

**AGENDA**  
**PLAN AND ZONING COMMISSION MEETING**  
West Des Moines City Hall  
City Hall Council Chambers  
4200 Mills Civic Parkway

November 19, 2018

5:30 p.m.

Roll Call

1. **Consent Agenda**

- a. Approval of the Minutes of November 5, 2018 meeting

2. **Public Hearings**

- a. Ashworth Road I-80 Corridor, Generally located along Ashworth Road beginning west of Interstate 80 east to Jordan Creek Parkway – Amend Comprehensive Plan Land Use Map and Amend Zoning Map to designate and zone property to High Density Residential (RH), Medium Density Residential (RM), Single Family Residential (R-1), Office (OF), Community Commercial (CMC), and Business Park (BP). – City Initiated - CPA-003525-2017/ZC-003524-2017

*Resolution: Recommend approval of Comp Plan Amendment*

*Resolution: Recommend approval of Rezoning*

- b. Willow Creek Villas, Jerry's Homes Inc. – West Side of Veterans Parkway Approximately 2,300 Feet North of the Intersection of Veterans Parkway and SE 11th Street – Amend the Comprehensive Plan Land Use Map and Change the Zoning of Property from Medium Density Residential to Single Family Residential – CPA-004119-2018/ZC-004121-2018

*Resolution: Recommend approval of Comp Plan Amendment*

*Resolution: Recommend approval of Zone Change Ordinance*

- c. Raccoon River West, South of Raccoon River adjacent to the future extension of SW Grand Prairie Parkway – Amend Comprehensive Plan Land Use Map to designate Medium Density Residential (MD) and Open Space (OS) land use and establish Single Family Residential (R-1), Residential Medium Density (RM-12) and Agricultural/Open Space (OS) zoning – Raccoon River Land Company, LLC – CPA-004077-2018/ZC-004078-2018

*Resolution: Recommend Deferral to December 17, 2018*

- d. City Campus Amphitheater, 4200 Mills Civic Parkway (Northeast of City Hall) – Approval of a special permit and related site plan to allow construction of a Community Amphitheater – City of West Des Moines, Parks and Recreation – SP-004025-2018

*Resolution: Recommend Approval of a Special Permit and related Site Plan*

- e. Amendment to Comprehensive Plan and City Code – Amend Comprehensive Plan text document and Title 9 (Zoning), to enable residential use within the Professional Commerce Park (PCP) district – City Initiated - CPA-004139-2018 & AO-004122-2018

*Resolution: Recommend Deferral to December 3, 2018*

- f. Amendment to City Code Title 9 (Zoning), Chapter 5 (Agricultural/Open Space and Residential Zoning District) and Chapter 10 (Performance Standards), Amend city code to eliminate garage requirement for single-family detached and multi-family condominium regime developments – City Initiated - AO-004123-2018

*Resolution: Recommend approval of an amendment to City Code*

- 3. Old Business - None
- 4. New Business - None
- 5. Staff Reports
  - a. Approval of 2019 Meeting Schedule
  - b. December 17, 2018 quorum
- 6. Adjournment

The City of West Des Moines is pleased to have accommodations provided to disabled individuals or groups and encourages their participation in the City government. Should special accommodations be required, please contact the Development Services Department, at least 48 hours in advance, at 222-3620.