

**MINUTES
CITY OF AMES
PLANNING AND ZONING COMMISSION**

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| Date: May 2, 2018 | Matt Converse, Chairperson | 2020 |
| | *Carlton Basmajian, Vice Chairperson | 2020 |
| Call to Order: 7:00 PM | Anuprit Minhas | 2019 |
| | Doug Ragaller | 2019 |
| Place: Ames City Hall Council Chambers | Mindy Bryngelson | 2021 |
| | Jon Emery | 2021 |
| Adjournment: 7.08 PM | Carol Spencer | 2021 |
| | [*Absent] | |

MAJOR TOPICS DISCUSSED:

1. Ames Urban Fringe Plan Map Amendment for Timber Creek
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CALL TO ORDER: Matt Converse, Chairperson, called the meeting to order at 7:00 PM.

APPROVAL OF AGENDA:

MOTION: (Ragaller/Spencer) to approve the Agenda for the meeting of May 2, 2018.

MOTION PASSED: (6 - 0)

APPROVAL OF THE MINUTES OF THE MEETING OF APRIL 18, 2018:

MOTION: (Spencer/Bryngelson) to approve the Minutes of the meeting of April 18, 2018.

MOTION PASSED: (4 - 0 - 2) (Abstain: Minhas, Converse)

PUBLIC FORUM: There were no public comments.

**PUBLIC HEARING FOR THE AMES URBAN FRINGE PLAN MAP AMENDMENT FOR
TIMBER CREEK**

Justin Moore, Planner, stated that this request is for an amendment to the Ames Urban Fringe Plan Land Use Framework Map. He stated that the Ames Urban Fringe is a planning area located just outside the Ames city limits. Mr. Moore stated that it was formed by a 28E Agreement with the City of Ames, Story County and the City of Gilbert. He stated that the area under consideration is 75 acres in size and includes four parcels of land. Mr. Moore stated that this property is located south of Ames and immediately west of U.S. Highway 69. He stated that the Planning and Zoning Commission held a Public Hearing on this request on April 4, 2018. Mr. Moore stated that shortly after the Public Hearing staff discovered that the required newspaper notice to the public had not been done. He stated that in order to move forward with this request another Public Hearing is being held tonight. Mr. Moore stated that Story County is the applicant for this request. He stated that the County is requesting to change the land use designation from Agriculture and Farm Service to Rural Residential. Mr. Moore stated that the Agriculture and

Farm Service designation has been in place since the adoption of the Ames Urban Fringe Plan. He stated that the majority of the homes located on these four parcels were constructed prior to the adoption of the Ames Urban Fringe Plan. Mr. Moore stated that the Story County Board of Supervisors did approve a split of each of the four lots in this subdivision on February 20, 2018. He stated that that proposal was to construct one home on each of the new parcels that were created. Mr. Moore stated that this property is zoned A1 by Story County which does permit rural residential density types of development.

Jon Emery asked if the greenbelt area would be saved. Mr. Moore stated that the greenbelt area will remain.

MOTION: (Emery/Ragaller) to accept Alternative #1, which states: that the Planning and Zoning Commission recommends that City Council approve a Minor Amendment to the Ames Urban Fringe Plan Land Use Framework Map from Agriculture and Farm Service to Rural Residential for the properties as requested by the applicant.

MOTION PASSED: (6 - 0)

COMMISSION COMMENTS: Mr. Emery asked who is responsible for public notification in the newspaper. Mr. Moore stated that the Planning Department is responsible for supplying the information to the City Clerk's office for publication in the newspaper. Mr. Emery asked if the required notification was given for this meeting. Mr. Moore stated the required notification was given for tonight's meeting.

STAFF COMMENTS: Staff reviewed the tentative agenda for the meeting of May 16, 2018.

MOTION TO ADJOURN:

MOTION: (Bryngelson/Ragaller) to adjourn the meeting.

The meeting adjourned at 7:08 PM.


Matt Converse, Chairperson
Planning & Zoning Commission


Lorrie Banks, Recording Secretary
Department of Planning & Housing