

# INDIANAPOLIS HISTORIC PRESERVATION COMMISSION

May 4, 2011

A hearing of the Indianapolis Historic Preservation Commission (IHPC) will be held on Wednesday, May 4, 2011, at 5:30 p.m. in the Public Assembly Room, 2<sup>nd</sup> Floor of the City County Building, 200 East Washington Street, Indianapolis, Indiana. The following applications are scheduled to be heard:

FILE NUMBER: **2011-COA-040 (ONS)**  
APPLICANT: **Mental Health Assoc In Indiana, Inc**  
HISTORIC AREA **1441 N. Delaware Street (aka 1440 Hudson St.)**  
ADDRESS: **• Variance of Use of the D-8 Zoning Ordinance to allow for**  
WORK TO BE DONE: **general office use (C-1 use) in the existing carriage house (not permitted).**

**2011-COA-045(HMP), 2011-VHP-005 & 2011-ZON-016**  
**Neighborhood Downtown Zoning Assistance, Inc.**  
**426 E. 16<sup>th</sup> Street**

- Demolish historic commercial building.
- Construct new commercial building.
- Install free-standing canopy.
- Install two ground signs.
- Install dumpster enclosure.
- Install privacy fence and barrier wall.
- Rezone from C-4 to C-3.
- Variance of Development Standards to carry out food service within 100 feet of a protected district.
- Variance of Development Standards to reduce required front setback (20 feet required) at both front yards (16th St and Central Ave).
- Variance of Development Standards to allow for ground signs with zero setback (15 feet required).

**2011-COA-077(CAMA) & 2011-VHP-007**  
**The ReDevelopment Group**  
**520 E. Walnut Street**

- Construct new single family house with attached garage.
- Variance of Development Standards of D-8 zoning ordinance to allow 20% open space (55% required).
- Variance of Development Standards to allow construction within the required clear sight triangle at the southwest corner of the property.

The applications will be available for public inspection after **March 31, 2011** in Room 1801 of the City-County Building between the hours of 8:00 a.m. and 4:45 p.m., Monday through Friday. This is a legal notice containing new cases to be heard by the Indianapolis Historic Preservation Commission and is not an agenda for the full hearing. For accommodations needed by persons with disabilities planning to attend, please call 327-4406 or 327-5186 (TTY).