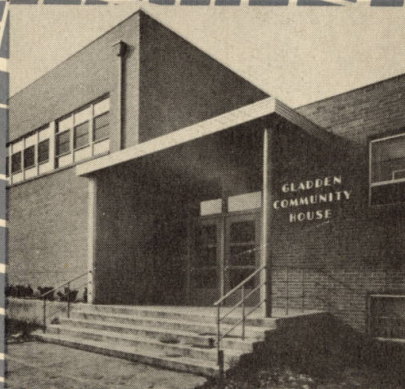
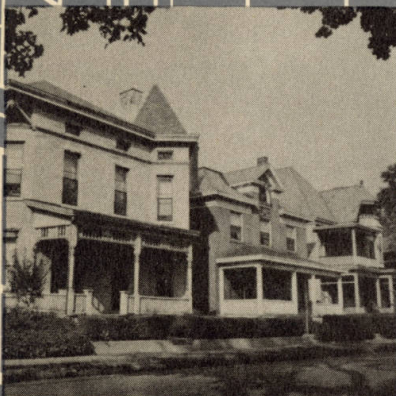


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A Neighborhood Analysis

CENTRAL RESIDENTIAL AREA OF COLUMBUS



REPORT OF THE CITY PLANNING COMMISSION AND
CLEARANCE AND REHABILITATION COMMISSION

OH
309.262
N3971

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Urban Improvement Officer
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Central Residential Area of Columbus

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A Joint Report of the City Planning Commission
And The Slum Clearance and Rehabilitation Commission
May, 1956

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Thomas A. Jacobs	Planner
E. H. Worley	Planner
Ina Ruth Ward	Senior Stenographer Clerk

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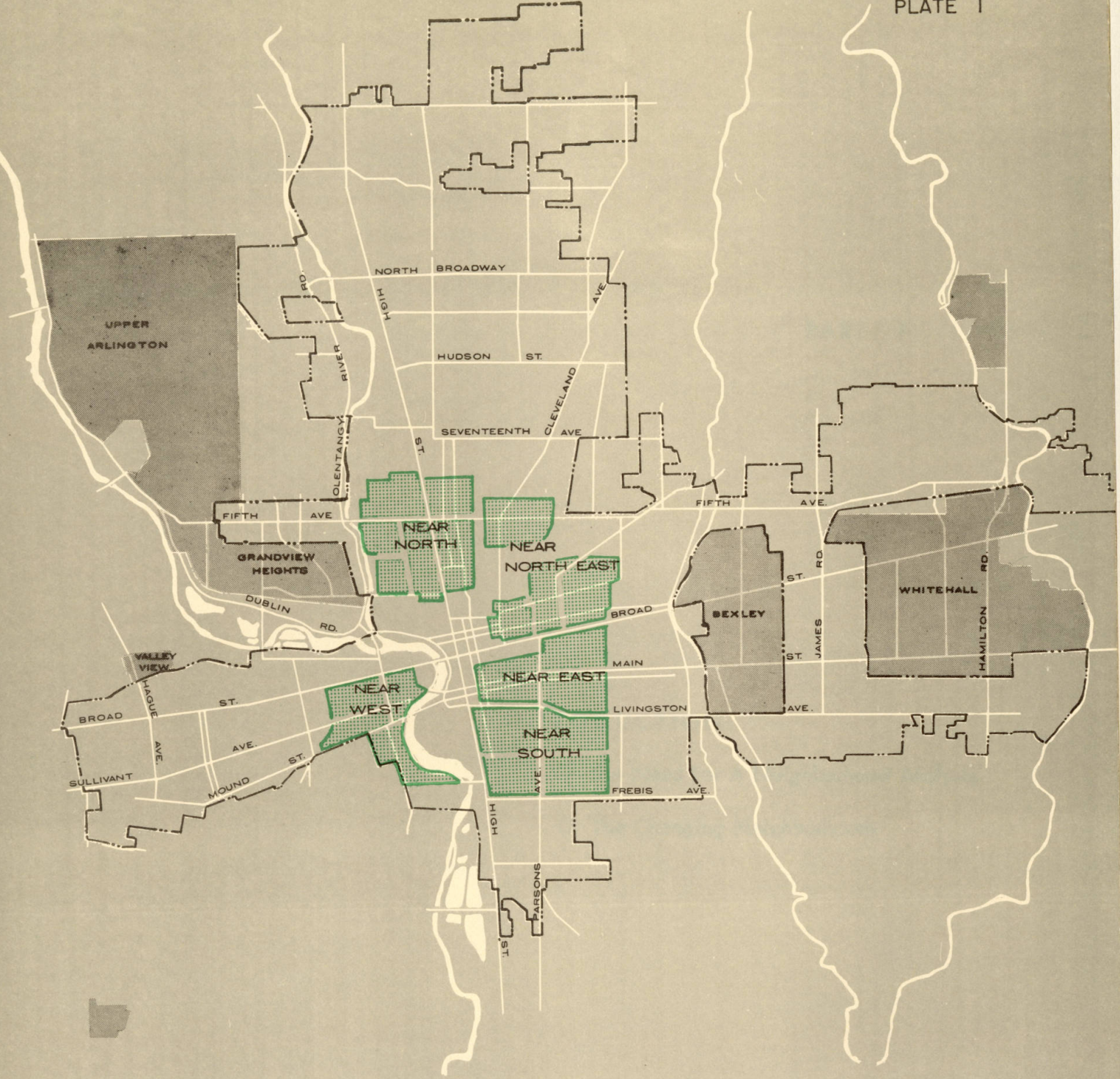
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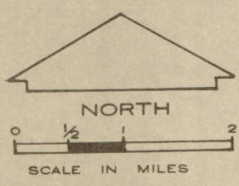
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Location Map

CENTRAL RESIDENTIAL AREA PLANNING DISTRICTS



- CITY LIMITS
- PLANNING DISTRICTS
- NEIGHBORHOODS



PART I

INTRODUCTION

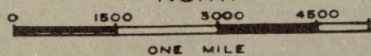
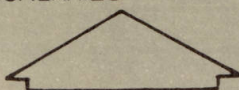
- The Need For A Neighborhood Analysis
- The Changing Neighborhoods



Central Residential Area

GENERAL LAND USE

- NEIGHBORHOOD BOUNDARIES
- MAJOR BUSINESS DISTRICTS
- HIGH DENSITY RESIDENCES
- NEIGHBORHOOD SHOPS
- MEDIUM DENSITY RESIDENCES
- HEAVY MANUFACTURING
- LOW DENSITY RESIDENCES
- LIGHT MANUFACTURING
- PUBLIC



THE NEED FOR A NEIGHBORHOOD ANALYSIS

As a part of the Columbus General Plan, reports have been presented by the planning consultant* to the City and Regional Planning Commissions outlining the areas of the city that need neighborhood improvement. These areas are for the most part concentrated in Central Columbus or what may be better described as the city limits of Columbus in 1870. With the increased populations in these older neighborhoods, there is an urgent need for public facilities such as parks, playgrounds, and recreation centers.

Action for the improvement of Central Columbus must follow a realistic plan. Since the cost of providing all necessary public facilities in these areas at one time would be prohibitive, consideration must be made to the programming as well as the inter-relation of such improvements within the neighborhoods. Only a plan that embodies these features can hope to be carried out successfully.

Planning authorities have long recognized that the minimum area for planning is the neighborhood, generally that section of the city served by one elementary school. Natural and man-made barriers group these neighborhoods into planning districts.

The purpose of this report is to set forth the boundaries of the planning districts and neighborhoods together with an evaluation of the existing and needed improvements in each of these areas. It is felt that the delineation of neighborhoods will bring an invaluable civic spark to the residents of these areas by engendering a sense of belonging to their neighborhood. This lack of sense of belonging is too often lost in the growth of the metropolitan area.

*Harland Bartholomew & Assoc., St. Louis, Mo.

CHANGING NEIGHBORHOODS

A program of neighborhood improvement will require public expenditures. They are recognized as necessary to the preservation of property values in such areas. To help spread the cost of neighborhood improvements, federal aids will be available in most of these neighborhoods to finance up to two-thirds the cost of community facilities. Special F.H.A. long term financing will be available to owners of structures needing improvement. Although the cost of acquiring land for these facilities may be substantial, the long term effects in raising human and property values will far outweigh any public expenditures.

CHANGING NEIGHBORHOODS

A glance back into the history of Central Columbus will provide a better understanding of many of the problems that are present today.

Possibly the greatest impact on the pattern of growth and expansion of Columbus has been the immigration of families from both the States and Europe. The door mat of each wave of immigration has been old Columbus of the pre-1900 era.

City blocks at that time were laid out in the accepted gridiron pattern with a large percentage of the land dedicated to streets and alleys. Although lots were narrow based on today's standards, they were fairly deep with ample yard space for one family. Neighborhoods had a sense of permanency since houses built then were expected to last at least a century. With all the open fields and timberland within walking distance of most of the residents, buying land for parks and playgrounds would have seemed like a wasted expenditure to tax payers at that time. The few parks built then were usually dedicated to the city by some philanthropic person or family.

