



Certification of Recommendation

Whitestown Plan Commission

July 13, 2021

RE: AMENDMENT TO ZONING MAPS OF THE WHITESTOWN UNIFIED DEVELOPMENT ORDINANCE (PC21-028-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 July 12, 2021 the Whitestown Plan Commission gave a favorable recommendation under section IC 36-7-4-608 with a 5-0 vote to approve a zoning amendment to the Whitestown Unified Development Ordinance. The zoning amendment includes Petitioner Kite Harris Property Group, LLC. by Matthew M. Price on behalf of Tammy Nowakowski, Owner, seeking to rezone approximately 4.5 acres, more or less, in the Town of Whitestown, Indiana, from the R-2 (Low Density Single-family and Two-family Residential) Zone to the PUD (Planned Unit Development- Bridle Oaks) Zoning Classification.

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

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

Respectfully,

Brittany Garriott
Director of Planning and Community Development

Exhibit A

Legal Description

A part of the Northwest Quarter of the Southeast Quarter of Section 19, Township 18 North, Range 2 East, Worth Township, Boone County, Indiana, more fully described by:

Commencing at the Northwest corner of the Southeast Quarter of said Section 19; thence South 00 degrees 07 minutes 28 seconds West, along the quarter section line and the approximate centerline of County Road 650 East, a distance of 785.57 feet to the point of beginning; thence South 89 degrees 50 minutes 44 seconds East, a distance of 307.16 feet; thence South 05 degrees 48 minutes 42 seconds East, a distance of 32.75 feet; thence North 88 degrees 43 minutes 42 seconds East, a distance of 123.11 feet; thence South 00 degrees 28 minutes 24 seconds East, along an existing fence line, a distance of 493.41 feet; thence South 88 degrees 41 minutes 57 seconds West, along the South line of the Northwest Quarter of the Southeast Quarter of said Section 19, a distance of 206.41 feet; thence North 00 degrees 07 minutes 28 seconds East, along the East described line of the Owens property, as recorded by Deed Record 187, page 921, a distance of 125.00 feet; thence South 88 degrees 41 minutes 57 seconds West, along the North described line of said Owens property, a distance of 232.50 feet; thence North 00 degrees 07 minutes 28 seconds East, along the quarter section line the approximate centerline of County Road 650 East, a distance of 409.03 feet to the Point of Beginning, containing 4.5345 acres, more or less and subject to all highways, rights of way and easements.

Exhibit B

