



Roll Call Number

Agenda Item Number

46A

Date October 20, 2025

An Ordinance entitled, "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 6101 SE 14th Street from "CX-V" Mixed Use District to Limited "I1-V" Industrial District classification",

presented.

Moved by _____ that this ordinance be considered and given first vote for passage.

Seconded by _____.

FORM APPROVED:

(First of three required readings)

/s/ Chas M. Cahill

Chas M. Cahill

Assistant City Attorney

(ZONG-2025-000020) (COMP-2025-000015)

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
BOESEN				
SIMONSON				
VOSS				
COLEMAN				
WESTERGAARD				
MANDELBAUM				
GATTO				
TOTAL				
MOTION CARRIED			APPROVED	

CERTIFICATE

I, LAURA BAUMGARTNER, 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

Prepared by: Chas M. Cahill, Assistant City Attorney, 400 Robert D. Ray Drive, Des Moines, IA 50309
Phone: 515-283-4533
Return Address: City Clerk - City Hall, 400 Robert D. Ray Drive, Des Moines, IA 50309
Title of Document: City of Des Moines, Ordinance No. _____
Grantor/Grantee: City of Des Moines, Iowa
Legal Description: See page 1 and 2, below.

ORDINANCE NO. _____

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 6101 SE 14th Street from "CX-V" Mixed Use District to Limited "I1-V" Industrial 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 6101 SE 14th Street from "CX-V" Mixed Use District to Limited "I1-V" Industrial District classification, more fully described as follows:

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 78 NORTH, RANGE 24 WEST OF THE 5TH P.M., CITY OF DES MOINES, POLK COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE WEST 40.00 FEET OF LOT 32, CAPITOL VIEW ACRES, AN OFFICIAL PLAT, DES MOINES, POLK

COUNTY, IOWA, SAID POINT BEING THE NORTHWEST CORNER OF PARCEL 2021-138 AS RECORDED IN BOOK 18961 AT PAGE 104; THENCE S89°57'28" E ALONG THE SOUTH LINE OF LOTS 32 - 30 IN SAID CAPITOL VIEW ACRES, A DISTANCE OF 316.54 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S89°57'28"E ALONG THE SOUTH LINE OF LOTS 30 THROUGH 25 IN SAID CAPITOL VIEW ACRES, A DISTANCE OF 942.68 FEET TO THE WEST LINE OF LOT 12 IN NEW HOPE, AN OFFICIAL PLAT, DES MOINES, POLK COUNTY, IOWA; THENCE S00°18'27"E ALONG THE WEST LINE OF LOTS 12 THROUGH 5 IN SAID NEW HOPE, A DISTANCE OF 664.14 FEET; THENCE S89°49'30" W, A DISTANCE OF 658.98 FEET; THENCE N89°27'40" W, A DISTANCE OF 337.96 FEET; THENCE N 00°09'10" W, A DISTANCE OF 274.20 FEET; THENCE S89°46'48"W, A DISTANCE OF 263.87 FEET TO THE EAST RIGHT OF WAY LINE OF SE 14TH STREET AS IT IS PRESENTLY ESTABLISHED; THENCE N00°09'10"W ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 80.00 FEET; THENCE S89°47'30"E, A DISTANCE OF 300.01 FEET; THENCE N00°09'10"W, A DISTANCE OF 157.24 FEET; THENCE S89°46'48"W, A DISTANCE OF 300.25 FEET TO THE EAST RIGHT OF WAY LINE OF SAID SE 14TH STREET; THENCE N00°09'10"W ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 40.00 FEET; THENCE N89°46'48"E, A DISTANCE OF 316.81 FEET; THENCE N00°09'10"W, A DISTANCE OF 114.25 TO THE POINT OF BEGINNING.
15.67 ACRES (682,556 SQUARE FEET)

Section 2. That this ordinance and the zoning granted by the terms hereof are subject to the following imposed additional conditions which have been agreed to and accepted by execution of an Acceptance of Rezoning Ordinance by all owners of said property and are binding upon the owners and their successors, heirs, and assigns as follows:

1. Use of the property shall be limited to the following:
 - A. Any use as permitted and limited in the "CX-V" District.
 - B. Outdoor storage of boats, RVs, and other personal recreational vehicles associated with a self-service storage use.
2. Any outdoor storage area shall be located within the easternmost 700 feet of the subject property.
3. Any outdoor storage areas shall be screened with building, fencing, and/or landscaping to the satisfaction of the Planning and Urban Design Administrator.
4. Any future construction or development of the site must comply with all applicable site plan and design regulations of the Planning and Design Ordinance (Chapter 135 of City Code).

Section 3. This ordinance shall be in full force and effect from and after its passage and publication as provided by law.

Section 4. That the City Clerk is hereby authorized and directed to cause certified copies of the Acceptance of Rezoning Ordinance, this ordinance, vicinity map 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:

/s/ Chas M. Cahill
Chas M. Cahill
Assistant City Attorney