

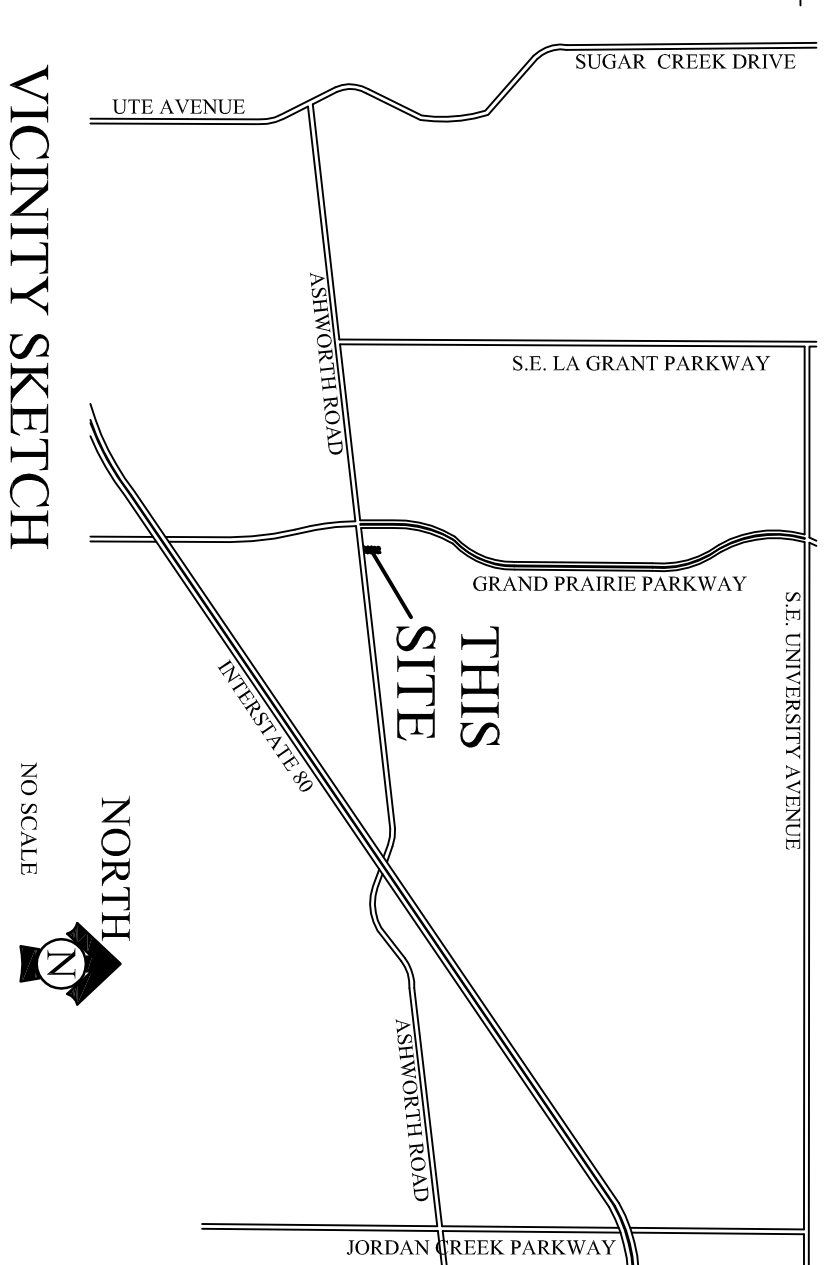
REZONING SKETCH
**THE SHOPS AT
 KETTLESTONE
 NORTH PLAT 2**
 Waukee, Iowa

OWNER / DEVELOPER
 ARAC, LLC
 12605 TANELEWOOD DRIVE
 WEST DES MOINES, IA 50323
 PH. 515-285-5678

ZONING
 EXISTING: A-1 PROPOSED: K-R-C

LEGAL DESCRIPTION:
 LOT 12 DOLMAGE ESTATES PLAT 1, CITY OF WAUKEE, DALLAS COUNTY,
 IOWA.

