

ORDINANCE 1937

AN ORDINANCE AMENDING THE ZONING REGULATIONS, CHAPTER 192, OF THE MUNICIPAL CODE OF THE CITY OF ANKENY, IOWA, BY REZONING CERTAIN REAL ESTATE OWNED BY CLASSIC DEVELOPMENT, LLC

WHEREAS, the Plan and Zoning Commission of the City of Ankeny, Iowa, held a public hearing and on the 16th day of January 2018, recommended to the City Council that the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, for the following described properties owned by Classic Development, LLC, be rezoned from the current R-3, Multiple-Family Residence District, restricted to single family and 10 units per acre to PUD, Planned Unit Development; and

WHEREAS, on the ____ day of _____, 2018, after due notice and hearing provided by law, the Council now deems it reasonable and appropriate to rezone the following described property:

LEGAL DESCRIPTION:

A PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 80 NORTH, RANGE 24 WEST OF THE FIFTH PRINCIPAL MERIDIAN IN THE CITY OF ANKENY, POLK COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, BRIDGES AT ANKENY PLAT 1, AN OFFICIAL PLAT;THENCE SOUTHERLY ALONG THE WEST LINE OF SAID LOT 1 AND A CURVE CONCAVE WESTERLY WHOSE RADIUS IS 3500.00 FEET, WHOSE ARC LENGTH IS 411.79 FEET AND WHOSE CHORD BEARS SOUTH 03°22'14" EAST, 411.55 FEET; THENCE SOUTH 00°00'00" WEST, 300.69 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTH 73°14'44" EAST ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 522.70 FEET; THENCE NORTH 84°40'08" EAST ALONG SAID SOUTH LINE, 188.11 FEET TO THE NORTHWEST CORNER OF CENTENNIAL POINTE PLAT 5, AN OFFICIAL PLAT; THENCE SOUTH 00°18'04" WEST ALONG THE WEST LINE OF SAID CENTENNIAL POINTE PLAT 5, A DISTANCE OF 412.27 FEET TO THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE SOUTH 89°33'51" WEST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, 1309.18 FEET TO THE SOUTHWEST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE NORTH 00°39'56" WEST ALONG THE WEST LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, 1322.24 FEET TO THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE NORTH 89°34'02" EAST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, 519.21 FEET; THENCE SOUTH 00°26'54" EAST, 60.06 FEET; THENCE NORTH 89°26'11" EAST, 95.01 FEET TO THE POINT OF BEGINNING AND CONTAINING 26.09 ACRES (1,136,338 SQUARE FEET). THE PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

LAYMAN'S DESCRIPTION:

Approximately 26.09 acres of land located on the south side of NW 36th Street and west of NW Abilene Road

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:

Section 1. That Chapter 192 of the Municipal Code of the City of Ankeny, Iowa, is hereby amended by rezoning the above described properties owned by Classic Development, LLC from the current R-3, Multiple-Family Residence District, restricted to single family and 10 units per acre to PUD, Planned Unit Development.

Section 2. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. This ordinance shall be in full force and effect after its passage, approval and publication as provided by law.

PASSED at Ankeny Iowa, this ____, day of _____, 2018.

Gary Lorenz, Mayor

ATTEST:

Pamela DeMouth, City Clerk

**PUBLISHED IN THE
DES MOINES REGISTER
ON THE ____ DAY OF _____, 2018**

**1st Con 02/19/18 (P. Hrg.)
2nd Con _____
3rd Con _____**