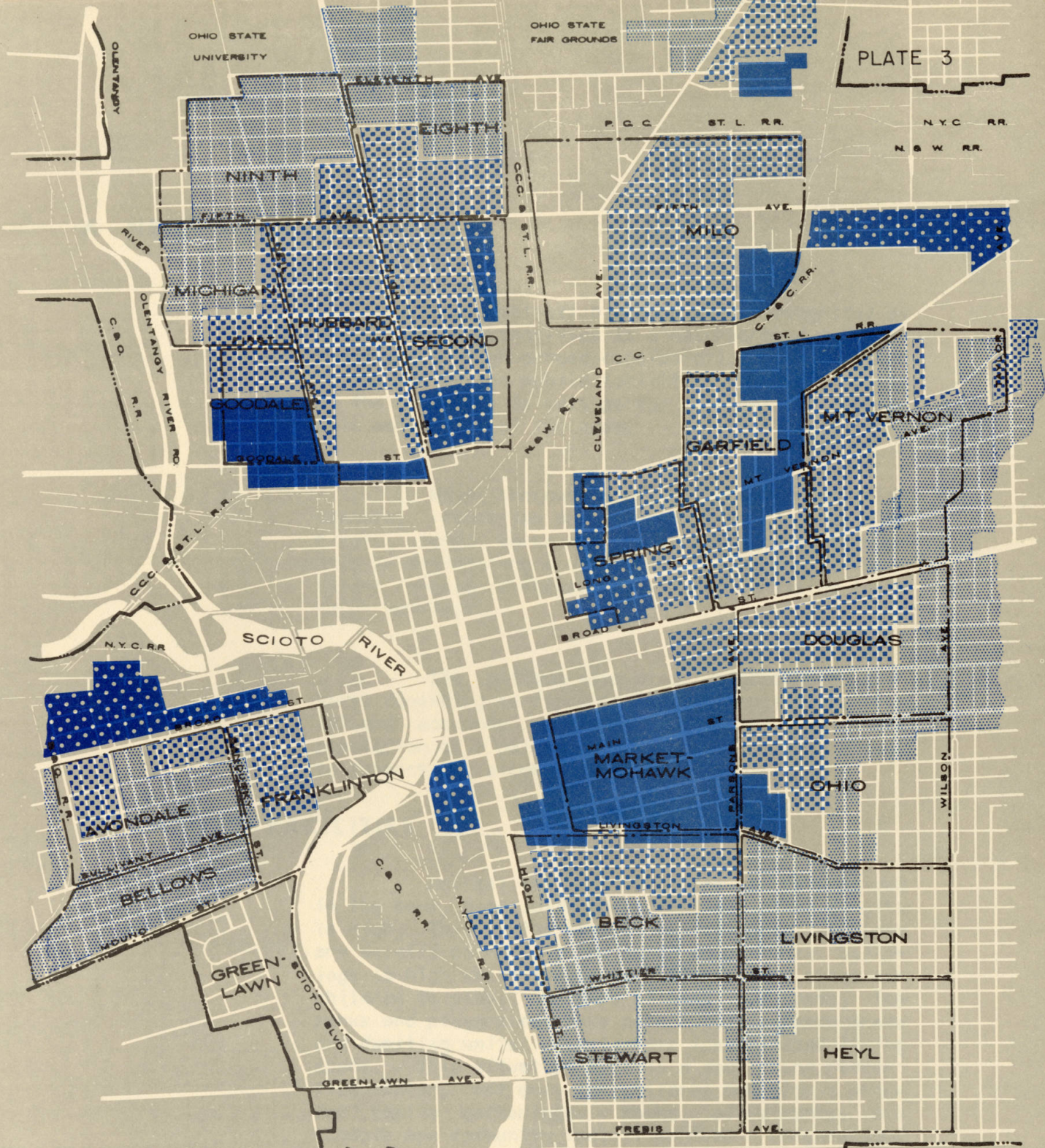
The living patterns in these sections gradually changed as the older, wealthier neighborhoods were infiltrated by medium income groups. The large one family homes were converted into apartment or rooming houses with families sharing what sanitary facilities were available. The large back yards were built up with alley houses, thereby covering what little open space was left. Lack of zoning regulations allowed conflicting land uses in predominantly residential areas. The once open fields were soon built up with housing, commerce and industry.

The permanent neighborhood evolved into an area of transition. Community facilities are only sufficient for the original single family neighborhood. Based on today's increased population needs, these areas are in dire need of better neighborhood improvements and community facilities.

PART II

REQUISITES OF A STANDARD NEIGHBORHOOD

- A Neighborhood
- Community Facilities
- What Qualifies Neighborhood for Federal Aid
- Standards for Neighborhood Community Facilities
- Streets and Traffic



Central Residential Area

NEIGHBORHOOD IMPROVEMENT AREAS

- NEIGHBORHOOD BOUNDARIES
- SLUM CLEARANCE - REDEVELOPMENT AREAS
- ABSORPTION BY INDUSTRIES
- CONSERVATION AREAS
- PROTECTION AREAS

NORTH

0 1500 3000 4500

ONE MILE

A NEIGHBORHOOD

The smallest planning unit recognized by most planning authorities is a neighborhood. In determining a neighborhood, consideration must be given to the social and public facilities which are shared by the residents as well as the physical and geographic boundaries of the area.

Major thoroughfares, railroads, commercial centers, industries and geographic barriers such as rivers, large parks and topography, play a major role in delineating a neighborhood. Community facilities should be accessible without crossing these major barriers.

The optimum size of a neighborhood may vary, depending on types of housing facilities, social and economic conditions within the area. The population of a neighborhood is usually large enough to support one elementary school.

COMMUNITY FACILITIES

Not all the basic services can be provided in the home, especially where the population density is high. This is the case of central Columbus. Lots are usually narrow and the land coverage by buildings is high which leaves very little yard space for children to play. Because of high land costs, few parks and playgrounds have been built in these areas and dwelling units usually have insufficient living space. This situation demands a year round recreation center, not only for children but also a place for family gatherings. Parks, playgrounds, and schools are community facilities that a neighborhood must have to play a contributing role in Columbus.

Most community facilities are provided by the local government. The official agencies which

are responsible for operating these facilities are the Board of Education, The Department of Health, Division of Parks and Forestry, Recreation Department and Settlement Houses. Another department that can aid in providing land for these community facilities is the Slum Clearance and Rehabilitation Commission. Most of the neighborhoods outlined in this report will qualify for federal aid in providing such facilities. The coordination of these city agencies will be necessary to carry out a long range program of planning neighborhood improvements which are based upon neighborhood needs.

WHAT QUALIFIES NEIGHBORHOODS FOR FEDERAL AID

In the 1954 Housing Act, Congress recognizes the needs of these older neighborhoods that have a high percentage of substandard housing. A city with an urban renewal program in effect, like Columbus, may secure matching funds from the Federal Government at the rate of two-thirds the cost of providing such facilities to the city's one-third share. Public facilities may include school buildings and additions, parks, playgrounds, street improvements and community centers. Also available to the residents of these neighborhoods will be F.H.A. insurance on long term loans to facilitate the rehabilitation of existing structures.

Clearance and Redevelopment

Sections of the city that have the highest percentage of substandard and dilapidated housing are called clearance and redevelopment areas. These sections are beyond salvaging due to the predominance of obsolete and worn out housing, mixed land uses, outmoded street patterns and inadequate sanitary facilities. The only solution for these areas is a program of clearing out blocks of dilapidated buildings and re-planning the cleared areas on modern concepts, selling the property to private enterprise to be developed according to the best public needs.

Absorption For Other Uses By Private Enterprise

Some sections of central Columbus have small pockets of bad housing located in predominantly industrial or commercial areas. Business concerns in these sections are purchasing this old property for their own expansion. Areas being absorbed for uses other than for residential use are also outlined on the Neighborhood Improvement Map.

Conservation

Many of the older sections of the city will not require as drastic a program as clearance to stabilize their property values since the majority of the housing is still structurally good. By carrying out an extensive program of painting, repairing, installing modern plumbing and wiring where required, enforcing minimum floor space requirements and providing community facilities (as will be outlined later in the report) a successful program of conservation can be accomplished.

Protection

The function of a protection program is to conserve good housing by the enforcement of existing building codes, housing standards, and zoning regulations. The provision of public facilities is as essential in these sections as in the clearance and redevelopment and conservation areas.

STANDARDS FOR NEIGHBORHOOD COMMUNITY FACILITIES

Authority

In preparing any type of an analysis, the accepted practice is to have an authoritative source as a criteria for making recommendations. Such an authority in the field of neighborhood planning is the report, "Planning The Neighborhood", prepared by the Committee on the Hygiene of Housing of the Amer-

ican Public Health Association, hereafter referred to as APHA. Standards outlined by the committee are the recommendations made by not only the members but also outstanding specialists in their respective fields. The committee recognizes that improving housing conditions of an area must go beyond that of the structure. It must also include the environment of the neighborhood as well.

Access

In high density neighborhoods, most community facilities should be within a walking distance of 1/4 to 1/2 mile of each residence. Although the automobile is the accepted means of transportation in this age, the family car is usually the employed members' means of transportation to work, especially in the Central Residential Area. This leaves the rest of the family with a choice of using public transportation or walking. In most instances, the community facilities accessible or within walking distance will be the facilities most frequently used. The following table shows access standards for community facilities prepared by APHA.

