



ZONING CERTIFICATES

Why do I Need a Zoning Certificate?

A Zoning Certificate ensures all construction within Miami Township complies with its zoning regulations. A Miami Township Zoning Certificate is necessary to obtain a Clermont County Building Permit.

For What Types of Projects?

A Zoning Certificate is required for all new construction. This includes:

- New Homes
- Residential Additions
- Fences
- New Businesses
- Home Occupations
- Swimming Pools
- Storage Sheds
- Detached Garage
- New Commercial and Industrial Buildings
- Commercial and Industrial Additions
- Signs, Permanent and Temporary

The list is not all inclusive, but does indicate the most common projects which require a Certificate. Zoning Certificates are not normally required for remodeling projects such as remodeling a kitchen or bath, new windows or a new roof.

What Do I Need to Obtain a Zoning Certificate?

To obtain a Zoning Certificate you must complete an application form. This is a one page form that provides basic information on the proposed project. In addition to the application form you must provide one (1) copy of a site plan and one (1) copy of the plans for your project. There is an application fee required for each application.

How Long Does it Take to Get a Zoning Certificate?

Provided the application is complete, most Zoning Certificates can be issued within 48 hours depending on work volume. Commercial, Industrial and multi-family projects will require more time due to a requirement for a site plan review. Zoning Certificates for these projects can be issued in approximately two (2) weeks depending on the complexity of the project.

Where Do I Get a Zoning Certificate?

Zoning Certificates can be obtained at the Miami Township Department of Community Development located at 6101 Meijer Drive, Milford, Ohio 45150. Office Hours are from 8:00AM to 4:30 PM, Monday through Friday.