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**Date** February 23, 2015

CONDITIONAL APPROVAL OF THE FINAL SUBDIVISION PLAT  
OF ARTISAN ROW PLAT 1

WHEREAS, the final subdivision plat entitled **Artisan Row Plat 1**, for land located at 1623 Grand Avenue, to be developed by Artisan Row, LLC, represented by Steve Niebuhr, Officer, was submitted to the Community Development Department on February 13, 2015; and,

WHEREAS, at its meeting on August 21, 2014, the Plan and Zoning Commission voted 11-0 to recommend approval the preliminary subdivision plat "Artisan Row" to allow division of the property into 27 row house lots, an outlot for the common area, and a lot for an existing commercial site; and,

WHEREAS, upon satisfaction of the conditions identified below, the said subdivision plat now conforms to Iowa Code Sections 355.8, 354.6, and 354.11, and to the standards and conditions set forth in Chapter 106 of the Municipal Code of the City of Des Moines, Iowa; and,

WHEREAS, the Permit and Development Center recommends the City Council conditionally approve the final subdivision plat subject to the conditions identified below.

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

1. It is hereby determined that the subdivision plat identified above conforms to the Des Moines 2020 Community Character Land Use Plan and the subdivision will not unduly burden public improvements in the area and will provide an appropriate balance of interest between current proprietors, future purchasers and the public interest.
2. The subdivision is hereby approved, subject to receipt of an updated title opinion and attachments to the plat, and approval of the same by the City's Legal Department.
3. Upon satisfaction of the conditions set forth above, the Mayor and City Clerk are hereby authorized and directed to execute approval on all copies of said subdivision plat as appropriate.
4. The City Clerk is hereby directed to provide the approved subdivision plat, a certified copy of this resolution, the attorney's title opinion and the attachments to the plat to the Community Development Department for delivery to the County Auditor for recording by the plat proprietors. The City Clerk is hereby further directed to send a copy of the subdivision plat to the Board of Education, Centurylink Communications, Mid-American Energy, Mediacom, Des Moines Water Works, U.S. Post Office—Post Master, U.S. Post Office—Technical Sales and Services, City Engineering, City Land Records, Public

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Works—Street Department, Public Works—Forestry Division, Fire Department, Police Department—Research and Development Section, City Traffic and Transportation Division, Information Technology Department and Community Development Department.

- The Public Pedestrian Easement provided incident to the said subdivision plat is hereby approved and accepted, and the City Clerk is hereby authorized and directed to certify the City's acceptance on such easement.

( Council Communication No. 15- **069** )

MOVED by \_\_\_\_\_ to adopt.

FORM APPROVED:

*Roger K. Brown*  
 Roger K. Brown, Assistant City Attorney  
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| 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.

\_\_\_\_\_ Mayor

\_\_\_\_\_ City Clerk