



March 23, 2018

Honorable Mayor and City Council
Plan and Zoning Commission
City of Ankeny
410 West 1st Street
Ankeny, Iowa 50023

RECEIVED
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CITY OF ANKENY

RE: ALBAUGH INDUSTRIAL PARK PLAT 9
A REPLAT OF LOT 2, ALBAUGH INDUSTRIAL PARK PLAT 5
POLK COUNTY, IOWA
S&A Project No. 117.1002.01

Dear Honorable Mayor, City Council and Plan and Zoning Commission:

On behalf of DRA Properties, LC, please find accompanying the Final Plat and associated information for the above referenced project. This project is located within rural Polk County but is within the 2-mile review area of the City of Ankeny. The Final Plat illustrates two (2) light industrial lots within the Light Industrial District being created with the splitting and replatting of Lot 2, Albaugh Industrial Park Plat 5.

The property being platted lies within 2 miles of the Ankeny Corporate limits and is subject to City review. The Polk County has an existing 8-inch sanitary sewer on the west side of NE Industry Drive and Des Moines Water Works has an existing 12-inch water main on the east side of the roadway; these utilities supply the sanitary and water service to the subdivision. As requested, we have addressed all items of the Tech Review through plan modification and discussion with Staff.

Please find accompanying the following items:

- Response Letter indicating how each comment was addressed,
- 6 copies of the Final Plat, and
- 1 rolled and 4 folded signed copies of the final plat.

We are anticipating this project being placed on the April 3, 2018 Plan and Zoning Commission agenda in route to a final approval at the April 16, 2018 City Council meeting. If there are additional questions or comments on this project, please contact me at your convenience. Thank you.

Sincerely,

SNYDER AND ASSOCIATES, INC.

Brent K. Culp

Enclosure

cc: Ted Rapp, DRA Properties, LC
File