

Definitions

No Build Zone

An open area typically found along the rear of a single-family lots and designated on a subdivision plat, where construction is generally prohibited with the exception of over lot grading and the placement of underground utilities. The intent to keep the area open and free of structures such as, but not limited to, buildings, parking, driveways, sidewalks, sheds, swimming pools, patios, decks or other accessory structures, fences, antennae and basketball courts and other sport courts in order to preserve open space.

No Disturb Zone

An area designated on a subdivision plat that is intended to remain in a natural state and free of any structures including, but not limited to, drives, walks, buildings and outbuildings, sheds fences, swimming pools, decks, satellite dish antennae, basketball courts, etc. The existing natural features shall not be disturbed, removed or physically altered. Grading activities and placement of utilities within said zones unless they cross at right angles to the zones or run outside and parallel to the zone.

Definitions are general and the exact definition is found in the Zoning Code and Subdivision Regulations.

Code Enforcement

Mission Statement

To maintain excellence in customer service, by performing duties in a professional, courteous and efficient manner.

Questions?

Call Code Enforcement at
410-4600.

City of Dublin

Land Use and Long Range Planning
5800 Shier Rings Road
Dublin, OH 43016

Phone: 614-410-4600
Fax: 614-410-4747
E-mail: gjones@dublin.oh.us
www.dublin.oh.us

City of Dublin For Residents

Fences, Encroachments, Landscape



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Landscape Features

In most instances, landscape features are approved at the time a home is built. Major changes to landscape, involving the removal or addition of trees and shrubs, or water and wood features, such as fencing, should be submitted to the Planning Department for approval prior to the changes being made.

Have a landscaper prepare detailed drawings. Submit the drawings to the Planning Department at 5800 Shier Rings Road.

Fencing

Fencing must conform to the height, material, and placement specifications as indicated in the City Code.

For information or questions concerning fencing contact Dave Marshall at 410-4664.

Encroachment

Encroachment: building or placing of a structure on land dedicated to public use, or easements for services is not permitted.

This includes the land between the sidewalk and street in the front of a home; and, in many cases, the area at the back of a lot between houses designated as easement, No Build or No Disturb Zone.

Sports Equipment

Portable basketball hoops and backstops are not permitted in the street, or easement. Place them on your property between the sidewalk and the house.



Maintaining a Lawn

The grass and weed enforcement begins March 1 and lasts through October 31. During this time, grass and weeds may not exceed 6 inches, to prevent maturing seeds from spreading. Should grass or weeds exceed 6 inches, the property owner will receive a notice of violation and will have five days to correct the situation. If a follow-up inspection indicates no corrective action has been taken, the City will contract the mowing and a weed abatement service fee will be levied, in addition to the mowing bill to be paid by the homeowner. Once an initial notice has been issued, the City can contract mowing as needed without further notice.

Code Enforcement Process

- Observe potential violation or receive complaint
- Investigate the issue
- Identify the responsible party
- Notify the party (letter, citation, or personal visit) of expected compliance action and date
- Discuss issue with responsible person as needed
- Re-inspect after compliance date
- If not corrected, or extension granted, begin legal action
- Process complaint through the City Prosecutor and Mayor's Court

