



PLAN AND ZONING COMMISSION

**Meeting Agenda
Tuesday, February 17, 2026
6:30 PM**

**City Council Chambers
1250 SW District Drive, Second Floor, Ankeny, Iowa**

Ted Rapp, Chair
Randy Weisheit, Vice Chair

Trina Flack
Joseph Herst

Lisa West

Todd Ripper
Phil Tuning

Plan and Zoning Commission regular meetings are held at 6:30 p.m. on the first and third Tuesdays of each month, following the Monday City Council meetings. All Plan and Zoning Commission meetings are open to the public. Assistive Listening Devices (ALD) are available for persons with impaired hearing.

CALL TO ORDER

A. ROLL CALL:

B. AMENDMENTS TO AGENDA:

Approval of the February 17, 2026 Agenda

Consider MOTION to approve and accept the February 17, 2025 agenda with/without amendments.

C. COMMUNICATIONS:

D. CITIZEN'S REQUEST:

E. CONSENT AGENDA ITEMS:

1. Minutes of the February 3, 2026 Plan and Zoning Commission meeting

Consider MOTION to approve and accept the February 3, 2026, minutes of the Plan and Zoning Commission meeting.

2. Berwick Estates Plat 2 - Final Plat

Consider MOTION to approve the final plat for Berwick Estates Plat 2; and recommend City Council authorization of cost-participation request for modified subbase, 8-inch subdrain, and sidewalk oversizing along NE Berwick Drive in the amount estimated to be \$176,438.

3. 1010 N Ankeny Boulevard - Innovate Hub Site Plan

Consider MOTION to approve the site plan for 1010 N. Ankeny Blvd, Innovative Hub, subject to approval of the required traffic impact study, obtaining the required Iowa DOT work permits and subject to City Council approval of the required easement documents and public improvement documents, including contracts and bonds.

4. First Street Commons Plat 4 - Final Plat

Consider MOTION to recommend City Council approval of the First Street Commons Plat 4 Final Plat.

5. 2401 SE 90th Street - I-80 Commerce Center Plat 1 Lot 2 Site Plan

Consider MOTION to approve the site plan for 2401 SE 90th Street, I-80 Commerce Center Plat 1 Lot 2, subject to approval of SWPPP, COSESCO, and NPDES General Permit.

6. Elevated Water Storage Tank No. 4 - Site Plan

Consider MOTION to approve the site plan for the Elevated Water Storage Tank No. 4., subject to recordation of the associated Plat of Survey.

Consider MOTION to approve the recommendations for Consent Agenda Item(s) #1 - 6

F. REMOVED CONSENT AGENDA ITEMS:

G. REPORTS:

Director and Commissioner Reports

1. February 16, 2026 City Council Report - Staff.
2. Tentative Agenda Items for Tuesday, March 3, 2026.
3. Commissioner's Reports.

H. ADJOURNMENT:

Consider MOTION to adjourn the meeting.