



City of Napoleon, Ohio

Zoning Department

255 West Riverview Avenue, P.O. Box 151

Napoleon, OH 43545

Kevin Schultheis Code Enforcement / Zoning Administrator

Telephone: (419) 592-4010 Fax: (419) 599-8393

www.napoleonohio.com

COMMERCIAL ZONING PERMIT

Issued Date: August 21, 2024

Expiration Date: August 21, 2025

Permit Number: P-24-146

Job Location: 123 W. Front St.

Owner: Ridis LLC
6400 Monroe St.
Sylvania, OH 43560

Contractor: L.J. Irving Jr. & Sons Inc

Phone: 419-599-0118

Zone: C-1: General Commercial

Set Backs: Front: 0' Rear: 0' Side: 0'

Comments: Demolition of five bay self-serve car wash

Permit Type: Demolition

Fee: \$100.00

Status: Paid

Amount Due: \$0.00

Kevin Schultheis
Code Enforcement/Zoning Administrator



City of Napoleon, Ohio

C-1

Zoning Department

255 West Riverview Avenue, P.O. Box 151
Napoleon, OH 43545

Kevin Schultheis Code Enforcement / Interim Zoning Administrator
Telephone: (419) 592-4010 Fax: (419) 599-8393
www.napoleonohio.com

P-24-146

Commercial Zoning Permit Application

Date 8-12-2024 Job Location 123 W. Front St., Napoleon, Ohio 43545

Owner Ridis LLC Telephone # 419-592-0851

Owner Address 6400 Monroe St., Sylvania, Ohio 43560

Contractor L.J. Irving Jr. & Sons, Inc. Cell Phone # 419-599-0118

Description of Work to be Performed Demolition of five bay self serve car wash

Estimated Completion Date 09-30-2024 Estimated Cost -

Demo Permit - \$100.00 – See Separate Form	(MDEMO 100.1700.46690)	\$ 100.00
Zoning Permit - \$50.00	(MZON 100.1700.46690)	\$
Fence - \$25.00	(MZON 100.1700.46690)	\$
Garage and Shed 120 SF or less (Detached) - \$25.00	(MZON 100.1700.46690)	\$
Driveway/Sidewalk/Curbing - \$0.00	(MZON 100.1700.46690)	\$
Drainage Permit/Outside Water/Sewer Repair - \$0.00	(MBLDG 510.0000.47300)	\$
1" Water Tap, 5/8" Meter, Copper Setter and Transmitter - \$1,200.00(Outside City - \$5,680)	(MBLDG 510.0000.47300)	\$
1" Water Tap, 3/4" Meter, Copper Setter and Transmitter - \$1,300.00(Outside City - \$5,820)	(MBLDG 510.0000.47300)	\$
1" Water Tap, 1" Meter, Copper Setter and Transmitter - \$1,400.00 (Outside City - \$5,960)	(MBLDG 510.0000.47300)	\$
1 1/2" Water Tap and Larger - See Operations Superintendent		\$
1" Meter, Copper Setter and Transmitter Without Tap - \$525.00	(MBLDG 510.0000.44730)	
3/4" Meter, Copper Setter and Transmitter Without Tap - \$440.87	(MBLDG 510.0000.44730)	
5/8" Meter, Copper Setter and Transmitter Without Tap - \$350.00	(MBLDG 510.0000.44730)	
Sewer Tap for All Commercial and Industrial Uses - \$600.00	(MBLDG 510.0000.44730)	\$
Sewer Tap Inspection Fee, M.F., Comm., Indust. 50 L.F. or Less - \$100.00	(MBLDG 510.0000.44730)	
Sewer Tap, M.F., Comm., Indust, 51 L.F. or More - \$100.00 + \$10.00 for each 50 L.F.	(MBLDG 510.0000.44730)	\$
Manufactured Home Court - \$87.00 Per Dwelling	(MBLDG 510.0000.44730)	
Sewer Main Extension in Right of Way Inspection – 2% of Construction Cost	(MBLDG 510.0000.44730)	\$
Inspection Fee Outside the Corporation Limits – Increase 50%	(MBLDG 510.0000.44730)	
TOTAL FEE:		\$ 100.00

I FULLY UNDERSTAND THAT NO EXCAVATION, CONSTRUCTION OR STRUCTURAL ALTERATION, ELECTRICAL OR MECHANICAL INSTALLATION OR ALTERATION OF ANY BUILDING STRUCTURE, SIGN, OR PART THEREOF AND NO USE OF THE ABOVE SHALL BE UNDERTAKEN OR PERFORMED UNTIL THE PERMIT APPLIED FOR HEREIN HAS BEEN APPROVED AND ISSUED BY THE CITY OF NAPOLEON ZONING DEPARTMENT. I hereby certify that I am the Owner of the named property, or that the proposed work is authorized by the Owner of record and that I have been authorized by the Owner to make this application as his/her authorized agent and I agree to conform to all applicable laws of the jurisdiction. In addition, if a permit for Work described in this application is issued, I certify that the code official or the code official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

I HEREBY ACKNOWLEDGE THAT I HAVE READ AND FULLY UNDERSTAND THE ABOVE LISTED INSTRUCTIONS.

