

APPENDIX A ~ DEFINITIONS

Appendix "A" is herein adopted as part of the Jersey Township Zoning Resolution. *Due to the size of the definitions portion of the Resolution, it has been determined by the Officials of Jersey Township to present the definitions section at the end of the Resolution so as to not segment the substantive regulatory text portion of the Resolution. Therefore, instead of presenting the definitions as an article of the Resolution, they are presented as an appendix at the end of the document and adopted as part of the document, unlike other portions of the appendix that are presented in the appendix for reference only.*

Superiority of Zoning Resolution Text

The definitions appearing in this Section are informational and are not intended to be legislative in nature. If there is any conflict between these definitions and the text of the Resolution, the Resolution text controls.

Interpretation

For the purpose of this Resolution certain terms or words used herein shall be interpreted as follows:

All words used in the present tense include the future tense. All words in the singular include plural and all words in the plural include the singular. The word "shall" is mandatory and not directory. The word "used," shall be deemed to include "designed, intended, or arranged to be used."

A

Abutting: Next to or have a common boundary with:

- Parcels that make contact with a common lot line of one or more parcels, including cases where two or more parcels adjoin only on a corner or corners; or separated only by public road right-of-way or road right-of-way easement, a railroad right-of-way or easement, or multi-use paths (bike paths) rights-of ways or easements.
- This term applies to a parcel that has a common line with a public or private road right-of-way or road right-of-way easement, railroad right-of-way or easement, or public right-of-way or easement for a multi-use path (bike path).
- Land use that has a common line with differing land use; or separated only by a public road right-of-way or easement, a railroad right-of-way or easement, or a multi-use path (bike path) rights of ways or easements.

Accessory Structure: A subordinate structure attached to or detached from but located on the same lot as a principal structure. The use of an accessory structure must be incidental and accessory to the use of the principal structure. Accessory structures include but are not limited to, garages, outbuildings, sheds, decks, canopies, and the like.

Accessory Structure: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Accessory Use or Building: A use customarily incidental and subordinate to the principal use or building and located on the same lot with such principal use or building.

Acre: A land area of 43,560 square feet.

Adjacent: Land, which abuts, is contiguous to, directly across the throughfare (includes roads, streets, railroad, bike trails, etc.), or natural feature (includes stream, river, etc.) from the parcel of land in question.

Adult Entertainment Facility: See the definition section of Article 17 Adult Entertainment Regulations.

Aesthetics/Aesthetically Pleasing: A term used for visual beauty rationale that connotes pleasure or offense to the sense of sight resulting from the visual form of environmental features or settings. Consequently, aesthetic regulation's purpose is assumed to be the creation or preservation of features or settings that are "beautiful"--pleasing to the eye—or, conversely, the restriction of and elimination of those that are "ugly"—offensive to the eye. The physiological or sensory predisposition of human beings to experience visual qualities in a relatively uniform manner.

Agriculture: "Agriculture" includes farming; ranching; algaculture; meaning the farming of algae; aquaculture; apiculture; horticulture; viticulture; animal husbandry, including, but not limited to, the care and raising of livestock, equine, and fur-bearing animals; poultry husbandry and the production of poultry and poultry products; dairy production; the production of field crops, tobacco, fruits, vegetables, nursery stock, ornamental shrubs, ornamental trees, flowers, sod, or mushrooms; timber; pasturage; any combination of the foregoing; and the processing, drying, storage, and marketing of agricultural products when those activities are conducted in conjunction with, but are secondary to, such husbandry or production. This definition is obtained from Ohio Revised Code Section 519.01, which was effective 06-04-2012.

Agriculture Structure: A structure used primarily for agriculture uses detailed in the definition of agriculture herein. Examples include, but are not limited to a barn, stable or a silo.

Agriculture Structure: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Airport: Any runway, land area or other facility designed or used either publicly or privately by any person for the landing and taking off of aircraft, including all necessary taxiways, aircraft storage and tiedown areas, hangars and other necessary buildings, and open spaces.

Alley or Lane: A public or private way not more than 20 feet wide affording only secondary means of access to abutting property.

Alteration: Any change or rearrangement in the supporting members of an existing structure, enlargement, addition, relocation, repair, remodeling; change in number of living units; development of or change in an open area; development of or change in a sign, by painting or otherwise; or other change in a facility but excluding painting except as provided above for signs; ordinary maintenance for which no building permit is required; and demolition or removal.

Animal Husbandry: The branch of agriculture concerned with the breeding, care, raising, and boarding of livestock, equine, fur-bearing animals, and poultry. Veterinary services are excluded from this definition and are considered incidental to, rather than the practice of, animal husbandry.

Apartment: A building or portion thereof designed for occupancy by three or more families living independently of each other in separate living units. Each living unit contains its own bathroom, kitchen, one or more bedrooms and living area.

Applicant: One who applies. In regard to this resolution, this shall include the current property owner or his/her legally designated representative. A legally designated representative shall include a person given power of attorney or written permission, which is signed and notarized by a licensed notary.

Appurtenances: The visible, functional, or ornamental objects accessory to and part of buildings.

Art Gallery: A building, place or area where paintings, sculptures or other works of art are exhibited or sold.

Automobile Service Station or Filling Station: A place where gasoline, vehicles is offered for sale to the public and deliveries are made directly into motor vehicles, including greasing and oiling on the premises.

Automobile Wrecking: The dismantling or disassembly of used motor vehicles or trailers, or the storage, sale or dumping of dismantled, partially dismantled, obsolete, or wrecked vehicles or their parts.

Automotive or Trailer Sales Area: An open area, other than a street, used for the display, sale, or rental of new or used motor vehicles or trailers in operable condition and where no repair work is done.

Automotive Repair: The repair, rebuilding, or reconditioning of motor vehicles or parts thereof, including collision service, painting, and steam cleaning of vehicles.

Awning: A roof like cover that is temporary or permanent in nature and that projects from the wall of a building for the purpose of shielding an area and typically constructed of a rigid supporting framework with a canvas, vinyl or fabric covering.

B

Banks and Finance Establishments including drive-throughs: Any building where in the primary occupation is concerned with such federal or state-regulated businesses as banking, savings and loans, loan companies, investment companies, and credit unions.

Bar: Any place devoted primarily to the selling, serving, or dispensing and drinking of malt, vinous, or other alcoholic beverages, or any place where any sign is exhibited or displayed indicating that alcoholic beverages are obtainable within or thereon, and where such beverages are consumed on the premises. Food service is only incidental to the consumption of beverages.

Basement: A story whose floor line is below grade at any entrance or exit and whose ceiling is not more than five feet above grade at any such entrance or exit.

Basic Home Occupation: An occupation that is incidental to the primary use of the residential dwelling unit as a residence. A Basic Home Occupation permit may only be granted to the applicant by the Zoning Inspector, provided that the applicant resides at the property. The Zoning Inspector will determine if the basic home occupation meets the conditions for a Basic Home Occupation permit. Examples may include, but not limited to, the instruction in music, dance, or other type of teaching with a maximum of two students at a time; the office of a professional accountant, attorney, broker, consultant, insurance agent, realtor, architect, engineer, sales representative, and similar office oriented occupations; artists, sculptors, photographers, home crafters; barber shop/beauty salon with a maximum of one chair; a licensed massage therapist who provides massage therapy for a maximum of one client at any given time; or any similar use as determined by the Zoning Inspector.

Battery Based Energy Storage Park: A series of containers or cabinets and one or more structures containing batteries and related equipment designed to store electrical energy for periodic resale to the wholesale energy market and/or customers on the electrical grid, including all accessory equipment reasonably necessary for energy storage including but not limited to inverters, transformers, cooling equipment, switching gear, other power interconnection facilities and/or a power substation and metering equipment.

Beginning of Construction: The incorporation of labor and material within the walls of the building or buildings; the incorporation of labor and materials at the site, lot or parcel where a building is to be constructed; the incorporation of labor and material where land is to be used for purposes other than construction of a building.

Billboard: A large, standardized third-party/off-premise structure displaying advertising intended for viewing from extended distances, generally more than 50 feet, Billboards/outdoor advertising displays include, but are not limited to, bulletins, wall murals, wrapped posters, 30-sheet posters, and eight-sheet posters.

Board/Board of Zoning Appeals: A five-member board and associated alternates from the unincorporated area of the township, that are appointed by the Jersey Township Board of Trustees in accordance with Section 519.13 of the Ohio Revised Code. Said board is established to carry out the powers and duties specified in Section 519.14 of the Ohio Revised Code.

Boarding or Lodging House: A dwelling or part thereof where meals and/or lodging are provided for three or more persons for compensation by previous arrangement, but not transients.

Bookstore: A retail establishment that, as its primary business, engages in the sale, rental, or other charge-for-use of books, magazines, newspapers, greeting cards, postcards, videotapes, computer software, and/or any other printed or electronically conveyed information or media, excluding any adult-themed printings or media.

