BANNING ENGINEERING
853 Columbia Road, Suite 101, Plainfield, IN 46168
Phone: (317) 707-3700 | Fax: (317) 707-3800

Oct 15, 2026

Kevin Whaley - Planning Director
Town of Plainfield
206 West Main Street
Plainfield, IN 46168

Dear Kevin,

On behalf of our client, Family Promise, we respectfully requesting to be placed on the schedule for the Dec. 7, 2026 hearing of the Town of Plainfield Commission for consideration of a Final Detailed Plan for the Family Promise Early Learning Center project. Please consider this document our letter of intent.

**Location**
The project is located on a parcel of ground that is approximately 3.8 acres in size and lies along the west side of Airtech Parkway, immediately south of the fire station. The site is owned by the Town of Plainfield Redevelopment Commission.

**Zoning**
The site was rezoned to RF – Residential Flex by the Town of Plainfield Town Council to allow for a mixed use project with multifamily residential uses and an early learning center use.

**Access**
Access to the property will be provided by development of a new public roadway connecting to Airtech Parkway and extended west towards Clover Drive and an eventual connection to City Center Way.

**Proposed Development**
The purpose of the project is to construct a 14,800 square feet early learning center to be operated by the Weston School. The center will handle up to 182 children with a staff of 30. The project will provide a total of 40 on-site parking spaces and 19 on-street shared parking spaces. This compares similarly to the existing Weston School in Speedway. The Speedway facility is 16,100 square feet with 218 children, 35 staff, and 50 parking spaces. A 1,415 square foot storage building is also proposed which will provide storage for administrative office items. Though there are no immediate plans, there is a possibility in the future that 2-3 administrative offices will be constructed in the storage building. For that reason, plumbing is being roughed-in with the initial build to accommodate.

**Utilities**
The Town of Plainfield will serve the sanitary sewer and water needs of the development. Private utilities are in place to be extended to serve the development as well.

**Drainage and Detention**

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The detention basin constructed as part of the Airtech Park development was designed to accommodate the storm water detention needs of this site. As such, no new onsite detention facilities will be constructed. Storm water runoff from this site will be conveyed to the existing basin through a combination of new and existing facilities.

**Pedestrian Facilities and Amenities**
The project will include public sidewalks along Airtech Parkway and along City Center Way.

**Schedule**
It is anticipated that construction of the project's infrastructure will begin in April of 2027 in hopes that the project can completed by the fall of 2028.