



Department of  
Job and Family Services

John R. Kasich, Governor  
Cynthia Callender Dungey, Director

September 28, 2015

Mohamud Osman, Owner  
City Center Childcare LLC  
3721 Broadway  
Grove City, OH 43123  
Application Number: 800910



Dear Mr. Osman:

As you are aware, an onsite assessment of your proposed child care center was performed on 9/21/15. During that time, it was determined that there is no onsite outdoor play space available for use by the children. The requirements in Ohio Administrative Code (OAC) 5101:2-14 (A) state that: "The center shall provide outdoor play each day in suitable weather for any toddler, preschool child, and school child in attendance for more than four consecutive daylight hours. Any center or program providing child care after school for more than two hours shall provide an opportunity for outdoor play each day in suitable weather." (OAC) 5101:2-12-14(C) (1) and (2) state that the onsite play space must: "provide at least sixty square feet of usable space per child using the area at one time," and be "well defined by a fence that is safe and in good repair or a natural of other barrier."

(OAC) 5101:2-12-14(D) says that a center may be exempt from having an onsite play area if the following requirements are met: "The facility has an indoor recreation area that has a minimum of one thousand one hundred forty square feet of indoor space..." and a "safe park or play area regularly available, scheduled for daily use in suitable weather and approved by the department. Access to this area must be safe and convenient..."

Since there is no park or play space in close enough proximity to be approved by the department, you must have adequate, safe onsite outdoor play space in order to be licensed. We have explored a number of possible options on your property, and the only feasible solution we have currently identified is to fence in two parking spaces at the north rear of the building. This would provide 456.5 square feet, which would allow use by 7 children at a time. Groups of children would have to be scheduled to ensure all children have use of the space on a daily basis.

30 East Broad Street  
Columbus, Ohio 43215  
jfs.ohio.gov

An Equal Opportunity Employer and Service Provider

If you have additional questions or need more clarification, you may reach me at (614) 752-1478 or by email at [kimberly.sutermaster@jfs.ohio.gov](mailto:kimberly.sutermaster@jfs.ohio.gov).

Sincerely,

Kim Sutermaster, Child Care Licensing Specialist  
Bureau of Child Care Licensing and Monitoring  
Office of Family Assistance

Cc: Susanne Zimmerer ,Licensing Supervisor  
Jeff Van Deusen, Bureau Chief  
File

