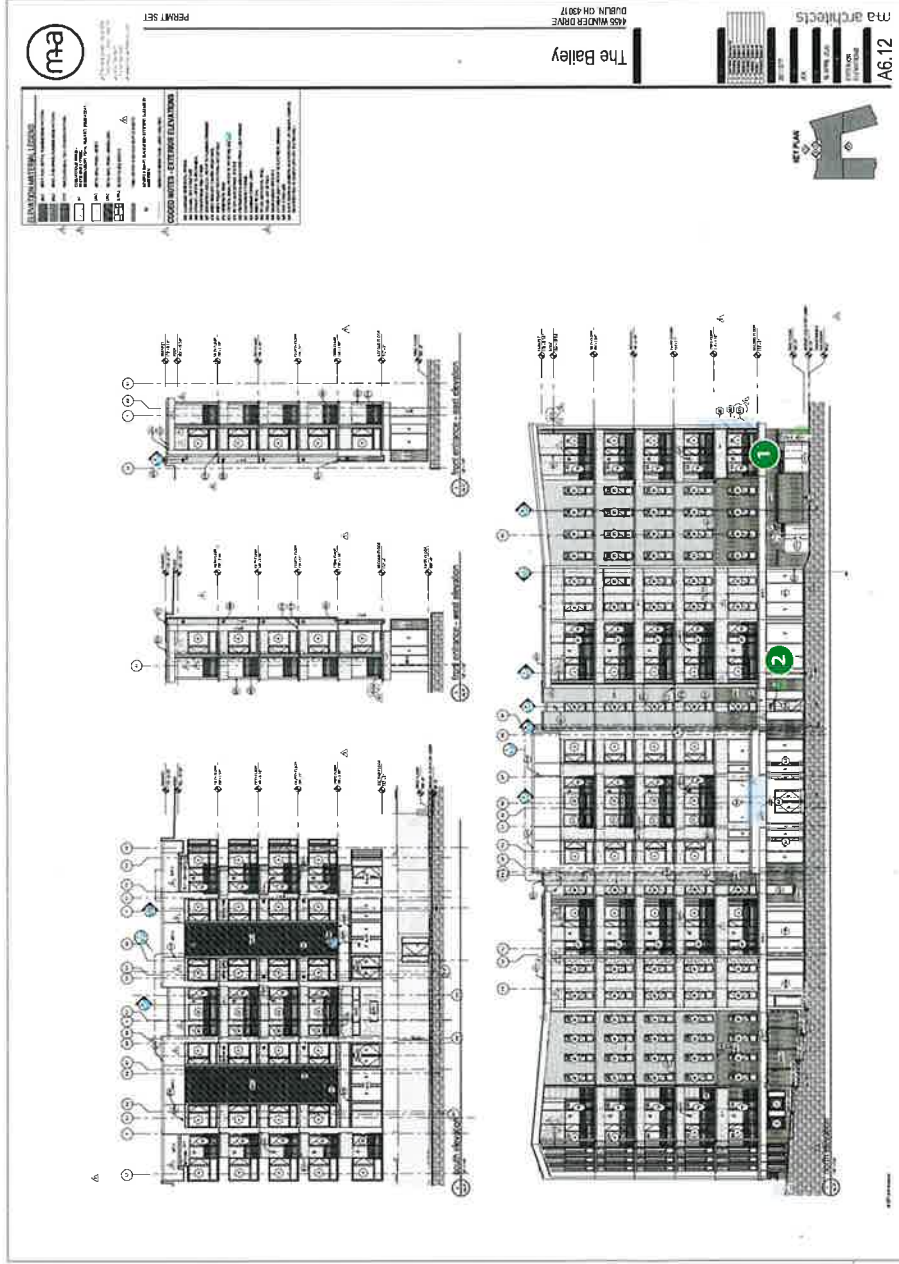


F Block - The Bailey : Friendship at Home tenant Exterior Signage Elevation



O'Reilly Office
300 Spruce St Suite 150
