

Meeting Minutes

Plan & Zoning Commission Meeting

Tuesday, April 2, 2019
Ankeny City Hall – City Council Chambers
410 W. First Street, Ankeny, Iowa

CALL TO ORDER

Chair L.West called the April 2, 2019 meeting of the Plan & Zoning Commission to order at 6:40 p.m.

ROLL CALL

Members present: L.Anderson, C.Ender, T.Flack, G.Hunter, A.Renaud, T.Ripper and L.West. Staff present: E.Jensen, E.Carstens, D.Gervais, K.Gorman, B.Fuglsang

PUBLIC HEARINGS

Item #8. Loren and Younghee Steenhoek and Panama Transfer request to rezone property from R-1, Single-Family Residential District to M-1, Light Industrial District with use restrictions.

Chair L.West opened the public hearing.

D.Gervais reported that Loren and Younghee Steenhoek are the current property owners of 5.12-acres of land generally located west of SE Delaware Avenue and south of SE 54th Street. She shared that there is a purchase agreement in place for Panama Transfer to acquire the property. D.Gervais stated the ownership of Panama Transfer is requesting to change the zoning from R-1, One-Family Residence District to M-1, Light Industrial District, with use restrictions. She shared that this is the same zoning and use restrictions approved in 2012, 2013, and 2018 for the Toro, Chapman, and Roger Bauer properties immediately to the east and south. D.Gervais stated the Land Use Classification for this area, as identified in the Comprehensive Plan, is Light Industrial and the proposed zoning is consistent with the Comprehensive Plan. She said the property owner has submitted the required rezoning petition owner signatures. Staff will present a complete staff report at the next Plan and Zoning Commission meeting on April 16, 2019.

Kevin Puhl, DGR Engineering, 1605 N Ankeny Boulevard, Suite 100, on behalf of the applicant, Panama Transfer, Inc. and Loren and Younghee Steenhoek. He commented that he would answer any questions the Commission may have.

The Commission had no further questions.

There was no one in the audience to speak for or against the request.

G.Hunter commented that this request would eliminate a zoning island.

Motion by T.Flack to close the public hearing, and receive and file documents. Second by C.Ender. All voted aye. Motion carried 7 – 0.

Meeting Minutes

Plan & Zoning Commission Meeting

Tuesday, April 16, 2019
Ankeny City Hall – City Council Chambers
410 W. First Street, Ankeny, Iowa

CALL TO ORDER

Chair L.West called the April 16, 2019 meeting of the Plan & Zoning Commission to order at 6:30 p.m.

ROLL CALL

Members present: L.Anderson, T.Flack, G.Hunter, A.Renaud, T.Ripper and L.West. Absent: C.Ender. Staff present: E.Jensen, D.Silverthorn, K.Gorman, B.Fuglsang

BUSINESS ITEMS

Item #4. Loren and Younghee Steenhoek / Panama Transfer request to rezone property from R-1, One-Family Residential District to M-1, Light Industrial District with use restrictions.

E.Jensen reported that the request is to rezone 5.12-acres of land owned by Loren and Younghee Steenhoek / Panama Transfer from R-1, One-Family Residence District to M-1, Light Industrial District with use restrictions. The property is located west of SE Delaware Avenue and south of SE 54th Street. He stated that this is the same zoning and use restrictions approved for the Toro, Chapman, and Roger Bauer properties immediately to the east and south. He shared that there were no comments from the public and there were no questions from Commission members at the public hearing on April 2, 2019. E.Jensen stated that staff is recommending that the Plan and Zoning Commission recommend City Council approval of the request to rezone property owned by Loren and Younghee Steenhoek / Panama Transfer from R-1, One-Family Residence District to M-1, Light Industrial District with use restrictions.

There was no discussion by the Commission.

Motion by T.Flack to recommend City Council approval of the request to rezone property owned by Loren and Younghee Steenhoek / Panama Transfer from R-1, One-Family Residential District, to M-1 Light Industrial District with use restrictions. Second by G.Hunter. All voted aye. Motion carried 6 – 0.