

**METROPOLITAN DEVELOPMENT COMMISSION
MARION COUNTY, INDIANA
RESOLUTION NO. 2023-P-010**

WHEREAS, the Metropolitan Development Commission of Marion County, Indiana (the “Commission”) serves as the Plan Commission of the Consolidated City of Indianapolis and Marion County, Indiana under IC 36-7-4-202; and

WHEREAS, pursuant to IC 36-7-4-602(c) the Commission is empowered to initiate a proposal to amend the zoning map; and

WHEREAS, the Commission desires to amend the zoning map of specific parcels of the Vacant to Vibrant program; and

WHEREAS, the Commission desires to amend the zoning map of Sherman Park, generally located at 604 N. Sherman Dr., 710 N. Sherman Dr., 3518 E. Michigan St.; and

WHEREAS, the Commission desires to amend the zoning map of the property generally located at 50 N. Tibbs, Indianapolis, Indiana 46202; and

WHEREAS, the request for these three actions shall collectively be known as “The Rezoning”; and

WHEREAS, pursuant to IC 36-7-4-402(c) the Commission shall delegate authority to employees of the Department of Metropolitan Development (“DMD”) to perform ministerial acts in cases except where final action of the commission is required by law; and

WHEREAS, the Commission desires to delegate authority to the Director of DMD to submit a proposal to formally rezone the properties identified in The Rezoning; and

WHEREAS, pursuant to the MDC Rules of Procedure, Article V, Section 1(D) the Commission shall determine requirements for notice.

WHEREAS, the Commission desires the City-County Councillor to be notified via mail and email of the subject sites within their district no later than fourteen (14) days prior to the hearing.

NOW THEREFORE BE IT RESOLVED by Metropolitan Development Commission of Marion County as follows:

1. The Commission has formally initiated a proposal to amend the zoning map in relation to the Vacant to Vibrant program at the properties generally located and identified attached hereto as Exhibit A; and
2. The Commission authorizes the Director of DMD to formally file and rezone the

properties identified in Exhibit A to the D-5, D-5II, and D-8 Residential zoning districts to be heard at the May 17th, 2023, Commission Hearing; and

3. The Commission has formally initiated a proposal to amend the zoning map in relation to the Sherman Park generally located at 604 N. Sherman Dr., 710 N. Sherman Dr., 3518 E. Michigan St (location map attached hereto as Exhibit B) to be heard at the May 17th, 2023, Commission Hearing; and
4. The Commission authorizes the Director of DMD to formally file and rezone the property generally referred as Sherman Park to the C-S zoning district.
5. The Commission has formally initiated a proposal to amend the zoning map in relation to the property generally located at 50 N. Tibbs Ave. (location map attached hereto as Exhibit C) to be heard at the May 3rd, 2023, Commission Hearing; and
6. The Commission authorizes the Director of DMD to formally file and rezone the property generally located at 50 N. Tibbs Ave. to the D-10 Residential zoning district; and
7. The City-County Councillors shall be notified via mail and email; and
8. This Resolution shall take effect immediately upon adoption by the Commission.

Approved as to legal form and adequacy: Metropolitan Development Commission:

By: /s/Toae Kim_____
Toae Kim, Deputy Chief Counsel

By: _____
John Dillon III, President

Date: __4/11/23_____

Date: _____

EXHIBIT A

Vacant to Vibrant Locations for Rezoning

Address:	1441 Perkins Ave
Parcel:	1015273
Current Zoning:	C1
Proposed Zoning:	D-5
Legal Description:	Lot 1 in in A.W. Denny's Big Four Addition, an Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 11, page 181, in the Office of the Recorder of Marion County, Indiana.
Address:	909 N Pershing Ave
Parcel:	9019639
Current Zoning:	C1
Proposed Zoning:	D-8
Legal Description:	Lot 18 in Chris Baker's Haughville Subdivision of the south half of Block 20 in Holms West End Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 8, page 99, in the Office of the Recorder of Marion County, Indiana.
Address:	1324 W 30th St
Parcel:	1073491
Current Zoning:	C3
Proposed Zoning:	D-5
Legal Description:	Lot 6 in Block 14 in Armstrong's First Addition to North Indianapolis, now in the City of Indianapolis, as per plat thereof recorded in Plat Book 7, page 25, in the Office of the Recorder of Marion County, Indiana.
Address:	4406 E New York St
Parcel:	1091459
Current Zoning:	C3
Proposed Zoning:	D-8
Legal Description:	71 feet off the east end of Lot 1 in Block 11 in Tuxedo Park in the City of Indianapolis, as per plat thereof recorded in Plat Book 10, pages 68 and 69, in the Office of the Recorder of Marion County, Indiana.

Address: 1210 Udell St / 1214 Udell St
Parcel: 1059212 / 1090018
Current Zoning: I2
Proposed Zoning: D-8
Legal Description: Lot 37 and the west half of Lot 38 in Block 14 in Braden's North Indianapolis Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 5, page 23, in the Office of the Recorder of Marion County, Indiana.

Address: 2520 Burton Ave
Parcel: 1054166
Current Zoning: I2
Proposed Zoning: D-8
Legal Description: Lot 178 in Charles F Robbins Second North Indianapolis Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 10, page 82, in the Office of the Recorder of Marion County, Indiana.