Bowling Alley: An establishment that devotes more than 50 percent of its gross floor area to bowling lanes, equipment and playing area.

Breezeway: A roofed open passage connecting two or more buildings.

Buffer: A section or area within a property or site consisting of either natural existing vegetation or created by the planting of trees and/or shrubs or the erection of fences and/or berms designed to limit the view, sound, illumination, or other characteristics from the site to adjacent sites or properties. Buffers are free from advertising, buildings, driveways, or other paved surfaces and should be natural or aesthetically pleasing. They are usually composed of dense evergreens, landscaped earthen berms, walls, or fences made of natural appearing materials.

Buffering and/or Landscaping Plan: A plan, drawn to scale, showing dimensions and details of existing vegetation or for re-vegetating an area, including maintenance and protection measures and any other requirements of Article 21.

Building: Any structure constructed or used for residential, business, industrial or other public or private purposes, or accessory thereto, and including tents, lunch wagons, dining cars, trailers, billboards, signs, and similar structures, whether stationary or movable.

Building, Accessory: A subordinate building detached from, but located on the same lot as the principal building, the use of which is incidental and accessory to that of the main building or use.

Building Height: The vertical distance measured from the average elevation of the proposed finished grade at the front of the building to the highest point of the roof for flat roofs, to the deck line of mansard roofs, and the mean height between eaves and ridge for gable, hip, or gambrel roofs.

Building Line: The line beyond which no building or part thereof shall project, except as otherwise provided by this resolution.

Building Permit Approval: In the form of a building permit is required by Licking County in accordance with the Council of American Building Officials (CABO) Ohio's residential building code for one- and two-family dwellings, or any legally adopted building code and amendments thereto. Using application forms furnished by the code administering office, a permit shall be obtained before beginning work on the construction, prefabrication, use, or occupancy of new occupiable spaces. The enclosure of a space where either a foundation or a roof existed as of June 1, 1993, is not regulated by code. When any owner or contractor has begun construction on a project without first obtaining the necessary permits, the building official shall conduct an investigation to determine whether all work performed prior to the subsequent issuance of the permit conforms to all building code provisions.

Building, Principal: A building in which is conducted the main or principal use of the lot on which said building is situated.

Building, Residential: A residential building shall mean any one family dwelling or portion thereof that is used, designed, or intended to be used for human habitation, including living, sleeping, cooking, or eating purposes, or any combination thereof, and shall include structures accessory thereto.

Business, General Commercial: Uses which generally require locations on or near major thoroughfares and/or their intersections, and which tend, in addition to serving day-to-day needs of the community, to also supply the more durable and permanent needs of the whole community. General business uses include, but need not be limited to, such activities as supermarkets, stores that sell hardware, apparel, footwear, appliances, and furniture.

Business, Local Commercial: Establishments which cater to and are located in close proximity to or within residential districts without creating undue vehicular congestion, excessive noise, or other objectionable influences. To prevent congestion, uses include, but need not be limited to drugstores, stores that sell clothing, beauty salons, barber shops, carryouts, dry cleaning and laundry pickup facilities, and grocery stores, if they are less than 3,000 square feet in floor area. Use in this classification tends to serve a day-to-day need in the neighborhood.

Business Office: This may often be transitional between retail business and/or manufacturing, and residential uses. Office business generally accommodates such occupations as administrative, executive, professional, accounting, writing, clerical, stenographic, and drafting. Institutional offices of a charitable, philanthropic, religious or educational nature are also included in this classification.

Business Services: Any profit-making activity which renders services primarily to other commercial or industrial enterprises, or which services and repairs appliances and machines used in homes and business.

C

Camp/Campground/RV Park: A parcel of land used and maintained for individuals who provide their own sleeping facilities such as travel trailers, campers, or tents. However, such individuals are provided with sanitary and waste disposal facilities, and a campsite, for a short-term length of stay not to exceed thirty (30) consecutive days in length. The length of stay includes the individual and their travel trailer, camper, or tent; no permanent year-round camping is permitted; no mobile homes or manufactured homes are permitted. A single accessory structure may be established to house a registration office, showering, restroom, and laundry facilities, and a camp store serving those who are registered guests of the site. No storage of vehicles, travel trailers, campers or tents shall be allowed.

Canopy: A free standing permanent roof-like shelter not attached to or requiring support from an adjacent structure.

Canopy, Fuel Island

Canopy, Sign: See 'sign, canopy'.

Canopy, Tree: See Tree Canopy.

Capacity: The maximum lawful level of designed use of any structure, or part thereof, as determined by Licking County's adopted building code and expressed in terms of occupants, seats, persons, employees, or other units specified by the building code.

Cartage/Transport Depot: A building, structure, or place where trucks or tractor trailers are rented, leased, kept for hire, stored or parked for remuneration, or from which trucks or transports, stored or parked on the property, are dispatched for hire as common carriers.

Cemetery: Land used or intended to be used for the burial of the human dead and dedicated for cemetery purposes.

Center Line: As used in this bylaw with reference to a street or highway means a line drawn parallel to and equidistant from the limits of a road allowance as originally laid out prior to any subsequent road widening.

Changeable Copy Sign: See 'sign, changeable copy'.

Channel: A natural or artificial watercourse or perceptible extent, with bed and banks to confine and conduct continuously or periodically flowing water.

Classification: Division of uses or activities into groups or subgroups for regulatory purposes.

Clear Sight Triangle: The triangular area formed by a diagonal line connecting two points located on intersecting lines of a right-of-way, each point being a defined distance from the intersecting lines. See Article 20 – Signs and Outdoor Advertising Structures and Article 21 – Landscaping and Buffering.

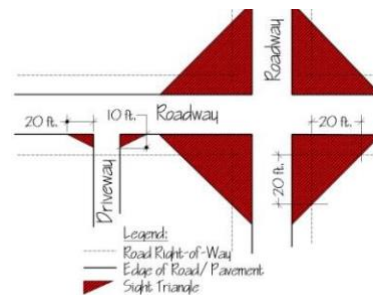


Figure 16A – Clear Sight Triangles.

Clinic: A clinic is a place which provides a range of services by a group of licensed practitioners, their associate, and assistant(s), including the care, diagnosis and treatment of those who are sick, ailing, infirm and/or injured persons, and include the care of those who are in need of medical, surgical or dental attention, but who are not provided with board or room nor kept overnight on the premises.

Club: A non-profit association of persons who are bona fide members, paying regular dues, and are organized for some common purpose, but not including a group organized solely or primarily to render a service customarily on as a commercial enterprise.

Commercial Vehicle: A motor vehicle used for commercial purposes with or without an attached or permanently attached delivery body and includes vehicles such as catering or canteen trucks, buses, cube vans, tow trucks, tilt and load trucks, dump trucks, tractor trailers, semi-trailers, and any vehicle which has an exterior fixture or fixtures for the purposes of carrying equipment, materials, or supplies for commercial uses. This definition shall exclude township vehicles, public and private school buses and vehicles, police, and fire vehicles.

Commission/Zoning Commission Board: A five-member board and associated alternates from the unincorporated area of the township, that are appointed by the Jersey Township Board of Trustees in accordance with Section 519.04 of the Ohio Revised Code. Said board is established to carry out the powers and duties specified in Section 519.05 of the Ohio Revised Code.

Common Open Space: Open space designed specifically to benefit the residents of a planned development through aesthetics, buffering, parks, recreation, entrance features, etc. Common Open Space is intended to be fully open and accessible by all residents of the planned development. Common Open Space can be improved or natural in character.

Completion of Construction: Shall mean the point and time in which the act or process of erecting, fabricating, installing, altering, demolishing, removing and/or any combination thereof, of a structure for which a zoning permit is issued is completed. This shall be the date an Occupancy Permit is issued by the Licking County Building Code Department in accordance with their regulations.

Comprehensive Plan: A plan, or any portion thereof, adopted by the County Planning Commission and the legislative authority of Licking County showing the general location and extent of present and proposed physical facilities, including housing, industrial, and commercial uses, major thoroughfares, parks, schools, and other community facilities. This plan establishes the general goals, objectives, and policies of the community.

Concrete: An artificial building material that is obtained by mixing cement, water, coarse and fine aggregates together. Mixture must meet ODOT Specification 499.

Conditional Use: A use permitted within a district other than a principally permitted use, requiring a conditional use permit and approval of the Board of Zoning Appeals, Conditional uses permitted in each district are listed in the official schedule of district regulations.

Conditional Use Permit: A permit issued by the zoning inspector upon approval of the Board of Zoning Appeals to allow a use other than a principally permitted use to be established within the district.

Condominium: A building in which each individual unit is held in separate private ownership and all floor space, facilities and outdoor areas used in common by all tenants are owned, administered, and maintained by a corporation created pursuant to the provisions of the appropriate statute.

