

The City of Springdale Building Department is responsible for the review, approval and enforcement of the City's various Land Use and Development regulations; and serves as staff liaison for the Planning Commission, the Board of Zoning Appeals (BZA), and the Board of Housing, Building and Fire Appeals.

Mission/Vision

The City of Springdale Building Department's **primary objective** is to protect the citizens and visitors of Springdale by utilizing effective planning and design guidelines developed by City Council intended to ensure the **safe built environment and maintenance of properties where we Live, Play and Work.**

The Building Department is committed to protect the Springdale Community and **strives to provide outstanding customer service** to our residents and businesses with courteous and professional staff who work with the community to enforce the City's land use regulations and codes on private property within the City of Springdale.

The Building Department Staff are available to address questions, concerns and is a general source for all of the City's Land Use Ordinances, including building, zoning, and property maintenance information.

Land Use and Development Regulations

The Land Use and Development Regulations enforced by the Department include:

- Chapter 123: [Rental Permits](#)
- Chapter 150: [Land Development Regulations](#)
- Chapter 151: [Stormwater Management Regulations](#)
- Chapter 152: [Building Code](#)
- Chapter 153: [Zoning Code](#)

- Chapter 154: [Flood Control](#)
- Chapter 155: [Property Maintenance Code](#); and
- Chapter 156: [Preservation of Trees and Wooded Areas](#)
- Chapter 157: [Planning](#)

Springdale Zoning Code & Zoning Map

The links below are for the approved Springdale Zoning Code and Springdale Zoning Map.

- [Springdale Zoning Code](#)
- [Springdale Zoning Map](#)

Fee Schedule

The Schedule of Fees for the Springdale Building Department became effective on 1/1/2023 and was Approved by City Council under Ordinance No. 40-2022.

Fees are not required for improvements to 1, 2 & 3 family properties (which are not Rental Units) and individual condominium units except for new dwellings and room additions.

Permit Fees are subject to a State of Ohio Board of Building Standards surcharge of 1% for Residential and 3% for Non-Residential permits. Permit Fees charged by the City of Springdale for all building, mechanical, electrical and fire protection fees as set forth in the [Fee Schedule](#) are subject to this an additional surcharge from the State of Ohio Board of Building Standards, imposed by Ohio Revised Code Section 3781.102(f). **This additional fee is sent directly to the State of Ohio Board of Building Standards.**

Applicable Fees due are reviewed and posted by staff to the online Application at various stages of the Permit:

1. After our initial review of your submittal,
2. Before the Permit is Issued, and
3. Before the Certificate is issued.

The Applicant is notified when fees are due via email with an attached Invoice describing the applicable fees.

Please use the online [Citizen Portal](#) to track the progress of your Application through Review, Inspection and to Completion. The [Online Permit Application Guide](#) can be downloaded from the Supporting Documents section located at the bottom of this webpage. If you need your **Contact Access Code**, please contact the Building Department Office at 513-346-5730.

Administrative Fees and Penalty Fees are assessed for work started without a Permit, additional plan reviews (after the first review), and/or Reinspection Fees.

All fees and are payable online or in person.

Helpful Links

- [Building Codes](#)
- [Zoning Codes](#)
- [Property Maintenance Codes](#)
- [Tree Preservation Ordinance](#)
- [Development Regulations](#)
- [Stormwater Management](#)
- [Flood Control](#)
- [Rental Permit Program](#)

Department Director



clamping [at] springdale.org (Carl Lamping)
Department Director & Building Official

The Springdale Building Official manages the day-to-day operations of the Springdale Building Department and is responsible for enforcement of the City's land use regulations. The Building Official also serves as the staff liaison to the Springdale Planning Commission, the Board of Zoning Appeals, and the Board of Housing, Building and Fire Appeals.

Carl Lamping joined the City of Springdale in January 2020. He is a Registered Architect and brings with him over forty-five years of experience in the construction industry working both in the public sector as well as the private sector. This blend of experience from both sides of the building and construction industry provides the Building

Department with an opportunity to successfully and effectively manage and address community issues brought before the department.

Throughout his career, Carl has secured several professional certifications which are expected to benefit the City and our customers very well. Included in these certifications are: Building Official, Master Plans Examiner, Building Inspector, Mechanical Inspector and a Residential Building Official.

Carl is a graduate of Kent State University where he received his Bachelor of Architecture, Bachelor of Science and Associate Degree in Architectural Technology. He has been a Registered Architect in the State of Ohio since 1989.

Supporting Documents

[Online Permit Application Guidelines and Instructions](#) 1.15 MB

[Springdale Zoning Map](#) 1.36 MB

[General Application for Permit](#) 420.11 KB

Development Fee Schedule 963.48 KB

Residential Deck Guide 3.32 MB

[View PDF](#)

Directions

11700 Springfield Pike
Springdale, OH 45246
United States

[View in Google Maps](#)

39.287217, -84.485136