

The Fairfield Township Trustees held a Public Hearing for Zoning Case No. FTZC09-2C on Tuesday, August 25, 2009, at the Administration Building, 6032 Morris Road. The Hearing was called to order by Mr. Sutton, President of the Board, at 6:30 p.m.

ROLL CALL

Mr. Sutton	Present
Mr. Scharnhorst	Present
Mr. Morgan	Present

COMMENTS

Skylor Miller presented an overview of the changes to the Zoning Resolution as follows.

Sect. 4.43, District, the term “OR-District” shall mean the OR-1 district; the term “Overlay District” shall mean the Homewood – Belmont Overlay District.

Sect. 4.44 District, MORE RESTRICTED OR LESS RESTRICTED. Each of the districts in the following listing shall be deemed more restricted than any of the other districts succeeding it, and it shall be less restricted than any of the other districts preceding it: B-1, B-2, B-3, M-1, M-2

Sect. 5.1 Zoning District B-4, will now be categorized as OR-1, or “Office and Research District”.

Section 6.12.6 The number of accessory structures and sizes shall be based on square footage of residential lots as shown below:

Lot Size (in SQFT)	Max. Size of Bldg. (SQFT)	Max Ht. (ft)	Qty
Up to 6000	Up to 650	14 20	1
6001 - 9000	Up to 750	14 20	1
9001 - 12000	Up to 900	14 20	1
12001 - 15000	Up to 1000	14 20	1
15001-21800	Up to 1200	14 20	1
21801 - 43560(1AC)	Up to 1500	14 20	1
43561 -130680(3AC)	2000 / each	20	2
130681 & Above	2500 / each	20	2

Sect. 6.18.1 No trailer, camper, watercraft, or other recreational vehicle shall be permitted in any front yard, unless such item is a minimum of fifty (50) feet from any Right of Way, ~~and shall only be stored/parked on an impermeable surface a concrete surface, or similar hard surface as deemed appropriate by the Zoning Inspector.~~

Sect. 6.18.2 PARKING AND/OR STORAGE OF MOTOR VEHICLES. No motor vehicle shall be permitted in any ~~front~~ yard

Sect. 9.5, 10.5, 11.5, and 12.5 KEEPING OF ANIMALS IN “R-DISTRICTS”, will now be under Sect. 6.35.

Sect. ~~17.2.4~~, now under Sect. 17.3.5 Automobile, truck, trailer and farm implement sales and service establishments for the display, hire and sales, including sales lots and repair of automobiles, trucks, trailers, and farm implements. ~~provided that all such~~

~~operations other than display and sales shall be conducted within a completely enclosed building; and further provided that any building used for repair work shall have no openings other than stationary windows or required fire exits when located within one hundred (100) feet of any R-District, or a recorded residential subdivision.~~

Sect. ~~3~~. 26.5.18 COMMERCIAL ANIMAL FARMS

a. Area of minimum lot changed from 10 to 5 acres.

Sect. 26.5.19 Automobile, Truck, Trailer and Farm Implement sales and service establishments for the display, hire and sales, including sales lots and repair of automobiles, trucks, trailers, and farm implements.

Sect. 26.8.2 VARIANCES.

d. added the term safety services.

Article 27

27.9 FAIRFIELD TOWNSHIP TRUSTEES - FINAL ACTION. Changed the vote needed from unanimous to majority.

He stated that these were all discussed in the Township Zoning Commission meetings.

For: No one spoke for.

Against: No one spoke against.

Motion made by Mr. Sutton, second by Mr. Morgan to close public hearing at 6:46 p.m.. All in favor.

Minutes submitted by:

Nancy A. Bock, Fiscal Officer

Mark Sutton, President

Steve Morgan, Vice-President

Terry Scharnhorst, Trustee