



City of Carmel

Carmel Plan Commission COMMITTEE Tuesday, July 7, 2026 Meeting Agenda

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

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

The Committee of the Whole will meet to review the following items:

1. [Docket No. PZ-2026-00049 DP Amend/ADLS: Stella House Books & Cafe Rebuild](#)

The applicant seeks Development Plan Amendment and design approval for the demolition of an existing building and rebuilding of a new bookstore and coffeeshop. The site is located at 31 S Rangeline Rd. It is zoned C-2/Mixed Use. Filed by Shawn Curran of Curran Architecture on behalf of Stella House Books, LLC.

2. [Docket No. PZ-2026-00066 PP/DP: 27 Towns Subdivision](#)

3. [Docket No. PZ-2026-00067 ADLS: 27 Towns ADLS](#)

The applicant seeks primary plat, development plan, and design approval for a new townhome subdivision. The site is located at 220 W 106th St. and is zoned Illinois Street Townhomes PUD (Z-703-26). Filed by Brandon Burke with HWC Engineering on behalf of Pulte Homes of Indiana, LLC.

4. [Docket No. 2026-00112 ADLS Amend: Hunters Glen Wall Change](#)

The applicant seeks site plan and design approval to replace their neighborhood front perimeter brick wall with a fence. The site is located at the intersection of E Carmel Dr. and Hunters Dr. and is zoned R-4/Residential. Filed by Larry Schultz on behalf of the Hunters Glen Condo Association.

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

Jonathan Blake
Parks & Recreation Board appointment, 1-year term, ending
12/31/2026

Mary "Dubbie" Buckler
Mayoral appointment, 4-year term, ending 12/31/2029

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 2/31/2028

Teresa Ayers
Common Council appointment, 2-year term, ending 12/31/2027