

**ORDINANCE NO. 2020-13**

**AN ORDINANCE AMENDING ZONING MAPS WITHIN THE ZONING ORDINANCE  
OF THE TOWN OF WHITESTOWN, INDIANA**

Zoning Map Amendments  
PC20-005-ZA

WHEREAS, the Petitioner, Matthew S Carr and Kimley Horn, filed its Zoning Amendment Application before the Whitestown Plan Commission seeking to rezone approximately 2.41 acres, more or less, in the Town of Whitestown, Indiana, **from PUD (Anson) Zoning Classification to the UB (Urban Business) Zoning Classification;** and

WHEREAS, pursuant to Indiana Code § 36-7-4-608, the Whitestown Plan Commission conducted the required public hearing and determined its favorable recommendation with conditions, by a 7-0 vote, on February 10th, 2020; and

WHEREAS, the Whitestown Plan Commission certified its favorable recommendation with conditions to the Whitestown Town Council on March 11th, 2020; and

WHEREAS, pursuant to Indiana Code § 36-7-4-608, the Town Council of the Town of Whitestown, having considered the application and the recommendation of the Whitestown Plan Commission, now adopts the proposal and approves the requested rezoning.

IT IS THEREFORE CONSIDERED, ORDAINED, AND ADOPTED as follows:

**Section 1.** That the Applicant is Matthew S Carr and Kimley Horn.

**Section 2.** That the Applicant seeks to have the property described in Exhibit A, attached hereto and incorporated herein by reference (“Property”), which is currently located in the PUD (Anson) Classification, rezoned to the UB (Urban Business) Zoning Classification.

**Section 3.** That the Town Council of Whitestown has paid reasonable regard to the comprehensive plan; current conditions and the character of current structures and uses in each district; the most desirable use for which the land in each district is adapted; the conservation of property values throughout the jurisdiction; and responsible development and growth.

**Section 4.** That the Town Council hereby adopts the amendment to the zoning map with respect to the Property, such that the Property is rezoned to the UB (Urban Business) Zoning Classification.

**Section 5.** This Ordinance shall be in full force and effect from and after its passage.

ALL OF WHICH IS ADOPTED this \_\_\_\_ day of \_\_\_\_\_, 2020, by the Town Council of the Town of Whitestown, Indiana.

TOWN COUNCIL OF WHITESTOWN, INDIANA.

\_\_\_\_\_  
Clinton Bohm, President

\_\_\_\_\_  
Susan Austin, Vice President

\_\_\_\_\_  
Eric Miller

\_\_\_\_\_  
Jeff Wishek

\_\_\_\_\_  
Rob Worl

ATTEST:

\_\_\_\_\_  
Matt Sumner, Town Clerk-Treasurer

*/Ordinance prepared by Brittany Garriott, Town Planner/*

## Exhibit A

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### Legal Description

A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 18 NORTH, RANGE 1 EAST OF THE SECOND PRINCIPAL MERIDIAN, PERRY TOWNSHIP, BOONE COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE SOUTH 01 DEGREES 03 MINUTES 10 SECONDS EAST (ASSUMED BEARING) ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER 852.21 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF NEW HOPE BOULEVARD AS PLATTED IN WOODLANDS BLOCK ONE AS INSTRUMENT NUMBER 201400002518, IN THE OFFICE OF THE RECORDER OF BOONE COUNTY, INDIANA, SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 01 DEGREES 03 MINUTES 10 SECONDS EAST ALONG SAID EAST LINE 78.38 FEET TO A POINT ON THE NORTH LINE OF A PARCEL DESCRIBED IN INSTRUMENT NUMBER 200900010345 IN THE OFFICE OF SAID RECORDER; THENCE SOUTH 88 DEGREES 32 MINUTES 47 SECONDS WEST ALONG SAID NORTH PARCEL LINE 1339.71 FEET TO A POINT ON THE WEST LINE OF AFORESAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 01 DEGREES 03 MINUTES 00 SECONDS WEST ALONG SAID WEST QUARTER-QUARTER LINE 77.66 FEET TO A POINT ON AFORESAID SOUTH RIGHT-OF-WAY LINE OF NEW HOPE BOULEVARD; THENCE NORTH 88 DEGREES 30 MINUTES 22 SECONDS EAST 1332.74 FEET; THENCE SOUTH 89 DEGREES 37 MINUTES 42 SECONDS EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE 6.98 FEET TO THE POINT OF BEGINNING, CONTAINING 2.403 ACRES, MORE OR LESS.