

# CONDITIONS

Use Permit Application No. 23-0314  
Mental Health/Substance Abuse Treatment Facility  
Riverside Hospital, Inc. | 2244 Executive Dr.

## 1. Issuance of Permit

The Use Permit is for a mental health/substance abuse treatment facility, as that use is defined in the Hampton Zoning Ordinance, applies only to the location at 2244 Executive Drive [LRSN: 7001882] ("Location") as identified on **Exhibit A** attached hereto, and is not transferable to another location. Any expansion beyond the area designated on **Exhibit A** will require an amended use permit.

## 2. Limitation of Use

The operator of the facility shall comply with the Additional Standards pursuant to Section 3-3 of the Zoning Ordinance.

## 3. Compliance with Rezoning

All the proffered conditions from Rezoning 23-0313 shall also apply to this Use Permit and shall be incorporated as if fully set forth herein.

## 4. Capacity

The maximum capacity, as determined by the City Building Official, shall be maintained in accordance with applicable law.

## 5. Design Standards

Any future site and building improvements, including but not limited to building materials, landscaping, fencing, and lighting shall be submitted to the Director of Community Development, or their designee, for design review and approval in accordance with the Coliseum Central Design Standards, dated January 2018 (as amended).

## 6. Security Plan

A Security Plan shall be submitted to the Community Development Department for review by the Hampton Police Division, Division of Fire and Rescue, and other such departments as may be applicable. The Security Plan must be reviewed and approved by the Hampton Police Chief or their designee, the Fire Chief or their designee, and the Director of Community Development or their designee prior to the issuance of a final Certificate of Occupancy. The approved plan shall be maintained in perpetuity. Any changes to the approved plan shall be reviewed and approved by the Director of Community Development or their designee, who may consult with such other city officials as needed.

## 7. Licensing and Compliance with Laws

Applicant shall obtain and maintain all applicable licenses to conduct the business authorized by this Use Permit prior to engaging in any such business,

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including, but not limited to, those that may be required by the Virginia Department of Behavioral Health and Developmental Services (DBHDS) for the operation of a mental health or substance abuse treatment facility.

In addition, if the applicant is a legal entity, other than a person or persons, including, but not limited to a limited liability company or corporation, applicant shall be authorized to transact business in Virginia as a domestic or foreign business entity and shall provide proof of registration to the Zoning Administrator, upon request. Applicant shall not allow its existence to lapse or its certificate of authority or registration to transact business in Virginia to be revoked or cancelled at any time while this Use Permit is in effect.

This Use Permit may be terminated for any violation of federal, state, or local law.

## 8. Revocation

Notwithstanding any condition or provision of this use permit to the contrary, the use permit may be revoked for violation of any terms or conditions of the use permit as set forth in chapter 14 of the Hampton Zoning Ordinance (as amended).

## 9. Nullification

The Use Permit shall automatically expire and become null and void under any of the following conditions:

- (1) If, in the case of new construction, the building has not been erected, with doors, windows, roof covering and exterior finish materials in place within two (2) years of the issuance of the use permit;
- (2) No building permit to construct the authorized improvements has been issued within twelve (12) months of the date of approval by the city council, or if no building permit is required, if the use is not established within twelve (12) months of the date of approval by the city council; or
- (3) Once the property may be occupied, if the property is not used for the permitted purpose for a continuous two-year period unless otherwise specified in the zoning ordinance. In making this determination the city may consider such matters as the issuance of a building permit, a business license, utility connections and such related factors.

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## EXHIBIT A

