

ORDINANCE NO. 16,517

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 4425 East Douglas Avenue from “N2b” Neighborhood District and “NX2” Neighborhood Mix District to Limited “N2b” Neighborhood 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 4425 East Douglas Avenue from “N2b” Neighborhood District and “NX2” Neighborhood Mix District to Limited “N2b” Neighborhood District classification, more fully described as follows:

PARCEL “2022-1216” AS SHOWN ON THE PLAT OF SURVEY RECORDED IN BOOK 19352, PAGE 800, BEING A PART OF THE NORTHWEST QUARTER OF SECTION 27 AND A PART OF THE NORTHEAST QUARTER OF SECTION 28, ALL BEING IN TOWNSHIP 79 NORTH, RANGE 23 WEST OF THE FIFTH PRINCIPAL MERIDIAN IN 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. A landscaped berm shall be provided along East Douglas Avenue to the satisfaction of the Planning and Urban Design Administrator, and fencing shall be prohibited in the area north of the southern edge of the berm.

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. 25-1627), passed by the City Council of said City at the meeting held on December 8, 2025 and signed by the Mayor on December 8, 2025 and published and provided by law in the Business Record on December 26, 2025. Authorized by Publication Order No. 13173.

Laura Baumgartner, City Clerk