

"EXHIBIT A"
LEGAL DESCRIPTION OF REAL ESTATE

A portion of the Belmont Place at Brooks Park, Section 1 Secondary Plat recorded December 20, 2006 as Instrument No. 2006075003 in Plat Cabinet 4, Slide 217 in the Hamilton County, Indiana Recorder's Office, more specifically, Lots 1 through 8 and Lots 20 through 22 (all inclusive) and also Common Area #4 as shown on the aforementioned Plat.

"EXHIBIT B"
DEVELOPMENT STANDARDS VARIANCE

The Fishers, Indiana Board of Zoning Appeals (BZA) granted variances from Exhibit H (Area B-3) and Exhibit I of the Town of Fishers Planned Unit Development Ordinance No. 100305E (Southeast Fishers PUD) for Belmont Place at Brooks Park, Section 1 on January 27, 2010 to allow the following:

- 1) A reduction of the minimum lot depths for Lots 1 through 5 (all inclusive) to the lot dimensions shown on the Secondary Plat as it was recorded.
- 2) A reduction of the minimum lot width at building line for Lots 6 through 8 and 20 through 22 (all inclusive) as presented and approved:

Lot 6 – 80.06’
Lot 7 – 71.43’
Lot 8 – 83.76’

Lot 20 – 87.89’
Lot 21 – 85.74’
Lot 22 – 87.82’

- 3) A reduction of the minimum lot area for Lots 2 through 4 (all inclusive) to the lot areas shown on the Secondary Plat as it was recorded.
- 4) A reduction of the minimum buffer yard width along Georgia Road for Common Area 4 to the width and configuration shown on the Secondary Plat as it was recorded.



Richard (Rick) R. Brandau
Asst. Director / Zoning Administrator
BZA Secretary



LETTER OF TRANSMITTAL

STOEPPELWERTH & ASSOCIATES, INC.

7965 East 106th Street
Fishers, Indiana 46038
Phone (317) 849-5935
FAX (317) 849-5942

REC'D

APR 12 2010

DEPT. OF DEVELOPMENT
FISHERS, INDIANA

DATE: April 2, 2010

JOB NUMBER: 47510DRE-S1

TO: Town of Fishers
One Municipal Drive
Fishers, Indiana 46038

ATTENTION: Rick Brandau

RE: Belmont Place at Brooks Park, Section 1

REC'D

APR 12 2010

DEPT. OF DEVELOPMENT
FISHERS, INDIANA

WE ARE SENDING YOU [] UPS [] Courier [] Other: US Mail

Table with 3 columns: COPIES, SHEET NO., DESCRIPTION. Row 1: 1, [blank], Copy of Record of Approval of Development Standards Variance

THESE ARE TRANSMITTED as checked below:

- [] For Approval [] As Requested [X] For Review and Comment
[] For Your Use [] _____

REMARKS:

Rick,

Attached please find your copy of the above-referenced document. If you have any questions, please feel free to give me a call at (317) 570-4700.

Best regards,

[Handwritten signature]

Dennis D. Olmstead