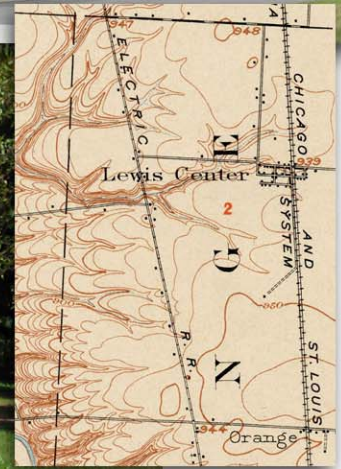


# Orange Township

Delaware County, Ohio

## Comprehensive Land Use Plan, 2010



Prepared by  
Delaware County Regional Planning Commission  
Delaware County, Ohio

July 19, 2010

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*Unless otherwise noted, base map datasets are provided by the  
Delaware County Auditor's Office DALIS Project (parcel, water, political boundaries, etc.).*



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## **Executive Summary**

Orange Township is the fastest growing township in Ohio's fastest-growing county. Growth has outstripped all projections. As agriculture has given way to suburban development, the township has attempted to create well-designed neighborhoods and commercial developments to retain a sense of rural character.

### **Orange Township 2009 – Land Use Facts and Issues:**

- 15.29% of the township (or 2,553.46 acres) has been annexed since 1988.
- Population grew from 3,789 in 1990 to 12,464 in 2000 for an increase of 229%. Population grew to 22,264 in 2009 (DCRPC Estimate) for an additional increase of 78.63%
- From 2000 to 2009 there were 1,833 new house lots zoned, 1,014 new multi-family units zoned, and 518 new acres of commercial and industrial ground zoned.
- There is a 9-10 year supply of house lots in the subdivision process in the County.
- Agricultural acreage decreased from 5,024 acres in 2000 to 1,730 acres in 2009 with no “vacant farmland” on the land use map. Loss of farmland is no longer the primary concern of residents regarding growth.
- Traffic continues to be a significant problem, at certain locations during certain times of the day.
- There is a commitment to more open space, environmental protection, and park amenities.
- Orange Township has significant natural beauty in its ravines. These ravines need to be protected.
- There is a variety of housing for all income levels in the township. Approximately ninety-nine percent of all housing is new, or in very good condition.
- There are 8,430 housing units within the boundaries of Orange Township (does not include annexed territory). Of the total, 6,593 or 78%, are single family homes and 1,837 or 22%, are multi-family housing units.
- Economic conditions are comparatively good in Orange Township and Delaware County. The current county unemployment rate is 6.4%, the lowest in the state. Columbus is the 3<sup>rd</sup> most stable housing market in a national economy where many are concerned about sliding housing values. Median income in the county is the state's highest at \$79,173.
- The Polaris area has been a huge job and traffic generator. It has boosted Delaware County and the city of Columbus but continues to impact Orange Township with school-related growth and increased traffic.
- Township collector roads were built in the 1800s for farm-to-market use and are too narrow for today's traffic. Several township collector roads have been widened and some key intersections have been improved, but some narrow roads are considered part of the scenic character.
- U.S. 23 is a major four-lane highway that is losing its ability to move through-traffic as it becomes a commercial frontage road. Access management principles that limit curb cuts can help prevent the deterioration of this important highway.

- There is adequate potable water supplied by the Del-Co Water Company, but summertime lawn watering taxes its ability to maintain treatment and pressure. A year-round alternate-day watering ban was instituted in July 1999 and continues to be in effect.
- Except for a few locations where topography is a limiting factor, sanitary sewer service is available for the entire township although the entire township is not currently served with sewer lines. Sewer design densities are typically 2 housing units per acre.
- The Olentangy School system is adding approximately 1,000 new students every year. Regular levies are being passed for operations and new construction, but the pace of growth is an ongoing concern for the district. Olentangy maintains an excellent academic record for student proficiency test scores.
- Orange Township requires the most policing of any township in the county. The township dedicates funding to the County Sheriff for additional service that operates out of a substation at the Alum Creek Wastewater Treatment Facility.
- Highbanks Metro Park and the Alum Creek State Park provide passive open space and recreation. In the last several years the township has aggressively funded and built several leisure trails and parks including a popular aquatic center.