



Trustee Lisa Knapp • Trustee Debbie Taranto • Trustee Ryan Rivers  
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, October 18, 2018  
7:00 p.m.

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

i. Variance Application #VA-18-18 Recessed from September 20<sup>th</sup> Hearing

<b>Applicant:</b>	Burton Signworks Inc.
<b>Owner:</b>	Continental Olentangy Crossing LLC.
<b>Site:</b>	6520 Pullman Drive (PID# 318-220-01-058-025)
<b>Zoning:</b>	Planned Commercial and Office (PCD) District
<b>Request:</b>	Requesting a Variance from Section 22.03(c (1)) and 22.03(c(4)) of the Orange Township Zoning Resolution to allow the placement of one wall sign that will exceed the maximum height requirement and one wall sign that will not meet the minimum height requirement in an area zoned Planned Commercial and Office (PC) District.

ii. Variance Application #VA-18-17 Recessed from September 20<sup>th</sup> Hearing

<b>Applicant:</b>	Northstar Realty
<b>Owner:</b>	George's Run III LLC
<b>Site:</b>	6321-6289 Pullman Drive (PID# 318-220-01-058-023)
<b>Zoning:</b>	Planned Commercial and Office (PCD) District
<b>Request:</b>	Requesting a Variance from Section 22.03(c)(1) of the Orange Township Zoning Resolution to allow the placement of two (2) wall signs that will exceed the maximum height requirement in an area zoned Planned Commercial and Office (PC) District.

4. New Business

i. Variance Application #VA-18-19

<b>Applicant:</b>	Kevin Baxter, P.S.
<b>Owner:</b>	Anastasiia Tiurenkova
<b>Site:</b>	8076 S. Old State Road (PID# 318-213-12-004-000)
<b>Zoning:</b>	Farm Residential (FR-1) District
<b>Request:</b>	Requesting a Variance from Section 7.06(a) and 7.06(b) of the Orange Township Zoning Resolution to allow a lot split that will fail to meet the minimum lot area and minimum lot frontage in an area zoned Farm Residential (FR-1) District.

**ii. Variance Application #VA-18-20**

<b>Applicant:</b>	Amir Lahooti
<b>Owner:</b>	Jeremy Haynes and Michael Afaghi
<b>Site:</b>	1396 Franklin Street (PID# 318-213-12-004-000)
<b>Zoning:</b>	Farm Residential (FR-1) District
<b>Request:</b>	Requesting a Variance from Section 7.06 ((a), (b), (e), (f)) and Section 21.09 of the Orange Township Zoning Resolution to allow a residence to be built on a non-conforming lot in an area zoned Farm Residential (FR-1) District.

**iii. Conditional Use Application #CU-18-21**

<b>Applicant:</b>	Carrie Fulton (North Church)
<b>Owner:</b>	North Church
<b>Site:</b>	1992 Lewis Center Road (PID# 318-213-16-001-000)
<b>Zoning:</b>	Farm Residential (FR-1) District
<b>Request:</b>	Seeking a Conditional Use from Section 7.04 of the Orange Township Zoning Resolution to allow a home occupation in an area zoned Farm Residential (FR-1) District.

**iv. Variance Application #VA-18-22**

<b>Applicant/Agent:</b>	DJAM LLC / Mark Antonetz P.E.
<b>Owner:</b>	DJAM LLC.
<b>Site:</b>	25 Hidden Ravines Drive (PID# 318-321-02-015-000)
<b>Zoning:</b>	Planned Commercial and Office (PCD) District
<b>Request:</b>	Requesting a Variance from Section B and F of Rezoning Case #2091 Campus at Hidden Ravines that will fail to meet the minimum structure and parking setback for new construction in an area zoned Planned Commercial and Office (PC) District.

**5. Approval of Minutes from September 20, 2018 Hearing (VA-18-17, VA-18-18)**

**6. Adjournment of meeting**