

COUNCIL COMMUNICATION

 <p>CITY OF DES MOINES OFFICE OF THE CITY MANAGER</p>	Number:	18-663	Meeting:	December 17, 2018
	Agenda Item:	21	Roll Call:	18-2057
	Submitted by:	Chris Johansen, Community Development Director		

AGENDA HEADING:

Approval of final plat for Heritage Flats Plat 1.

SYNOPSIS:

Recommend approval of the final plat for Heritage Flats Plat 1, located in the vicinity of the 1900 Block of Merle Hay Road. The owner and developer of the property is Metro Acquisitions, LLC, 10888 Hickman Road, Suite 3B, Clive, IA, 50325, Jeff Stanbrough, Officer.

FISCAL IMPACT: NONE

ADDITIONAL INFORMATION:

- The plat contains a total of 0.46-acres of land all zoned Multiple-Family Residential (R-3). The proposed development will consist of 5-lots intended for 3-story townhomes and one (1) common area outlot. The development will comply with all zoning regulations and staff recommendations.
- Heritage Flats Plat 1 encompasses one (1) phase of row dwelling lots in this area considered infill development located along the west side of Merle Hay Road, and north of Franklin Avenue.



PREVIOUS COUNCIL ACTION(S):

Date: June 25, 2018

Roll Call Number: [18-1064](#)

Action: [Regarding](#) approval of Preliminary Plat “Merle Hay & Franklin Townhomes” located at 1916-1924 Merle Hay Road, to allow creation of 5 row dwelling lots within a common lot. Moved by Coleman to receive and file. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Board: Plan and Zoning Commission

Date: June 7, 2018

Resolution Number: N/A

Action: Plan and Zoning Commission approved a Preliminary Plat for Merle Hay/Franklin Avenue Townhomes, subject to conditions. Greg Jones moved to approve staff recommendation. Motion passed 12-0.

Board: Plan and Zoning Commission

Date: October 5, 2017

Resolution Number: N/A

Action: Plan and Zoning Commission recommended approval to amend the PlanDSM: Creating Our Tomorrow Plan Land Use Plan future land use designation from “Low Density Residential” to “Low-Medium Density Residential” and approval to rezone the property from “R1-60” One-Family Low Density Residential District to “R-3” Multiple Family Residential District, subject to staff conditions. John “Jack” Hilmes moved to approve staff recommendation. Motion passed 9-0.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS: NONE

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