

PROPOSING CHANGE TO THE ZONING RESOLUTION: A MULTI-STEP PROCESS

Changing the zoning resolution or zoning map can be complicated and lengthy. It is a multi-step process involving multiple boards, agencies, and steps. The Zoning Administrator can assist you navigating this process.

The re-zoning of property, changes to the district map, and other proposed changes to the Bath Township Zoning Resolution are covered in full in the Bath Township Zoning Resolution, Article 10, Section 1005.

PUD: PLANNED UNIT DEVELOPMENT

For Planned Unit Development cases, please contact the Zoning Administrator to set up a pre-application meeting. There is a \$100 fee for these meetings.



About the Zoning Commission

This board meets as necessary to evaluate current zoning resolutions, make necessary changes, and present those changes to the Township Trustees. All Zoning commission meetings are open to the public.

All members must reside in the unincorporated area of the township.

Current Zoning Commission Board Members:

Mr. Marc Smith
Mr. David Duell
Mr. Gary Megson
Mr. John Heins
Ms. Robin Joseph

Township Office Hours:
Monday-Friday
12:00-4:00pm

Citizen's Guide To Proposing A Change To The Zoning Resolution



Bath Township

Zoning Department

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STEP ONE: Applying for a Proposed Change

To apply for a rezoning or propose a change to the zoning resolution, fill out the **Rezoning and Proposed Resolution Change Form**. All forms are available on the Bath Township Zoning Website, and can also be picked up at the Township Office.

Mail or drop off the completed form to the Township Offices. Include a CHECK, made out to BATH TOWNSHIP, for \$425.

Each application **MUST BE** signed by the owners or their authorized agent of the property within the area proposed to be reclassified.

No petitions concerning a specific parcel of property, portion of, or use of, can be accepted for consideration more than once during any consecutive twelve (12) month period.

In addition to Owner or Leese of property, an amendment for change can also be initiated by the passage of a resolution by the Township Trustees, or by a motion from the Zoning commission.



STEP TWO: Zoning Commission Public Hearing

After receiving the Request, the Zoning Administrator will notify the Zoning Commission and set a Public Hearing date. Notice of the meeting will be sent to all parties of interest, and will be published in the newspaper, in accordance with the Bath Township Zoning Resolution and the Ohio Revised Code.

The application will also be shared with the Regional Planning Commission before the meeting, who will recommend approval, denial, or modification to the Zoning Commission. This recommendation will be included at the public hearing.

At the public meeting, the applicant will have the opportunity to present their request as well as any other parties who wish to speak on the matter.

Within 30 days after the meeting, the Zoning Commission will make recommendation to the Board of the Township Trustees, that the application be granted, not granted, or modified.

STEP THREE: Trustee Decision

After receiving recommendations from the Zoning Commission, the Township Trustees will then have a Public Meeting. Notice of the meeting will be sent to all parties of interest, and will be published in the newspaper, in accordance with the Bath Township Zoning Resolution and the Ohio Revised Code.

Within 20 days, the Board of Township Trustees will vote on the passage of the proposed amendment to the text of the Resolution or Zoning District Map.

The Board of Township Trustees may overrule the recommendations of the Commission by unanimous vote of the Board of Township Trustees.

The Board of Township Trustees may approve the recommendations of the Commission with modifications by unanimous vote of the Board of Township Trustees.

