



# Council Communication

Office of the City Manager

Date

June 9, 2008

Agenda Item No. 17  
Roll Call No. 08-  
Communication No. 08-321  
Submitted By: Larry Hulse, Community  
Development Director

## AGENDA HEADING:

Approving Final Plat for Airport Industrial Park Plat 2.

## SYNOPSIS:

Recommend conditional approval of the final plat for Airport Industrial Park Plat 2, located in the vicinity of 4375 SW 63<sup>rd</sup> Street. The owner and developer of the property is Cornerstone Family Church, Cornerstone Family Church Trustees, officer, 3114 SW 63<sup>rd</sup> Street, Des Moines, IA 50321.

## FISCAL IMPACT: NONE

Amount: N/A

Funding Source: N/A

## ADDITIONAL INFORMATION:

The plat consists of 1 Planned Business Park lot for development on 17 acres. There is also an additional 30 acres of land classified as outlots 'X', 'Y' and 'Z' that may be developed commercially as a result of additional platting in the future.

As a condition of plat approval, the developer is granting the City roadway easement rights for the purpose of providing right-of-way to the future SW Connector project, as well as an extension of Stanton Avenue, which could provide a logical street connection to the SW Connector. Dedication of land is the preferred method for obtaining property used by the City for right-of-way purposes. However, the project has not yet been designed, making the specific location of the planned roadway difficult to pinpoint at this time. Furthermore, granting a future roadway easement allows the private property owner the ability to maintain the property until such time when the land can be dedicated to the City for the SW Connector project.

## PREVIOUS COUNCIL ACTION(S):

Date: March 24, 2008

Roll Call Action: 08-524

Action: On request from Cornerstone Family Church to approve a PBP (Planned Business Park) Concept Plan for "Cornerstone Family Church" in the vicinity of 4375 SW 63<sup>rd</sup> St. to allow development of 16.3

acres as an office/business park use and a four (4) acre outlots, subject to conditions. Moved by Hensley to adopt. Motion Carried 6-1. Absent: Coleman.

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

Date: February 21, 2008

Roll Call Action: 08-390

Action: Plan and Zoning Commission recommended approval of a preliminary subdivision plat for “Cornerstone Family Church” located in the vicinity of 4375 SW 63<sup>rd</sup> Street, subject to conditions, to allow division of the property into six (6) commercial and planned business park lots, with an out lot on the southern portion of the property that may be used for commercial development, if platted.

Date: February 21, 2008

Roll Call Action: 08-389

Action: On request from Cornerstone Family Church to approve a PBP (Planned Business Park) Concept Plan for “Cornerstone Family Church” in the vicinity of 4375 SW 63<sup>rd</sup> St. to allow development of 16.3 acres as an office/business park use and a four (4) acre outlot, subject to conditions, (3-24-08). Moved by Hensley to adopt. Motion Carried 7-0.

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:**

Approval of additional plats within the Airport Industrial Park Plat 2 boundary.

For more information on this and other agenda items, please call the City Clerk’s Office at 515-283-4209 or visit the Clerk’s Office on the second floor of City Hall, 400 Robert D Ray Drive. Council agendas are available to the public at the City Clerk’s Office on Thursday afternoon preceding Monday’s Council meeting. Citizens can also request to receive meeting notices and agendas by email by calling the Clerk’s Office or sending their request via email to [cityclerk@dmgov.org](mailto:cityclerk@dmgov.org).