Construction: Any act or process that requires a building permit and that adds an addition onto an existing building, or erects a new principal or accessory structure, on a lot which is subject to the design standards for the district in which the property is located.

Construction Trailer/Mobile Office: A mobile self-contained unit that is affixed to an axle and not placed upon a permanent foundation. A construction trailer/mobile office is utilized as a field office during the construction of a development or other construction activities. A construction trailer/mobile office is a temporary structure utilized for a limited period of time and removed once a project for which it was utilized is completed or as specified. A construction trailer/mobile office may have finished interiors, restrooms facilities, kitchenettes, electric, and heating and cooling systems utilized for office space, or may be a shell used for the storage of tools and equipment utilized on-site.

Contiguous: Next to, abutting, or touching and having a boundary, or portion thereof, which is common.

Continuing Care Retirement Community (CCRC): Provides a comprehensive living arrangement for the elderly which offers at a minimum: independent living units, board, and a range of health care and social services including access to prescriptions, physician services, rehabilitation services, assisted living and nursing care. The community is owned by a single entity and has obtained necessary licenses and/or certification for specialized services, including as appropriate, assisted living and nursing care. Lodging, services and a specified amount of nursing care are provided pursuant to an agreement effective for the lifetime of an individual in consideration of the payment of an entrance fee and additional periodic charges.

Convenience Store: Any retail establishment offering for sale a limited line of groceries and household items intended for the convenience of the neighborhood.

Corner Lot: A lot located at the intersection of two or more streets.

Country Club: A club with recreation facilities for members, their families, and invited guests.

Cul-de-Sac: See Thoroughfare.

Curb: A stone, concrete, or other improved boundary, usually marking the edge of the roadway or paved area.

D

Daycare Facility Adult Group Home: A facility providing care for the elderly and/or functionally impaired adults in a protective setting for a portion of a 24-hour dy. Said facility is licensed by the State of Ohio Revised Code and shall maintain a current valid license. State law requires this to be a permitted use in any multi-family residential district, excluding planned unit development districts, and to comply with regulations in the multi-family residential district. Said facilities may be prohibited in any single-family district.

Daycare Home, Adult: A facility providing care for the elderly and/or functionally impaired adults in a protective setting for a portion of a 24-hour day. No more than five unrelated adults are cared for. Said facility is licensed by the State of Ohio, complies with Section 3722 – Adult Care Facilities of the Ohio Revised Code, and shall maintain a current valid license. State law requires this to be permitted in any single-family residential district and to comply with regulations in the residential district.

Daycare Home, Child: A dwelling where a permanent occupant of said dwelling provides for the care of children. Those receiving care are not all related to the occupant or to each other by blood or marriage and are not the legal wards or foster children of the attendant adults. Those receiving care and who are not dependents of the occupant do not reside on the site. For the purpose of this resolution, such activities shall meet all requirements for home occupations and the following standards must be met:

1. Said facility qualifies as a Type “B” family daycare home under section 5104 – Child Care of the Ohio Revised Code.
2. The home shall meet all state standards for registration and inspections for providing care; said facility shall be licensed by the State of Ohio and shall maintain a current valid license.
3. The number of persons provided care does not exceed six (6) persons, excluding the caregiver and their immediate family living in the household. In addition, no more than three children may be under two years of age.

State law requires this to be permitted in any single-family residential district and to comply with regulations in the residential district.

Dead-End Street: See Thoroughfare, Street or Road.

Deck: A floor outside a house, usually with railings and without a roof.

Deck, Attached: A deck where the house structurally supports half the weight of the deck, and the beam and columns at the end support the other half. It is considered part of the principle structure.

Deck, Covered: A deck that has a roof added over top. Once a detached or freestanding deck has had a roof added, it is no longer exempted from the accessory structure limitations in Section 1005.1 and shall be added into the square footage calculations for that property.

Deck, Detached: A deck that may be superficially attached to the house, but does not use the adjacent house for support. It is considered an accessory structure. Also, may be referred to as a freestanding deck.

Density: The amount of development per acre permitted on a parcel under the applicable zoning.

Density, Commercial: Total area occupied by structures exclusive of parking areas.

Density, Residential: A unit of measurement; the number of dwelling units per acre of land.

- **Gross Density** - The number of dwelling units per acre of the total land to be developed.
- **Net Density** - The number of dwelling units per acre of land when the acreage involved includes only the land devoted to residential uses.

Development: The construction of a new building or other structures on a zoning lot, the relocation of an existing building on another zoning lot, or the use of open land for a new use. Also means any man-made change to improve or unimproved real estate, including but not limited to parking, fences, pools, signs, temporary uses, clearing of land, mining, dredging, filling, grading, paving, excavation, or drilling operations.

Diameter at Breast Height (DBH): A measurement of the size of a tree equal to the diameter of its trunk measured four and one-half (4 ½) feet above natural grade.

Digital Sign: See Sign Digital.

Display Sign: A structure that is arranged, intended, or designed or used as an advertisement, announcement, or direction, including a sign, sign screen, billboard, and advertising device of any kind.

District: A portion of the territory of the township within which certain uniform regulations and requirements or various combinations thereof apply.

Dwelling: A permanent building used primarily for human habitation but not including facilities for the housing of transient residents nor to include manufactured homes.

1. **Dwelling, Boarding, Dormitory, Lodging or Rooming House**: A dwelling or part thereof, other than a hotel, motel, or restaurant where meals and/or lodging are provided for compensation, for three or more unrelated persons where no cooking or dining facilities are provided in the individual rooms.
2. **Dwelling Group**: A group of two or more detached dwellings located on a parcel of land in one ownership and having any yard or court in common.
3. **Dwelling, Multi-Family**: A permanent building or portion thereof providing separate living accommodations for three or more families.
4. **Dwelling, Single-Family**: A permanent building, separate and free standing, in itself providing living accommodations for one family.
5. **Dwelling, Two-Family**: A permanent building designed exclusively for occupancy by two families.
6. **Dwelling, Unit**: One room, or a suite or two or more rooms, designed for or used by one family for living and sleeping purposes and having only one kitchen or kitchenette.

E

Easement: Written and recorded authorization by a property owner for the use by another, and for a specified purpose, of any designated part of his property.

Employee Parking Area: The portion of total required parking at a development used by on-site employees.

Erect: Means build, construct, reconstruct, alter and relocate, and without limiting the generality of the foregoing shall be taken to include any preliminary physical operation such as excavating grading, piling, cribbing, filling or draining, structurally altering any existing building or structure by an addition, deletion, enlargement or extension.

Essential Services: The erection, construction, alteration, or maintenance, by public utilities or municipal or other governmental agencies, or underground gas, electrical, steam or water transmission, or distribution systems, collection, communication, supply or disposal systems or sites, including poles, wires, mains, drains, sewers, pipes, traffic signals, hydrants, or other similar equipment and accessories in connection therewith which are reasonably necessary for the furnishing of adequate service by such public utilities or municipal or other governmental agencies or for the public health or safety or general welfare, but not including buildings.

Excavation: The mechanical removal of earth material. Any breaking of ground, except common household gardening and ground care.

Extraction: To draw out or forth; hence to derive as if by drawing out; removal of physical matter in a solid, liquid, or gaseous state from its naturally occurring location; the initial step in use of a natural resource; examples include petroleum and natural gas wells, shale and coal mines, gravel pits, and timber cutting.

F

Farm Market: A location where a producer offers fruits, vegetables, and other agricultural products that they have cultivated, harvested, and produced for sale to the public.

Fence: An enclosure or barrier, such as wooded posts, wire, iron, etc. used as a boundary, means of protection, privacy screening or confinement, but not including hedges, shrubs, trees, or other natural growth.

Flag: Any fabric or other flexible material attached to or designed to be flown from a flagpole or similar device.

Flag Lot: Is a lot so named because of the long, slender strips of land resembling flag poles that extend from the road right-of-way to the typically rectangular main sections of these lots, or the “flags” behind frontage lots. This type of lot meets the minimum standards for the zoning district for which it is classified.

Floodplain: That land, including the flood fringe and the floodway, subject to inundation by the regional flood.

Floor Area, Usable: Measurement of usable floor area shall be the sum of the horizontal areas of the several floors of the building, measured from the interior faces of the exterior walls, but excluding the basement.

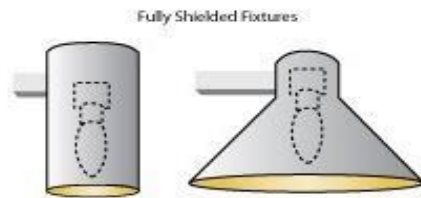
Food Processing: The preparation, storage, or processing of food products. Examples of these activities include bakeries, dairies, canneries, and other similar businesses.

Freestanding Sign: See 'sign, freestanding'.

Frontage: All the property abutting on one side of a street between intersecting or intercepting streets or between a street and a right-of-way, waterway, and of a dead-end street, or village boundary measured along the street line. An intercepting street shall determine only the boundary of the frontage on the side of the street, which it intercepts.

