

**ORDINANCE 1892**

**AN ORDINANCE AMENDING THE ZONING REGULATIONS, CHAPTER 192, OF THE MUNICIPAL CODE OF THE CITY OF ANKENY, IOWA, BY REZONING CERTAIN REAL ESTATE OWNED BY SIOUX NEWBERG, TALIA C CHIDO AND DAVID L HAMLIN**

**WHEREAS**, the Plan and Zoning Commission of the City of Ankeny, Iowa, held a public hearing and on the 19<sup>th</sup> day of July 2016, recommended to the City Council that the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, for the following described properties owned by Sioux Newberg, Talia C Chido, and David L Hamlin, be rezoned from the current R-1, One-Family Residence District designation to R-3, Multiple-Family Residence District restricted to single family and,

**WHEREAS**, on the \_\_\_\_ day of \_\_\_\_\_, 2016, after due notice and hearing provided by law, the Council now deems it reasonable and appropriate to rezone the following described property:

**LEGAL DESCRIPTION:**

AREA 1

THE NORTH 10 ACRES OF THE SOUTH 20 ACRES OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 80 NORTH, RANGE 23 WEST OF THE FIFTH PRINCIPAL MERIDIAN, POLK COUNTY, IOWA LYING WEST OF THE CENTERLINE OF N.E. BERWICK DRIVE.

AND

THE SOUTH 10 ACRES OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 80 NORTH, RANGE 23 WEST OF THE FIFTH PRINCIPAL MERIDIAN, POLK COUNTY, IOWA LYING WEST OF THE CENTERLINE OF N.E. BERWICK DRIVE.

PROPERTY CONTAINS 20.8 ACRES MORE OR LESS.

AND

AREA 2

A PART OF THE NORTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 80 NORTH, RANGE 23 WEST OF THE FIFTH PRINCIPAL MERIDIAN, POLK COUNTY, IOWA AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE NORTH 89°58' EAST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, 1092.5 FEET TO THE SOUTHERLY LINE OF FUTURE CLOVER RIDGE EAST PLAT 2; THENCE SOUTH 60°10' WEST ALONG SAID SOUTHERLY LINE, 103.7 FEET; THENCE SOUTH 43°37' WEST CONTINUING ALONG SAID SOUTHERLY LINE, 236.4 FEET; THENCE SOUTH 13°58' WEST CONTINUING ALONG SAID SOUTHERLY LINE, 109.6 FEET; THENCE SOUTH 89°59' WEST CONTINUING ALONG SAID SOUTHERLY LINE, 306.0 FEET; THENCE SOUTH 0°00' EAST CONTINUING ALONG SAID SOUTHERLY LINE, 65.9 FEET; THENCE SOUTH 43°10' WEST CONTINUING ALONG SAID SOUTHERLY LINE, 164.6 FEET; THENCE SOUTH 67°49' WEST CONTINUING ALONG SAID SOUTHERLY LINE, 193.9 FEET; THENCE NORTH 71°02' WEST CONTINUING ALONG SAID SOUTHERLY LINE, 229.5 FEET TO THE SOUTHWEST CORNER OF SAID FUTURE CLOVER RIDGE EAST PLAT 2 AND THE WEST LINE OF SAID

NORTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE NORTH 0°15' EAST ALONG SAID WEST LINE, 513.0 FEET TO THE POINT OF BEGINNING AND CONTAINING 9.2 ACRES MORE OF LESS.

**LAYMAN'S DESCRIPTION:**

Approximately 30 acres of land adjacent to the southeast quadrant of Ankeny, generally south of SE 17<sup>th</sup> Street and west of NE Berwick Drive.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:**

Section 1. That Chapter 192 of the Municipal Code of the City of Ankeny, Iowa, is hereby amended by rezoning the above described properties owned by Sioux Newberg, Talia C Chiodo and David L Hamlin from the current R-1 designation to R-3, restricted to single family.

Section 2. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

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

**PASSED** at Ankeny Iowa, this \_\_\_\_\_, day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Gary Lorenz, Mayor

ATTEST:

\_\_\_\_\_  
Pamela DeMouth, City Clerk

**PUBLISHED IN THE  
DES MOINES REGISTER  
ON THE \_\_\_ DAY OF \_\_\_\_\_, 2016**

**1<sup>st</sup> Con 8/15/16 (P. Hrg.)  
2<sup>nd</sup> Con 9/6/16  
3<sup>rd</sup> Con \_\_\_\_\_**