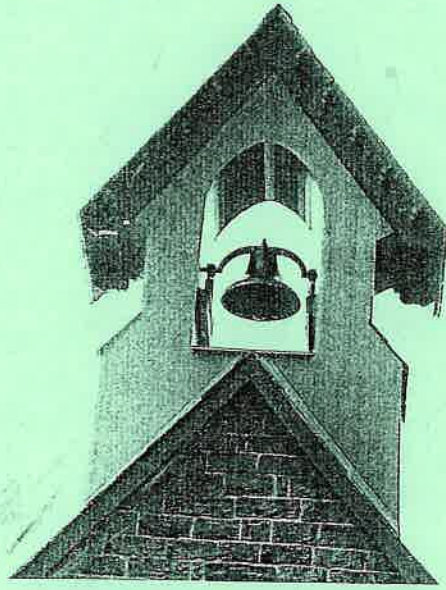
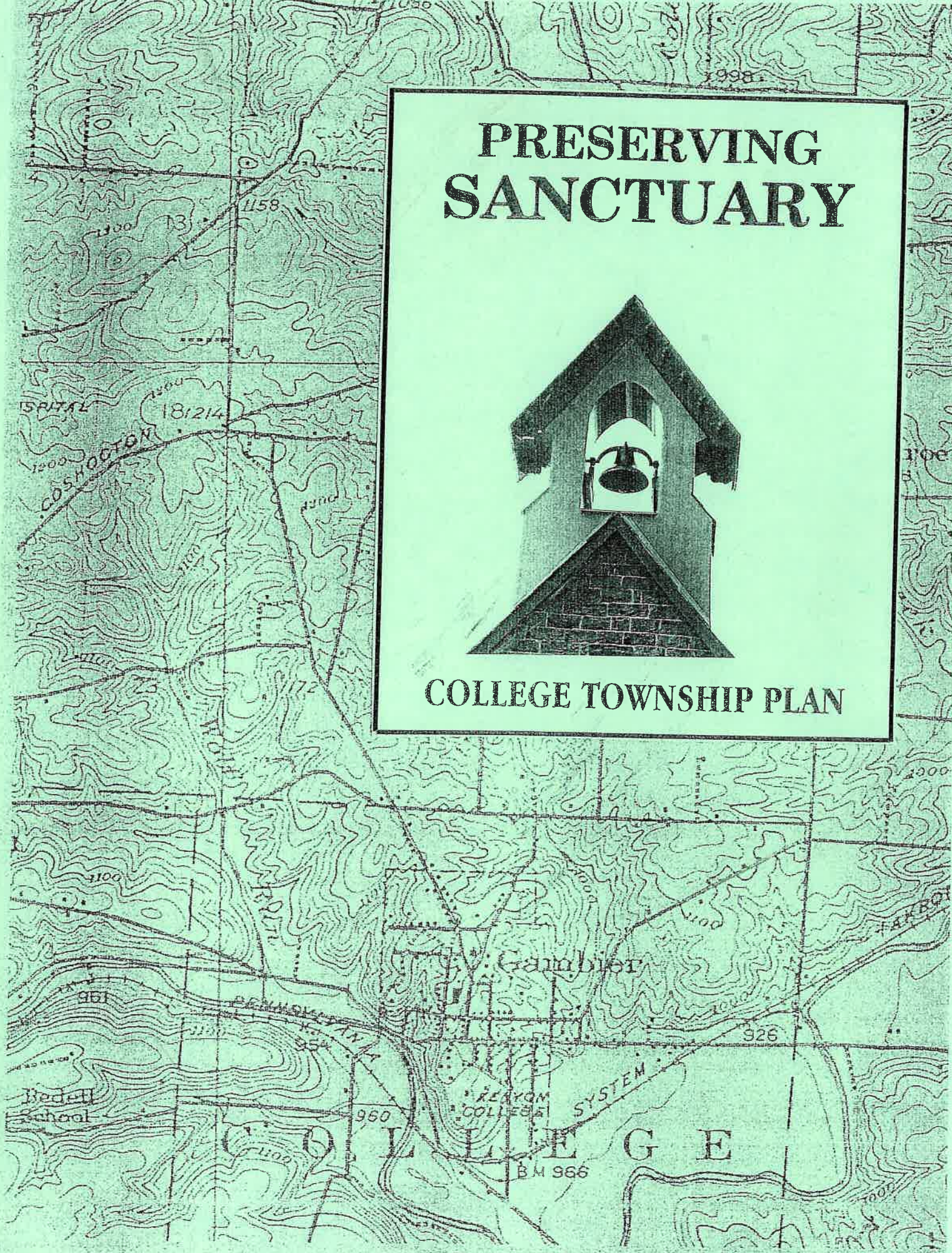


