

Pike Township Residents Association

Meeting Minutes 07/08/09

Susan Blair called the meeting to order at 7:06 PM.

There were 9 of 25 board members in attendance.

Susan welcomed all. Susan read the mission statement. She reminded attendees to sign-in. Sign-in form on the back table. She identified items on the table, i.e., board roster, membership form, agenda, reviewed how to become a PTRA member or a board member. Advised attendees that our positions are identified by support, oppose, or no position. PTRA's positions are recommendations only, but are highly regarded by the various governmental entities.

Elected officials, city personnel, and community representatives in attendance.

Janice McHenry, Councilor-District 6

Drew Wignal, Deputy Prosecutor – Northwest District

Mary Chalmers, Mayor's Neighborhood Liaison-Pike Township and Eagledale

- I. GUEST PRESENTATION – EMILY MACK – NEW DEPARTMENT OF CODE ENFORCEMENT** – All licensing, permits, inspections, and abatements will be under one department. Public nuisances, unsafe buildings, fire prevention, animal care violations, abandoned and inoperable vehicles. This will be a tremendous opportunity for code enforcement. Additional staff will be added. In February 2009 the new Office of Code Enforcement was added. All inspectors will be fully mobile, equipped with technology, no need to come into the office. There will be a streamlining and realigning of programs in city government. There will be a partnership with Health and Hospital Corporation. Code Enforcement will take care of simple mowing, and Health and Hospital Corporation will handle the picking up of debris and heavy mowing. Code Enforcement will mow a property and charge the owner \$301.00. Foreclosed properties are a huge problem with tall weeds and grass. Reimbursement from out-of-town owners is an issue. Currently they are working to attach liens, but will be sent to collections in the future.
- II. APPROVAL OF BOARD MINUTES** – The board minutes from June were approved. Don motioned to approve; Ray seconded. Motion carried unanimously.
- III. TREASURER'S REPORT** –No Treasurers report as Fran was not in attendance.
- IV. REPORT FOR PIKE TOWNSHIP FROM INDIANAPOLIS METROPOLITAN POLICE DEPARTMENT NORTHWEST DISTRICT AND PROSECUTOR'S OFFICE** – Drew Wignal reported. He clarified that he works for the county prosecutor's office. Drew indicated that he brought a hard copy of the crime report with him for those who would like to see it, and that he had e-mailed a copy to Susan for dissemination. Drew reminded us of IMPD's Northwest District Community Day, Wednesday July 29th from 4 – 8 PM at Guion Creek Elementary School. Dept of Natural Resources will be there. There will be food and drinks for all. Drew talked about graffiti. Indicated that there is a "tagger" – PRIO in the area. It is not gang graffiti, but just a "tagger." 17 locations were just covered up. He indicated that the Blockbuster had been sandblasted, but was tagged the next day. Mention was made of 2 other sites with graffiti: 56th and Georgetown, and Office Depot at 86th & Payne Rd. Drew talked about the current fireworks ordinance. It is legal to set off fireworks on your own property from July 4th – July 9th. The hours are from 5:00 PM – 2 hours after dark.

V. ANNOUNCEMENTS, PLAT REPORTS, AND CORRESPONDENCE

- Grant application from IPC Project Greenspace. The due date is August 7th at 5:00 PM. Decisions will be in November.
- 5248 Moller Rd. YMCA approved by Hearing Examiner. Staff had some concerns with commitment language. The EVMS sign increment was changed to 15 seconds from our recommended 10 seconds with the addition of “no scrolling.”
- 3904 W. 86th – Real Estate Office –Believed it passed 6 – 0 without staff recommendations of shared access with adjacent property.
- 8404 Michigan Road – Aldi – continued till July 23rd. The Crooked Creek Community Development Corporation is also opposed.
- 7220 Woodland – sign for 2 hotels. Recommended for approval by the Hearing Examiner. MDC legal counsel announced 2/3 vote was necessary to overturn Hearing Examiner recommendation. Petitioner counsel disagreed. Subsequently, vote did not approve. Next day (or later) MDC legal counsel contacted petitioner attorney, admitted he was incorrect – they agreed that MDC should rehear petition. Petition continued till August 5th. In order to satisfy Planning Staff, Tim Oaks, Schahet, and corporate McDonalds met today with a proposal to integrate three signs on one. This will help alleviate sign clutter. If discussions are successful, they will return to PTR.A.
- Traffic Court & Probation Office – City/County Council voted 16 – 12 to send it back to committee. Next meeting is July 21st.

