

# Athens Township

Athens County, Ohio

## APPLICATION FOR ZONING CERTIFICATE FOR DETACHED ACCESSORY STRUCTURE

*Athens Township Zoning Code §6.04 (A) (2-3) "... Accessory buildings and structures with a footprint larger than fifty (50) sq. ft. require an Accessory Zoning Certificate...Accessory buildings and structures with a footprint fifty (50) sq. ft. or smaller do not require an Accessory Zoning Certificate. However, such buildings must still satisfy all setback requirements, and count against the maximum number of accessory buildings allowed on a lot, as specified in Section 6.11..."*

**PERMITS FOR START OF CONSTRUCTION ARE VALID FOR ONE (1) YEAR FROM DATE OF ISSUANCE  
WORK MUST BE COMPLETED WITHIN TWO (2) YEARS OR A NEW PERMIT OBTAINED**

Property Address/Parcel ID #(s): \_\_\_\_\_

Property Owner Name: \_\_\_\_\_

Property Owner Address: \_\_\_\_\_  
Street City State Zip Code

Phone: ( ) \_\_\_\_\_ e-mail: \_\_\_\_\_

Applicant/Lessee/Agent Name (if different than Owner): \_\_\_\_\_

Applicant/Lessee/Agent Address: \_\_\_\_\_  
Street City State Zip Code

Phone: ( ) \_\_\_\_\_ e-mail: \_\_\_\_\_

Zoning district: (check one)  R-1  R-2  R-3  B-1  B-2  LLR  OS

Type of use: (check all that apply) Attached to the ground  Yes  No

SINGLE-FAMILY  TWO/THREE FAMILY  MULTI-FAMILY  AGRICULTURAL  BUSINESS  
 INDUSTRIAL  ENTERTAINMENT  HEALTHCARE/MEDICAL  PUBLIC/COMMUNITY/RECREATIONAL

### DEFINITIONS:

- **Lot:** Land occupied or to be occupied by a building and its accessory buildings together with such open spaces as are required under this resolution and having its principal frontage upon a street or officially approved place.
- **Structure:** Anything constructed or erected, the use of which required a permanent location on the ground or attached to something having a permanent location on the ground, including advertising signs, billboards, pergolas, farmers roadside stands, TV dishes and/or satellite dishes (disc), but not including fences or walls used as fences.
- **Building:** A structure that has a roof supported by columns or walls. When separated by a division wall without an opening, each portion of such building shall be deemed a separate building.
- **Accessory building:** A subordinate structure or building, detached from, but located on the same lot, as the principal structure or building, the use of which is incidental and accessory to that of the principal structure, building, or use. Accessory structures include, but are not limited to detached residential garages, storage sheds and barns, attached carports and picnic shelters.
- **Use:** The purpose or activity for which land or buildings are arranged, designed, or for which lands or buildings are occupied or maintained.
- **Principal use:** The main use of land permitted within a particular zone or district as distinguished from a secondary or accessory use.
- **Accessory use:** A use or structure subordinate to the principal use of a building or to the principal use of land and which is located on the same lot serving a purpose customarily incidental to the use of the principal building or land use.

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**APPLICATIONS FOR NEW CONSTRUCTION, RECONSTRUCTION, ADDITIONS, OR ALTERATIONS MUST CONTAIN THE FOLLOWING INFORMATION:**

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- 1. Signed and Completed Application, including all information required below.
  - 2. Site plan drawn to scale illustrating:
    - a. Lot size and dimensions.
    - b. Name and location of adjacent public street(s).
    - c. Location, size, number of, and current use of all existing buildings and structures (principal and accessory).
    - d. Location, size and proposed use of proposed accessory buildings or structures and distance from existing and proposed buildings and structures to property lines including roof lines, bay windows, roof gutters, and other structural projections.
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By my signature I hereby certify that the facts, statements, and information presented in this application and any documents attached hereto are accurate, true, and correct to the best of my knowledge and belief. I hereby understand and certify that any misrepresentation or omissions of any information required in this application may result in the application being delayed or denied by Athens Township.

**I hereby certify that I have read and fully understand all the information required in this application and have reviewed and understand all applicable requirements of the *Athens Township Zoning Resolution*.**

Property Owner: \_\_\_\_\_  
Signature Printed Name Date

Applicant/Lessee: \_\_\_\_\_  
(if other than Owner) Signature Printed Name Date

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**RETURN APPLICATIONS TO THE OFFICE OF THE ATHENS TOWNSHIP BOARD OF TRUSTEES  
313 W. UNION STREET, ATHENS, OHIO 45701 OR EMAIL AS AN ATTACHMENT TO  
ZONINGATHENSTWP@GMAIL.COM**

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**FOR OFFICIAL USE ONLY**

Application No: \_\_\_\_\_ Date Received: \_\_\_\_\_ Date Reviewed: \_\_\_\_\_

Zoning Inspector's comments: \_\_\_\_\_  
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\_\_\_\_\_

Zoning Inspector's Signature \_\_\_\_\_  Approved  Denied  Referred to BZA