ACCESS STANDARDS FOR COMMUNITY FACILITIES WITHIN THE NEIGHBORHOOD

Neighborhood Facility	Walking Distance (One Way) From Farthest Dwelling
Kindergarten1/4 to 1/2 mile
Elementary School1/4 to 1/2 mile
Playground1/4 to 1/2 mile
Shopping Center1/4 to 1/2 mile
Indoor Social, Cultural & Recreation Center1/2 mile

Expansion of School Sites

Most of the school sites in Central Columbus are undersize according to the "Report on Schools, Parks and Recreation", prepared for the City and Regional Planning Commissions. Combining elementary schools and playgrounds is the most economical method of providing recreation facilities without duplication of facilities, maintenance and space. Whenever a school is not combined with the playground, 100 square feet per pupil should be added to the school site for playground.

Neighborhood Playgrounds

The smallest playground of a size to accommodate both informal play and playground equipment should be no less than 2.75 acres or large enough to serve the juvenile population of 275 families. The maximum size for a playground should be no greater than six acres. When the neighborhood exceeds 5000 persons, two playgrounds may serve the area more readily. The other playground may well be part of a combination school and playground in the larger neighborhood.

Neighborhood Parks - Realistic Minimum Needs

The acreage recommended for parks by the APHA is double the figure this report outlines. It is felt that this smaller acreage requirement is a much more realistic figure to set as a minimum for an older established neighborhood. Exorbitant land costs in these built-up areas would make the purchase of land for this purpose an expensive if not questionable undertaking.

The neighborhood park is especially essential to apartment living or to sections in which larger homes have been converted into many units and where dwellings lack private yards or breathing space. The park should be well landscaped with informal walks, planting and possible limited recreational facilities that are not provided for in play-

grounds. The minimum size recommended for neighborhood parks is from 1 1/2 to 2 acres.

Community Centers

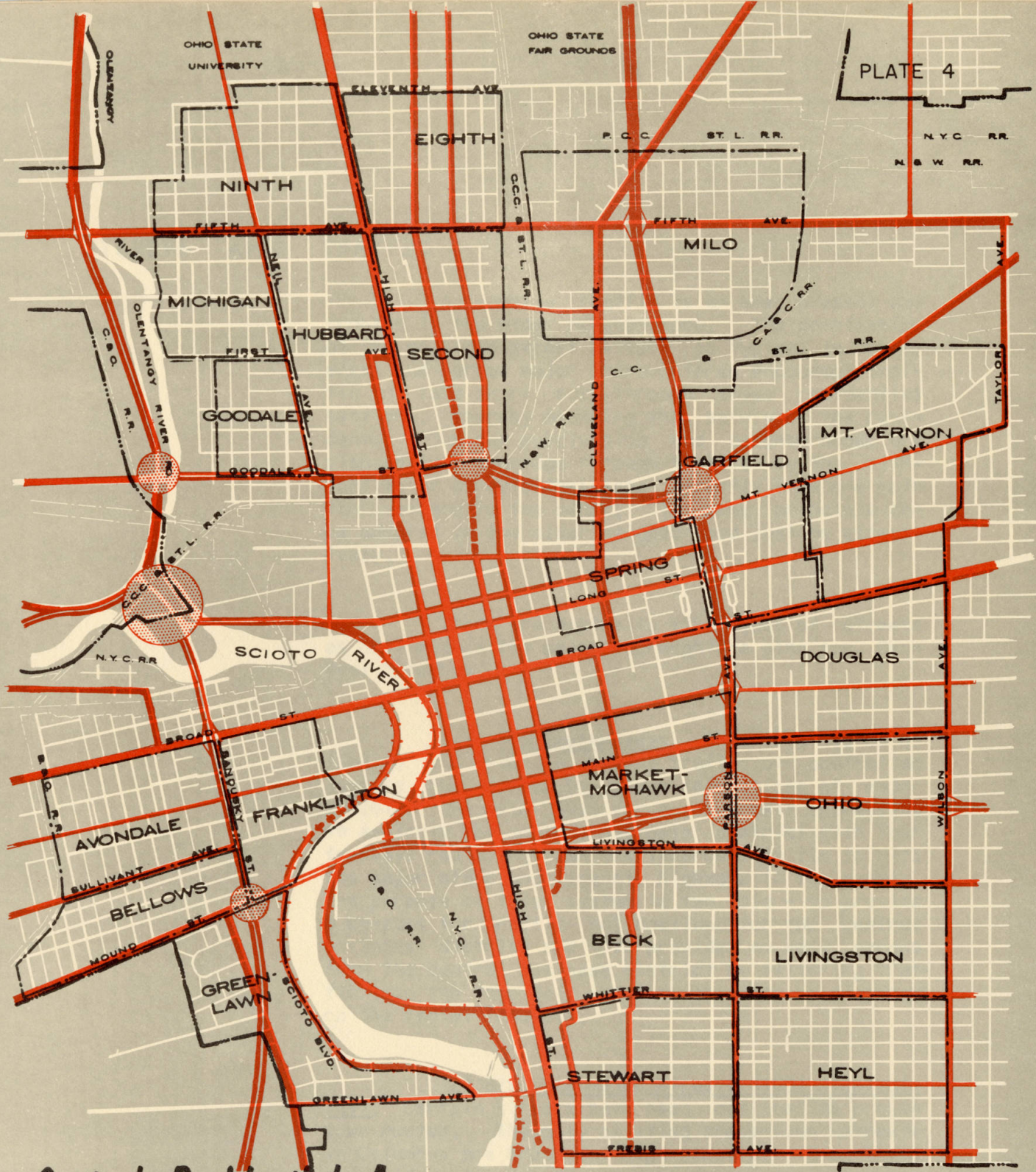
A community center makes an important contribution to the year around recreation program of the neighborhood. Important functions of a center is to provide a meeting place for social service groups, clubs, classes and lectures. In some instances, the public school facilities are well equipped to supply these needs. The facilities that a community center should have are as follows:

1. Kitchen facilities for preparation and serving of refreshments.
2. Gymnasium for dancing and various community activities, equipped with showers and lockers making it suitable for basketball and volleyball.
3. Assembly room for movies, large meetings, dramatics, concerts and other neighborhood gatherings.
4. Game room for table tennis, card games, billiards, etc.
5. Class rooms for crafts, reading and arts.
6. Office and storage space for equipment for Director and Staff.

Neighborhood Shopping

Although neighborhood shops are not a public service, the City Planning Commission can be instrumental in guiding the proper location of these facilities by detailed land use studies and proper zoning. The types and number of stores are dependent upon the public demand and purchasing power. Careful consideration should be given the types per-

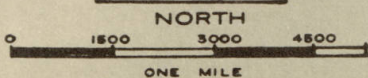
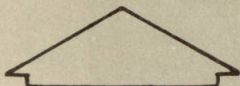
mitted, to insure neighborhoods against residential area nuisances such as public dance halls. Small stores spotted indiscriminately within the neighborhood should be guarded against, since this practice tends to lower real estate values of adjoining residential property. Under most conditions, neighborhood shops should be grouped to combine the most services convenient to the people residing in the area.



Central Residential Area

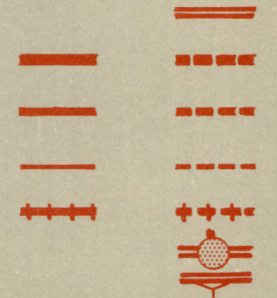
MAJOR STREET PLAN

NEIGHBORHOOD BOUNDARIES



- EXPRESSWAY
- SIX-LANE MAJOR STREET (100' R-OF-W)
- FOUR-LANE MAJOR STREET (80' R-OF-W)
- SECONDARY STREET
- PARKWAY
- EXPRESSWAY INTERCHANGES

EXISTING ALIGNMENT	PROPOSED ALIGNMENT
--------------------	--------------------



STREETS AND TRAFFIC

Automobile traffic is an ever present day problem in the older neighborhood. The combination of the gridiron street pattern so typical in these areas and narrow major thoroughfares encourage traffic to take short cuts through these residential sections, thereby menacing the safety of the residents. Our new subdivision and neighborhoods are planned to discourage through traffic by the elimination of streets that feed directly from one main thoroughfare to the other. The same principle can be adopted to the older neighborhood just as effectively.

There are basically five types of streets as outlined on the major thoroughfare plan for Central Columbus.

(1) The Expressways. This is a system of four to six lanes of moving traffic of controlled ingress and egress by grade separations at major streets. The plan calls for an innerbelt expressway to encircle the central business district with four freeways radiating from the innerbelt to tie in with the major state and federal highways in the county. The purpose of this system is two fold - to provide a by-pass for traffic not destined for the central business district and - to provide an easy exodus from the central business district by filtering traffic into the innerbelt and from there to be dispersed on the radial freeways.

(2) Six Lane Major Streets (100' right-of-way). Certain streets have been outlined as cross-town routes. The only existing cross-town streets in Columbus are Broad and High Streets. Even these are inadequate for the present day needs. Some of the existing streets will conform by adding more lanes and extending the right-of-way to connect with other networks of streets.

(3) Four lane major streets (80' right-of-way). These streets supplement the cross-town traffic load of the six lane major streets. Both the six lane and the four lane major streets usually delineate the boundaries of the neighborhoods. All the heavy through traffic should be carried on these streets.

(4) Secondary Thoroughfares. Secondary thoroughfares should have at least 66 feet of right-of-way and provide two lanes of moving traffic each way. These streets carry a substantial amount of local traffic.

