

MEMORANDUM

To: City of Whitewater Plan and Architectural Review

Commission

From: Allison Schwark, Zoning Administrator

Date: September 14, 2026

Re: Certified Survey Map

Summary of Request	
Requested Approvals:	1 Lot Certified Survey Map
Location:	W4999 HWY U, Whitewater (004-0515-3222-001)
Current Land Use:	Undeveloped
Proposed Land Use:	Single Family Residential
Current Zoning:	Industrial (Jefferson County)
Proposed Zoning:	A3 Rural Residential (Jefferson County)
Future Land Use:	NA

Application Summary

The applicant is requesting approval of a Certified Survey Map within parcel 004-0515-3222-001, located on County Hwy U. This parcel is outside of the City of Whitewater, but located within Whitewater's extraterritorial limits.

Existing Site Condition



Current parcel boundaries highlighted in orange.

This proposed parcel is 4.4 acres and a separation from undeveloped unplatted farmland. The applicant is seeking a CSM for the purpose of residential construction on the new lot. The CSM appears to be in full compliance with both lot area and width requirements as well as all other provisions of the municipal ordinance.

Planner's Recommendations

- 1) Staff recommend that the Plan Commission **APPROVE** the Certified Survey Map as it meets all requirements of the zoning district in which it is located, as well as all land division requirements.