



Roll Call Number

.....

Agenda Item Number

31

Date March 7, 2022

RESOLUTION SETTING HEARING ON A REQUEST FROM MARK LILE AND KAREN LILE TO AMEND THE PLANDSM FUTURE LAND USE DESIGNATION AND TO REZONE PROPERTY LOCATED AT 1100 ARMY POST ROAD

WHEREAS, the City Plan and Zoning Commission has advised that at a public hearing held on February 17, 2022, its members voted 12-0 in support of a motion to recommend **DENIAL** of a request from Mark Lile and Karen Lile (Owners) to amend the PlanDSM: Creating Our Tomorrow future land use designation for real property located at 1100 Army Post Road (“Property”) from Community Mixed Use to Industrial to allow rezoning to ‘I1’ Industrial District to allow use of the property for outdoor storage; and

WHEREAS, the City Plan and Zoning Commission has advised that at a public hearing held on February 17, 2022, its members voted 12-0 in support of a motion to recommend **DENIAL** of a request to rezone Property located 1100 Army Post Road from ‘RX1’ Mixed Use District to ‘I1’ Industrial; and

WHEREAS, the Property is legally described as follows:

THE EAST 50 FEET OF THE NORTH 164 FEET (EXCEPT THE NORTH 10 FEET THEREOF) OF LOT 13 IN BLOCK 1 IN RODGERS PLACE, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Des Moines, Iowa, as follows:

1. That the attached communication from the Plan and Zoning Commission is hereby received and filed.
2. That the meeting of the City Council at which the proposed land use plan amendment and rezoning is to be considered, and at which time the City Council will hear both those who oppose and those who favor the proposal, shall be held at 5:00 p.m. on March 21, 2022, at the Council Chambers, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa.
3. That the City Clerk is hereby authorized and directed to cause notice of said proposal in the accompanying form to be given by publication once, not less than seven (7) days and not more than twenty (20) days before the date of hearing, all as specified in Section 362.3 and Section 414.4 of the Iowa Code.

 **Roll Call Number**

.....

Agenda Item Number

31

Date March 7, 2022

MOVED BY _____ TO ADOPT- SECONDED BY _____.

APPROVED AS TO FORM:



Judy K. Parks-Kruse
Assistant City Attorney

(ZONG-2022-000004)
(ZONG-2022-000001)

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
BOESEN				
GATTO				
SHEUMAKER				
MANDELBAUM				
VOSS				
WESTERGAARD				
TOTAL				

MOTION CARRIED

APPROVED

Mayor

CERTIFICATE

I, P. Kay Cmelik, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

City Clerk

Date March 7, 2022

Agenda Item 31

Roll Call # _____

February 22, 2022

Communication from the City Plan and Zoning Commission advising that at their February 17, 2022 meeting, the following action was taken regarding a request from Mark Lile & Karen Lile (owners) to rezone property located at 1100 Army Post Road from "RX1" Mixed Use District to "I1" Industrial District, to allow use of the property for outdoor storage.

COMMISSION RECOMMENDATION:

After public hearing, the members voted 12-0 as follows:

Commission Action:	Yes	Nays	Pass	Absent
Francis Boggus	X			
Leah Rudolphi	X			
Dory Briles	X			
Abby Chungath	X			
Kayla Berkson	X			
Chris Draper	X			
Jann Freed	X			
Todd Garner				X
Johnny Alcivar				X
Lisa Howard	X			
Carolyn Jenison	X			
William Page	X			
Andrew Lorentzen	X			
Greg Wattier				X
Emily Webb	X			

APPROVAL of Part A) The requested rezoning be found **not** in conformance with the existing PlanDSM future land use designation of Community Mixed Use.

Part B) **Denial** of the requested amendment to the PlanDSM Creating Our Tomorrow Plan to revise the future land use classification from Community Mixed Use to Industrial, since the Industrial designation should be focused in areas of the City that are already designated for those types of uses and not within areas that comprise primarily small-scale commercial and residential uses.

Part C) **Denial** of the requested rezoning from “RX1” Mixed Use District to “I1” Industrial District, since the “I1” District is not in conformance with the existing PlanDSM Future land use designation of Community Mixed Use. (ZONG-2022-000001)

Written Responses

1 in Favor

0 in opposition

STAFF RECOMMENDATION TO THE P&Z COMMISSION

Part A) Staff recommends that the requested rezoning be found not in conformance with the existing PlanDSM future land use designation of Community Mixed Use.

Part B) Staff recommends denial of the requested amendment to the PlanDSM Creating Our Tomorrow Plan to revise the future land use classification from Community Mixed Use to Industrial, since the Industrial designation should be focused in areas of the City that are already designated for those types of uses and not within areas that comprise primarily small-scale commercial and residential uses.

Part C) Staff recommends denial of the requested rezoning from “RX1” Mixed Use District to “I1” Industrial District, since the “I1” District is not in conformance with the existing PlanDSM Future land use designation of Community Mixed Use.

STAFF REPORT TO THE PLANNING COMMISSION

I. GENERAL INFORMATION

1. **Purpose of Request:** The rezoning is being requested to allow outdoor storage of equipment and trailers within the property. The City’s Zoning Ordinance only allows outdoor storage to be located within an “I1” Industrial District or “I2” Industrial District.
2. **Size of Site:** 50 feet by 154 feet (7,700 square feet).
3. **Existing Zoning (site):** “RX1” Mixed-Use District.
4. **Existing Land Use (site):** The subject property contains two garages and a continuous paved driveway fronting Southwest 11th Street. There is no access to the property from Army Post Road. The area to the south of the garages is fenced off and currently used for outdoor storage.
5. **Adjacent Land Use and Zoning:**

North – “RX1”; Use is a strip commercial center, with retail, restaurant, and bar uses.
South – “N3b”; Uses are single-household residential.
East – “RX1”; Use is a repair and maintenance shop.
West – “RX1”; Use is an office use.

