



**Roll Call Number**

**Agenda Item Number**

25

**Date** January 9, 2017

**RESOLUTION ON CITY-INITIATED REQUEST TO AMEND THE EXISTING PLANDSM:  
CREATING OUR TOMORROW PLAN FUTURE LAND USE DESIGNATION  
(MARTIN LUTHER KING JR. PARK NEIGHBORHOOD)**

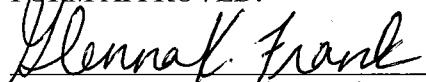
**WHEREAS**, on April 25, 2016, by Roll Call No. 16-0717, the City Council adopted the PlanDSM: Creating Our Tomorrow Plan; and

**WHEREAS**, at a public hearing held on December 15, 2016, the City Plan and Zoning Commission voted 13-0 in support of a motion to recommend **APPROVAL** of a City-initiated request to amend the existing PlanDSM: Creating Our Tomorrow Plan future land use designation from Low Density Residential to Low/Medium Density Residential for the area generally bounded by East Washington Avenue on the north, 300 feet north of East University Avenue on the south, East 18th Street on the east, and East 14th Street on the west, to reflect the intent of the Martin Luther King, Jr. Park Neighborhood Plan future land use map and to correct an inadvertent error in the PlanDSM designation of the area.

**NOW THEREFORE, BE IT RESOLVED**, by the City Council of the City of Des Moines, Iowa, that the proposed amendment to the PlanDSM: Creating Our Tomorrow Plan, as described above, is hereby **approved / denied**.

MOVED by \_\_\_\_\_ to adopt and **APPROVE / DENY** the proposed amendment.

FORM APPROVED:

  
Glenna K. Frank, Assistant City Attorney

(21-2016-4.16)

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GATTO				
GRAY				
HENSLEY				
MOORE				
WESTERGAARD				
TOTAL				

MOTION CARRIED

APPROVED

\_\_\_\_\_  
Mayor

**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



December 16, 2016

Honorable Mayor and City Council  
City of Des Moines, Iowa

Members:

Communication from the City Plan and Zoning Commission advising that at their meeting held December 15, 2016, the following action was taken regarding a City initiated request to amend the existing PlanDSM: Creating Our Tomorrow Plan future land use designation from Low Density Residential to Low/Medium Density Residential for an area generally bounded by East Washington Avenue on the north, 300 feet north of East University Avenue on the south, East 18<sup>th</sup> Street on the east, and East 14<sup>th</sup> Street on the west. This amendment would reflect the intent of the Martin Luther King Jr. Park Neighborhood Plan future land use map.

**COMMISSION RECOMMENDATION:**

After public hearing, the members voted 13-0 as follows:

Commission Action:	Yes	Nays	Pass	Absent
Francis Boggus	X			
Dory Briles	X			
JoAnne Corigliano	X			
David Courard-Hauri	X			
Jacqueline Easley	X			
Jann Freed	X			
John "Jack" Hilmes	X			
Carolyn Jenison				X
Greg Jones	X			
William Page	X			
Mike Simonson	X			
Rocky Sposato	X			
Steve Wallace	X			
Greg Wattier	X			

**APPROVAL** of staff recommendation of an amendment to the PlanDSM: Creating Our Tomorrow Plan to revise the future land use designation from Low Density Residential to

Low/Medium Density Residential for the area generally bounded by East Washington Avenue on the north, 300 feet north of East University Avenue on the south, East 18th Street on the east, and East 14th Street on the west. (21-2016-4.16)

## **STAFF RECOMMENDATION TO THE P&Z COMMISSION**

Staff recommends approval of an amendment to the PlanDSM: Creating Our Tomorrow Plan to revise the future land use designation from Low Density Residential to Low/Medium Density Residential for the area generally bounded by East Washington Avenue on the north, 300 feet north of East University Avenue on the south, East 18th Street on the east, and East 14th Street on the west.

## **STAFF REPORT TO THE PLANNING COMMISSION**

### **I. APPLICABLE INFORMATION**

- 1. Background:** In November 2011, the Martin Luther King Jr. Park neighborhood was selected to participate in the Neighborhood Revitalization Program. During 2012, City staff began working with the neighborhood and attending Neighborhood Association meetings. In early 2013, the planning process began with a neighborhood-wide event, where residents were invited to give feedback on topics such as what they'd like to see change in their neighborhood, and what is important to improving the quality of life in the neighborhood. The planning process for MLK Jr. Park was unique from other plans in that implementation of the plan began during the planning phase. An MLK Partners Coalition was formed, where partner organizations met regularly to stay informed, share information, and coordinate activities. As a result, many of the strategies and action steps identified by residents were completed during the planning process.

On August 11, 2014, the City Council adopted the Martin Luther King Jr. Park Neighborhood Plan 2014 to guide future development and redevelopment within the neighborhood.

- 2. Land Use Analysis:** Land use was an important point of discussion during the planning process. In general, Martin Luther King Jr. Park has an ideal neighborhood land use pattern, with a little bit of everything. The neighborhood is predominantly single-family homes, with a large park in the center of the neighborhood as well as two other small parks. Commercial uses are located along the edges of the East University Avenue corridor.

During the Neighborhood Edges priority area discussion, the planning committee reviewed the current land use and zoning designations within MLK Jr. Park and discussed the neighborhood's goals regarding land use. For the majority of the neighborhood, the planning committee felt that it was important to preserve the existing land use of Low/Medium Density Residential. In the course of updating the future land use map for the PlanDSM process, a couple of versions of the map were created. A version of the map misidentifying this area as Low density Residential was inadvertently used for the PlanDSM approval process. The original definition of Low/Medium Density Residential accurately describes the dwelling units in this neighborhood and supports desired density preferences within the inner core neighborhoods as identified by *PlanDSM: Creating Our*

*Tomorrow*, as well as the true intent of the Martin Luther King Jr. Park Neighborhood Plan.

