



**Council  
Communication**  
Office of the City Manager

**Date**

June 19, 2006

**Agenda Item No.** 28  
**Roll Call No.** 06-  
**Communication No.** 06-393  
**Submitted by:** Larry Hulse, Community  
Development Director

**AGENDA HEADING:**

Set Date of Public Hearing for July 10, 2006 on request from Vista Real Estate and Investment Corporation (purchaser) represented by Al Rivers (officer) to rezone property proposed for voluntary annexation and located in the 1101 block of Northeast 46<sup>th</sup> Avenue from “A-1”, Agricultural District to “M-1” Light Industrial District.

**SYNOPSIS:**

Recommend approval to set the date of public hearing to consider voluntary annexation of the subject property on July 10, 2006. The subject property is owned by Donald F. Lamberti and Broadway Distributing Company. On June 1, 2006 the Plan and Zoning Commission tabled discussion of the land use map amendment and rezoning request until July 6, 2006. The applicant has requested that the rezoning be considered concurrently with the annexation petition on July 10, 2006. The Plan and Zoning Commission’s recommendation will be forwarded to the City Council prior to the July 10, 2006 public hearing.

**FISCAL IMPACT: NONE**

Amount:

Funding Source:

**ADDITIONAL INFORMATION:**

The applicant has requested that the subject property be designated “General Industrial” on the Des Moines’ 2020 Community Character Plan Land Use Map. On June 1, 2006 the Plan and Zoning Commission tabled discussion of the land use map and rezoning request until July 6, 2006 so that the City staff could work with the applicant to develop a “limited M-1” zoning designation that will require the enhancement of building architecture, landscaping and buffering on the subject property to ensure compatibility with future commercial development in the area (i.e. Northridge Center PUD).

**PREVIOUS COUNCIL ACTION(S):**

Date: May 22, 2006

Roll Call Number: 06-1005

Action: Setting date of hearing [On](#) request from Broadway Distributing Company regarding voluntary annexation of land south of NE 46<sup>th</sup> Avenue (Broadway Avenue) and west of NE 14<sup>th</sup> Street, (7-10-06). Moved by Vlassis to adopt. Motion Carried 7-0.

**BOARD/COMMISSION ACTION(S):**

Date: June 1, 2006

Roll Call Number: N/A

Action: Plan and Zoning Commission tabled discussion of the land use plan amendment and rezoning until July 6, 2006. The Plan and Zoning Commission's recommendation will be forwarded to the City Council prior to the July 10, 2006 public hearing.

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:**

Hold public hearing to consider voluntary annexation of the subject property on July 10, 2006.