

FRANKLIN TOWNSHIP, MERCER COUNTY
APPLICATION FOR
CONDITIONAL USE APPROVAL

Proposed use: _____

Date filed: _____

Zoning district: _____

Fee: _____ Paid _____ Ck. No. _____

Make check payable to: Franklin Township Trustees
(6805 St Rt 219, Celina OH 45822)

Address of property: _____

Lot# and subdivision: _____

Owner's name: _____

Owner's address: _____

Hearing date(s): _____

This form must be accompanied by a completed Zoning Permit Application for the use proposed. For example, Non-Residential Building, New Dwelling, etc.

The land use you are proposing requires Conditional Use approval from the Board of Zoning Appeals (BZA), as specified in Chapter 1131 of the Zoning Code of Franklin Township. The BZA will use the criteria listed below to determine the suitability of your proposal. The BZA shall approve, approve with supplementary conditions, as specified in Section 1131.04, or disapprove your application. If the application is approved or approved with supplementary conditions, the BZA shall direct the Zoning Inspector to issue a conditional use permit. The BZA Chairman will send a letter, by first class mail, outlining the conditionals and supplementary conditions.

On a separate sheet of paper or in a formal presentation, provide a written description of your proposed use. Include any information that could be helpful for the BZA to determine compliance with the following criteria.

All applications **must** be accompanied by drawings (where applicable) showing:

- Lot area
- Lot width and breadth
- Front, rear and each side dimension
- Maximum height of all structures
- New construction and any additional construction
- Floor area of all buildings
- Dimensions, surface and location of drive(s)
- Off-street parking spaces

• **Applicant or representative must attend the hearing.**

OWNER OR OWNER'S AGENT _____
SIGNATURE

The Board of Zoning Appeals shall review the particular facts and circumstances of each proposed use, in terms of the following standards, and shall find adequate evidence showing that such use at the proposed location:

- A. is a conditional use, as established under the provisions of these Regulations and appears on the Conditional Uses list, adopted for the zoning district involved;
- B. will be in accordance with the general objectives, or with any specific objective, of the Land Use Plan and/or Zoning Code;
- C. will be designed, constructed, operated, and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity, and that such use will not change the essential character of the area;
- D. will not be hazardous or disturbing to existing or possible future existing uses;
- E. will be served adequately by essential public facilities and services, such as highways, streets, police and fire protection, drainage structures, refuse disposal, utilities and schools, or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately any such services;
- F. will not create excessive additional requirements, at public cost, for public facilities and services, and will not be detrimental to any persons or property;
- G. will not involve uses, activities, processes, materials, equipment, and conditions of operation that will be detrimental to any persons or property;
- H. will not adversely affect the general welfare by reason of excessive production of traffic, noise, smoke, fumes, glare or odors;
- I. will have vehicular approaches to the property which shall be so designed as not to create an interference with traffic on surrounding public streets;
- J. will not result in the destruction, loss or damage of a natural, scenic, or historic feature of major importance and;
- K. will otherwise be in conformance with all other sections of this Resolution.

DIRECTIONS TO THE PROPERTY FROM THE NEAREST HIGHWAY, MUST BE PROVIDED.

FOR BZA USE ONLY

The variance has been: _____ approved _____ approved with conditions _____ denied

This conditional use variance must come before the Board of Zoning Appeals for review in

_____.

Conditions:

1. _____

2. _____

3. _____

4. _____

OWNER OR OWNER'S AGENT: _____
SIGNATURE DATE

DATE DATE

DATE DATE

DATE