

## **ORDINANCE 1969**

### **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 ROSE MARIE REINHART**

---

**WHEREAS**, the Plan and Zoning Commission of the City of Ankeny, Iowa, held a public hearing and on the 19<sup>th</sup> day of March, 2019 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 Rose Marie Reinhart from the current R-1, One-Family Residence District, to R-3, Multiple-Family Residence District with restrictions.

**WHEREAS**, on the \_\_\_\_ day of \_\_\_\_\_, 2019, after due notice and hearing provided by law, the Council now deems it reasonable and appropriate to rezone the properties described below from the current R-1, One-Family Residence District, to R-3, Multiple-Family Residence District with restrictions.

#### **LEGAL DESCRIPTION:**

##### **Area B, Proposed R-3, Restricted to 10 Units/Acre and no apartments**

A PART OF NORTHWEST QUARTER OF SECTION 11, 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:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 11; THENCE SOUTH 89°44'29" EAST ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER, 1314.33 FEET; THENCE SOUTH 00°24'17" WEST AND ALONG THE WEST LINE OF PARCEL 'E' AS SHOWN ON THE PLAT OF SURVEY RECORDED IN BOOK 10143, PAGE 828, A DISTANCE OF 410.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00°24'17" WEST ALONG THE WEST LINES OF SAID PARCEL 'E', 251.00 FEET TO THE NORTH LINE OF PRAIRIE RIDGE ESTATES, AN OFFICIAL PLAT; THENCE NORTH 89°45'08" WEST ALONG SAID NORTH LINE, 0.71 FEET TO THE NORTH WESTCORNER OF SAID PRAIRIE RIDGE ESTATES; THENCE SOUTH 00°20'37" WEST ALONG THE WEST LINE OF SAID PRAIRIE RIDGE ESTATES, 93.75 FEET; THENCE SOUTH 88°22'32" WEST, 61.66 FEET; THENCE SOUTH 83°28'03" WEST, 53.44 FEET; THENCE SOUTH 78°51'44" WEST, 53.44 FEET; THENCE SOUTH 74°15'24" WEST, 53.44 FEET; THENCE SOUTH 69°39'05" WEST, 53.44 FEET; THENCE SOUTH 65°06'28" WEST, 52.49 FEET; THENCE SOUTH 63°15'38" WEST, 360.20 FEET; THENCE SOUTH 65°20'36" WEST, 40.90 FEET; THENCE SOUTH 69°43'06" WEST, 40.81 FEET; THENCE SOUTH 74°05'22" WEST, 40.81 FEET; THENCE SOUTH 78°27'37" WEST, 40.81 FEET; THENCE SOUTH 82°49'53" WEST, 40.81 FEET; THENCE SOUTH 87°09'11" WEST, 39.88 FEET; THENCE NORTH 89°45'53" WEST, 45.00 FEET; THENCE NORTH 89°38'51" WEST, 337.00 FEET TO THE EAST RIGHT OF WAY LINE OF NW STATE STREET; THENCE NORTH 00°21'09" EAST ALONG SAID EAST RIGHT OF WAY LINE, 568.44 FEET; THENCE SOUTH 89°38'51" EAST, 267.00 FEET; THENCE NORTHEASTERLY ALONG A CURVE CONCAVE NORTHWESTERLY WHOSE RADIUS IS 333.00 FEET, WHOSE ARC LENGTH IS 500.12 FEET AND WHOSE CHORD BEARS NORTH 47°19'39" EAST, 454.42 FEET; THENCE SOUTH 89°44'30" EAST, 654.82 FEET TO THE POINT OF BEGINNING AND CONTAINING 18.42 ACRES (802,504 SQUARE FEET). THE PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

#### **LAYMAN'S DESCRIPTION:**

18.4 acres of land located at the southeast corner of NW State Street and NW 36th Street

**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 Rose Marie Reinhart from the current R-1, One-Family Residence District, to R-3, Multiple-Family Residence District restricted to 10 Units/Acre, and no apartments.

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 \_\_\_\_\_, 2019.

\_\_\_\_\_  
Gary Lorenz, Mayor

ATTEST:

\_\_\_\_\_  
Debra M. Arend, Interim City Clerk

**PUBLISHED IN THE  
DES MOINES REGISTER  
ON THE \_\_\_\_DAY OF \_\_\_\_\_, 2019**

**1<sup>st</sup> Con 04/15/19 (P. Hrg.)**  
**2<sup>nd</sup> Con \_\_\_\_\_**  
**3<sup>rd</sup> Con \_\_\_\_\_**