



**PLAT COMMITTEE**

**June 12, 2024**

**Case Number:** 2024-PLT-028  
**Property Address:** 2415 and 2427 North Rural Street (*Approximate Address*)  
**Location:** Center Township, Council District # 8  
**Petitioner:** Martindale Brightwood Community Development Corporation, by Patrick M. Rooney  
**Zoning:** D-5  
**Request:** Approval of a Subdivision Plat to be known as Rural Street Villas, Section Two, subdividing 0.19-acre into four single-family attached lots.  
**Current Land Use:** Two-Family Residential  
**Staff Reviewer:** Michael Weigel, Senior Planner

**PETITION HISTORY**

After the application for this plat petition was made, it was noticed that the variance previously allowing construction of duplexes at these sites would only allow for lot widths of 30 feet, and approval of this plat would establish widths of 22 feet and 8 feet. This plat could not be approved without a new variance in place and will need to be continued until the July 10, 2024 hearing at minimum. A full staff report will be available in advance of that hearing date.

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