



City of Carmel

Carmel Plan Commission

COMMERCIAL COMMITTEE

Tuesday, June 1, 2021 Meeting Agenda

LOCATION: CAUCUS ROOMS
CARMEL CITY HALL, 2ND FLOOR
ONE CIVIC SQUARE
CARMEL, IN 46032

TIME: 6:00 PM
(DOORS OPEN AT 5:30 PM)

The Commercial Committee will meet to review the following items:

1. ~~WITHDRAWN~~ - Docket No. PZ-2021-00071 ADLS Amend: House of Martial Arts – Mural/Public Art.

~~The applicant seeks ADLS Amendment approval to install a mural on the north elevation of the building. The site is located at 441 S. Range Line Rd. It is zoned B-1/Business and is located within the Range Line Rd./Carmel Dr. overlay district. Filed by Rafael Caro & Erica Parker of Blend Creative Minds on behalf of the owner George Nae.~~

2. Docket No. PZ-2021-00104 ADLS Amend: Dunkin Donuts – Exterior Remodel.

The applicant seeks design approval to modify the exterior building color and signage. The site is located at 1305 South Rangeline Road. It is zoned B-8/Business District and is within the Rangeline Road Overlay District. Filed by Ryan Dirksen of ECA Architects on behalf of Raj Patel of The Hari Group.

3. Docket No. PZ-2021-00048 DP/ADLS: Napleton Auxiliary Lot and Detail Center.

The applicant seeks site plan and design approval for a new auxiliary parking lot and detail and service center. The site is located at 4538 E. 96th Street (north of the Napleton Hyundai dealership). It is zoned B-3/Business District. Filed by Jon Dobosiewicz and Rick Lawrence of Nelson & Frankenberger on behalf of EFN Crossroads Property, LLC.

4. Docket No. PZ-2021-00062 OA: Gas Station Setback & Standards Amendment

The applicant seeks to amend the Unified Development Ordinance in order to amend the standards for Automobile Service Stations and associated definitions. Filed by the Department of Community Services on behalf of the Carmel Plan Commission.