

Date March 11, 2013

APPROVING FINAL SUBDIVISION PLAT OF WOODSIDE ESTATES WEST PLAT NO. 9

WHEREAS, the final subdivision plat entitled **Woodside Estates West Plat No. 9**, for land located in the vicinity of 5407 NW 3rd Court in unincorporated Polk County, to be developed by Woodside Estates North, LLC, represented by Craig Torgerson, Officer, was submitted on February 21, 2013; and,

WHEREAS, the plat is located in unincorporated Polk County within the 2-mile review area outside the Des Moines city limits, and Polk County is responsible for enforcement of any requirements placed on the plat; and

WHEREAS, all necessary attachments are subject to review and approved by the Polk County Legal Department for conformance with Iowa Code Sections 354.8, 354.6, and 354.11,

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Des Moines, Iowa, that:

1. It is hereby determined that the subdivision plat entitled Woodside Estates West Plat No. 9 conforms to the City of Des Moines platting requirements, and will not unduly burden public improvements in the area and will provide an appropriate balance of interests between current proprietors, future purchasers and the public interest.
2. The Mayor and City Clerk are hereby authorized and directed to execute approval of all copies of said subdivision plat as appropriate.
3. The City Clerk is directed to provide an approved copy of the subdivision plat and a certified copy of this resolution to the Physical Planning Division of the Polk County Engineering Department, to the City Community Development Department and to City Land Records.

MOVED by _____ to adopt.

FORM APPROVED: Roger K Brown
 Roger K. Brown, Assistant City Attorney

Council Communication No. 13- 109

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GRIESS				
HENSLEY				
MAHAFFEY				
MEYER				
MOORE				
TOTAL				

MOTION CARRIED APPROVED

CERTIFICATE

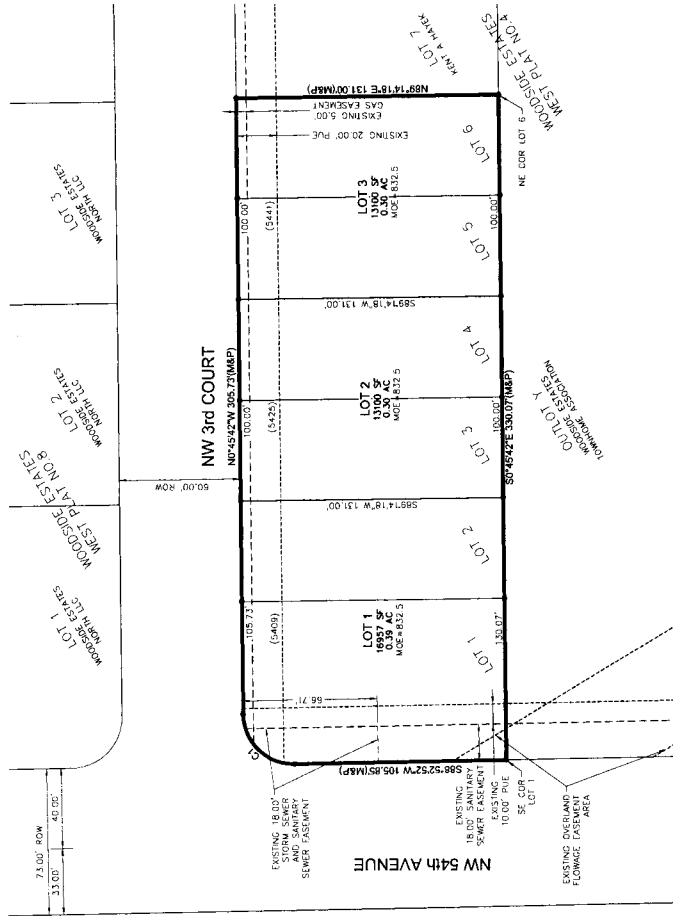
I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

_____ Mayor

_____ City Clerk

WOODSIDE ESTATES WEST PLAT NO.9 FINAL PLAT



APPROVED BY:
 [Signature] Date: _____
 [Signature] Date: _____
CERTIFIED BY:
 [Signature] Date: _____
 City of Des Moines, Iowa

