



Meeting Agenda

Plan and Zoning Commission

Wednesday, January 3, 2024

6:30 PM

Ankeny City Council Chambers

1250 SW District Drive, Second Floor, Ankeny, Iowa

Ted Rapp, Chair

Glenn Hunter, Vice Chair

Trina Flack
Randall Weisheit

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 January 3, 2024 agenda with/without amendments.

C. COMMUNICATIONS:

D. CITIZEN'S REQUEST:

E. CONSENT AGENDA ITEMS:

1. Minutes

Consider MOTION to approve and accept the December 19, 2023 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 rezone property owned by Beasley Farms Inc., Stephen L Banning Trust, and Bettye J Banning Trust from R-1, One Family Residence District, C-2, General Retail, Highway Oriented and Central Business District, and M-1, Light Industrial District, to PUD, Planned Unit Development**

Consider MOTION to recommend City Council approval of the request by Beasley Farms Inc., Stephen L Banning Trust, and Bettye J Banning Trust to rezone property from R-1, One-Family Residence District, C-2, General Retail, Highway Oriented and Central Business District, and M-1, Light Industrial District, to PUD, Planned Unit Development.

3. **Request to amend The Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map for property owned by Hope Kimberley, LLC from Low Density Residential to High Density Residential use classification (LUPA 'A')**

Consider MOTION to recommend City Council approval of the request by Hope Kimberley, LLC to amend the Ankeny Plan 2040 Comprehensive Plan, Figure 12.10, Future Land Use Map, reclassifying property owned by Hope Kimberley LLC, LUPA A, from Low Density Residential to High Density Residential.

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

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

5. **Request to rezone property owned by Hope Kimberley, LLC from R-1 One Family Residential District to R-3, Multiple-Family Residential District (Rezoning Area B)**

Consider MOTION to recommend City Council approval of the request by Hope Kimberley, LLC to rezone property (Area B) from R-1, One-Family Residence District to R-3 Multiple-Family Residence District.

I. OLD BUSINESS:

J. REPORTS:

1. January 2, 2024 City Council Report - Staff
2. Director's Report
Tentative agenda items for Wednesday, January 17, 2024
3. Commissioner's Reports

K. MISCELLANEOUS ITEMS:

January 16, 2024 - 5:30 p.m. City Council Representative: Staff

L. ADJOURNMENT:

Consider MOTION to adjourn the meeting.