



# Certification of Recommendation

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*Whitestown Plan Commission*

May 11, 2015

RE: AMENDMENT TO THE ZONING MAP (PC15-009-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.

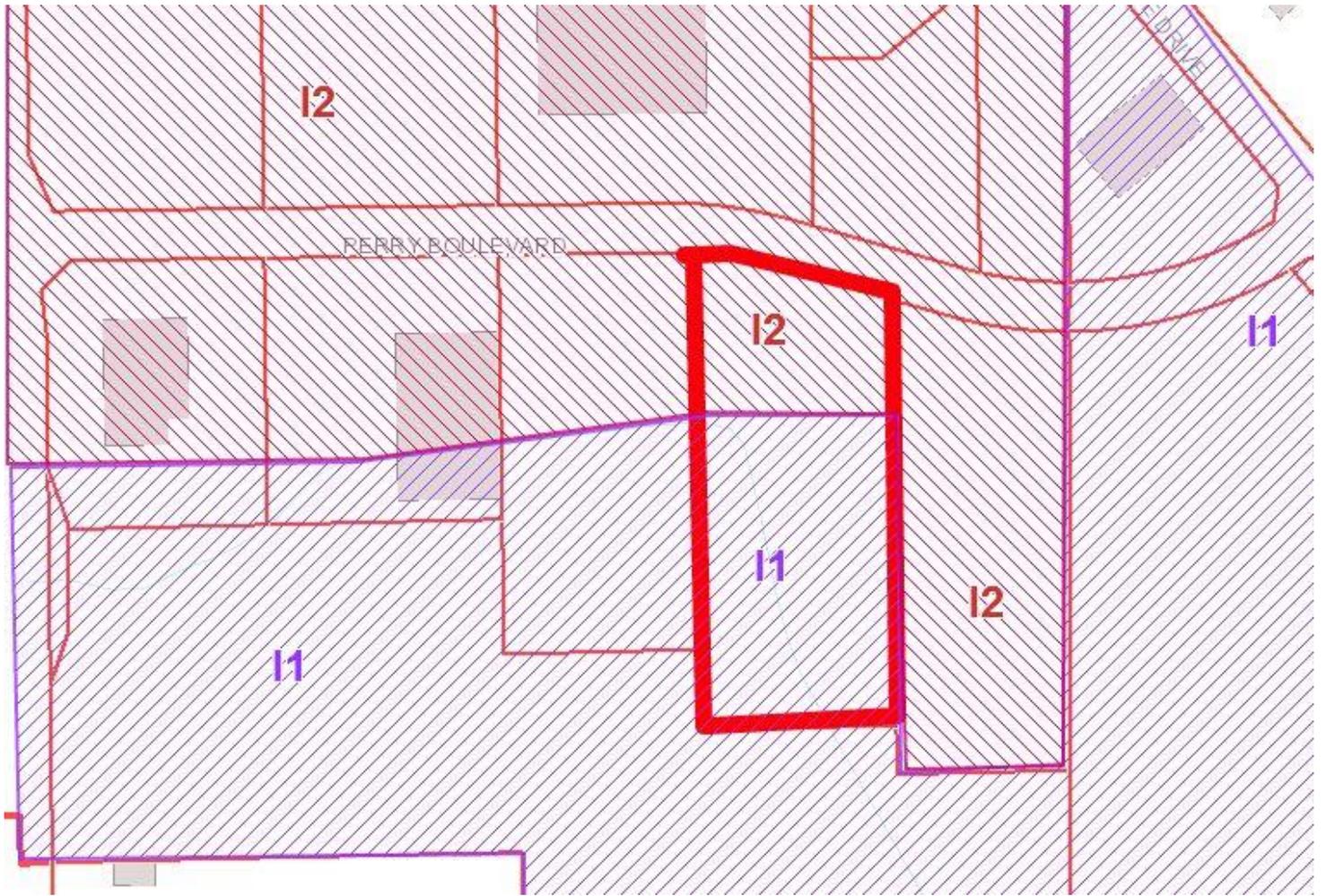
At their public hearing on April 13, 2015 the Whitestown Plan Commission gave a favorable recommendation to change the zone map under section IC 36-7-4-608.

The change in zoning is from I1- Light Industry to I2- General Industry for the property described in the legal description contained in the attached **Exhibit A**. Commitments that apply to the rezoning are contained in the attached **Exhibit B**.

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

Respectfully,

Lauren Bailey  
Director of Planning and Community Development  
6210 S 700 E  
Whitestown, IN 46075  
317-732-4535  
[planning@whitestown.in.gov](mailto:planning@whitestown.in.gov)



## **Exhibit A**

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### **Legal Description**

Parcel Numbers: 0200435019

Lot 19 in Perry Industrial Park II- Section 2 an addition in Boone County, Indiana, as per plat thereof, recorded September 22, 2006, as instrument no. 200600010367, in the Office of the Recorder of Boone County, IND

**Exhibit B**  
**Commitments**

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**Commitments Concerning the Use and  
Development of Real Estate**

STATE OF INDIANA            )  
  ) SS:  
COUNTY OF BOONE         )

Pursuant to IC §36-7-4-1015, CREST I, LLC (hereinafter, “Owner”) makes the following Commitments to the Whitestown Plan Commission regarding the hereinafter described Real Estate.

Description of Real Estate:

See Exhibit “A” attached hereto and incorporated herein.

Statement of Commitments:

1. That the following land uses normally permitted in the I2 district (by right or special exception) shall be prohibited on the subject site.
  - a. Municipal or Government Buildings or publicly owned park or Recreational Facility,
  - b. Auction Sales Yard (excluding Livestock)
  - c. Commercial Facility for Breeding Non-farm Fowl and/or Animals
  - d. Fuel Dealers
  - e. Junk Yard
  - f. Open Material Storage
  - g. Petroleum Tank Farms
  - h. Slaughter House
  - i. Outdoor Shooting Range (public or private)
  - j. Outdoor Theater or Stadium
  - k. Any Residential uses including customary home occupation (accessory use)
  - l. Day Care
  - m. Student Housing
  - n. Temporary Mobile Home.
  
2. That the owner shall provide adequate screening and maintenance of outdoor storage, so that there are no future violations of the Town’s ordinances regarding such outdoor storage.

Binding Effect:

These Commitments are binding on the owner of the Real Estate, each subsequent owner of the Real Estate, and each person acquiring an interest in the Real Estate, unless modified or terminated by operation of law or by the Whitestown Plan Commission or its successor.

Recording:

The undersigned authorizes the Director of the Whitestown Planning Department to record these Commitments in the Office of the Recorder of Boone County, Indiana, upon granting of the approval of Owner's proposed Development Plan for Docket PC15-009-ZA.

Enforcement:

These Commitments may be enforced by the Whitestown Plan Commission.

IN WITNESS WHEREOF, Owner executed these Commitments this \_\_\_\_\_ day of

\_\_\_\_\_, 20\_.

By \_\_\_\_\_

Title \_\_\_\_\_

Printed \_\_\_\_\_

STATE OF INDIANA            )  
  )  
COUNTY OF \_\_\_\_\_ )

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared [OWNER], who acknowledged the execution of the foregoing Commitments.

WITNESS my hand and Notarial Seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Signed: \_\_\_\_\_

Printed: \_\_\_\_\_

Notary Public

My Commission Expires:

My County of Residence is:

\_\_\_\_\_

\_\_\_\_\_

*This instrument was prepared by John R. Molitor, Attorney at Law.*

“I, affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.”

Name: John R. Molitor