

Meeting Minutes
Plan & Zoning Commission Meeting
Tuesday, September 4, 2018
Ankeny City Hall – City Council Chambers
410 W. First Street, Ankeny, Iowa

CALL TO ORDER

Chair T.Ripper called the September 4, 2018 meeting of the Plan & Zoning Commission to order at 6:30 pm.

ROLL CALL

Members present: G.Hunter, T.Flack, S.Odson, T.Ripper, A.Renaud and L.West. Absent: L.Anderson and C.Ender. Staff present: E.Jensen, E.Carstens, D.Gervais, K.Gorman, B.Fuglsang

AMENDMENTS TO THE AGENDA

Motion by G.Hunter to approve and accept the September 4, 2018 agenda without amendments. Second by T.Flack. All voted aye. Motion carried 6 – 0.

COMMUNICATIONS

There were no communications.

CITIZEN'S REQUEST

There were no requests.

CONSENT AGENDA ITEMS

Item #1. Minutes

Motion to approve and accept the August 21, 2018 minutes of the Plan and Zoning Commission meeting.

Item #2. The Grove Plat 5 Final Plat

Motion to recommend City Council approval of The Grove Plat 5 Final Plat and recommend City Council approval of cost participation estimated at \$3,843 for sidewalk oversizing along NW 13th Street.

Referencing Item #2, T.Flack commented that she wanted to share her concern again that 18th Street which is one of the main entrances into this development is still unpaved. E.Jensen shared that the paving project for NW 18th Street from NW Weigel Drive to NW Abbie Drive is scheduled for 2020/2021.

Motion by L.West to approve the recommendations for Consent Agenda Item(s) #1 - #2. Second by G.Hunter. All voted aye. Motion carried 6 – 0.

PUBLIC HEARINGS

There were no public hearings.

BUSINESS ITEMS

Item #3. Myron Strain request for voluntary annexation into the City of Ankeny.

E.Carstens reported that Myron Strain, the property owner, has requested annexation of approximately 36 acres, into the City of Ankeny. He stated the property is generally located north of Interstate 80 and west of SE Four Mile Drive/NE 29th Street. E.Carstens stated the property owner's home address, 5214 NE 29th Street, located adjacent to the southeast corner of the proposed annexation will not be included in the proposed annexation area because the Iowa Department of Transportation (IDOT) is in the process of acquiring it. He shared the proposed annexation area is identified in the comprehensive plan as Office/Business Park and if annexed, the property will initially be zoned R-1, One-Family Residence District, as is all newly annexed land. He stated if the property owner would intend to develop the property as anything other than single-family homes zoned R-1, a rezoning would be required. E.Carstens shared that a consultation meeting was held on August 23, 2018 and staff has not received any written comments regarding the annexation as of the date of this staff report. Staff is recommending that the Plan and Zoning Commission recommend City Council approve the voluntary annexation of the Strain property.

Carolyn and Myron Strain had no further comments for the Commission.

The Commission had no further questions.

Motion by S.Odson to recommend City Council approve the voluntary annexation of the Myron Strain property. Second by A.Renaud. All voted aye. Motion carried 6 – 0.

REPORTS

City Council Meeting

S.Odson reported on his attendance at the September 4, 2018, City Council meeting.

Director's Report

E.Jensen presented the tentative agenda items for the September 18, 2018 Plan and Zoning Commission meeting and the August 2018 Building Permits Report.

E.Jensen shared that the City Council has directed staff to work on a contract for the Zoning and Subdivision Ordinance Rewrite. He shared the firm that has been selected is Confluence/Kendig Keast Collaborative. E.Jensen shared with the Commission that there has been a tentative date set, October 29, 2018 from 6:30 p.m. to 8:00 p.m., for a Joint Worksession with the City Council and Plan and Zoning Commission for this project and he will follow up with the Commission when the details are solidified.

Commissioner's Reports

L.West shared that apparently the Des Moines City Council is having a lot of discussion about flooding.

MISCELLANEOUS ITEMS

September 18, 2018 – 5:30 p.m. City Council Meeting Representative: Staff

ADJOURNMENT

There being no further business, the meeting adjourned at 6:41 p.m.



Submitted by Brenda Fuglsang, Secretary
Plan & Zoning Commission