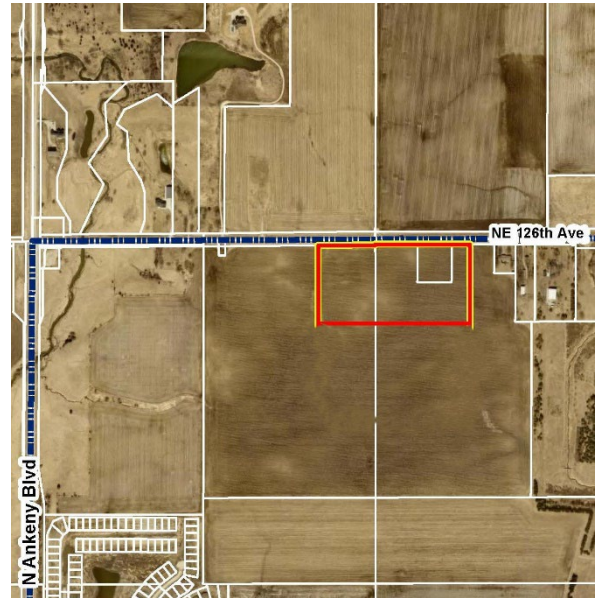
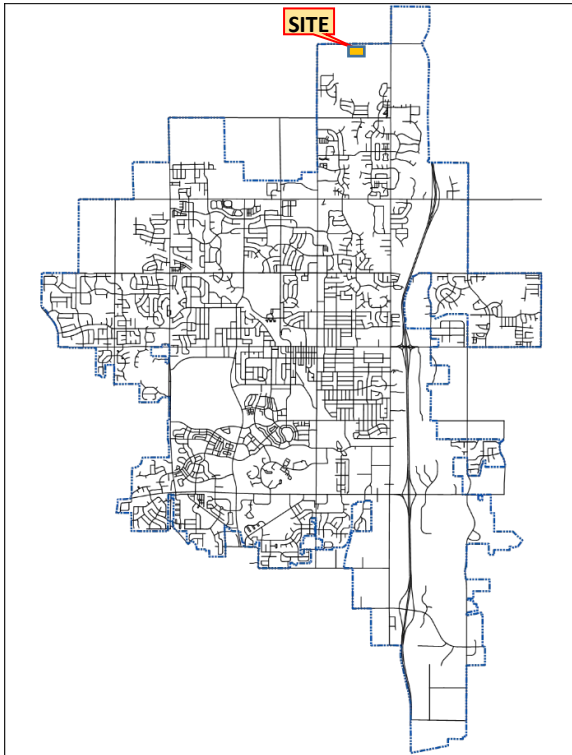


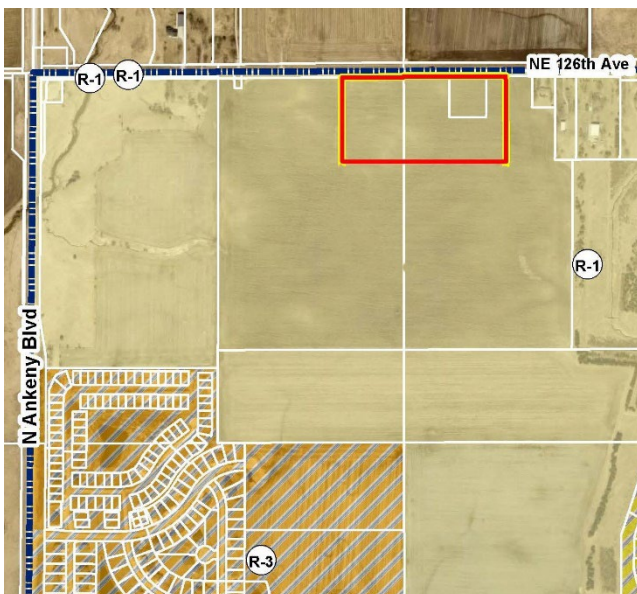
**Amendment #7: Future Land Use Plan Map (Figure 12.10) Amendment**  
Adopted February 5, 2024 by Resolution #2024-036

