

ORDINANCE NO. 238

AN ORDINANCE AMENDING ORDINANCE NO. 165,
THE SPENCER VILLAGE ZONING ORDINANCE

WHEREAS, it has come to the attention of Council that the existing zoning ordinance needs to be amended to be consistent with the new arrangement between the Village of Spencer and the County of Medina for building inspection services; and

WHEREAS, it is also the conclusion of Council that the amendment procedures to the zoning ordinance are too time consuming and cumbersome;

NOW THEREFORE, be it ORDAINED by the Council of the Village of Spencer, Ohio, as follows:

1. Paragraph 14.1 in Section XIV of the Zoning Ordinance shall be amended so that the word "building" as it appears in the first sentence, fifth line of said paragraph shall be amended

so that the word "zoning" shall be amended so that the word "zoning" appears in the first word of the heading of the paragraph and in the second sentence, seventh line of said paragraph shall read "zoning".

2. Paragraph 14.2 of Section XIV shall be amended so that the word "building" in the first sentence, second line of said paragraph shall read "zoning".

3. Paragraph 14.3 of Section XIV is hereby repealed.

4. Paragraph 14.4 of Section XIV is hereby amended to read as follows:

14.4 Return of Fees: When approved by the administrative official, the copy of the required exhibits shall be returned to the applicant with each permit to the applicant upon the payment of a fee of \$10.00 for a single family dwelling, private garage or other private building, and a

fee of \$20.00 shall be paid for a multi-family dwelling, commercial or industrial building; all singular.

6. Paragraph 14.5 of Section XIV is hereby amended by adding the following sub-paragraph:

"14.5f Zoning permits and certificates of occupancy shall expire 90 days after issuance if construction has not started in that time and shall expire one (1) year from the date of issuance if construction is not completed within that time."

7. The first paragraph of Section XVI, amendments, shall be amended so that the words "sixty (60) days" as same appear in the eight line of said paragraph shall read "thirty (30) days".

8. The third paragraph of Section XVI, amendments, shall be amended to read as follows:

"Prior to passing such amendment, Council shall afford opportunity to any person interested in such amendment to be heard from the floor of Council."

This Ordinance shall take effect and be in full force and effect from and after the earliest period allowed by law.

PASSED: 4-27-12

ATTEST:

Clerk

Mayor

Herm A. Pomeroy

Margaret L. Taylor