

 <p style="text-align: center;"> Bainbridge Township 17826 Chillicothe Road Chagrin Falls, Ohio 44023 (440) 543-9871 www.bainbridgetwp.com Email: zoning@bainbridgetwp.com </p>	APPLICATION FOR ZONING AMENDMENT R.C. 519.12 (A)	<p>DATE RECEIVED BY: (OFFICE USE)</p> <p>ZONING COMMISSION: _____</p> <p>PROPOSED ZONING AMENDMENT NO. _____</p>												
<p>The undersigned hereby applies for a zoning amendment to the Bainbridge Township Zoning Resolution. The Zoning Commission may request such additional information as may be necessary to ensure compliance with the zoning resolution and the township land use plan or waive requested information that is not applicable.</p> <p>This application shall be completed by the property owner of record, or his/her attorney or a lessee of the affected real property. Incomplete applications will <u>not</u> be processed. Please print legibly or type all information, sign, and date this form.</p>														
1. PROPERTY INFORMATION														
Site Address: (if different from below) _____														
Geauga County Auditor's Parcel Number: _____														
2. IDENTIFICATION														
Applicant: Owner Lessee (Note: Attach a copy of lease for affected property) Attorney														
Applicant:														
Name _____	Email _____													
Address _____	City _____	State _____ Zip _____												
Phone Number(s) _____	Home _____	Office _____												
Mobile _____														
3. ATTACH A COPY OF THE RECORDED DEED(S) WITH THE LEGAL DESCRIPTION(S) OF THE LOT(S) INCLUDED IN THE PROPOSED AMENDMENT.														
4. CURRENT ZONING DISTRICT IN WHICH THE PROPERTY IS LOCATED:														
<table style="width: 100%; border: none;"> <tr> <td style="width: 33%;">Lot is presently zoned:</td> <td style="width: 33%;">R-3A: Rural Residential</td> <td style="width: 33%;">R-5A: Rural Open Residential</td> </tr> <tr> <td>CB: Convenience Business</td> <td>MUP: Mixed Use PUD</td> <td>PO: Professional Office</td> </tr> <tr> <td>LIR: Light Industry Restricted</td> <td>PPP: Public Passive Park</td> <td>APP: Active Public Park</td> </tr> <tr> <td colspan="3">(The zoning map is available at www.bainbridgetwp.com)</td> </tr> </table>			Lot is presently zoned:	R-3A: Rural Residential	R-5A: Rural Open Residential	CB: Convenience Business	MUP: Mixed Use PUD	PO: Professional Office	LIR: Light Industry Restricted	PPP: Public Passive Park	APP: Active Public Park	(The zoning map is available at www.bainbridgetwp.com)		
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5. WHAT IS THE PROPOSED ZONING DISTRICT CLASSIFICATION? (IF APPLICABLE).														
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6. ATTACH A COPY OF THE OFFICIAL TOWNSHIP ZONING MAP WITH THE AFFECTED LOT(S) TO BE REZONED FULLY DELINEATED AND THE PROPOSED ZONING DISTRICT SHOWN. (IF APPLICABLE)														
7. DESCRIBE THE PRESENT USE OF THIS PROPERTY: (IF APPLICABLE)														
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> <div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div>														
8. DESCRIBE THE PROPOSED USE OF THIS PROPERTY. (IF APPLICABLE)														
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9. PROVIDE THE TEXT OF THE PROPOSED AMENDMENT. USE STRIKE-THROUGH ON ANY EXISTING TEXT TO BE DELETED AND HIGHLIGHT PROPOSED TEXT. CITE THE CHAPTER(S) AND SECTION NUMBER(S).

10. SUBMISSION OF SITE PLAN AND OTHER PLANS (IF APPLICABLE)

11. SITE PLAN SUBMITTAL REQUIREMENTS (IF APPLICABLE)

A site plan submittal shall include the following information and other supporting plans. Plans shall be prepared by the owner, lessee, a licensed professional engineer or architect in the state of Ohio. A landscaping plan may be prepared by the owner, a qualified contractor, or a licensed landscape architect in the state of Ohio. Plans shall be drawn to scale. Six (6) copies shall be provided.