Columbus, Ohio 43215
614-754-1895



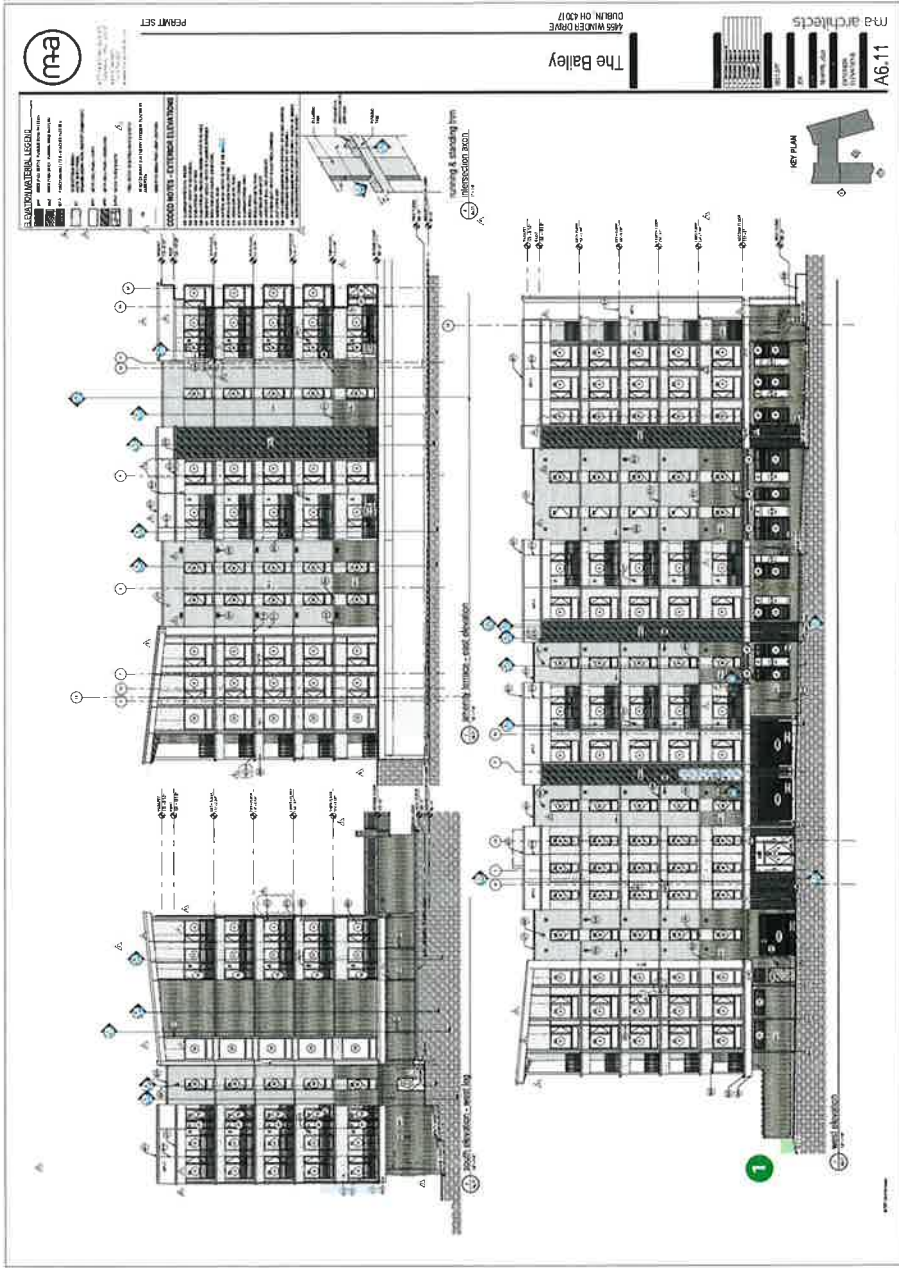
- 1 Tenant Monument Sign
- 2 Tenant Wall Sign

Drawing scaled down to 1" = 32'

