



# Metropolitan Development Commission Plat Committee (January 8, 2025) 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, January 08, 2025      **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

## PETITIONS REQUESTING TO BE CONTINUED:

### 1. **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.

\*\* Staff requests a continuance to the February 12, 2025, hearing.

## PETITIONS TO BE EXPEDITED:

### 2. **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.

### 3. **2024-PLT-069 | 2163 and 2179 North Illinois Street**

Center Township, Council District #12, Coned MU-2 (RC); D-8 (RC) (Pending)  
Near North Development Corporation, by Leslie Steinert

Approval of a Subdivision Plat to be known as 22nd and Illinois Townhomes Subdivision, dividing 1.2 acres into 23 single-family attached lots and one block.

### 4. **2024-PLT-070 | 2130, 2138, and 2150 North Talbott Street**

Center Township, Council District #12, zoned D-8 (TOD) (HMP-IHPC)  
Jonathan C. Chumley, by Paul J. Lambie

Approval of a Subdivision Plat, to be known as Chumley Talbott Street Replat, dividing 0.545-acre into six lots.

**5. 2024-PLT-071 | 1502 Dunlap Avenue**

Wayne Township, Council District #17, zoned D-5  
Elore Alom, LLC, by Matthew Peyton

Approval of a Subdivision Plat, to be known as Brown's Replat of Part of Lots 139 and 140 in Lynhurst Heights Subdivision, dividing 0.645-acre into three lots.

**6. 2024-PLT-072 | 6151 Michigan Road**

Washington Township, Council District #2, zoned D-3 / SU-1  
Tammy Merriweather, Kimberly Thompson, and Tonya Russell, by Paul Carroll

Approval of a Subdivision Plat, to be known as St. Monica Catholic School Plat, dividing 4.93 acres into two lots.

**7. 2024-PLT-073 | 1120 East 32nd Street**

Center Township, Council District #8, zoned D-5 / C-S / SU-1 / I-2  
Monon 32, LLC, by Christopher White

Approval of a Subdivision Plat, to be known as Monon 32, dividing 3.89 acres into two lots.

**8. 2024-PLT-074 | 2210 Southport Commons Drive**

Perry Township, Council District #22, Zoned D-P (FF)  
Wellingshire Partners, LLC., by Brady Kuhn

Approval of a Subdivision Plat, to be known as Replat of Block 'A' Southern Dunes Commons at Wellingshire, dividing 4.72 acres into three lots.

**9. 2024-VAC-004 | 201 East Washington Street**

Center Township, Council Districts #18 (site) #12 (vicinity)  
Indianapolis Public Transportation Corporation, by Brian J. Tuohy

Vacation of a portion of the south right-of-way of Washington Street, being 45.18 feet in width, beginning 15 feet west of the east right-of-way line of Delaware Street, east 473.68 feet to a point, a vacation of a portion of west right-of-way of Alabama Street, being 24.43 feet in width, beginning at the south right-of-way line of Washington Street, south 209.67 feet to a point, and a vacation of a portion of the east right-of-way of Delaware Street right-of-way, being 15 feet in width, beginning at the south right-of-way line of Washington Street, south 209.62 to a point, with a waiver of the assessment of benefits.

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

**10. 2024-PLT-067 (Amended) | 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, with a waiver of the sidewalk requirement along Robbins Road and 86th Street, per Chapter 741, Article III, Section 6 of the Consolidated Zoning and Subdivision Ordinance.

**11. 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 of Lots 368-378, 401 and 402 in Stouts Indiana Avenue Addition, dividing 1.97 acres into four 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.

**Petitions for Public Hearing**

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

## 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.