Frontage Lot: A uniform lot, generally rectangular or square, along the road right-of-way that meets the minimum standards of the zoning district for which it is classified. Said frontage lots exist between the road right-of-way and the rear lot or flag lot.

Fully Shielded Fixtures/Lighting: Fixtures that emit no light above the horizontal plane. Such fixtures almost always have a flat, horizontally oriented lens and opaque sides and the lamp or optical part of such a fixture should not be visible from the side of the luminary.



G

Garage, Private: A detached accessory building or portion of a principal building used, intended to be used, or adapted to be used by the occupants of the principal building for the parking or storage of automobiles, travel trailers and/or boats. Said accessory building is located on the same parcel as the principal building it is accessory to.

Grade: The relative existing ground level in the immediate vicinity of a structure.

Governmental Sign: See 'sign, governmental'.

H

Habitable Structure: Any structure occupied, or intended to be occupied by people for agricultural, residential, commercial, industrial, institutional, and recreational uses. Areas used exclusively for storage or parking are excluded.

Habitable Structure: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Highway Business/Interstate Business: A use dependent upon both a large flow of traffic and convenient access. It includes such uses as motels, restaurants, automobile service stations, and produce stands.

Historic: Something that is important or helpful in the understanding of the history of the local area, state, or nation by illuminating the local, statewide, or nationwide impact of the events or persons associated with the property, or the property's architectural type or style.

Historic Buildings: Buildings greater than 100 years old that are structurally sound and deemed worthy of preservation by the Trustees of Etna Township. The Board of Trustees shall utilize the Ohio Historical Society definition of Historic Structure as their standard for making this determination. The Ohio Historical Society defines a Historic Structure as any building or structure which has historic, architectural, or archaeological significance and has been so designated according to the standards set by the Ohio Historical Society. The significance of a property to the history, architecture, archaeology, engineering, or culture of a community, state, or the nation. It may be achieved in several ways:

- A. Association with broad pattern of our history, events, activities, or patterns.
- B. Association with important persons.
- C. Distinctive physical characteristics or design, construction, or form.
- D. Potential to yield information important in history or prehistory (archaeology).

Home Occupation: Any use customarily conducted entirely within a dwelling and carried on by the inhabitants thereof, which use is clearly incidental and secondary to the use of the dwelling for dwelling purposes and does not change the character thereof.

Homeowner's Association: A private non-profit corporation, association or other non-profit entity established by the developer to maintain such open space and facilities as may be dedicated to subdivision residents. Membership in such an association shall be mandatory for all purchasers of lots in the development (or units in a condominium). The association shall be responsible for maintenance, control, and insurance of common areas, including the open space, as may be dedicated to the association, and

shall have the right to impose assessments upon its members, enforceable by liens, in order to ensure that it will have sufficient financial resources.

Hospital: A building or portion thereof used for the accommodation of sick, injured, or infirm persons, including sanitarium and/or sanatoria.

Hotel: An establishment providing accommodations, meals, and other services for travelers and tourists.

I

Identification Sign: See 'sign, identification'.

Illegal Sign: See 'sign, illegal'.

Illuminated Sign: See 'sign, illuminated'.

Impervious: Does not allow rainwater or surface drainage to pass through and absorb and penetrate into the earth. The rainwater and surface drainage are prevented from absorbing and penetrating into the earth and creates greater surface runoff and/or ponding. See also Impervious Surface.

Impervious Surface Ratio (ISR): The total area of impervious surfaces divided by the net area (excluding right-of-way) of the lot.

Impervious Surfaces: Areas that have been paved and/or covered with buildings and materials that do not absorb and/or allow water to penetrate which include, but are not limited to, concrete, asphalt, rooftop, blacktop, and brick.

Improved Open Space: Open space set aside for passive or active recreational purposes. These areas may contain accessory buildings and improvements necessary and appropriate for recreational uses as shown on the development plan. If deemed appropriate by the Township, improved open space may incorporate land for on-site wastewater disposal.

Improvement(s): Street pavement or resurfacing, curbs, gutters, sidewalks, water lines, sewer lines, storm drains, street lights, flood control and drainage facilities, utility lines, landscaping, wells, septic systems, turn lanes, and other related matters normally associated with the development of raw land into building sites. The modification of a structure to increase its use, ability to be habitable, or increase its value by altering the structural, functional, mechanical, and aesthetic elements of the structure.

Industry: Storage, repair, manufacture, preparation or treatment of any article, substance, or commodity.

Institution: Building and/or land designed to aid individuals in need of mental, therapeutic, or rehabilitative counseling, or other correctional services.

J

Junk Motor Vehicles: A motor vehicle, which meets all of the following criteria: 1. Three model years old, or older; 2. Apparently inoperable; 3. Extensively damaged, including but not limited to any of the following: missing wheels, tires, motor, or transmission. See Article – 23 Prohibition of Junk Motor Vehicles.

Junk Yard: Any open area where waste, discarded or salvaged materials are bought, sold, exchanged, baled, packed, disassembled, or handled, including auto wrecking yards, house wrecking yards, used lumber yards and places or yards for storage and equipment.

K

Kennel: Any structure or premises on which five or more dogs over four months of age are housed, groomed, bred, boarded, trained, or sold and/or which offers provisions for minor medical treatment.

Kennel, Agriculture: Any building or structure, including the surrounding fenced land, used by a person, partnership, firm, company, or corporation professionally engaged primarily in the business of breeding dogs for hunting or for sale. There shall be no boarding, training, housing, or grooming services provided to the general public. These services may only be provided for those animals involved in the breeding business.

Kennel, Commercial: Any building or structure, including the surrounding fenced land, used for the care and board of five or more domesticated dogs or cats more than four months of age that is open to the public for let, hire, board, training, housing, grooming, or other use on a commercial basis and for compensation. The function of the business is not the breeding of dogs or cats.

L

Land Use: The occupation or use of land or water area for any human activity or any purpose.

Landscape: Plant materials, topography, and other natural physical elements combined in relation to one another and to man-made structures. Landscaping may include pedestrian walks, flower beds, ornamental objects such as fountains, statuary, and other similar natural and artificial objects.

Landscaping, Interior: An area set aside, usually as an island in a parking lot, to provide environmental relief.

Landscaping and/or Buffering Plan: A plan, drawn to scale, showing dimensions and details of existing vegetation or for re-vegetating an area, including maintenance and protection measures and any other requirements of Article 21 Landscaping and Buffering.

Licking County Planning Commission: LCPC.

Loading Space/Loading Space, Off-Street: Space logically and conveniently located for bulk pickups and deliveries, scaled to delivery vehicles expected to be used, and accessible to such vehicles when required off-street parking spaces are filled.

Location Map: See Vicinity Map.

Lot: For the purposes of this resolution, a lot is a parcel of land of sufficient size to meet minimum zoning requirements for use, coverage, and area, and to provide such yards and other open spaces as are required. Such lot shall have frontage on an improved public street, and may consist of:

- A. A single lot of record.
- B. A portion of a lot of record.
- C. A combination of complete lots of record, of complete lots of record and portions of lots of record, or of portions of lots of record.

Lot Coverage: The ratio of enclosed ground floor area of all buildings on a lot to the horizontally projected area of the lot, expressed as a percentage.

Lot Frontage: All sides of a lot adjacent to any street.

Lot Measurement: A lot shall be measured as follows:

- A. **Depth** - The distance between the mid-points of straight lines connecting the foremost points of the side lot lines in front and the rearmost points of the side lot lines in the rear.
- B. **Width** - The distance between straight lines connecting front and rear lot lines at each side of the lot, measured at the building setback line.

Lot, Minimum Area of: The area of a lot is computed exclusive of any portion of the right-of-way of any public or private street.

Lot of Record: A lot which is part of a subdivision recorded in the office of the County Recorder, or a lot or parcel described by metes and bounds, the description of which has been so recorded.

Lumber Yard: An area used for the storage, distribution, and sale of finished or rough-cut lumber and lumber products, but not including the manufacture or fabrication of lumber, lumber products, or firewood.

M

Maintenance: In reference to a graphic, cleaning, painting, repair, or replacement of defective parts in a manner that does not alter the basic copy, design, or structure.

Manufactured Home: A non-self-propelled building unit or assembly of closed construction fabricated in an off-site facility, and which conforms with the federal construction and safety standards established by the Secretary of Housing and Urban Development (HUD) pursuant to the "Manufactured Housing Construction and Safety Standards Act of 1974, and that has a label or tag permanently affixed to it certifying compliance with all applicable federal construction and safety standards. A manufactured home is transportable in one or more sections, which, in the traveling mode, is eight body feet or more in width and forty body feet or more in length or, when erected on site, is three hundred twenty (320) or more square feet, and which is built on a permanent chassis, designed to be used as a dwelling with or without permanent foundation when connected to required utilities. Calculations used to determine the number of square feet in a structure's exterior dimension is measured at the largest horizontal projections when erected on site. These dimensions include all expandable rooms, cabinets, and other projections containing interior space, but do not include bay windows. (ORC 4501.01) For the purposes of this section, chassis means a steel frame specifically designed and constructed with wheels or running gear and towing tongue installed for transportation on public streets or highways and designed without the need for a permanent foundation arriving at the site complete and ready for residential occupancy except for minor and incidental unpacking and assembly operations; location on wheels, jacks, blocks, or other foundation, connection to utilities and the like.

