

August 26, 2016

Plan and Zoning Commission
City of Ankeny
410 West 1st Street
Ankeny, Iowa 50021

RE: SITE PLAN DOCUMENTS -RESUBMITTAL
NORTHPOINTE VILLAGE CENTER PLAT 1, LOT 2
1875 NORTH ANKENY BLVD.
ANKENY, IOWA
S&A Project No. 115.1024

RECEIVED

AUG 24 2016

CITY OF ANKENY

Dear Plan and Zoning Commission Members:

On behalf of DRA Properties, LC, as owner and developer, please find accompanying the revised Site Plan documents and associated information for the above referenced project. These documents have been prepared in accordance with the City of Ankeny's standards and specifications. We respectfully request the City's review and approval of these documents.

The Site Plan illustrates improvements for a 10,216 square foot general retail/restaurant building and associated improvements on Lot 2 of Northpointe Village Center Plat 1 being 1.58 acres. Upon approval, construction is proposed this spring with grading operations and installation of the improvements.

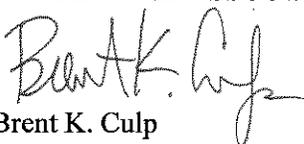
As requested, we have addressed all items of the Tech Review through plan modification and discussions with Staff.

Please find accompanying the following items:

- One (1) copy of the Response Letter indicating how the comments have been addressed,
- Six (6) folded copies of the Site Plan (full size),
- Six (6) color copies of the Building Elevations included dumpster elevations,
- Two (2) copies of the updated Drainage Calculations,
- The NPDES Authorization Notice and SWPPP, and
- COSESCO Permit and permit fee of \$140.00.

We anticipate this project being on the October 4, 2016 Plan and Zoning Commission agenda for approval. If additional questions or comments come forth on this project, please contact me at your convenience. Thank you.

Sincerely,
SNYDER AND ASSOCIATES, INC.


Brent K. Culp

Enclosures

cc: Ted Rapp, DRA Properties, LC (w/ enclosure)
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