6. **General Neighborhood/Area Land Uses:** The subject property is located on the southwest corner of Army Post Road and Southwest 11th Street. The uses immediately adjacent to the Army Post Road corridor are generally commercial in nature with one-household residential uses to the south.
7. **Applicable Recognized Neighborhood(s):** The subject property is located within 250 feet of the Watrous South Neighborhood Association. All neighborhoods were notified of the public hearing by mailing of the Preliminary Agenda on January 28, 2022. Additionally, separate notifications of the hearing for this specific item were mailed on January 28, 2022 (20 days prior to the hearing) and February 7, 2022 (10 days prior to the hearing) to the primary titleholder on file with the Polk County Assessor for each property within 250 feet of the site. Additionally, a Final Agenda for the hearing will be mailed to all recognized neighborhoods on February 11, 2022.

All agendas and notices are mailed to the primary contact(s) designated by the recognized neighborhood association to the City of Des Moines Neighborhood Services Department The Watrous South Neighborhood Association mailings were sent to James Spiller, PO Box 35845, Des Moines, IA 50315.

The applicant will provide a summary of the neighborhood meeting at the public hearing.

8. **Relevant Zoning History:** On November 10, 2021, the applicant was sent a Notice of Violation, which states the following: *Upon inspection there was found to be inoperable, unsafe, and/or unlicensed vehicle(s), vehicular component parts, and/or miscellaneous junk and debris stored outside.* The applicant subsequently applied for a rezoning in order to mitigate the violation.
9. **PlanDSM: Creating Our Tomorrow Plan Land Use Plan Designation: Community Mixed Use.**
10. **Applicable Regulations:** Taking into consideration the criteria set forth in Chapter 18B of the Iowa Code, the Commission reviews all proposals to amend zoning boundaries or regulations within the City of Des Moines. Such amendments must be in conformance with the comprehensive plan for the City and designed to meet the criteria in 414.3 of the Iowa Code. The Commission may make recommendations to the City Council on conditions to be made in addition to the existing regulations so long as the subject property owner agrees to them in writing. The recommendation of the Commission will be forwarded to the City Council.

II. ADDITIONAL APPLICABLE INFORMATION

1. **PlanDSM Creating Our Tomorrow:** The subject property is designated as "Community Mixed Use" on the Future Land Use Map and also located within a "Community Node" centered at the intersection of Army Post Road and Southwest 9th Street. PlanDSM describes these designations as follows:

COMMUNITY MIXED USE

Small- to medium-scale mixed use development, located on high capacity transit corridors or at the intersection of transportation corridors. Community mixed use areas

include both a mix of medium density residential and a mix of retail and service establishments designed to attract customers from a large service area encompassing multiple neighborhoods and may include specialty retail that attracts regional customers.

COMMUNITY NODE

Mid-sized centers providing a range of daily needs and specialized services within a larger neighborhood context. Consist of a mix of housing, retail and offices serving a larger population and geographical area than a neighborhood node. May include a shopping district including a grocery and drug store. Residential development including medium and high densities may occur.

The proposed "I1" District zoning requires the "Industrial" designation on the Future Land Use Map in order to find the proposed rezoning in conformance with PlanDSM and will require the Future Land Use Map to be amended to the "Industrial" designation which is currently designated as Community Mixed Use.

Industrial is described as follows:

INDUSTRIAL

Accommodates industrial development and limited supporting commercial uses. Development in this classification could have a large impact on adjoining properties and the environment which would need to be mitigated.

The Zoning Ordinance states that "I1" Industrial District is intended for general industrial uses, warehousing, and transportation terminals." Building types allowed in this district include the Storefront, Commercial Cottage, General Building, Workshop/Warehouse, Civic Building and Principal-Use Parking Structure.

The applicant has proposed the "I1" Industrial District in order to continue to do outdoor storage of small business equipment at the site, which are activities that are defined under the Zoning Ordinance as Equipment & Material Storage, Outdoor use.

Staff believes that industrial development should be focused in areas of the City that are already designated for those types of uses. The subject property is located along Army Post Road in an area that is primarily small scale commercial and retail uses that back up to residential uses. Accommodating industrial uses could have a large impact on adjoining properties and the environment. Furthermore, the property is surrounded to the immediate south and to the north of Army Post Road by predominantly Low Density Residential on the Future Land Use Map, thereby not being compatible to the character and industrial uses in the area.

Should the rezoning be denied, the applicant would have up to one (1) year following that denial to seek a Use Variance from the Zoning Board of Adjustment to allow use of the property for a specific commercial use. Such a Use Variance would not require an amendment to the PlanDSM Creating Our Tomorrow future land use plan.

- 2. Planning and Design Ordinance:** Any development must comply with all applicable site plan and design regulations of the Planning and Design Ordinance. Should the rezoning be approved, the applicant would be required to prepare a Site Plan and

building elevations for any proposed additions or modifications for review before the property can be occupied by the proposed use.

- 3. Grading & Storm Water Management:** Any grading is subject to an approved grading permit and soil erosion control plan, as well as a Stormwater Pollution Protection Plan (SWPPP) approved by the Iowa DNR. Tree removal and mitigation calculations must be submitted with any site plan in accordance with Section 42-550 of the Municipal Code.

SUMMARY OF DISCUSSION

Sreyoshi Chakraborty presented the staff report and recommendation.

Chris Draper asked if the property is rezoned to industrial, would inoperable cars and parts be allowed to be stored onsite.

Sreyoshi Chakraborty stated outdoor storage is only allowed in I1 or I2 industrial districts so the owner could legally have outdoor storage.

