



City of Carmel

PLAN COMMISSION **HEARING OFFICER** MEETING AGENDA C2/MIXED-USE DISTRICT HEARING THURSDAY, DECEMBER 18, 2025

Time: **10:00 A.M.**

Hearing Officer: **Mr. Michael Hollibaugh, DOCS Director**

Location: **Carmel City Hall Council Chambers, 2nd Floor, 1 Civic Square, Carmel, IN 46032**

Note: This in-person meeting will be recorded and minutes taken by the Plan Commission Meeting Coordinator. This in-person meeting will be on Carmel TV and livestreamed on <http://carmelin.new.swagit.com/views/1>

How to View Electronically:

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Agenda:

- A. Call to Order
- B. Pledge of Allegiance
- C. Reports, Announcements, Legal Counsel Report, and Dept. Concerns
- D. Public Hearings

1. Docket No. PZ-2025-00246 DP/ADLS: 3rd Avenue Residences Development Plan and ADLS

The applicant seeks site plan and design approval to construct a 3-story tall condominium building with 8 units and associated parking. The 0.57 acre site is located at 360 3rd Ave. SW and is zoned C2/Mixed Use. Filed by Alex Stephens of Kimley-Horn on behalf of Studio M Architecture.

- E. Old Business
- F. New Business
- G. Adjournment

MEMBERS:

Christine Zoccola, President
 Mayoral appointment, 4-year term, ending 12/31/2026

Jeff Hill, Vice President
 City Engineer appointment, 4-year term, ending 12/31/2027

Mark Adair
 Mayoral appointment, 4-year term, ending 12/31/2028

Dated: Monday, December 8, 2025
 By: Bric Butler, PC/BZA Meeting Coordinator,
 bbutler@carmel.in.gov, 317-571-2417
 File: PC HO 12-18-25.docx

Jonathan Blake
Parks & Recreation Board appointment, 1-year term, ending 12/31/2025

Mary "Dubbie" Buckler
Mayoral appointment, 4-year term, ending 12/31/2025
Adam Campagna
Mayoral appointment, 4-year term, ending 12/31/2026

Jess Lawhead
Mayoral appointment, 4-year term, ending 12/31/2026

Susan Westermeier
Board of Public Works appointment, 4-year term, ending 12/31/2028

Shannon Minnaar
Common Council appointment, 2-year term, ending 12/31/2025