The Ankeny Plan 2040

Amendment (Map) #7



**FUTURE LAND USE PLAN MAP**



**Amendment #7**

Revises the Future Land Use Plan Map Figure 12.10  
for approximately 16.2 acres  
(see Resolution 2024-036 for Description)

**Location:** south of NE 126<sup>th</sup> Ave. and east of N Ankeny Blvd.

**From:** Low Density Residential

**To:** High Density Residential

**RESOLUTION 2024-036**

**RESOLUTION AMENDING THE ANKENY PLAN 2040 COMPREHENSIVE PLAN,  
FIGURE 12.10, FUTURE LAND USE MAP, TO RECLASSIFY CERTAIN PROPERTY OWNED BY  
HOPE KIMBERLEY LLC, FROM LOW DENSITY RESIDENTIAL TO HIGH DENSITY RESIDENTIAL,  
LUPA AREA A**

---

**WHEREAS**, on the 19<sup>th</sup> day of December, 2024, the Plan and Zoning Commission of the City of Ankeny, Iowa, held a public hearing; and on the 3<sup>rd</sup> day of January, 2024, recommended City Council approval of an amendment to The Ankeny Plan 2040 Comprehensive Plan, *Figure 12.10, Future Land Use Map*, to reclassify certain property owned by Hope Kimberley LLC, from Low Density Residential to High Density Residential (LUPA Area A); and

**WHEREAS**, on the 4<sup>th</sup> day of February, 2024, after due notice and hearing provided by law, and having heard and considered all comments for and against said amendment, the City Council of the City of Ankeny, Iowa, now deems it reasonable and appropriate to reclassify the following-described property:

**LEGAL DESCRIPTION:**

A PART OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 81 NORTH, RANGE 24 WEST OF THE FIFTH PRINCIPAL MERIDIAN AND A PART OF OUTLOT 'Y', FOUR MILE FOUR, AN OFFICIAL PLAT, ALL IN THE CITY OF ANKENY, POLK COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID OUTLOT 'Y'; THENCE NORTH 00°23'32" EAST ALONG THE EAST LINE OF STREET LOT 'D', SAID FOUR MILE FOUR, 6.90 FEET; THENCE SOUTH 89°44'12" EAST ALONG THE SOUTH RIGHT OF WAY LINE OF NE 126TH/ AVENUE, 750.29 FEET; THENCE SOUTH 00°13'22" WEST, 481.31 FEET; THENCE SOUTHERLY ALONG A CURVE CONCAVE WESTERLY WHOSE RADIUS IS 1000.00 FEET, WHOSE ARC LENGTH IS 118.90 FEET AND WHOSE CHORD BEARS SOUTH 03°37'45" WEST, 118.83 FEET; THENCE NORTH 89°30'43" WEST, 1182.92 FEET; THENCE NORTH 00°29'17" EAST, 582.59 FEET TO THE NORTH LINE OF SAID OUTLOT 'Y'; THENCE NORTH 89°30'09" EAST ALONG SAID NORTH LINE, 437.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 16.20 ACRES MORE OR LESS.

**LAYMAN'S DESCRIPTION:**


Approximately 16.2-acres (+/-) located south of NE 126<sup>th</sup> Avenue, east of N Ankeny Boulevard.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Ankeny, Iowa:

1. That The Ankeny Plan 2040 Comprehensive Plan, *Figure 12.10, Future Land Use Map*, is hereby amended to reclassify the above-described property from Low Density Residential to High Density Residential (LUPA Area A); and
2. That City staff is hereby authorized and directed to revise The Ankeny Plan 2040 Comprehensive Plan documents and maps necessary to reflect such change.


**PASSED AND APPROVED** this 5<sup>th</sup> day of February, 2024.

CITY OF ANKENY, IOWA

DocuSigned by:  
  
4C9E47CBE956471...

Mark E. Holm, Mayor

ATTEST:

DocuSigned by:  
  
7E497FC63C464A9...

Michelle Yuska, City Clerk