Chris Draper asked if the inoperability is out the window at the point its zoned industrial.

Jason Van Essen stated there is a fine line between a junkyard and outdoor storage. What was stated in the staff report was quoted from a section of city code that is used in the neighborhood enforcement division.

Abby Chungath asked if there are specification around fence types for outdoor storage.

Jason Van Essen stated there are outdoor storage performance measures. If this was approved, the applicant would need to provide a site plan and bring the site into conformance.

Abby Chungath stated in regard to the material of the fence, could it be chain link.

Jason Van Essen stated it would need to be a solid material to buffer from the residential use.

Abby Chungath asked if that would still apply if the applicant sought a use variance.

Jason Van Essen stated conditions of a use variance could be negotiated.

Andrew Lorentzen asked in relation to this property, where is the nearest I1 zoning.

Jason Van Essen stated it would be a long ways away.

Emily Webb asked if the applicant could have outdoor storage if he was to seek a use variance.

Sreyoshi Chakraborty stated if the Zoning Board of Adjustment was to grant the use variance, yes.

Jason Van Essen stated the applicant would need to demonstrate financial hardship to be allowed a use variance.

Mark Lile, 1100 Army Post Road stated he has owned the property for 5 years and wouldn't be building or changing anything from what he is currently doing. The neighbors he was able to speak with have no problem with the outdoor storage as everything is in good working condition, no junk has or will be stored.

Chris Draper asked how he arrived at making a request for rezoning.

Mark Lile stated he received notice of violation from the city for outside storage and signage issues.

Chris Draper asked if he was advised to seek a rezoning rather than a use variance.

Jason Van Essen stated you cannot seek a use variance until denied a rezoning.

Will Page asked for staff to explain the use variance.

Jason Van Essen stated the applicant doesn't have legal nonconforming rights or grandfathering rights for outdoor storage. A violation was issued from the neighborhood enforcement division and this rezoning process is an option to rectify the violation. City Council would ultimately decide to rezone the property with a recommendation from the Plan and Zoning Commission. Zoning runs with the land so if he were to sale the property, that next owner would acquire the same zoning designation.

Mark Lile stated he was told zoning conditions could be recommended.

Jason Van Essen stated the Plan and Zoning Commission has the ability to recommend zoning conditions that the owner and ultimately the City Council would need to agree with. The other option would be a use variance, which would allow you relief from the current zoning, without completely rezoning the property. A use variance can have a lot of limitations, such as a particular use or timeframe.

Judy Parks-Kruse stated a use variance is almost never allowed due to the stipulations set by state and city code. The Zoning Board of Adjustment must find that a piece of land could not be used for anything else. This is why applicants need to be denied rezoning before seeking a use variance.

Emily Webb asked if this rezoning was approved, the applicant would need to replace the existing fence.

Jason Van Essen stated the next step would be submitting a site plan that would bring the site into conformance with the new use.

CHAIRPERSON OPENED THE PUBLIC HEARING

Carol Maher, 701 Polk Blvd stated within Chapter 135 it states the fence would need to be screened, have a 25-foot setback from the street, 10-foot setback from all lot lines and has to be paved.

Mark Lile stated he is aware of the struggles he will have to bring the site into compliance if approved the rezoning tonight.

CHAIRPERSON CLOSED THE PUBLIC HEARING

Chris Draper stated he would like to approve staff recommendation as it would open up negotiations for a use variance that would provide meaningful operation to continue rather than changing this small piece of property to an industrial use.

COMMISSION ACTION:

Chris Draper made a motion for:

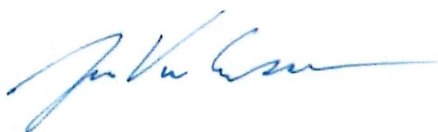
Part A) The requested rezoning be found not in conformance with the existing PlanDSM future land use designation of Community Mixed Use.

Part B) Denial of the requested amendment to the PlanDSM Creating Our Tomorrow Plan to revise the future land use classification from Community Mixed Use to Industrial, since the Industrial designation should be focused in areas of the City that are already designated for those types of uses and not within areas that comprise primarily small-scale commercial and residential uses.

Part C) Denial of the requested rezoning from "RX1" Mixed Use District to "I1" Industrial District, since the "I1" District is not in conformance with the existing PlanDSM Future land use designation of Community Mixed Use.

