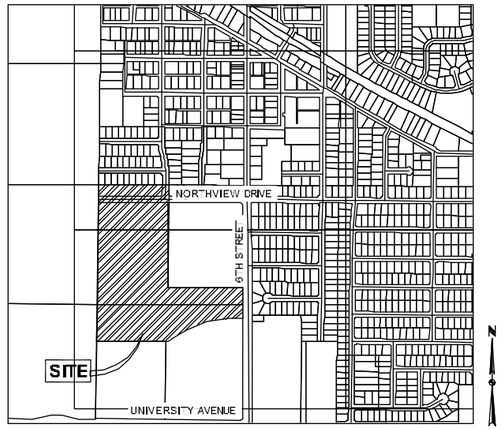
VICINITY MAP



WAUKEE, IOWA

OWNER

CITY OF WAUKEE
230 HICKMAN ROAD
WAUKEE, IOWA 50263

ZONING

EXISTING: A–1 – AGRICULTURAL DISTRICT

PROPOSED: R–2 – ONE AND TWO FAMILY RESIDENTIAL DISTRICT

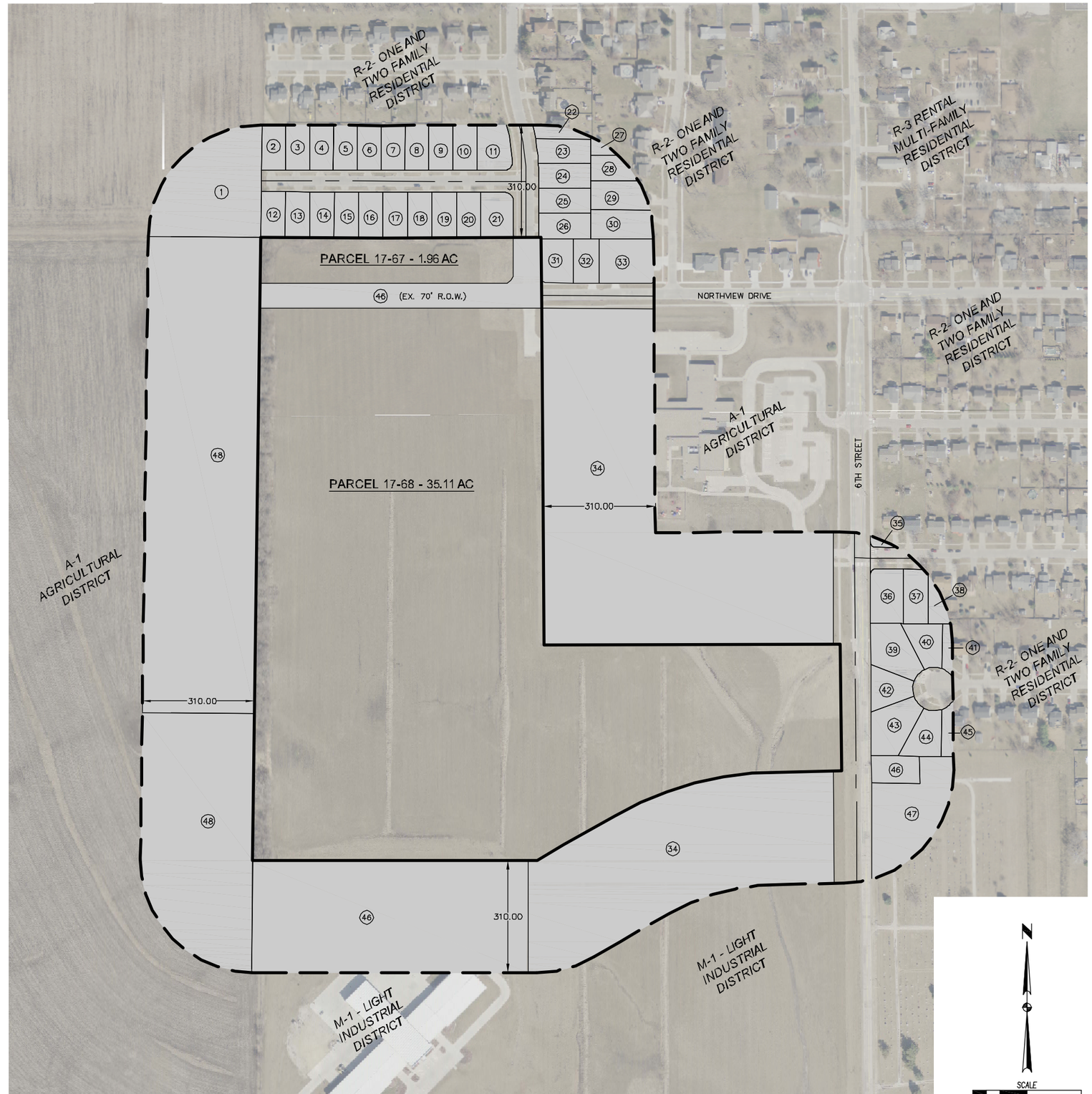
REZONING DESCRIPTION

PARCELS 17–67 AND 17–68, BOOK 2016, PAGE 9295, IN THE CITY OF WAUKEE, DALLAS COUNTY, IOWA AND CONTAINING 37.07 ACRES (1,614,672 SQUARE FEET).