# PRESERVING SANCTUARY



COLLEGE TOWNSHIP PLAN



A detailed topographic map of College Township, Ohio. The map features contour lines indicating elevation, with labels such as 1000, 1100, and 1200. A grid of roads is overlaid on the terrain. Key locations include Hill Grove School, Gambier, and the Renyon College System. The map also shows various landmarks like a hospital and a cemetery. The title 'COLLEGE TOWNSHIP PLAN' is prominently displayed in the center, with the date 'DECEMBER, 2004' below it. The word 'COLLEGE' is written in large letters at the bottom of the map.

# COLLEGE TOWNSHIP PLAN

DECEMBER, 2004

Hill Grove School

Gambier

RENYON COLLEGE SYSTEM

BM 966

COLLEGE

# JAMES L. HARTZLER AICP

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December, 2004

Board of College Township Trustees  
P.O. Box 528  
Gambier, Ohio 43022

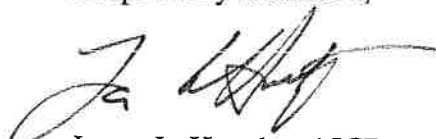
Dear Members of the Board:

The enclosed document is the final report of the COLLEGE TOWNSHIP PLAN. Over the past months, our efforts have been focused on the identification and analysis of the factors that affect (and are affected by) growth patterns in the Township. The crux of the planning process is the formulation of basic components of the Plan, as cited in PART THREE; these are the recommended courses of action that will "make the Plan work." A separate set of recommendations have been offered for the Village of Gambier.

The major point is that there is much to be done to preserve the sense of *sanctuary* that is the defining characteristic of College Township today. *We should in no way underestimate the importance of the decisions that will be made in the next few years.*

It has been my distinct pleasure to assist the Township with this endeavor. I wish to thank the members of the College Township Planning Task Force who participated in this effort. I further wish you the best of good fortune and success as you move toward implementation of the COLLEGE TOWNSHIP PLAN.

Respectfully submitted,



James L. Hartzler AICP

## **MEMBERS OF COLLEGE TOWNSHIP PLANNING TASK FORCE**

**Barry Bowden**  
**Linda Cookman**  
**Kirk Emmert**  
**Doug Givens**  
**Jamie Gump**  
**James Ingerham**  
**Jean Keller**  
**Joseph Klesner**  
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**Magic McBride**  
**Rob McDonald**  
**Doug McLarnan**  
**Florence Schermer**  
**Ben Schumaker**  
**Susan Spaid**  
**Thomas H. Strome**  
**Hal Walker**  
**Roger Yarman**

Specific acknowledgement should also be given to **Randy Pore** of the **Knox County Regional Planning Commission**, and **Darrel Severns** of the **Knox Soil & Water Conservation District**, who offered invaluable assistance, input and support for this project.

The vintage photographs in this report were used with permission of the **Greenslade Special Collection and Archives, Kenyon College, Gambier, OH**. Special thanks to **Tom House** and **Carol Marshall** for their assistance.

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# INTRODUCTION

The COLLEGE TOWNSHIP PLAN is an update of the AREA PLANNING STUDY (*Burgess & Niple; May, 1996*) which identified planning issues in College, Harrison and Monroe Townships, including the Village of Gambier. While the physical setting of College Township has changed little since 1996, the forces which potentially will impact development have evolved considerably. This update uses some of the most relevant information from the previous report, while focusing attention on College Township and the Village, and updating key findings so as to provide a firm basis for zoning and development decisions. One of the primary assumptions of the COLLEGE TOWNSHIP PLAN is that this is a unique area from an environmental, cultural and social perspective, and these qualities should be preserved.

At its most basic level, the process of planning involves three (3) basic questions:

*Where Are We Now?*

*Where Do We Want To Be?*

*How Do We Get There?*

The COLLEGE TOWNSHIP PLAN is structured around the answers to these three questions.

- **PART ONE** provides an overview of existing conditions within the planning area, and identifies the factors which have impacted the evolution of the Village and the Township. PART ONE culminates in a listing of major factors and trends that affect planning in College Township.
- **PART TWO** references the *objectives* which serve as a basis for the planning process. These objectives - along with a concept for future land use - respond to "*Where Do We Want To Be?*", in the planning process.
- **PART THREE** of the COLLEGE TOWNSHIP PLAN identifies the PLANNING COMPONENTS that work toward implementing the planning concepts identified in in PART TWO.