



CIVIL DESIGN ADVANTAGE L.L.C.

ENGINEERS, LANDSCAPE ARCHITECTS, PLANNERS & SURVEYORS

May 17, 2019

Honorable Mayor, City Council and Plan & Zoning Commission  
c/o Derek Silverthorn  
City of Ankeny  
220 W. First Street  
Ankeny, Iowa 50021

RE: Lot 1, Oralabor Plaza Plat 7 – Ankeny Pizza Ranch  
Easement Vacation Request

Dear Honorable Mayor, City Council Members and Plan & Zoning Commission;

On behalf of Ankeny Pizza Ranch, LLC, we would like to respectfully request vacation of a portion of a 25-foot ingress-egress easement located along the west portion of Lot 1, Oralabor Plaza Plat 7. The purpose of the vacation request is to allow construction of a 2,800 sf building addition on the west side of the existing Pizza Ranch. The west parking area and drive aisle is being modified and will accommodate a one-way 15-foot ingress-egress easement.

Enclosed is a completed Easement Vacation & Conveyance Application, Fee and Easement Vacation Exhibit. We appreciate your review and consideration of this request.

Sincerely,

CIVIL DESIGN ADVANTAGE, LLC

Brad Kuehl, Project Manager

cc: Russ Weis, Ankeny Pizza Ranch LLC  
Enclosures