

**AGENDA**  
**PLAN AND ZONING COMMISSION MEETING**

West Des Moines City Hall  
City Hall Council Chambers  
4200 Mills Civic Parkway

February 25, 2019

5:30 p.m.

**Roll Call**

**1. Consent Agenda**

- a. Approval of the Minutes of February 11, 2019 meeting

**2. Public Hearings**

**3. Old Business**

- a. Amendment to City Code, Title 9 (Zoning), Chapter 1 (Entitlements – Process and Procedures), Chapter 2 (Zoning Rules and Definitions), Chapter 4 (Zoning Districts and Maps), Chapter 5 (Agricultural/Open Space and Residential Zoning District), Chapter 7 (Setback and Bulk Density Regulations), Chapter 10 (Performance Standards), and Chapter 19 (Landscaping) to update regulations pertaining to building setback and separation requirements and bulk density regulations – City Initiated - AO-003581-2017

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

**4. New Business**

- a. Raccoon River Park Boathouse, 2500 Grand Avenue – Approval of a Site Plan to construct a boathouse with boat docks on Blue Heron Lake in Raccoon River Park – City of West Des Moines SP-004184-2018

*Resolution: Recommend approval of Site Plan*

- b. Browns Woods Hollow, West Side of Veterans Parkway South of SE Browns Woods Drive – Subdivide the Property into 44 Single Family Lots, One Lot for Park Use, Two Outlots for Detention, and Four Public Street Lots – Browns Woods, LLC – PP-003770-2018

*Resolution: Recommend approval of Preliminary Plat*

- c. Steak N Shake, 815 S. 51st Street – Approval of Site Plan to Construct a 6,412 sq. ft. Restaurant with Drive-Thru – Steak N Shake Iowa LLC – SP-004163-2018

*Resolution: Recommend Approval of the Site Plan*

- d. 8300 Mills Civic Parkway Urban Renewal Plan – Review for Conformity with the Comprehensive Plan

*Requested Action: Finding of Consistency with the Comprehensive Plan*

**5. Staff Reports**

- a. P&Z Workshop – Ashworth Road Corridor Comprehensive Plan & Zoning Map Amendments – City Hall Council Chambers, 5:30 pm February 26, 2019
- b. Next Scheduled Meeting March 11, 2019

**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.