Zoning Department

MONTHLY REPORT

October 1 through October 31, 2026

FAIRFIELD TOWNSHIP

Great Past. Bright Future.

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PUBLIC RELATION DETAILS

Zoning Certificates Issued

Certificate Type	Oct 2026	Oct 2026 YTD	Oct 2025	Oct 2025 YTD
Single Family Homes	1	29	2	38
Multi-Family Units	0	12	10	64
Accessory Buildings	0	18	2	28
Accessory Structures	6	67	10	78
Residential Remodels	2	20	2	38
Commercial Remodels	0	17	0	17
Commercial New	0	5	0	10
Signage (all Types)	1	11	2	18
Temporary Events	0	1	0	1
Other	1	32	4	55
Totals:	11	237	32	379

Code Enforcement

Violation Cases	Oct 2026	YTD
Complaints	25	182
Letters Sent	12	114
Properties to Resolution	2	12
Resolved	20	185
Open Cases	83	

Zoning Boards

Fairfield Township Zoning Commission held a public hearing on October 21, 2026, for Case No. FTZC26-3C, for the applicant: Butler County Engineer's Office. The Zoning Commission recommends that the Board of Trustees approve the rezoning of approximately 0.875 acres from R-MHP Residential Manufactured Home Park District to B-2 General Business District. The rezoning would establish consistent zoning with the adjoining Butler County Engineer's Office campus to the west and support its planned expansion.

Fairfield Township Board of Zoning Appeals held a public hearing on October 22, 2026, for Case No. FTZA26-4V, for the applicant: Butler County Engineer's Office. The Board of Zoning Appeals approved variances to permit a building height of 34 feet, exceeding the 30-foot maximum under Section 621.6, and a ground-floor building area of approximately 60,000 square feet, exceeding the 50,000-square-foot maximum under Section 621.4. The Board also approved a rear yard depth of 10 feet in place of the 25-foot minimum required under Section 621.7 of the Fairfield Township Zoning Resolution.