

METROPOLITAN DEVELOPMENT COMMISSION  
MARION COUNTY, INDIANA

**May 1, 2024 – HEARING RESULTS**

Notice is hereby given that the Metropolitan Development Commission of Marion held public hearings on Wednesday, **May 1, 2024**, beginning at 1:00 PM, in the Public Assembly Room, City-County Building, 200 East Washington Street, Indianapolis, IN, on the following petitions:

PART I

APPROVAL PETITION RECOMMENDED FOR APPROVAL BY THE HEARING EXAMINER, NO APPEAL FILED:

**2024-APP-001 | 1621, 1625 and 1631 West 86th Street | **Approved**<sup>1</sup>**

Washington Township, Council District #2  
HD-2  
Dinneen – Ward – Shelley, LLC, by Aaron Reynolds

Hospital District-Two Approval to provide for an office building and associated parking.

PART II

REZONING PETITIONS RECOMMENDED FOR APPROVAL BY THE HEARING EXAMINER, NO APPEAL FILED:

**2023-ZON-124 | 5252 Hickory Road | **Approved**<sup>1</sup> to CCC May 13, 2024**

Franklin Township, Council District #25  
Grand Communities, LLC, by Joseph D. Calderon

Rezoning of 31.63 acres from the D-A (FW) (FF) district to the D-4 (FW) (FF) district, to provide for single-family residential development.

**2024-ZON-009 | 5252 West 52nd Street | **Approved**<sup>1</sup> to CCC May 13, 2024**

Pike Township, Council District #6  
Bethel United Methodist Church

Rezoning of 0.724 acre from the SU-1 district to the D-4 district to provide for residential uses.

**2024-ZON-021 | 3500 Sutherland Avenue | **Approved**<sup>1</sup> to CCC May 13, 2024**

Center Township, Council District #8  
Monon 35, LLC, by Chris White

Rezoning of 26.132 acres from the D-5 (FW) (FF) (TOD) district to the D-9 (FW) (FF) (TOD) district to provide for residential development.

**2024-ZON-027 | 1101 and 1117 South Sherman Drive | **Continued to May 15, 2024****

Center Township, Council District #19  
Liberty Commercial Investors, LLC., by Donald W. Fisher

Rezoning of 0.68-acre from the D-5 and C-3 districts to the C-5 district to provide for automobile sales.

PART III

COMPANION PETITION RECOMMENDED FOR APPROVAL BY THE HEARING EXAMINER, NO APPEAL FILED:

**2024-CZN-811 | 35 East Morris Street | Approved to CCC May 13, 2024**

Center Township, Council District #18  
Living Log Aquatic Services, LLC., by Matthew Kerkof

Rezoning of 0.42-acre from the D-5 district to the MU-2 district for a restaurant.

PART IV

APPROVAL PETITION FILED BY PETITIONER TO APPEAL THE ADMINISTRATOR'S DENIAL OF 2023-ADM-158:

**2023-APP-030 | 5510 South Emerson Avenue | Withdrawn on April 17, 2024**

Perry Township, Council District #24  
D-P  
Haven Health Management, LLC, by J. Murray Clark

Appeal of the Administrator's Decision to deny 2023-ADM-158, which proposed the use of a drug addiction and treatment facility in the D-P classification, based on the Development Statement approved for 2007-APP-131 and 2021-ZON-052.

**\*\*Petition previously withdrawn and acknowledged on April 17, 2024**

PART V

REZONING PETITION RECOMMENDED FOR APPROVAL BY THE HEARING EXAMINER, APPEAL FILED BY REMONSTRATOR:

**2024-ZON-015 | 2053 Yandes Street | Acknowledged Automatic Continuance to June 5, 2024**

Center Township, Council District #13  
Hollister Properties, LLC, by Kristin Hollister

Rezoning of 0.13 acres from the I-3 district to the D-8 district to provide for residential uses.

**\*\*Automatic Continuance request to June 5, 2024, filed by the Petitioner**

PART VI

REGIONAL CENTER PETITION RECOMMENDED FOR APPROVAL BY THE REGIONAL CENTER HEARING EXAMINER, APPEAL FILED BY REMONSTRATOR:

**2023-REG-027 (Amended) | 1140 Dr. Martin Luther King, Jr. Street | Approved**

Center Township, Council District 12

SU-2 (RC)

Indianapolis Public Schools

Regional Center Approval to provide for demolition of an existing athletic stadium and construction of a proposed athletic field.

For a complete list of petitions, staff reports, and hearing results, visit <https://indianapolis-in.municodemeetings.com/DMDmeetings>. 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 comments to a proposal are encouraged to be filed via email to [planneroncall@indy.gov](mailto:planneroncall@indy.gov) before the hearing, and such comments 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.

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**1. Per Article VIII.5.A. of the MDC Rules of Procedure, "...no petition shall be considered finally approved by the Commission or be so certified [to the City-County Council (CCC)] until all the covenants and/or commitments required or allowed by the Commission, and which comply with the requirements of Article VII, shall have been filed with the Administrator..."**