Department of Metropolitan Development
Division of Planning
Current Planning

METROPOLITAN DEVELOPMENT COMMISSION HEARING EXAMINER — November 12, 2026

Case Number:	2026-CZN-836 / 2026-CVR-836
Property Address:	2326 East 44th Street (*Approximate Address*)
Location:	Washington Township, Council District # 8
Petitioner:	Celtic Realty, LLC, by Justin Kingen
Request:	Rezoning of 0.38-acre from the I-2 (W-1) district to the C-4 (W-1) district to provide for commercial uses including automotive service and repair. Variance of Use and Development Standards to provide for automotive service and repair, with outdoor storage of vehicles awaiting repair (not permitted), reduced parking (minimum 31 spaces required), and to legally establish a roof sign (not permitted).
Staff Reviewer:	Kathleen Blackham, Senior Planner

PETITION HISTORY

The Hearing Examiner continued these petitions, at the request of staff, from the August 27, 2026 hearing, to the September 24, 2026 hearing, to provide additional time for discussions with the petitioner's representative.

The Hearing Examiner continued these petitions from the September 24, 2026 hearing, to the November 12, 2026 hearing, at the request of the petitioner's representative to provide additional time to address concerns and issues related to this site.

Staff is requesting a **continuance from the November 12, 2026 hearing, to the December 17, 2026 hearing,** without notice, to provide additional time for continued discussions with the petitioner's representative.