F Block - The Bailey: Friendship at Home tenant Exterior Signage Elevation



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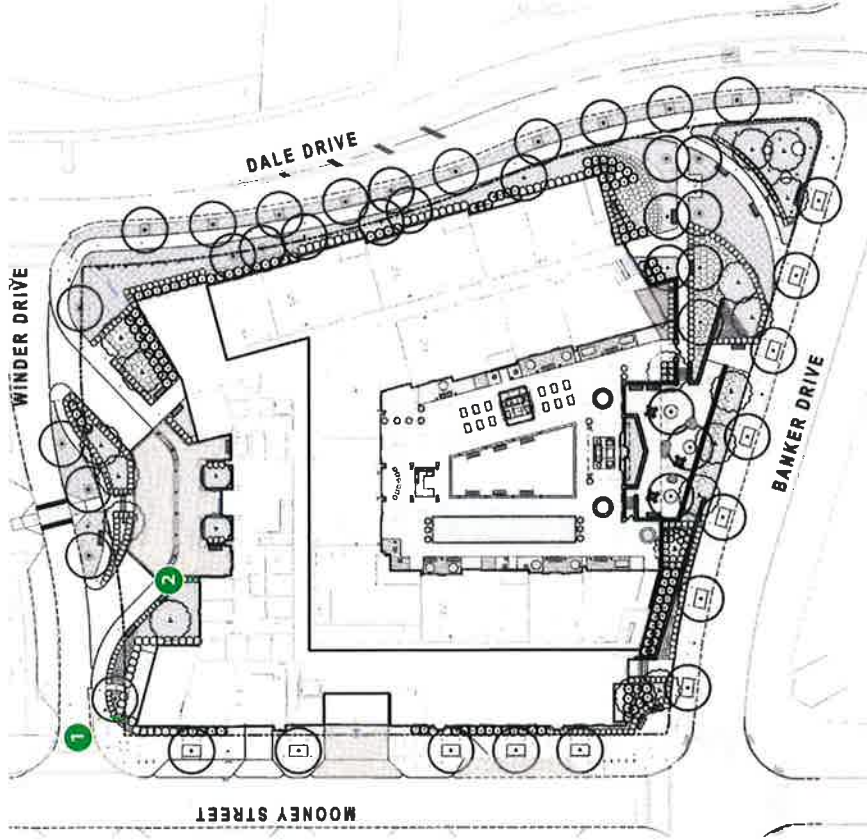
- 1 Tenant Monument Sign
- 2 Tenant Wall Sign

Drawing scaled down to 1" = 32'

F Block - The Bailey: Friendship at Home tenant Exterior Signage Key



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Narrative
page 2-3

1 Tenant Monument Sign
page 4-5

2 Tenant Wall Sign
page 6 - Option 1
page 7 - Option 2

Elevations
pages 8-9

Landscape Plans
pages 10-11

F Block - The Bailey: Friendship at Home tenant Exterior Signage Narrative

To: Dublin Planning and Zoning Committee
From: Rita Doherty, CEO Friendship at Home/Friendship Village of Dublin
Date: March 22, 2024
Subject: Friendship at Home Signage at Bridge Park

Background: Friendship at Home, LLC, was formed in 2015 in partnership with Friendship Village of Dublin, and their offices were at 90 South North High Street, Suite A, in historic old Dublin. The business is a not for profit with a mission of "to care for, engage, and inspire our community to reimagine quality of life at every age." The Friendship at Home business has its own financial reporting, payroll, and governing board who set the strategy and provide governance.

Friendship at Home is a member-based service that provides lifecare in the home. The program coordinates wellness (diet, nutrition, physical activity, emotional health) and support (care coordination and home care services in a member's home—up to 24-hour care) to allow members to age gracefully in their homes. The Friendship at Home mission and practices align with the principles of Forever Dublin, an initiative of the Dublin City Council.

Friendship at Home is thriving with 150 members and a goal of 500 in the next five years. Members of Friendship at Home buy into the program through a one-time entrance fee that averages \$95,000 and pay a monthly fee of around \$600 per month. The average age of a Friendship at Home member is 85.

When Friendship Village of Dublin was deliberating a partnership with Crawford Hoying in 2019, one of the driving reasons was expanding the Friendship at Home mission, through increased visibility in Dublin and Bridge Park.

