

August 4, 2025

The Marion township board of zoning appeals held its regularly scheduled meeting and public hearing on August 4, 2025.

Members present at the meeting were Charles Hall, Todd Hunt, and Michael Stewart. Guests present: Jimmy McCune, Kenneth Gray, John Sims, Vicki Sims, and Evelyn Warr-Omness.

Public Hearing

A public hearing was held on a variance request filed by Gregory Sens, dba Phoenix Group of Marion, LLC for property located at 131 University Drive, Marion, Ohio. The variance request is to reduce the required parking from two spaces per dwelling (unit) to 1.5 spaces per dwelling (unit). This notice was published in the July 21, 2025, edition of The Marion Star.

There were no abstentions. Parties were sworn in. Jimmy McCune presented the application. He stated the request is to reduce the number of parking spaces from 100 to 75. Evelyn Warr-Omness said that Marion Regional Planning Commission was in agreement with the request. She stated that senior housing typically don't average two cars per household. Mr. Sims had a question regarding the tree line. Mr. McCune said there were no plans to disturb the tree line. There was no other testimony given. Mr. Hall made a motion to approve the variance request. His motion was seconded by Mr. Hunt. A roll call vote was taken and all voted "yes". The variance request is approved.

Chairman Stewart asked for the reading of the July 2025, meeting minutes. Todd Hunt made a motion to accept the minutes as read and Charles Hall seconded the motion. The minutes were approved as read.

Communications: None received.

Old Business: None discussed.

New Business: Mr. Cummins advised he has given out a lot of citations for logs, etc. The property on Drexel Avenue will need to be handled by the Prosecutor's Office. Wal-Mart may an to expand their grocery pick up area.

Other Business: None discussed.

As there was no other business to discuss, Todd Hunt made a motion to adjourn the meeting, and Charles Hall seconded the motion.

The next meeting is scheduled for September 8, 2025, at 7:00 p.m.

Respectfully submitted,

Jennifer Sidle
Secretary