



Roll Call Number

15-0808

Agenda Item Number

22

Date May 18, 2015

RECEIVE AND FILE COMMUNICATION FROM THE PLAN AND ZONING COMMISSION REGARDING APPROVAL OF A PRELIMINARY PLAT FOR "BLOOMFIELD ACRES", ON PROPERTY LOCATED AT 1916 BLOOMFIELD ROAD

WHEREAS, on May 7, 2015, the City of Des Moines Plan and Zoning Commission voted 11-0 to **APPROVE** a request from Eva M. Smith Trust (owner), represented by Eva M. Smith (trustee), for a Preliminary Plat "Bloomfield Acres" on property located at 1916 Bloomfield Road, to allow division into 34 lots for single-family dwelling use and a commonly maintained outlot for storm-water management use, subject to the following conditions as also stated in the attached communication from the Commission:

1. Compliance with all administrative review requirements of the Permit and Development Center.
2. Compliance with the Tree Removal and Mitigation Ordinance.
3. The proposed Outlot X for stormwater detention shall be maintained by an owner's association or by covenants applied to each residential property owner.
4. The proposed Outlot Y shall be maintained by an owner's association or by covenants applied to each residential property owner.
5. Provision of 5-foot wide sidewalks along both sides of all public streets.
6. Provision of a note to reference that any single-family dwelling shall comply with the following minimum design standards:
 - a. The dwelling shall have a minimum width facing the street of 24 feet.
 - b. A minimum of 15 percent of the façade of the building facing the street shall consist of windows, doors, and other building openings.
 - c. The front door of the dwelling shall appear to face the street.
 - d. The main part of the dwelling shall have a minimum roof pitch of 3:12.
 - e. The dwelling shall have a roof overhang around the entire perimeter.
 - f. Any foundation skirting material shall have the appearance of masonry or poured concrete typical of site-built homes; and

WHEREAS, the final subdivision plat will be submitted for City Council approval when completed.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Des Moines, Iowa, that the attached communication from the City Plan and Zoning Commission is hereby received and filed.



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MOVED by Hensley to receive and file.

FORM APPROVED:

Glenna K. Frank

Glenna K. Frank
Assistant City Attorney

(13-2015-1.26)

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, COLEMAN, GATTO, GRAY, HENSLEY, MAHAFFEY, MOORE, and TOTAL.

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.

Y. M. Franklin Council Mayor

Diane Rauh City Clerk