ADJACENT OWNERSHIP - PARCEL 'AA'

1.	RALPH, HARRY & ESTELLA COPELAND	1.75	4.14%
2.	COLFAX APARTMENTS	0.18	0.43%
3.	GORDON & CARRIE CLARK	0.19	0.45%
4.	CLAY & KATHLEEN HALL	0.19	0.45%
5.	CURTIS & MARTHA ERDAHL	0.19	0.45%
6.	NANCY WEEKS	0.19	0.45%
7.	DANIEL & BONNIE RIBBENS	0.19	0.45%
8.	RICHARD & TRISHA KAPUSTKA	0.19	0.45%
9.	TIMOTHY FLATTERY & NANCY LEO	0.19	0.45%
10.	MICHAEL & MARILYN LAKE	0.19	0.45%
11.	APRIL SAMP	0.27	0.64%
12.	RONALD & AMBER CARAVAN	0.20	0.47%
13.	JOE SPELLMAN	0.20	0.47%
14.	BRENTON & RHONDA BENDER	0.20	0.47%
15.	TOM LOVAN & LINDA BACCAM	0.20	0.47%
16.	JAY & MEGAN DALTON	0.20	0.47%
17.	JESSE, KEVIN & CASEY LEWIS	0.20	0.47%
18.	STEVEN & JULIE PALMER	0.19	0.45%
19.	PETER & HEATHER BLUTT	0.19	0.45%
20.	JUSTIN RICHESON & HEATHER HOFFMAN–RICHESON	0.19	0.45%
21.	JESSE & ELAINE PETERSEN	0.25	0.59%
22.	DAVID & KAREL ROUSH	0.11	0.26%
23.	TIMOTHY & MARCIA TOPE	0.23	0.54%
24.	CHAD & MICHELLE HOLTZ	0.23	0.54%
25.	CHRISTOPHER & ANGELA KEIL	0.23	0.54%
26.	PATRICK VAN WEELDEN	0.23	0.54%
27.	DOUGLAS HILGENBERG	0.05	0.12%
28.	TIMOTHY & MARSHA EISCHEID	0.17	0.40%
29.	CORY & LINDA STEWART	0.28	0.66%
30.	BRYANT & CATHERINE WELLES	0.31	0.73%
31.	JAMES & SUSAN KAY PIZINGER	0.25	0.59%
32.	ADAM & BRADIE BEATTIE	0.20	0.47%
33.	RYAN & JANE BEATTIE	0.43	1.01%
34.	WAUKEE COMMUNITY SCHOOL DISTRICT	16.5	39.0%
35.	KATHRYN MINOR	0.03	0.07%
36.	KYLE & MELINDA PETERSON	0.31	0.73%
37.	GREGORY EVANS	0.23	0.54%
38.	ALLEN & JENNIFER JONES	0.11	0.26%
39.	SHERRIL SINCLAIR	0.37	0.87%
40.	JESSE FRONING	0.23	0.54%
41.	MARK CORDES	0.08	0.19%
42.	MATTHEW RIVERA & JENNIFER EDWARDS	0.24	0.57%
43.	JUSTIN & TARA DODGE	0.37	0.87%
44.	MARK & AMY NELSON	0.25	0.59%
45.	KERRY & ELIZABETH BROWN	0.10	0.24%
46.	CITY OF WAUKEE	--	--
47.	WAUKEE CEMETERY	1.13	2.67%
48.	PHILLIPS–HAMILTON INC.	13.9	32.8%
TOTAL		42.31	100%

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



3405 S.E. CROSSROADS DRIVE, SUITE G
GRIMES, IOWA 50111
PHONE: (515) 369-4400 FAX: (515) 369-4410

ENGINEER: EKO | EI: GH

CIVIL DESIGN ADVANTAGE

REVISIONS	DATE
FIRST SUBMITTAL	08/03/18

CLAYTON PROPERTY
REZONING MAP

WAUKEE, IOWA

1/1

1608.419

FILE: H:\2016\1608419\DWG\1608419-REZONING.DWG
PLOT DATE: 8/6/2018 11:09 AM
PLOTTED BY: CARLEY FLUCHER
DRAWN: BCB
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