

Article III

Zoning District Map

SECTION 300 - ZONING DISTRICT MAP ADOPTED

Section 300.01 Division of Land

All land in Jefferson Township within the scope of this Zoning Resolution is placed into Zoning Districts as is shown on the Zoning District Map of Jefferson Township, Ohio, which is hereby adopted and declared to be a part of this Zoning Resolution.

1) Final Authority

The Zoning District Map, as amended from time to time, shall be the final authority for the current Zoning District status of land under the jurisdiction of this Zoning Resolution.

2) Land Not Otherwise Designated

All land under this Zoning Resolution and not designated or otherwise included within another Zoning District on the Zoning District Map shall be included in the Countryside Residential District.

Section 300.02 Official Zoning District Map.

The Official Zoning District Map, with any amendments made thereon, shall be adopted at a public hearing of the Township Trustees and be on record with Recorder's Office, Franklin County, Ohio. The Official Zoning map and any amendments thereon shall include the date of original adoption and the date of the most recent amendment. Copies of the recorded Official Zoning District Map shall be on file and available to the public with the Jefferson Township Zoning Administrator.

Section 300.03 Availability of Zoning District Map

A current Zoning District Map or facsimile thereof shall be maintained by the Jefferson Township Trustees. Such map or facsimile shall be made available as provided by ORC 519.

SECTION 310 - DESIGNATION OF ZONING DISTRICTS

Section 310.01 Zoning Districts.

The name and symbol for Zoning Districts as shown on the Zoning District Map are:

<i>District Type</i>	<i>Name</i>	<i>Symbol</i>
Standard Zoning Districts		
	Countryside Residential	CSR
	Restricted Suburban Residential District	RSR
	Suburban Office District	SO
	Neighborhood Commercial District	NC
	Community Service District	CS
	Restricted Industrial District	RI
	Limited Industrial District	LI
Planned Districts		
	Planned Residential District	PRD
	Planned Suburban Residential District	PSRD
	Suburban Periphery Residential District	SPRD
	Planned Commercial District	PC
	Planned Industrial Park District	PIP
Special Districts		
	Flood Plain District	FP
	Excavation and Quarry District	EQ
	Oil and Gas District	OG
	Exceptional Use District	EU

Section 310.02 Legend

There shall be provided on the Zoning District Map a Legend, which shall list the name and symbol for each Zoning Districts show the districts differentiated.

Section 310.03 Limited Suburban Residential District

As of the effective date of this Resolution (December 25, 2003) the Limited Suburban Residential District (LSR) will no longer be a zoning district available. All property having the LSRD zoning designation prior to the effective date of this Resolution will continue the LSRD zoning designation, but no new requests for this district will be accepted.

SECTION 320 - Interpretation of Zoning District Boundaries

Section 320.01 Rules for Determination

When uncertainty exists with respect to the boundaries of Zoning Districts as shown on the Zoning District Map, the following rules shall apply:

- 1) Along a Street or Other Right-of-Way
Where Zoning District boundary lines are indicated as approximately following a centerline of a street or highway, alley, railroad easement or other right-of-way, or a river, creek or other watercourse, such centerline shall be the Zoning District boundary.

- 2) Along a Property Line
Where Zoning District boundary lines are indicated as approximately following a lot line, such lot line shall be the Zoning District boundary.

- 3) Parallel to Right-of-Way or Property Line
Where Zoning District boundary lines are indicated as approximately being parallel to a center line or a property line, such Zoning District boundary lines shall be parallel thereto and, in the absence of specified dimension on the map, at such scaled distance as indicated on the Zoning District Map.

- 4) Actual Conflict with Map
When the actual street or lot layout existing on the ground is in conflict with that shown on the Zoning District Map, the party alleging that such a conflict exists shall furnish an actual survey for interpretation by the Township Trustees.