		Date:	April 17, 2017
CITY OF DES MOINES	Council Communication Office of the City Manager	Agenda Item No.	47
		Roll Call No.	[]
		Communication No.	<u>17-358</u>
		Submitted by:	Phillip Delafield,
			Community
			Development Director

AGENDA HEADING:

Review of final landscaping plan and exterior building materials for the 2301 Ingersoll Planned Unit Development (PUD). The subject property is owned by 23 Ingersoll, LLC (c/o Roers Investments, LLC).

SYNOPSIS:

Staff recommends approval of the final landscaping plan and exterior building materials for the 2301 Ingersoll PUD.

FISCAL IMPACT: NONE

ADDITIONAL INFORMATION:

- Pursuant to Roll Call No. 16-1746, Roers Investments, LLC has submitted a final landscape plan and architectural building elevations reflecting proposed materials for their 2301 Ingersoll project (see attached).
- The mixed-use building materials consist of full dimensional brick, pre-formed concrete, metal panels and cement board panels. The architecture and the exterior building materials for the 30-unit apartment building proposed along High Street have not changed. Those materials include a mix of full dimensional brick and fiber cement panels, as well as horizontal and vertical siding elements. The landscape plan reflects provision of urban streetscapes including overstory street trees along all four (4) block faces. Significant plantings are proposed along the foundations of the buildings and at the west end of the parking lot driveway between the two (2) buildings to screen the view of the surface parking lot area from properties on the west side of 24th Street.
- Staff has worked with the applicant to refine the pallet of building materials. Staff recommends approval of the final landscaping plan and architectural building elevations.

PREVIOUS COUNCIL ACTION(S):

Date: October 10, 2016

Roll Call Number: 16-1746

<u>Action</u>: Rezone 2301 Ingersoll Avenue from "NPC" (Neighborhood Pedestrian Commercial) to "PUD" (Planned Unit Development). <u>Plan</u> and Zoning Recommendation. Moved by Hensley that this ordinance do now pass, <u>#15,516</u>. The Developer agrees to bring the final landscape plan and building elevations to City Council for review and comment prior to installation of landscaping and exterior building materials. Motion Carried 6-1. Nays: Moore.

BOARD/COMMISSION ACTION(S): NONE

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS: NONE

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