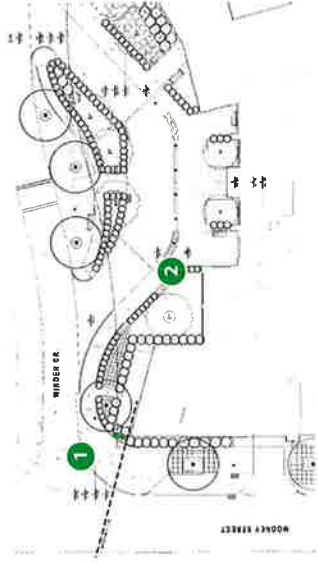
Office Location: The Friendship at Home offices will be relocated into retail space in the Bailey at Bridge Park upon completion of construction. The space is approximately 2,000 square feet, allowing six offices and one conference room. These offices will be used for the primary purpose of conducting business for Friendship at Home, including in-person meetings with members, visitors, and prospective members to review care needs and promote sales/membership. Friendship at Home will pay rent of \$3,500/month for use of this space and its address is 4467 Winder Drive, Dublin, Ohio 43017.

Friendship at Home Signs in Bridge Park: In accordance with the Master Sign Plan for F Block, the Friendship at Home office is entitled to two signs (one street of frontage). Understanding the Planning and Zoning Commission concerns about signage and the feedback we received during the PZC meeting on January 17th, we have studied the placement of the Friendship at Home (FAH) sign but have found minimal location alternatives due to the placement of the FAH office along with wayfinding and sightline challenges.

We are proposing to the Planning and Zoning Commission two signs for Friendship at Home. The first proposal is a monument sign located on the corner of Winder Drive and Mooney Street. The location was selected to allow for wayfinding from the Mooney Street garage to the front entrances of the Friendship at Home office. Below are some challenges to the space and reasons why we feel the placement of this sign is superior to other locations.