- GENERAL NOTES:**
- IF THIS AREA IS AMBERED BY THE CITY OF DES MOINES, THE OWNERS OF THE PROPERTY ARE HEREBY NOTIFIED THAT THEY SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF DES MOINES.
 - POLK COUNTY DOES NOT REQUIRE OR ISSUE PERMITS FOR SIDEWALK AND DOES NOT ACCEPT THE LIABILITY AND/OR RESPONSIBILITY FOR CONSTRUCTION, PLACEMENT, REPAIR OR MAINTENANCE THEREOF OF ANY STREET SIDEWALK INSTALLED IN THIS PLAT BY ANY OWNER.
 - RELOCATION OF ANY ENTRANCE OR UTILITY TO CONFORM TO THE REQUIREMENTS OF THIS PLAT WILL BE AT THE DEVELOPER'S EXPENSE.
 - ALL MAILBOXES LOCATED WITHIN POLK COUNTY'S RIGHT-OF-WAY MUST BE OF THE BREAK-AWAY DESIGN.
 - RESOURCES IF SAID PERMITS ARE REQUIRED AS PART OF THIS PROJECT.
 - ANY FIELD TILES ENCOUNTERED DURING EXCAVATION SHALL BE REINSTALLED INTO THE PROPOSED TANKLESS SUBURBAN SYSTEM OR THE PROPOSED STORM SEWER SYSTEM. ANY SUBSURFACE DRAINAGE FACILITIES THAT ARE OBTAINED MUST BE RESTORED OR REROUTED BY THE INDIVIDUAL PROPERTY OWNER.
 - OPEN CUTTING OF THE ROADWAY IS NOT ALLOWED. ALL UTILITY SERVICES SHALL BE BORED UNDER THE ROADWAY AT THE LOT OWNERS EXPENSE.

WOODSIDE ESTATES WEST PLAT NO.9 FINAL PLAT
 POLK COUNTY, IOWA
 CIVIL DESIGN ADVANTAGE
 ENGINEER: — TECH: —
 3405 SE CROSSROADS DRIVE, SUITE G GRIMES, IOWA 50111
 PH: (515) 369-4400 FAX: (515) 369-4410
 REVISIONS: _____ DATE: _____
 13101008
 1/1

OWNER/DEVELOPER:
 WOODSIDE ESTATES NORTH, LLC
 867 NE 57th AVENUE
 SUITE 203
 CRAIG TORGERSON
 PHONE NUMBER: 319-208-4440

PLAT DESCRIPTION:
 LOTS 1 THROUGH 6, WOODSIDE ESTATES WEST PLAT NO. 9, AN OFFICIAL PLAT, POLK COUNTY, IOWA.

ENGINEER/SURVEYOR:
 CIVIL DESIGN ADVANTAGE
 3405 SE CROSSROADS DR, SUITE G
 GRIMES, IOWA 50111

DATE OF SURVEY:
 JANUARY, 2013

AREA SUMMARY:
 TOTAL PROJECT = 1.91 ACRES (83,044 SQUARE FEET)

CURVE DATA:
 CURVE DELTA: 90°27'21" 25.00' 39.43' 145°56'18" 35.47'

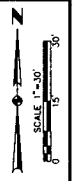
LEGEND:

FOUND	SET
▲	△
●	○
P	M
W	D
D	MOE
P.U.E.	(????)
ADDRESS	
EASEMENT LINE	

SECTION CORNER AS NOTED UNLESS OTHERWISE NOTED
 (1/2" REBAR, YELLOW CAP #1582)
 PLATTED BEARING & DISTANCE
 MEASURED BEARING & DISTANCE
 DECISION BEARING & DISTANCE
 MINIMUM OPENING ELEVATION
 PUBLIC UTILITY EASEMENT
 ADDRESS
 EASEMENT LINE

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A SOLE LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

MICHAEL D. TEE, P.L.S.
 DATE: _____
 NO. 157066 ORIGINAL FILE IN RECORDS IN 7014
 PAGES ON SHEET COVERED BY THIS PLAN
 THIS SHEET



13