

STAFF REPORT

REGIONAL CENTER HEARING EXAMINER - HIGH IMPACT CASE

Case Number	2025-REG-036
Address (approx.)	222 East Market Street
Location	Center Township, Council District # 12
Petitioner	City of Indianapolis, by Alex Kelley
Zoning	CBD-2 (RC) (TOD)
Request	Regional Center Approval to provide for a new public plaza west of City Market.

GENERAL INFORMATION

Existing Zoning	CBD-2 (RC) (TOD)	
Existing Land Use	Plaza	
Urban Design Guidelines District Typology	Urban Core	
Center Township Plan	Core Mixed-Use / RedLine and BlueLine Transit-Oriented Strategic Development Plans	
Surrounding Context	<u>Zoning</u>	<u>Land Use</u>
	North: CBD-2 (RC) (TOD)	Commercial office
	South: CBD-2 (RC) (TOD)	City-County Building
	East: CBD-2 (RC) (TOD)	City Market
	West: CBD-1 (HPS)	Commercial offices and retail
Thoroughfare Plan		
Delaware Street	Primary arterial	90-foot right-of-way existing and proposed
Market Street	Primary arterial	56-foot right-of-way existing and proposed
Site Plan – Submittal Date	File-dated May 8, 2025	
Elevations - Submittal Date	File-dated May 8, 2025	
Hearing Date	June 12, 2025	

DETAILED SUMMARY OF REQUEST

The petitioner and staff are in discussions on the details of this proposed development. Therefore, staff requests a **continuance** of this petition to the **July 24, 2025**, hearing. A staff report will be available prior to that hearing.