



Agenda Item:

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COUNCIL COMMUNICATION City Manager's Office

GENERAL INFORMATION

Agenda Date: 12/05/05
Agenda Item Type: Resolution

Communication No.: 05-684
Roll Call No.:

Submitted by: Larry Hulse, Community Development Director

SUBJECT—

Resolution setting Public Hearing regarding request from Git-N-Go Convenience Stores (Owner) to rezone property located at the southeast corner of County Highway 63 (SW 9th Street) and County Line Road from C-Commercial in Warren County to Limited "C-2", General Retail and Highway Oriented Commercial District subject to annexation (12/19/05).

SYNOPSIS—

The Plan and Zoning Commission is scheduled to review this rezoning request on December 15, 2005. The recommendation of the Plan and Zoning Commission will be forwarded to the City Council prior to the public hearing on December 19, 2005.

FISCAL IMPACT—

N/A.

RECOMMENDATION—

Approval of a resolution setting public hearing for December 19, 2005.

BACKGROUND—

The subject property is an existing convenience store at the southeast corner of County Highway 63 (SW 9th Street) and County Line Road. The applicant has filed a voluntary annexation petition that is already scheduled for consideration by the City Council on December 19, 2005. Rezoning of the subject property is necessary or it will automatically be zoned "A-1" Agricultural upon annexation to the City of Des Moines and the existing convenience store will become a legal non-conforming use. As part of the rezoning application, the property owner has already agreed to the prohibition of adult uses, bars/taverns, vehicle display lots, and billboards (off premise advertising) on the subject property. The Plan and Zoning Commission is scheduled to review this rezoning request on December 15, 2005. The recommendation of the Plan and Zoning Commission will be forwarded to the City Council prior to the public hearing on December 19, 2005.

