

NOTICE OF PUBLIC HEARING
METROPOLITAN DEVELOPMENT COMMISSION
OF MARION COUNTY
DIVISION OF PLANNING
CURRENT PLANNING SECTION

HEARING EXAMINER

JANUARY 28, 2016

Notice is hereby given that the Hearing Examiner for the Metropolitan Development Commission will hold public hearings on Thursday, January 28, 2016, beginning at 1:00 P.M., in the Public Assembly Room, City-County Bldg., 200 East Washington Street, Indianapolis, on the following petitions:

CONTINUED PETITIONS:

2015-ZON-097

318 East 28th Street (Approximate Address)

Center Township, Council District #15

HCO Inc., by Andy Minton

Rezoning of 0.24 acre from the D-5 district to the C-1 classification to provide for an office building.

2015-ZON-102

1605 East Southport Road, 7014 Madison Avenue and 7130 Griffith Road (Approximate Address)

Perry Township, CD #24

Falam Baptist Church of Indiana, by Mary D. Johnson

Rezoning of 11.25 acres from the D-A (FW) (FF) and D-5II (FW) (FF) districts to the SU-1 (FW) (FF) classification to provide for religious uses.

2015-CZN-830 / 2015-CVR-830

1307, 1319 and 1334 South Meridian Street and 114 Arizona Street

Center Township, Council District #19

D-8

SN and Associates, LLC, by David Kingen and Justin Kingen

Rezoning of 4.89 acres from the I-3-U, D-8 and C-1 districts to the C-S classification to provide for a 17,500-square foot building addition and the manufacturing of construction equipment, air compressors and electric motor assemblies and I-2U uses, with exceptions (1334 and 114), C-3C uses (180 feet deep along the west side of Meridian Street (1334) and 100 feet deep along the east side of Meridian Street (1307 and 1319)), multi-family dwelling units (1307, 1319, 1334 and 114), and an off-site parking lot (1307 and 1319).

Variance of development standards of the Commercial Zoning Ordinance (1307 and 1319) to legally establish and provide for a building and / or off-site parking lot, with a six-foot transitional north front setback along Orange Street, a six-foot west side setback along Meridian Street and a 10-foot front transitional setback along Charles Street (10-foot front yard for parking and 70-foot setback from the centerline for buildings and a 20-foot front transitional yard required).

Variance of development standards of the Commercial Zoning Ordinance (1334 and 114) to provide for a zero-foot front setback along Wisconsin Street (10-foot front and 20-foot front transitional yards required), a zero-foot front yard along Meridian Street (10-foot front yard for parking and 70-foot setback from the centerline for buildings required), and 10-foot south front and west side transitional yards (20-foot front transitional setback and 15-foot side transitional setback required).

NEW PETITIONS:

2015-APP-029

1924 and 1928 Park Avenue
Center Township, CD #11
PK-2

Eric Moore

Park District Two Approval to provide for the construction of single-family dwellings and detached garages on two existing lots.

2015-ZON-108

8939 Southeastern Avenue (Approximate Address)
Franklin Township, CD #25

David A. Baird and Herta Marie Baird, by David A. Retherford

Rezoning of one acre from the D-3 (FF) district to the C-4 (FF) classification.

2015-ZON-110

4560 and 4610 East 62nd Street (Approximate Address)
Washington Township, CD #3

Moeish and Tanna Patel, by David Gilman

Rezoning of 2.536 acres from the D-A district to the C-1 classification to provide for a daycare.

2015-ZON-111

8770 Guion Road (Approximate Address)
Pike Township, CD #1

Fortune Park Associates Building 9 Limited Partnership, by David Kingen and Justin Kingen

Rezoning of 3.42 acres from the C-S district to the C-S classification to provide for adult day care uses in addition to the uses approved by 82-Z-61.

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. Copies of the proposals listed above 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 A.M. and 4:30 P.M. Monday through Friday. Written objection to a proposal may be filed with the Secretary of the Metropolitan Development Commission 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.

Division of Planning
Current Planning Section
Department of Metropolitan Development