

**METROPOLITAN DEVELOPMENT COMMISSION  
OF  
MARION COUNTY, INDIANA  
PLAT COMMITTEE  
SEPTEMBER 14, 2016**

Notice is hereby given of a Public Hearing and Meeting of the Plat Committee of the Metropolitan Development Commission of Marion County, Indiana, in Room 260 of the City-County Building, 200 East Washington Street, on Wednesday, September 14, 2016, at 1:00 PM 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.

**EXPEDITED PETITIONS:**

TBD

**PLAT PETITIONS**

**CONTINUED PETITION:**

2016-PLT-026      8900 West Mooresville Road  
Decatur Township, Council District 20, Zoned D-4 (Cluster)  
BEVO, LLC, by Rick Ellis  
Approval of a Subdivision Plat to be known as Harvard Green at Camby Village, Section Eight, dividing 16.07 acres into 53 lots.

**NEW PETITIONS:**

2016-PLT-033      1401 Spann Avenue  
Center Township, Council District 17, Zoned D-5  
Mahal Ko LLC and Grow Fountain Square LLC, by Matthew Griffith  
Approval of a Subdivision Plat, to be known as 1401-1403 Spann Avenue, dividing 0.1-acre into two single-family attached lots.

2016-PLT-034      1534 Central Avenue  
Center Township, Council District 11, Zoned D-8 (RC)  
Natural Insights, LLC, by Ben Houle  
Approval of a Subdivision Plat, to be known as 16C Townhomes, dividing 0.59 acre into eight lots.

2016-PLT-035      9741 Pentecost Road  
Franklin Township, Council District 25, Zoned D-3 (Cluster)  
Grand Communities, Limited, by Brian K. Robinson  
Approval of a Subdivision Plat, to be known as Indigo Run, Section 2B, dividing 5.705 acres into 24 lots.

2016-PLT-036      9741 Pentecost Road

- Franklin Township, Council District 25, Zoned D-3 (FF) (Cluster)  
Grand Communities, Limited, by Brian K. Robinson  
Approval of a Subdivision Plat, to be known as Indigo Run, Section 2A,  
dividing 7.189 acres into 15 lots.
- 2016-PLT-037 8301 Rockville Road  
Wayne Township, Council District 15, Zoned C-4 (FF)  
Cloverleaf Property Group, LLC, by Paul Maurer  
Approval of a Subdivision Plat, to be known as Country Club Village,  
dividing 6.9 acres into eight lots.
- 2016-PLT-038 4751 Kentucky Avenue  
Decatur Township, Council District 22, Zoned C-4 (FW) (FF)  
Varinder Sahi, by Jerry D. Wiggins  
Approval of a Subdivision Plat, to be known as Sahi Minor Subdivision,  
dividing 3.1615 acres into three lots, with a waiver of sidewalks.
- 2016-PLT-039 8775 Zionsville Road  
Pike Township, Council District 1, Zoned I-4  
600 Land Inc., by Brian Rismiller  
Approval of a Subdivision Plat, to be known as Eagle Valley  
Subdivision, dividing 5.84 acres into two lots.
- 2016-PLT-040 8301 Bash Street  
Lawrence Township, Council District 3, Zoned C-4  
CF Laughner Associates Mark III, Inc., by Brian Rismiller  
Approval of a Subdivision Plat, to be known as Bash Street Subdivision,  
combining multiple parcels and vacated alleys, consisting of 1.793  
acres, into one lot.
- 2016-PLT-041 8346 Masters Road  
Lawrence Township, Council District 3, Zoned C-4 and D-5  
C & S International, Inc., by Brian Rismiller  
Approval of a Subdivision Plat, to be known as Masters Road  
Subdivision, dividing 2.39 acres, into two lots.
- 2016-PLT-042 2113 North New Jersey Street  
Center Township, Council District 11, Zoned D-8  
Neil Handley, by Anthony R. Jost  
Approval of a Subdivision Plat, to be known as New Jersey Street  
Townhomes, dividing 0.213 acre, into two single-family attached lots.
- 2016-PLT-043 428 North East Street  
Center Township, Council District 17, Zoned CBD-2 (RC)  
Athenaeum Foundation Inc., by David Kingen and Justin Kingen  
Approval of a Subdivision Plat, to be known as Daniel C. Jacobs Replat  
of Block 20, a replat of Lot A of Robert S. Bodner Resubdivision No.  
One, dividing 0.74 acre, into two lots.
- 2016-PLT-044 1714 and 1720 Prospect Street  
Center Township, Council District 21, Zoned C-4

Northgate Redevelopment Group, LLC, by David Kingen and Justin Kingen  
Approval of a Subdivision Plat, to be known as Replat of Lots Three and Four in D.B. Hosbrooks Subdivision in Dunlap's Addition, dividing 0.26 acre, into four single-family attached lots.

2016-PLT-045 8850 South Emerson Avenue  
Perry Township, Council District 24, Zoned C-3  
County Line Associates, LLC, by Bradley A. Schrage  
Approval of a Subdivision Plat, to be known as County Line Crossing II, subdividing 7.165 acres into three lots.

