

VICINITY MAP



OWNER/APPLICANT

LANDING AT SHADOW CREEK LLC
 CONTACT: NICK HALFHILL
 9550 HICKMAN ROAD SUITE 100
 CLIVE, IA 50325

ZONING

EXISTING: R-3 - MULTI-FAMILY RESIDENTIAL DISTRICT
 PROPOSED: PLANNED DEVELOPMENT (PD) W/ UNDERLYING ZONING OF R-3 MULTI-FAMILY RESIDENTIAL DISTRICT

REZONING DESCRIPTION - AREA 'A'

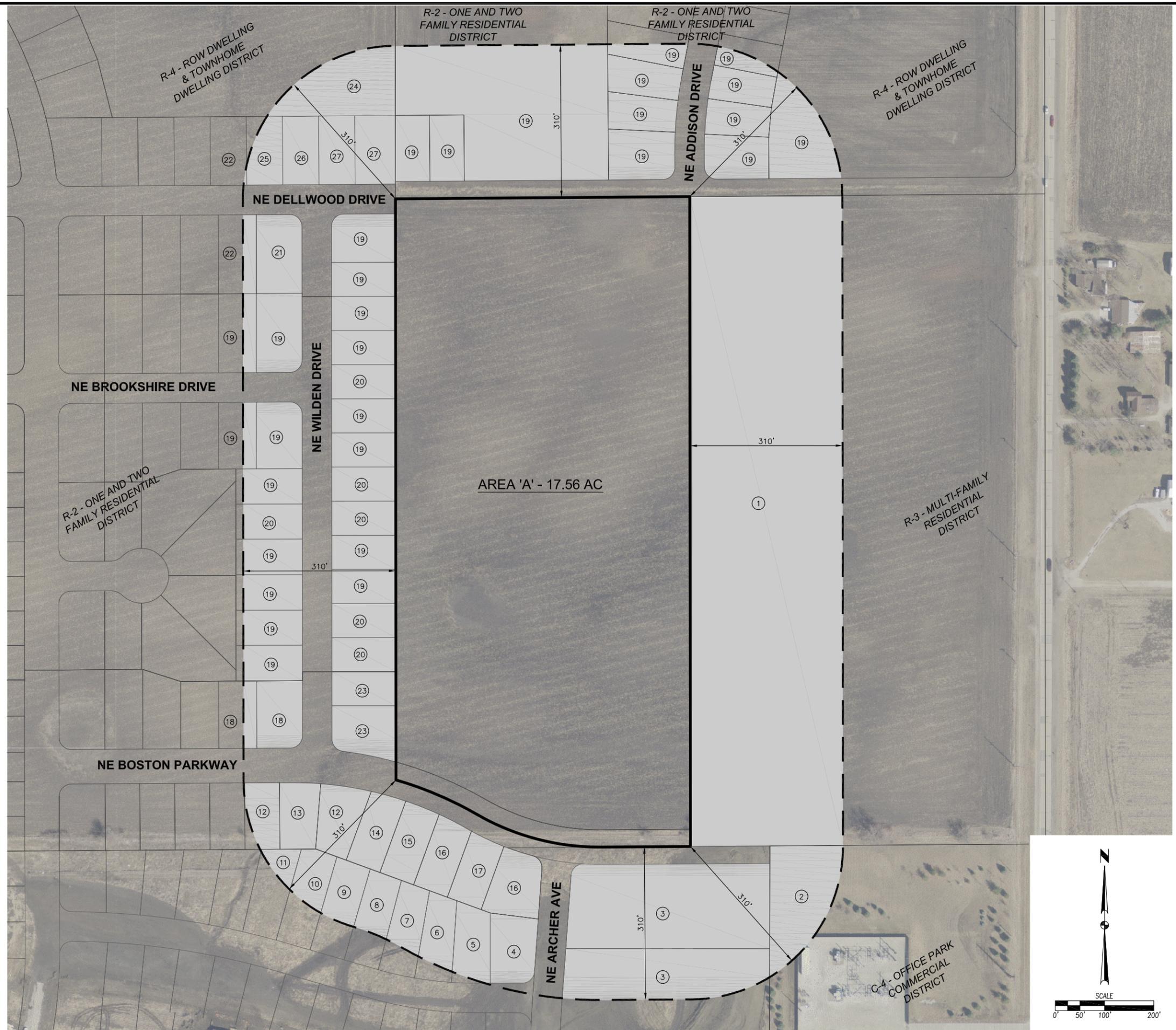
OUTLOT 'Z', LANDING AT SHADOW CREEK PLAT 2, AN OFFICIAL PLAT IN THE CITY OF WAUKEE, DALLAS COUNTY, IOWA.