(5) Neighborhood Streets. The primary function of these streets is to act as service streets within the neighborhood. Direct routes through the neighborhood should be discouraged by realigning and vacating portions of the existing streets where necessary. In many of the older neighborhoods that are now apartment districts, there is insufficient space for parking along the streets. Where there is adequate right-of-way, bays of perpendicular parking on this land will help supplement this need.

No attempt can be made in this report to outline the street improvements that each neighborhood will require. This would involve a detailed engineering and cost study of major and secondary streets in each neighborhood. The major thoroughfare map in this report outlines the major streets in relation to the neighborhoods.

The purpose of including this section in this report is to emphasize the importance of streets in neighborhood planning. The noise and safety menace of heavy traffic within residential areas has long been recognized as one of the major causes of blight. No neighborhood improvement plan is complete

without an extensive study of major thoroughfares and neighborhood streets. It is felt that the street and thoroughfare improvements outlined in the Planning Commissions' Consultant Report on Major Streets is sufficient general guide of the need until the detailed studies mentioned above are made.

Based upon the recommendations
of the APHA Committee on the
Hygiene of Housing

TABLE 1

COMMUNITY FACILITIES REQUIREMENT
BASED ON NEIGHBORHOOD POPULATION

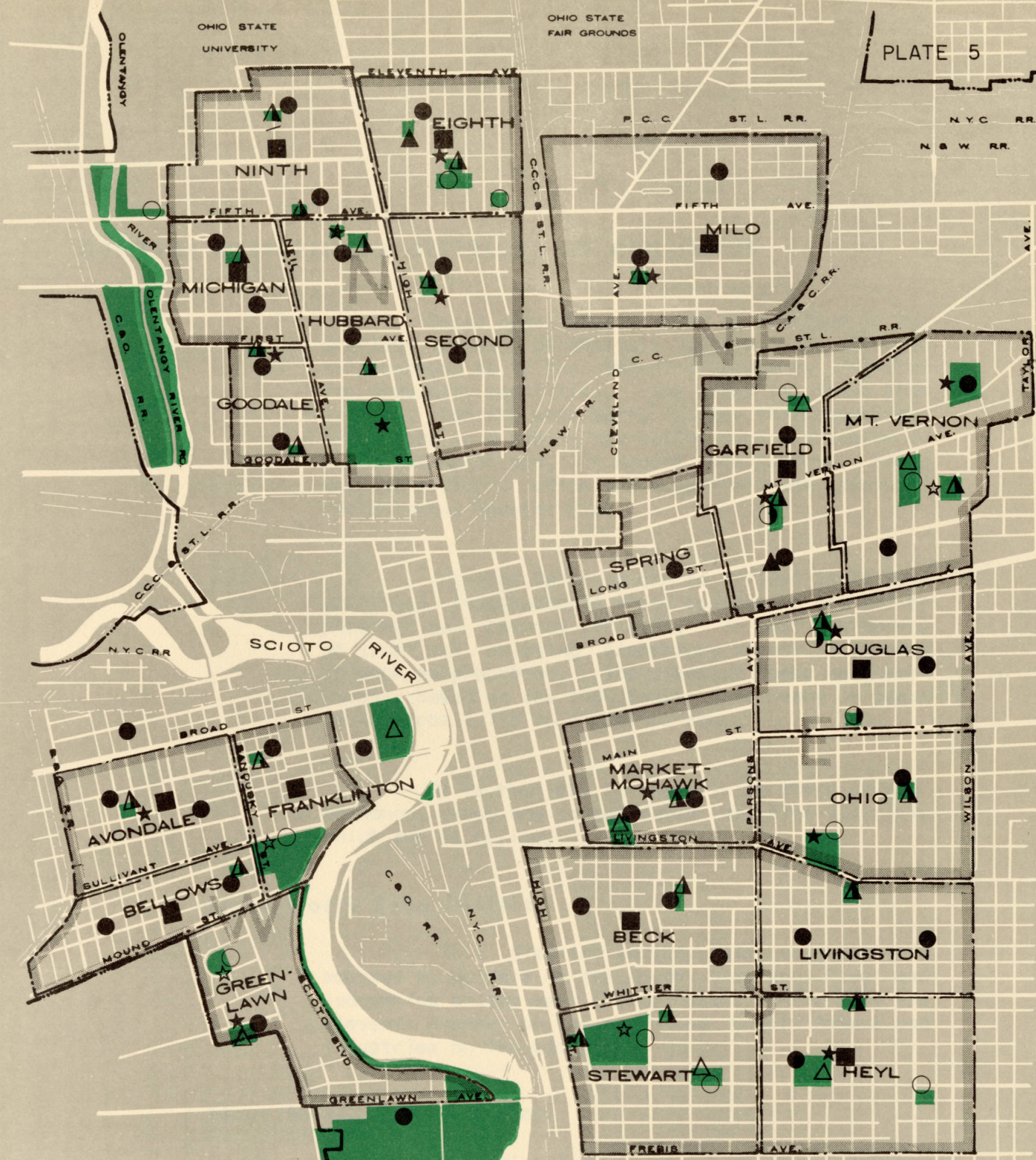
POPULATION OF NEIGHBORHOOD	1000- 1999	2000- 2999	3000- 3999	4000- 4999	5000- 5999	6000- 6999	7000- 7999	8000- 8999	9000- 9999	10000- 10999
Acres in School Site*	1.20	1.20	1.50	1.80	2.20	2.60	3.00	3.40	3.80	4.20
Acres in Playground	2.75	3.25	4.00	5.00	6.00	7.00	8.00	9.00	10.00	11.00
Acres in Park	2.00	3.00	4.00	5.00	6.00	7.00	8.00	9.00	10.00	11.00
Acres in shopping center	.80	1.20	2.20	2.60	3.00	3.40	3.80	4.20	4.60	5.00
Acres in general community facilities	.38	.76	1.20	1.50	1.90	2.30	2.70	3.10	3.50	3.90

*If neighborhood playground and school site are not combined,
add 100 square feet per pupil for school play area.

PART III

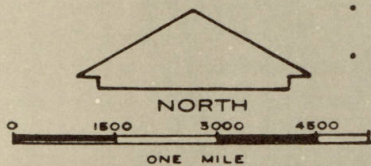
COLUMBUS' CENTRAL RESIDENTIAL DISTRICTS

- Near North Side District
- Near North East District
- Near East Side District
- Near South Side District
- Near West Side District



Central Residential Area

NEIGHBORHOOD COMMUNITY FACILITIES



- DISTRICT BOUNDARIES
- NEIGHBORHOOD BOUNDARIES

- SCHOOL SITES
- NEIGHBORHOOD PARKS
- PLAYGROUNDS

- COMMUNITY CENTERS

- COMMUNITY FACILITY PROPERTY

EXISTING ENLARGING REQUIRED ADDITIONAL REQUIRED

- △ ▲ ▲
- ◐ ●
- ☆ ☆



CENTRAL RESIDENTIAL DISTRICTS OF COLUMBUS

Based upon the standards as outlined in the previous pages, an analysis will be made of each neighborhood as to the amount of property required for community facilities. The sites for these facilities, for the most part, follow the recommendations made in a public recreation survey prepared by W. C. Batchelor and, "A Report Upon Schools, Parks and Recreation", which are a part of base plans of the Columbus General Plan.

Central Columbus can be divided in 21 self contained neighborhoods whose boundaries are set by physical and natural barriers. In most instances, at least one existing elementary school is located in each neighborhood. The sizes of these neighborhoods, based on the 1950 Census data, vary in population from 1,715 to 10,076 persons.

To further aid in describing these neighborhoods, they are consolidated into five districts which are as follows:

Near North Side District

This district includes six neighborhoods bounded by Goodale on the south, Olentangy River and industries on the west, Ohio State University and Eleventh Avenue on the north and Grant Avenue and industries on the east.

Near North East District

This district is made up of four neighborhoods bounded by Broad Street on the south, Neilston Street and Cleveland Avenue on the west, Camden Avenue on the north and Winner and Graham on the east.

Near East Side District

This district includes three neighborhoods bounded by Fourth Street on the west, Town and Broad Streets on the north, Wilson Avenue on the east and Livingston Avenue on the south.

Near South Side District

Four neighborhoods are included in this district with the boundaries being High Street on the west, Livingston Avenue on the north, Wilson Avenue on the east and Frebis Avenue on the south.

Near West Side District

This district includes four neighborhoods which are bounded by the B. & O. Railroad tracks and Yale Avenue on the west, Broad Street on the north, the C. & O. Railroad and Scioto River on the East and Greenlawn Avenue on the south.

NEAR NORTH SIDE DISTRICT

Ninth Avenue Neighborhood

The main thoroughfares, Fifth Avenue and High Street, establish the south and east boundaries with Ohio State University and Battelle Memorial Institute setting the north and west boundaries for this neighborhood. In 1950, there were 2,791 families residing in this area with a total population of 9,085 persons. The major part of this neighborhood is in need of conservation with the rest slated as a protection area requiring enforcement of existing building codes and ordinances.

Two elementary schools, Ninth Avenue and Fifth Avenue Schools, serve parts of this neighborhood. Both school sites are undersize for the number of pupils they serve and should be doubled in area.

