



Meeting Agenda

Plan and Zoning Commission

Tuesday, May 7, 2024

6:30 PM

Ankeny City Council Chambers

1250 SW District Drive, Second Floor, Ankeny, Iowa

Ted Rapp, Chair

Randy Weisheit, Vice Chair

Trina Flack
Glenn Hunter

Lisa West

Annette Renaud
Todd Ripper

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 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:

Consider MOTION to approve and accept the May 7, 2024 agenda with/without amendments.

C. COMMUNICATIONS:

D. CITIZEN'S REQUEST:

E. CONSENT AGENDA ITEMS:

1. Minutes

Consider MOTION to approve and accept the April 16, 2024 minutes of the Plan and Zoning Commission meeting.

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

F. **REMOVED CONSENT AGENDA ITEMS:**

G. **PUBLIC HEARINGS:**

H. **BUSINESS ITEMS:**

2. **Request to amend The Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map for property owned by Hope K. Farms, LLC from Office/Business Park to Low Density Residential use classification (LUPA Area #1)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to amend the Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map, reclassifying property owned by Hope K Farms, LLC (LUPA Area #1) from Office/Business Park to Low Density Residential.

3. **Request to rezone property owned by Hope K Farms, LLC from R-1 One Family Residential District to PUD, Planned Unit Development (Rezoning Area A)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to rezone Area A from R-1 One-Family Residence District to PUD, Planned Unit Development.

4. **Request to amend The Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map for property owned by Hope K Farms, LLC from Office/Business Park to Medium Density Residential use classification (LUPA Area #2)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to amend the Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map, reclassifying property owned by Hope K Farms, LLC (LUPA Area #2) from Office/Business Park to Medium Density Residential.

5. **Request to rezone property owned by Hope K Farms, LLC from R-1 One Family Residential District to R-3 Multiple Family Residence District, restricted to 10 units per acre (Rezoning Area B)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to rezone Area B from R-1, One-Family Residence District to R-3, Multiple-Family Residence District, restricted to 10 units per acre.

6. **Request to amend The Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map for property owned by Hope K Farms, LLC from Office/Business Park to High Density Residential use classification (LUPA Area #3)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to amend the Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map, reclassifying property owned by Hope K Farms, LLC (LUPA Area #3) from Office/Business Park to High Density Residential.

7. **Request to amend The Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map for property owned by Hope K Farms, LLC from Low Density Residential to High Density Residential use classification (LUPA Area #4)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to amend the Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map, reclassifying property owned by Hope K Farms, LLC (LUPA Area #4) from Low Density to High Density Residential.

8. **Request to rezone property owned by Hope K Farms, LLC from R-1 One Family Residential District to R-3 Multiple Family Residence District, restricted to 20 units per acre (Rezoning Area C)**

Consider MOTION to recommend City Council approval of the request by Hope K Farms, LLC to

rezone Area C from R-1, One-Family Residence District to R-3, Multiple-Family Residence District, restricted to 20 units per acre.

I. OLD BUSINESS:

J. REPORTS:

1. May 6, 2024 City Council Report - Staff

2. Director's Report

Tentative agenda items for Tuesday, May 21, 2024

April 2024 Building Permits Report

Public Hearing(s): Set Hearing for Tuesday, May 21, 2024 at 6:30 p.m.

Request by Hope K Farms, LLC to rezone property from R-2 to PUD.

3. Commissioner's Reports

K. MISCELLANEOUS ITEMS:

May 20, 2024 - 5:30 p.m. City Council Representative: Staff

L. ADJOURNMENT:

Consider MOTION to adjourn the meeting.