Address: 2657 Burton Ave
Parcel: 1046937
Current Zoning: I2
Proposed Zoning: D-8
Legal Description: Lot 140 in Charles F Robbins North Indianapolis Addition to the City Indianapolis, as per plat thereof recorded in Plat Book 10, page 56, in the Office of the Recorder of Marion County, Indiana.

Address: 216 Trowbridge St
Parcel: 1022736
Current Zoning: I3
Proposed Zoning: D-5
Legal Description: Lot 59 in Sharpe's Woodside Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 4, page 227, in the Office of the Recorder of Marion County, Indiana.

Address: 38 S Lasalle St
Parcel: 1021349
Current Zoning: I3
Proposed Zoning: D-5
Legal Description: Lot 69 in Englewood Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 10, page 97, in the Office of the Recorder of Marion County, Indiana.

Address: 58 S Lasalle St
Parcel: 1040113
Current Zoning: I3
Proposed Zoning: D-5
Legal Description: Lot 64 in Englewood Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 10, page 97, in the Office of the Recorder of Marion County, Indiana.

Address: 870 Eugene St
Parcel: 1033859
Current Zoning: D5
Proposed Zoning: D-5II
Legal Description: 83 feet off the south end of 29.5 feet off the west side of Lot 13 in Block 2 in Braden's North Indianapolis Addition to the City of Indianapolis, as per plat thereof recorded in Plat Book 5, page 23, in the Office of the Recorder of Marion County, Indiana.

Sherman Park Location Map

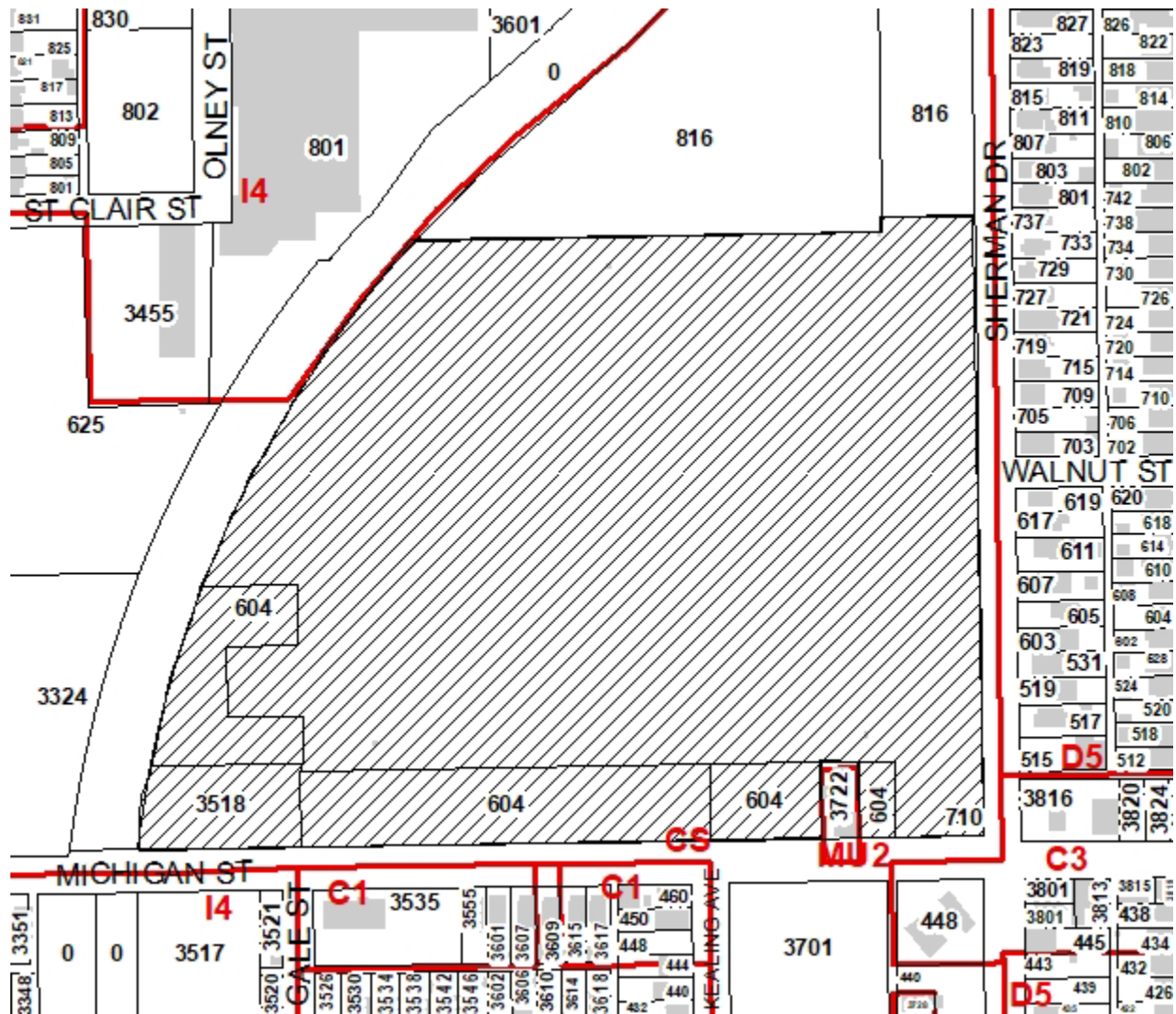


EXHIBIT C

50 N. Tibbs Ave. Location Map

