

CONDITIONAL USE APPLICATION FOR
MOTOR VEHICLE, BOAT, RECREATIONAL VEHICLE OR TRAILER SALES AREAS
AND
STORAGE SHED OR BARN, CARPORT OR PLAY STRUCTURE SALES AREAS

All applications must include a site plan that meets the requirements as stated on page 3 as well as the following items, which is an expanded outline of Section 1165.02(1) of the Zoning Code.

1. The site plan must show proposed curb-cut location(s) that are not excessively wide as well as safe and adequate internal circulation to allow emergency vehicles to easily maneuver on-site.
2. All areas used for sales, display, parking and storage must be paved and striped in accordance with Chapter 1183 of the Zoning Code. Striping is not required for storage shed or barn, carport or play structure sales areas.
3. The vehicles for display must be setback a sufficient distance in order to provide adequate site distance for pedestrians and motor vehicle operators along sidewalks and/or streets and for vehicular ingress and egress to and from adjoining properties.
4. All vehicles must be setback a minimum of five (5) feet from the right-of-way, sidewalk or edge of road pavement, whichever is greater.
5. All paved areas must be edged in perimeter curbing in order to provide a separation between the vehicles and setback area.
6. The area between the setback and right-of-way/roadway pavement/sidewalk shall be buffered with aesthetically pleasing landscaping.
7. All other applicable zoning and other code requirements of the City of Fairfield shall apply.

* The term "Vehicles" includes motor vehicles, boats, recreational vehicles, trailers, storage sheds/barns, carports and play structures.

APPLICATION FOR CONDITIONAL USE
FAIRFIELD PLANNING COMMISSION
CITY OF FAIRFIELD, OHIO
(REFERENCE CODIFIED ORDINANCE NO. 166-84)

DATE: _____

SECTION I

The undersigned requests a Conditional Use for the use specified below. Should this application be approved, it is understood that it shall only authorize that particular use described in this application and any conditions or safeguards required by the Planning Commission. If this use is discontinued for a period of six (6) months, this permit shall automatically expire.

The undersign hereby applies for permission to: _____

in accordance with plans, application and all data hereto attached and made a part of this application. The property owner, if not the applicant, acknowledges by signature below, that he is aware of this application. Should this permit be approved, the undersign does hereby covenant and agree to comply with all provisions and ordinances of the City of Fairfield, Ohio pertaining to same and to erect and/or modify the structure according to plans and specifications, as approved by the Building Division.

Property Owner: _____

Sworn to and subscribed before me, this _____ day of _____.

Notary Public: _____

The applicant hereby acknowledges that, if this application is granted, the plans to be subsequently filed for a Zoning Certificate for this use shall need to comply with the provisions of Section 1135.02(b), Development Plan Submission Requirements of Codified Zoning Ordinance No. 166-84.

No previous application or appeal under the City Zoning Ordinance has been made affecting these premises. I hereby certify that the statements relating to this application transmitted herewith are true.

Property Owner: _____

Applicant: _____

Sworn to and subscribed before me, this _____ day of _____.

Notary Public: _____

SECTION II

Location Information

Lot Number: _____

Address: _____

Current Zoning: _____

Applicant Information

Name: _____

Address: _____

Phone Number: _____

Email Address: _____

SECTION III

Conditional Use Request Information

The applicant should provide the information requested in order for the Planning Commission to properly review this application. If additional information is needed to describe this application, it should be attached.

1. Name and addresses of owners of all abutting lots and lots directly across the street from subject property.

2. Reference specific section of the Planning and Zoning Code under which requesting a Conditional Use. Section No.: _____

3. Plans, drawn to scale, showing the actual shape and dimensions of the lot, existing buildings, proposed and existing streets, existing and intended use of each building and/or proposed building, parking areas, walkways and curb-cuts and other such information with regard to the lot and adjacent lots as may be necessary to determine and provide for the proper hearing of the application.

4. Attach 3 copies of the plans along with a \$50 filing fee and one electronic copy via a CD or email to development@fairfield-city.org.

Planning Commission meets on the second and fourth Wednesday of every month. The full application, including the filing fee, must be submitted at least 10 days prior to the meeting.

FOR OFFICIAL USE ONLY

Date Received: _____

Received By: _____

Date of Planning Commission meeting: _____

Filing Fee: \$50.00

Amount: _____

Paid By: _____

Check No.: _____

Date: _____