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**Directions:**

1. Complete all sections of the attached application. Please either type or neatly print.
2. Attach a drawing (to scale) or a plot plan showing lot lines, easements, house and other structures; well, septic tank and leach field or aeration system where applicable.
3. If you have questions regarding the variance request form, please call the Water Quality program.
4. Mail the completed variance request to:

Franklin County Public Health  
Director of Environmental Health  
280 E. Broad Street, 2<sup>nd</sup> Floor  
Columbus, OH 43215-4562

**PLEASE NOTE:**

**All variance requests must be heard by the Franklin County Board of Health which meets on the second Tuesday of every month at 9:30 a.m. If you are requesting a variance you are strongly urged to attend the Board meeting.**

**All completed variance request forms must be received by Franklin County Public Health before the close of business (5:00 p.m.) on the Friday three (3) weeks prior to the Board meeting, in order to be included on the Board agenda.**

**Requests received after the deadline will be held over until the next available Board of Health meeting.**

**A variance request is heard by the Franklin County Board of Health. This hearing is considered a legal proceeding; therefore, only the property owner or those individuals licensed to practice law in the State of Ohio may represent the applicant during this hearing.**

Information required for a variance request must be completed by the property owner(s) or designated representative.

**Property owner information** (Email: Billyfischer@gmail.com)

<b>Property Owner's Name:</b> Ricjan Enterprises			<b>Date</b> 03/20/2023
<b>Mailing Address:</b> 6507 Jackson Pk	<b>City:</b> Grove City	<b>State</b> OH	<b>Zip Code</b> 43123
<b>Daytime phone(s): Residence</b> (614)989-3448	<b>Business</b>	<b>Cell</b>	

**Name of person(s) making request and their title & relationship to owner (if other than owner)**

<b>Requestor's Name</b> As above	<b>Title/Relationship</b>		
<b>Mailing Address</b>	<b>City</b>	<b>State</b>	<b>Zip Code</b>
<b>Daytime phone(s): Residence</b>	<b>Business</b>	<b>Cell</b>	

**Address of property where the variance request is applicable**

<b>Mailing Address</b> 6569 Jackson Pk	<b>City</b> Grove City	<b>State</b> OH	<b>Zip Code</b> 43123
<b>Township</b> Jackson	<b>Tax District:</b> 160	<b>Parcel Number:</b> 002486	

**Type of construction**

New Construction <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Alteration <input type="checkbox"/> Yes <input type="checkbox"/> No REPLACEMENT
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## Variance request

### OAC 3701-29 (Household Sewage Treatment Systems).

A newly constructed home at 6569 Jackson Pk; Jackson Township is nearing completion. Property owners must take occupancy in the near future. Because of inclement weather, soil conditions are not suitable to complete the home sewage treatment system (HSTS). However, a septic tank was installed, inspected, and approved by FCPH on March 20, 2023. Property owners propose using the septic tank as temporary holding tank until the soil-based component of the HSTS can be completed—roughly in 2 months.

OAC 3701-29 (Household Sewage Treatment Systems) prohibits the use of holding tanks as home sewage treatment systems (HSTS).

However, OAC 3701-29-18(C) does permit the use of holding tanks "On a temporary basis during inclement weather and/or during the non-installation season when the property owner must take occupancy until soil conditions are suitable for complete system installation" when a variance has been granted by the Board of Health.

Property owners request a variance by the Franklin County Board of Health from OAC-3701-29 to permit the temporary use of hold tanks as a HSTS. This variance will allow occupancy of the residence until the soil-based component of the HSTS can be completed.

## Variance justification

Sewage treatment systems –

The application shall show just cause for the variance by demonstrating that:

1. Due to practical difficulties, or other special conditions, compliance with this chapter will cause unusual and unnecessary hardship.
2. The variance would not defeat the spirit and general intent of OAC 3701-29 or be otherwise contrary to the public interest, adversely affect the public health, cause contamination of the environment, or not comply with the requirements of Chapter 3718. of the Revised Code.

### Comments:

A provision in OAC 3701-29-18(C) allows for a variance permitting the use of temporary holding tanks under the circumstances described.

Homeowners were hoping to occupy their new home at the end of March, 2023. Because of inclement weather, the HSTS cannot be completed for another few months. However, a septic tank has been installed, inspected, and approved by FCPH. Property owners propose utilizing the septic tank as a holding tank TEMPORARILY until the HSTS can be completed. Unless this variance request is granted, homeowners will be forced to delay occupancy for another few months and incur significant additional costs.

Homeowners have installed an alarm system warning when the tank needs to be pumped and have signed a contract with a registered sanitary waste hauler. Sanitary waste will be pumped from the holding tanks as needed and taken to a wastewater treatment facility.

