

ORDINANCE NO. 15,364

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 at 2052 Ankeny Avenue from the “R1-60” One-Family Low-Density Residential District to Limited “C-2” General Retail and Highway-Oriented 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 at 2052 Ankeny Avenue, more fully described as follows, from the “R1-60” One-Family Low-Density Residential District to Limited “C-2” General Retail and Highway-Oriented Commercial District classification:

Lot 32, and the South ½ of the vacated alley right-of-way lying North of and adjoining said Lot 32, READ’S ADDITION TO DES MOINES, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa.

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:

- 1) The following uses shall be prohibited on the Property:
  - a) Adult entertainment businesses;
  - b) Businesses selling liquor, wine, or beer;
  - c) Delayed deposit services;
  - d) Off-premises advertising signs;
  - e) Pawn brokerages; and
  - f) Vehicle display lots; and
- 2) Redevelopment of the Property for any commercial use or purpose shall only be permitted as part of a Site Plan approval by the Permit and Development Center, whereby

any commercial site is brought into compliance with the current Des Moines Landscaping Standards as applicable to “C-2” Districts.

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

Sec. 4. That the City Clerk is hereby authorized and directed to cause certified copies of the Acceptance of Rezoning Ordinance, this ordinance, vicinity map and proof of publication of this ordinance to be properly filed in the office of the County Recorder of the county in which the subject property is located.

FORM APPROVED:

Glenna K. Frank, Assistant City Attorney

Christine Hensley  
Mayor Pro Tem

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. 15-0616), passed by the City Council of said City at a meeting held April 6, 2015 signed by the Mayor Pro Tem on April 6, 2015 and published and provided by law in the Business Record on April 24, 2015. Authorized by Publication Order No. 9183.

Diane Rauh, City Clerk