The King Avenue Playground, the only playground for the entire neighborhood, is relatively inaccessible to even the west portion of the area. According to the neighborhood's population, a total of ten acres is needed in order to meet accepted standards. A possible alternative would be to sell the land and purchase a site west of Neil Avenue and east of Battelle. It is proposed that two, three acre playgrounds be located within the vicinity of the grade schools. Another public facility required in this neighborhood is a centrally located neighborhood park.

Land has been acquired for a community center one-half block south of Fifth Avenue between Highland and Hunter Avenues. Although the center is not within the neighborhood, it will be within a half mile radius of any part of the area and therefore will satisfy this requirement. Neighborhood shops are established along High Street and a small section along Fifth Avenue.

Eighth Avenue Neighborhood

The boundaries of this neighborhood are main thoroughfares, Fifth Avenue on the south, High Street on the west with Eleventh Avenue and Grant Avenue as the north and east boundaries. The total number of families in this neighborhood is 2,117 with a population of 6,369. A small section of this neighborhood is designated for conservation with the rest of the area in urgent need of protection.

The one elementary school located in this neighborhood, Weinland Park School, has an under-size site for the present enrollment. Approximately an acre should be added to the property to provide ample space for future expansion. The old Eighth Avenue School property is used for storage by the Board of Education at the present time. Proposed for the property is an eight classroom school for the lower elementary school grades.

Two playgrounds, Weinland and Sixth Street and Sixth Avenue, are located in the south side of the area. The Eighth Avenue School property should be expanded to provide a playground of approximately two acres to serve the northwest corner of the area. A three acre neighborhood park located around Seventh and Summit Streets would serve the area to the best advantage.

With the addition of a gymnasium, the Weinland Park School would meet the requirements for a community center. Neighborhood shops are located along High Street and Fifth Avenue, within easy walking distance of any part of the area.

Michigan Avenue Neighborhood

The boundaries of this neighborhood are the main thoroughfares. Fifth and Neil Avenues on the

north and east with the Olentangy River and First Avenue on the west and south. The total number of families in this area is 1,565 with a population of 4,908. Approximately one-third of the neighborhood needs extensive conservation with the other two-thirds outlined for protection.

The Michigan Elementary School serves most of this neighborhood and according to the number of students attending this school, the site should be doubled in size.

There are no playgrounds in this area, and it is proposed that three acres of playground be acquired near the elementary school and another three acres be acquired in the vicinity of Second Avenue and Harrison Avenue. A total of six acres of playground is required to meet the accepted standards for this size neighborhood. Essential to this area is a neighborhood park near Third Avenue and Pennsylvania Avenue. The closest park to this section is Goodale Park which is beyond the half mile walking distance.

The First Avenue School, which is proposed as a community center for the Goodale Neighborhood, would be within walking distance of any part of the area. The neighborhood shops along Fifth Avenue are easily accessible to most of the residents.

Goodale Street Neighborhood

This neighborhood is bounded by First Avenue on the north, Neil Avenue on the east, Goodale Street on the south and Michigan Avenue on the west. The number of families in this area is 1,419 and the population is 5,018. Most of the neighborhood south of Buttles is planned for redevelopment while the north portion needs extensive conservation.

Two elementary schools are in this area, the First Avenue and the Olentangy Schools. The First Avenue School site is undersize, according to the enrollment, and should be enlarged. The needs for Olentangy School will have to be determined when redevelopment and expressway plans are devised.

Playgrounds are to be provided in the redevelopment section. The playground near First Avenue Elementary School is needed at the north section of the neighborhood. A total of six acres of playground should be added to the neighborhood to meet accepted standards. Most of this neighborhood is within walking distance, or within a half mile of Goodale Park, which will serve as a neighborhood park for both the Goodale and Hubbard Neighborhoods.

A community center is proposed at the First Avenue Elementary School, which would be within a half mile radius of the entire neighborhood. A combination gymnasium and auditorium and a cafeteria addition to the school would be required to provide the facilities of a center. A new shopping center site is proposed in the redevelopment of the clearance section of Goodale to replace the substandard facilities that now exist on Goodale Street. The location is tentatively set at the southwest corner of Buttles and Neil Avenues. The size of the shopping center will be determined by a market analysis of the neighborhood.

Hubbard Avenue Neighborhood

This neighborhood is delineated by main thoroughfares, High Street on the east, Fifth Avenue on the north, Neil Avenue on the west and Spruce Street on the south. The total number of families in this neighborhood is 3,005 with a population of 8,947. Almost the entire neighborhood is in need of conservation with a small section south of Goodale Street and west of Dennison Avenue planned for clear-

ance and redevelopment. The Goodale leg of the proposed innerbelt expressway will remove many families south of Goodale Park.

Everett Junior High School and Hubbard Elementary School are in this neighborhood. Both schools have undersize sites and should be enlarged to provide room for expansion of the existing buildings.

A three acre playground should be located adjacent to Everett Junior High to serve the northern section of the neighborhood and a second three acre playground should be located in the vicinity of Second Avenue and Dennison Avenue. The south end of the area is served by the playground in Goodale Park. Goodale Park more than meets the space requirements of a neighborhood park for the area.

A recreation center is near completion on Hunter and Fifth Avenues and a center is proposed for Goodale Park. These two centers are needed to properly serve the area with year around recreation facilities. Neighborhood shops along High Street are within convenient walking distance of all the neighborhood.

Second Avenue Neighborhood

The two main thoroughfares, High Street and Fifth Avenue are the boundaries on the north and west sides of this neighborhood, while the industries along Fourth Street, Sixth Street and Goodale Street provide the boundaries on the east and south. A total of 2,686 families or 8,944 persons live in this neighborhood. The area west of Fourth Street and south of Warren will eventually be absorbed by industries and the expressway, according to long-range plans for the neighborhood. The rest of the neighborhood will need extensive conservation to prevent

further deterioration of this area.

The Second Avenue School serves most of the area and the present site should be expanded to provide a combination school and playground.

There are no existing playgrounds for this neighborhood and according to the population, the minimum acreage should be ten acres. Two five acre playgrounds, one located near the grade school and the other located near First Avenue and Summit Street would meet the accepted standards for this neighborhood. All existing parks are either beyond walking distance or are separated by main thoroughfares in this area. A neighborhood park located around First Avenue and Summit Street would be well within a half mile radius of the entire neighborhood.

The Second Avenue School, near central location in the area, would make it ideally suited as a community center. A combined auditorium and gymnasium addition to the school would be required to provide the facilities of a center.

Existing shops along High Street and Fifth Avenue adequately serve the area.

TABLE II

ACREAGE OF COMMUNITY FACILITIES REQUIRED TO MEET ACCEPTED STANDARDS - NEAR NORTH SIDE DISTRICT

	Ninth Av. Neigh. 2791 families 9085 population			Eighth Av. Neigh. 2117 families 6369 population			Michigan Neigh. 1565 families 4903 population			Goodale Neigh. 1419 families 5018 population			Hubbard Neigh. 3005 families 8947 population			Second Av. Neigh. 2686 families 8944 population		
	Exist- ing	Pro- posed	Diff.	Exist- ing	Pro- posed	Diff.	Exist- ing	Pro- posed	Diff.	Exist- ing	Pro- posed	Diff.	Exist- ing	Pro- posed	Diff.	Exist- ing	Pro- posed	Diff.
Schools	(Ninth Av. Sch.) 1,008	2.20	1.192	(Eighth Av. Sch.) -	-	-	(Michigan Sch.) 0,948	1.8	0.852	(First Av. Sch.) 1,09 (b)			(Hubbard Sch.) 1,235	2.6	1.365	(Second Av. Sch.) 1,837	2.20	0.363
	(Fifth Av. Sch.) 0,999	1.50	0.501	(Weinland Pk. Sch.) 1,886	2.60	0.7				(Olentangy Sch.) 1,46 (b)			(Everett Sch.) 2,678	4.678	2.0			
Add. Need			1.7			0.7			0.8						3.4			0.40
Play- grounds	4.0 (a)	10.0	6.0	4.66	7.0	2.3	-	6.0	6.0	-	6.0	6.0	4.0 (c)	10.0	6.0	-	10.0	10.0
Parks		5.0		-	3.5	3.5	-	3.0	3.0	3.0(c)	3.0	-	22.71(c)	5.0	-	-	5.0	5.0
Total Acres			12.70			6.5			9.9			6.0			9.4			15.4

(a) Recommended that King Avenue playground be sold and land be purchased for a more accessible site in the neighborhood.

(b) Requirements to be determined upon completion of the redevelopment for the Goodale Study Area by SCAR

(c) The total acreage of the Goodale Park is 29.71 acres. The park will serve sections of both the Goodale and Hubbard neighborhoods with park and playground facilities.

NEAR NORTH EAST DISTRICT

Milo Neighborhood

The boundaries of the Milo Neighborhood are Camden Avenue on the North, P. C. C. & St. L. Railroad on the east, Reynolds Avenue on the south and C. A. & C. Railroad on the west. A total of 1,820 families or 6,757 persons live in this area. Since railroads are on all sides of this neighborhood, the people residing within the area should not be expected to cross any tracks in order to reach any public facilities. A small section in the south-east corner of the neighborhood will require clearance for the expansion of light industry. The rest of the residential sections are in need of conservation.

Milo Elementary School serves most of the area. The school site should be expanded to include a combination school and playground.