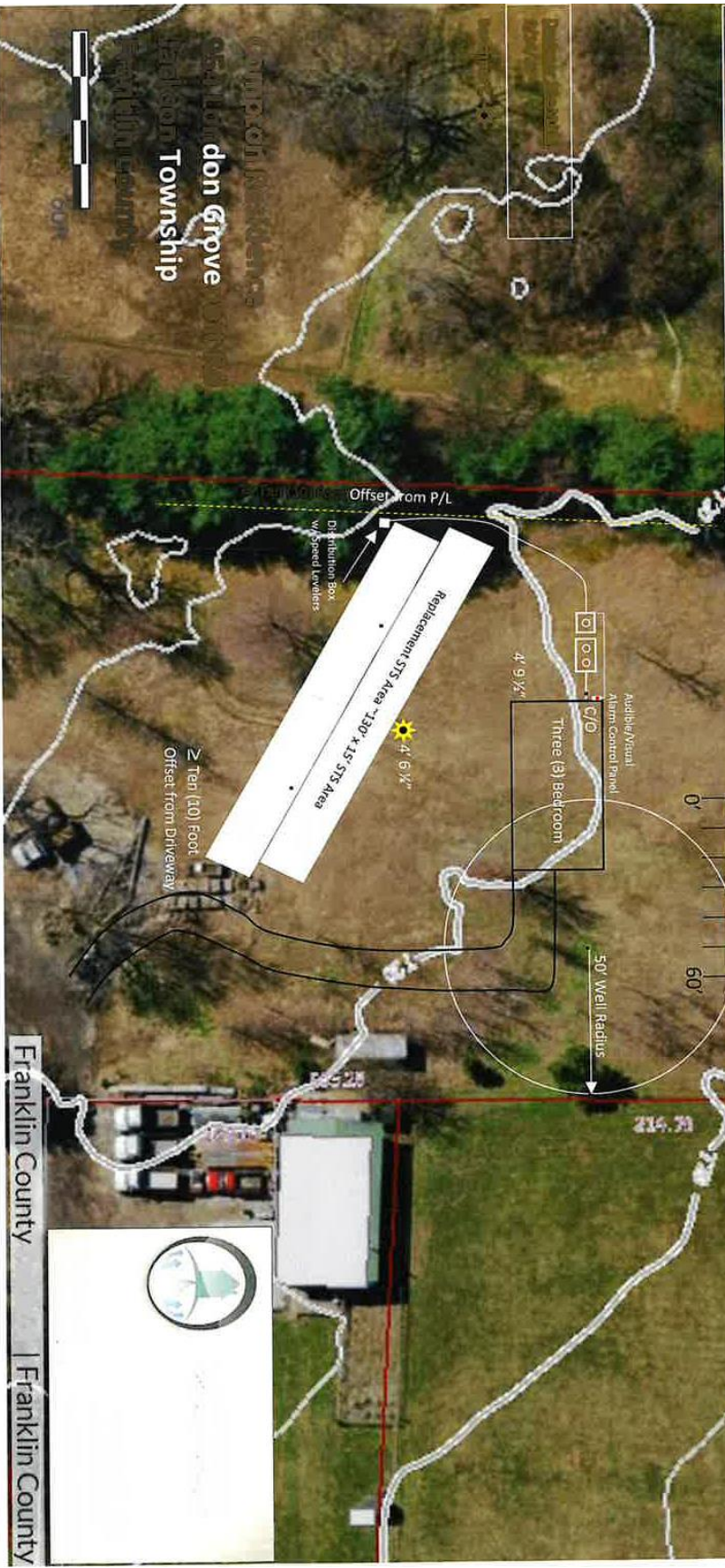
This variance would not be contrary to the public's best interest or to the spirit or intent of OAC 3701-29. It would not cause any type of contamination to the environment. This variance request is supported by FCPH's Water Quality Department and is permitted according of OAC 3701-19-18(C).

**Description**

Enclose a to-scale drawing or plot plan showing lot lines, easements, house and other structures (well, septic tank and leach field, or aeration system where applicable).

Notes:

Please see layout on next page.



don grove  
Franklin Township



**CHUCK'S SEPTIC TANK, SEWER & DRAIN CLEANING, INC.**

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2136 HARDY PARKWAY STREET  
GROVE CITY OHIO 43123  
(614) 875-9508

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Rick Compton  
954 London Groveport Rd  
Grove City, OH 43123  
rcompton@andersonconcrete.com

March 16, 2023

Dear Mr. Compton,

This letter is to verify that Chuck's Septic Tank, Sewer & Drain Cleaning Inc. will be available to pump the septic tank located on the property 954 London Groveport Road located in Grove City, Ohio. We will put you on a schedule to pump the tank every thirty (30) days. You may call to have it done more often if it becomes necessary to do so.

The cost to pump 1,500-gallon tank will be \$315.00 per pumping

The pricing above is given with the assumption that we will be able to complete the work during normally scheduled working hours (between 7:30am – 4:00pm, Monday through Friday); and not on overtime or weekend scheduling. Please feel free to contact me at (614) 875-9508 if you have any questions.

Sincerely,

Heather Henry  
Chuck's Septic Tank, Sewer & Drain Cleaning, Inc.

By signing below, customer agrees to all pricing and conditions listed above:

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Signature

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Date









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**Certified Mail: #7007-3020-0000-5478-5370**

March 28, 2023

Ricjan Enterprises  
6507 Jackson Pike  
Grove City, Ohio 43123

Re: **Notice of Hearing**

Dear Ricjan Enterprises,

The Franklin County District Board of Health will hear your appeal pursuant to Ohio Administrative Code Chapter 3701-29-18 (C), for 6569 Jackson Pike, Jackson Township, OH 43123 (tax district 160, parcel #002486) at their next regularly scheduled meeting.

**This meeting will be held on Tuesday, April 11th, 2023 at Memorial Hall, 280 East Broad Street, South conference room, Columbus, Ohio, and will begin promptly at 8:00 am.**  
You and/or your legal representative are invited and encouraged to attend.

If you have any questions, please contact Nathan Ralph at (614) 525-3909.

Sincerely,

*Sarah Jensen*

Sarah Jensen MPA, REHS, CP-FS  
Assistant Health Commissioner  
Environmental Health Director

cc: Nathan Ralph, RS