## **VACATION PETITIONS**

### **INDECISIVE PETITION:**

2015-VAC-019 727 and 729 Noble Street and 734 East McCarty Street  
(Amended) Center Township, Council District 19  
Gerold A. and Marlina Schmid and Michael P. and Yolanda L. McCormick, by David Kingen and Justin Kingen

- a) Vacation of the first east-west alley, being 15 feet wide, south of Norwood Street, from the east right-of-way line of Noble Street, being the southwest corner of Lot Four in Greer and Waters Subdivision of Out lot 101 and Part of Out lot 100 in the City of Indianapolis, as recorded in Plat Book One, Page 255 in the Office of the Recorder or Marion County, Indiana, 120 feet to the southeast corner of said lot, being the west right-of-way line of the first north-south alley east of Noble Street, with a waiver of the assessment of benefits.
- b) Vacation of the first north-south alley, west of McCarty Street, and part of lot 34, being 1,040 square feet in size (irregular shape), from the east property line of Lot 33 in Greer and Waters Subdivision of Out lot 101 and Part of Out lot 100 in the City of Indianapolis, as recorded in Plat Book One, Page 255 in the Office of the Recorder or Marion County, Indiana, 34.67 feet to the west right-of-way line of McCarty Street, with a waiver of the assessment of benefits.

### **CONTINUED PETITIONS:**

2016-VAC-007 401 East Michigan Street and 428 North East Street  
Center Township, Council District 17  
Athenaeum Foundation, Inc., by David and Justin Kingen  
Vacation of a portion of Cleveland Street, a 15-foot wide platted alley, being the first north-south alley west of East Street, extending 202.62 feet from the south right-of-way line of Michigan Street to the north right-of-way line of Allegheny Street in Square 20 of the Donation Lands

of the City of Indianapolis, Marion County, Indiana, with a waiver of the assessment of benefits.

2016-VAC-011A 855 North East Street  
Center Township, Council District 17  
855 North East Street, LLC, by David Kingen and Justin Kingen  
Vacation of all public rights-of-way, of varying widths, located south of the south right-of-way line of Ninth Street, west of the west right-of-way line of Park Avenue, east of the east right-of-way line of East Street and north of the vacated Bellefontaine Alley (Arch Street (Instrument #85-101924)), with a waiver of the assessment of benefits.

2016-VAC-011B 855 North East Street  
Center Township, Council District 17  
855 North East Street, LLC, by David Kingen and Justin Kingen  
Vacation of a three-foot wide strip along the south right-of-way line of Ninth Street, from the northwest corner of Lot #11 of David V. Culley Guardian's Subdivision of Outlot 179 of the Donation Lands of the City of Indianapolis as recorded in Plat Book One, Pages 295-296 in the Office of the Recorder of Marion County; thence 218.95 feet east to the northeast corner of Lot 29 in H.R. Allen's Subdivision of OutLot 181, as recorded in Plat Book Three, Page 215 of the Office of the Marion County Recorder, with a waiver of the assessment of benefits.

2016-VAC-011C 855 North East Street  
Center Township, Council District 17  
855 North East Street, LLC, by David Kingen and Justin Kingen  
Vacation of a six-foot wide strip, along the west right-of-way line of Park Avenue, from the southeast corner of Lot 23 in William Young's Subdivision of Outlot 181 of the Donation Lands of the City of Indianapolis, as recorded in Plat Book One, Pages 41 and 42 in the Office of the Recorder of Marion County, Indiana; thence 349.83 feet north to the northeast corner of Lot 29 in H.R. Allen's Subdivision of OutLot 181, as recorded in Plat Book Three, Page 215 of the Office of the Marion County Recorder, with a waiver of the assessment of benefits.

**NEW PETITION:**

2016-VAC-012 8140, 8153 and 8181 Morningside Drive  
Washington Township, Council District 2  
Christopher and Caroline Seger, by Brian J. Tuohy  
Vacation of a portion of a 30-foot wide right-of-way of Morningside Drive, from the northeast corner of Lot #19 of McFarland's Orchard Acres, south 210 feet to the southeast corner of Lot #17 of said subdivision, with a waiver of the assessment of benefits.

## FINAL PLAT RATIFICATION

The Committee's final approval and certification and the seal of the Commission have been affixed to the submitted plats, previously conditionally approved by the Plat Committee.

| <b>Plat Number</b>  | <b>Plat Name</b>   | <b>Conditional Approval</b> | <b>Final Approval</b>  |
|---------------------|--|-----------------------------|------------------------|
| <b>2015-PLT-013</b> | <b>EMERALD VILLAGE, SEC 3</b>  | <b>NOVEMBER 16, 2015</b>    | <b>AUGUST 12, 2016</b> |
| <b>2016-PLT-015</b> | <b>REPLAT OF LOT #7 IN DAVID A. BEATY'S ADMINISTRATIVE SUBDIVISION, PART OF OUTLOT 100</b> | <b>JULY 13, 2016</b>        | <b>AUGUST 12, 2016</b> |
| <b>2016-PLT-018</b> | <b>PEDIGO PLAT</b>   | <b>JULY 13, 2016</b>        | <b>AUGUST 24, 2016</b> |
| <b>2016-PLT-021</b> | <b>REPLAT OF LOT 104 IN YOUNG'S SUBD. OF LOT 181</b>                                       | <b>AUGUST 10, 2016</b>      | <b>AUGUST 24, 2016</b> |

The addresses of the proposals listed above are approximate and should be confirmed with the Division of Planning. Copies of the proposals and all plans and exhibits pertaining thereto are on file and available for examination prior to the hearing in Room 1842 of the City-County Building, Indianapolis, Indiana, between the hours of 8:00 AM and 4:30 PM, Monday - Friday. Written objections to a proposal may be filed with the Secretary of the Plat Committee, as appropriate, before the hearing at the above address, 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. Public hearings are accessible to persons with disabilities. For accommodations needed by persons with disabilities planning to attend the hearing, please call 317-327-5155 at least forty-eight (48) hours prior to the hearing.

Department of Metropolitan Development  
Division of Planning, Current Planning Section