



**BOARD/COMMISSION:** Fishers Planned Unit Development (PUD) Committee Minutes  
**DATE:** April 10, 2019 at 5:00 PM  
**DIRECTIONS:** Fishers City Hall Auditorium  
One Municipal Drive, Fishers, IN 46038-1574

**Mr. Harling called the meeting to order at 5:00 PM.**

*Others present: Tony Bagato, Kevin Stotts, Megan Schaefer, Jessie Boshell, Kay Prange, George Small, Ray Kiswan, Victor Reyes, Dan Schnur, Eric Gleissner.*

**Regular PUD Committee**

*Warren Harling, Leah McGrath, Richard Block, Emily Bowman, Shawn Curran*

**a. CASE #: PUD-19-5 Golden Gear Cars**

Consideration of approval of site plan and architecture for Golden Gear Cars. Site is located at 9268 Park East Ct., and it within the Fishers Trade Center PUD. Site is west of Pet Suites and Highway-37, east of Britton Park Road.

Jessie Boshell, Planner II, presented the site plan and architecture for the project which is in the Fishers Trade Center PUD. The building will offer sales area and six service bays that will face the side of Pet Suites and will not be visible from Highway-37 or Britton Park Road. Landscaping will act as a buffer to hide the bays. Staff recommends approval of the updated design.

In Committee discussion, Ms. Bowman clarified the colors on the updated elevations. Mr. Block stated that he generally likes it and Mr. Curran remarked on the materials on the back due to maintenance concerns and on screening for the rooftop mechanical units.

**Mr. Harling asked for a Motion. Mr. Block made a Motion to approve, which was seconded by Mr. Curran. The Revised plans were approved, 5-0.**

**b. CASE # PUD-19-6 Prime Car Wash**

Prime Car Wash LLC requests site design and architectural approval for their new 11,262 square foot car wash at 13801 Olivia Way, generally located to the west of Olio Rd, north of Southeastern Parkway, just south of I-69.

Megan Schaefer, Planner II, presented the site design and architecture for Prime Car Wash. She noted 4-sided architecture and that the site design is going through the TAC process. There will be a 30-foot wide landscape buffer along I-69 and the lighting meets Exit 10 requirements. Staff recommends approval.

In Committee discussion, Mr. Block clarified stacking of cars and how the future lots would be developed. Ms. Schaefer noted that a Jiffy Lube would be applying for one of the additional lots.

Mr. Harling asked for a Motion. Mr. Block made a Motion to approve, seconded by Ms. McGrath. As architect on the project, Mr. Curran recused himself. The Motion was approved, 4-0.

Riverplace PUD Committee

*Leah McGrath, Richard Block, Warren Harling, Shawn Curran, Jim Jordan*

NONE

The Meeting was adjourned at 5:16 pm.

Next Meeting: May 8, 2019