Eight acres of playground added to the neighborhood would meet the accepted standards based on the population. Two four acre playgrounds, one adjacent to the school and the other in the vicinity of Lexington and Shoemaker Streets would meet the outdoor recreational needs of the neighborhood. Because of the isolated location of the area with respect to available public park facilities, it is of the utmost importance that a neighborhood park be provided. A minimum of four acres of park would be proposed.

The Milo School would be quite suitable as a community center by the addition of a gymnasium to the building. Neighborhood shops along Cleveland and Fifth Avenues are within easy walking distance of any part of the neighborhood.

Leonard Avenue Neighborhood

This neighborhood includes the blocks bounded by the P. C. C. & St. L. Railroad on the north, Eighteenth Street on the east, Broad Street on the south and Lexington and Jefferson Avenues on the west. The number of families residing in this area is 3,797 with a population of 9,519 persons. Over half of this neighborhood will need clearance and redevelopment with the remainder requiring extensive conservation. The blocks adjacent to the railroads on the north are planned for industry according to the City Planning Commission's General Plan. This section is proposed as a fourth slum clearance area by the Slum Clearance and Rehabilitation Commission.

There are two elementary schools in the area, Felton School in the north, now being enlarged, and Garfield School in the south. The latter is undersize and should be enlarged. According to the 1955-1956 study of public school building needs, the Board of Education proposes an additional elementary school site between the Douglas Elementary School and the Garfield School.

The Recreation Department has a playground in operation at the Felton Elementary School, which is inadequate for the population of the neighborhood. To meet minimum requirements, eleven acres should be allocated for playgrounds in the area. Two additional playground sites would be recommended in the neighborhood; one in the vicinity of Atcheson Street and Monroe Avenue and the other between Long Street and Broad Street, adjacent to the proposed elementary school site. The Garfield School grounds should be expanded to provide a combination school and playground operation. The necessity of a playground at the Felton Elementary School will not be as pressing after the area to the north of the school is redeveloped for industry and the Leonard Avenue extension

is completed. The proposed site at Atcheson and Monroe would be a more accessible location after these proposed projects are completed. Also essential in the area is a neighborhood park located in the vicinity of Atcheson Street and Monroe Avenue.

The Garfield School is the best site for a community center because of its facilities and central location within the neighborhood. This center would also serve the adjacent Spring Street neighborhood. Neighborhood shops in this area are clustered along Mt. Vernon Avenue and Long Street.

Spring Street Neighborhood

The Spring Street Neighborhood will be divided from the Leonard Avenue neighborhood by the east side of the innerbelt expressway, according to long range expressway plans. The present boundaries of the area are set by Fort Hayes on the north, Lexington Avenue on the east, Broad Street on the south, and Neilston Street on the west. The number of families in the area is 1,847 with a population of 6,574.

The future land use of the area as proposed in the Columbus General Plan is for light industrial and commercial. The soundness of this planning can be exemplified by the number of residential properties being acquired for these uses. The improvements proposed for the neighborhood are of immediate importance since it will be some time before the residences will be completely absorbed by the other uses.

One playground would adequately serve the present population needs. As the population of the area decreases, the public land would then be made available for private uses. The recreation center proposed at Garfield School would be easily accessible from any part of the neighborhood.

TABLE III ACREAGE OF COMMUNITY FACILITIES REQUIRED TO MEET ACCEPTED STANDARDS - NEAR NORTH EAST DISTRICT

	Milo Neighborhood 1820 families 6757 population			Leonard Neighborhood 3797 families 9519 population			Spring Neighborhood 1847 families 6574 population			Mt. Vernon Neighborhood 2129 families 7654 population		
	Exist. Proposed Diff.			Exist. Proposed Diff.			Exist. Proposed Diff.			Exist. Proposed Diff.		
Schools	(Milo School) 1,459 3.0 1.541			(Felton School) 2.24 3.00 0.76			- - -			(Beatty Pk. School) 1.64 - -		
				(Garfield Sch.) 1.744 3.40 1.656						(Champion Jr. High) 1.628 - -		
Add. Need	1.5			2.4								
Playgrounds	-	7.0	7.0	-	11.0	11.0	-	3.00	3.00	7.0(a)	9.0	2.0
Parks	-	3.5	3.5	-	5.5	5.5	-	-	-	7.12(a)	4.5	-
Total Acres	12.0			19.9			3.00			2.0		

(a) 3.15 acres of Maryland Park would be set aside as playground and the rest of the area for park purposes. Total - 10.27 acres.

Mt. Vernon Avenue Neighborhood

The Mt. Vernon Avenue Neighborhood is bounded by Leonard Avenue on the north, Winner and Taylor Avenues on the east, Broad Street on the south and Eighteenth Street on the west. There are 2,129 families here with a population of 7,654 persons living in the area.

The western section of the neighborhood, plus the blocks facing Maryland Park, are in need of conservation. The remainder of the neighborhood will require protection measures.

Beatty Park School serves part of the grade school population of the neighborhood and the School Board is proposing a grade school of eight classrooms on the west side of Maryland Park. Also located in the area is the Champion Junior High School.

This neighborhood comes very near having sufficient land dedicated to playgrounds and parks, based on population needs. Maryland Park, presently in use as a temporary housing project, is planned as a combination park and playground. The Beatty Park playground and the Columbus Metropolitan Housing Authority's playground at the Poindexter project, provide adequate facilities for the central portion of the neighborhood. With the heavy traffic on Long Street, a third playground between Long Street and Broad Street is very necessary for the safety of the children in that area.

Two community centers are in operation at Beatty and Poindexter. The combined facilities of the two centers constitute the services of one community center. A future community center is proposed in Maryland Park by the Recreation Department of the City. Neighborhood shops are located along Mt. Vernon and Long Street.

NEAR EAST SIDE DISTRICT

Market-Mohawk Neighborhood

The boundaries of this neighborhood are Town Street on the north, Parsons Avenue on the south, Livingston Avenue on the east and Fourth Street on the west. A total of 3,327 families and 10,076 persons live in this area.

Almost the entire neighborhood, with the exception of 2 1/2 blocks in the northeast corner of the neighborhood, are in the Slum Clearance and Rehabilitation Commission's Market-Mohawk Study Area. This is the second area scheduled for selected clearance, redevelopment or conservation by the SCAR Commission. The Market-Mohawk neighborhood has both an elementary school, the Fulton School, and a junior high and elementary school, the Mohawk School, in the area. The proposed right-of-way for the south side of the innerbelt expressway will reduce the Mohawk School site by at least one fourth. The Fulton School property should be doubled in size to provide sufficient site for the present building. It is the intention of the SCAR Commission to make additional land available to both schools when the area is redeveloped.

Three playgrounds, totaling 11 acres, would be required to properly serve the area. One should be adjacent to the Fulton School, the second in the northeast section of the area and the third as part of the Mohawk School. A neighborhood park is essential in this neighborhood because of the high population density and the lack of open space.

Also of necessity is a community center, possibly located in the neighborhood park. Shopping facilities are no problem in this area with the central business district within walking distance, in addition to local shops along Main Street.

Douglas Neighborhood

The boundaries of the Douglas neighborhood are set by the main thoroughfares, Broad Street on the north, Parsons Avenue on the west, Main Street on the south and Wilson Avenue on the east. A total of 3,119 families and a population of 8,893 persons live in the area.

Most of this neighborhood will need conservation according to "A Report Upon Housing", prepared for the City and Regional Planning Commissions. The balance of the area will require protection to conserve the good housing in the remainder of the area.

The Douglas School serves the majority of the elementary school population in the area. The school site is undersize for the present enrollment and should be doubled in area.

The Rich Street Playground is the only playground in the neighborhood and, based upon the population need, a minimum of nine acres is needed to meet accepted standards. The Rich Street playground should be enlarged and two playgrounds should be located in the area. One in the vicinity of Bryden and Ohio Avenues and the other adjacent to the elementary school. The closest parks to the area are Franklin Park and Livingston Park, which are both beyond walking distance. To alleviate this situation, a small park would be quite suitable in the vicinity of Twentieth Street and Franklin Avenue.

A possible site for a community center for the neighborhood would be the Douglas Elementary School. The existing facilities in the school would adequately serve this purpose. Shopping facilities located along Main and Broad Streets are easily accessible from any part of the neighborhood.

Ohio Avenue Neighborhood

The Ohio Avenue Neighborhood boundaries are set by the major thoroughfares, Main Street on the north, Parsons Avenue on the west, Wilson Avenue on the east and Livingston Avenue on the south. The number of families residing in this area is 2,958 with a population of 6,226 people.

The area to the west of Children's Hospital is proposed for clearance and redevelopment by the SCAR Commission. The land that would be made available is proposed for related facilities to the Children's Hospital, such as buildings for groups dealing with crippled children, mental health, cerebral palsy, doctors' offices and a medical arts building, plus sections for a garden type apartment development. The remainder of the neighborhood will need both conservation and protection to bring the area up to minimum housing standards.

One elementary school, the Ohio Avenue School, is located in the area. At least one acre of land should be added to the present site to provide adequate building space for the classroom additions proposed by the Board of Education.

Livingston Park and Playground provides ample recreation space to the southwest section of the neighborhood, but in order to meet the present needs of the northeast corner of the area, a four and one half acre playground should be located adjacent to the Ohio Avenue School. Additional space for a neighborhood park is not required since the Livingston Park has more than sufficient acreage to serve the area.

