



101 NE Harvey Street, Grimes, Iowa 50111 515.986.3036 Fax 515.986.3846

This meeting of the Grimes Planning and Zoning Commission was called to order on Tuesday, November 6, 2012 at 5:30 P.M. at the Grimes City Hall.

Roll Call: Present: Haar, Bohan, Chambers, Reneker, Liaison Mat Tapper
Absent: Valline

I. GENERAL AGENDA ITEMS

I. APPROVAL OF THE AGENDA

Motion by Haar, Second by Chambers to approve the agenda.
Roll call: Ayes-5 Nays-0 Motion passes: 3-0

II. APPROVAL OF THE MINUTES

Motion by Chambers, Second by Haar to approve the minutes from the October 2, 2012 meeting.
Roll call: Ayes: 3 Nays-0 Motion passes: 3 – 0

Bohan joins the meeting at 5:34

II. PUBLIC AGENDA ITEMS

1. Central Iowa Ready Mix Site Plan

Bart Turk, Civil Engineering Consultants, Inc. 2400 86th Street #12, Des Moines IA 50322 addressed the board on behalf of Central Iowa Ready Mix. Turk stated that the owners wish obtain a permanent use permit at 1301 SE 37th for operating a Ready Mix plant and a processing materials site. Turk advised that the plant will include a shop and an office location. In addition to a staff parking area, spaces will be provided for up to 30 trucks. Down-cast 91 watt LED lighting will be provided in the parking area, shop and building entrances and at a 10,000 gallon fuel island and a rinse pit and weigh scale that will also be on the property. Turk stated that the area for recycling of broken up concrete and other materials stockpiled from street repairs will be located just north of the ready mix plant and most of the work there would take place during the off season. Turk stated the lower level of the plant would consist of concrete material of a natural color and texture. The upper level would be vertical metal siding in a grey color and the roofing material would also be a metal in a blue color. Turk stated the height of the building would not exceed 85 feet and there would be landscaping added to the site for additional screening. City Engineer Gade commented that the area is zoned M3 and this land usage and materials proposed do fit within the zoning requirements. Gade stated that the storage piles at the site would have a height limitation of 30 feet but there are not any limitations on the building height and all storm water requirements have been met. Turk stated that the dumpster for the site would be located in the west wing of the material storage area. There are no plans for additional signage on the property.

Motion by Bohan, second by Chambers to approve the Central Iowa Ready Mix Site Plan per the City of Grimes letter dated November 1, 2012.

Roll call: Ayes-4, Nays- 0 Motion passes: 4 – 0

III. PUBLIC FORUM

None

IV. ZONING ADMINISTRATOR REPORT- None

1. Old Business

City Engineer Gade stated that there are several properties that are being evaluated for development in the near future, but there have not been any proposals submitted as yet.

2. New Business- Next meeting – December 4, 2012

V. ADJOURNMENT

Meeting is adjourned at 6:15 pm

Steve Reneker, Chairperson

DRAFT