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Prepared by: Renee Hall City Clerk's Office, 515 Clark Avenue, Ames, IA 50010 Phone: 515-239-5105
Return to: Ames City Clerk, P.O. Box 811, Ames, IA 50010

ORDINANCE NO.

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF AMES, IOWA, AS PROVIDED FOR IN SECTION 29.301 OF THE MUNICIPAL CODE OF THE CITY OF AMES, IOWA, BY CHANGING THE BOUNDARIES OF THE DISTRICTS ESTABLISHED AND SHOWN ON SAID MAP AS PROVIDED IN SECTION 29.1507 OF THE MUNICIPAL CODE OF THE CITY OF AMES, IOWA; REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH AND ESTABLISHING AN EFFECTIVE DATE

BE IT HEREBY ORDAINED by the City Council of the City of Ames, Iowa;

Section 1: The Official Zoning Map of the City of Ames, Iowa, as provided for in Section 29.301 of the *Municipal Code* of the City of Ames, Iowa, is amended by changing the boundaries of the districts established and shown on said Map in the manner authorized by Section 29.1507 of the *Municipal Code* of the City of Ames, Iowa, as follows: That the real estate, generally located at 3400 Cameron School Road and 5301 George Washington Carver Avenue is rezoned from "A" (Agricultural) to "FS-RL" (Suburban Residential Low-Density) and "FS-RM" (Suburban Residential Medium Density), as follows:

Real Estate Description: Rezoning Tract 1

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 84 NORTH, RANGE 24 WEST OF THE 5TH P.M., CITY OF AMES, STORY COUNTY, IOWA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE S00°07'56"E, 1324.70 FEET ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20 TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE N89°58'20"W, 1309.52 FEET ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20 TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE N00°09'34"W, 1316.31 FEET ALONG

THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20 TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE N00°12'03"W, 947.18 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE N89°50'40"E, 325.37 FEET TO THE SOUTHWEST CORNER OF PARCEL 'Q' IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE S66°41'09"E, 35.81 FEET ALONG THE SOUTHERLY LINE OF SAID PARCEL 'Q'; THENCE N86°17'38"E, 58.70 FEET ALONG THE SOUTHERLY LINE OF SAID PARCEL 'Q'; THENCE S39°27'39"E, 316.30 FEET ALONG THE SOUTHERLY LINE OF SAID PARCEL 'Q' TO THE SOUTHEAST CORNER THEREOF; THENCE N00°26'28"E, 588.47 FEET ALONG THE EASTERLY LINE OF SAID PARCEL 'Q' TO THE SOUTH RIGHT-OF-WAY LINE OF CAMERON SCHOOL ROAD; THENCE S89°43'31"E, 687.59 FEET TO THE WEST LINE OF JAMISON SUBDIVISION; THENCE S00°09'24"E, 267.94 FEET ALONG SAID WEST LINE TO THE SOUTHWEST CORNER OF SAID JAMISON SUBDIVISION; THENCE S89°39'45"E, 275.48 FEET ALONG THE SOUTH LINE OF SAID JAMISON SUBDIVISION; THENCE S89°45'30"E, 245.57 FEET ALONG THE SOUTH LINE OF SAID JAMISON SUBDIVISION TO THE SOUTHEAST CORNER THEREOF; THENCE N00°09'30"W, 250.90 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF CAMERON SCHOOL ROAD; THENCE S89°42'18"E, 52.50 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE; THENCE S00°09'30"E, 549.65 FEET; THENCE N89°44'23"W, 427.26 FEET TO THE BEGINNING OF A 112.50 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE 12.87 FEET WESTERLY ALONG SAID CURVE, LONG CHORD BEARS S86°59'03"W, 12.86 FEET; THENCE S83°42'28"W, 59.01 FEET TO THE BEGINNING OF A 387.50 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE 44.32 FEET WESTERLY ON SAID CURVE, LONG CHORD BEARS S86°59'03"W, 44.29 FEET; THENCE S89°54'59"W, 247.28 FEET; THENCE S00°15'37"W, 125.27 FEET; THENCE S39°03'26"E, 447.96 FEET; THENCE S00°45'13"W, 221.06 FEET TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE N89°14'47"W, 60.14 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING.

PARCEL CONTAINS A COMBINED 76.06 ACRES (3,313,153 SQ. FT.)

EXISTING ZONING: A (AGRICULTURE) REZONED: FS-RL (SUBURBAN RESIDENTIAL LOW DENSITY)

Real Estate Description: Rezoning Tract 2

A TRACT OF LAND LOCATED IN THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 84 NORTH, RANGE 24 WEST OF THE 5TH P.M., CITY OF AMES, STORY COUNTY, IOWA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE S89°14'47"E, 60.14 FEET ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20 TO THE POINT OF BEGINNING; THENCE CONTINUING S89°14'47"E, 449.04 FEET ALONG SAID SOUTH LINE TO THE BEGINNING OF A 700.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY 94.65 FEET ALONG SAID CURVE, LONG CHORD BEARS N04°27'19"E, 94.58 FEET; THENCE N08°19'44"E, 310.85 FEET TO THE BEGINNING OF A 1000.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY 148.13 FEET ALONG SAID CURVE, LONG CHORD BEARS N04°05'07"E, 147.99 FEET; THENCE N00°09'30"W, 158.46 FEET; THENCE N89°44'23"W, 427.26 FEET TO THE BEGINNING OF A 112.50 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE 12.87

FEET WESTERLY ALONG SAID CURVE, LONG CHORD BEARS S86°59'03"W, 12.86 FEET; THENCE S83°42'28"W, 59.01 FEET TO THE BEGINNING OF A 387.50 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE 44.32 FEET WESTERLY ON SAID CURVE, LONG CHORD BEARS S86°59'03"W, 44.29 FEET; THENCE S89°54'59"W, 247.28 FEET; THENCE S00°15'37"W, 125.27 FEET; THENCE S39°03'26"E, 447.96 FEET; THENCE S00°45'13"W, 221.06 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS A COMBINED 9.82 ACRES (427,724 SQ. FT.)

EXISTING ZONING: A (AGRICULTURE) REZONED: FS-RM (SUBURBAN RESIDENTIAL MEDIUM DENSITY)

Real Estate Description: Rezoning Tract 3

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 84 NORTH, RANGE 24 WEST OF THE 5TH P.M., CITY OF AMES, STORY COUNTY, IOWA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE S89°14'47"E, 509.18 FEET ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20 TO THE POINT OF BEGINNING AND ALSO THE BEGINNING OF A 700.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY 94.65 FEET ALONG SAID CURVE, LONG CHORD BEARS N04°27'19"E, 94.58 FEET; THENCE N08°19'44"E, 310.85 FEET TO THE BEGINNING OF A 1000.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY 148.13 FEET ALONG SAID CURVE, LONG CHORD BEARS N04°05'07"E, 147.99 FEET; THENCE N00°09'30"W, 708.11 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF CAMERON SCHOOL ROAD; THENCE S89°42'18"E, 678.14 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE WEST RIGHT-OF-WAY LINE OF GEORGE WASHINGTON CARVER AVENUE; THENCE S00°06'04"E, 1263.86 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20; THENCE N89°14'47"W, 741.38 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING.

PARCEL CONTAINS A COMBINED 20.00 ACRES (871,226 SQ. FT.)

EXISTING AND CONTINUED ZONING: A (AGRICULTURE)

Section 2: All other ordinances and parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

Section 3: This ordinance is in full force and effect from and after its adoption and publication as provided by law.

ADOPTED THIS 10th day of January 2023.

Renee Hall, City Clerk

John A. Haila, Mayor