

ORDINANCE NO. 15,384

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 1801 Hickman Road from the "C-0" Commercial Residential District, "R-3" Multiple Family Residential District, and "FW" Floodway District to "PUD" Planned Unit Development 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 1801 Hickman Road, more fully described as follows, from the "C-0" Commercial Residential District, "R-3" Multiple Family Residential District, and "FW" Floodway District to "PUD" Planned Unit Development District classification:

THAT PART OF THE NORTH 650.00 FEET OF THE SOUTH 700.00 FEET OF LOTS 13 AND 14 IN THE OFFICIAL PLAT OF GOVERNMENT LOTS 4 AND 5 IN SECTION 27, TOWNSHIP 79 NORTH, RANGE 24 WEST OF THE 5TH P.M., DES MOINES, POLK COUNTY, IOWA; AND A PORTION OF LOT 17, AND EXCEPT THE SOUTH 50.00 FEET, LOTS 18 AND 19 ALL IN THE OFFICIAL PLAT OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, AND GOVERNMENT LOTS 3, 4, 5 AND 6 IN SECTION 28, TOWNSHIP 79 NORTH, RANGE 24 WEST OF THE 5TH P.M., DES MOINES, POLK COUNTY, IOWA; ALL OF WHICH IS MORE ACCURATELY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 27, TOWNSHIP 79 NORTH, RANGE 24 WEST OF THE 5<sup>TH</sup> P.M., DES MOINES, POLK COUNTY, IOWA, SAID POINT BEING THE SOUTHWEST CORNER OF LOT 14 IN THE OFFICIAL PLAT OF GOVERNMENT LOTS 4 AND 5 IN SECTION 27, TOWNSHIP 79 NORTH, RANGE 24 WEST, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SECTION 28, TOWNSHIP 79 NORTH, RANGE 24 WEST OF THE 5TH P.M., DES MOINES, POLK COUNTY, IOWA, SAID POINT BEING THE SOUTHEAST CORNER OF LOT 18 IN THE OFFICIAL PLAT OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 AND GOVERNMENT LOTS 3, 4, 5 AND 6 IN SECTION 28, TOWNSHIP 79 NORTH, RANGE 24 WEST; THENCE NORTH 01°00'42" WEST ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 27, SAID LINE BEING THE WEST LINE OF SAID LOT 14, SAID LINE ALSO BEING THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 28, SAID LINE BEING THE EAST LINE OF SAID LOT 18, 50.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF HICKMAN ROAD. AS IT IS PRESENTLY ESTABLISHED, AND TO THE POINT OF BEGINNING; THENCE NORTH 89°47'17" WEST ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID HICKMAN ROAD, PARALLEL WITH AND 50.00 FEET NORTH OF THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 28, SAID LINE BEING PARALLEL WITH AND 50.00 FEET NORTH OF THE SOUTH LINE OF LOTS 18 AND 19, ALL IN SAID OFFICIAL PLAT OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 AND GOVERNMENT LOTS 3, 4, 5, AND 6 IN SECTION 28, TOWNSHIP 79 NORTH, RANGE 24

WEST, A DISTANCE OF 571.97 FEET; THENCE NORTH 00°00'00" EAST, A DISTANCE OF 19.82 FEET; THENCE NORTH 17°56'16" EAST, A DISTANCE OF 162.19 FEET; THENCE NORTH 00°00'00" EAST, A DISTANCE OF 170.90 FEET; THENCE NORTH 20°17'17" EAST, 118.19 FEET; THENCE SOUTH 77°10'14" EAST, 111.36 FEET; THENCE NORTH 27°26'02" EAST, A DISTANCE OF 121.43 FEET; THENCE NORTH 90°00'00" EAST, A DISTANCE OF 1046.04 FEET TO A POINT ON THE EAST LINE OF SAID LOT 13; THENCE SOUTH 01°00'55" EAST ALONG THE EAST LINE OF SAID LOT 13, A DISTANCE OF 545.08 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SAID HICKMAN ROAD, SAID POINT BEING 50.00 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 13, SAID POINT ALSO BEING 50.00 FEET NORTH OF THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 27; THENCE NORTH 89°41'37" WEST, PARALLEL WITH AND 50.00 FEET NORTH OF THE SOUTH LINE OF SAID LOTS 13 AND 14, SAID LINE ALSO BEING THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 739.20 FEET TO THE POINT OF BEGINNING.  
SAID TRACT OF LAND BEING SUBJECT TO AND TOGETHER WITH ANY AND ALL EASEMENTS OF RECORD.  
SAID TRACT OF LAND CONTAINS 15.301 ACRES MORE OR LESS.

Sec. 2. This ordinance shall be in full force and effect from and after its passage and publication as provided by law.

Sec. 3. That the City Clerk is hereby authorized and directed to cause certified copies of this ordinance, vicinity map and proof of publication of this ordinance to be properly filed in the office of the County Recorder of the county in which the subject property is located.

FORM APPROVED:

Glenna K. Frank, Assistant City Attorney

T. M. Franklin Cownie, Mayor

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. 15-1191), passed by the City Council of said City at a meeting held July 13, 2015 signed by the Mayor on July 13, 2015 and published and provided by law in the Business Record on July 31, 2015. Authorized by Publication Order No. 9203.

Diane Rauh, City Clerk