Motion passed: 12-0

Respectfully submitted,

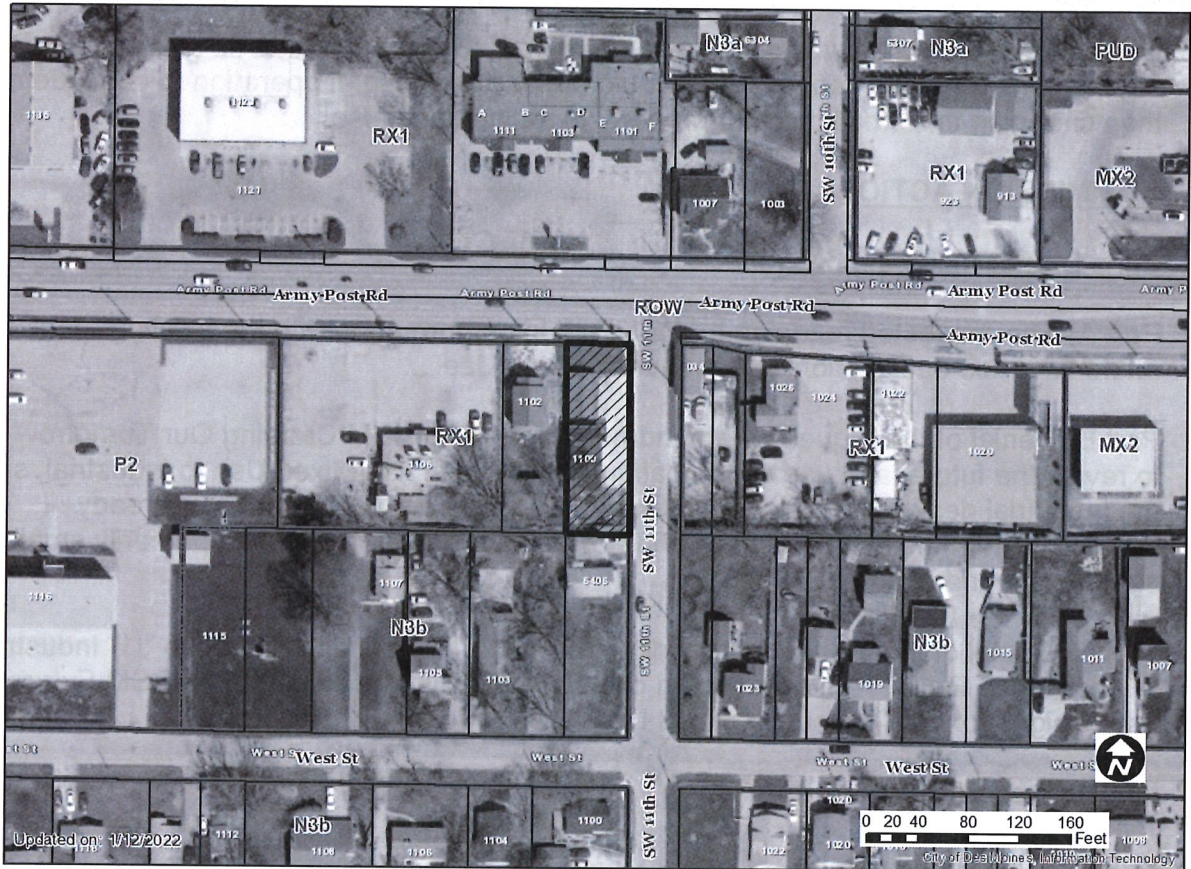


Jason Van Essen, AICP
Planning & Urban Design Administrator

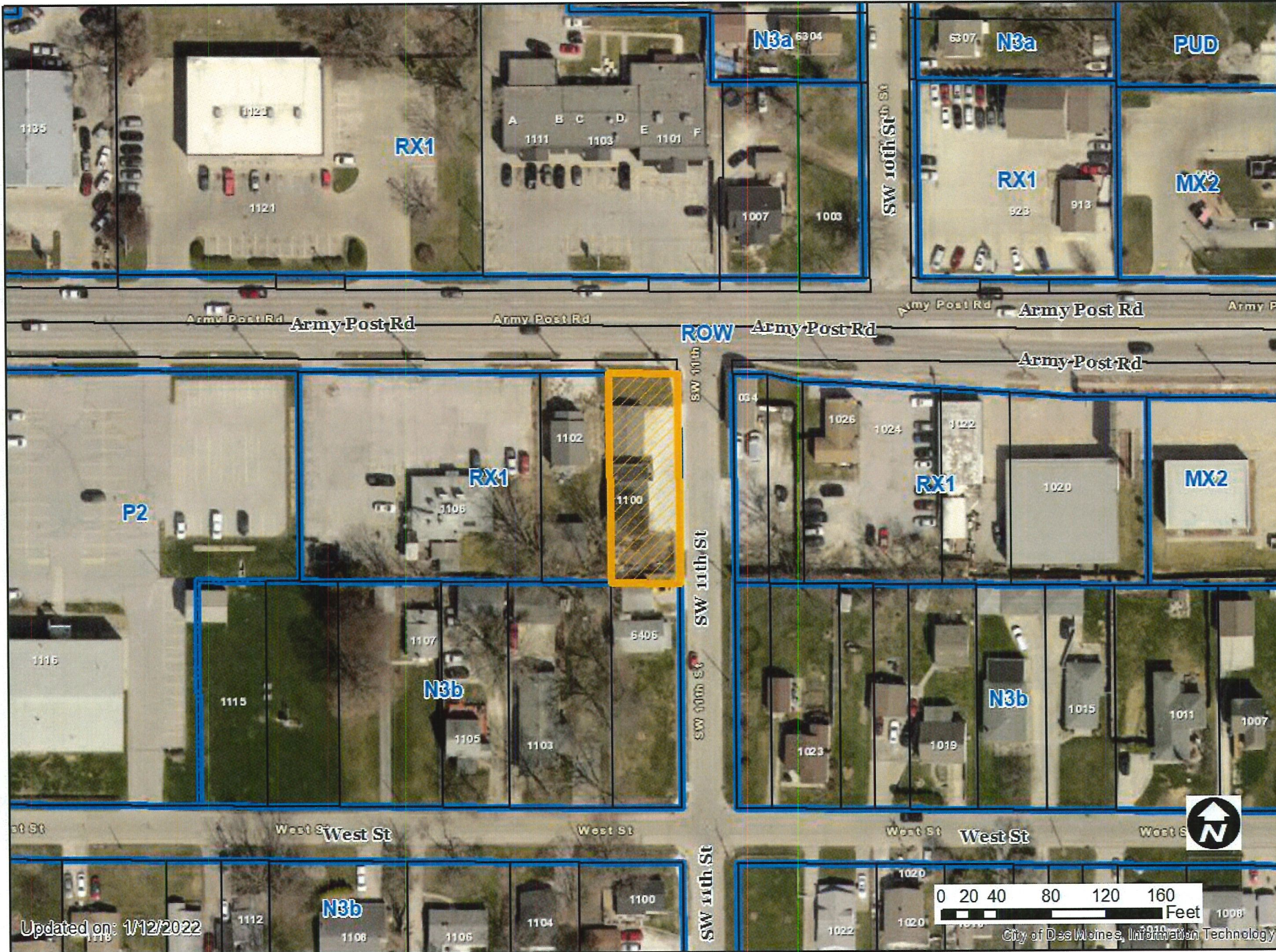
JMV:tjh

Mark & Karen Lile, 1100 Army Post Road

ZONG-2022-000001



1 inch = 93 feet



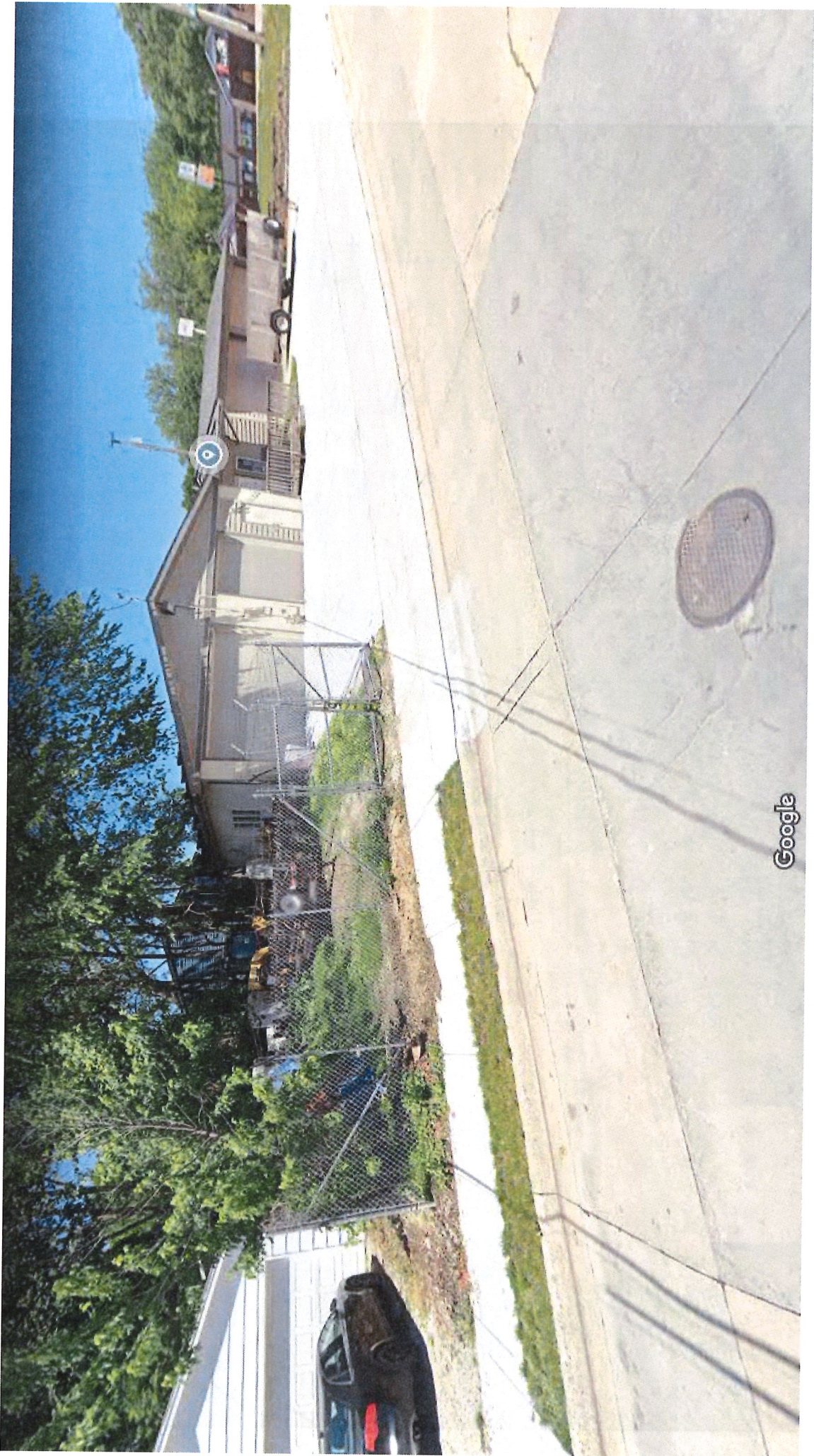
Updated on: 1/12/2022

0 20 40 80 120 160 Feet

City of Des Moines, Information Technology

1 inch = 93 feet

12



Google



Iowa
Changer
Services
1000 Army Post Rd
515-371-4931

LENNOX

SW 11th St

IOWA LOCK
LOCK SERVICE



Iowa
Changer
Services
1100 Army Post Rd
515-371-4931

LENNOX

SW 11th St

1100

1100





Archived: Wednesday, February 16, 2022 3:20:33 PM

From: [karen life](#)

Mail received time: Tue, 8 Feb 2022 02:35:55

Sent: Mon, 7 Feb 2022 20:35:35

To: [Chakraborty, Sreyoshi](#)

Subject: Re: 1100 Army Post Rezoning

Importance: Normal

Sensitivity: None

Attachments:

[image001.png](#)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Neighborhood Meeting Summary

Attached is the letter we mailed out for our neighborhood rezoning meeting. We had 2 addresses represented with 3 people (in person, no emails or phone calls). One was concerned with the process of rezoning (as he is also having to go to rezoning for his property) but had no concerns about our rezoning request. The other two were confused with another piece of property that went to rezoning on February 3, 2022. We explained what we were trying to do with the outside storage and trailer parking. They did not care about the outside storage or trailer parking because they have 3 trailers on their property as well.

