



CARMEL TECHNICAL ADVISORY COMMITTEE MEETING AGENDA

Date: Wednesday, September 20, 2023

Place: Virtual Meeting

Time: 9:00 a.m. (*Approximate start times for each item are listed below*)

9:00 a.m. Docket No. PZ-2023-00153 PP: Asherwood South Subdivision

Docket No. PZ-2023-00184 SW: Asherwood South Waiver – UDO 7.26: Private Streets Not Permitted, Private Streets requested.

The applicant seeks primary plat approval and design standards waiver approval for 6 lots on 14.78 acres. The site is located at 9950 Ditch Road. It is zoned S-1/Residential. Filed by Brett Huff with Kimley-Horn on behalf of Gradison Design Build.

9:15 a.m. Docket No. PZ-2023-00189 DP/ADLS: Midwest Eye Institute at The Bridges

The applicant seeks site plan and design approval for a new, two-story medical office building on 5.4 acres. The site is located at the NW corner of Illinois Street and 111th Street and west of the KAR office building. The future address will be 11220 Illinois Street. It is zoned PUD (The Bridges Z-550-11) and is not within any overlay district. Filed by Kylie Bright-Schuler of American Structurepoint on behalf of the owner, Cornerstone Companies.

9:30 a.m. Docket No. PZ-2023-00192 DP Amend/ADLS Amend: Driven Neuro Recovery Center

The applicant seeks site plan and design approval to redevelop this site for a new clinical medical use. The site is located at 1300 East 96th Street, the former Five Seasons Family Sports Club. It is zoned PUD (Five Seasons Z-619-16) and is not within any overlay district. Filed by Mark Leach of Faegre Drinker on behalf of the applicant, Corporex Development & Construction Management, LLC.

TAC Members - Please note that the items listed below won't be discussed at a TAC meeting; however, the Petitioner should have submitted plans to you to gain review comments and approvals:

Docket No. PZ-2023-00187 SP: Kingswood Subdivision Four Lot Replat.

The applicant seeks administrative replat approval regarding 4 lots on 2.33 acres. Additional acreage is being added to these lots, from the Martin Marietta Mueller Property North site. The sites are located near 5013 St. Charles Pl. (Kingswood Subdivision Lots 53, 109, 108 and 107) and are zoned S1 and S2/Residence. Filed by Timothy Ochs of Ice Miller LLP.

Docket No. PZ-2023-00188 SP: Woodland Golf Club Subdivision Replat, Lots 37 and 38.

The applicant seeks administrative replat approval to combine two lots into one, on 1.15 acres. The site is located at 17 Woodland Cir. and is zoned R1/Residence. Filed by Joseph Logan, applicant.

(UV) Crazy King Burrito Use Variance.

The applicant seeks the following use variance approval: **Docket No. PZ-2023-00182 UV UDO Section 2.39 Restaurant with drive-thru and/or walk-up food sales not permitted, Walk-up window and/or drive-up window requested.**

The site is located at 13756 N. Meridian St. (in Meridian Village Plaza shopping center). It is zoned MC/Meridian Corridor. Filed by Paul Giefing, owner.

Docket No. PZ-2023-00191 SP: Waterfront at West Clay Section 5B Replat.

The applicant seeks administrative replat approval of Lots 176-180, 183, 184, and Block A, on 6.09 acres in Waterfront at West Clay Subdivision. The site is located near 4229 Stone Lake Dr. and is zoned S1/Residence - ROSO III. Filed by Duane Sharrer of Weihe Engineers on behalf of Paul Shoopman and Waterfront Homes, LLC.

Docket No. PZ-2023-00206 SP: Carmel Midtown Development Replat.

The applicant seeks administrative replat approval to amend an easement area related to the recently approved Merchants Bank HQ2 building. The site is located at 400 Industrial Dr., specifically at 420 3rd Ave SW (at the former AT&T site). The site is zoned C2/Mixed Use District. Filed by Connor Strege of Kimley-Horn.