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Case Number ILP14-01220:
Improvement Location Permit-Non-Residential

Record Status: Review

 The record was placed on HOLD on 09/17/2014.
 Condition: Hold for Permit Issuance Admin Approval Severity: Hold
 Total Conditions: 5 (Hold: 1, Notice: 4)

▼ Conditions

Showing 1-5 of 9

Default - 6 Applied, 3 Removed

ILP_H

Hold for Permit Issuance Admin Approval

Added by KH 9/17/14

Applied | Hold | 09/17/2014

ISS_H_Gen

Administrative Approval Plan

Hold for Division of Planning Administrative Approval of site plan via Maury Plambeck

Applied | Notice | 09/17/2014

Miscellaneous

Hold for Landscape Review.

Applied | Notice | 08/27/2014

Elevations

Elevations of Canopy

Applied | Notice | 07/14/2014

SWR

SWR

Applied | Notice | 07/14/2014

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▼ Location:

3207 CENTRAL AVE
 INDIANAPOLIS IN 46205

▼ Case Details

Applicant

JERRY WIGGINS
 Sea Corp II
 19 N MIDDLE ST
 GREENWOOD, IN, 46143
 Home Phone: 3173635034
 JDW7878@SBCGLOBALNET

Project Description:

Drop off 14130
 Osgood's Forest Park/ 3207 C Store/ Corner Lot / New
 Convenience Store 1720 sf/ New Gasoline Canopy 912 sf/
 New Underground Tanks 3780 sf/ New Dumpster/ Side
 Transitional yard exception per 732-203 b.6 b.2/ C3/
 Center Twp

Owner:

JAIPREET INVESTMENTS
 6640 SILVERTHORNE WAY
 INDIANAPOLIS IN 462591158

▼ More Details

Related Contacts

Plan Contact information

JERRY WIGGINS
 Sea Corp II
 19 N MIDDLE ST
 GREENWOOD, IN, 46143
 Home Phone: 3173635034
 E-mail: JDW7878@SBCGLOBALNET

Application Information

ILP PROJECT INFORMATION

Drop Off Number: 14130
Surrounding Zoning North: D8 DWELLING DISTRICT 8
Surrounding Zoning South: D8 DWELLING DISTRICT 8
Surrounding Zoning East: D5 DWELLING DISTRICT 5

Surrounding Zoning D8 DWELLING DISTRICT 8
 West:
 Commitments: No
 Integrated Center: No
 Admin Approval: No
 Early Conditional: No
 Thoroughfare Type: PRIMARY
 Permit Type: NEW/ADDITION
 Proposed Use: CONVENIENCE STORE
 Electronic Plan Review: No

IMPROVEMENTS

Existing Improvements: VACANT
 Proposed Improvements: CONVENIENCE STORE, CANOPY, 2 UST'S, AND PARKING LOT
 Area of Improvements: 13100

DEVELOPMENT STANDARDS PROPERTY

Required # Parking Spaces: 6
 Required # Handicap Parking: 1
 Proposed Primary GFA: 1720
 Proposed Accessory GFA: 4692
 Proposed # Parking Spaces: 9
 Proposed # Handicap Parking: 1
 Required Frontage: 50
 Proposed Frontage: 100
 Proposed Lot Area: 13100
 Proposed # Employees/Shift: 1

LANDSCAPING

Landscape Commitments?: No
 Parking between Building and Front R.O.W?: Yes

REVIEW TIME

Total Minutes: 107

CASE TYPE INFORMATION

CASE TYPE: Improvement Location Permit

Application Information Table

DEVELOPMENT STANDARDS

Structure:	Primary
Development Standard:	Main Flr
Proposed:	1720
Structure:	Primary
Development Standard:	Max Height
Proposed:	22.25
Structure:	Accessory 1
Development Standard:	Main Flr
Proposed:	912
Structure:	Accessory 1
Development Standard:	Max Height
Structure:	Accessory 2
Development Standard:	Main Flr
Proposed:	3780

ILP_SETBACKS

Structure:	Primary
Setback Location:	FRONT
Direction:	W
Required:	70
Proposed:	95
Notes:	Central Avenue. C Store.
Structure:	Primary
Setback Location:	FRONT
Direction:	S
Required:	20
Proposed:	20
Notes:	C store



Structure:	Primary
Setback Location:	SIDE
Direction:	N
Required:	10
Proposed:	10
Notes:	C store side setback allow the exception 732-203 b.6.b.2. - reduce side to 1/2 the transitional yard of 20 ft
Structure:	Primary
Setback Location:	SIDE
Direction:	E
Required:	10
Proposed:	10
Notes:	C Store
Structure:	Accessory 1
Setback Location:	FRONT
Direction:	W
Required:	70
Proposed:	40
Notes:	Canopy
Structure:	Accessory 1
Setback Location:	FRONT
Direction:	S
Required:	20
Proposed:	36
Notes:	Canopy
Structure:	Accessory 1
Setback Location:	SIDE
Direction:	N
Required:	20
Proposed:	25.5
Notes:	Canopy
Structure:	Accessory 1
Setback Location:	SIDE
Direction:	E
Required:	10
Proposed:	64
Notes:	Canopy
Structure:	Accessory 2
Setback Location:	FRONT
Direction:	S
Required:	20
Proposed:	20
Notes:	Tanks 32nd Street
Structure:	Accessory 2
Setback Location:	SIDE
Direction:	E
Required:	10
Proposed:	40
Notes:	Tanks
Structure:	Accessory 2
Setback Location:	SIDE
Direction:	N
Required:	10
Proposed:	49
Notes:	Tanks
Structure:	Accessory 2
Setback Location:	FRONT
Direction:	W
Required:	70
Proposed:	71
Notes:	Tanks Central Avenue.

REVIEW TIME

City Contact:	Crawford, Benjamin
Date:	07/14/2014
# of Minutes:	50
City Contact:	Kulwin, Heather
Start Time:	14:02
Finish Time:	14:59
Date:	08/27/2014
# of Minutes:	57

Parcel Information

Parcel Number:	1016019	Subdivision:	Osgood's Forest Park
Legal Description:	OSGOODS FOREST PK ADD 100FT S END L21	Parcel Area:	13101.58



Land Value:
32500

Improved Value:
0

▼ Fees

Outstanding:

Date	Invoice Number	Amount
07/14/2014	3418391	\$32.00

Total outstanding fees: \$32.00

▼ Inspections

Upcoming

You have not added any inspections.
Click the link above to schedule or request one.

Completed

There are no completed inspections on this record.

▼ Processing Status

✓ ▼ Application Submittal
Due on **07/14/2014**, assigned to **TBD**
 Marked as **Ready to Review** on **07/14/2014** by **Benjamin Crawford**
Comment: SEE CONDS / DOCS RETURNED

🕒 ▼ Review
Due on **07/14/2014**, assigned to **TBD**
Marked as **Plan Review Completed** on **08/27/2014** by **Heather Kulwin**
Permit Issuance
Completion

▼ Related Cases

[View Entire Tree >](#)

No records found.