

PLAT COMMITTEE

July 8, 2026

Case Number: 2026-VAC-006
Property Address: 9535 Memorial Park Drive *Approximate Address*)
Location: Lawrence Township, City of Lawrence, Council District #10
Petitioner: Fort Harrison Reuse Authority, by Shawn Donaldson
Request: Vacation of an irregular portion of Brooks Boulevard, being 65 feet in width, beginning at the south right-of-way line of Memorial Park Drive, south 955 feet, to the north right-of-way line of 56th Street.
Waiver Requested: Assessment of Benefits
Current Land Use: Public street
Staff Reviewer: Jeffrey York, Manager

PETITION HISTORY

This is the first hearing for this petition.

STAFF RECOMMENDATION

Staff finds the **vacation** would be in the public interest and recommends the vacation petition be **approved**. The applicant is a governmental unit, established by State Law, therefore the waiver of the assessment of benefits is automatic.

RECOMMENDED MOTION: That the Plat Committee find that the proposed vacation is in the public interest; that a hearing upon the assessment of benefits be waived; that the Plat Committee confirm and ratify the adoption of Declaratory Resolution 2026-VAC-006; that the vacation be subject to the right of public utilities under IC 36-7-3-16.

PETITION OVERVIEW

SUMMARY

This request would vacate Brooks Boulevard, a dead-end public street, from Memorial Park Drive, south to the East 56th Street right-of-way. 56th Street in this location is elevated over railroad tracks. The vacation would provide that the right-of-way be incorporated into proposed lots in a related plat petition, 2026-PLT-031.

Staff finds that the vacation would be in the public interest due to the elimination of a dead-end street.

PROCEDURE

Neither the Division of Planning nor the Plat Committee, Hearing Examiner, nor Metropolitan Development Commission determines how vacated land is divided. A petitioner will not receive a deed or other document of conveyance after the approval of a vacation. After a vacation of an easement the County Assessor determines how the vacated land will be assessed for tax purposes.

ASSESSMENT OF BENEFITS

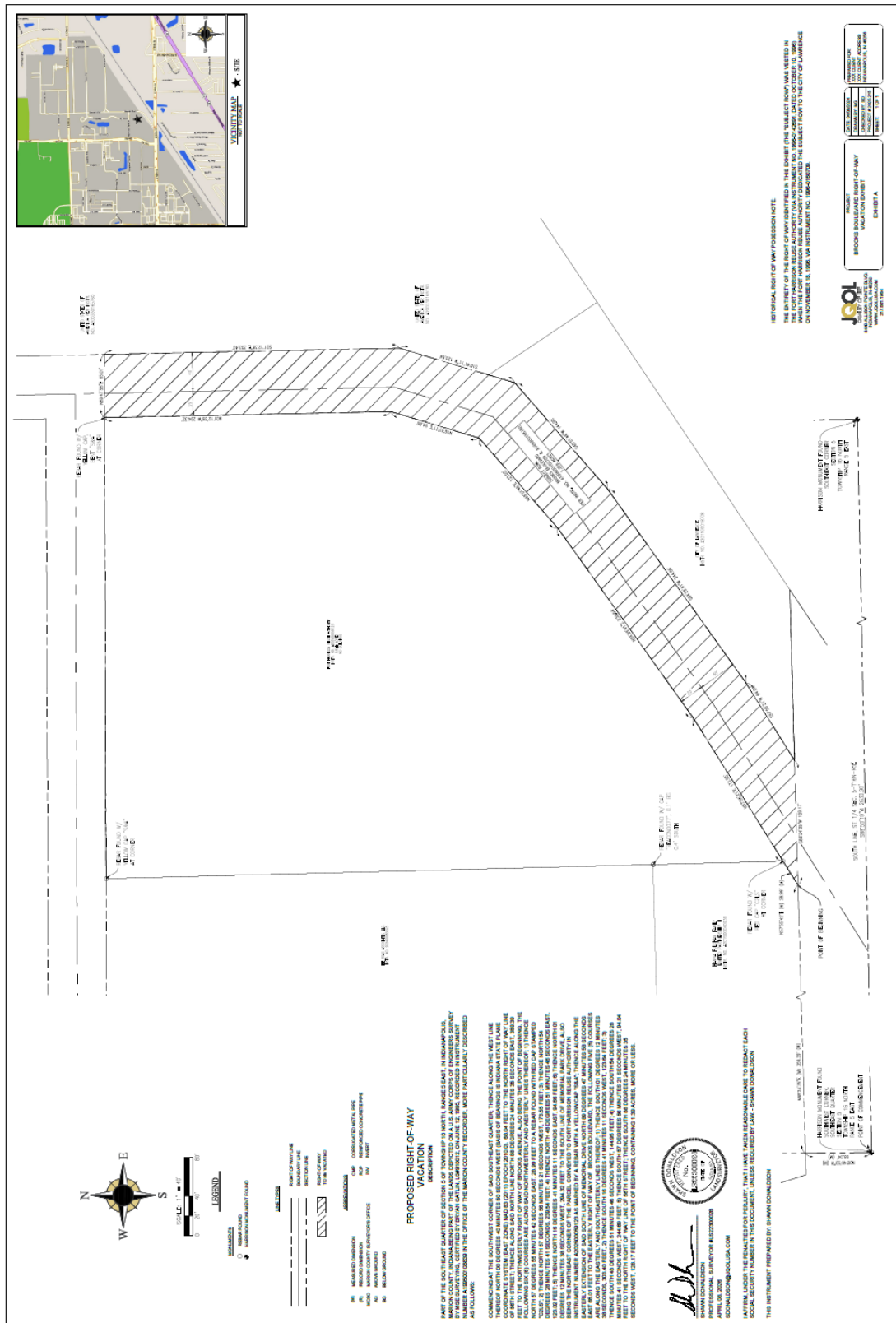
The petitioner is Fort Harrison Reuse Authority, which was established by State Law through IC 36-7-30 and is a governmental unit. The Plat Committee Rules of Procedure provides that governmental agencies are exempt from the typically required assessment of benefits.

GENERAL INFORMATION

Existing Zoning	D-P	
Existing Land Use	Surface parking and undeveloped	
Comprehensive Plan	Village Mixed-Use	
Surrounding Context	<u>Zoning</u>	<u>Land Use</u>
North:	D-P	Industrial
South:	D-P	56 th Street overpass / railroad track
East:	D-P	Undeveloped
West:	D-P	Offices
Thoroughfare Plan		
56 th Street	Primary arterial	102 feet existing and proposed
Lee Road	Primary arterial	80 feet existing proposed
Petition Submittal Date	April 30, 2026	

EXHIBITS







**METROPOLITAN DEVELOPMENT COMMISSION
PLAT COMMITTEE
HEARING EXAMINER
OF MARION COUNTY, INDIANA**

PETITION FOR VACATION OF A PUBLIC WAY, EASEMENT OR PUBLIC PLACE

FINDINGS OF FACT

1. THE PROPOSED VACATION IS IN THE PUBLIC INTEREST because:

The current portion of Brooks Blvd. in consideration for this vacation is largely unused by the general public. This portion of the road only provides access to some existing storm structures. The proposed development re-purposes the land for not only the current planned development, but future development of the southeast portion of the proposed plat encompassed by Lot 3. These lands have not been developed since being transferred to the Fort Harrison Re-use Authority. The proposed vacation promotes the development of the surrounding land and potential to increase property values.

PHOTOS



Brooks Boulevard from Memorial Park Drive



Brooks Boulevard at the south end of the street