



AGENDA

**BOARD OF ZONING AND BUILDING APPEALS
THURSDAY, JUNE 21, 2018 6:30 PM**

**PLACE: COUNCIL CHAMBERS
7232 E. MAIN ST, REYNOLDSBURG, OH 43068**

A. CALL TO ORDER

1. ROLL CALL
2. APPROVAL OF MINUTES
3. APPROVAL OF AGENDA
4. SWEARING IN OF SPEAKERS

B. PUBLIC COMMENT

C. NEW BUSINESS

1. 2051 Birchview Dr. S.; Application # 2018-05; Applicant Kiliana & Kweisi Amparbeng;
Special Exception Use Permit

D. ADJOURNMENT

Board of Zoning and Building Appeals

**Andrew Bowsher
7232 E. Main Street
Reynoldsburg OHIO 43068
614-322-6831 Phone**

MOTION REQUEST

DATE: June 21, 2018
TO: Board of Zoning and Building Appeals
RE: 2051 Birchview Dr. S.; Application # 2018-05; Applicant Kiliana/
Kweisi Amparbeng;
Special Exception Use Permit

Approval:

Brad McCloud	Jed Hood	Stephen Cicak
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See Attached Documentation



Department of Development
Planning & Zoning Division
7232 East Main Street
Reynoldsburg, Ohio

App./Case#: 2018-5
Date Submitted: 5-23-18
Fee Amount: \$300

Section 1139
BOARD OF ZONING & BUILDING APPEALS
APPLICATION

☒ Paid: \$300

I. PROPERTY INFORMATION	
Property Address: <u>2051 BIRCHVIEW DR. S</u> <u>REYNOLDSBURG OH 43068</u>	Parcel ID#(s): <u>060-002393-00</u>
II. PROPERTY OWNER OF RECORD	
Property Owner Name(s): <u>KILIANA AMPARBENG</u> <u>KWEISI AMPARBENG</u>	
Contact Email: <u>amparberg@gmail.com</u>	Contact Phone Number: <u>614-649-4294</u>
III. BUSINESS/TENANT INFORMATION (IF APPLICABLE)	
Business Name: <u>IVY LEAGUE KIDS LLC</u>	Contact Name: <u>KILIANA AMPARBENG</u>
Contact Phone Number: <u>614-649-4294</u>	Contact Email: <u>kiliana.titz@gmail.com</u>
Description of Use: <u>CHILD CARE CENTER</u>	
IV. APPLICANT INFORMATION	
Applicant Name: <u>KILIANA AMPARBENG</u>	Applicant Address: <u>1226 CARIBOU RUN, DELAWARE OH 43015</u>
Applicant Phone Number: <u>614-649-4294</u>	Applicant Email: _____
☐ Property Owner ☒ Business Owner/Tenant ☐ Contractor ☐ Architect/Engineer	
PROJECT INFORMATION	
CHECK AND DESCRIBE IF APPLICABLE:	
Variance (☐ Non-Residential (\$450) / ☐ Residential (\$100)): _____	

<u>\$50 less due to verification letter (2018-04)</u>	
☒ Special Exception Use Permit (\$350): <u>CHILD CARE CENTER</u>	
☐ Other: _____	

Please review the attached checklist and note the items you are responsible for submitting with this application. All required items must be submitted to the Planning & Zoning Administrator.

Applicant Signature: [Signature] Date: 03/26/18

By signing this application, I certify that I am the owner of the property or the owner's agent, and that the work is authorized with the full knowledge of the owner.

Additional Notes:	**OFFICE USE ONLY**	
	<u>Zoning Information</u>	
	Zoning District: _____	
	☐ Historic District ☐ CC Overlay	
	<u>Add'l Approvals Req'd</u>	
	☐ Planning Commission ☐ Other: _____	
	BZBA Meeting Date: _____ ☐ Approved as Submitted ☐ Approved w/ Conditions ☐ Tabled ☐ Denied	City Council Meeting Date: _____ ☐ No Action Taken ☐ Approved as Submitted ☐ Approved w/ Conditions ☐ Denied
	P&Z Admin.: _____ Date: _____	Clerk of Council: _____ Date: _____

