



# Metropolitan Development Commission Plat Committee (November 13, 2024) Meeting Agenda

## Meeting Details

Notice is hereby given that the Plat Committee of the Metropolitan Development Commission of Marion County, IN will hold public hearings on:

**Date:** Wednesday, November 13, 2024    **Time:** 1:00 PM

**Location:** Room 260, 2nd Floor, City-County Building, 200 E. Washington Street

At which time and place the following petitions requesting approval of subdivision plats and petitions and resolutions for the vacation of Streets, Alleys, Plats, or Public Grounds, will be heard, pursuant to Indiana Code 36-7-4-700, series and action thereon determined.

## Business:

### Adoption of Meeting Minutes:

### Special Requests

#### **2024-PLT-032 | 4150 North Keystone Avenue**

Washington Township, Council District #8, zoned C-4 (FF)  
LandWorx Engineering LLC, by Leslie Steinert

Approval of a Subdivision Plat to be known as Mainscape Plaza Subdivision, subdividing 12.253 acres into two lots.

\*\* The petitioner has submitted a request to withdraw this petition.

## PETITIONS REQUESTING TO BE CONTINUED:

#### **1. 2024-PLT-066 | 7725 Kentucky Avenue**

Decatur Township, Council District #21, zoned D-4  
Lennar Homes of Indiana, LLC, by Jim Pence

Approval of a Subdivision Plat, to be known as Noble Heights Section 2, dividing 37.01 acres into 102 single-family lots.

\*\* An automatic continuance has been filed by a registered neighborhood organization.

#### **2. 2024-PLT-068 | 1401 Indiana Avenue, 1426 Rembrandt Street, and 1465 Gent Avenue**

Center Township, Council District 12, zoned CBD-2 (RC) / I-3 (RC)  
Matchbook Learning Schools of Indiana, Inc., by Joseph D Calderon

Approval of a Subdivision Plat, to be known as Replat pf Lots 368-378, 401 and 402 in Stouts Indiana Avenue Addition, dividing 1.97 acres into five lots, with a waiver of the sidewalk requirement along Gent Avenue and 15th Street, per Chapter 741, Article III, Section 6 of the Consolidated Zoning and Subdivision Ordinance.

\*\* Staff request to continue to December 11, 2024

## Petitions for Public Hearing

### PETITIONS TO BE EXPEDITED:

3. **2024-PLT-065 | 5330 East Thompson Road**  
Franklin Township, Council District #24, zoned C-4  
TD Management LTD., by Alexander van Melle

Approval of a Subdivision Plat, to be known as Ross Park Lot 2 Split, dividing 1.5 acres into two lots.

4. **2024-VAC-002A and 2024-VAC-002B | 1401 Indiana Avenue**  
Center Township, Council District #12  
Matchbook Learning Schools of Indiana, Inc., by Joseph D. Calderon

A. Vacation of a portion of the first east-west alley north of Indiana Avenue, being 15 feet in width, beginning at the west right-of-way line of Rembrandt Street, west 109.22 feet, then continuing northwest 59.50 feet to a point, with a waiver of the assessment of benefits.

B. Vacation of a portion of the first east-west alley north of Indiana Avenue, being 15 feet in width, beginning at the southwest corner of the first north-south alley east of Rembrandt Street, northwest 106.36 to a point, (location of previously vacated alley), with a waiver of the assessment of benefits.

### PETITIONS FOR PUBLIC HEARING (Continued Petitions):

None

### PETITIONS FOR PUBLIC HEARING (New Petitions):

5. **2024-PLT-067 | 5400 West 86th Street**  
Pike Township, Council District #1, zoned I-4  
Asphalt Materials Inc, by Andrew Dotson

Approval of a Subdivision Plat, to be known as Asphalt Materials Minor Subdivision II, dividing 4.33 acres into two lots.

6. **2024-VAC-003 | 7212 North Rural Street and 7200 Sarto Drive**  
Washington Township, Council District #3  
Roman Catholic Archdiocese of Indianapolis Properties, Inc., by Paul J. Carroll

Vacation of North Rural Street, being 25.68 feet in width, beginning at the north right-of-way line of 73rd Street, north 305.47 feet to the south right-of-way line of Highland Creek Boulevard, South Drive, with a waiver of the assessment of benefits.

### Additional Business:

None

\*\*The addresses of the proposals listed above are approximate and should be confirmed with the Division of Planning. Copies of the proposals are available for examination prior to the hearing by emailing [planneroncall@indy.gov](mailto:planneroncall@indy.gov). Written objections to a proposal are encouraged to be filed via email at [planneroncall@indy.gov](mailto:planneroncall@indy.gov) before the hearing and such objections will be considered. At the hearing, all interested persons will be given an opportunity to be heard in reference to the matters contained in said proposals. The hearing may be continued from time to time as may be found necessary. For accommodations needed by persons with disabilities planning to attend this public hearing, please call the Office of Disability Affairs at (317) 327-7093, at least 48 hours prior to the meeting. Department of Metropolitan Development - Current Planning Division.