

APPLICATION FOR CONDITIONAL USES

A SITE PLAN IS REQUIRED
SEE SECTION 54-26 OF CODE OF ORDINANCES FOR PLAN CONTENTS.

List Section Numbers of the Conditional Uses Ordinance that are requested to be varied.

PLEASE JUSTIFY YOUR REQUEST BASED ON THE FOLLOWING CRITERIA:

1. Off-street parking and loading facilities are adequate in terms of location, amount and design to serve the use.

2. The number, size and type of signs proposed are compatible with the surrounding area.

3. The amount and location of open space and the provision of screening is such that buffering of incompatible uses is achieved.

4. Ingress and egress to the property is suitable and safe, and the effect of the proposed activity on traffic flow along adjoining streets is not adverse.

5. The location and intensity of outdoor lighting is such that it does not cast light on adjacent, adjoining or neighboring properties.

6. Hours and manner of operation of the proposed use are not inconsistent with adjacent and nearby area.

7. Public facilities and utilities are capable of adequately serving the proposed use

8. The proposed use will not have a significant adverse effect on the level of property values or the general character of adjacent land uses or the general area.

9. The Conditions of the site, including size, shape, topography and drainage, are suitable for the proposed development.

10. The proposed use is consistent with the goals and objectives of the city's Comprehensive Plans.

NOTE: THIS FORM, IF COMPLETED, SATISFIES "LETTER OF INTENT" REQUIREMENTS.