

MEMORANDUM

To: City of Whitewater Plan and Architectural Review

Commission

From: Allison Schwark, Zoning Administrator

Date: August 10, 2026

Re: Certified Survey Map

Summary of Request	
Requested Approvals:	2 Lot Certified Survey Map (CSM)
Location:	Vacant Lot on South St (/A373900003)
Current Land Use:	Single Family Residential
Proposed Land Use:	Single Family Residential
Current Zoning:	R-1 One Family Residence
Proposed Zoning:	N/A
Future Land Use:	Single Family Residence

Application Summary

The applicant is requesting a lot division by Certified Survey Map within parcel /A373900003, located on South St. This parcel is currently 1.218 Acres. The division would result in the creation of two lots, lot 1, and lot 2, which would be .60 & .61 acres, respectively. These parcels would remain zoned R-1, with a single-family land use designation. Applicant is requesting this division for the construction of two single family homes. The proposed 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.