

**FAIRFIELD TOWNSHIP
RESOLUTION NO. 21-66**

**RESOLUTION AUTHORIZING INITIATION OF THE FAIRFIELD TOWNSHIP
ZONING RESOLUTION AMENDMENT PROCESS**

WHEREAS, the Board of Trustees has received copies of the proposed Amended Fairfield Township Zoning Resolution which are attached hereto as Exhibit A; and

WHEREAS, said amendments are proposed to improve the efficiency of the zoning process in Fairfield Township and to promote the public health, safety, welfare, and morals of the residents of Fairfield Township; and

WHEREAS, the Board of Trustees desires to initiate the zoning amendment process and to obtain input and comment on the proposed amendments in accordance with Ohio Revised Code §519.12(A) and Article 27, Section 27.2 of the current Fairfield Township Zoning Resolution; and

NOW, THEREFORE, BE IT RESOLVED, by the Board of Trustees of Fairfield Township, Butler County, Ohio, as follows:

SECTION 1: The Board of Trustees hereby resolves to initiate the zoning amendment process in accordance with Ohio Revised Code §519.12(A) and Article 27 of the Fairfield Township Zoning Resolution.

SECTION 2: Upon passage of this Resolution, the Board of Fairfield Township Trustees hereby certifies this Resolution and Exhibit A to the Fairfield Township Zoning Commission which shall set a date for a public hearing on the proposed Amendment, not less than 20 nor more than 40 days from the date of the certification of this Resolution.

SECTION 3: In accordance with Section 27.5 of the Fairfield Township Zoning Resolution, the Fairfield Township Zoning Commission shall transmit a copy of the proposed Amended Zoning Resolution to the Butler County Planning Commission which shall then recommend the approval or denial of the proposed amendments and shall submit such recommendation to the Fairfield Township Zoning Commission. Such recommendation shall be considered at a public hearing held by the Fairfield Township Zoning Commission on the proposed amendments.

SECTION 4: In accordance with Section 27.6 of the Fairfield Township Zoning Resolution, the Fairfield Township Zoning Commission shall then within 30 days after such hearing recommend the approval or denial of the proposed amendment to the Zoning Resolution or the approval of some modification thereof and shall submit such recommendation together with such application or Resolution to the Fairfield Township Board of Trustees.

SECTION 5: The Fairfield Township Board of Trustees upon receipt of such recommendation shall set a time for public hearing on the proposed amendment to the Zoning Resolution not more than 30 days from the receipt of such recommendation.

SECTION 6: In accordance with Section 27.9 of the Fairfield Township Zoning Resolution, the Board shall within 20 days after such Public Hearing either adopt or deny the recommendation of the Zoning Commission or adopt some modification thereof.

SECTION 7: That it is hereby found and determined that all formal actions of this Board concerning and relating to the passage of this Resolution were taken in meetings open to the public, in compliance with all legal requirements including §121.22 of the Ohio Revised Code.

SECTION 8: That the Board by a majority vote hereby dispenses with the requirement that this Resolution be read on two separate days and hereby authorizes the adoption of the Resolution upon its first reading.

SECTION 9: This resolution shall take effect at the earliest period allowed by law.

Adopted: April 28, 2021

Board of Trustees

Susan Berding: Susan Berding

Shannon Hartkemeyer: Shannon Hartkemeyer

Joe McAbee: Joe McAbee

Vote of Trustees

Yes

Yes

Yes

AUTHENTICATION

This is to certify that this is a resolution which was duly passed, and filed with the Fairfield Township Fiscal Officer, this 28th day of April, 2021.

ATTEST:

Shelly Schultz

Shelly Schultz, Fairfield Township Fiscal Officer

APPROVED AS TO FORM:

L.E. Barbieri

Lawrence E. Barbieri, Township Law Director

532. Parking and Storage of Vehicles and Trailers.

1. Parking and/or storing of any vehicle on a lawn or dirt surface shall be prohibited. On all tracts in residential districts, all open off-street parking areas shall be graded, and surfaced with bituminous concrete (asphalt), Portland cement concrete, brick, cobblestone, or similar hard surface approved by the Zoning Inspector.

2. No commercial vehicles or commercial equipment, (including but not limited to commercial tractors, commercial trucks, buses, box trucks and semi-trailers) shall be parked or stored within the public right-of way, or on any public roadway, or on any property within a residential zoning district other than in a completely enclosed building, except those commercial vehicles conveying the necessary tools, materials, and equipment to a premises where labor using such tools, materials, and equipment is to be performed during the actual time of parking.

3. In residential districts, Fleet vehicles, government vehicles, and/or company vehicles, that are not considered commercial vehicles, shall not be parked within the public right-of way, or any public roadway, except those vehicles that are being used in the performance of services during the time of parking, and must be parked on a driveway at minimum of 10 feet from the right-of-way. (This excludes emergency vehicles)

4. No vehicles or trailers of any type without current license plates shall be parked or stored in any Zoning District other than in a completely enclosed building.

5. Recreational vehicles, utility trailers, campers, and watercrafts may be parked on the front yard driveway in a residential zone as long as it is parked on a paved surface which is a minimum of 50 feet from any right-of-way. Recreational vehicles and trailers in the rear or side yards must follow set-back requirements for accessory structures in this Resolution and must be parked on a paved surface. No recreational vehicle, utility trailer, camper or watercraft shall be parked in any front yard less than 50 feet from any right-of-way or within the public right-of-way or on any public roadway unless it is parked for the purpose of loading, unloading and prepping the

vehicle. The maximum amount of time permitted for purposes of loading, unloading, and prepping the vehicle is 48 hours.

6. No living quarters shall be maintained, or any business conducted, in said vehicle, while vehicle is so parked.

Add a definition for Fleet Vehicles

FLEET VEHICLES, are vehicles, generally a van or truck, used in the operation of a business, government agency, or other organization with a company or municipality identification on the exterior of the vehicle in the form of a logo or written text. A passenger vehicle including an automobile, van, sport utility or other, with no exterior company or municipal identification, shall not be considered a fleet vehicle.

Edit definition for Commercial Vehicle

30. COMMERCIAL VEHICLE, means any motor vehicle that has motor power and is designed to transport more than 15 persons and/or used for carrying ~~merchandise or~~ freight, commercial equipment, hazardous material, or that is used as a tractor OR any other vehicle of a business or industrial nature of 14,001 or greater Gross Vehicle Weight Rating (GVWR). (This includes but is not limited to, box trucks, buses, pole trailers, semi-trucks, semi-trailers.)