Manufactured Home Park: Any site, or tract of land under single ownership, upon which three or more manufactured homes used for habitation are parked, either free of charge or for revenue purposes; including any roadway, building, structure, vehicle, or enclosure used or intended for use as part of the facilities of such park.

Manufacturing: The mechanical or chemical transformation of materials or substances into new products, including the assembling of component parts, the manufacturing of products, and the blending of materials, such as lubricating oils, plastics, resins, or liquors.

Manufacturing, Light: The manufacture, predominantly from previously prepared materials, of finished products or parts, including processing fabrication, assembly, treatment and packaging of such products, and incidental storage, sales, and distribution of such products, but excluding basic industrial processing and custom manufacturing.

Marquee: Any permanent structure which projects from a wall of a building over a walkway or entrance way generally providing protection from the weather elements. For the purpose of this resolution, a freestanding, permanent roof-like structure providing protection from the elements, such as a service station gas pump canopy, will also be considered a marquee. The term “marquee” also includes canopy.

Mineral: Any chemical compound occurring naturally as a produce of inorganic processes.

Minerals: Gravel, sand, and metallic and nonmetallic substances.

Mini-Storage: A principal commercial structure, open to the public, for the use of temporary, enclosed storage of personal or business property.

Mining: All or any part of the process involved in the mining of minerals by removing overburden and mining directly from the mineral deposits; open pit mining or minerals naturally exposed; mining by auger method; dredging and quarrying; underground mining and surface work incidental to an underground mine.

Minutes: The chronological record of the proceedings of a public body.

Mobile Home: is a prefabricated structure, built in a factory on a permanently attached chassis before being transported to site. Used as permanent homes, they are left often permanently or semi-permanently in one place, but can be moved, and may be required to move from time to time for legal reasons. They are connected to utilities, designed without a permanent foundation which does not qualify as a manufactured home or industrialized unit.

Mobile Home Park: Any site, or tract of land under single ownership, upon which three or more mobile homes used for habitation are parked, either free of charge or for revenue purposes; including any roadway, building, structure, vehicle, or enclosure used or intended for use as a part of the facilities of such park.

Mortuary: An establishment providing services such as preparing the human dead for burial and arranging and managing funerals and may include limited caretaker facilities. This classification excludes cemeteries, crematoriums, and columbarium.

Motel or Motor Hotel: A series of attached, semi-attached or detached sleeping or living units, for the accommodation of automobile transient guests, said units having convenient access to off-street parking spaces, for the exclusive use of the guests or occupants.

Motor Vehicle: Any truck or tractor, including any other self-propelled or motor-driven vehicle, that is operated upon any public highway of this state for the purpose of transporting property or passengers.

N

NAICS: North American Industrial Classification System, for the United States, by the Executive Office of the President, Office of Management and Budget.

Natural Drainage: Channels formed in the existing surface topography of the earth prior to changes made by unnatural causes.

Natural Open Space: Land set aside in its natural condition. Typical natural conditions might be, but are not limited to ravines, wetlands, floodplains, woods, tree rows, stream corridors, scenic views, or agricultural elements such as fence rows.

Natural State: Comprises all living and non-living things that occur naturally on Earth. In its purest sense, it is an environment that is not the result of human activity or intervention. It is for the purpose of this definition realized that nearly all environments have been directly or indirectly influenced by humans at some point in time. Therefore, some level of human influence is thus allowable without the status of any particular landscape ceasing to be considered to be in a natural state. Therefore, natural state shall include the purest definition and those areas consisting of unmanaged wooded areas, uncultivated grasslands, wildlife, and wildflowers. This may include areas that have been reclaimed or converted from agricultural lands or the built environment back to a natural state.

Neon Sign: electric signs lighted by long luminous gas-discharge tubes that contain rarefied neon or other gases. They are the most common use for neon lighting.

Net Developable Area: The net area left after deducting from a planned unit development tract's gross acreage:

- A. Right of way for streets and utilities (15% of gross acreage when estimating density);
- B. Jurisdictional wetlands, as defined U.S. Army Corps of Engineers Corps of Engineers Wetlands Delineation Manual, Technical Report Y-87-1, U.S. Army Engineer Waterways Experiment Station, Vicksburg, Miss. Jurisdictional wetlands as regulated by Section 404 of the Clean Water Act consist of a.) hydric soils, b.) hydrophytic vegetation and c.) wetland hydrology (this generally means they support more than 50% wetland vegetation, and are poorly drained soils which are periodically inundated or saturated);
- C. Floodplains within a FEMA 100-year floodplain;
- D. Slopes greater than 20%;

- E. Utility rights-of-way and easements for above-ground and currently existing utility structures such as above ground pipelines and existing overhead electric transmission (not local service) wires; Existing bodies of water.

Night Club: A commercial establishment dispensing alcoholic beverages for consumption on the premises and in which dancing and musical entertainment are permitted.

Noise: The intensity, duration, and character of sound from any and all sources.

Non-Conforming Sign: See 'sign, non-conforming'.

Non-Conforming Use: A use of building or land lawful at the time of enactment of this resolution that does not conform with the "permitted use" provisions of this resolution.

Non-Conformities: A building, structure or use of land existing at the time of enactment of this resolution, and which does not conform to the regulations of the district or zone in which it is located.

Non-Habitable Structure: Any structure not occupied, or intended to be occupied by people for residential, commercial, industrial, institutional, and recreational uses. These are areas used exclusively for storage or parking.

Non-Habitable Structure: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Nursing Home: A home licensed by the state for the aged or chronically or incurably ill persons, in which five or more such persons not of the immediate family are provided with food and shelter or care for compensation, but not including hospitals, clinics, or similar institutions devoted primarily to the diagnosis and treatment of the sick or injured.

O

Objectionable Substances: Objectionable substances shall include but are not limited to sediment, increased runoff, debris, chemicals, dust, fumes, litter, and the like.

Occupancy: The use of land, building, or structures. Change of occupancy is not intended to include change of tenants or proprietors.

Occupant: Tenant or person in actual possession.

Odor: Stimulus affecting the olfactory nerves,

Off-Premises Sign: See 'sign, off-premises'.

Office: A room or group of rooms used for conducting the affairs of a business, profession, service industry, or government. This includes administrative, executive, professional, research, or similar organizations, and laboratories having only limited contact with the public, provided that no merchandise or merchandising services are sold on the premises, except such as are incidental or accessory to the principal permissible use.

On-Premises Sign: See 'sign, on-premises'.

Opacity: An imaginary vertical plane extending from the established grade to a required height of which a required percent of the vertical plane shall be visually screened from adjacent property use.

Open Space: See the definitions of Improved Open Space, Natural Open Space, or Common Open Space. It does not include the areas of individual fee simple lots conveyed to homeowners.

Outdoor Advertising Display: An area set aside outside of a building or structure, used in conjunction with a business located within the building or structure on the same property for the display or sale of seasonal produce, new merchandise, or the supply of services.

Owner: A mortgagee, lessee, tenant, occupant, or a person entitled to a limited estate or interest in land; a trustee in whom the land is vested; a committee of the estate of a mentally incompetent person; executor; an administrator or a guardian.

P

Parcel: A contiguous quantity of land in single ownership or under single control, which is shown as a unit, or as contiguous units sharing the same legal description on the official tax maps of Licking County. A unit on the official tax maps of Licking County shall be the official Licking County Auditor parcel number.

Parking Spaces/Parking Spaces, Off-Street: For the purpose of this resolution, an off-street parking space shall consist of an area adequate for parking an automobile with room for opening doors on both sides, together with properly related access to a public street or alley and maneuvering room but shall be located totally outside of any street or alley right-of-way.

Pasture: A fenced grazing area.

Paved: Use of blacktop, asphalt, concrete, or other similar substance to create a smooth surface, including bituminous penetration, but not the use of dirt, clay, slag, or stone.

Performance: A criterion established in the interest of protecting the public health and safety for the control of noise, odor, smoke, noxious gases, and other objectionable or dangerous elements generated by and inherent in or incidental to land uses.

Performance Bond/Surety Bond: An agreement by a subdivider or developer with the county for the amount of the estimated construction cost, guaranteeing the completion of physical improvements according to plans and specifications within the time prescribed by the subdivider's agreement.

Permanent Sign: See 'sign, permanent'.

