

2024 SEPTEMBER 10 Meeting
Greater Allisonville Community Council Minutes & Meeting Notes
FC Tucker ~ 3405 E. 86th St. 46240

Text highlighted in yellow indicates follow up required.

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GACC Board Present: Sue Pfohl, Gigi Caito, Andy McNeilly, Crystal White, Jason DeArman, Joe Goeller, Don Melloy
Absent: Mo McReynolds, Ted Cotterill,

Guests present: CC Dist 3 Dan Boots; Mina Moussa, Mayors Neighborhood Advocate; Heather Schmolli & Atty Greg Zubek & two of their tenants, the Bumgardners.

Meeting called to order at 6:30 PM.

2024-ZON-082 School Development LP 5100+ E. 65th St. by Gregory Zubek, Heather Schmolli, & Tenants Rezoning of 17.149 acres from the I-2 district to the C-S district to provide for commercial and light industrial uses, including uses permitted in the C-3 district and I-2 district, in addition to: sports performance training uses for all ages, including individual sports training, weight lifting and training, fitness personal training and conditioning, aerobics and spin training, assisted rehabilitation exercise program, yoga, Pilates, dance studio, martial arts training, specific sports training including batting cages and golf, plus, automobile and light vehicle wash, detailing, tinting (in buildings not facing 65th Street), and automobile, motorcycle and light vehicle service or repair (in buildings not facing 65th Street). Distributed diagram of property, their Site & Development Plan and several pictures of property, including existing fences & an LP gas tank.

Heather considering NPT and lighting. Cameras on 65th – far east side of property and far west side of property. Looking at license plate and facial recognition capabilities to share with IMPD. Eddie Honea provided Schmolli with recommendations. Fence along NPT. Cannot make auto traffic yield to bicycle traffic within park. She has ideas on how to make the 65th street NPT. Bike racks in 2 spots. Plan to hire a maintenance mgr. to keep areas “tidy”.

Troy wants trash cans along NPT. Asked if Schmolli will help empty... Heather thinks they can help. Troy “testing waters”. May have someone “drive” trail to pick up trash cans. Boy scouts need service hours

Event centers – Heather indicated no event centers. Do not have parking for starters. Troy wants no event centers added to covenant. C1 allows for parties as an accessory use. Heather adamant they will not have event/entertainment center. Will add the commitments so no event centers. Bier Brewery notifies them of special food trucks. Well managed.

GACC discussion: worried that in the future may change priorities. We don’t want 4 & 5. No auto repair.

Dan suggested we determine specifically I-2, C3 & CS uses and see what we specifically don’t want and add that to the commitments.

Andy moved that we continue petition, Don second. Unanimous support for continuance. Sue will request continuance. Andy will go through land uses and provide us with a list of permitted uses and we can discuss and vote at Next meeting. Troy thinks next hearing will be October 24.

2024-UV1-013 Rock LLC. Steinmeier Station on 71st St

At the August meeting, Jason moved to oppose variance to allow catering and indoor event center. Don second to oppose. Unanimously passed

CH4930240 The Intimate Spaces now rescheduled to Oct. We met with Intimate spaces in June and told owners they had an uphill battle to get the space rezoned or variance approved so they could even apply for alcohol license.

At August meeting, Jason moved to oppose liquor license. Don second. Unanimous vote to oppose.

Troy offered to meet with Intimate Space. ATTY Tyler Ochs says he represents Intimate Space, not Rock Investments. Meeting on Monday Sept 16 @ 7:00 PM at Epworth. Petitioner has not confirmed. Discussion on how far away petitioner and applicant are required to notify. Jason will engage Steinmeier neighborhood. We do not know when hearings rescheduled.

Secretary: August minutes correction from Ted: remove “took” from Dan’s forestry initiative report.

August Minutes. – Don Moved, Jason Second to approve the amended minutes removing the word “took”. Approved Unanimously

Treasurer:	August 13, 2024.	September 10, 2024	
United Fidelity CD	\$10,470.45	\$10,470.45	no change (matures April 30, 2025 5.24% new rate)
BMO Checking	\$1000.72	\$1000.72	No Change
BMO Savings	\$1525.88	1525.89	+1¢ interest
Total	\$12,997.05	\$12,997.06	+1¢ savings interest

Text highlighted in yellow indicates follow up required.

Treasure continued

Ted & Gigi met at United Fidelity and BMO added Ted to accounts.

Ecologik (website security) received a payment to pay an invoice with bitcoin. He questioned it with Ted. We have not received our invoice so we haven't paid anything in any manner. Gigi will continue to monitor our accounts, including PayPal.

Mina Moussa, Mayors Neighborhood Advocate

"Circle City Readers is a city initiative to promote literacy, which is falling, especially after covid. To that end, Circle City Readers is hiring Literacy Tutors for K-3rd grade. There are two parts to being a literacy tutor. The first is planning and teaching for small groups (around 2-3) for 3-4 days a week and the second is professional development, tutors will attend PD sessions to grow their planning and teaching skills. The only qualifications to become a tutor are basic computer and google suite skills, a high school diploma, and the ability to pass a national criminal background check. Tutors will be part time employees (up to 15-21 hours a week) with pay at \$22/hour. If you know someone interested in applying, send resume and cover letter to brooke.arnett-holman@indy.gov.

The city was recently awarded \$20 million in federal funds to make roads safer. These funds will be focused on pedestrian safety and will go to both improvements and installations of sidewalks, crosswalks, and trails as well as bus stop improvements. It's focused on the following areas:

North Post Road between Washington and 38th

E 30th between Rural St and Franklin Rd

Lynhurst Dr between Morris St and W 22nd

E 42nd between Franklin and Mitthoeffer Rd

E Franklin between 30th and 42nd

E Thompson between East St and Madison Ave

While none are in the Castleton area, more federal dollars allows city dollars to go further as well as increase overall safety.

On Sunday, October 13th, IndyGo is going to implement their largest set of service changes to date. This includes the new Purple line, major route adjustments on the northside, and minor route changes on the southside. The full changes are available at Indygo.net." Did not have specifics about the Allisonville route to be discontinued.

Dan Boots, CC District 3 - each district receiving \$1 million for potential projects. Fall Park greenway??? NPT has feeder spur from Sahn park.

Dangerous intersections- 75th & Shadeland. 82nd & Hague, 71st & Hague. Sue mentioned heavy traffic on Allisonville Rd.

Dan thinks DPW won't spend \$\$ on "temporary" problems. Lots of light running.

Budget discussions- going thorough every city agency to determine needs. A lot of federal money will be gone Mayor and more getting raises.

Don complimented DPW & Dan on 79th & Dean Road roundabout. Lake Clearwater HOA adopting area including the roundabout. Sculpture???

Sears in Castleton – Hobby Lobby renting part of building.

Traffic fines revenue has decreased due to decreased patrols.

Next meeting Tuesday October 9, 2024 **Gigi will be out of town.** @ 6:30 at FC Tucker Office

Adjourned @ 8:24 PM

Submitted by

Gigi Caito

Secretary/Treasurer