



CIVIL DESIGN ADVANTAGE L.L.C.

ENGINEERS, LANDSCAPE ARCHITECTS,
PLANNERS & SURVEYORS

February 1, 2019

Honorable Mayor and City Council
c/o Eric Carstens
City of Ankeny
Planning & Building Department
220 West 1st Street
Ankeny, Iowa 50021

RE: Aspen Ridge Estates Rezoning

Honorable Mayor and City Council;

On behalf of Rose Marie Reinhart and Diamond Development, we submit herewith the following rezoning request to rezone approximately 59.41 acres located at the southeast corner of the intersection of NW State Street and NW 36th Street. The existing zoning on the property is R-1 One Family Residential and we are requesting to rezone 18.42 acres to R-3 Multiple-Family Residence District, 27.20 acres to R-3 Multiple-Family Residence District with restrictions to only allow one-family and two-family dwellings and 13.79 acres to C-1 Neighborhood Retail Commercial District. Please accept this submittal for the next available Planning & Zoning and City Council meetings. Let me know if you have any questions or require any further information to complete your review. Thanks.

Sincerely,

CIVIL DESIGN ADVANTAGE, LLC

Erin K. Ollendike, P.E.