



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 June 1st, 2010 at 5:30 P.M. at the Grimes City Hall.

Roll Call: Present: Wayne Chizek, Steve Reneker, Steve Valline and Council Liaison: Tami Evans. Absent: Kristin Haar, Bill Bohan

## **I. GENERAL AGENDA ITEMS**

### **I. APPROVAL OF THE AGENDA**

Moved by Chizek, second by Valline, the Agenda shall be approved with the correction of the spelling of Tami Evans name.

Roll call. Ayes: All. Nays: None. Motion passes: 3 -0

### **II. APPROVAL OF THE MINUTES**

Motion by Chizek and second by Valline to approve the minutes from April 7th, 2010 and Minutes from the May 2010 meeting with the following amendment: Motion to adjourn the May 4<sup>th</sup>, 2010 meeting was made by Chizek, second by Bohan.

Ayes: All. Nays: None. Motion passes: 3 -0

## **II. PUBLIC AGENDA ITEMS**

### Gateway Townhomes Plat 2 Final Plat

Joel Romey, Bishop Engineering, 3501 104<sup>th</sup> St. Des Moines, IA 50322, representing the Developers Lowry & Hodge, addressed the Board about the continuation of the preliminary plat that was approved last month for the redevelopment of the remaining townhome ground. Propose 27 lots on the remainder of lot 5 in Grimes Crossing Plat 7. There will be an outlot around the 27 lots in the first phase, and another outlot surrounding the remainder at a future date. They are still waiting on the final comments from the architect as well as addresses for the lots, otherwise, all material aspects of the development will remain the same as was previously approved.

The motion to approve the Gateway Townhomes final Plat 2 subject to the letter dated May 27<sup>th</sup> 2010 was made by Chizek, second by Valline.

Roll call: Yes: All Nays: 0. Motion passes 3-0

### Sheehy Mail Contractors Maintenance Site Plan

Erin Ollendike of Civil Design Advantage located at 3405 SE Crossroads Drive, Grimes, IA. Ollendike is addressing the Board on behalf of the owner and developer Sheehy Mail Contractors. Also in attendance is Neil Johnson with National Construction. They are requesting approval on a 3100 SE Destination drive in the Crossroads Business Park. The NE corner of the site will be the location for storm water detention, There will be 10 parking stalls for employees and customers and 8 stalls designated for the trucks they do maintenance on. All trash receptacles will be maintained inside the building and screening for any outside appliances. Mr. Johnson added that the building exterior

would be very similar to the other buildings in the area and concrete for the parking surfaces.

13:16

A motion to approve the Sheehy Mail Contractors Maintenance Facility Site Plan per the City of Grimes letter dated May 26th, 2010 was made by Valline, second by Chizek  
Roll call: Yes: All Nays: 0. Motion passes 3-0

#### Smart Wind Solution/Des Moines Imports – Site Plan

A motion to approve the Smart Wind Solutions/ Des Moines Imports Site Plan per the Fox Engineering letter dated May 26th, 2010 was made by Chizek, second by Valline.  
Roll call: Yes: All Nays: 0. Motion passes 3-0

#### Performance Display – Dust Collection

A motion to approve Kennybrook CCRC Site Plan per the letter from the City of Grimes letter dated April 29, 2010 was made Bohan, second by Chizek.  
Roll call: Yes: All Nays: 0. Motion passes 3-0

### **III. PUBLIC FORUM**

#### IV. ZONING ADMINISTRATOR REPORT

John Gade of Fox Engineering provided an update on the Highway 44 project. Public meeting for all effected residence on May 20<sup>th</sup> at 5:30 for the public to attend. May 24<sup>th</sup> will be the official start date. The City web site has additional information available for the public. The contract was awarded to Reilly Construction. Also, the City would be receiving RISE bids for the project to extend Gateway Drive to SE19<sup>th</sup> Street. There will also be a traffic signal at HWY 141 and SE 11<sup>th</sup> Street.

1. Next meeting July 6th, 2010
2. Old Business - None
3. New Business- None

#### V. ADJOURNMENT

Moved by Chizek, Second by Valline,

Roll Call Ayes: All, Nays: 0. Motion passes: 3-0. Meeting is adjourned at 6:30 p.m.

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Steve Reneker, Chairperson