

Planning Functions of Local Boards

Some planning functions must be performed by certain boards. For other actions, the municipality may designate which board handles such action, as shown below:

Planning Functions of Local Boards

Action	Legislative Board (Town Board, Village Board of Trustees, City Council), or delegation thereof	Planning Board (administrative only)	Zoning Board of appeals (administrative and quasi-judicial)
Comprehensive Plans (prepare, adopt, approve, amend)	X	X (optional participation in preparation and/or review)	
Adopting laws for: Zoning Ordinance, Map, Subdivision Regulation (enact, amend), Site Plan Regulation (enact, amend)	X		
Subdivision applications	X (review/approval or delegation of)	X (review/approval)	
Site Plan applications	X (review/approval or delegation of)	X (review/approval)	X (review/approval)
Special Use Permits	X (review/approval or delegation of)	X (review/approval)	X (review/approval)
Area Variances			X (review/approval)
Use Variances			X (review/approval)

Interpretations of zoning ordinance			X
Appoint members of other board	X		
Approve budgets for other boards	X		
Create advisory boards	X		