

Date July 14, 2014

RESOLUTION SETTING HEARING ON REQUEST FROM HANSEN REAL ESTATE SERVICES, INC. TO REZONE PROPERTY OWNED BY THE CITY OF DES MOINES AND THE DES MOINES METROPOLITAN WASTEWATER RECLAMATION AUTHORITY LOCATED IN THE VICINITY OF 714 SOUTHEAST 6TH STREET FROM "R1-60" ONE-FAMILY LOW-DENSITY DISTRICT AND "M-1" LIGHT INDUSTRIAL DISTRICT TO "D-R" DOWNTOWN RIVERFRONT DISTRICT TO ALLOW THE SUBJECT PROPERTY TO BE DEVELOPED WITH UP TO A SIX-STORY, 132-UNIT MULTIPLE-FAMILY DWELLING

WHEREAS, at its regular meeting on July 17, 2014 the City of Des Moines Plan and Zoning Commission will hear a request from Hansen Real Estate Services, Inc. (purchaser), represented by Troy Hansen (officer) and on behalf of itself and its successors, to rezone approximately four (4) acres of City-owned and Des Moines Metropolitan Wastewater Reclamation Authority (WRA)-owned property located north of the Des Moines River, west of SE 6th Street and south of Shaw Street in the vicinity of 714 Southeast 6th Street from "R1-60" One-Family Low-Density District and "M-1" Light Industrial District to "D-R" Downtown Riverfront District, to allow the subject property to be developed with up to 132 market-rate dwelling units in one or more structures; and

WHEREAS, the Plan and Zoning Commission's recommendation following said meeting, including any conditions related to the proposed rezoning, will be forwarded to the City Council for consideration; and

WHEREAS, the subject property is more specifically described as follows:

A part of TOWN OF DE MOINE, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa and described as follows:

Beginning at the intersection of the south Right-of-Way line of Shaw Street and the west Right-of-Way line of Southeast 6th Street; thence southeasterly along said west Right-of-Way line to the north Right-of-Way line of Maury Street; thence southeasterly along said north Right-of-Way line to the northeasterly line of the Des Moines River Levee; thence northwesterly along said northeasterly line to the north Right-of-Way line of Shaw Street; thence northeasterly along said north Right-of-Way line to the southwest corner of Lot 6, Block 56, in said TOWN OF DE MOINE; thence south along a straight line to the northwest corner of Lot 10, Block 57 in said TOWN OF DE MOINE, said corner also being on the south Right-of-Way line of said Shaw Street, thence northeasterly along said south Right-of-Way line to Point of Beginning.

Date July 14, 2014

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

1. That the meeting of the City Council at which the proposed rezoning is to be considered shall be held in the Council Chambers, City Hall, Des Moines, Iowa, at 5:00 p.m. on July 28, 2014, at which time the City Council will hear both those who oppose and those who favor the proposal.
2. That the City Clerk is hereby authorized and directed to cause notice of said proposal in the accompanying form to be given by publication once, not less than seven (7) days and not more than twenty (20) days before the date of hearing, all as specified in Section 362.3 and Section 414.4 of the Iowa Code.

MOVED by _____ to adopt.

FORM APPROVED:

Glenna K. Frank

Glenna K. Frank
Assistant City Attorney

(ZON2014-00117)

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GATTO				
GRAY				
HENSLEY				
MAHAFFEY				
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.

_____ City Clerk

____ Mayor

Request from Eagle View Lofts, LLC (purchaser) represented by Troy Hansen (officer) property located in the vicinity 714 Southeast 6th Street. The subject property is owned by the City of Des Moines and the Wastewater Reclamation Authority (WRA).		File # ZON2014-00117			
Description of Action	Rezone from "R1-60" One-Family Low-Density District and "M-1" Light Industrial District to "D-R" Downtown Riverfront District, to allow the subject property to be developed with up to a six story, 132 unit multiple-family dwelling.				
2020 Community Character Plan	Park/Open Space, General Industrial, and Low/Medium Density Residential (current). Downtown Support Commercial (proposed).				
Horizon 2035 Transportation Plan	No planned improvements.				
Current Zoning District	"R1-60" One-Family Low-Density District and "M-1" Light Industrial District.				
Proposed Zoning District	"D-R" Downtown Riverfront District.				
Consent Card Responses	In Favor	Not In Favor	Undetermined	% Opposition	
Inside Area					
Outside Area					
Plan and Zoning Commission Action	Approval		Required 6/7 Vote of the City Council	Yes	
	Denial			No	

