

# HEALTH CARE & HUMAN SERVICES

City of Franklin, Ohio  
**CONDITIONAL USE APPLICATION**  
UDO Sections 1113.01 and 1115.09

Application No. \_\_\_\_\_

The following additional information must be submitted with the application:

- \_\_\_\_\_ H. A **Narrative Statement** outlining how the proposed conditional use meets the specific standards of approval for the conditional use.
- (1) The proposed use meets the definition and purpose of “Health Care & Human Services;”
  - (2) The proposed use will meet all applicable federal, state and/or local licensing requirements, certification requirements and/or business regulations;
  - (3) The proposed facility must meet local fire safety requirements and Ohio Building Code requirements for the proposed use and level of occupancy;
  - (4) The proposed use shall not generate an unreasonable increase in traffic volume or require special off-street parking, and may not use on-street parking to meet the parking requirements applicable to it;
  - (5) The lot area shall be adequate to accommodate the required off-street parking requirements without any variances;
  - (6) Cut-off type lighting fixtures shall be used in parking areas to minimize impact to neighboring residentially-zoned properties;
  - (7) When adjacent to residential districts, all buildings shall be set back an additional 1-foot over the usual yard requirements for each one 1-foot of the building that exceeds 35-feet in height;
  - (8) A solid wood fence, masonry wall, or hedge 6-feet high shall be required along any property line adjacent to a residential use or residential district;
  - (9) The minimum distance of driveways from intersections and the minimum distance of driveways to an entrance of a school, place of worship, cemetery, or day care center have been approved by the City Engineer;
  - (10) Access shall be from an arterial street or collector or shall be provided in a manner that does not cause heavy impact on residential streets. Access drives shall be as approved by the City Engineer;
  - (11) The circulation areas shall provide smooth, continuous flow with efficient, non-conflicting movement throughout the site. Major vehicular circulation movements shall not conflict with major pedestrian movements. Interconnecting circulation aisles between parcels shall be provided;
  - (12) Every parking and loading space shall have sufficient access and maneuvering area and all maneuvering areas shall be on the same lot as the use the area is intended to serve; and
  - (13) The applicant will provide documentation indicating the need for the facility, the specific clientele it will serve, and the location and type of similar facilities operated by the applicant.
- \_\_\_\_\_ I. A **Sign Graphics Plan** showing:
- (1) The location of any proposed sign(s), including the sign’s location with respect to existing right-of-way and property lines;
  - (2) The location of all other existing signs whose construction requires permits, when such signs are on the same premises;
  - (3) The dimensions, construction supports, sizes, electrical wiring and components, sign materials, and method of attachment;
  - (4) The location, size, and illumination of wall signs, ground mounted signs, and directional signs; and
  - (5) Elevation drawings of ground mounted signs and wall signs shall also be included.
- \_\_\_\_\_ J. A **Landscaping Plan** meeting the requirements of Section 1111.06.