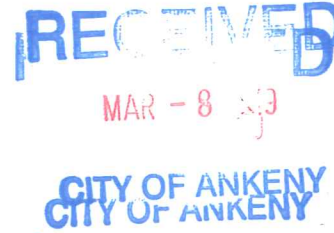




March 8, 2019

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



RE: SITE PLAN - CAMPUS BUSINESS PARK PLAT 1, LOT 4  
117 SE LORENZ DRIVE  
ANKENY, IOWA  
S&A Project No. 118.1193.01

Dear Plan and Zoning Commission Members:

On behalf of MJG Development, LLC, as applicant and owner, please find accompanying the revised Site Plan documents and associated information for the above referenced project. These documents have been prepared in accordance with the City of Ankeny's standards and specifications. We respectfully request the City's review and approval of these documents.

The Site Plan illustrates improvements for an approximate 16,575 square foot building, parking areas and associated improvements on Lot 4 of Campus Business Park Plat 1 being 1.70 acres. Upon approval, construction is proposed this spring with grading operations and installation of the improvements.

As requested, we have addressed all items of the Tech Review through plan modification and discussions with Staff.

Please find accompanying the following items:

- Two (2) copies of the Response Letter indicating how the comments have been addressed,
- Six (6) folded, full sized copies of the Site Plan,
- The NPDES Authorization Notice and SWPPP,
- COSESCO Permit and permit fee of \$200.00,
- One copy each of the Storm Sewer Easement and Exhibit,
- One copy of the Ingress / Egress Easement and Exhibit,
- One signed copy of the Drainage Study, and
- Six (6) half-sized copies of the building elevations.

We anticipate this project being on the March 19, 2019 Plan and Zoning Commission agenda for approval. If additional questions or comments come forth on this project, please contact me at your convenience. Thank you.

Sincerely,  
SNYDER AND ASSOCIATES, INC.

Brent K. Culp

Enclosures

cc: Mark Goldner, MJG Development, LLC (w/ enclosure)  
File