



# Fairfield Township Zoning Department

## Zoning Responsibilities per Board

### Fairfield Township Board of Trustees

The Fairfield Township Board of Trustees is made up of three members who must be residents of Fairfield Township.

Board of Trustees zoning responsibilities include the following:

- Appoint members of the Zoning Commission and Board of Zoning Appeals
- Initiate changes and review proposed changes or amendments to the text or map and vote on changes.
- Annually establish schedule of fee for zoning certificates and other procedures pertaining to the Zoning Department.
- Review and vote on proposed Preliminary and Final Development Plans.
- Review and vote on Similar Use Determinations.

### Fairfield Township Zoning Commission

The Fairfield Township Zoning Commission is made up of five members who must be residents of Fairfield Township. The Zoning Commission hears cases related to zoning changes, Planned Unit Developments, and text amendments.

The Zoning Commission responsibilities include the following:

- Initiate changes and review proposed changes or amendments to the text or map Zone Map Amendment and make recommendations to the Board of Trustees.
- Review Preliminary Development Plans and make recommendations to the Board of Trustees.

### Fairfield Township Board of Zoning Appeals

The Fairfield Township Board of Zoning Appeals is made up of five members who must be residents of Fairfield Township.

The Board of Zoning Appeals responsibilities include the following:

- Appeals (Hear and decide) – order requirement, decision or determination made by Township Official in the enforcement of the Zoning Resolution
- Variances Hear and authorize (with conditions)
- Conditional Use Certificates Hear and authorize (with conditions)
- Revoke an authorized variance or conditional zoning certificate