

**ORIGINAL**



**WHITESTOWN TOWN COUNCIL  
Special Meeting  
October 1, 2018**

**Whitestown Municipal Complex– Public Hall**

**Minutes**

**1. OPENING THE MEETING**

- A. Eric called the meeting to order at 8:00pm
- B. Roll call – Kevin absent (late – arrived at 8:03pm)
- C. Pledge of Allegiance

**2. New Business**

- A. **Consider an Ordinance Approving Zoning Map Amendments (PC17-037-ZA 2PL LLC) (Ordinance 2018-25, One Read Only)– Amy Royal** – She owns the property all the way around the property being rezoned. Their property shares the same address. She is concerned about property taxes due to that issue.

**Matt Royal** and his two sons – He spoke out against the rezoning as it will directly affect his home and his quality of life in that home with his family.

**Greg Hart** – He has the house and three acres at the end of this rezone and does not want this to happen. He said his resale value will be terrible if the factory goes up.

**Margaret Strum** – They have six acres next to the property. They do not want the property to be devalued and do not want the rezone to happen.

**Ralph Mullon** – **Ralph** asked if anyone here lived in the country. He said they want to look at corn fields and bean fields. They have no desire to look at a warehouse. He said they will have to build up the ground to make the warehouse level, and it will probably be four to five feet high. If that happens,

he wants to know if the eight-foot wall will be level with the built-up floor, or from the survey site, which would be possibly four feet lower or more.

**Alex Brookenschmit** – As the petitioner, he believes they have gone about this the right way and have committed to things staff has recommended.

**Ralph** asked a single question to the petitioners if they would want to live by a warehouse for the rest of their lives.

**Amy Royal** came back up and said they have not addressed the people who live close by, but she believes they have only worked with the council.

**Matt Royal** said they have spoken but does not believe there has been a good faith effort.

**Kevin** started council discussion. He believes this is a good company and wants them to come to town but does not believe this is the correct thing for this land. He said this land was for Technology according to the Comprehensive Plan and is opposed to it. **Clinton** asked what the goal of the facility is to the petitioner. **Alex** responded that land use be converted to I-1. They do not have a firm development plan yet. **Eric** asked what the Plan Commission vote was, **Dax** stated it was 5-0 in favor of the rezone. **Jeff** said he shared a lot of the same sentiments as **Kevin**. He would not want big warehouses in his backyard. He is mixed on this. **Greg** understands it will be developed but does not want a 40-foot-tall building next to his house. **Matt** said he doesn't want the truck bays. **Kevin** said it is in the Comprehensive Plan to be developed. **Eric** asked if anyone on the Plan Commission had any issues, **Brittany** said they were concerned with traffic on 300 and there would be a berm. **Susan** asked for more information on the berms. **Brittany** explained the berms. **Kevin** asked if the berm would be built below the building or at the same level; **Brittany** said it would be at the same level. Discussion ensued. **Susan** said she struggles with this as well and moved here to live in a rural area. She said unless she owns the land, she cannot decide what happens on it.

**Clinton did first read on the ordinance.** **Kevin** asked to get clarification to see if this only required one read, **Dennis Otten** (town attorney) said it did. **Susan** asked if the developer would be willing to address extra noise concerns, etc. **Alex** said they would. Discussion ensued. **Kevin** said the only way he would consider it was if the bays were away from the residential area.

**Eric m/m to adopt the ordinance as presented** – **Kevin** asked and was given a roll call vote, **Clinton 2nd, roll call vote – 3-2 passed. Eric, Clinton, and Susan-Ayes; Kevin and Jeff-Nays**

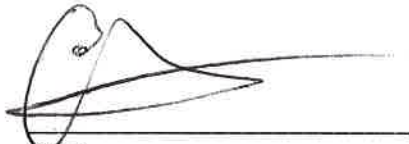
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**Clinton m/m to close, Susan 2nd; 5-0 adjourned at 8:52pm.**

The minutes from a Special Town Council meeting on October 1<sup>st</sup>, 2018 are approved on the 14<sup>th</sup> day of November 2018 by the following Town Council Members:


  
Eric Miller, President

  
Susan Austin

  
Clinton Bohm

  
Jeff Wishek

  
Kevin Russell

Attest:   
Matthew Sumner, Clerk-Treasurer