



PLAT COMMITTEE

March 12, 2025

Case Number:	2025-PLT-010
Property Address:	1421 East Michigan Street (<i>Approximate Address</i>)
Location:	Center Township, Council District #13
Petitioner:	Indy Real Estate Consulting, LLC, by Justin and David Kingen
Zoning:	D-8
Request:	Approval of a Subdivision Plat to be known as Replat of Lot 6 of North Arsenal Park Addition, dividing 0.14-acre into two lots.
Waiver Requested:	None
Current Land Use:	Two-Family Dwelling
Staff Reviewer:	Noah Stern, Senior Planner

PETITION HISTORY

Upon Staff's review, it was determined that a Variance of Development Standards for a reduced west side-yard setback is required for this development and, therefore, the petitioner must receive variance approval from the Board of Zoning Appeals prior to plat approval. This would require a continuance to the April 10, 2025 or May 14, 2025 Plat Committee hearing.