

**METROPOLITAN DEVELOPMENT COMMISSION  
PLAT COMMITTEE OF  
MARION COUNTY, INDIANA  
SEPTEMBER 8, 2021**

Notice is hereby given of a Public Hearing and Meeting of the Plat Committee of the Metropolitan Development Commission of Marion County, IN, in Room 260 of the City-County Building, 200 East Washington Street, on Wednesday, September 8, 2021, 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 PETITIONS:**

- |                           |                                                                                                                                                                                                                                                                                                                               |
|---------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2021-PLT-053<br>(Amended) | 10351 East Thompson Road, 5340 and 5440 Senour Road<br>Franklin Township, Council District 25, Zoned D-P<br>M/I Homes of Indiana L.P., by Brett Huff<br>Approval of a Subdivision Plat, to be known as Sagebrook West, dividing 88.13 acres into 215 lots.                                                                    |
| 2021-PLT-056              | 2139 and 2151 North College Avenue; 717 and 721 East 22 <sup>nd</sup> Street<br>Center Township, Council District 17, Zoned D-P<br>Onyx & East LLC, by Michael Rabinowitch<br>Approval of a Subdivision Plat, to be known as 22 <sup>nd</sup> and College Townhomes, dividing 1.43 acres into 36 single-family attached lots. |

**NEW PETITIONS:**

- |              |                                                                                                                                                                                                                                              |
|--------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2021-PLT-057 | 1220 Waterway Boulevard<br>Center Township, Council District 11, Zoned CBD-S (RC) (W-1)<br>16 Tech Community Corporation, by Michael J. Smith<br>Approval of a Subdivision Plat, to be known as 16 Tech – Lot 3, creating one 4.43-acre lot. |
| 2021-PLT-058 | 3125 North German Church Road<br>Warren Township, Council District 14, Zoned D-5II<br>Davis Homes, by Gordan D. Kritz<br>Approval of a Subdivision Plat, to be known as Pennington, dividing 18.25 acres into 68 lots.                       |

- 2021-PLT-059      1905 North Alabama Street  
Center Township, Council District 11, Zoned D-8  
Nottingham Properties LLC, by Paul J. Lambie  
Approval of a Subdivision Plat, to be known as Nottingham's Alabama Street Addition, a replat of Lot 157 in Morton Place Addition, dividing 0.14 acre into two single-family attached lots.
- 2021-PLT-060      1220 Waterway Boulevard  
Center Township, Council District 11, Zoned CBD-S (RC) (FW) (W-1)  
16 Tech Community Corporation, by Michael J. Smith  
Approval of a Subdivision Plat, to be known as 16 Tech – Bridge, dividing 60 acres into six lots.
- 2021-PLT-061      3039 and 3045 Central Avenue  
Center Township, Council District 9, Zoned D-8  
Onyx and East LLC, by Anthony B. Syers  
Approval of a Subdivision Plat, to be known as 3045 Central Avenue, dividing 0.306 acre into three lots.
- 2021-PLT-062      2738 Sutherland Avenue  
Center Township, Council District 17, Zoned D-8 (FW)  
Rapp Property Group LLC, by Anthony B. Syers  
Approval of a Subdivision Plat, to be known as Rapp Sutherland Addition, dividing 1.583 acres into five lots.
- 2021-PLT-064      402 Kentucky Avenue  
Center Township, Council District 16, Zoned I-4 (RC)  
IMFT LLC, by Donna J. Smithers  
Approval of a Subdivision Plat, to be known as 402 Kentucky Avenue, dividing 8.54 acres into two lots.

**VACATION PETITIONS:**

**CONTINUED PETITIONS:**

- 2021-VAC-001      1416 and 1432 East Washington Street  
Center Township, Council District 17  
Liming Zhang  
Vacation of the first north-south alley west of Arsenal Avenue, beginning at the north right-of-way line of Washington Street, north 160 feet to the first east-west alley north of Washington Street.
- 2021-VAC-004\*\*\*      320 South College Avenue  
Center Township, Council District 16  
Chad Peterman  
Vacation of the second east-west alley north of Fletcher Avenue, being ten feet in width, beginning at the west right-of-way line of College Avenue,

west 197.46 feet to the east right-of-way of Cincinnati Avenue, with a waiver of the assessment of benefits.

**NEW PETITION:**

2021-VAC-009      1001 East 16<sup>th</sup> Street  
Center Township, Council District 11  
Andre Denman  
Vacation of all rights-of-way within O'Bannon Soccer Park bounded by 16<sup>th</sup> Street on the north and Interstate 70 on the south and generally west of the Monon trail, including, but not limited to those rights-of-way within Ovid Butler's Addition to College Corner, recorded in Plat Book Three, Page 111 of the Office of the Marion County Recorder; Butler Grove, as recorded in Plat Book Three, Page 92 of said Recorder; William Lane's Subdivision as recorded in Plat Book Four, Page 228 of said Recorder; George W. Parker's Subdivision of Ovid Butler's Addition to College Corner as recorded in Plat Book Three, Page 180 of said Recorder; Hasson's Subdivision as recorded in Plat Book, Seven, Page 30 of said Recorder; and Instrument #'s 68-26545; 68-5917; 68-7440; 67-5338 and 67-63528 and a description dated September 27, 1993 by Ronald Raney, Land Surveyor of the Indianapolis Real Estate Office, with a waiver of the assessment of benefits.

**ASSESSMENT OF BENEFITS:**

2021-VAC-006      2183 and 2185 North Gale Street, 2166, 2171 and 2172 Avondale Place  
and  
(Amended)      2186 North Sherman Drive  
Center Township, Council District 17  
Martin University, Inc., by David Kingen

- A. Vacation of the first north-south alley east of Gale Street, being 15 feet in width, from the south right-of-way line of 22<sup>nd</sup> Street, south 303 feet to the southwest corner of Lot 17 in Block 6 of J.E. Downey and V.Q. Irwin's Subdivision of Lots 6, 7, 9 and 14 in Hutching and Darnell's Brookside Addition as Recorded in Plat Book 4, Page 262 in the Office of the Recorder of Marion County, Indiana.
- B. Vacation of Avondale Place, being 50 feet in width, from the south right-of-way line of 22<sup>nd</sup> Street, south 344 feet to the north right-of-way line of Interstate 70.
- C. Vacation of the first east-west alley south of 22<sup>nd</sup> Street, from the east right-of-way line of Gale Street, southeast 300 feet to the west right-of-way line of Avondale Place, located immediately adjacent to the right-of-way of Interstate 70.

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 contacting the Secretary of the Plat Committee via email (Heather Stephan, Senior Board Specialist [Heather.Stephan@indy.gov](mailto:Heather.Stephan@indy.gov) ), between the hours of 8:00 AM and 4:30 PM, Monday - Friday. Written objections to a proposal are encouraged to be filed via email at [dmdpubliccomments@indy.gov](mailto:dmdpubliccomments@indy.gov) or with the Plat Committee, as appropriate, at least 24 hours before the hearing at the above email 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. For accommodations needed by persons with disabilities planning to attend this public hearing, please call the Office of Disability Affairs at (317) 327-5654, at least 48 hours prior to the meeting. - Department of Metropolitan Development - Current Planning Division.