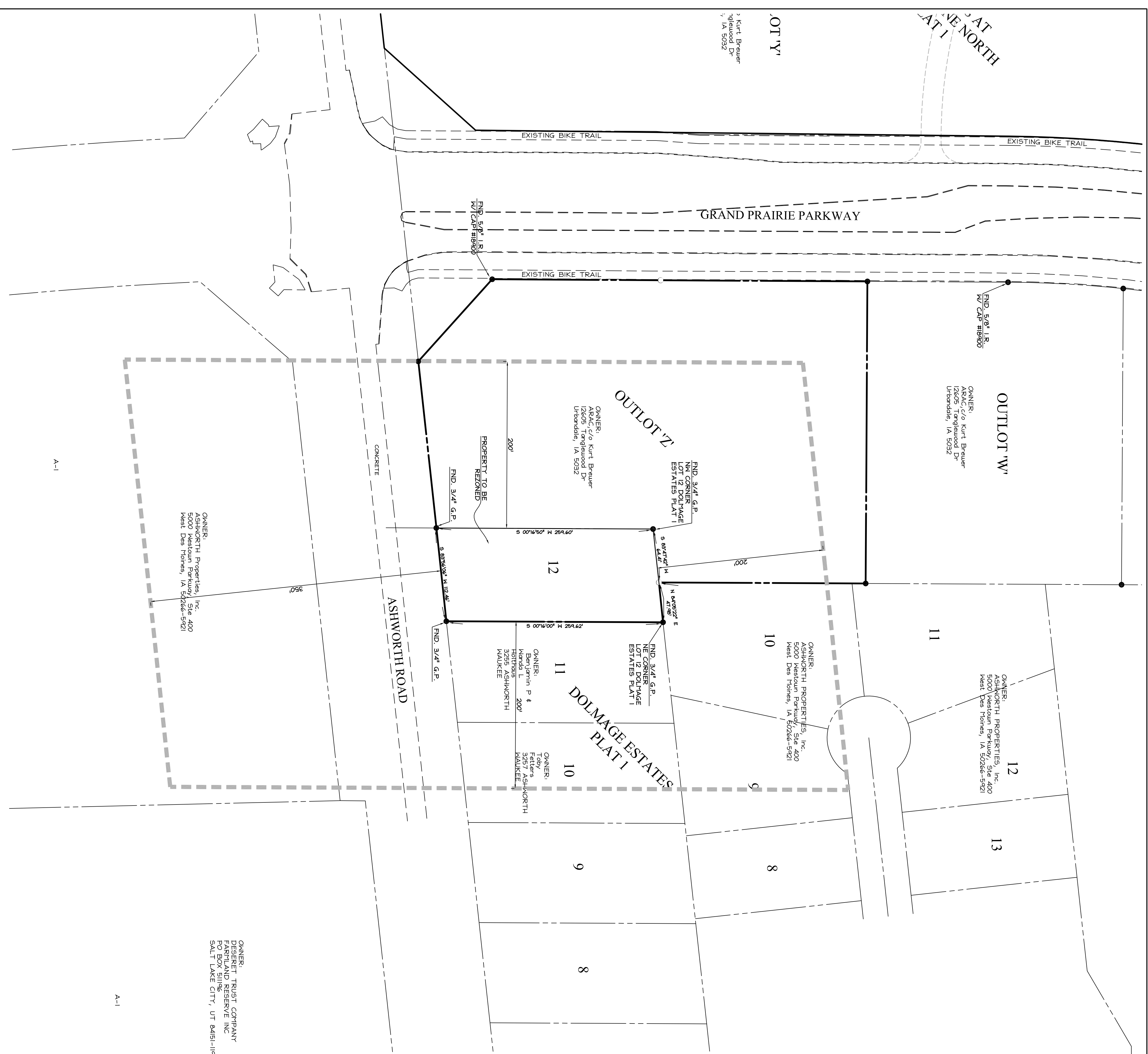
SAID TRACT OF LAND CONTAINS 0.666 ACRES MORE OR LESS.
 SAID TRACT OF SUBJECT TO ALL EASEMENTS OF RECORD.