Attachment: 2051 Birchview Dr. S Application #2018-05 (App# 2018-05, 2051 Birchview Dr. S., Amparbeng)

Ivy League Childcare, LLC
2051 Birchview Drive South
Reynoldsburg, Ohio 43068
Phone: 614-649-4294

March 26, 2017

RE: Opening of Childcare Center

Dear Sir/Madam,

I am proposing to the City of Reynoldsburg to open a premiere childcare learning center that will service Reynoldsburg residents Monday through Friday from 5am to 7pm, ages 6 weeks to 12years old. Ivy League Childcare will hire state qualified teachers, teacher aids, a center director and additional support staff. Ivy League Childcare will bring in 8-13 new full/part time employees into the Reynoldsburg community. Ivy League Childcare will be governed by the childcare policies and procedures of Ohio Department of Job and Family Services (ODJFS) regarding employment of staff, daily operations, and childcare services. Ivy League Childcare looks forward to being an asset to the Reynoldsburg community by expanding the minds of children while providing a service to their parents.

Sincerely,



Kiliana Amparbeng
Owner

 IRS DEPARTMENT OF THE TREASURY
INTERNAL REVENUE SERVICE
CINCINNATI OH 45999-0023

Date of this notice: 01-09-2018

Employer Identification Number:
82-3935914

Form: SS-4

Number of this notice: CP 575 G

IVY LEAGUE KIDS
KILIANA TITZ AMPARBENG SOLE MBR
1226 CARIBOU RUN
DELAWARE, OH 43015

For assistance you may call us at:
1-800-829-4933

IF YOU WRITE, ATTACH THE
STUB AT THE END OF THIS NOTICE.

WE ASSIGNED YOU AN EMPLOYER IDENTIFICATION NUMBER

Thank you for applying for an Employer Identification Number (EIN). We assigned you EIN 82-3935914. This EIN will identify you, your business accounts, tax returns, and documents, even if you have no employees. Please keep this notice in your permanent records.

When filing tax documents, payments, and related correspondence, it is very important that you use your EIN and complete name and address exactly as shown above. Any variation may cause a delay in processing, result in incorrect information in your account, or even cause you to be assigned more than one EIN. If the information is not correct as shown above, please make the correction using the attached tear off stub and return it to us.

A limited liability company (LLC) may file Form 8832, *Entity Classification Election*, and elect to be classified as an association taxable as a corporation. If the LLC is eligible to be treated as a corporation that meets certain tests and it will be electing S corporation status, it must timely file Form 2553, *Election by a Small Business Corporation*. The LLC will be treated as a corporation as of the effective date of the S corporation election and does not need to file Form 8832.

To obtain tax forms and publications, including those referenced in this notice, visit our Web site at www.irs.gov. If you do not have access to the Internet, call 1-800-829-3676 (TTY/TDD 1-800-829-4059) or visit your local IRS office.

IMPORTANT REMINDERS:

- * Keep a copy of this notice in your permanent records. **This notice is issued only one time and the IRS will not be able to generate a duplicate copy for you.** You may give a copy of this document to anyone asking for proof of your EIN.
- * Use this EIN and your name exactly as they appear at the top of this notice on all your federal tax forms.
- * Refer to this EIN on your tax-related correspondence and documents.

If you have questions about your EIN, you can call us at the phone number or write to us at the address shown at the top of this notice. If you write, please tear off the stub at the bottom of this notice and send it along with your letter. If you do not need to write us, do not complete and return the stub.

Your name control associated with this EIN is IVYL. You will need to provide this information, along with your EIN, if you file your returns electronically.

Thank you for your cooperation.

Attachment: 2051 Birchview Dr. S Amparbeng) App# 2018-05, 2051 Birchview Dr. S., Amparbeng)



DATE	DOCUMENT ID	DESCRIPTION	FILING	EXPED	CERT	COPY
01/22/2018	201801600708	DOMESTIC FOR PROFIT LLC - ARTICLES OF ORG (LCP)	99.00	0.00	0.00	0.00

Receipt

This is not a bill. Please do not remit payment.