I did talk to Des Moines Heating and Cooling. Craig said he didn't care what we do on our property.

I did talk to the neighbor to the South. Konner, he used to work for me, and he also does not care about the outside storage or trailers. We also talked about the property line and what he wanted to do in the spring on his property.

I went to the Watrous South Neighborhood meeting in January. Talked to Mitch Harris about the rezoning of my property and he had no concerns about it. He was going to send you an email, his phone number is 515-565-4567.

At the neighborhood meeting I spoke with SuAnn Donovan. Explained what was going on with the rezoning. We talked about 10 minutes. She told me she was going to check into it. I gave her my email and phone number. I have not heard back from her. I reach out to her one more time with no return response.

I cannot find the Deed to the property, I called Polk County for the legal description, and this is what they sent.

Archived: Wednesday, February 16, 2022 3:20:38 PM
From: [Watrous South Neighborhood Association](#)
Mail received time: Tue, 8 Feb 2022 13:20:32
Sent: Tue, 8 Feb 2022 13:20:25
To: [Drost, Bert A.](#), [Chakraborty, Sreyoshi](#)
Subject: 1100 Army Post Road - request for zoning change
Importance: Normal
Sensitivity: None

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning,

I wanted to let you both know that we have been in contact with Mark Lile who currently owns the property at 1100 Army Post Road. We are not always current with the cards that are mailed out, so please use this as our response to his request.

Mr. Lile is requesting a zoning change to accommodate his needs as a property owner at that location.

His address is not within any designated Neighborhood Association but does boarder with ours.

Watrous South Neighborhood Association has no opposition to his change and hope the City will entertain his request.

If you have any questions, please feel free to contact me.

Thank you.

Mitch

*Mitch Harris, Vice President
Board of Directors*



Neighborhood Association

PO Box 35845

Des Moines, Iowa 50315

515-865-4567 (Cell)

