



Roll Call Number

14-0046

Agenda Item Number

23

Date January 13, 2014

COMMUNICATION from the City Plan and Zoning Commission advising that at a public hearing held December 19, 2013, the members voted 14-0 in support of a motion to APPROVE the request from Hubbell Realty Company (owner) represented by Steve Niebuhr (officer) for approval of a Preliminary Plat named "Brownstones on 5th Street Plat 1", to allow subdivision of the property into 28 parcels for row dwelling units contained within a common outlot parcel subject to the following conditions:

- 1. Compliance with all administrative review comments of the City's Permit and Development Center.
2. All side facades that front the street or drive shall be sided primarily with brick. Cement board lap siding or other materials of equal quality may be used as an accent material as approved by the Planning Administrator.
3. Provision of black KIM Lighting Archetype Street Light Fixtures.
4. Provision of sidewalks between the Southwest 5th Street buildings that connect the public sidewalk to the parking area. Any fencing and gates shall be wrought iron in style.
5. All site lighting shall be directed downward and shielded from adjoining properties. Any pole mounted lighting along private walkways shall not exceed 15 feet in height and any pole mounted lighting in the parking area shall not exceed 20 feet in height. Private light poles and pole mounted light fixtures are to be similar in style to a black KIM Archetype light fixture.
6. All utility meters, transformers, ground-mounted equipment, and other utilities shall be placed along facades that are internal to the site and set as close to the rear wall as possible if located on a side faade.
7. All rooftop mechanical equipment shall be screened with material that is architecturally compatible with the building.
8. Submission of elevation drawings for all buildings to the satisfaction of the Planning Administrator.

MOVED by Hensley to receive and file.

FORM APPROVED:

Roger K Brown
Assistant City Attorney

NOTE: The final subdivision plat will be submitted for City Council approval at a later date.

(13-2014-1.13)

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, COLEMAN, GRAY, HENSLEY, MAHAFFEY, MOORE, VOSS, and TOTAL (7).

CERTIFICATE

I, DIANE RAUH, 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.

T. M. Franklin Council Mayor

Diane Rauh City Clerk