

ZONING HEARING BOARD

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CARLA WELTE
MICHAEL DENGEL
JAKE IORIO
TOM OROS (ALT)

Zoning Hearing Board meets on an as-needed basis

Independence Township is a zoned community by virtue of its adopted Zoning Ordinance and amendments. Prior to occupancy and/or construction of any structure, a zoning/building application must be completed to determine if the proposed use is permitted within the referenced district.

To request a Zoning Variance, you must complete an application. Please contact the Township Office for details.

Planning & Zoning office oversees and administers all matters related to the following:

- **Building Permits**
- **Sign Permits**
- **Zoning Permits**
- **Code Enforcement**
- **Subdivision**
- **Land Development**
- **Planning**

The Planning & Zoning office is responsible for coordinating the planning, development, permitting and building activities within the community. It is a goal of the Planning & Zoning office to assist residents, property owners, business owners, builders and developers in understanding and complying with the regulations, procedures and ordinances on these matters as established by the Township.

The Subdivision and Land Development Ordinance regulates and provides the process on how properties and land tracts may be subdivided and developed in a consistent, practical and comprehensive manner to the benefit of the community.



Building/Zoning/Demolition Permits

Building permits are required for the following in Independence Township:

Any new construction that is + 1,000 square foot, (anything under 1,000 square foot needs zoning permit only) additions, remodeling and alterations, decks, and swimming pools (both in-ground and above-ground pools with water depth greater than two feet). Building permits are also required for all fences installed which are not going to be used for agriculture only. Fences over 6 feet require a building permit, under 6 feet, zoning only.

Any structure being demolished in the Township will require a Demolition Permit. This is the only way to get the structure removed from your taxes!

If you are not sure if your project requires a building permit, please contact the Independence Township Office before you start construction.

Code.sys™ Code Consulting, Inc.

John J. Hucko
Building Inspector

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