



City of Carmel

CARMEL PLAN COMMISSION TUESDAY, AUGUST 20, 2024 AGENDA

LOCATION: COUNCIL CHAMBERS
CARMEL CITY HALL, 2ND FLOOR
ONE CIVIC SQUARE, CARMEL, IN 46032

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

HOW TO VIEW ELECTRONICALLY:

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

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
- G. Reports, Announcements & Department Concerns
- H. Public Hearings

1. **Docket No. PZ-2024-00028 PUD: Towne 146 PUD Rezone.**

The applicant seeks PUD rezone approval to allow a mixed-use neighborhood consisting of single-family homes, townhomes, and neighborhood commercial. The site is located at 2275 W 146th Street and is zoned S-1/Residence. Filed by Jim Shinaver and Jon Dobosiewicz of Nelson & Frankenberger on behalf of Lennar Homes of Indiana, LLC.

2. **Docket No. PZ-2024-00099 DP/ADLS: Spring Mill Shops.**

The applicant seeks Development Plan and ADLS approval for three new multi-tenant commercial buildings totaling 14,870 square feet. The site is located at the NW corner of 116th Street and Spring Mill Road, within Jackson's Grant Village. The buildings have specific addresses of 11675, 11745, and 11785 Village Corner Court. It is zoned PUD, under Jackson's Grant Village (Z-653-20). Filed by Sean McKinnies of Republic Development.

3. **Docket No. PZ-2024-00117 Z: Carmel Marketplace C2 Rezone.**

The applicant seeks to rezone the parcels located at 452, 502, and 508 E Carmel Drive from the B8/Business to the C2/Mixed-use District. The 7.9-acre site is generally located at the north side of E Carmel Drive, adjacent to the stoplight intersection at AAA Way. Filed by the Department of Community Services on behalf of the Carmel Plan Commission.

- I. Old Business
- J. New Business
- K. Adjournment