- Site Plan
- Building and Structure Elevations and Floor Plans
- Landscaping Plan
- Exterior Lighting/Photometric Plan
- Water Management and Sediment Control (WMSD) Plan
- Other

Plan Content

- General Information
 - Name, mailing address, location address, phone number, and email of owner of record and the consultant who prepared the plan. Each plan sheet shall bear the seal of the professional engineer, architect or landscape architect who prepared it.
 - Name of the project, permanent parcel number, volume and page number of deed(s) of record, north arrow, sheet numbers, and date.
 - Zoning district in which the site is located and proposed zoning district.
- Site Plan
 - Locate, identify, and provide dimensions and area of all existing and proposed:
 - Property lines with total acreage of the lot within and exclusive of the road right-of-way.
 - Lot frontage at the road right-of-way and width at the building setback line
 - Applicable front, side, and rear setback lines.
 - Distance between buildings and structures.
 - Lot coverage, area and percentage, by buildings, structures, and other impervious surfaces.
 - Principal and accessory attached or detached buildings, structures, and uses.
 - Adjacent public or private roads.
 - Driveways including width and setbacks. For proposed driveways, a copy of the driveway access permit is required.
 - Sidewalks, walkways, ramps, porches, patios, decks, and trails
 - Parking aisles and number of spaces with traffic flow patterns at entry/exits and within the site.
 - Loading/unloading areas and spaces.
 - Fences, walls, and earthen mounds.
 - Exterior waste containers and dumpsters with enclosures.
 - Exterior storage, sales, and display areas.
 - Fire protection ponds and dry hydrants.
 - Locate and identify existing lakes, ponds, streams, and other water features and show riparian setbacks.
 - Locate and identify existing and proposed easements, including, but not limited to, utility easements with dimensions.
 - Locate any existing or proposed on-site wastewater treatment system and water well or indicate if a central sanitary sewer line connection and water line connection exists or is available.

- **Building and Structure Elevations and Floor Plans**
 - Provide the location, height from finished grade, and size of existing and proposed buildings and structures or any addition to existing buildings or structures.
 - Provide floor plans identifying uses with dimensions for structural alterations to existing buildings and structures or any additions and for proposed buildings and structures.
 - The number of dwelling units, if any.
- **Landscaping Plan**
 - Provide the general location and identification of existing trees and other plant material.
 - Locate and identify all required buffer areas.
 - Provide the location and size of proposed trees and other plant material. Include a legend with the tree and plant species identification.
 - Show accessory structures including, but not limited to, water features, fountains, fences, and retaining walls.
- **Exterior Lighting/Photometric Plan**
 - The location, height, intensity, and bulb type of exterior lighting fixtures.
 - The direction of illumination and methods to eliminate glare, including full cut-off lighting, onto to adjacent roads and properties.
 - Note: See Section 161.12 of the Zoning Resolution.
- **Water Management and Sediment Control (WMSC) Plan**
 - Show location and dimensions of existing stormwater facilities.
 - Provide the location and dimensions of proposed stormwater facilities and sediment control measures as required by the Geauga Soil and Water Conservation District.
 - Note: See Chapter 159 of the Zoning Resolution.
- **Other**
 - Temporary structures and uses shall be identified and located, including applicable setbacks, and applicable time frames. See Section 161.03
 - Permitted yard obstructions shall be identified and located, including applicable setbacks. See Section 161.11.

12. PROVIDE THE REASON(S) FOR THE PROPOSED AMENDMENT AND HOW IT RELATES TO THE TOWNSHIP LAND USE PLAN:

13. SIGNATURE

The undersigned hereby certifies that all of the information supplied in this application and attachments hereto are true and correct to the best of my knowledge, information and belief. I hereby acknowledge that I understand the penalty for falsification is imprisonment for not more than six months, or a fine of not more than \$1,000.00, or both.

Printed Name of Applicant or Attorney: <small>Note: If the applicant is a lessee, the real property owner shall cosign this application form.</small>	Application Date:
Signature of Applicant or Attorney:	

14. VALIDATION (Office Use Only)

Zoning Amendment Number:	Date Received by Zoning Commission:
Fee: \$	