JEFFERSON TOWNSHIP BOARD OF TRUSTEES
Franklin County, Ohio

A RESOLUTION

The Board of Trustees of Jefferson Township, Franklin County, Ohio, met in a regular meeting on May 14, 2015, at the Township Fire Station, 6767 Havens Corners Road, Blacklick, Ohio 43004, with the following members present:

Richard P. Courter
Mike Rowan
Claire Yoder

Courter offered a motion to adopt the following Resolution:

RESOLUTION No. 2015-036

A RESOLUTION ESTABLISHING FEES FOR ZONING AND DEVELOPMENT RELATED SERVICES

WHEREAS, from time to time it is necessary to review, revise and adopt fees for the provision of services to cover all or a portion of the costs of providing such services, and

WHEREAS, the Township Administrator, Zoning Administrator and the Service Superintendent have recommended modifications to the fees and deposits,

NOW, THEREFORE, BE IT RESOLVED by the Board of Township Trustees of Jefferson Township, Franklin County, Ohio, that:

Section 1. The following fees for zoning and development related services are established:

A. RESIDENTIAL ZONING COMPLIANCE:

1. Single Family Dwelling Unit (includes setback/final inspection) $1,250.00
2. Attached Single Family Dwelling Unit (up to 3 units per structure) $1,000.00
3. Multi-Family per Dwelling Unit (includes setback inspection) $250.00
4. Accessory structures or Additions (includes setback/final inspection)
   a. Up to 250 square feet $100.00
   b. Greater than 250 square feet up to 1,000 square feet $150.00
   c. Greater than 1,000 square feet $250.00
5. Minor Compliance
   Includes Decks, Patios, Pools/Hot Tubs, Fences, Gazebo, Pergola, Gates, Walls, Interior Remodel or other similar minor projects $100.00
6. Home Occupation (in addition to conditional use fees if necessary) $100.00
7. Satellite dishes No fee

B. COMMERCIAL ZONING COMPLIANCE:

1. Primary Building, Accessory Structure, Addition $1000.00 for first
   (Includes setback inspection) 1,000 square feet
   plus $5.00 per 100 additional square feet
2. Change of Use/Occupancy $500.00

C. SIGN ZONING COMPLIANCE:

1. Up to 6 square feet $100.00 per face
2. Greater than 6 square feet but less than 16 square feet $200.00 per face
3. Greater than 16 square feet but less than 24 square feet $300.00 per face
4. Greater than 24 square feet $500.00 per face
5. Off premise sign (permitted)
   a) Garage sale/Open House Directional No fee
   b) All others $25.00

D. CERTIFICATES AND PERMITS ISSUED AFTER CONSTRUCTION OR USE COMMENCES. When a certificate of compliance or a permit in Section 1.A., 1.B., or 1.C. is required in advance for construction or use and the construction or use commences prior to the Township issuing the permit, the fee for the permit shall be two times the amount in Section 1.

E. CERTIFICATES AND PERMITS ISSUED THAT EXPIRE. Permits are valid for twelve (12) months. When an existing permit expires and either construction is not complete or final inspection has not been requested prior to expiration, the permit must be renewed and renewal fees are the same as defined in Section 1.

F. OTHER ZONING DEPARTMENT FEES:

1. Temporary Compliance $100.00
2. Second Review of Plans (revision) One-half original fee
3. Re-Inspection Fee $100.00
4. Replacement Zoning Card $50.00
5. Zoning Resolution Book $50.00
6. Comprehensive Plan & Map $5.00
7. GIS Map Reproduction (fee per feature produced) $5.00
8. Zoning Map $5.00
9. Opinion or Review by Twp Land Planner All costs to applicant
G. VARIANCES, CONDITIONAL USES or APPEALS:

1. Residential $ 500.00 + $1.00 per notification + $50.00 Notice
   a) Modification of previously approved variance $ 300.00 + $1.00 per notification + $50.00 Notice

2. Commercial $1,000.00 + $1.00 per notification + $50.00 Notice
   a) Modification of previously approved variance $ 500.00 + $1.00 per notification + $50.00 Notice

3. Special BZA Hearing (in addition to above fees) $ 500.00

H. ZONING CHANGES:

1. Rezoning- Residential $ 500.00 + $25.00 per acre
   a. Maximum $20,000.00

2. Rezoning- Planned District, Commercial or Industrial $ 1,000.00 + $50.00 per acre
   b. Maximum $30,000.00

3. Amendment to Approved Development Plan (Minor) $500.00 + $50.00 Notice

4. Amendment to Approved Development Plan (Major) Full Rezoning Fees

5. Special Zoning Commission Hearing $500.00
   (in addition to above fees)

6. Request to have New Zoning District Created All costs to applicant

7. Subdivision Plat Approval (per lot/reserve) $ 100.00

I. ZONING LOT SPLITS:

1. Residential $250.00
2. Commercial /Industrial $500.00
3. Lot Line Adjustment (no new lot created) $100.00

J. CONSTRUCTION AND MAINTENANCE SECURITY BONDS:

1. Commercial or Industrial Construction: $20,000.00
   Bond or Letter of Credit issued for period of construction.

Section 2. Trustees may waive or reduce bond requirements upon a finding that the bond requirement is excessive for the project being bonded.
Section 3. If the Zoning Administrator, Township Administrator or Trustees determine that a rezoning, variance or conditional use application is of such complexity that additional Township Planning Review is required, a $1,000 deposit will be required for such planning review.

Section 4. Fees are not refundable except in exceptional circumstances determined by, and under the written authority of the Township Board of Trustees.

Section 5. It is found and determined that all formal actions of this Board concerning and pertaining to the adoption of this Resolution were adopted in an open meeting of this Board, and that all deliberations of the Board and any of its committees that resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements including § 121.22 of the Ohio Revised Code.

Section 6. This Resolution shall be in effect and in force from and after the date of its adoption.

Rowan seconded the motion and the roll being called upon the question of adopting the Resolution the vote resulted as follows:

Voting Aye thereon:  Voting Nay thereon:

Claire Yoder, Chair  Claire Yoder, Chair

Richard P. Courter, Vice-Chair  Richard P. Courter, Vice-Chair

Mike Rowan, Trustee  Mike Rowan, Trustee

BOARD OF TRUSTEES
JEFFERSON TOWNSHIP
FRANKLIN COUNTY, OHIO

The motion carried and the Resolution was adopted.

ATTEST AND CERTIFY:  Ken Jones, Fiscal Officer