



Roll Call Number

19-08916

Agenda Item Number

34C

Date June 3, 2019

APPROVING FINAL DESIGN FOR FUSION TOWNHOMES AT GRAY'S STATION.

WHEREAS, on August 14, 2017, by Roll Call No. 17-1408, the City Council approved a development agreement with HRC NFS I, LLC and Hubbell Realty Company (collectively, the "Developer"), which was amended on December 10, 2018 by Roll Call No. 18-2028 (as amended, "the Development Agreement"); and,

WHEREAS, the terms of the Development Agreement state that aspects of the project will be reviewed by the Urban Design Review Board as appropriate; and,

WHEREAS, The Developer has proposed a townhome project to be located in Gray's Station Plats 2 Lots 1 and 12 as Fusion Townhomes East at Gray's Station and Fusion Townhomes West at Gray's Station (collectively, the "Project"); and,

WHEREAS, on May 21, 2019, the Urban Design Review Board held a meeting to discuss the Fusion Townhomes Project, and a consensus of the Board recommended approval of the supported approved the Project with comments relating to placement of condenser units, integration of the landscape and architectural, alignment of planter beds and stoops, consideration of integration of landscape and building design, plantings, and balcony details, all of which can be reviewed by City staff; and,

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

1. That the final design for Fusion Townhomes at Gray's Station is approved and shall constitute an amendment to the Development Agreement and the City Manager or his designee is directed to work with the Developer to resolve the comments to approval of the Project raised by the Urban Design Review Board.

2. That these approvals are subject to compliance with federal and state law and with City ordinances, rules, and practices regarding development and construction.

Original Motion - Moved by Coleman to adopt. Motion Carried 7-0

MOTION TO RECONSIDER - Moved by Coleman to reconsider Motion Carried 6-1 Nays: Westergaard 1 Nay
MOVED by Coleman to adopt, refer to the City Manager to schedule a work session regarding the City's Building Code for areas threatened by flooding.

FORM APPROVED: Thomas G. Fisher Jr., Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE		✓		
BOESEN	✓			
COLEMAN	✓			
GATTO	✓			
GRAY	✓			
MANDELBAUM	✓			
WESTERGAARD	✓			
TOTAL	6	1		

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.

MOTION CARRIED

APPROVED

J. M. Franckh Cownie Mayor

Diane Rauh

City Clerk