



Department of Metropolitan Development
Division of Planning
Current Planning

**METROPOLITAN DEVELOPMENT COMMISSION
HEARING EXAMINER**

August 28, 2025

Case Number: 2025-ZON-086
Property Address: 5255 Winthrop Avenue (approximate address)
Location: Washington Township, Council District #7
Petitioner: Monon Property Management, LLC, by Joseph D. Calderon
Current Zoning: I-4
Request: Rezoning of 1.43 acres from the I-4 district to the C-S district to legally establish the existing structure, off-street parking area, existing uses, and to provide for commercial and industrial uses, such as, commercial and building contractor, business offices, including medical offices, artisan manufacturing, research and development, restaurants, and indoor recreation and entertainment.
Current Land Use: Commercial
Staff Recommendations: To be determined.
Staff Reviewer: Marleny Iraheta, Senior Planner

PETITION HISTORY

Staff is requesting a **continuance for cause from the August 28, 2025 hearing to the September 25, 2025 hearing** to allow the petitioner additional time to address parking concerns brought up by staff or amend the request to include a variance. The amendment would require new notice.

STAFF RECOMMENDATION

Staff recommendation to be determined.

PETITION OVERVIEW

This petition is to be continued to the September 25, 2025 hearing.