



City of Carmel

Carmel Plan Commission SPECIAL STUDIES COMMITTEE September 6, 2016 Meeting

LOCATION: CAUCUS ROOMS TIME: 6:00 P.M.
CARMEL CITY HALL, 2nd FLR (DOORS OPEN AT 5:30 P.M.)
1 CIVIC SQ., CARMEL, IN 46032

The Special Studies Committee will meet to consider the following items:

- 1. TABLED TO OCT. 4 - Docket No. 15090011 DP/ADLS: Huntington Bank.**
~~The applicant seeks site plan and design approval for a 3,180 sq. ft. bank branch on 1.994 acres. The site is located at 1215 S. Range Line Rd. and is zoned B-8/Business within the Carmel Dr./Range Line Rd. Overlay. Filed by Jeff Stogner with The Huntington National Bank.~~
- 2. TABLED TO OCT. 4 - Docket No. 16070009 ADLS Amend: 210 E. Main St. Building Addition.**
~~The applicant seeks design approval for a building addition and slight modifications to the site plan. The site is located at 210 E. Main St. and is zoned B-1/Business as well as Old Town Overlay Zone Character Subarea. Filed by Max Mouser of Studio A of Indianapolis, Inc. on behalf of MSCG, LLC.~~
- 3. TABLED TO OCT. 4 - Docket No. 16080008 ADLS Amend: Huntington Bank Drive Up ATM at The Olivia.**
~~The applicant seeks site plan and design approval for a free-standing ATM to be erected at the western end of the parking lot, near the entrance off Main Street. The site is located at 1127 W. Main St. and is zoned OM/MU (Old Meridian/Mixed Use) and OM/SFA (Old Meridian/Single Family Attached). Filed by Terry Dasplit of Wesley Construction on behalf of Huntington Bank and the landowner, KG Main, LLC.~~
- 4. Docket No. 16080009 ADLS Amend: Midtown Carmel, Block 2 - Parking Garage.**
The applicant seeks design approval for a 6-story tall, 580-space parking garage, aka "Midtown East - North Garage". The site is located at 145 4th Street SW. It is zoned PUD/Planned Unit Development. Filed by Dustin Frye of Garmong Construction, on behalf of the Carmel Redevelopment Commission.
- 5. Docket No. 16060024 DP/ADLS: Enterprise Car Leasing/Rental Facility.**
The applicant seeks site plan and design approval for a new 2,789 sq. ft. building on 0.88 acres. The site is located at 4200 E. 96th Street, east of Randall Drive (Bypass). It is zoned B-3/Business and not located within any overlay zone. Filed by Jeff Kusz of Enterprise Leasing Company of Indianapolis, LLC.
- 6. Docket No. 16050020 Z: Woodside at West Clay PUD Rezone.**
The applicant seeks PUD Rezone approval for 40 single-family detached homes on 20.344 acres. The site is located at 2288 W. 136th St. It is currently zoned S-1/Residence, with a request to change to PUD/Planned Unit Development (*Primary Plat to be filed in the future.*). Filed by Nick Churchill of PPV II, LLC on behalf of Andrew & Rhonna Crook, owners.
- 7. Docket No. 16060016 PP: The Hamlet at Jackson's Grant – Primary Plat.**
- 8. Docket No. 16060017 SW: Hamlet Waiver, SCO chptrs 6.03.08 & 6.03.25.4 (alleys shall end at streets).**
- 9. Docket No. 16060018 SW: Hamlet Waiver, SCO chptr 6.03.20 (every property shall be served from a publicly dedicated street).** The applicant seeks primary plat approval for 44 lots on 9.77 acres, as well as two Subdivision Control Ordinance waiver requests. The site is located at approximately 11922 Spring Mill Rd. The site is zoned Silvara PUD/Planned Unit Development and falls within the Village Neighborhood subarea. Filed by Brett Huff of Stoepelwerth & Assoc., for Jackson's Grant Real Estate Company, LLC.