Permanently Sited Manufactured Housing: Manufactured housing constructed and located pursuant to the definition in ORC §3781.06 (C) (6) and further meeting the following standards.

- A. Be constructed after January 1, 1995 in compliance with the Manufactured Housing Construction and Safety Standards Act of 1974, 88 stat. 700, 42 U.S.C.A. 5401 and 5403. It must also have a permanent label attached as specified in 42 U.S.C.A 5415.
- B. Be attached to a permanent foundation as defined in ORC §3781.06 (C) (6).
- C. Be connected to appropriate facilities (water, sanitary sewage disposal, and electric).
- D. Have a length of at least 22 feet and a width of at least 22 feet, as manufactured.
- E. Conform to minimum size of living area, by zoning standards herein.

- F. Have conventional residential siding (i.e., lap, clapboard, shake, masonry, and vertical natural materials), a 6-inch minimum eave overhang, and a minimum “A” roof pitch of 3:12.
- G. Not be located in a manufactured home park as defined by Section 3733.01 of the Ohio Revised Code.
- H. Meet all applicable zoning requirements uniformly imposed on all single-family dwellings in the district such as minimum lot size, setbacks, and minimum dwelling unit square footage (excepting contrary requirements for minimum roof pitch and requirements that do not comply with HUD code standards for manufactured housing).
- I. All indicia of mobility are removed upon placement upon its foundation.

Permit: A document issued by the proper authority authorizing the applicant to undertake certain activities.

Permitted Use: A use by right, which is specifically authorized in a particular zoning district.

Perpetuity: The quality or condition of being perpetual, time without end, eternity.

Personal Services: Any enterprise conducted for gain, which primarily offers services to the general public such as shoe repair, watch repair, barber shops, beauty parlors, and similar activities.

Planned Unit Development: An area of land in which a variety of housing types and subordinate commercial and industrial facilities are accommodated in a pre-planned environment under more flexible standards, such as lot sizes and setbacks, than those restrictions that would normally apply under these regulations. The procedure for approval of such development contains requirements in addition to those for the standard subdivision, such as building design principles, and landscaping plans.

Planning Commission: The Licking County Planning Commission

Plat: A map or plan representing a tract of land that is planned and developed as a single project; showing the location and boundaries of the development and of individual properties, streets, and easements within the development. This document is prepared by a registered surveyor or engineer in compliance with the local land development regulations which, when approved by the county, is recorded.

Playground: An area of landscaped open space equipped with children’s equipment such as slides, swings, or wading pools.

Pond: Shall mean a basin or body of water in the ground with a depth three (3) feet or greater and 1,000 square feet or greater used to hold water. This shall include retention ponds used to retain water and detention ponds used to detain water after a rain event commonly used to control stormwater in platted, commercial, industrial, and multifamily developments.

Premises: A building lot with the required front, side, and rear yards for a dwelling.

Primary Conservation Areas: Steep slopes (over 20%), wetlands, watercourses, wood stands over 2 acres, tree rows, intermittent streams and 100-year floodplains.

Principal Structure: A structure in which is conducted the principal permitted or conditionally permitted use of the lot on which it is located. Examples include, but are not limited to a residential dwelling, a church, a commercial retail building, a commercial office building, and an industrial warehouse building.

Principal Structure: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Private: Belonging to or restricted for the use or enjoyment of particular persons.

Private Club: A building or part of a building used exclusively by the members and guests of a club for social, recreational, or athletic activities.

Private School and Education: Any building or group of buildings, the use of which meets state requirements for primary, secondary, or higher education and which does not secure a major part of its funding from any governmental agency. Schools under this definition include those termed as primary schools, secondary schools, post-secondary schools, elementary schools, middle schools, high schools, community college, college, university, trade school, institute, and technical college.

Private School and Education: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Professional and/or Professional Activities: The use of offices and related spaces for such professional services as are provided by medical practitioners, lawyers, architects, and engineers, and similar professionals.

Professional Engineer (P.E.) or Professional Surveyor (P.S.): A person who has completed necessary educational and professional experience requirements and is registered as a professional engineer and/or professional surveyor under chapter 4733 of the Ohio Revised Code.

Public Building: Any building held, used, or controlled exclusively for public purposes by any department or branch of government, state, county, or municipal, without reference to the ownership of the building or of the realty upon which it is situated. A building belonging to or used by the public for the transaction of public or quasi-public business.

Public School: Any building or group of buildings, the use of which meets state requirements for primary, secondary, or higher education that is tax-funded and provides educational services to the general public. Schools under this definition include those termed as primary schools, secondary schools, post-secondary schools, elementary schools, middle schools, high schools, community college, college, or university.

Private School: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Public Uses: Public parks, schools, administrative and cultural buildings, and structures, not including public land or buildings devoted solely to the storage and maintenance of equipment and materials and public service facilities.

Public Utility: A business, service, or entity of any type that provides an essential good or service to the general public, which has a legal right to demand or receive this good or service. The organization must have a legal obligation to provide the good or service generally and indiscriminately that cannot be arbitrarily or unreasonably withdrawn and be required to carry out its operations in such a manner as to be a matter of public concern. The term Public Utility includes each of the businesses defined in section 4905.03 of the Ohio Revised Code.

Public Water and Wastewater System: Any system for the provision of water fit for human consumption and for the collection of wastewaters from households, businesses, industry, or other facilities for proper treatment. Said systems are approved by the Ohio Environmental Protection Agency (OEPA) and are provided and maintained by the county, a municipality or utility company, which a governmental agency has specifically approved as acceptable.

Public Water and Wastewater System: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Q

Quorum: The minimum number of members who must be present at an assembly before it can validly transact business. For the purpose of this resolution, three members of the Board of Zoning Appeals or Zoning Commission shall be necessary to constitute a quorum to conduct business, and two members of the Board of Township Trustees shall be necessary.

R

Rear Lot: See Definition of Flag Lot

Recreation: Active leisure activities usually performed with others, often requiring equipment, and taking place at prescribed places, sites, or fields. The term active recreation includes, but is not limited to, swimming, tennis, and other court games, baseball and other field sports, golf, and playground activities.

Recreation Facilities: Public or Private facilities that may be classified as either “passive” or “active” depending upon the scope of services offered and the extent of use. Passive recreation facilities generally require and utilize considerable areas of land and include, but need not be limited to, hunting, fishing, and riding clubs and parks. Active recreation facilities generally require less land and include, but need not be limited to, ball diamonds, tennis courts, swimming pools, and the like.

Recreation, Passive: Recreational activities that generally do not require a developed site. This generally includes such activities as hiking, horseback riding, and picnicking.

Religious Institution: A structure used for public worship by a congregation, excluding structures used exclusively for education, recreation, and other uses not normally associated with worship. Educational facilities and recreational facilities that are provided are subordinate to the use of the facility for worship and shall not be for profit. Said structure is owned, operated, and maintained by a religious body organized to sustain religious ceremonies and purposes. Includes but is not limited to churches, chapels, cathedrals, temples, and similar designations.

Religious Institution: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Residence: A place where a person resides, particularly a house.

Residential: Land designated in the city or county general plan and zoning resolution for buildings consisting only of dwelling units. May be improved, vacant, or unimproved.

Restaurant: A structure in which the principal use is the preparation and sale of food and beverages.

Restaurant, Carry Out/Take out: A restaurant where food, frozen dessert, or beverages are primarily sold in a packaged, ready-to-consume state, intended for ready consumption by the customer on or off the premises.

Restaurant, Drive Thru/Fast Food: An establishment engaged primarily in the business of preparing food and purveying it on a self-serve or semi self-serve basis. Customer orders and/or service may be by means of a walk-up counter or window designed to accommodate automobile traffic. Consumption may be either on or off the premises.

Restaurant – Sit Down: An establishment maintained, operated, and/or advertised or held to the public as a place where food and beverage are served to the public on demand from a menu during stated business hours, served in and on reusable containers and dinnerware, to be consumed on the premises primarily inside the building at tables, booths, or counters, with chairs, benches, or stools.

Retail Store/Business: A building where goods, wares, merchandise, substances, articles, or things are offered or kept for sale at retail, including storage of limited quantities of such goods, wares, merchandise, substances, articles, or things, sufficient only to service such store.

Rezoning: An amendment or change to the zoning resolution.

Right-of-Way: A strip of land taken or dedicated for use as a public way. In addition to the roadway, it normally incorporates the curbs, lawn strips, sidewalks, lighting, and drainage facilities, and may include special features (required by the topography or treatment) such as grade separation, landscaped areas, viaducts, and bridges.

Roadside Stand: A temporary structure designed or used for the display or sale of agricultural and related products.

Roof: The cover of any building, including the eaves and similar projections.

Roof Line: The outline or outer edge of a roof.

Rural: An area where the land is primarily used for farming, forestry, resource extractions, low-density residential uses (one unit per 2-3 acres), or open space uses.

