township.



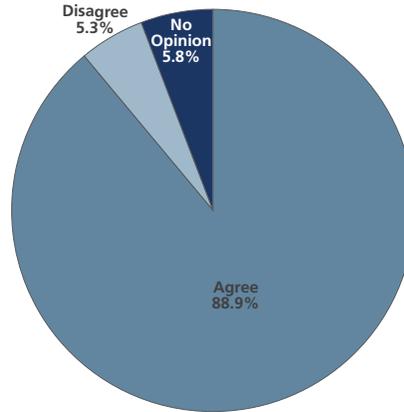
c) Jackson Township should maintain its current rural environment.



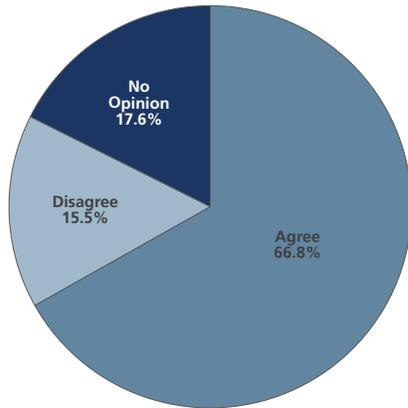
d) Jackson Township should be mostly residential.



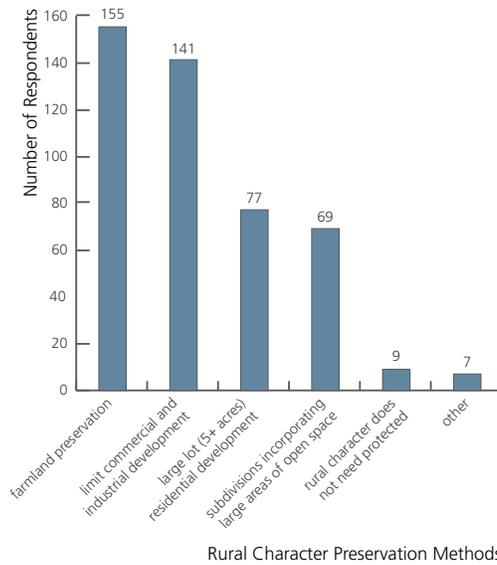
g) Industrial development in Jackson Township should be limited.



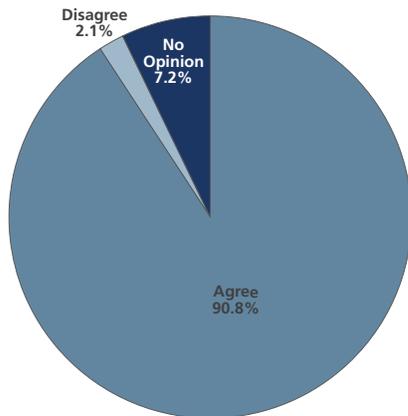
e) Bike paths should be encouraged within the Township.



20. What size is the best way to preserve the rural character in Jackson Township? (Check all that apply)

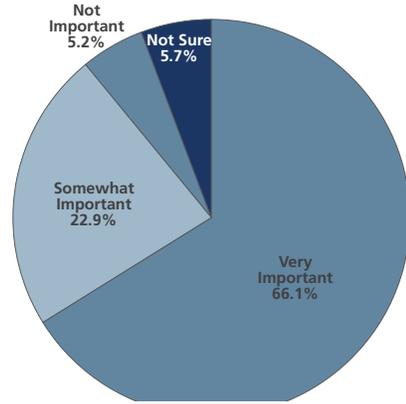


f) Jackson Township should encourage and protect working farms.



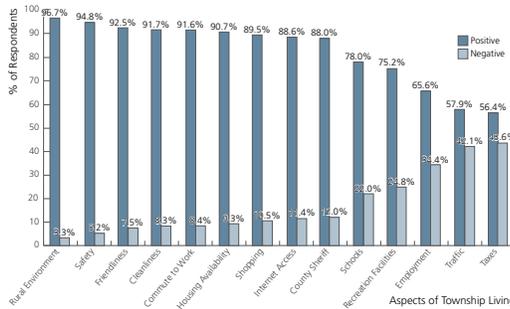
21. Do you know of any historically relevant sites in Jackson Township that you would like to see preserved?
- Concord Cemetery and Church (3)**
 - Hiner Road Cemetery (3)**
 - Borrer House (2)**
 - Scioto Cemetery (2)**
 - Jackson Chapel**
 - Pitty Pat Ranch House**
 - The Miesse Farm**
 - Grove City Road**
 - Demorest Road**
 - Ruth Jividen’s Home**
 - Enders Saloon**
 - Historical site at Orders Road**
 - Wooded area owned by Strader on SR-665**
 - House on NE corner of SR-104 and SR-665**
 - Indian burial mound located near the radio towers near I-270/I-71**

