

**AGENDA  
PLAN AND ZONING COMMISSION MEETING**

**THE PUBLIC MAY ATTEND IN PERSON OR ELECTRONICALLY.**

In-person participation will be allowed in accordance with current state health guidelines. Individuals wishing to participate in-person may do so at the respective time and day of the meeting from within Council Chambers, City Hall, 4200 Mills Civic Parkway, West Des Moines, Iowa.

**Electronic public input to the meeting can be provided by logging into Zoom (<https://zoom.us/>) or joining via phone: 1-301-715-8592 or 1-312-626-6799**

**Meeting ID: 816 6344 8896**

**June 27, 2022**

5:30 p.m.

**Roll Call**

**1. Consent Agenda**

- a. Approval of the Minutes of the June 13, 2022 meeting

**2. Public Hearings**

- a. The Shoppes at Valley West, 3330 Westown Parkway – Amend the Comprehensive Plan Land Use Map and Amend the Shoppes at Valley West Planned Unit Development Ordinance to allow and regulate Professional Commerce Park (PCP) development on the Middle and West PUD Parcels – West Bank – CPAZC-005627-2022 (**Deferred from June 13, 2022**)

**Resolution: *Approval of Comprehensive Plan Land Use Map Amendment***

**Resolution: *Approval of Rezoning***

- b. Holiday Park Rezoning – Amend the Zoning Map to establish Open Space and Light Industrial Zoning – City of West Des Moines – CPAZC-005503-2022

**Resolution: *Approval of Rezoning***

- c. Ordinance Amendment, Amend Title 9 (Zoning) to modify regulations pertaining to Recreational Facilities – AO-005647-2022

**Motion to Defer to July 11, 2022**

- d. Ordinance Amendment, Amend Title 9 (Zoning) to update regulations pertaining to parking requirements for bars and restaurants – City Initiated – AO-005603-2022

**Resolution: *Approval of Ordinance Amendment***

- e. Ordinance Amendment, Amend Title 9 (Zoning) to allow Beauty Shops and Barbershops in the Professional Commerce Park Zoning District – Penta Partners LLC – AO-005652-2022

**Resolution: *Approval of Ordinance Amendment***

**3. Old Business**

4. **New Business**

- a. Farmers State Bank, Southeast corner of University Avenue and 98th Street– Approve Phased Site Plan to allow the construction of private utilities, footings, and foundations – Farmers State Bank – SP-005513-2022

**Resolution: *Approval of Phased Site Plan***

- b. West Bank, 3330 Westown Parkway – Approve Phased Site Plan to allow construction of private utilities, footings, and foundations – West Bank – MaM-005517-2022

**Resolution: *Approval of Phased Site Plan***

- c. Collins Building Addition, 2200 Delavan Drive – Approve Major Modification to Site Plan to allow a 9000 square foot building addition – Collins Engine Nozzles, Inc. (fka Delavan Manufacturing Company) – MaM-005558-2022

**Resolution: *Approval of Major Modification to a Site Plan***

- d. Dave & Busters, 190 S. Jordan Creek Parkway – Approve Site Plan to allow construction of an approximately 22,000 square foot entertainment facility – GGP Jordan Creek LLC – SP-005468-2022

**Resolution: *Approval of Site Plan***

- e. Microsoft DSM 14, 1475 SE Maffitt Lake Rd – Approve Major Modification to Site Plan for a site logistics plan for construction of Microsoft Data Center buildings – Microsoft Corporation - MaM-005636-2022

**Resolution: *Approval of Major Modification to a Site Plan***

- f. Mill Ridge Plat 6, NW corner of Stagecoach Drive & S. 88th Street – Approve a Preliminary Plat to create sixty (60) footprint lots, two (2) outlots, and one (1) street lot for Multi-Family Residential development and Approve a Site Plan to allow construction of 60 attached townhomes with associated site improvements – Mill Ridge Homes – PPSP-005548-2022

**Resolution: *Approval of Preliminary Plat and Site Plan***

5. **Staff Reports**

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.