VI. LIQUOR PERMITS

- 7/6 Traders Point Creamery – New – 3-way – 4-0 approval. Beer & wine (2-way) permitted for restaurant. Offsite catering; beer and wine only. They had to apply for a 3-way because there isn't a specific permit that accommodates their request. They will comply with 2-way per zoning commitments.
- 7/6 Sports Zone – 66th & Coffman Rd. – Beer & Wine
- 7/6 Outback – 5771 E. 86th – 3-way
- 7/20 Costco – Renewal – 3-way
- 7/20 Abuelos – Traders Point Shopping Center - Renewal – 3-way
- 7/20 Chipotle – 3340 W. 86th – 3-way
- 7/20 Mike's Charcoal Grill – 7102 Woodland – 3-way

VII. LAND USE –CONTINUED PETITIONS –

- 1) **4331 Dandy Trail – 2009-ZON-813 & 2009-APP-813** Richard Michael Neese requests rezoning of 3.372 acres, from PK-1 (FF) and PK-2 (FF) to PK-2 to provide for park perimeter uses. PK-2 approval to provide for construction of a single-family dwelling. Council District 6. Hearing date continued by PTR.A to 7/23/09, Hearing Examiner. Presenter is Mike Neese. Chairperson is Mark Jakobovie, Vice-President, District V. ***Written commitments prepared by Steve Granner given to petitioner and PTR.A board. Legal description still needed. Petition needs amended to rezone the PK-1 portion above the 815 contour line to PK-2. PK-2 administrative approval to build. Additional commitments requested: 4 exterior floodlights on house to be motion detection only. No exterior lighting is to be “dusk to dawn”, but can be motion or switched. Any additional exterior lighting would require a return to PTR.A prior to installation. There are to be no coach lights on the south side of the property. HVAC equipment and generator shall be installed on the north side of the new residence. Motion made by Mark to support with written commitments and include those stated above. Ray seconded. Motion carried unanimously.***

VIII. LAND USE – NEW PETITIONS

- 1) **3910 Industrial Blvd – 2009-UV1-020** RCS Holdings VIII, LLC, by Robert E. Tolle, requests variances of use and development standards to: a) provide for a distribution

facility with outdoor operations (not permitted) and an outdoor storage area of 20,287 sq. feet or 100% of the area of enclosed buildings (max. outdoor storage area of 5,071 sq. feet or 25% of the total area of enclosed buildings or structures permitted); b) with outdoor storage having an 18-ft. front setback, encroaching into the required 30-ft. front yard (not permitted), and with outdoor storage having a 25-ft. north side setback within the required 30-ft. north side yard (not permitted) and; c) to legally establish zero landscaping in the required 30-ft. north and northwest side yards (landscaping required). Current zoning is I-1-S and I-2-S. Council District 7. Hearing date is 7/14/2009, BZA I. Presenter is Joe Calderon. Chairperson is Jan Marshall, Vice-President, District VI. ***Sonco Worldwide has leased building for fence company. Construction permits were not obtained. Concerns are outside storage, setbacks, and decreased property value impact. Sonco has installed fence around property in anticipation of using space for outside storage. Other Park 65 owners were in attendance, represented by Elliott Nelson and Attorney Andi Metzel. Some of the storage area will be in an adjacent property owner's easement. Fencing will not provide enough screening for all the storage, especially the view along I-65, mainly due to the terrain. The site plan has been revised to bring the storage further into the parking lot. Aerial photo of Sonco's east coast business provided. An abundance of outside storage is visible. Remonstrators request the owner and tenant respect the light industrial nature of the area. They are concerned about their property values. Landscaping will be extremely important if petition approved. Nancy motioned to oppose. Don seconded. The vote to oppose was unanimous.***

- 2) **8219 and 8227 Northwest Blvd. – 2009-ZON-029** NW Associates LLC, requests a rezoning of 20.76 acres, from the I-2-S District to the C-S classification to provide for all I-2 uses and limited C-4 uses, including offices, schools and other instructional facilities, retail bakery sales, recreational establishments, and event facilities. Council District 1. Hearing is 7/9/09, Hearing Examiner. Presenter is Joe Calderon/Steve Granner. Chairperson is Don Bryson, Vice-President, District I. ***Don motioned to support the petition as presented with the commitments agreed to with Staff. Ray seconded. Motion carried unanimously.***

VIII. PRELIMINARY PROPOSAL

Legal Notice not received to date – 2009-CON-036 - Petitioner seeks to rezone 8.929 acres at 4030 Vincennes Rd. (Fortune Park) from C-S to C-S to provide for a post secondary and professional educational facility. Current Fortune Park Development Plan limits subject property to office and warehouse uses. Council District 1. Presenter is Greg Ewing. ***This is for a nationally recognized post-secondary educational facility. It is comparable to an ITT Tech. There will be 200 students. Staff will recommend approval. Ed Harper motioned to support. Nancy seconded. Motion carried unanimously.***

Additional preliminary proposal not on the agenda. 6940 Michigan Road. Signage at the Pecar Health Center. They wish to remove old sign and put up a new one. Petitioner is seeking early permit. Would like a PTR letter indicating no objection to the early permit. ***Board had several questions that couldn't be answered; was not comfortable with issuing letter. No decision. Petitioner will return next month.***

Meeting duly adjourned at 10:30 PM