Item: ZONG-2022-000001 Date: 02-09-2022

Please mark one of the following

- I am in favor of the request
 I am not in favor of the request

Signature: Howard Town

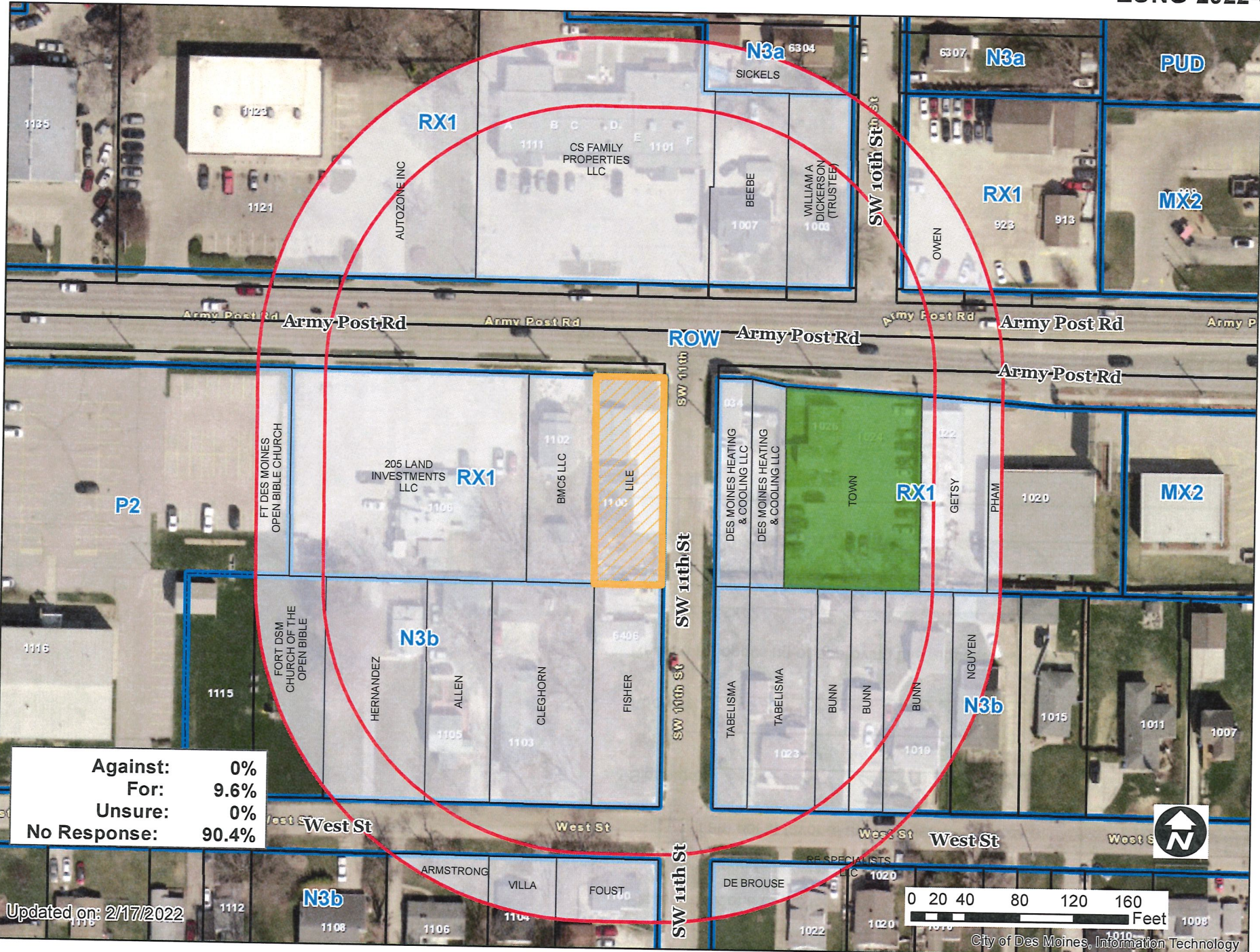
Name: Howard Town

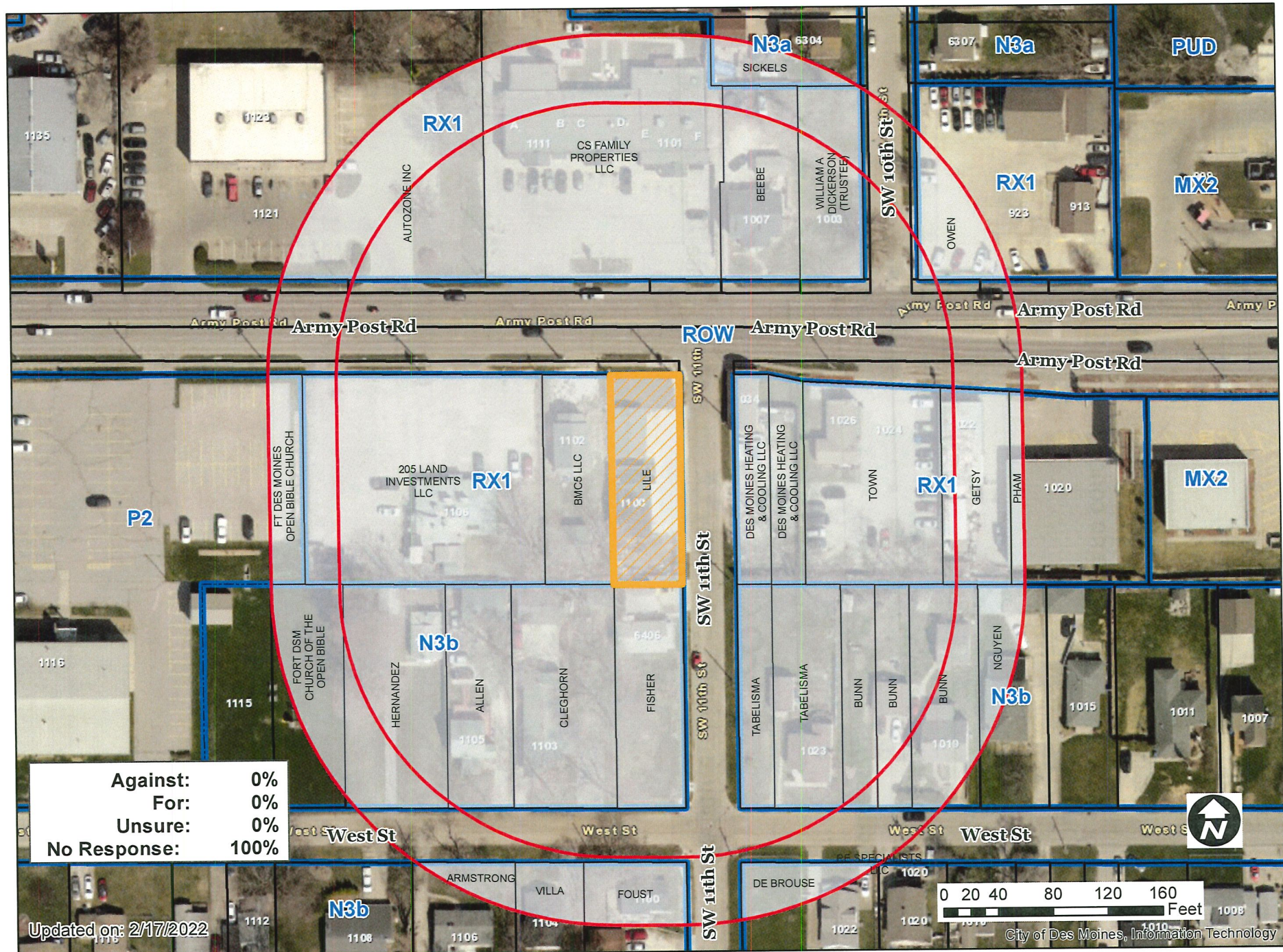
Address: 1024 Army Post Rd

Staff Use Only
RECEIVED
COMMUNITY DEVELOPMENT
FEB 15 2022

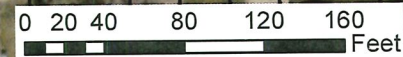
Reason for opposing or approving this request may be listed below:

I believe they are adding value to the
City of DSM. Anything that adds value should
be promoted not hindered.





Against:	0%
For:	0%
Unsure:	0%
No Response:	100%



Updated on: 2/17/2022

City of Des Moines, Information Technology

1 inch = 93 feet

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Tina Rayburn

Phone # 515-285-1720

Address 1111 1/2 Army Post Rd
DSM IA 50315

Signature Tina Rayburn date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Koaner Fisher

Phone # 515-777-0053

Address 6406 SW 17th St
Des Moines

Signature  date 02/08/2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Gray Beverly

Phone # 515 282-7086

Address 1034 Army Post Rd
Pm IA 50315

Signature  date _____

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Joe Thomas

Phone # _____

Address _____

Signature JT date 02/10/22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Courtney Camo

Phone # 515 505 6155

Address 1026 Army Post Road

Signature 

date

2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name William Villa

Phone # 515 603-2284

Address 1104 West Street

DSM, IA 50315

Signature William Villa date 2/10/22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name _____

Phone # _____

Address 1022 West St

Signature J DeBruin date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name _____

Phone # _____

Address 1103 West 1st

Signature D. Creeper date 2-16-2025

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Rebecca D. Allen

Phone # 515 238 0915

Address 1105 West Street

Signature Rebecca Allen date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Michael & Sandra Schuster

Phone # 515-422-4212

Address 1027 68th AVE

Signature [Handwritten Signature] date 2/10/2022

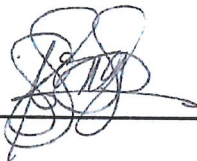
This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name JEANNIE SONG

Phone # 702-695-8957

Address 1204 WADE ST.