CHILD CARE
1226 CARIBOU RUN
DELAWARE, OH 43015

STATE OF OHIO
CERTIFICATE
Ohio Secretary of State, Jon Husted
4124147

It is hereby certified that the Secretary of State of Ohio has custody of the business records for
IVY LEAGUE KIDS LLC
and, that said business records show the filing and recording of:

Document(s)
DOMESTIC FOR PROFIT LLC - ARTICLES OF ORG
Effective Date: 01/16/2018

Document No(s):
201801600708



United States of America
State of Ohio
Office of the Secretary of State

Witness my hand and the seal of the
Secretary of State at Columbus, Ohio this
22nd day of January, A.D. 2018.


Ohio Secretary of State

Attachment: 2051 Birchview Dr. S Application #2018-05 (App# 2018-05, 2051 Birchview Dr. S., Amparbeng)

Page 1

Packet Pg. 6

Owner Name AMPARBENG KILIANA
AMPARBENG KWEISI SETH

Site Address 2051 BIRCHVIEW DR

Legal Descriptions BRICE PIKE
.738 ACRE R21 T12
S24-13 1/4S20-41

Mailing Address 1226 CARIBON RUN
DELAWARE OH 43015

Transfer Date 03/12/2018

Transfer Price 235,000.00

Instrument Type FD

Prop. Class C - Commercial
Land Use 417 - DAY/CARE PRESCHOOL
Tax District 060 - CITY OF REYNOLDSBURG
Sch. District 2509 - REYNOLDSBURG CSD
App Nbrhd X6203
Tax Lein No
CAUV Property No
Owner Occ. Credit 2017: No 2018: No
Homestead Credit 2017: No 2018: No
Rental Registration Yes
Board of Revision No
Zip Code 43068
Annual Taxes 6,391.80
Taxes Paid 3,515.49
Calculated Acreage .71
Legal Acreage .00

Current Market Value

	Land	Improv	Total
Base	\$104,500	\$95,500	\$200,000
TIF	\$0	\$0	\$0
Exempt	\$0	\$0	\$0
Total	\$104,500	\$95,500	\$200,000
CAUV	\$0		

Taxable Value

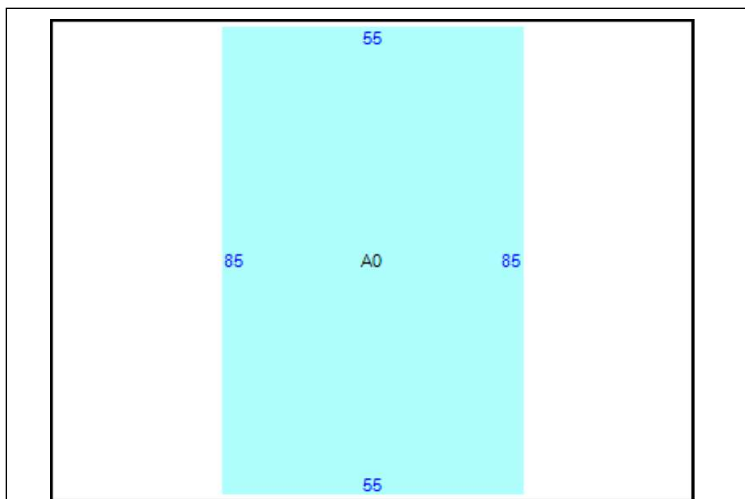
	Land	Improv	Total
Base	\$36,580	\$33,430	\$70,010
TIF	\$0	\$0	\$0
Exempt	\$0	\$0	\$0
Total	\$36,580	\$33,430	\$70,010
CAUV			

Building Data

Land Use 417-DAY/CARE PRESCHOOL
Year Built 1973
Total Sq Ft 4675
Stories 01
Grade AVERAGE QUALITY

Sketch Legend

- 1 A0 - 082: MULTI-USE OFFICE 4675 Sq. Ft.
1 PAVING ASP - PA1: PAVING ASPHALT 5000 Sq. Ft.
2 FENCE CL 6 - FN1: FENCE CHAIN LINK LF - 6750 Sq. Ft.



060-002393 01/18/2017

