

Meeting Minutes
Plan & Zoning Commission Meeting
Tuesday, February 5, 2019
Ankeny City Hall – City Council Chambers
410 W. First Street, Ankeny, Iowa

CALL TO ORDER

Chair T.Ripper called the February 5, 2019 meeting of the Plan & Zoning Commission to order at 6:30 p.m.

ROLL CALL

Members present: L.Anderson, C.Ender, T.Flack, A.Renaud, and T.Ripper. Absent: G.Hunter and L.West.
Staff present: E.Jensen, E.Carstens, R. Hulstrom, B.Fugsang

AMENDMENTS TO THE AGENDA

Motion by T.Flack to approve and accept the February 5, 2019 agenda without amendments. Second by C.Ender. All voted aye. Motion carried 5 – 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 January 22, 2019 minutes of the Plan and Zoning Commission meeting.

Motion by A.Renaud to approve the recommendations for Consent Agenda Item(s) #1. Second by T.Flack. All voted aye. Motion carried 5 – 0.

PUBLIC HEARINGS

There were no public hearings.

BUSINESS ITEMS

ITEM #2. Request to rezone property owned by Bill Kimberley, LC from R-1, One-Family Residence District, to R-2, One-Family and Two-Family Residence District restricted to single family and 80 foot minimum lot widths.

R.Hulstrom reported Bill Kimberley, LC is requesting to rezone property from R-1, One-Family Residence District, to R-2, One-Family and Two-Family Residence District restricted to single-family residential and 80-foot minimum lot widths. The property is north of NE 54th Street and west of NE Delaware Avenue and is currently zoned R-1. She stated the most recent comprehensive plan, The Ankeny Plan 2040, indicates the subject area as Low-Density residential and Open Space; therefore, the proposed rezoning is consistent with the Future Land Use Map. She shared that the developer has submitted the required rezoning petitions consisting of 100% of the land area subject to the rezoning, as well as 64.19% of the land area within 250' of the subject property, not including City of Ankeny or Polk County. R.Hulstrom stated the Plan and Zoning Commission held a public hearing on the proposed rezoning on January 22, 2019 and there were no questions or comments from the public. There were a few questions from the Commission, which were addressed by staff and Civil Design Advantage. Staff recommends that the Plan and Zoning Commission recommend City Council approval of the request by Bill Kimberley, LC to rezone property from R-1, One-Family Residence District to R-2, One-Family and Two-Family Residence District, restricted to single-family and 80-foot minimum lot widths.

Dean Roghair, Civil Design Advantage, 3405 SE Crossroads Drive, Ste. G, Grimes, Iowa stated he did not have any additional information to share with the Commission.

The Commission had no further questions.

Motion by C.Ender to recommend City Council approval of the request by Bill Kimberley, LC to rezone property from R-1, One-Family Residence District to R-2, One-Family and Two-Family Residence District, restricted to single-family residential and 80-foot minimum lot widths. Second by L.Anderson. All voted aye. Motion carried 5 – 0.

REPORTS

City Council Meeting

T.Flack reported on her attendance at the February 4, 2019, City Council meeting.

Director's Report

E.Jensen presented the tentative agenda items for the February 19, 2019 Plan and Zoning Commission meeting and the January 2019 Building Permits Report.

C.Ender asked staff if there are any committees for the zoning ordinance update. E.Jensen stated there is a Steering Committee, which includes Trina Flack and Glenn Hunter. He shared that they are holding four joint work sessions with the City Council, and Plan and Zoning Commission, which is different from the process for the comprehensive plan update but they feel it is important that everyone be continually updated throughout the process. He stated that he will resend the dates out to the Commission for those work sessions.

A.Renaud commented that previously there was some discussion on the approval of the ordinance pertaining to permanent building materials prior to the completion of the new zoning ordinances update. E.Jensen shared that when staff receives the first draft section of code, it will include the building materials section, which normally would not be included in this section. He commented that when the first draft has been worked through they plan to send the building materials section forward for approval.

Commissioner's Reports

There were no reports.

MISCELLANEOUS ITEMS

February 18, 2019 – 5:30 p.m. City Council Meeting Representative: Staff

Election of Chair and Vice Chair

T.Flack placed into nomination L.West to serve as Chair. Second by A.Renaud. All voted aye. T.Flack placed into nomination A.Renaud to serve as Vice Chair. Second by L.Anderson. All voted aye.

ADJOURNMENT

There being no further business, the meeting adjourned at 6:43 p.m.



Submitted by Brenda Fuglsang, Secretary
Plan & Zoning Commission