Therefore, Staff believes the proposed amendment to change Low Density Residential to Low/Medium Density Residential is appropriate and corrects an inadvertent error.

## **SUMMARY OF DISCUSSION**

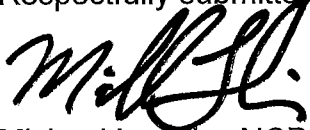
Greg Jones asked if anyone was present to speak on this item. None were present of requested to speak.

## **COMMISSION ACTION:**

David Courard-Hauri moved for approval of an amendment to the PlanDSM: Creating Our Tomorrow Plan to revise the future land use designation from Low Density Residential to Low/Medium Density Residential for the area generally bounded by East Washington Avenue on the north, 300 feet north of East University Avenue on the south, East 18th Street on the east, and East 14th Street on the west.

Motion carried 13-0

Respectfully submitted,

A handwritten signature in black ink, appearing to read "M. Ludwig".

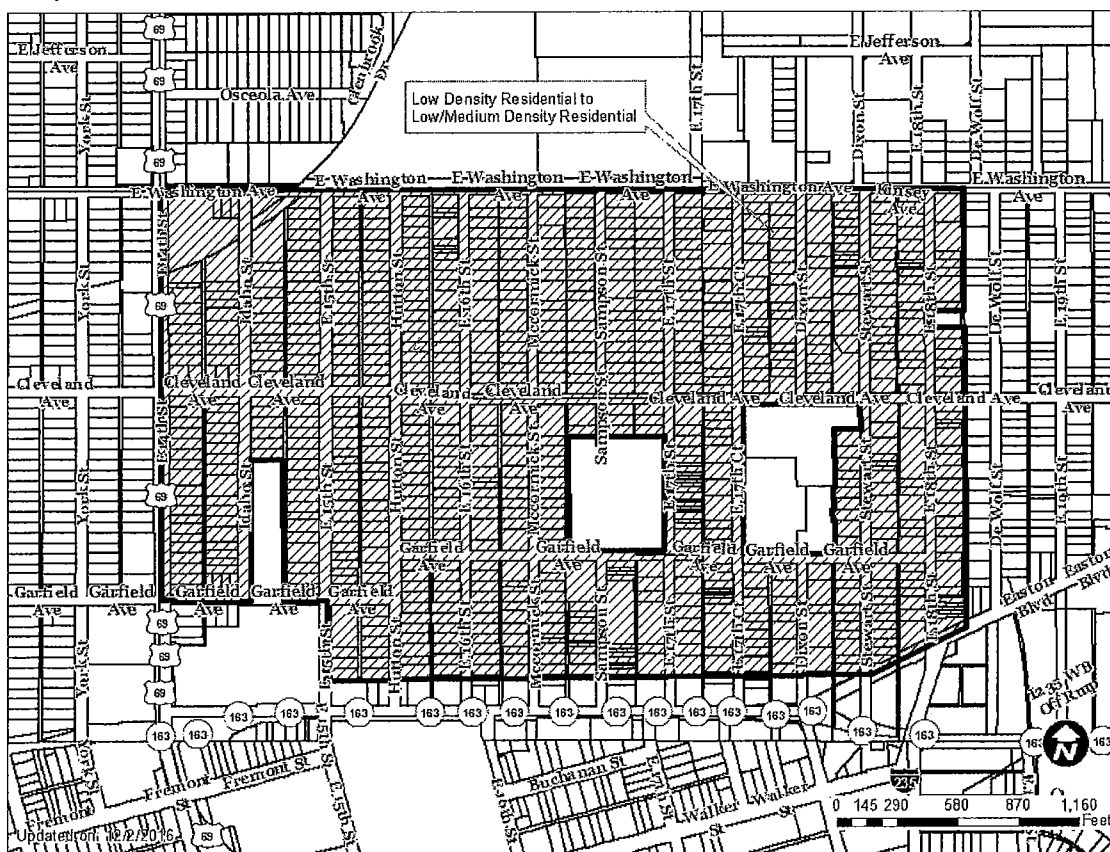
Michael Ludwig, AICP  
Planning Administrator

MGL:clw  
Attachment

City initiated request for an area generally bounded by East Washington Avenue on the north, 300 feet north of East University Avenue on the south, East 18th Street on the east, and East 14th Street on the west.				File # 21-2016-4.16	
Description of Action	Approval of request to amend the existing PlanDSM: Creating Our Tomorrow Plan future land use designation from Low Density Residential to Low-Medium Density Residential. This amendment would reflect the intent of the Martin Luther King Jr. Park Neighborhood Plan future land use map.				
PlanDSM Future Land Use	Current: Low Density Residential. Proposed: Low-Medium Density Residential.				
Mobilizing Tomorrow Transportation Plan	2025-2034 U.S. 69/East 14 <sup>th</sup> Street Widening.				
Current Zoning District	"R-2A" General Residential District, "R1-60" One-Family Low-Density Residential District, "VDL" Vehicle Display Lot Overlay District and "FSO" Freestanding Signs Overlay District.				
Proposed Zoning District	N/A.				
Consent Card Responses	In Favor	Not In Favor	Undetermined	% Opposition	
Inside Area					
Outside Area					
Plan and Zoning Commission Action	Approval	13-0	Required 6/7 Vote of the City Council	Yes	
	Denial			No	X

City Initiated

21-2016-4.16



1 inch = 543 feet