



April City Council Updates

A newsletter updating you on what's happening in Noblesville



City Council Updates

This month, there are a few different proposals coming before Council. Before I going into detail in, here are a few highlights for the record:

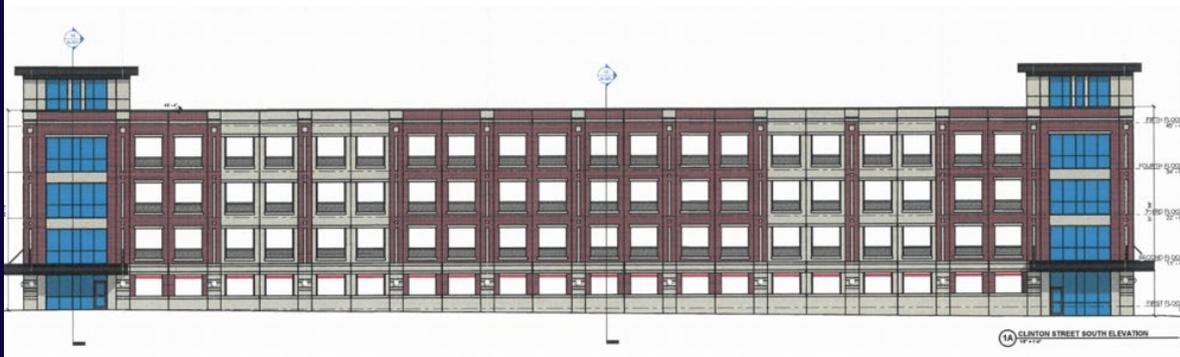
- **Fire Station Expansion:** The Council will be voting on an expansion to Fire Station 74 (near North Harbor). More on this (renderings and site plans) can be found [here](#).
- **COVID Funds:** The City of Noblesville is set to receive a distribution of [\\$13 Million from the Coronavirus Local Fiscal Recovery Fund](#). Note: the City is still waiting on guidance from the federal government as to the parameters for these dollars. I will share details once that is known!

Okay — let's dive in.

Reminder: County Parking Garage

Last month I detailed the proposed County garage, its location, and the timeline for its proposed implementation. It went before Planning Commission last month and passed. The Council had its first reading this week and will vote at our next meeting.

If you would like more information on the proposed garage, you can find that in the document [here](#). Details about its introduction, including a few questions that I asked, can be found in the Current article [here](#).



Proposal: AT&T Cell Tower

AT&T currently has a cell tower on the jail property east of Cumberland Road. Their 10-year lease expires in October and they approached Noblesville Schools about moving the tower across the street to the High School.

- The proposed lease area is 50 feet by 50 feet, and is located next to an existing access drive that currently serves the two softball fields.

The proposed tower will be a 195 foot tall monopole with a triangle antenna array.

- There will be space on the tower for up to 3 co-locators.

Currently, there are four softball fields near the proposed site that are housed on land owned by Crownland Cemetery. Eventually, the cemetery has stated that they will take this land back to expand the veterans section of the cemetery. The proposed location for this tower is near this property line, and that section of the cemetery.

Why this matters: I believe that the site selection process should have involved more stakeholders. Of note, the cemetery was not notified of the new tower until the proposal went public. I voted as a member of Planning Commission to send this to the Council with an unfavorable recommendation in hopes that the parties involved would work to find a solution. We need the cell service, I have no doubt. That said, I believe we can find a spot for the tower while respecting our veterans and neighbors at the same time.

Next Steps: The Council will vote on this proposal at our next meeting.

More: [This link](#) has more information from the petitioner, along with pictures of the proposed tower, and the staff report from the Planning Department.



Proposed Development: Silo Ridge

At one of Council's March meetings, M/I Homes introduced a proposed development on the east side of Noblesville.

Silo Ridge is planned development comprised of roughly 150 acres located west of Boden Road and north of E. 166th Street, immediately north of Finch Creek Park (image below).

- The petitioner is proposing the construction of a residential subdivision with up to 375 units that includes single family detached homes, villas, and townhomes.
- The plan also includes approximately 2 miles of paved trails, approximately 6 miles of sidewalks, a centralized amenity center that will feature a pool, a farmhouse-style pool house, and open space.

Note: You may have heard that this is not the original proposal from the developer. The original legal notice for this project described a

project area of 180 acres with a total of 394 units. That particular layout proposed a land swap with the City which is still in discussion and not resolved. If that deal was completed, it would require an amendment to the preliminary development plan to be heard by the Plan Commission and Council (if this project were to receive approval as proposed).

Next Steps: The Council will vote on this proposal at our next meeting.

More: The [staff report](#) and [developer's brochure](#) will shed light on other details in this proposal.



Proposed Development: Marilyn Woods

Another proposed community appeared before Council for its consideration. This one is also on the east side of Noblesville, south of 146th Street.

Details: Marilyn Woods plans for 135-home sites, including three different housing types on the two parcels encompassing two-story

attached townhomes, and 50-FT wide lots to 65-FT wide lots for single-family dwellings.

- The applicants are proposing a trail system within their development that will meander through the wood areas, existing wetlands, and retention pond area.
- The alley-load product (36-ft Lots, Qty. 60, Minimum square footage 1,400) will be adjacent to Marilyn Road that is a similar type of product existing today in the Marilyn Ridge Subdivision east of Marilyn Road.
- Immediately to the west of the 36-FT lot product will be 50-FT wide lots consisting of 29 lots with a structure minimum square footage of 1,500. Farther to the west will be 46 lots consisting of 65-FT of frontage with a minimum structure square footage of 1,600.
- Additional off-street parking (62 spaces) has been provided in three different locations to accommodate parking for visitors to these specific lots.

Next Steps: The Council will vote on this proposal at our next meeting later this month.

Find out more: The [staff report](#) and [ordinance / developer's brochure](#) will shed light on other details in this proposal.



Small Business Spotlight: Erika's Place

This new restaurant to downtown Noblesville is not new to Hamilton County.

Erika's Place opened its doors in Cicero in 2011 by co-owners Erika Flanders and Cheryl Hunter-Pettijohn, who have been friends for over 25 years. According to [the Times](#), "Erika's Place offers breakfast, lunch and dinner, from fried bologna, biscuits and gravy and chicken and waffles to Manhattan, catfish and liver and onions."

Follow along on [Facebook](#) if you haven't already!





Noblesville ÒIn the NewsÓ

Over the past month Noblesville has been in the news! Here are a few stories that you may have missed along the way:

- Current: [Noblesville breaks ground on Nexus project](#)
- WishTV: [Noblesville hosts outdoor NCAA Tournament watch party](#)
- IndyStar: [Noblesville's \\$113M Pleasant Street project gets new path, lessens historic impact](#)
- Current: [Noblesville High School repeats as boys bowling team state champions](#)
- IndyStar: [Hamilton County health director led the fight against COVID-19. Then it took his life.](#)
- The Times: [Plan commission votes 'unfavorable' for cell tower](#)
- IndyStar: [Noblesville School Board approves elementary redistricting, affecting about 200 students](#)
- Current: [Moonshot Games opens permanent sister shop in downtown Noblesville](#)
- Fox59: [Know someone fighting cancer? Here's how to send them a care package](#)
- WIBC: [Hamilton County Extends Mask Mandate for County Buildings](#)



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