A community center located in Livingston Park is recommended in the Recreation Department's long range plans. Existing shopping facilities are

located on Livingston Avenue, Parsons Avenue and Main Street, all within walking distance of any section of the neighborhood.

TABLE IV ACREAGE OF COMMUNITY FACILITIES REQUIRED TO MEET ACCEPTED STANDARDS - NEAR EAST SIDE DISTRICT

	Market-Mohawk Neigh. 3327 families 10076 population			Douglas Neighborhood 3119 families 8893 population			Ohio Av. Neighborhood 2958 families 6226 population		
	Exist.	Proposed	Diff.	Exist.	Proposed	Diff.	Exist.	Proposed	Diff.
Schools	(Fulton School)			(Douglas School)			(Ohio Av. School)		
	1.55	3.40	1.85	2.0	3.8	1.8	1.89	3.00	1.11
Additional Need	(Mohawk School) 5.32 (a)								
			1.9			1.8			1.1
Playgrounds	2.0(b)	11.0	9.0	0.7	10.0	9.3	3.5	8.0	4.5
Parks	-	5.5	5.5	-	5.0	5.0	5.36	4.0	-
Total Acres			16.4			16.1			5.6

(a) Acreage would be determined by the amount of land lost to the innerbelt expressway

(b) Mohawk School playground

NEAR SOUTH SIDE DISTRICT

Beck Street Neighborhood

The boundaries of this neighborhood are the main thoroughfares, Livingston Avenue on the north, High Street on the west, Parsons Avenue on the east and Whittier Street on the south. The population of the area is 9,672 persons with 2,992 families located in the area. The blocks of housing facing East Livingston Avenue are outlined as needing clearance and redevelopment or at least considerable rehabilitation. The remainder of the neighborhood will require conservation and protection to preserve the real estate values in the area.

The Beck Street School site has less than an acre for building site and according to the Board of Education plans, the site should be enlarged and a classroom addition be constructed.

A total of eleven acres is recommended for playgrounds in this neighborhood. Three playgrounds would provide adequate outdoor recreation facilities for the area. One should be located in the vicinity of the Third Street Girls School, one adjacent to the Beck Street School and the other in the area of Columbus and Beech Streets. Also essential in this neighborhood is a park near the intersection of Fifth and Sycamore Streets.

Although a community center is located in Schiller Park, this is beyond walking distance of the north section of the neighborhood. The Beck Street School could be adapted to meet the needs of a center by the addition of a combined auditorium and gymnasium to the present school facilities. Shopping facilities are easily accessible from any part of the neighborhood, therefore no additional commercial space would be recommended.

Stewart Avenue Neighborhood

The boundaries of this neighborhood are Whittier Street on the north, Parsons Avenue on the east, Frebis Avenue on the south, and High Street on the west. A total of 1,626 families reside in this neighborhood with a population of 5,248. This neighborhood will not require conservation, providing housing and zoning regulations and building codes are enforced to preserve existing housing.

Both the Stewart Avenue and Siebert Street Elementary School sites are undersized for their present school enrollments and should be enlarged to at least 2 1/4 acres each. A four classroom addition is proposed for the Siebert School by the Board of Education.

Sufficient public land is devoted to parks and playgrounds in this neighborhood. No recommendation would be made for any additional space since the playground and park facilities of Schiller Park and the Barrett Junior High School site adequately serve the area.

The community center located in Schiller Park has sufficient facilities for the entire neighborhood. Neighborhood shops along Parsons Avenue, High and Whittier Streets are easily accessible to the residents of the area.

Livingston Avenue Neighborhood

The main thoroughfares, Parsons Avenue, Livingston Avenue, Whittier Street and Wilson Avenue form the boundaries of this neighborhood. The total number of families living in this area is 2,958, with a population of 6,226. Only the west third of the neighborhood will require corrective measures to conserve the good housing in the area. In order to carry out this program of neighborhood improvements,

enforcement of zoning and housing regulations will be necessary.

Additional space should be acquired for the Livingston Avenue School site. At least an acre and one half should be provided.

A total of seven acres of playgrounds in this neighborhood would meet the accepted standards. Two playgrounds located in the vicinity of Ann and Columbus Streets and the other at Champion Avenue and Columbus Street would provide adequate outdoor recreation facilities within a quarter mile radius of any part of the neighborhood. A neighborhood park south of the school site would be the logical location for this facility.

The proposed community center at Livingston Avenue would be within walking distance of any part of the neighborhood. Shopping facilities along Parsons Avenue and sections of Livingston Avenue and Whittier Street are within easy access of the residents.

Heyl Avenue Neighborhood

The Heyl Avenue Neighborhood is bound by Whittier Street on the north, Parsons Avenue on the west, Wilson Avenue on the east and Frebis Avenue on the south. The total number of families in the neighborhood is 1,441 with a population of 4,749. This area is what may be called a standard neighborhood since it meets both the requirements of having good housing and adequate community facilities. Enforcement of housing and zoning regulations and the building code will be necessary to insure the neighborhood's real estate values.

The Heyl Elementary School and the South High School are located in this area. The Heyl

School site should be enlarged by an acre to provide sufficient land for the building.

Two playgrounds at the South High School and Karns playground provide sufficient playground space for the area. A neighborhood park in the vicinity of the high school should be considered in any future plans for the neighborhood.

The South High School is proposed as a community center by the Recreation Commission. This center would serve the south half of the Livingston Neighborhood and the entire Heyl Neighborhood.

TABLE V ACREAGE OF COMMUNITY FACILITIES REQUIRED TO MEET ACCEPTED STANDARDS - NEAR SOUTH SIDE DISTRICT

	Beck Neighborhood 2992 families 9672 population			Stewart Neighborhood 1626 families 5248 population			Livingston Neighborhood 2958 families 6226 population			Heyl Neighborhood 1441 families 4749 population		
	Exist. Proposed Diff.			Exist. Proposed Diff.			Exist. Proposed Diff.			Exist. Proposed Diff.		
Schools	(Beck School) 0.7 2.2 1.5			(Stewart School) 0.897 2.2 1.303			(Livingston Sch.) 1.175 2.6 1.425			(Heyl School) 1.837 2.6 .763		
				(Barrett Sch.) 3.70 - -						(South High) 10.75 - -		
Additional Need			1.5			1.3			1.4			0.8
Playgrounds	-	11.0	11.0	6.0(a)	6.0	-	-	7.0	7.0	2.08	6.0	(b)
Parks	-	5.5	5.5	17.45	3.0	-	-	3.5	3.5	-	3.0	3.0
Total Acres			18.0			1.3			11.9			3.8

(a) Schiller Park - 23.45 acres

(b) The use of South High School as a playground makes up the difference in acreage

NEAR WEST SIDE DISTRICT

Franklinton Neighborhood

The boundaries of this neighborhood are Sandusky Street on the west, C. & O. Railroad on the east, Broad Street on the north and Mound Street on the south. The population of the neighborhood is 3,749 with 1,054 families residing in the area. The Building and Health Departments have conducted an extensive conservation and protection work in this neighborhood. Upon completion of the work presently under way, the housing will meet the minimum standards of a good neighborhood.

The new Franklinton School, located at the corner of State and Grubb, serves the elementary school population in the neighborhood. The site is undersize for the number of students enrolled in the school and should be enlarged to 3.4 acres.

Although Sunshine Park is 12.75 acres in size, the primary function of the park is a playfield for the near west side of Columbus. Sports that require large open areas for team participation such as baseball and football, are played in this park. A small playground is located in the playfield which serves the south end of the neighborhood quite adequately. A two and one-half acre playground located adjacent to the Franklinton School is a necessity in the north side of the neighborhood since this section is beyond a quarter of a mile of the Sunshine Park playground. Also essential in the area is a two and one half acre neighborhood park in a fairly central location within the neighborhood.

A section of residences adjacent to the east side of the neighborhood but divided by the C. & O. Railroad, should be considered when improvements are made in the area. Although the section is gradually being absorbed by industries, there is sufficient population to warrant a playground in this

area. A possible answer to this problem would be to clear the abandoned Feiser School. After the area is absorbed by uses other than residential, the property could then be sold for private uses.

The community center at Sunshine Park has adequate facilities within a half mile radius of any section of the neighborhood. Shopping facilities along Broad Street are easily accessible to the area.

Avondale Neighborhood

The boundaries of the Avondale Neighborhood are the main thoroughfares, Sullivant Avenue on the south, Broad Street on the north, Sandusky Street on the east and the B. & O. Railroad on the west. The number of families living in the neighborhood is 1,616 and the population is 5,599. The northwest and northeast corners of this neighborhood will require conservation, whereas the remainder of the area will need protection to stabilize real estate values.

According to the City Planning Commission's long range plans, the residential section between Broad Street and the P. C. C. & St. L. Railroad will eventually be absorbed by industry. This area is separated from the Avondale Neighborhood by the main thoroughfare, Broad Street. Consequently, the area cannot be considered part of the neighborhood. There are no playgrounds or recreation facilities in this section. The juvenile population of the area indicates a pressing need for recreation space. By clearing a playground no larger than an acre or two in the area, their present needs would be answered.

The elementary school serving the neighborhood is the Avondale School. The site is under-size and should be enlarged by at least one acre.

