



CIVIL DESIGN ADVANTAGE L.L.C.

ENGINEERS, LANDSCAPE ARCHITECTS, PLANNERS & SURVEYORS

July 10, 2017

Honorable Mayor, City Council and Planning & Zoning Commission  
City of Ankeny  
c/o Derek Silverthorn  
220 W. 1<sup>st</sup> Street  
Ankeny, Iowa 50021

RE: Clover Ridge East Plat 3  
Construction Drawings Approval & Preliminary Approval of Final Plat

Honorable Mayor, City Council and Planning & Zoning Commission;

On behalf of CRDG, LLC, we respectfully submit herewith Construction Drawings and Final Plat, in request for approval. These documents were prepared in accordance with Ankeny's standards and meet the requirements of R-3 Multiple Family Residence zoning (restricted to single family detached residential). The construction drawings feature the construction of 30 single family lots and 2 outlots for detention on 13.43 acres. We are requesting that preliminary approval of the final plat be granted by City Council. We will bring the final plat with bonds back before the City Council for approval once construction is complete. We would like to request city cost participation for the 15-inch sanitary sewer that runs along SE 20<sup>th</sup> Street in the amount of \$11,010.

Please accept this submittal for the next available Planning and Zoning Commission and City Council meetings. Please contact me should you have any questions.

Sincerely,

CIVIL DESIGN ADVANTAGE, LLC

Erin K. Ollendike, P.E.

cc: Eric Grubb, CRDG, LLC  
File

Enclosures