

# **PIKE TOWNSHIP RESIDENTS ASSOCIATION, INC.**

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## **AGENDA MAY 14, 2025**

### **I. WELCOMING – OPEN REMARKS – INTRODUCTION OF ELECTED OFFICIALS, CITY PERSONNEL, PTR A BOARD MEMBERS**

### **II. REPORT FOR PIKE TOWNSHIP FROM INDIANAPOLIS METROPOLITAN POLICE DEPARTMENT NORTHWEST DISTRICT**

**OFFICER RYAN DEAKIN**

**OFFICER DAVID WATERMAN**

### **III. REPORT FROM MAYOR’S ADVOCATE – JOSELINE MEDINA**

### **IV. ANNOUNCEMENTS, PLAT REPORTS AND CORRESPONDENCE**

### **V. ALCOHOL PERMITS**

### **VI. TREASURER’S REPORT**

### **VII. LAND USE – CONTINUED PETITION – WITHDRAWN**

- 1) **7612 W. 93<sup>RD</sup> St. – 2025-DV1-014 – PETITION WITHDRAWN** Ronald James Christie II & Asako Christie request a variance of development standards to provide for the construction of a pole barn within the front yard of W. 93<sup>rd</sup> St. and Fanchon Dr. (not permitted). Current zoning D-1 (dwelling). Council District 1. Hearing continued by Staff and PTR A to 5/6/25, BZA I. Chairperson is Mark Nordmeyer, PTR A Vice-President, District I.

### **VIII. LAND USE – NEW PETITIONS**

- 1) **5451 Moller Rd. – 2025-UV1-006** Maribel Morales Picon requests a variance of use to provide for the storage of two food trucks (prohibited) with a gravel parking area (parking areas must be paved). Current zoning is D-A / D-P (dwelling-agricultural / dwelling-planned unit development). Council District 6. Hearing continued by PTR A to 6/3/25, BZA I. Presenter is David Dearing. Chairperson is vacant – PTR A Vice-President, District VI.
- 2) **3801 N. Raceway Rd. – 2025-MOD-006** D.R.Horton-Indiana requests modification of commitments and site plan related to 2024-ZON-023 to modify commitment 2, to provide that rental units would be permitted on lots which are subject to a mortgage insured or guaranteed by the Federal Housing Administration (FHA), the Veteran’s Administration (VA) and/or the United States Department of Agriculture (USDA) (previous commitment requires the HOA to approve rental of units within the neighborhood, with a restriction that a max. of 20% of the units may be rented at any one time). Current zoning is D-6 (dwelling). Council District 11. Hearing continued by PTR A to 6/12/25, Hearing Examiner. Presenter is Brian Tuohy. Chairperson is Mark Jakubovic, PTR A Vice-President, District V.

**(OVER)**

- 3) **7841 Michigan Rd. – 2025-MOD-005** Las Palmas Supermercado LLC requests modification of development statement related to petition 94-Z-42 to modify commitment 5 to allow a grocery store (current commitment prohibits grocery or convenience stores). Current zoning classification is C-3 / D-5 (commercial and dwelling). Council district 1. Hearing continued by PTRA to 6/12/25, Hearing Examiner. Presenter is Meghan Binkerd. Chairperson is Ed Harper, PTRA Vice-President, District IV.
- 4) **8302 Michigan Rd. – 2025-MOD-003/2025-VAR-003 (No presentation-discussion only)** Halle Properties LLC requests modification of commitments related to 95-Z-172 and 96-Z-216 to modify commitment 2.h. for a freestanding sign on an outlot (previous commitment permits wall signs and prohibits freestanding signs for outlots). Variance of development standards to provide for an eight (8)-ft. tall freestanding monument sign, being the fourth freestanding sign within 300 feet along Michigan Rd. (min. 300-ft. separation between freestanding signs required). Current zoning classification is C-S (commercial special). Council district 1. Hearing continued by PTRA to 6/12/25, Hearing Examiner. Chairperson is Ron Rodgers, PTRA Vice-President, District II.

#### **IX. LAND USE – PRELIMINARY PROPOSAL**

**7835 Woodland Dr.** – proposed redevelopment of vacant building. Presenters are Tom Cooler and Andi Metzel.

**PTRA meetings are held the second Wednesday of each month. This month's meeting is May 14, 2025, 7:00 PM at the Pike Township Government Center, 5665 Lafayette Rd. The next meeting is scheduled for June 11, 2025, 7:00 PM at the Pike Township Government Center.**