ADJACENT OWNERSHIP - AREA 'A'

| | | | CONSENTING | |
|-------|--|----------|------------|--------|
| 1. | SILVER OAK INC | 9.37 AC | 33.04% | X |
| 2. | MIDAMERICAN ENERGY CO. | 0.65 AC | 2.29% | |
| 3. | ALICES, LC | 2.54 AC | 8.96% | |
| 4. | CARPENTER, RAYMOND L & LORI | 0.29 AC | 1.02% | |
| 5. | TRAIL, CODY N & CATHERINE GREGG | 0.25 AC | 0.88% | |
| 6. | PELLEYMOUNTER, SCOTT A | 0.21 AC | 0.74% | |
| 7. | BRAND, JASON & LONG, MARCEE R | 0.19 AC | 0.67% | |
| 8. | MEYER, THOMAS & SAMANTHA | 0.19 AC | 0.67% | |
| 9. | SANGEL, TODD & JACKIE | 0.20 AC | 0.71% | |
| 10. | MARSH, NICK & TRISHA | 0.18 AC | 0.63% | |
| 11. | NORTON, ISAAC & JENNIFER | 0.09 AC | 0.32% | |
| 12. | DB HOMES LLC | 0.46 AC | 1.62% | |
| 13. | GINNAVARAM, RAGHUVEER & TEEGALA, KAVYA | 0.24 AC | 0.85% | |
| 14. | RONNEI, SCOTT J & AMANDA M | 0.25 AC | 0.88% | |
| 15. | MIDDLE, MEENAKSHI | 0.26 AC | 0.92% | |
| 16. | KRM PROPERTIES CO INC | 0.54 AC | 1.90% | |
| 17. | KRM DEVELOPMENT | 0.23 AC | 0.81% | |
| 18. | DESTINY HOMES LLC | 0.37 AC | 1.30% | |
| 19. | LANDING AT SHADOW CREEK LLC | 8.40 AC | 29.62% | X |
| 20. | GREENLAND HOMES INC | 1.23 AC | 4.34% | |
| 21. | JERRY'S HOMES | 0.34 AC | 1.20% | X |
| 22. | FLYNN DEVELOPMENT CO INC | 0.10 AC | 0.35% | |
| 23. | NORTH RIDGE HOMES INC | 0.50 AC | 1.76% | |
| 24. | SOMERSET OAKS ONE LLC | 0.60 AC | 2.12% | |
| 25. | BA CUSTOM HOME LLC | 0.19 AC | 0.67% | |
| 26. | DAN HOMES LLC | 0.23 AC | 0.81% | |
| 27. | HAPPE HOMES LLP | 0.26 AC | 0.92% | |
| TOTAL | | 28.36 AC | 100% | 63.86% |

* CITY OF WAUKEE OR DALLAS COUNTY PROPERTY IS NOT INCLUDED IN THE AREA PERCENTAGES.

FILE: H:\2016\1606300\1606300-REZONING.DWG
 COMMENT: REZONING MAP
 PLOTTED BY: ESKA OLSEN/KE TECH
 DATE: 6/22/2016 9:06 AM



| | | | | | | | | | |
|---|---|--|--|--|--|--|--|--|--|
| <p>3405 S.E. CROSSROADS DRIVE, SUITE G GRIMES, IOWA 50111 PHONE: (515) 369-4400 FAX: (515) 369-4410</p> <p>ENGINEER: EKO EI: CGW</p> | <p>DATE: _____</p> <p>REVISIONS:</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </table> <p>FIRST SUBMITTAL: 06/21/16</p> | | | | | | | | |
| | | | | | | | | | |
| | | | | | | | | | |
| | | | | | | | | | |
| | | | | | | | | | |

ESA
CIVIL DESIGN ADVANTAGE

YARCO DEVELOPMENT
REZONING MAP

1
1
1606.300