

ORDINANCE NO. 15,738

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 1900, 1904, 1912 and 1914 Southwest 1st Street from the “R-3” Multiple-Family Residential District to Limited “D-R” Downtown Riverfront 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 1900, 1904, 1912 and 1914 Southwest 1st Street, more fully described as follows, from the “R-3” Multiple-Family Residential District to Limited “D-R” Downtown Riverfront District classification:

LOTS 3 AND 4 IN BLOCK 5 VAN’S ADDITION TO SOUTH DES MOINES,
AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF
THE CITY OF DES MOINES, POLK COUNTY, IOWA

Section 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:

- (1) Tavern and Nightclub uses shall be prohibited on the Property.
- (2) The total number of residential units developed on the Property shall not exceed 40 units per acre.
- (3) Any redevelopment of the Property shall conform to any Building Codes and Site Plan regulations including design guidelines reviewed by the Plan and Zoning Commission in “D-R” Districts, and shall be subject to issuance of all necessary permits by the Permit and Development Center.

(4) Any redevelopment of the Property for multiple-family residential shall conform to Site Plan design guidelines for multiple-family dwellings reviewed by the Plan and Zoning Commission.

(5) Any redevelopment of the Property shall require the full urban cross section reconstruction of all adjoining portions of Southwest 1st Street, along with any contiguous segment of public street providing a route to an access for any developed off-street parking on the Property.

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

Section 4. That the City Clerk is hereby authorized and directed to cause certified copies of the Acceptance of Rezoning Ordinance, 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. 19-0080), passed by the City Council of said City at a meeting held January 14, 2019 signed by the Mayor on January 14, 2019 and published and provided by law in the Business Record on February 1, 2019. Authorized by Publication Order No. 10602.

Diane Rauh, City Clerk