

AN ORDINANCE OF THE TOWNSHIP OF OHIO AMENDING THE ZONING ORDINANCE OF OHIO TOWNSHIP, ORDINANCE NO. 103 ADOPTED APRIL 20, 1978, FOR THE PURPOSES OF RE-DEFINING NET DENSITY OF UNITS AND THE MINIMUM SQUARE FOOTAGE REQUIREMENTS PER DWELLING UNIT FOR SINGLE, TWO FAMILY AND MULTI-FAMILY HOUSING IN OHIO TOWNSHIP.

WHEREAS, the Board of Supervisors of the Township of Ohio have reviewed the existing zoning ordinances concerning single, two family and multi-family dwelling units; and

WHEREAS, the Board of Supervisors of the Township of Ohio has determined that certain amendments relevant to said single, two family and multi-family dwelling units are necessary and are in the best interest of the residents of Ohio Township.

NOW, THEREFORE, the Township of Ohio ordains as follows:

SECTION 1. Section 132-18 of the Ohio Township Zoning Code dealing with dwelling floor area requirements is hereby amended as follows:

- (a) A one bedroom unit shall require a minimum floor area per each family unit of 650 square feet;
- (b) A two bedroom unit shall require a minimum floor area per each family unit of 750 square feet;
- (c) A three bedroom unit shall require a minimum floor area per each family unit of 850 square feet.

In determining floor area, all space within the exterior walls of the unit shall be counted. Only detached structures such as garages, carports, porches, and the like are to be excluded.

SECTION 2. The residential area and yard chart provided for in 132-12 is amended as to R-5 districts to permit net density of 15 as it relates to garden apartments.

SECTION 3. All Ordinances or parts of Ordinances not in accordance with this Ordinance are hereby repealed insofar as they conflict herewith.

ORDAINED and ENACTED this 8th day of July, 1991.

ATTEST:

John T. Aukerman Jr.

TOWNSHIP OF OHIO:

BY: George B. Buhl

Chairman  
Board of Supervisors

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