City of West Des Moines

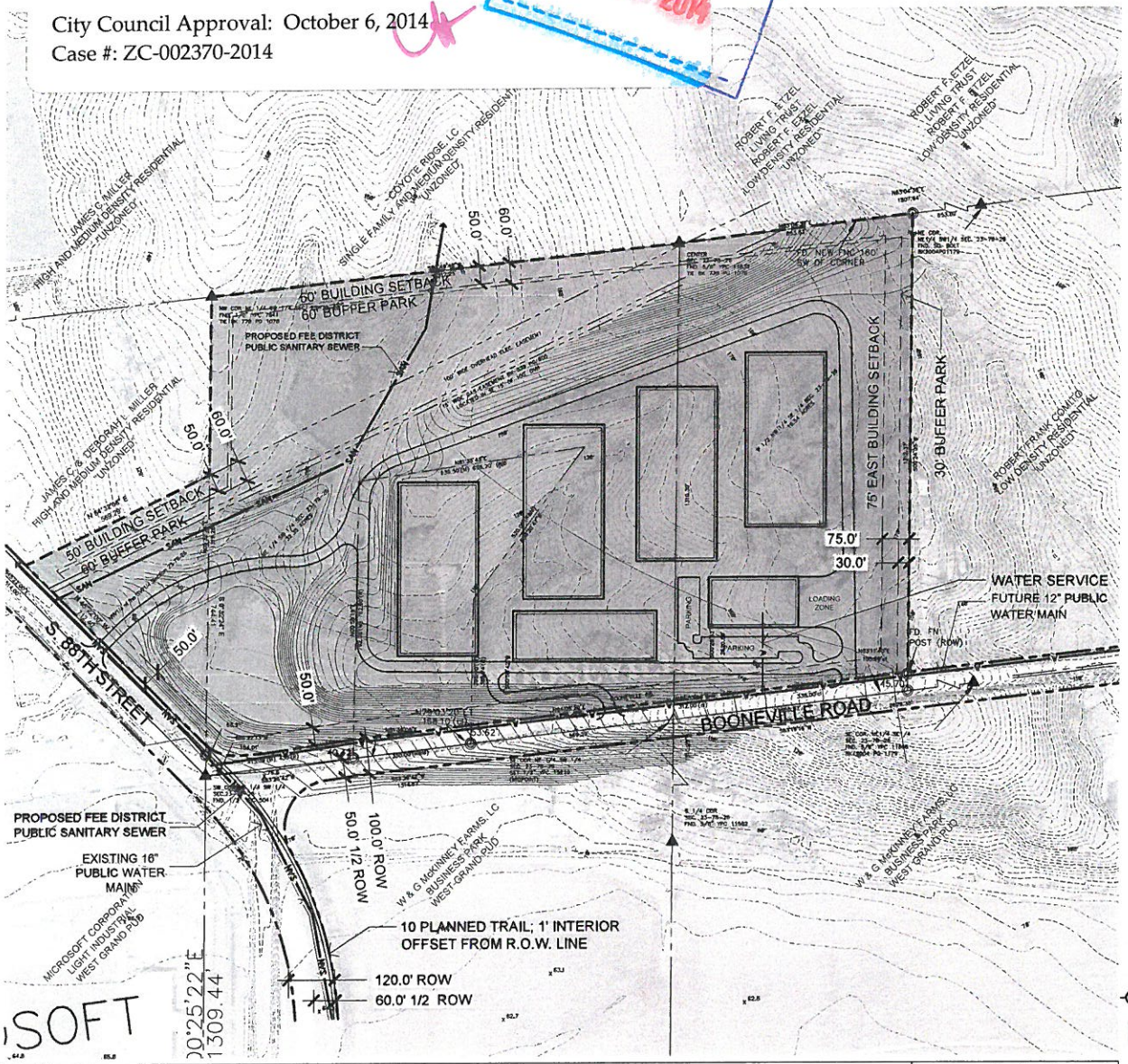
PUD SKETCH PLAN

Midwest Technology Business Park

RECEIVED
OCT 06 2014

City Council Approval: October 6, 2014

Case #: ZC-002370-2014



01 PUD SKETCH PLAN

SURVEY:
SURVEY INFORMATION BASED ON RETRACEMENT SURVEY RECORDED 11/04/2008, BOOK 2008, PAGE 14789.

LEGAL DESCRIPTION:
THE NE1/4 OF THE SW1/4 AND THE W1/2 OF THE NW1/4 OF THE SE1/4, SECTION 23, TOWNSHIP 78 NORTH, RANGE 26 WEST, CITY OF WEST DES MOINES, DALLAS COUNTY, IOWA - AND - PART OF THE NW ¼ OF THE SW ¼ OF SECTION 23, T78NR26W, CITY OF WEST DES MOINES, DALLAS COUNTY, IOWA, THAT IS LOCATED SOUTH OF THE NORTHERN EDGE OF THE EXISTING 100 FT WIDE OVERHEAD ELECTRICAL EASEMENT (DALLAS COUNTY RECORDER BK 839 PG 604), NORTH AND EAST OF THE CURRENT NORTHERN AND EASTERN RIGHT-OF-WAY LINES OF BOONEVILLE ROAD AND S. 88TH STREET, AND WEST OF THE WESTERN LINE OF THE NE ¼ OF THE SW ¼ OF SAID SECTION 23, AND CONTAINING 4.3 ACRES MORE OR LESS.

TOTAL AREA = 61.0 GROSS ACRES

ADDRESS:
8015 AND 8295 BOONEVILLE ROAD

PROPERTY OWNER CONTACT INFORMATION:

TIMOTHY J. CARMODY
MADISON LEE PROPERTIES, LLC
14162 WILLOW DRIVE
CLIVE, IOWA 50325

JAMES C. AND DEBORAH C.MILLER
1390 S. 88TH STREET
WEST DES MOINES, IOWA 50266

APPLICANT:
TIMOTHY J. CARMODY
MADISON LEE PROPERTIES, LLC
14162 WILLOW DRIVE
CLIVE, IOWA 50325

EXISTING COMPREHENSIVE LAND USE DESIGNATION:
HIGH DENSITY RESIDENTIAL, MEDIUM DENSITY RESIDENTIAL, AND BUSINESS PARK.

PROPOSED LAND USE DESIGNATION:
BUSINESS PARK

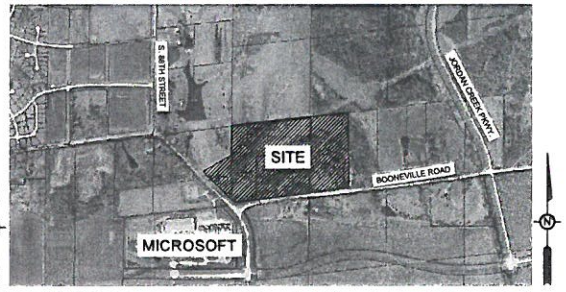
EXISTING ZONING DISTRICT:
(UNZONED)

EXISTING LAND USE DENSITY:
SINGLE FAMILY RESIDENTIAL AND AGRICULTURE

PROPOSED LAND USE DENSITY:
BUSINESS PARK

LEGEND

PUD PARCEL A



02 VICINITY SKETCH

MIDWEST TECHNOLOGY BUSINESS PARK

WEST DES MOINES, IOWA

CONFLUENCE

SEPTEMBER 22, 2014