

**CONDITIONAL USE PERMIT APPLICATION
CLINTON TOWNSHIP**

Clinton Township Board of Zoning Appeals
Wauseon, Ohio

This application form must be accompanied with a \$ 300.00 check or money order, made payable to the Clinton Twp. Trustees @ 5736 – 15-1, Wauseon, OH 43567.

The undersigned requests a conditional use permit for the use specified below. Should this application be approved, it is understood that it shall only authorize that particular use described in this application and any conditions or safeguards required by the Board. If this use is discontinued, this permit shall automatically expire.

1. Name of Applicant: _____

Mailing Address: _____

Telephone: (Home) _____ (Business) _____

2. Locational Description: Subdivision Name: _____

(If not in a platted subdivision, attach a legal description)

Section: _____ Township: _____ Range: _____

3. Existing Use: _____

4. Property Presently Zoned As: _____

5. Description of Conditional Use: _____

6. Supporting Information: (Please provide in triplicate.)

- a. Site plan, plot plan, or development plan, drawn to scale not less than one-quarter (1/4) inch equal one (1) foot of the total property involved showing the location of all abutting streets, the location of all existing and proposed structures, the types of buildings and their uses.
- b. Vehicles and pedestrian movement plan.
- c. Landscaped plans, including the provision of any screening or buffering of adjacent uses.
- d. A legal description of the property and proof of ownership.

Also, attach a narrative statement relative to the above requirements and explain the economic, noise, glare, and odor effects on adjoining property and the general compatibility with adjacent and other properties in the district.

Date: _____

Signature of Applicant

Article 100-5.7 CONDITIONAL USE

(Clinton Township Zoning Code)

1. Statement of Purpose

Certain uses hereinbefore defined in this Resolution are conditionally permitted and prior to the use of any land, building, or structure or for the erection of any building or structure for said conditional use a conditional zoning certificate must first be approved and authorized by the Board of Zoning Appeals. Conditional uses possess unique characteristics vis-a-vis those permitted by right in the affected zoning district. The characteristics have inherent in them a degree of incompatibility with the uses permitted by right and therefore it is important that individual site consideration be given those proposed uses and that potentially affected property owners be given an opportunity to determine the suitability or the use of their particular area. The purpose of this subdivision is to establish reasonable procedures to insure the proper disposition of conditional zoning certificate applications.

2. Procedure for Approval

a. Application

Every application shall be filed with the Township Zoning Inspector on a form prescribed by the Board of Zoning Appeals and supplied to the applicant by the Zoning Inspector. Every application shall, in addition, be accompanied by the following information and data:

1. Site plan, plot plan, or development plan, drawn to scale not less than one-quarter (1/4) inch equal one (1) foot of the total property involved showing the location of all abutting streets, the location of all existing and proposed structures, the types of buildings and their uses.
2. Vehicles and pedestrian movement plan.
3. Landscaped plans, including the provision of any screening or buffering of adjacent uses.
4. A legal description of the property and proof of ownership.

b. Public Hearing

Upon receipt of the conditional use application, the Board of Zoning Appeals should set a date for a public hearing thereon which date shall not be less than twenty (20) nor more than forty (40) days from the date of the filing of such application. Notice of such hearing shall be given by the Board of Zoning Appeals by one (1) publication in one (1) or more newspapers of general circulation in the township affected by such proposed conditional use application at least fifteen (15) days before the date of such hearing.

Written notice of the hearing shall be mailed by the Board of Zoning Appeals by first class mail, at least twenty (20) days before the date of the public hearing to all owners of property within, contiguous to, and directly across the street from such area proposed for a conditional use application to the addresses of such owners appearing on the County Auditor's current tax list or the Treasurer's mailing list and to such other list or lists that may be specified by the Board of Township Trustees. The published and mailed notices shall set forth the time and place of the public hearing and the nature of the proposed conditional use application. Upon the appointed date, the Board of Zoning Appeals shall then hold a public hearing prior to any determination of the conditional use application.

c. Board of Zoning Appeals

The Board of Zoning Appeals shall be governed by the powers, rules, and standards provided in Article 100-22, "Board of Zoning Appeals". In addition, thereto, the minimum standards relative to each conditional use provided in the various articles of this Resolution shall not be modified by the Board except under its variance provisions.