



Roll Call Number

26-01911

Agenda Item Number

43

Date February 9, 2026

RESOLUTION HOLDING PUBLIC HEARING REGARDING REQUEST FROM GREATER DES MOINES HABITAT FOR HUMANITY, INC (OWNER), REPRESENTED BY RYAN DOYLE (OFFICER), FOR TWO (2) PARCELS IN THE VICINITY OF 1530 ARLINGTON AVENUE, TO REZONE THE PROPERTY FROM “N5” NEIGHBORHOOD DISTRICT TO “N5-2” NEIGHBORHOOD DISTRICT, TO ALLOW SUBDIVISION OF THE PROPERTY FOR CONSTRUCTION OF THREE (3) TWO-HOUSEHOLD BUILDINGS (DUPLEXES), WITH A TOTAL OF SIX (6) RESIDENTIAL DWELLING UNITS

WHEREAS, the City Plan and Zoning Commission has advised that at a public hearing held on January 15, 2026, its members voted 14-0 in support of a motion to recommend APPROVAL of a request from Greater Des Moines Habitat for Humanity, Inc (Owner), represented by Ryan Doyle (Officer), to rezone two (2) parcels in the vicinity of 1530 Arlington Avenue from “N5” Neighborhood District to “N5-2” Neighborhood District, to allow subdivision of the property for construction of three (3) two-household buildings (duplexes), with a total of six (6) residential dwelling units, and determined the requested rezoning is in conformance with the PlanDSM Creating Our Tomorrow Comprehensive Plan; and

WHEREAS, the Property is legally described as follows:

LOT 69 AND THE NORTH ½ LOT 70 BATES ADDITION TO NORTH DES MOINES, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA.

AND

THE SOUTH HALF OF LOT 70; ALL OF LOT 71; AND THE NORTH HALF OF LOT 72 IN BATES ADDITION TO NORTH DES MOINES, AN OFFICIAL PLAT, NOW INCULDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY IOWA.; and

WHEREAS, on January 26, 2026 by Roll Call No. 26-0111, it was duly resolved by the City Council that the request for approval of the proposed rezoning be set down for hearing on February 9, 2026, at 5:00 p.m., at the City Council Chambers; 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 rezoning; and

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



Roll Call Number

216-0197

Agenda Item Number

43

Date February 9, 2026

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 rezoning of the Property are hereby overruled, and the hearing is closed.
2. The proposed rezoning of the Property, as legally described above, from "N5" Neighborhood District to "N5-2" Neighborhood District, to allow subdivision of the property for construction of three (3) two-household buildings (duplexes), with a total of six (6) residential dwelling units, is hereby found to be in conformance with the PlanDSM: Creating Our Tomorrow Land Use Plan and is hereby approved, subject to final passage of an ordinance rezoning the Property as set forth herein.

Moved by Barron to adopt.

Second by Voss.

FORM APPROVED:

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

(ZONG-2025-000037)

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include BOESEN, SIMONSON, VOSS, BARRON, WESTERGAARD, MANDELBAUM, GATTO, and TOTAL.

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.

MOTION CARRIED

APPROVED

Connie Boesen (Signature)

Mayor

Laura Baumgartner (Signature)

City Clerk