



City of Carmel

CARMEL PLAN COMMISSION MARCH 16, 2021 | MEETING AGENDA

LOCATION: *Virtual Meeting*

TIME 6:00 PM

HOW TO VIEW:

- AT&T Cable Ch. 99
- Digital Ch. 64.45
- Metronet Ch. 33
- Spectrum Cable Ch. 340
- [Facebook.com/CityofCarmel](https://www.facebook.com/CityofCarmel)
- [YouTube.com/CityofCarmel](https://www.youtube.com/CityofCarmel)
- <http://carmelin.new.swagit.com/views/1>

AGENDA:

- A. Call Meeting to Order
- B. Pledge of Allegiance
- C. Roll Call
- D. Declaration of Quorum
- E. Approval of Minutes
- F. Communications, Bills, Expenditures, & Legal Counsel Report
 - 1. **Plan Commission Resolution PC-3-16-21-a:** CRC Resolution 2021-3 proposes to amend the Declaratory Resolution and Plan to 1) remove an area from the Old Meridian Expansion Allocation Area, 2) designate this area as a separate allocation area to be known as the “Main and Old Meridian Allocation Area,” and 3) adopt a supplement to the Plan.
 - 2. **Plan Commission Resolution PC-3-16-21-b:** CRC Resolution 2021-4 proposes to amend the Declaratory Resolution and Plan to 1) remove an area from the Amended 126th Street Allocation Area, 2) designate this area as a separate allocation area to be known as the “Proscenium II Allocation Area,” and 3) adopt a supplement to the Plan.
- G. Reports, Announcements & Department Concerns
 - 1. **Outcome of Projects at Committees:**
 - a. **Commercial** – cancelled due to no items to review
 - b. **Residential**
 - i. Docket No. PZ-2020-00221 DP/ADLS: 146th Street and Monon Townhomes – **Approved 4-0.**
 - ii. Docket No. PZ-2020-00223 PP: Jackson’s Grant Village Primary Plat – **Sent back to PC with Positive Recommendation 4-0.**
- H. Public Hearings
 - 1. **Docket No. PZ-2021-00003 PP: Asherwood Primary Plat**
 - 2. **Docket No. PZ-2021-00008 SW: Waiver – UDO 6.09: 600 ft. Max, Cul-de-sac Length, 4,230 ft. requested.**
 - 3. **Docket No. PZ-2021-00009 SW: Waiver – UDO 7.26: Private Streets Not Permitted, Private St. requested.**
 - 4. **Docket No. PZ-2021-00010 SW: Waiver – UDO 7.28: Two Access Points from a Perimeter Street Required, Only One Access Point requested.**

The applicant seeks primary plat approval and design standards waiver approval for 41 lots on 85 acres. The site is located at 10110 Ditch Road. It is zoned S-1/Residential. Filed by Brett Huff with, Kimley-Horn on behalf of Gradison Design Build.
 - 5. **Docket No. PZ-2021-00011 DP/ADLS: Yellow Dog Veterinary Clinic at Legacy.**
 - 6. **Docket No. PZ-2021-00018 V: Maximum Front Yard Setback 15’, 54.3’ requested.**

The applicant seeks site plan, design, and variance approval for a new veterinary office. The site is located at approximately 7325 E. 146th Street between Community Drive and Beallsville Drive. It is zoned PUD (Legacy Z-501-07.) Filed by Ashton Fritz of Fritz Engineering Services, LLC, on behalf of Dr. Stanley of Yellow Dog Veterinary Clinic.

I. Old Business

1. Docket No. PZ-2020-00223 PP: Jackson's Grant Village Primary Plat.

The applicant seeks primary plat approval for 19 lots on 22 acres. The site is located at the NW corner of 116th Street and Springmill Road. It is zoned Jackson's Grant Village PUD (Ordinance Z-653-20). Filed by Douglas Wagner with Republic Development LLC.

J. New Business

K. Adjournment