23. How important to you is it for the Jackson Township Trustees to work with elected officials from adjacent communities in order to develop a coordinated growth strategy for the area?

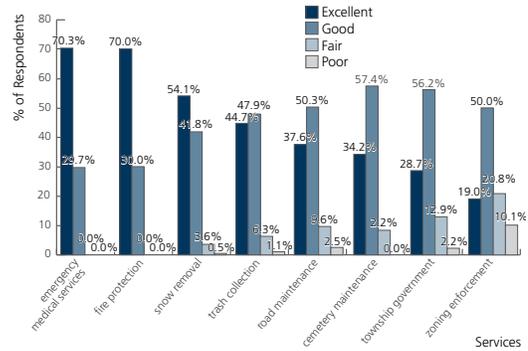


Township

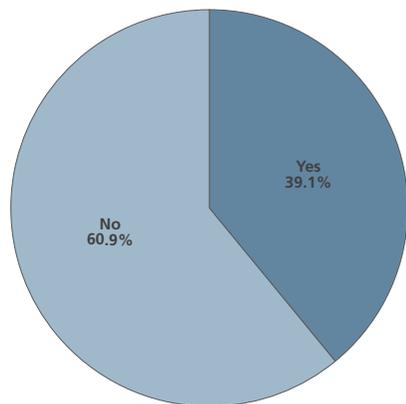
22. Do you feel the following are positive or negative aspects of living in Jackson Township?



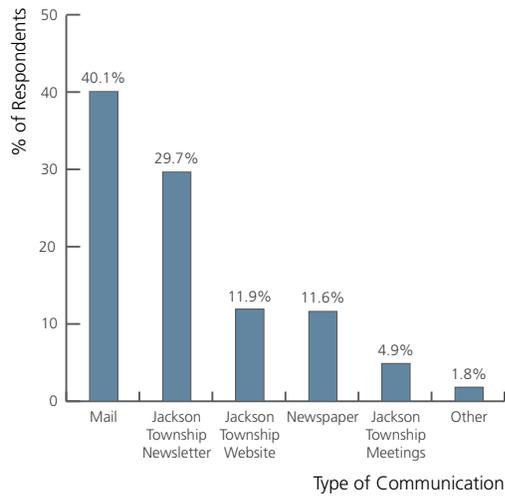
24. Please rate the quality of the following Jackson Township services?



25. Are you aware that Jackson Township has a website that is regularly updated?



26. What is the best way for Jackson Township to communicate with you?



27. Do you have any issues that have not been addressed?
(Numerous responses)

Ice Cream Social Results

- What are three things about Jackson Township that should remain the same?

 - Maintain or improve the current level of Jackson Township Services (31)**
 - Keep well and septic available in Jackson Township (31)**
 - Stop annexation from Jackson Township to Grove City and Columbus (28)**
 - Preserve Jackson Township as it is – no annexation (25)**
 - Maintain “small town” feel (19)**
 - Maintain or expand open spaces and farms (19)**
 - Keep large lots and rural character (12)**
 - Increase park spaces (8)**
 - Encourage mini farms (3)**

- What are three things about Jackson Township that you would like to see change?

 - Improve zoning enforcement (39)**
 - City water without annexation (29)**
 - Improve storm water drainage (28)**
 - Minimum of 2 acre lots – less commercial (20)**
 - No warehouses (18)**
 - Traffic studies (SR-104, US-62, SR-665) (16)**
 - Improve utility services (electric, gas, water and sewer) (15)**
 - Control mine and quarry uses (13)**
 - Improve SR-665 and I-71 interchange (10)**
 - Widen White Road (9)**
 - Better use of public funds (5)**
 - Vacant lots (5)**
 - Grove City incorporation study (3)**

Produced by:



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