

ORDINANCE NO. 16,435

AN ORDINANCE to amend the Official Zoning Map of the City of Des Moines, Iowa, set forth in Section 134-1.10 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 5702 Grand Avenue from “N3c” Neighborhood District to Limited “NX2” Neighborhood Mix 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 134-1.10 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 5702 Grand Avenue from “N3c” Neighborhood District to Limited “NX2” Neighborhood Mix District classification, more fully described as follows:

LOT FIFTEEN (15) IN DIXON PLACE, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA.

Section 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. Any use of the subject property, which measures 0.893 acres, shall be limited to uses as permitted in common with and as limited by the “N3c” Neighborhood District and a Household Living Use with up to 8 household units.; and
2. Any development on the property shall include onsite guest parking to the satisfaction of the Planning and Urban Design Administrator.; and
3. Any development on the property shall be compatible with the architectural character of the area and shall demonstrate materials and detailing consistent with the submitted development concept, to the satisfaction of the Planning and Urban Design Administrator.; and
4. Heavy landscape buffering along the side and rear property lines shall be provided to the satisfaction of the Planning and Urban Design Administrator.

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

Section 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: Chas M. Cahill, Assistant City Attorney

Connie Boesen, Mayor

Attest: I, Laura Baumgartner, 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. 25-0223), passed by the City Council of said City at the meeting held on February 10, 2025 and signed by the Mayor on February 10, 2025 and published and provided by law in the Business Record on February 28, 2025. Authorized by Publication Order No. 12920.

Laura Baumgartner, City Clerk