



# Certification of Recommendation

*Whitestown Plan Commission*

February 3, 2020

RE: AMENDMENT TO ZONING MAPS OF THE WHITESTOWN UNIFIED DEVELOPMENT ORDINANCE (PC19-043-ZA)

In accordance with IC 36-7-4-608, the Whitestown Plan Commission hereby certifies their recommendation to the Whitestown Town Council as described below.

- At their public hearing on January 13, 2020 the Whitestown Plan Commission gave a favorable recommendation under section IC 36-7-4-608 with a 7-0 vote to approve a zoning amendment to the Whitestown Unified Development Ordinance. The zoning amendment includes petitioner Braun Property Development, seeking to rezone approximately 41 acres, more or less, in the Town of Whitestown, Indiana, from the AG (Agriculture) Zoning Classification to the R-3 (Medium-Density Single-Family Residential) Zoning Classification.

The property described in the legal descriptions are contained in the attached **Exhibit A**.

If you have any questions, please contact me at your earliest convenience.

Respectfully,

Brittany Garriott  
Director of Planning and Community Development  
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Whitestown, IN 46075  
317-732-4535  
[planning@whitestown.in.gov](mailto:planning@whitestown.in.gov)

## Exhibit A

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### Legal Description

A PART OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 18 NORTH, RANGE 2 EAST OF THE SECOND PRINCIPAL MERIDIAN, WORTH TOWNSHIP, BOONE COUNTY INDIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A MAG NAIL FOUND AND MARKING THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 18; THENCE ALONG THE EAST LINE OF SAID QUARTER SECTION NORTH 00 DEGREES 28 MINUTES 16 SECONDS WEST (INDIANA STATE PLANE BEARING WEST MEASURED THIS SURVEY) 296.87 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 22 MINUTES 13 SECONDS WEST 1321.41 FEET TO THE WEST LINE OF THE EAST HALF OF SAID NORTHEAST QUARTER; THENCE ALONG SAID WEST LINE SOUTH 00 DEGREES 33 MINUTES 20 SECONDS EAST 296.88 FEET TO THE SOUTH LINE OF SAID NORTHEAST QUARTER; THENCE ALONG SAID SOUTH LINE SOUTH 88 DEGREES 22 MINUTES 16 SECONDS WEST 34.99 FEET; THENCE NORTH 55 DEGREES 30 MINUTES 08 SECONDS WEST 503.45 FEET; THENCE NORTH 00 DEGREES 33 MINUTES 26 SECONDS WEST 322.43 FEET TO THE SOUTH LINE OF ALLENS ACRES SUBDIVISION, THE PLAT OF WHICH IS RECORDED IN BOOK 4, PAGE 163 IN THE OFFICE OF THE RECORDER OF BOONE COUNTY; THENCE ALONG THE SOUTH LINE OF SAID PLAT NORTH 88 DEGREES 28 MINUTES 19 SECONDS EAST 447.19 FEET TO THE WEST LINE OF THE EAST HALF OF SAID NORTHEAST QUARTER OF SECTION 18 THENCE ALONG SAID WEST LINE NORTH 00 DEGREES 33 MINUTES 20 SECONDS WEST 567.44 FEET; THENCE NORTH 88 DEGREES 09 MINUTES 44 SECONDS EAST 1322.84 FEET TO THE EAST LINE OF SAID NORTHEAST QUARTER; THENCE ALONG SAID EAST LINE SOUTH 00 DEGREES 28 MINUTES 16 SECONDS EAST 893.90 FEET TO THE POINT OF BEGINNING; CONTAINING 32.00 ACRES, MORE OR LESS.

A PART OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 18 NORTH, RANGE 2 EAST OF THE SECOND PRINCIPAL MERIDIAN, WORTH TOWNSHIP, BOONE COUNTY INDIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A MAG NAIL FOUND AND MARKING THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 18; THENCE ALONG THE SOUTH LINE OF SAID QUARTER SECTION SOUTH 88 DEGREES 22 MINUTES 11 SECONDS WEST 1320.99 FEET TO THE WEST LINE OF THE EAST HALF OF SAID NORTHEAST QUARTER; THENCE ALONG SAID WEST LINE NORTH 00 DEGREES 33 MINUTES 20 SECONDS WEST 296.88 FEET; THENCE NORTH 88 DEGREES 22 MINUTES 13 SECONDS EAST 1321.42 FEET TO THE EAST LINE OF SAID NORTHEAST QUARTER; THENCE ALONG SAID EAST LINE SOUTH 00 DEGREES 28 MINUTES 16 SECONDS EAST 296.87 FEET TO THE POINT OF BEGINNING; CONTAINING 9.00 ACRES, MORE OR LESS.