

RESOLUTION NO. 2012 - 13

**A RESOLUTION SETTING FEES FOR CERTAIN ZONING MATTERS,
DISPENSING WITH THE SECOND READING AND DECLARING AN
EMERGENCY**

WHEREAS, Section 20-3 of the Sycamore Township Zoning Resolution provides that the Board of Township Trustees shall establish fees in connection with zoning matters and shall amend such established fees from time to time; and

WHEREAS, the Board of Township Trustees of Sycamore Township desires to amend the fee schedule for certain zoning matters;

NOW THEREFORE, BE IT RESOLVED, by the Board of Township Trustees of Sycamore Township, State of Ohio:

SECTION 1. The fees for certain zoning services rendered by Sycamore Township will be as set forth on the attached Exhibit A.

SECTION 2. Resolution 2006-37 passed June 1, 2006 and Resolution 2011-07 passed February 3, 2011 and Resolution 2011 - 52 passed July 6, 2011 are deleted in their entirety.

SECTION 3. The Trustees of Sycamore Township upon at least a majority vote do hereby dispense with the requirement that this resolution be read on two separate days, and hereby authorize the adoption of this resolution upon its first reading.

SECTION 4. This Resolution is hereby declared to be an emergency measure, necessary for the preservation of the public peace, health, welfare, and safety of the Sycamore Township. The reason for the emergency is to provide additional revenues to keep pace with increased costs incurred by the Township in administering the zoning resolution.

VOTE RECORD:

Mr. Bishop Aye Mr. Connor Aye Mr. Weidman Aye

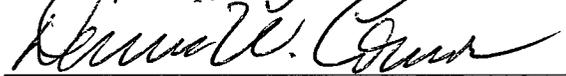
PASSED at the meeting of the Board of Township Trustees of Sycamore Township this 4th day of April, 2012.



Thomas J. Weidman, President



Cliff W. Bishop, Vice President



Dennis W. Connor, Trustee

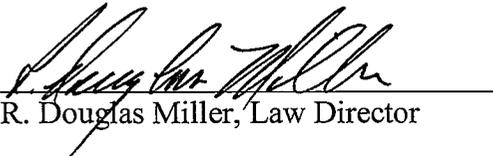
AUTHENTICATION

This is to certify that this resolution was duly passed and filed with the Township Clerk of Sycamore Township this 4th day of April, 2012.



Robert C. Porter III, Fiscal Officer

APPROVED AS TO FORM:



R. Douglas Miller, Law Director

Planning/Zoning Fee Schedule

2/16/2012

**Failure to obtain a permit for a residential fence, deck, accessory use structure (shed) under 200 square feet, pool, antenna (over 12 ft. above roof line) or satellite dish (larger than one meter in diameter) will result in a fee of \$100.00 in order to defray the costs of enforcement. Failure to obtain a permit for any other use will result in the standard fee being doubled in order to defray the costs of enforcement.*

Permit Type	Fee*
Residential	
New Single Family Dwelling	\$300.00
Single Family Addition	\$50.00
Multi-Family Dwelling	\$300.00 / unit
Swimming Pools (in-ground & above-ground, 24" min. height)	\$0.00
Decks (attached and detached)	\$0.00
Accessory Use Structures/Sheds/Garages under 200 sq. ft.	\$0.00
Accessory Use Structures/Sheds/Garages over 200 sq. ft.	\$25.00
Fence/Walls	\$0.00
Satellite Dish (larger than one meter in diameter)	\$0.00
Antenna (over 12 ft. above roof line)	\$0.00
In-home Occupation	\$50.00
Residential Basement Finish/Solar Panels	No Permit Required/Contact Hamilton County Building Department
Commercial	
New/Addition to Commercial Building (0 to 2,000 square feet)	\$750.00
New/Addition to Commercial Building (2,001 to 10,000 square feet)	\$.38 per sq. ft.
New/Addition to Commercial Building (10,001 or above)	\$3,800.00 + \$.05/ sq ft above 10,000 sq ft
Interior Finish/Alteration	\$250.00
Tenant Change (no parking analysis)	\$250.00
Commercial Accessory Use Structure	see new/addition to commercial building
Commercial Fence/Wall	\$100.00
Screening of Rooftop Mechanicals	\$100.00
Commercial Antenna/Satellite Dish	\$100.00
Awnings/Façade/Marquee/Solar Panels	\$100.00
Temporary Tents, Structures, POD's	\$100.00
New Sign	\$300.00 plus \$1.00 per sq. ft.
Sign Face Change	\$250.00
Temporary Sign	\$200.00
Commercial Swimming Pools/Above Ground Storage Tanks	\$200.00
Parking Lots (new or re-stripe)	\$100.00
New Telecommunication Tower	\$2,000.00
Co-Tower	\$1,000.00
Modification to Telecommunication Tower	\$500.00
Addition to Existing Telecommunication Tower	\$750.00

Revisions to plans on which an approved zoning certificate has been issued shall require a fee equal to one-half the standard fee. Sycamore Township will forward approved plans to the Hamilton County Building Department for a handling fee of \$50. The applicant must provide packaging and a pre-paid shipping label.

**Planning/Zoning Fee Schedule
2/16/2012**

Permit Type	Fee*
Lot Split	\$50.00 per lot
Lot Consolidation	\$50.00
No fee if Lot Split/Consolidation requested by Township	
Zone Changes	
Single Family Districts	\$1,000.00
Multiple family Districts	\$1000.00 plus \$300.00 per acre (\$9,000.00 cap)
Commercial	\$1,000.00
Special Public Interest	\$1,000.00
Board of Zoning Appeals	
Residential	\$150.00
Commercial	\$250.00
Planned Unit Developments	
PUD 1	\$1,000.00
PUD 2	\$1,200.00
LASR	\$1,000.00
Minor Adjustments	\$200.00
Major Adjustments	\$1,000.00

Revisions to plans on which an approved zoning certificate has been issued shall require a fee equal to one-half of the standard fee.