

ORDINANCE NO. 14,275

AN ORDINANCE to amend the Official Zoning Map of the City of Des Moines, Iowa, set forth in Section 134-277 of the Municipal Code of the City of Des Moines, Iowa, 2000, by rezoning and changing the district classification of certain property located in the vicinity of 705 SE 6th Street from the "R1-60" One Family, Low-Density Residential District to a Limited "M-1" Light Industrial District classification.

Be It Ordained by the City Council of the City of Des Moines, Iowa:

Section 1. That the Official Zoning Map of the City of Des Moines, Iowa, set forth in Section 134-277 of the Municipal Code of the City of Des Moines, Iowa, 2000, be and the same is hereby amended by rezoning and changing the district classification of certain property located in the vicinity of 705 SE 6th Street, more fully described as follows, from the "R1-60" One Family, Low-Density Residential District to a Limited "M-1" Light Industrial District classification:

Lots 2, 3, 4 and 5, Block 59, Town of De Moine, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa (herein the "Property").

Sec. 2. That this ordinance and the zoning granted by the terms hereof are subject to the following imposed additional conditions which have been agreed to and accepted by execution of an Acceptance of Rezoning Ordinance by all owners of said property and are binding upon the owners and their successors, heirs, and assigns as follows:

A. Only the following uses of structures and land shall be permitted upon the property:

(1) Any use allowed in and as restricted in the "C-1" Neighborhood Retail Commercial District.

(2) Offices and testing laboratory.

B. Landscaping shall be provided in accordance the site plan landscape policies applicable to development within the "C-1" District.

C. The design of any building upon the Property shall be subject to review and approval by the Community Development Director as being residential in character.

D. All equipment and materials shall be stored indoors with the exception of no more than two mobile drill rigs and related

equipment. The outdoor area used for parking and the storage of the mobile drill rigs and related equipment shall meet the screening and separation standards applicable to an outdoor storage area. All company vehicles parked on the Property shall be parked within the screened parking area.

Sec. 3. This ordinance shall be in full force and effect from and after its passage and publication as provided by law.

Sec. 4. That the City Clerk is hereby authorized and directed to cause certified copies of the vicinity map, this ordinance, proof of publication of this ordinance, and the Acceptance of Rezoning Ordinance signed by all owners of the Property, to be properly filed in the office of the County Recorder of the county in which the Property is located.

FORM APPROVED:

Roger K. Brown, Assistant City Attorney

Chris Coleman, Mayor Pro Tem

Attest:

I, Diane Rauh, City Clerk of the City of Des Moines, Iowa, hereby certify that the above and foregoing is a true copy of an ordinance (Roll Call No. 03-2128 ), passed by the City Council of said City at a meeting held September 8, 2003 signed by the Mayor Pro Tem on September 8, 2003 and published as provided by law in the Business Record on September 22, 2003. Authorized by Publication Order No. 3882.

Diane Rauh, City Clerk