

ORDINANCE NO. 16,526

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 16 Indianola Road and 1947 Southwest 1<sup>st</sup> Street from Low Density Residential to High Density Residential; to rezone the Property from “NX1” Neighborhood Mix District and “N5” Neighborhood District to “RX1” Mixed Use 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 16 Indianola Road and 1947 Southwest 1<sup>st</sup> Street from Low Density Residential to High Density Residential; to rezone the Property from “NX1” Neighborhood Mix District and “N5” Neighborhood District to “RX1” Mixed Use District classification, more fully described as follows:

**LOTS 33 AND 34 IN FIRST PLAT OF CLIFTON HEIGHTS AND THE WEST ½ OF VACATED WEBSTER STREET RIGHT-OF-WAY LYING SOUTH OF THE EASTERLY EXTENSION OF THE NORTH LINE OF LOT 33 OF THE FIRST PLAT OF CLIFTON HEIGHTS AND NORTH OF THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 34 OF THE FIRST PLAT OF CLIFTON HEIGHTS, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING THE CITY OF DES MOINES, POLK COUNTY, IOWA.**

**AND**

**ALL THAT PART OF LOT 5 OF SOUTH PARK, AN OFFICIAL PLAT, LYING NORTH OF THE NORTH LINE OF LOT 31 IN FIRST PLAT OF CLIFTON HEIGHTS AND SOUTH OF INDIANOLA AVENUE AND BOUNDED ON THE EAST BY WEBSTER STREET, NOW VACATED AND ON THE WEST BY SOUTHWEST 1<sup>ST</sup> STREET; AND LOTS 24-32 IN FIRST PLAT OF CLIFTON HEIGHTS, AND OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA; AND**

**ALL THAT PART OF VACATED WEBSTER STREET RIGHT-OF-WAY, BEING A 30 FOOT STRIP OF GROUND THAT LIES BETWEEN THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 30 AND THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 32 AND ALL THAT PART OF THE E ½ OF VACATED WEBSTER STREET RIGHT-OF-WAY, BEING A 15 FOOT STRIP OF GROUND, LYING SOUTH OF THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 32 AND NORTH OF THE WESTERLY EXTENSION OF THE SOUTH LINE OF LOT 24 OF FIRST PLAT OF CLIFTON HEIGHTS, AN OFFICIAL PLAT, ALL OF THE FOREGOING NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA.**

Section 2. This ordinance shall be in full force and effect from and after the later of its passage and publication as provided by law.

Section 3. That the City Clerk is hereby authorized and directed to cause certified copies of the vicinity map, this ordinance, 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. 25-1706), passed by the City Council of said City at the meeting held on December 22, 2025 and signed by the Mayor on December 22, 2025 and published and provided by law in the Business Record on January 16, 2026. Authorized by Publication Order No. 13209.

Laura Baumgartner, City Clerk