



Roll Call Number

21-0649

Agenda Item Number

39

Date April 19, 2021

RESOLUTION HOLDING HEARING ON REQUEST FROM 7600 SW 22ND STREET, LLC (OWNER), FOR REVIEW AND APPROVAL OF PUD FINAL DEVELOPMENT PLAN FOR “AIRPORTS CROSSROADS CONDOS” FOR PROPERTY AT 7600 SOUTHWEST 22ND STREET

WHEREAS, on April 5, 2021, by Roll Call No. 21-0541, the City Council received a communication from the City Plan and Zoning Commission advising that the Commission voted 10-0 to **APPROVE** a request from 7600 SW 22nd Street, LLC (owner), represented by David W. Welch (officer), to approve the PUD Final Development Site Plan for “Airports Crossroads Condos” for property located at 7600 Southwest 22nd Street (“Property”) to allow development of the property with three Warehouse buildings with a total of 23 flex-warehouse units, subject to compliance with all administrative review requirements and the following:

1. Provision of a public sidewalk SW 22nd Street;
2. Provision of masonry wainscot on the north, east, and south facades of all buildings;
3. Any metal siding and roofing shall comply with the following standards:
 - a. 22 gauge or thicker material,
 - b. Minimum 20-year product warranty,
 - c. Minimum 20-year paint warranty,
 - d. Exposed fasteners acceptable if color matched to underlying materials.
4. Review and approval of the design and materials for all fencing by the City’s Planning and Urban Design Administrator;
5. Provision of two (2) additional overstory trees along the west edge of the paved area;
6. Compliance with all administrative review requirements to the satisfaction of the Planning and Urban Design Administrator; and

WHEREAS, the Property is legally described as follows:

LOT 14 OF AIRPORT CROSSROADS SUBDIVISION, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA, CONTAINING 2.52 ACRES (110,111 S.F.) MORE OR LESS.

WHEREAS, on April 5, 2021, by Roll Call No. 21-0541, it was duly resolved by the City Council that the request for approval of the Amendment to the PUD Conceptual Plan be set down for hearing on April 19, 2021, at 5:00 p.m., by electronic means to encourage and maintain social distancing to curb the spread of COVID19 in the community, without public access to the meeting location; and

WHEREAS, due notice of said hearing was published in the Des Moines Register, as provided by law, setting forth the time and place for hearing on said proposed PUD Conceptual Plan Amendment; and



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WHEREAS, in accordance with said notice, those interested in said proposed PUD Final Development Plan, both for and against, have been given opportunity to be heard with respect thereto and have presented their views to the City Council.

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

- 1. Upon due consideration of the facts, and any and all statements of interested persons and arguments of counsel, any objections to the proposed "Airport Crossroads Condo" PUD Final Development Plan are hereby overruled, and the hearing is closed.
2. The proposed Amendment to the "Airport Crossroads Condo" PUD Final Plan, as on file in the Community Development Department, is hereby found to be in conformance with PlanDSM: Creating Our Tomorrow Plan and is hereby approved as stated above.

MOVED BY Mandelbaum TO ADOPT and approve the staff recommendation of using a minimum of 24 gauge metal material.

FORM APPROVED: Judy K. Parks-Kruse
Judy K. Parks-Kruse
Assistant City Attorney (10-2021-7.57)

Original motion by Mandelbaum to adopt reconsidered.

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, BOESEN, GATTO, GRAY, MANDELBAUM, VOSS, WESTERGAARD, and TOTAL (7 yeas).

CERTIFICATE

I, P. Kay Cmelik, 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.

J. M. Franklin Cownie Mayor

P. Kay Cmelik City Clerk