



Trustee Ryan Rivers • Trustee Lisa Knapp • Trustee Debbie Taranto
Chair

Zoning Department
Jeff Beard, Zoning Enforcement Officer

Orange Township Board of Zoning Appeals

Orange Township Hall - Moffett Room
1680 E. Orange Road, Lewis Center, OH 43035
Thursday, April 18, 2019
6:30 p.m.

1. Call roll for board members
2. Swearing in of witnesses
3. New Business

i. Variance Application #VA-19-06

Applicant/Owner:	Robert and Erin Fitzgerald
Site:	4736 Royal County Down (PID# 318-140-18-021-000)
Zoning:	Single Family Planned Residential (SFPRD) District
Request:	Seeking an area variance from rezoning case 12-0223 Sanctuary at the Lakes and Enclave at the Lakes to build a deck that will fail to meet the minimum rear-yard setback.

ii. Variance Application #VA-19-07 (Tabling)

Applicant:	TH Midwest, Inc
Owner:	401 East Powell Road LLC c/o William R. Lee
Agent:	Christopher A Rinehart, Esq.
Site:	8940 Green Meadows Drive (PID# 318-313-04-013-002)
Zoning:	Planned Commercial and Office (PC) District
Request:	Seeking Use and Area Variances from Sections 22.06 (c(3)), 22.06 (d), and 22.06 (e) of the Orange Township Zoning Resolution, Section 14.07 (n) of Rezoning Case #17986 Green Meadows Plaza and Section 14.07 (n) of Rezoning Case 15-0217 Green Meadows Plaza for proposed signage.

iii. Conditional Use Application #CU-19-08 (Tabling)

Applicant:	TH Midwest, Inc
Owner:	401 East Powell Road LLC c/o William R. Lee
Agent:	Christopher A Rinehart, Esq.
Site:	8940 Green Meadows Drive (PID# 318-313-04-013-002)
Zoning:	Planned Commercial and Office (PC) District
Request:	Requesting a Conditional Use from Section 22.04(a) of the Orange Township Zoning Resolution, Section 14.07 (n) of Rezoning Case #17986 Green Meadows Plaza and Section 14.07 (n) of Rezoning Case 15-0217 Green Meadows Plaza to allow the construction of a monument style free standing sign in an area zoned Planned Commercial & Office (PC) District.

iv. Conditional Use Application #CU-19-09

Applicant/Owner:	Tom Hebert
Site:	6470 Dubois Road (PID# 318-220-04-016-000)
Zoning:	Farm Residential (FR-1) District
Request:	Seeking a home occupation of section 7.04(a) of the Orange Township Zoning Resolution

v. Variance Use Application #VA-19-10

Applicant/Owner:	First and Main Lewis Center RE, LLC. (Christian Cottrell)
Site:	8875 Green Meadows Drive (PID# 318-313-04-013-003)
Zoning:	Planned Commercial and Office (PC) District
Request:	Seeking a use variance from Section 22.03(h) of the Orange Township Zoning Resolution to allow a temporary sign to remain after completion of construction.

4. Adjournment of meeting