

**APPROVED**

**CITY OF FISHERS  
Plat Committee  
MINUTES  
March 25, 2021**

The Plat Committee convened at 5:00 p.m. via Microsoft Teams virtual meeting.

*\* Due to Executive orders by Gov. Holcomb related to COVID-19, Committee Members and meeting participants were allowed to join electronically. \**

**A roll call was taken and those members present were: Selina Stoller, Tony Bagato and Jason Taylor**

**Members absent: None**

Others present were: Rodney Retzner, Jessie Boshell, Megan Schaefer, Ross Hilleary, Brett Huff and Kay Prange.

**Election of Officers:**

Mr. Taylor nominated Tony Bagato as President. Ms. Stoller seconded the nomination. Ms. Stoller nominated Jason Taylor as Vice President. Mr. Bagato seconded the nomination.

**Approval of Previous Minutes:**

Mr. Bagato made a motion to approve the January 27, 2021 meeting minutes. Mr. Taylor seconded the motion. Motion passed 2-0. Ms. Stoller abstained.

**Public Hearings:**

**a. PP-20-10 Iron Pointe**

Consideration of a Primary Plat for the Iron Pointe Subdivision. Subdivision will consist of 51 single-family lots on 19.93 acres. Subject property is zoned PUD-R. Property is on the southside of 106th street, east of Mollenkopf Road.

Jessie Boshell, Planner II presented the plat to the committee. The main entrance to the subdivision would be from 106th Street and there will be an emergency access only connection, required per Fire Code, to the existing Fairwoods Drive street in the Windermere neighborhood. The plat complies with all standards in the PUD. Staff recommends approval. Brett Huff with Pulte was available for questions. Mr. Huff indicated they have worked with the City's traffic Engineering (A&F Engineering). Road improvements will be done between Mollenkopf and Fall Road. Mr. Taylor wants the entrance closer to Mollenkopf than Fall Road.

The committee opened the hearing to public comment.

Phil Borrer (10652 Fall Road) supports the request except for 106<sup>th</sup> Street entrance, which is only 150 feet from Fall Road. He is also concerned about the signal between Fall Road and entrance to Iron Pointe. Concerned about rear-end accidents. Would like to see the entrance moved west.

Eric Reisenheimer (Sawgrass) – would like to see a passing lane go in on the north side of 106<sup>th</sup> Street.

Megan Schaefer noted a north side lane would require land acquisition.

**Mr. Taylor made a motion to approve as presented. Ms. Stoller seconded the motion. Motion passed 3-0.**

**b. VAC-20-3 Maple Del Subdivision**

HWC Engineering on behalf of JC Hart Company, LLC. request consideration of a Plat Vacation for the Maple Del Subdivision. The Subdivision is located south of the intersection of E 116th Street, consisting of 9.34 acres.

Ross Hilleary, Planner III presented the plat vacation to the committee. This petition is to vacate the existing plat which will allow for the Primary Plat to be approved and the Secondary Plat to be recorded. Staff recommends approval as presented. There were no public comments and no further discussion by the committee.

**Ms. Stoller made a motion to approve as presented. Mr. Taylor seconded the motion. Motion passed 3-0.**

\*Minor Subdivision – does not require public hearing

**c. \*PP-21-2 Maple Del Primary Plat**

HWC Engineering on behalf of JC Hart Company, LLC. request consideration of a Primary Plat for the Maple Del Development. The property is located south of the intersection Holland Drive and E 116th Street, consisting of 9.34 acres. Property is zoned VC – Village Center.

Ross Hilleary, Planner III presented the plat to the committee. The subdivision will result in sixteen (16) parcels with lots fronting E 116th Street, and the existing ROW of 115th Street, and Maple Drive being combined into one (1) parcel. As this plat will result in fewer than 5 parcels, it qualifies for the minor subdivision process and does not require public hearing. There was no committee discussion.

**Ms. Stoller made a motion to approve as presented. Mr. Taylor seconded the motion. Motion passed 3-0.**

As there was no other business, the meeting adjourned at 5:22 p.m.

Respectfully Submitted by:

  
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Kay Prange, Recording Secretary