SIGNATURE OF APPLICANT: [Signature] DATE: 8-12-2024

BATCH #	CHECK #	DATE
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C-1



City of Napoleon, Ohio

Engineering Department

255 West Riverview Avenue, P.O. Box 151
Napoleon, OH 43545

Chad E. Luffs, P.E., P.S., Director of Public Works
Telephone: (419) 592-4010 Fax: (419) 599-8393
www.napoleonohio.com

DEMOLITION PERMIT APPLICATION

Receipt No.: _____ Check No.: _____ Permit No.: _____

Job Address:

123 W. Front St., Napoleon, Ohio 43545

COMMERCIAL RESIDENTIAL () OTHER ()

- **WRITTEN STATEMENT FROM EACH UTILITY CONFIRMING THAT ITS SERVICE CONNECTION HAS BEEN SEALED:**

WATER (x) SEWER (n/a) GAS (x) ELECTRICAL (x)

Power: The city disconnected power from the pole, Water has been shut off from the main building, Gas was disconnected on 8-15-24, Sewer- N/A

- **WRITTEN STATEMENT THAT ALL TESTS REQUIRED BY EPA HAVE BEEN PERFORMED AND APPROVED:**

YES (xx)

HazCorp Completed a survey; No asbestos present, 10 day EPA notification filed.

NUMBER OF FLOORS, INCLUDING BASEMENT: 1 SQ. FT PER FLOOR, INCLUDING BASEMENT:
1200 sq. ft

TOTAL SQ. FOOTAGE, INCLUDING EACH FLOOR AND BASEMENT: 1200 sq. ft

RESIDENTIAL PERMIT FEE: Accessory Building \$ _____ \$ _____

Complete House \$ _____ \$ _____

COMMERCIAL ZONING PERMIT FEE: \$ _____ PER 100 SQ. FT.\$ _____

TOTAL FEE:\$ _____

DATE WORK TO BEGIN: 08-21-2024

DATE WORK TO BE COMPLETED: 09-30-2024

DISPOSITION OF MATERIALS:

Material will be exported from site to LJ Irving's yard for recycling located at 15260 Co. Rd. M1, Napoleon.

HOURS OF WORK: BEGIN: 7:30am FINISH: 4:30pm

WRITTEN APPROVAL OF ROUTE OF DEBRIS FROM ENGINEERING DEPT. : YES ()

Material will be exported from site to LJ Irving's yard for recycling located at 15260 Co. Rd. M1, Napoleon.
Take Co. Rd. 424 West to Co. Rd. 15C to Co. Rd. M1.

SECTION 1325.03 (e) DEMOLITION; PERMIT REQUIRED: VACANT LOT

- LOT SHALL BE FILLED, GRADED, AND MAINTAINED IN CONFORMITY TO THE EXISTING LOT GRADE.
- LOT SHALL BE MAINTAINED FREE FROM THE ACCUMULATION OF RUBBISH AND ALL OTHER UNSAFE OR HAZARDOUS CONDITIONS WHICH ENDANGER THE LIFE OR HEALTH OF THE PUBLIC
- PROVISIONS SHALL BE MADE TO PREVENT THE ACCUMULATION OF WATER OR DAMAGE TO ANY FOUNDATIONS ON THE PREMISES OR THE ADJOINING PROPERTY

OWNER: Ridis LLC

CONTRACTOR: L.J. Irving Jr. & Sons, Inc.

ADDRESS: 6400 Monroe St., Sylvania, Ohio 43560

ADDRESS: T225 County Road 16

CSZ: _____

CSZ: _____

PHONE: 419592-0851

PHONE: 419-599-0118

THIS APPLICATION IS SUBMITTED FOR A PERMIT TO DEMOLISH A STRUCTURE AS DESCRIBED IN THIS APPLICATION AND ANY DRAWINGS WHICH ACCOMPANY IT. THE ACCEPTANCE OF THE PERMIT SHALL BE CONSIDERED AN AGREEMENT ON THE PART OF THE APPLICANT OR HIS AGENTS TO COMPLY WITH THE BUILDING AND ZONING CODES OF THE CITY OF NAPOLEON, OR OTHER ORDERS, REQUIREMENTS OR SPECIFICATIONS STATED IN THE PERMIT.

Anne Irving

Anne Irving

APPLICANT'S SIGNATURE

PRINTED NAME

08-15-2024

DATE

THE PERMIT IS NOT APPROVED UNLESS ALL OF THE ABOVE ITEMS HAVE BEEN SUBMITTED, APPROVED AND ALL SIGNATURES BELOW HAVE BEEN OBTAINED.

K. Scott

8/15/2024

ZONING ADMINISTRATOR

DATE

OCCLP
CITY ENGINEER

2024.08.13

DATE