DSM IA 50315

Signature  date 10 FEB 2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Alisu Beveridge

Phone # 515 718 3261

Address 902 Army Post RD
Dommos (manager)

Signature Alisu date 2-10-2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Clarissa Rowe

Phone # (515) 326 4397

Address 902 Army Post Rd (Work)

1327 Birch Lane (Home)

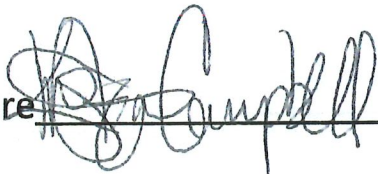
Signature Clarissa Rowe date 02/10/2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Kristina Campbell for US Cellular/Cellular Advantage

Phone # 515 287 0000

Address 900 Army Post RD
Des Moines IA

Signature  date 2-10-22

515 331 0000
Corp

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Daniel Jones

Phone # 515 287 732

Address 923 Army Post Rd

Signature Daniel Jones date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Tina Smith

Phone # 515-451-4690

Address 1101 Army Post Rd
Des Moines IA 50315

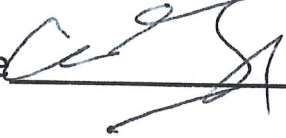
Signature Tina Smith date 2-9-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name GANESH BARAKOTI

Phone # _____

Address 1101 ARMY POST RD
DES MOINES, IA 50315

Signature  date 02/10/22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Tony Mussler

Phone # (515) 295-9952

Address 1201 Army Post Rd.
Des Moines Ia 50315

Signature Jwl date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name miguel Vazquez

Phone # (515) 556-0498

Address 1135 Army Post Rd.

Signature miguel date 2-10-2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Noe Sanchez

Phone # 515 5593948

Address 1135 Army pos RD

Signature [Signature] date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Aimee Stier - Vintage Barn Floral

Phone # 515-953-8812

Address 1128 ~~0~~ Army Post Rd.
Des Moines, Ia 50315

Signature Aimee Stier date 2/10/22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Barry Nelson

Phone # 515-360-0577

Address 1210 Army Post Rd
Des Moines IA 50315

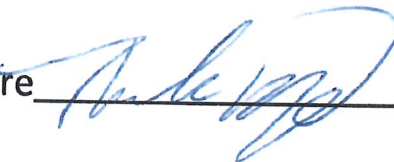
Signature Barry Nelson date 2/10/22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Thurk Munsey

Phone # 515-865-4773

Address 1128 Army Post Rd
Des Moines 50315

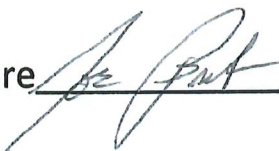
Signature  date _____

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Joe Brisbois

Phone # 515) ~~515) 244-2802~~

Address ~~ST STREET~~ 1210 ARMY POST ROAD #8
DES MOINES IA, 50315

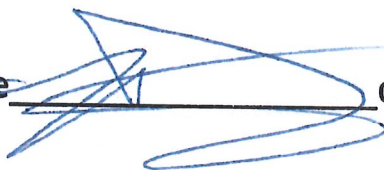
Signature  date 2-10-2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Unique Floors

Phone # (515) 901-9920

Address 1202 Army Post Road
Des Moines, IA 50315

Signature  date 8/10/22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Allan Kennedy

Phone # 515-985-9384

Address 1022 Army Post Rd
Des Moines, IA 50315

Signature  date 2-10-2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name John Myers

Phone # 515-494-6662

Address 1100 West St
DSM Ia

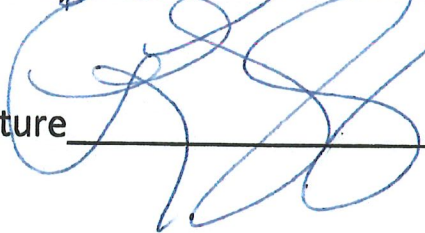
Signature J Myers date 2.10.22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Rhonda Foust

Phone # 515-681-4175

Address 1100 West St
Des Moines Ia

Signature  date 2.10.22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Casandra Leyva R.

Phone # 515-553-71-81

Address 1101 Geil Ave, Des
moines 50315

Signature Casandra Leyva date 02-10-2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Bryan Dempsey

Phone # 515-770-3279

Address 1111 Bundy St.
Des Moines, IA 50315

Signature Bryan Dempsey date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Alicia Powers

Phone # 515 371-7681

Address 1023 Greil Ave
DES MOINES IA 50315


Signature Alicia Powers date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Paul Quick

Phone # _____

Address 1017 Gell Ave, Dm. IA.

Signature  date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Jerusha Woodard

Phone # 515-770-7403

Address 1011 Guil Ave
Des Moines, IA

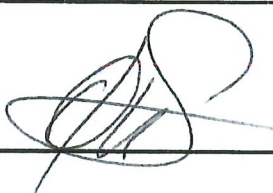
Signature J Woodard date 2-10-22

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name Atilio Parcedes Castro

Phone # 515.202.2267

Address 621 1005 St West

Signature  date 2/11/2022

This letter is for the Des Moines Zoning Commission. As a neighbor to 1100 Army Post Rd. I have no concern or problem with outside storage and trailer parking.

Name _____

Phone # _____

Address 1100 Geil Av _____

Signature JOE HARRIS date _____