RESOLUTION NO. 25-115

A RESOLUTION ADOPTING A SITE-SPECIFIC DEVELOPMENT PLAN FOR A 'FINANCIAL SERVICE' (MIDLAND CREDIT UNION) ON PROPERTY LEGALLY DESCRIBED AS LOT 7, EXCEPT THE SOUTHEAST CORNER THEREOF DEDICATED FOR RIGHT-OF-WAY, AND LOT 8, ALL IN BLOCK 20, BAYLISS AND PALMER'S ADDITION, COUNCIL BLUFFS, POTTAWATTAMIE COUNTY, IOWA.

WHEREAS, Midland Credit Union is requesting adoption on a site-specific development plan for a 'financial service' (Midland Credit Union) on property located at 1900 West Broadway, legally described above and more particularly described in attached City Council Communication; and

WHEREAS, The applicant is proposing to modify the building to meet their organization's needs which includes a significant interior remodel that changes the primary customer entrance from the south to the north; and

WHEREAS, The proposed development plan standards and discussion is set forth in the attached City Council Communication; and

WHEREAS, The Community Development Department recommends approval of the request to adopt a site-specific development plan for a 'financial service' (Midland Credit Union) on property legally described as Lot 7, except the southeast corner thereof dedicated for right-of-way, and Lot 8, all in Block 20, Bayliss and Palmer's Addition, Council Bluffs, Pottawattamie County, Iowa, subject to the comments stated herein in or in the attached City Council Communication and the following condition:

A. Any modifications to the approved development plan which substantially alter the design, layout, configuration, and/or appearance of the project shall be reviewed the City Planning Commission and approved by City Council prior to such changes being made. All minor modifications to the adopted development plan may be administratively approved by the Community Development Director.

NOW, THEREFORE, BE IT RESOLVED
BY THE CITY COUNCIL
OF THE
CITY OF COUNCIL BLUFFS, IOWA

That the request to adopt a site-specific development plan for a 'financial service' (Midland Credit Union) on property legally described as Lot 7, except the southeast corner thereof dedicated for right-of-way, and Lot 8, all in Block 20, Bayliss and Palmer's Addition, Council Bluffs, Pottawattamie County, Iowa, and more particularly described in attached City Council Communication, is hereby approved.

ADOPTED
AND April 21, 2025.
APPROVED

_____
MATTHEW J. WALSH Mayor

Attest: _____
JODI QUAKENBUSH City Clerk