

**Fishers Planned Unit Development (PUD) Committee Minutes
March 11, 2020**

Mr. Harling called the Meeting to order at 4:30 PM.

Others present: Tony Bagato, Megan Schaefer, Trevor Preddy Kay Prange, Ben Houle, Kevin Martin, Steven Buckeridge, George Small, Caitlin Dopher, Ryan Kibler, Ty Rinehart, Steve Hardin, Larry Scripp, Melissa Garrison

Members absent: Emily Bowman

Regular PUD Committee

Warren Harling, Shawn Curran, Megan Baumgartner, Pete Peterson

a. CASE # PUD-19-15 Golden Gear Cars

Golden Gear Cars requests approval of updated elevations. Previous elevations were approved by the committee on April 10th, 2019. The petitioner has changed building materials and the overall color scheme.

Megan Schaefer, Planner III, presented the PUD amendment to the original elevations. Material is being changed for durability. Staff recommends approval.

Mr. Harling noted that the illustration showed signs in excess of what is allowed. It was clarified that the illustration was just for the change in materials.

Mr. Harling asked for a Motion for PUD-19-15. Ms. Baumgartner made a Motion to approve, absent the signage shown in the illustrations. Mr. Curran seconded. The Motion was approved, 3-0. Mr. Peterson was not present for this vote.

b. CASE # PUD-20-3 Play School at Arbor Village Building Addition

Play School at Arbor Village Inc. requests site design and architectural approval for a classroom and gymnasium addition within the Hamilton Property PUD. The project is generally location on the south side of 116th Street, east of Hoosier Road.

This Case was held to the end of the agenda in order to obtain quorum. Mr. Curran abstained from the vote as he is the architect.

Mr. Peterson arrived at 4:50 PM.

Megan Schaefer presented the building expansion which will connect to Fresh Thyme. There were 3 color options presented- Yellow, tan, and gray. Melissa Garrison from Curran Architects was present to answer questions. Mr. Peterson liked the yellow option, as did Mr. Harling. Staff is fine with all 3 options.

Mr. Harling asked for a Motion for PUD-20-3. Mr. Peterson made a Motion to approve which was seconded by Ms. Baumgartner. The Motion was approved, 3-0-1. Mr. Curran abstained.

c. CASE # PUD-20-4 Fishers Medical Office Building-Ascension

Landworx Engineering on behalf of Ascension requests architectural approval for a 14,000 square foot medical office building to be located at the corner of Easy Street and Allisonville Road.

Megan Schaefer presented the architectural options for the MOB- Ascension. 3 color options were shown. Landworx Engineering presented the material samples. Staff recommends approval.

After a discussion of the options, **Mr. Harling asked for a Motion. Ms. Baumgartner made a Motion to approve PUD 20-4, which was seconded by Mr. Curran. The Motion was approved, 3-0. Mr. Peterson was not present for this vote.**

d. CASE # PUD-20-5 Bridger Pines II

Faegre Drinker on behalf of Lennar Homes of Indiana, Inc. request architectural approval for seven (7) home elevations for the Bridger Pines II PUD. The project is generally located northeast of Cyntheanne Road & 96th Street.

Trevor Preddy, Planner II, presented the Bridger Pines elevations. Plans have been upgraded from the original 2016 presentation. There is a new series of homes with a reduction in offset. The homes have a storage area which could become a 3rd car garage. Staff recommends approval. Steve Hardin, Esq., of Faegre Drinker was present to answer questions.

After a general discussion about the offset and storage area, Mr. Harling asked for a Motion. Mr. Curran made a Motion to approve PUD 20-5, which was seconded by Ms. Baumgartner The Motion was approved, 3-0. Mr. Peterson was not present for this vote.

e. CASE # PUD-20-1 Iron Pointe

Faegre Drinker on behalf of Pulte Homes of Indiana, Inc. requests architectural approval for twenty-five (25) home elevations for the proposed Iron Pointe PUD. The project is generally location on the south side of 106th Street, east of Mollenkopf Rd.

The elevations for Iron Pointe were presented by Megan Schaefer. The elevations meet the minimum requirements of the UDO with elevated architecture on the rear. Steve Hardin and Caitlin Dopher of Pulte were present to answer questions.

In Committee discussion, Mr. Harling noted that there are 52 lots and 25 elevations. The homes may be way to similar. Can the Castle Rock elevation have something else above the garage door with staff approval? The Castle Rock Heartland model was discussed further and the developer agrees to add architectural detail above the garage door. Mr. Curran asked for 100% enhanced rear features. Ms. Baumgartner asked about east side features- developer will meet with those neighbors.

Mr. Harling asked for a Motion. Mr. Curran made a Motion to approve with the condition that the developer will work with staff to add architectural detail over the garage in the Castle Rock model. Mr. Peterson seconded the Motion and 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 5:30 pm.