S

Sanitary Sewer: A conduit designed to carry the liquid and fecal waste generated by residential, industrial, commercial, institutional, or other establishments. Includes mains, pipes, and laterals for the reception of sewage and carrying such sewage to a part of a sewage disposal system, including pumping stations.

Scenic: Areas and/or views that add to the quality of life, increase the value of property, and/or enhance the desirability and livability of a community. This may include, but not limited to, areas overlooking a lake, river, hillside, rock outcrop, wooded area, farm field, grassland, or well recognized landmarks or terrain.

Screening: A continuous fence, wall, compact evergreen hedge or combination thereof, supplemented with landscape planting, which would effectively and opaquely screen the property which it encloses from noise or unsightly visual intrusions, and is broken only by access drives and walks.

Seat: For purposes of determining the number of off-street parking spaces for certain uses, the number of seats is the number of seating units installed or indicated, or each twenty-four (24) lineal inches of benches, pews, or space for loose chairs.

Septic, On-Site/Sewer, On-Site: A septic tank or similar installation on an individual lot which utilizes an aerobic bacteriological process or equally satisfactory process for the elimination of sewage and provides for the proper and safe disposal of the effluent, subject to the approval of health and sanitation officials having jurisdiction.

Setback Front: The front yard setback shall be measured from the edge of the road right-of-way, or if no right-of-way exists, thirty (30) feet from the centerline of the road. For parcels over 20 acres, the front setback shall be measured from the nearest parallel lot line to the public road right-of-way.

Setback Line: A line established by the zoning resolution generally parallel with and measured from the lot line, defining the limits of a yard.

Setback – Rear: The rear yard setback shall be measured from the edge of the rear yard property line. The rear yard property line shall be considered the property line farthest from the property line running parallel to the edge of the public road right-of-way. In the case of corner lots, any lot line opposite a front lot line running parallel to a public road right-of-way shall be considered the rear lot line.

Setback – Side: The side yard setback shall be measured from the edge of the side yard property line. The side yard property line shall be those lines perpendicular to and connecting the lot lines along or parallel and closest to the public road right-of-way and the rear yard property line. (See Setback-Rear for definition of rear yard property line.)

Sewage: The waste matter from domestic, industrial, commercial establishments typically carried off in sewers.

Shopping Center:

- A. Any group of more than five permitted or discretionary uses, designed, developed, and managed as a unit by a single owner or tenant, or a group of owners or tenants.
- B. A group of commercial uses, which have been designed, developed, and managed as a unit by a single owner or tenant, or a group of owners or tenants and distinguished from a business area comprising unrelated individual uses.
- C. A building or group of buildings on the same site, in which more than six of the permitted uses are located together for their mutual benefit, including the use of off-street parking and other joint facilities.
- D. A group of commercial establishments, planned, developed, owned, and managed as a unit, with off-street parking provided on the property, and related in its location, size and type of shops to the trade area which the unit serves.
- E. A commercial development, containing at least three individual business establishments conceived and designed as a single, comprehensively planned development project with appropriate relationships between the shopping centers buildings, activities, open spaces, parking areas, loading areas, driveways, other shared facilities, public areas, and adjoining streets, and held in single ownership or by participants in a condominium corporation or commercial cooperative.
- F. Several mixed commercial functions housed in one or more buildings designed as an integrated unit and contained within one legal parcel of land.
- G. A commercial area developed in accordance with a comprehensive scheme containing not less than four separate commercial uses which uses are intended to serve more than one neighborhood area with a broad range of retail, cultural, and personal services.
- H. A group of commercial establishments planned, constructed, and managed as a total entity with customer and employee parking provided on-site, provision for goods delivery separated from customer access, aesthetic considerations, and protection from the elements.

Sidewalk: That portion of the road right-of-way outside the roadway, which is improved for the use of pedestrian traffic.

Sign: Any object, device, display or structure or part thereof situated outdoors or adjacent to the interior of a window or doorway which is used to advertise, identify, display, direct or attract attention to an object, person, institution, organization, business, product, service, event, or location by any means including words, letters, pictures, logos, figures, designs, symbols, fixtures, colors, illumination or projected images.

Sign - Area of: The total exterior surface computed in square feet of a sign having but one exposed exterior surface, one-half the total of the exposed exterior surface computed in square feet of a sign having more than one such surface.

Sign, Changeable Copy: Permanent or temporary sign in which the sign allows characters, letters, or illustrations to be changed without altering the sign.

Sign, Digital: A sign or portion of a sign, that displays an electronic image or video, which may or may not include text, including any sign or portion of a sign that uses changing lights or similar form of electronic display such as LED to form a sign message or messages with text and or images wherein the sequence of messages and the rate of change is electronically programmed and can be modified by electronic processes. This definition includes without limitation television screens, plasma screens, digital screens, flat screens, LED displays, video boards, and holographic displays.

Sign Face: The area or display surface used for the message.

Sign, Freestanding: A sign attached to or supported by the ground, and not attached or affixed to a building or structure. Also commonly referred to as "ground sign" or "pole sign". Signs attached to fences will be considered freestanding signs.

Sign, Governmental: A sign erected and maintained pursuant to and in discharge of any governmental functions, or required by law, ordinance, Resolution, or other governmental regulation.

Sign, Identification: An on-premises sign in which the main purpose of the sign is the identification of a business, institutional use, or premises.

Sign, Illegal: Any sign which is contrary to the requirements of this Resolution and which does not satisfy the nonconforming specifications stated in this Resolution.

Sign, Illuminated: A sign lighted by or exposed to artificial lighting either by lights on or in the sign or directed toward the sign.

Sign, Nonconforming: Any sign lawfully existing on the effective date of a Resolution, which does not conform to all the standards and regulations of the current Resolution.

Sign, Off-Premises: Any sign, including billboards, that advertises or otherwise directs attention to an activity not on the same lot where the sign is located.

Sign, On-Premises: A sign, which only advertises or otherwise directs attention to an activity on the same lot where the sign is located.

Sign, Permanent: A sign intended, and permitted by this Resolution, to be located on the premises for an unlimited period of time and designed to be permanently attached to a structure or the ground.

Sign, Roof: A sign that is mounted on the roof of a building or which is wholly dependent upon a building for support and which projects above the roof line of a building.

Sign, Temporary: A sign intended, and permitted by this Resolution, to be located on the premises for a limited period of time only.

Sign, Wall: A sign fastened to the wall of a building or structure in such a manner that the wall becomes the supporting structure for or forms the background surface of the sign and which does not project more than 18 inches from such building or structure.

Stable: A principal or accessory agriculture structure for the keeping, boarding, raising, and care of equine. The structure may include arena(s) for the riding, training and exercise of the animals. The operation of the facility may be for personal use, or the operator may charge a fee for the keeping, boarding, raising, and care of the equine. Excludes veterinary service facilities and clinics, tack shops and equine shops, spectator venues for competitions and exhibitions, and food courts. These exclusions are commercial uses.

Storage, Portable Units: A portable storage unit, for the basis of this zoning resolution, shall include any container, trailer, or enclosed structure that is rented or sold to a customer, delivered to and collected from a customer, and is not permanently affixed to the ground on a permanent foundation utilized for the storage of personal, business, or manufacturing items, goods, or materials for a short- or long-term period. Said container, trailer, or structure is customarily delivered to a residence, business, or manufacturing facility to be loaded, or unloaded then hauled away to a storage facility owned by the company operating the rental or sale of the storage container, trailer, or structure for short- or long-term storage.

Story: That portion of a building, included between the surface of any floor and the surface of the floor next above it, or, if there be no floor above it, then the space between the floor and the ceiling next above it.

Street: Any public or private way dedicated to public travel 50 feet or more in width. The word "street," shall include the words "road," "highway" and "thoroughfare."

Structural Alteration: Any change in the structural members of a building, such as walls, columns, beams, or girders.

Structure: Anything constructed or erected, the use of which requires permanent location on the ground, or attachment to something having a fixed location on the ground. Among other things, structures include buildings, mobile homes, walls, and billboards.

Stub Street: A street that is extended to the property line for purposes of future extension on to neighboring property.

Subdivision: The process (and the result) of dividing a parcel of raw land into smaller buildable sites, blocks, streets, open space, and public areas, and the designation of the location of utilities and other improvements.

Swimming Pools: A pool, or open tank containing at least three (3) feet of water at any point and maintained by the owner or manager.

- A. **Private** - Exclusively used without paying an additional charge for admission by the residents and guests of a single household, a multi-family development, or a community, the members and guests of a club, or the patrons of a motel or hotel; an accessory use.
- B. **Community** - Operated with a charge for admission, a primary use.

T

Tavern: A building or part thereof where, in consideration of payment therefore, liquor, beer, wine, or any combination thereof are served for consumption on the premises, with or without food.

Telecommunications: The transmission, between or among points as specified by the user, of information of the user's choosing, without change in the form or content of the information as sent and received.

