

Date July 26, 2010

WHEREAS, the City Plan and Zoning Commission has advised that at a public hearing held on July 15, 2010, its members voted 12-0 in support of a motion to recommend **APPROVAL** of a request from Neighborhood Development Corporation (owner) to rezone property located in the vicinity of 1555 Des Moines Street, from "R1-60" One-Family Low-Density Residential District to "Limited NPC" Neighborhood Pedestrian Commercial District, to allow construction of an off-street parking lot with approximately 28 parking spaces to serve the existing commercial center fronting East Grand Avenue subject to the following:

1. Permitted uses shall be limited to those allowed in the "C-1" District except the following uses which are specifically prohibited:
 - a. Package goods liquor stores,
 - b. Financial institutions whereby a majority of loans are made based on collateral of future payroll or vehicle titles,
 - c. Pawn shops,
 - d. Bakeries,
 - e. Restaurants,
 - f. Delicatessens,
 - g. Gas stations,
 - h. Grocery stores,
 - i. Launderettes and coin-operated dry cleaning establishments,
 - j. Locker plants,
 - k. Automotive accessory and parts stores, and
 - l. Upholstery shops
2. Any parking lot constructed on the Property shall provide a minimum 16-foot setback from the front (north) property line along Des Moines Street, a 7-foot setback from the front (east) property line along East 16th Street, and a 10-foot setback from the west property line.
3. Any site development of the Property shall require the owner to legally combine all parcels being developed.
4. Any parking lot constructed on the Property shall be in accordance with the "C-2" Landscape Standards.

The subject property is more specifically described as follows:

(Except West 25 feet, North 90 feet) Lot 16, all Lot 15, in Block 46, Stewarts Addition, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa

(continued)

★ Roll Call Number
10-1213

Agenda Item Number
25

Date July 26, 2010

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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 August 9, 2010, 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 Hensley to adopt.

FORM APPROVED:

Roger K. Brown
Roger K. Brown
Assistant City Attorney

(ZON2010-00101)

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE	✓			
COLEMAN	✓			
GRIESS	✓			
HENSLEY	✓			
MAHAFFEY	✓			
MEYER	✓			
MOORE	✓			
TOTAL	7			

MOTION CARRIED

APPROVED

T. M. Franklin 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.

Diane Rauh City Clerk