



Orange Township Board of Zoning Appeals

Orange Township Hall – Moffett Room
1680 E. Orange Rd. Lewis Center, OH 43035
Thursday, September 14th, 2023
6:00 p.m.

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

“Anyone who intends to testify, please raise your right hand and be sworn. Do you solemnly swear that the testimony that you shall give shall be the truth, the whole truth, and nothing but the truth? State “I do” and when it’s your turn to offer testimony, please state your full name, address, and affirm that you’ve been sworn in.

3. New Business

a. Variance Application #VA-23-17

Applicant:	Meaghan O’Connor
Owner:	Orange23 Group LLC
Site:	NE corner Orange Rd. & Columbus Pike, Lewis Center, Ohio 43035 (PID# 318-234-04-003-001)
Zoning:	Planned Commercial and Office (PC) District
Request:	Seeking two Area Variances from the Orange Township Zoning Resolution Section 21.09 for a commercial building to encroach into the allowed seventy (70) and thirty (30) feet setbacks, respectively. Also requesting an Area Variance from Section 21.01 to allow for a daycare to have fewer parking spaces than the required one (1) space per employee plus one (1) space for every five (5) children.

b. Variance Application #VA-23-18

Applicant:	3-Pillar Homes c/o Daniel Griffin
Owner:	Mani Shylata & Yegneswaran Kamalesh
Site:	5504 Maple Dr., Lewis Center, Ohio 43035 (PID# 318-210-20-002-000)
Zoning:	Single Family Planned Residential (SFPRD) District
Request:	Seeking an Area Variance from Rezoning Case #ZON-22-04 Evans Farm to allow for a home to encroach into the thirty-five feet (35'0") rear yard setback.

c. Variance Application #VA-23-19

Applicant:	3-Pillar Homes c/o Daniel Griffin
Owner:	Bavelis Zenios Development LLC
Site:	2331 Linden St., Lewis Center, Ohio 43035 (PID# 318-210-20-003-000)
Zoning:	Single Family Planned Residential (SFPRD) District
Request:	Seeking a variance to establish front building setback along a private alley.

- 4. Approval of Minutes Approval of July 20, 2023 Minutes (VA-CU-23-13)**
- 5. Approval of Minutes Approval of August 17, 2023 Minutes (CU-23-14; VA-23-15 & VA-23-16)**
- 6. Adjournment of meeting**