

ORDINANCE NO. 15,267

AN ORDINANCE to amend the Official Zoning Map of the City of Des Moines, Iowa, set forth in Section 134-277 of the Municipal Code of the City of Des Moines, Iowa, 2000, by rezoning and changing the district classification of certain property located in the vicinity of 2125 High Street from the "R-2A" General Residential District to a Limited "C-1" Neighborhood Retail Commercial District classification.

Be It Ordained by the City Council of the City of Des Moines, Iowa:

Section 1. That the Official Zoning Map of the City of Des Moines, Iowa, set forth in Section 134-277 of the Municipal Code of the City of Des Moines, Iowa, 2000, be and the same is hereby amended by rezoning and changing the district classification of certain property located in the vicinity of 2125 High Street, more fully described as follows, from the "R-2A" General Residential District to a Limited "C-1" Neighborhood Retail Commercial District classification:

Lot 6, PARK PLACE, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa (herein the "Property").

Sec. 2. That this ordinance and the zoning granted by the terms hereof are subject to the following imposed additional conditions which have been agreed to and accepted by execution of an Acceptance of Rezoning Ordinance by all owners of said property and are binding upon the owners and their successors, heirs, and assigns as follows:

The Property and any adjoining land into which the Property is assembled for development shall be subject to the following requirement, which shall be a condition of site plan approval and enforceable as a site plan requirement:

A dense shrub screen or similar buffer treatment approved by the City Planning Administrator, shall be installed and maintained along the southern perimeter of the existing and modified drive-through, and along the southern perimeter of any future driveways or parking lots, to block vehicle headlights from illuminating the townhomes on the south side of High Street.

Sec. 3. This ordinance shall be in full force and effect from and after its passage and publication as provided by law.

Sec. 4. The City Clerk is hereby authorized and directed to cause a certified copy of the Acceptance of Rezoning Ordinance, this ordinance, a vicinity map, and proof of publication of this ordinance, to be properly filed in the office of the Polk County Recorder.

FORM APPROVED:

Roger K. Brown, Assistant City Attorney

T. M. Franklin Cownie, Mayor

Attest:

I, Diane Rauh, City Clerk of the City of Des Moines, Iowa, hereby certify that the above and foregoing is a true copy of an ordinance (Roll Call No. 14-0431), passed by the City Council of said City at a meeting held March 10, 2014 signed by the Mayor on March 10, 2014 and published and provided by law in the Business Record on March 28, 2014. Authorized by Publication Order No.8775.

Diane Rauh, City Clerk