RECEIVED

SEP 28 2015

GC PLANNING COMMISSION

**NEW TENANT OCCUPANCY**  
**CITY CENTER CHILDCARE**  
 at 3721 BROADWAY  
 GROVE CITY, OHIO 43123

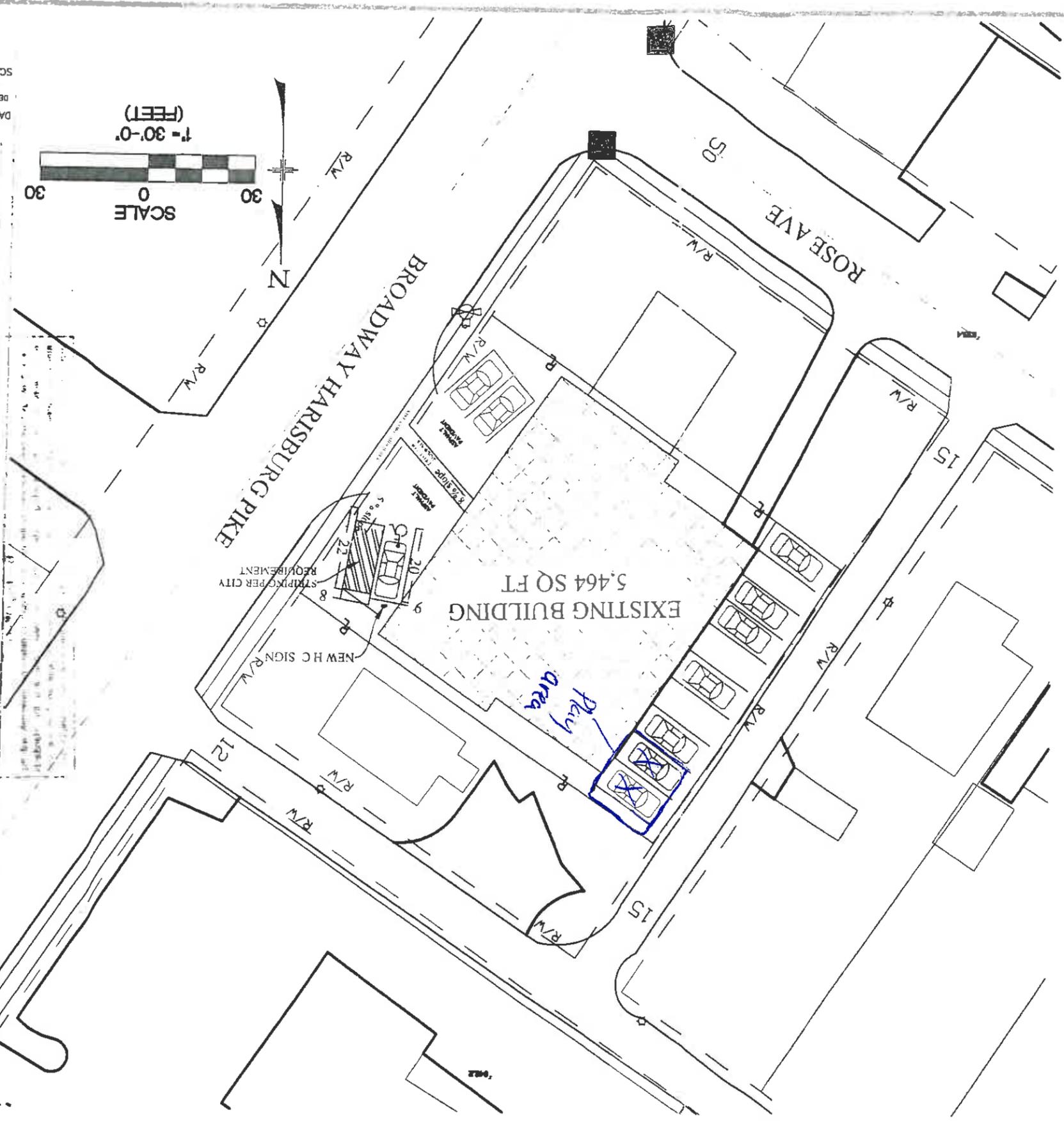
**GENERAL SCOPE OF WORK**

- 1 EXISTING SPACE WAS USED BY TWO DIFFERENT BUSINESSES NAMELY PIZZA PARLOR & GENERAL STORE (FIRE PLACE SALES).
- 2 DAYCARE DROP OFF SHALL BE IN THE BACK DOOR. EXISTING SPACE SHALL BE PROTECTED AS IS WITHOUT ANY CHANGE EXCEPT THE FOLLOWING.
- 3 PAINT WALLS AND REPAIR DAMAGED DRYWALL (IF ANY).
- 4 INSTALL GRAB BARS FOR HANDICAPPED RESTROOM.
- 5 REPLACE EXISTING OUTLETS AT REACH OF CHILDREN (BELOW 48") FOR ALL FIRST FLOOR CLASSROOM WITH TEMPER RESISTANT RECEPTACLES PER NEC REQUIREMENTS.

**RECEIVED**  
 SEP 28 2015  
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**LOCATION MAP**

**PROJECT INFORMATION**  
 PROJECT ADDRESS: 3721 - 3719 BROADWAY  
 COLUMBUS OH 43204  
 040-000722 & 040-000706  
 PARCEL ID #S:  
 LAND AREA: 10,320 Sq Ft  
 CURRENT ZONING: COMMERCIAL  
 TENANT AREA: 5,464 Sq Ft  
 EXIST USE: RESTAURANT & RETAIL  
 PROPOSED USE: DAYCARE CENTER  
 EXIST PARKING: 13 SPACES (W/ ONE H C SPACE)  
 REQUIRED PARKING: 10 SPACES NO CHANGE



SCALE: 1/3 AS NOTED

DATE: SHEET NO. DEC 2014

BID DOC. NO.



**PROJECT NAME:**  
 TENANT SPACE FOR  
 CITY CENTER CHILDCARE  
**LOCATION:**  
 3721 BROADWAY, ST.  
 GROVE CITY, OH 43123  
**SHEET TITLE:**  
 SITE PLAN & SCOPE OF WORK

**FIRM NAME AND ADDRESS:**  
**OSMAN**  
 ARCHITECTURAL, ENGINEERING, PLANNING  
 1901 E. DUBLIN ROAD, SUITE 204, DUBLIN, OH 43017  
 TEL: (614) 885-2525 FAX: (614) 885-2526  
 WWW.OSMANINC.COM  
**OWNER'S NAME:**

NOTES:

| No. | Revision/Name | Date     |
|-----|---------------|----------|
| 1   | OSM           | 12-10-14 |

REVISION DIVISION  
 CROFTVILLE