



**WHITESTOWN PLAN COMMISSION**  
**Monday, March 13, 2023**  
**6:30PM**  
**Whitestown Municipal Complex**  
**6210 Veterans Drive**  
**In Person and Zoom Meeting**  
(see participation info below)

*The meeting will be held in person (with socially distanced seating for those in attendance) and via videoconference. If you would like to participate or observe the meeting via zoom videoconference, please send an email to [cmaier@whitestown.in.gov](mailto:cmaier@whitestown.in.gov) to register for the meeting no later than 4:00 p.m. on March 13, 2023. Your email should include your name and address, and the subject line should state "Whitestown WPC Meeting." Valid registrants will then be sent via email information on how to access the videoconference.*

For questions on participating or sending public comment, please contact the Planning Department at [planning@whitestown.in.gov](mailto:planning@whitestown.in.gov) no later than noon on the date of the meeting.

**AGENDA**

- 1. OPENING THE MEETING**
  - a. Call to Order
  - b. Pledge of Allegiance
  - c. Roll Call
  
- 2. APPROVAL OF THE AGENDA**
  - a. 02/13/2023 [Meeting Minutes](#)
  
- 3. PUBLIC REQUEST TO SPEAK** (Topics NOT related to an Agenda item)  
Please limit comments to 3-5 minutes to allow others time to address the Commission.
  
- 4. PRESENTATIONS**
  
- 5. UNFINISHED BUSINESS**
  
- 6. NEW BUSINESS** (public hearing)

- a. **PC23-001-PP Peabody Farms West – This item will be continued.**
- b. **PC23-008-PP Whitelick Commerce Park West.** The petitioner is requesting a review of a Primary Plat known as White Lick Commerce Park West Primary Plat. The site in question is located on the west side of County Road 475 E. The site is zoned Light Industry (I-1). The petitioner is proposing to plat 2 tracts and 3 lots on 360.16 acres. The applicant and owner is Strategic Capital Partners, LLC. [Staff Report](#)
- c. **PC23-009-DP Whitelick Commerce Park West Building 1** - The petitioner is requesting review of a Development Plan to be known as White Lick Commerce Park West Building 1. The site in question is located on the East side County Road 475 E. The site is zoned Light Industry (I-1). The petitioner is proposing to construct a 621,829 square foot industrial use and associated parking on approximately 32.67 acres. The applicant and owner is Strategic Capital Partners, LLC. [Staff Report](#)
- d. **PC23-010-ZA 750 South Rezone** - The petitioner is requesting a review of a Zoning Map Amendment to rezone the described area from the General Agriculture (AG) Zone to the Light Industry (I-1) Zone. The site in question is approximately 40.0 acres. The intent of the rezone is to allow a light industrial development. The site in question is located on the southwest corner of County Road 750 South and County Road 450 East in Whitestown. The applicant is Kite Harris Property Group, LLC on behalf of owner Edwina Smith per Mark Smith. [Staff Report](#)
- e. **Whitestown Allpoints TIF – [Adopted RDC Resolution 2023-03 Allpoints TIF Area Order of Plan Commission Allpoints TIF Area](#)**

**7. OTHER BUSINESS**

**8. ANNOUNCEMENTS**

**9. ADJOURNMENT**

**\*\* Click on the [BLUE LINKS](#) to view the document associated with the agenda item**

The next regular meeting is scheduled for **Monday, April 10, 2023** at 6:30 PM. NOTICE: This agenda is sent as a courtesy to the public and while steps are taken to ensure that all items to come before the Commission are listed; Changes can be made to the agenda after it is e-mailed to the public.

Please call Becca Thomas, ADA Compliance Officer, at (317) 732-4531 48 hours in advance, if accommodations for individuals with disabilities are needed in order that advance arrangements can be made pursuant to the Americans with Disabilities Act of 1990. Reasonable accommodations will gladly be provided.