Telecommunications Antenna, or Antenna: Refers to the actual directional antenna, panel, microwave dish or satellite dish, and omni-directional antennas such as whips and other equipment utilized to serve personal communication services, to receive or transmit electromagnetic waves between cellular phones, pagers, commercial mobile services, wireless services, and ground-wired communications systems.

Telecommunications Tower: Means any structure as defined in ORC 519.211 (B) (1).

Temporary Sign: See 'sign, temporary'.

Theater: A building or part of a building devoted to showing motion pictures, or for dramatic, musical, or live performances.

Thoroughfare, Primary or Secondary: An officially designated federal or state numbered highway or county or other road or street designated as a primary thoroughfare on an official thoroughfare plan, or a county or other road or street designed as a secondary thoroughfare on said plan, respectively.

Thoroughfare, Street, or Road: A full width between property lines bounding every public way or whatever nature, with a part thereof to be used for vehicular traffic and designated as follows:

- A. **Alley** - A minor street used primarily for vehicular service access to the back or side of properties abutting on another street.
- B. **Arterial Street** - A general term denoting a highway primarily for through traffic, carrying heavy loads and a large volume of traffic, usually on a continuous route.
- C. **Collector Street** - A thoroughfare, whether within a residential, industrial, commercial, or other type of development, which primarily carries traffic from local streets, including the principal entrance and circulation routes within residential subdivisions.

- D. **Cul-de-Sac** - A local street of relatively short length with one end open to traffic and the other end terminating in a vehicular turn-around.
- E. **Dead-End Street** - A street temporarily having only one (1) outlet for vehicular traffic and intended to be extended or continued in the future.
- F. **Local Street** - A street primarily for providing access to residential or other abutting property.
- G. **Loop Street** - A type of local street, each end of which terminates at an intersection with the same arterial or collector street, and whose principal radius points of the one hundred and eighty (180) degree system of turns are not more than one thousand (1,000) feet from said arterial or collector street, not normally more than six hundred (600) feet from each other.
- H. **Marginal Access Street** - A local or collector street, parallel and adjacent to an arterial or collector street, providing access to abutting properties and protection from arterial or collector streets. (Also called Frontage Street).

Through Lot: A lot having frontage on two (2) parallel streets or a lot that is not a corner lot that has frontage on two (2) streets, each of which may provide access to the lot.

Tourist Home: A building or part thereof, other than a hotel, boarding house, lodging house or motel, where lodging is provided by a resident family in its home for compensation, mainly for transients.

Transportation, Director of: The Director of the Ohio Department of Transportation.

Tree, Canopy: A deciduous tree which at maturity will shed its leaves annually and provide shade.

Tree, Evergreen: A coniferous tree with needles or a broadleaf tree which retains its leaves throughout the year.

Tree, Understory: A lower growing tree which screens, flowers, defines space and provides seasonal interest.

Trustees, Board of Township: A three-member board elected at the general elections in off-numbered years for terms of four years. Two trustees are elected the year after presidential elections, and one trustee the year following gubernatorial elections.

U

Unnecessary Hardship: Hardship which is substantial and serious and one or more of the following is true:

- A. Application of the zoning resolution to the parcel of land causes such a diminution of its value as to amount to a confiscation.
- B. The affected property cannot be used for any productive use if devoted to a permitted use. Economic loss alone is not sufficient to meet this criterion; the landowner's property must be rendered practically valueless without the variance.
- C. None of the permitted uses in the zoning resolution may reasonably be applied to the property.
- D. The hardship is unique to the applicant's property and is not a hardship common to the area. In any of the foregoing situations, the hardship cannot have been self-created. An applicant who has knowledge of the zoning restrictions and/or the problems bringing about the hardship or should have known them at the time the property was purchased, may not claim unnecessary hardship.

Use: The purpose or activity for which a building, structure, or land is occupied or maintained.

Use, Conditional: A use that, because of special requirements or characteristics, may be allowed in a particular zoning district only after review by the commission and granting of conditional use approval imposing such conditions as necessary to make the use compatible with other uses permitted in the same zone or vicinity. Conditional uses are issued for uses of land and may be transferable from one owner of the land to another.

Use, Existing: The use of a lot or structure at the time of the enactment of a zoning resolution.

Use, Principle: The main or primary purpose for which a building, other structure and/or lot is designed, arranged, or intended, or for which may be used, occupied, or maintained under this Resolution. The use of any other building, other structure and/or land on the same lot and incidental or supplementary thereto and permitted under this Resolution shall be considered and accessory use.

V

Variance: A variance is a relaxation of the terms of the zoning resolution where such variance will not be contrary to the public interest and where, owing to conditions peculiar to the property and not the result of the actions of the applicant, a literal enforcement of the resolution would result in unnecessary and undue hardship. As used in this resolution, a variance is authorized only for height, area, and size of structure or size of yards and open spaces; establishment or expansion of a use otherwise prohibited shall not be allowed by variance, nor shall a variance be granted because of the presence of non-conformities in the zoning district or uses in an adjoining zoning district, unless so authorized by this resolution.

Vehicular Use Area: An area containing and/or used by any type of vehicle, whether moving or at rest, including but not limited to parking lots, loading, and unloading areas, mobile home parks, and sales and services areas.

Veterinary Animal Hospital or Clinic: A place used for the care, grooming, diagnosis, and treatment of sick, ailing, infirm, or injured animals, and those, which are in need of medical or surgical attention, and may include overnight accommodations on the premises for the treatment, observation and/or recuperation. It may also include boarding that is incidental to the primary activity.

Vibration: A limited reciprocating motion of a particle of an elastic body or medium in alternately opposite directions from its position of equilibrium when that equilibrium has been disturbed.

Vicinity Map: A map listing on the plat which sets forth by dimensions nearby developments or landmarks and community facilities and services within the general area in order to better locate and orient the area in question (5.03.H Vicinity Map).

Viewshed: A viewshed is an area of land, water, or other environmental element that is visible to the human eye from a fixed vantage point. The term is used widely in such areas as urban planning, archaeology, and military science. In urban planning, for example, viewsheds tend to be areas of particular scenic or historic value that are deemed worthy of preservation against development or other change. Viewsheds are often spaces that are readily visible from public areas such as from public roadways, public parks, or high-rise buildings. The preservation of viewsheds is frequently a goal in the designation of open space areas, green belts, and community separators.

Examples of a viewshed are as follows: A building such as an old barn and silo that is a landmark in the community, or a stand of trees with a meadow containing a pond in front of it. The structures or the trees, meadow and pond may be preserved and maintained as a view shed.

Viewshed: Added by the Board of Trustees, Jersey Township, Licking County, Ohio; Resolution # November 24, 2015; Effective December 24, 2015.

Visual Obstruction: Any fence, wall, tree, hedge, shrub, or combination of such that limits visibility.

W

Wall: A constructed solid barrier of concrete, stone, brick, tile, wood, or similar type of material that closes, marks, or borders a field, yard, or lot, and that limits visibility and restricts the follow of air and light.

Wall Sign: See 'sign, wall'.

Warehouse: A use engaged in storage, wholesale, and distribution of manufactured products, supplies, and equipment, excluding bulk storage of materials that are flammable or explosive, or that present hazards or conditions commonly recognized as offensive.

Water Table: The upper limit of the portion of soil that is completely saturated with water. The seasonal high-water table is the highest level to which the soil is saturated, as may be indicated by mottling (soil color patterns).

Wholesale: A form of business in which a company resells already manufactured goods in large quantities to retailers.

Y

Yard: An open space on the same lot with a principal building, open, unoccupied, and unobstructed by buildings except as otherwise provided in this resolution.

1. **Height of Building**: The vertical distance from the established average sidewalk grade, street grade, or finished grade, at the building line, whichever is the highest, to the highest point of the building.
2. **Front Yard**: The yard extending across the entire width of the lot between the principal building and the right-of-way line or street line which the building faces.
3. **Rear Yard**: The yard extending across the entire width of the lot between the rear lot line and the nearest part of the principal building.
4. **Side Yard**: The yard extending along the side lot line from the front yard to the rear yard and lying between the side lot line and the nearest part of the principal building.

Z

Zoning Amendment: A change in the wording, context, or substance of this title, or a change in the zoning or district boundaries of the official zoning map, to be made a part of this title,

Zoning Inspector: An employee of Jersey Township who is authorized to enforce the zoning resolution in accordance with Section 519.16 of the Ohio Revised Code.

Zoning Map: The zoning map or maps of the township, together with all amendments subsequently adopted.

Zoning Permit: A document issued by the Zoning or Building Inspector authorizing buildings, structures, or uses consistent with the terms of the zoning resolution and for the purpose of carrying out and enforcing its provisions.

Zoning Resolution: A resolution enacted by the Township Board of Trustees pursuant to state law that sets forth regulations and standards relating to the nature and extent of uses of land and structures, which is consistent with the Township Comprehensive Plan, includes a zoning map, and complies with the provisions of state law.