There are no parks or playgrounds in the area and the facilities at Sunshine Park will be somewhat inaccessible when the Sandusky leg of the expressway is completed. Based upon population needs, a minimum of six acres of playgrounds should be provided for the neighborhood. A playground adjacent to the Avondale School and a second located in the southeast corner of the area would serve the neighborhood quite adequately. A neighborhood park is also needed in the neighborhood.

The Avondale School with the addition of a gymnasium-auditorium would provide the facilities of a community center. The fairly central location of the school in the neighborhood would make this site the logical choice for a center. Shopping facilities along Broad Street and Sullivant Avenue are within walking distance of any residents.

Bellows Neighborhood

The Bellows Neighborhood is bounded by the main thoroughfares, Mound Street on the north, Sandusky Street on the east, Mound Street on the south and the B. & O. Railroad on the west. The number of families living in the area is 690 with a population of 1,715. Housing conditions in the neighborhood are generally good, but to insure the area's maintaining high housing standards, a program of protection will be necessary.

The elementary school in the neighborhood is the Bellows School, which serves the eastern section of the neighborhood. The school site is under-size for the present enrollment and should be enlarged by at least one acre.

There are no parks or playgrounds in this neighborhood and based on population needs, no less than four acres of playgrounds and two and one half acres of parks should be provided for the neighbor-

hood. The Bellows Neighborhood will be in somewhat the same position as the Avondale Neighborhood upon completion of the Sandusky and Mound Expressway. The expressways will isolate Sunshine Park from the neighborhood, thereby making the park fairly inaccessible to the residents. A possible solution to this problem would be to install a pedestrian overpass or underpass between the neighborhood and the park. By using the playground facilities at Sunshine Park and constructing a second playground in the vicinity of Thomas Avenue and Glenwood Avenue, the neighborhood would have adequate outdoor recreation facilities. A neighborhood park in the general location of Campbell Avenue and Hawkes Avenue would provide the passive recreational space for the neighborhood.

Since a community center is operating in Sunshine Park, a center in this neighborhood would not be necessary. Shops along Sullivant and Mound provide adequate shopping facilities for the residents.

Greenlawn Neighborhood

The neighborhood boundaries of this area are Mound Street on the north, Scioto Blvd. on the east, Greenlawn Avenue on the south and the city limits on the west. The number of families in this neighborhood is 450 and the population is 1,715. Housing conditions of the neighborhood are generally good. The majority of the residents in the neighborhood live in the Sullivant Gardens housing project.

The Sullivant Elementary School was completed in 1954 on a 7.04 acre site which is suitable in size for a combination school and playground operation. Upon removal of the temporary housing from the Southview Recreation Area, 78.29 acres of land will be available to both the near west side

TABLE VI ACREAGE OF COMMUNITY FACILITIES REQUIRED TO MEET ACCEPTED STANDARDS - NEAR WEST SIDE DISTRICT

	Franklinton Neighborhood 1054 families 3749 population			Avondale Neighborhood 1616 families 5599 population			Bellows Neighborhood 690 families 2520 population			Greenlawn Neighborhood 450 families 1715 population		
	Exist.	Proposed	Diff.	Exist.	Proposed	Diff.	Exist.	Proposed	Diff.	Exist.	Proposed	Diff.
	(Franklinton Sch.)			(Avondale Sch.)			(Bellows Sch.)			(Sullivant Sch.)		
Schools	1.55	3.40	1.85	1.322	2.60	1.278	1.79	2.2	0.41	7.04	2.6(b)	-
Additional Need			1.9			1.3			0.4			-
Playgrounds	3.0(a)	5.0	2.0	-	6.0	6.0	2.0(a)	4.0	2.0	4.44(b)	3.25	-
Parks	-	2.5	2.5	-	3.0	3.0	-	2.5	2.5	(c)	2.0	-
Total Acres			6.4			10.3			4.9			-

(a) Playground at Sunshine Park

(b) Sullivant Elementary School is proposed as a combination school and playground

(c) Adequate land for parks will be available when Southview Recreation Center is developed.

and south side residents for recreational purposes. The Sullivant Gardens playground, which is under the supervision of the Recreation Commission, serves the families residing in the housing project quite adequately. The acreage of land devoted to parks and playgrounds in the Greenlawn neighborhood is sufficient for the present population. The main concern will be developing this land with the proper facilities to meet the neighborhood needs.

Although a community center is in operation in Sullivant Gardens, the facilities are inadequate for the entire neighborhood. The Sullivant Elementary School, with the addition of a gymnasium-auditorium, would be the most logical location for the center. This site is to the edge of the neighborhood but indications are that future residential expansion will be to the south and west of the school.

A PLAN FOR ACTION

This final section of this report is really not so much a "Plan for Action" as it is a "Plan for Action". There will be the usual "Plan for Action" section, but the entire report will turn to this section to get the "Plan for Action". As of the date of writing, I cannot say exactly what the city can bring to the understanding of the problem and the extreme need for action to get sustained action.

PART IV

Any reader who is not a member of the city should not be misled by this report. This report does not state any "Plan for Action" and it is not intended to be a "Plan for Action". It is a report to the city and to the people of the city. The report is not intended to be a "Plan for Action" and it is not intended to be a "Plan for Action". It is a report to the city and to the people of the city.

CONCLUSION

○ A Plan For Action

The report is not intended to be a "Plan for Action" and it is not intended to be a "Plan for Action". It is a report to the city and to the people of the city. The report is not intended to be a "Plan for Action" and it is not intended to be a "Plan for Action". It is a report to the city and to the people of the city.

District Neighborhood and Community Councils

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A PLAN FOR ACTION

This final section of this report is really not as much a "Plan for Action" as it is a "Call to Action". There will be the reader, believing himself too busy to read the entire report, who will turn to this section to get the "meat" of the report. He or she will be keenly disappointed because no summary can bring the understanding of the size of the problem and the extreme need so necessary to get sustained action.

Any summary would also be unfair because this report does not stand by itself. Any reader must be previously acquainted with reports of our Planning Commissions on Schools, Parks and Recreation, the Report on Major Streets and Transit, the Report on Economic Base, Population and General Land Uses and especially the Report on Housing. These studies and many others are constantly referred to throughout this report. Extremely pertinent parts of these other studies have been reproduced in this report.

This report does constitute a call for action in that it points out that slum prevention, rehabilitation and conservation are absolutely necessary for a city the size and age of Columbus. We have many fine sections within the districts covered by this report. They will continue in this good condition by recognizing the action necessary to make their surroundings such that there is an inducement to keep them in good condition.

District Neighborhood and Community Councils

This report is obviously only paper and ink. It will be useful if there is some life and spirit breathed into it. This can be done by the people involved and by citizens of the City of Columbus. It

is urged that where there are broad citizen organizations whose interest covers generally the planning districts outlined in this report, that they do this. Where there are no such organizations, they should be formed. IT IS IMPORTANT THAT THESE CITIZEN ORGANIZATIONS REPRESENT THE WHOLE PLANNING DISTRICT and not just one elementary school district. Successful organizations have been formed by having representatives from the elementary school neighborhood formed into a community council for the district. The underlying purpose should be the betterment of the district as a part of the whole city.

Guide For Action

Principles these citizen organizations should work under are as follows:

1. To encourage a pride in betterment of the district - an attitude of "this is my own native land (neighborhood)".
2. The districts have many, many desirable features, but also direly need some improvement.
3. Progress, improvement and change cannot be made without hardship to some, but it is the duty of the many to make that hardship as small as possible.
4. No one action by itself will be sufficient to obtain lasting results. Thus, a housing law enforcement drive will not have lasting effects unless there is provided good community facilities such as parks and playgrounds so that the pride necessary to induce property improvement is created and maintained. Likewise, it is obvious that providing a playground in an area is not a substitute for adequate living space within a dwelling for a family.

5. Installation of the needed additional community facilities will require an investment by the citizens. These facilities can become a detriment unless necessary operating funds are provided. Practically nothing is free. A community, like a family can have anything it urgently wants but it cannot afford everything. It will be up to these organizations to decide which facilities are needed first. Then, by joining with other such organizations, funds to secure them can be raised.
6. City and other government employees and employees of many semi-public agencies are anxious to work with such organizations. These employees are your servants when you are paying for expert advice, administration and action.

Final Points

In closing, we would like to emphasize two points. These are (1) that Columbus, like many other cities, has a job of conservation and renewal to do and (2) no one action by itself will be sufficient to obtain lasting results. The principles of these points were stressed by the outstanding group of citizens which President Eisenhower brought together as "The President's Advisory Committee on Government Housing Policies and Programs". This group was bipartisan and included representatives from architects, investors, labor, real estate, public officials and public interest groups. In December, 1953, they reported, "That (the) program should meet the problems of housing and sound community development through a series of related actions. Recognizing this, no single recommendation of the Committee could be considered an adequate solution in itself". The Subcommittee on Slum Clearance, Urban Redevelopment, Rehabilitation and Conservation, reported as follows: "The Subcommittee has previously emphasized that through demolition and new construction alone, it is

impossible to eliminate slums because neither process goes at the cause of the trouble". They went on to say that the nature of the problem itself "would be sufficient to impel anyone who was sincerely trying to eliminate slums to find ways of preventing the spread of blight in its earliest stages; of rehabilitating dwellings worth saving and of creating sound healthy neighborhoods out of the existing housing inventory. It is obvious that we must check the cycle of decay before slums are born".