

CITY OF
ASHLAND

LAND USE ORDINANCE

Ashland Municipal Code
Chapter 18



Municipal Code Page 1 of 2

Structures

The following terms, phrases, words and their

process that may cause partial or total destruction of
walls will be retained in place; or where less than a

ing an attached garage of a residential structure,
of architectural or ornamental details and often

before any structure, or part of a structure as
e permit fees for demolition or relocation of a

m Code for the Abatement of

may, or upon order of the City Council
demolition or relocation of a
apply to such courts as may have
or damage to a building or
provided for in this section shall

4.218, the court shall also have
the structure to its
iginal site.

be assessed market value of
his, after being notified of a
emended, 06/20/2000)

Ashland Municipal Code is current through Ordinance 3181, passed October 1, 2019.

Local Review Process

1. Planning Application
 2. Demolition Permit
 3. Building Permit
-

Local Review Process

1. Planning Application

- Requires Site Design Review approval for a new building in the downtown, a historic district on the National Register of Historic Places
- A building over 2,500 square feet in size requires a public hearing before the Planning Commission
- Includes review of conformance with Historic District Design Standards with recommendation by Historic Commission

Local Review Process

2. Demolition Permit

- For a structure 45 years or older, applicant must demonstrate that the building cannot be rehabilitated as part of any economically beneficial use of the property; or
- The structure is structurally unsound despite efforts by the owner to properly maintain the structure.
- The Building Official approves/denies the demolition with an opportunity to appeal to Demolition Review & Council
- A development plan (Site Design Review) must be approved prior to demolition

Local Review Process

3. Building Permit

- Building construction drawings submitted
- Reviewed for consistency with State Building Code and approved planning application (Site Design Review)
- Once permit is issued, project is inspected by City staff