SURROUNDING PROPERTY OWNERS SOUTH

| NAME OF PROPERTY OWNER | LEGAL DESCRIPTION OF PROPERTY | MAILING ADDRESS | TOTAL AREA OF PROPERTY | S.F. WITHIN 200' OF PROPERTY | % OF TOTAL S.F. WITHIN 200' OF PROPERTY | % NON-CONSENTING |
|---------------------------------------|---|--|------------------------|------------------------------|---|------------------|
| ASHWORTH PROPERTIES, INC. | SW 1/4 SEC. 34, SW 1/4 SEC. 35, T20N, R10E, S20 | 5000 Westown Parkway, Ste. 400 West Des Moines, IA 50326 | 1,528,203 S.F. | 103,009 S.F. | 6.74% | XXXXX |
| DOLMAGE ESTATES PLAT 1 | 604 1/2 ACRES, S1/2 SEC. 20, T20N, R10E, S20 | Waukee, IA 50326 | 313,203 S.F. | 49,721 S.F. | 15.87% | XXXXX |
| THE SHOPS AT KETTLESTONE NORTH PLAT 1 | 604 1/2 ACRES, S1/2 SEC. 20, T20N, R10E, S20 | Waukee, IA 50326 | 198,888 S.F. | 103,033 S.F. | 51.81% | XXXXX |
| LOT 10 DOLMAGE ESTATES PLAT 1 | 3257 Ashworth Rd Waukee, IA 50326 | Waukee, IA 50326 | 31,429 S.F. | 20,497 S.F. | 65.22% | XXXXX |
| LOT 11 DOLMAGE ESTATES PLAT 1 | 1355 Ashworth Rd Waukee, IA 50326 | Waukee, IA 50326 | 31,429 S.F. | 31,429 S.F. | 100.00% | XXXXX |
| BRIDGEMAN PROPERTIES & WYNDA LYONS | LOT 12 DOLMAGE ESTATES PLAT 1 | Waukee, IA 50326 | 31,429 S.F. | 31,429 S.F. | 100.00% | XXXXX |

TOTAL SQUARE FOOTAGE 309,741 S.F. TOTAL PERCENTAGE 66.66% NON-CONSENTING
 SIGNED PETITION *

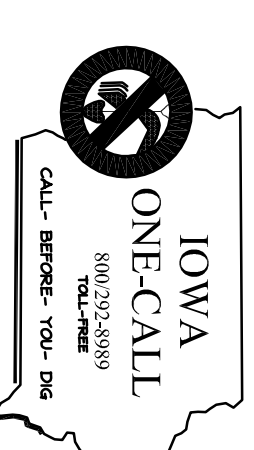


COOPER CRAWFORD & ASSOCIATES, L.L.C.
 CIVIL ENGINEERS

475 S. 50th STREET, SUITE 800, WEST DES MOINES, IOWA 50265
 PHONE: (515) 224-1344 FAX: (515) 224-1345
 DATE: 11-7-2016 REVISIONS:

SCALE: 1"=60'
 APPROVED: (XX-2003) INITIALS: XXX AS-BUILT: (XX-2003)
 REZONING SKETCH

JOB NUMBER
CC 1747
 SHEET 1 OF 1



LEGEND
 PLAT BOUNDARY
 SECTION CORNER
 FOUND CORNER AS NOTED
 SET CORNER 5/8" IR W/ YELLOW CAP #13156
 IRON ROD
 GAS PIPE
 DEEDED DISTANCE
 MEASURED DISTANCE
 PREVIOUSLY RECORDED DISTANCE
 PUBLIC UTILITY EASEMENT
 P.U.E.