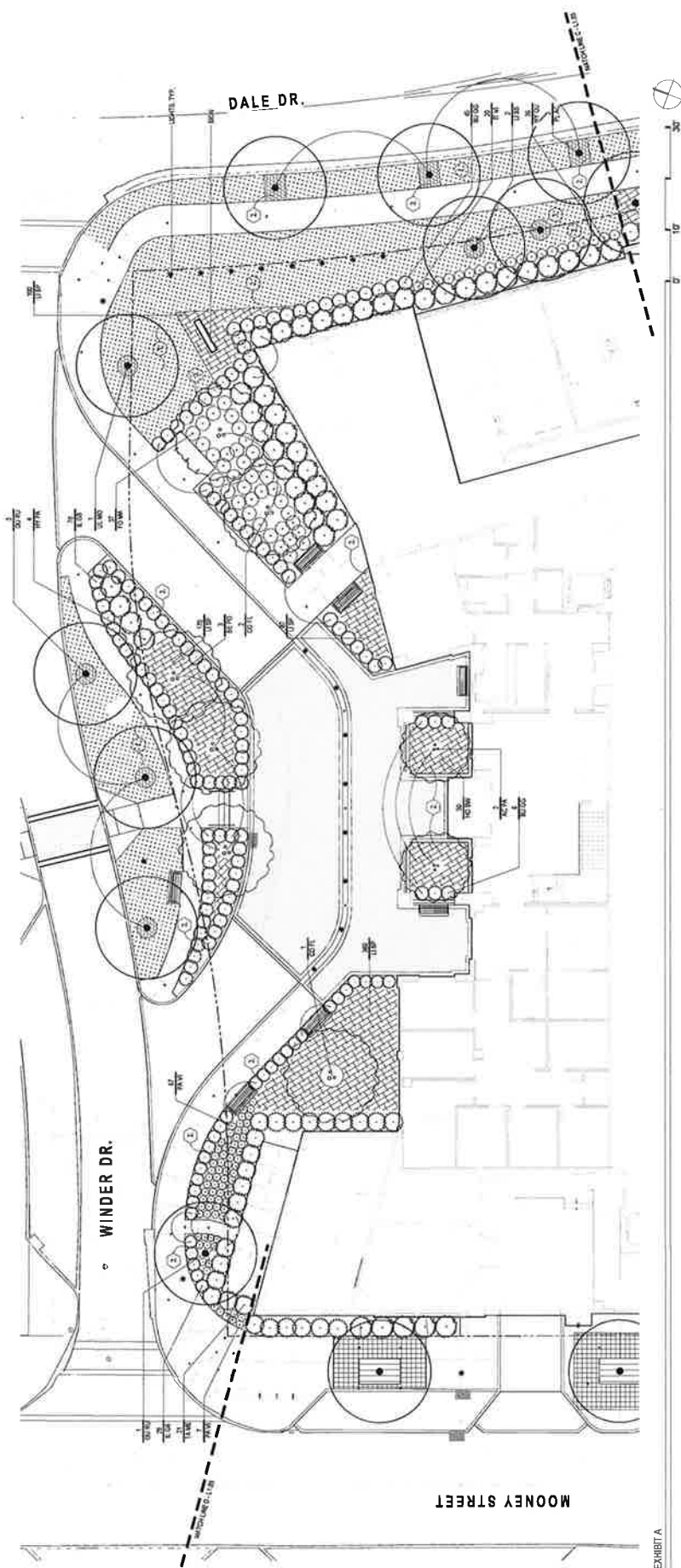


FRIENDSHIP AT HOME



O'Reilly Office
300 Spruce St. Suite 150
Columbus, Ohio 43215
614-754-1895





PLANT LIST (NOTE - ALL PLANTING AREAS ARE TO BE IRRIGATED)

SYMBOL	ITEM	REFERENCE AND NOTES
(1)	THIR AREA - ALL THIR TO BE RESINATED	
(2)	LANDSCAPE BED - PROVIDE 1/4" x 2" DEPTH BLACK MULCH. POSTIVE DRAINAGE IN ALL DIRECTIONS. AND NO EDGE CURB CUT THIR.	

SYMBOL	ITEM	SIZE	COL.	SPACING	NOTES
BU	BUR	18 FT.	18 CONT.	PER PLAN	
TA	TA	30 FT.	18-24 IN. CONT.	PER PLAN	
HY	HY	30 FT.	18-24 IN. CONT.	PER PLAN	
IT	IT	18 FT.	18 CONT.	PER PLAN	
FO	FO	24 FT.	18-24 IN. CONT.	PER PLAN	
IL	IL	18 FT.	18 CONT.	PER PLAN	
GR	GRASSES, ORCHARDGRASSES & WILDS				
UP	UP		18 CONT.	PER PLAN	
HD	HD		18 CONT.	PER PLAN	
RA	RA		18 CONT.	PER PLAN	

SYMBOL	ITEM	SIZE	COL.	SPACING	NOTES
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GR	GRASSES, ORCHARDGRASSES & WILDS				
UP	UP		18 CONT.	PER PLAN	
HD	HD		18 CONT.	PER PLAN	
RA	RA		18 CONT.	PER PLAN	

CODED LANDSCAPE NOTES

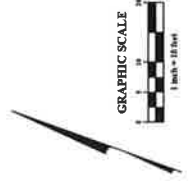
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REVISIONS	DATE	DESCRIPTION

BRIDGE PARK
WINDER DRIVE ENTRANCE - GRADING DETAIL

EMHT
 ENGINEERING & ARCHITECTURE
 1000 NEW MARKET PLACE, CHARLOTTE, NC 28202
 PHONE: 704.375.1234 FAX: 704.375.1235
 WWW.EMHT.COM

DATE: May 1, 2023
 SCALE: 1" = 10'
 JOB NO.: 2021-0030
 SHEET: C1.09



LEGEND

*Elevations	Ex. Spot Elevation
Prop. Spot Elevation	
EP	Edge of Pavement
TC	Top of Curb
FF	Finish Floor
TR	Top of Rise
BR	Bottom of Rise
LF	Linear Foot
(N/C)	Adjust To Grade
(R/C)	Reconstruct to Grade
(M/E)	Mean Existing
(D/N)	Do Not Disturb
-----	Flush Curb (0" Ravel)
-----	Traction Curb (0" to 8" Ravel)
-----	Should Line
-----	Permanent Pavement Replacement

