CITY OF COUNCIL BLUFFS - CITY PLANNING COMMISSION
CASE #ZC-19-002 LOCATION/ZONING MAP

ATTACHMENT A

Legend

Subject Properties

0 40 80

1 Inch = 83 Feet

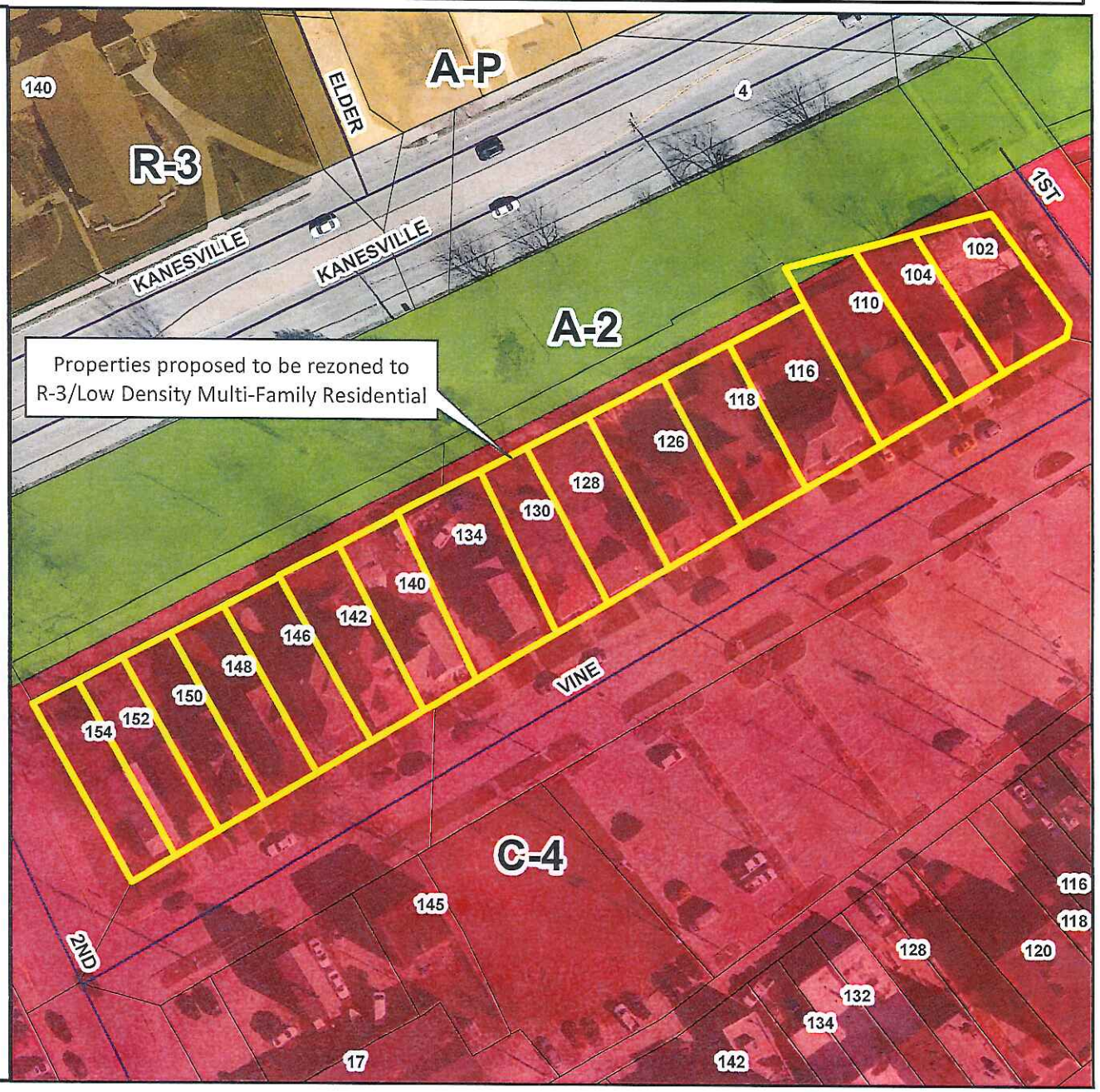


Last Amended: 5/8/19

Council Bluffs Community
Development Department
209 Pearl Street
Council Bluffs, IA 51503
Telephone: (712) 328.4629

DISCLAIMER

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CITY OF COUNCIL BLUFFS - CITY PLANNING COMMISSION
CASE #ZC-19-002 LOCATION/ZONING MAP

ATTACHMENT B

Legend

- Subject Properties
- Expanded Request
- Opposed to Rezoning

0 40 80

1 Inch = 83 Feet

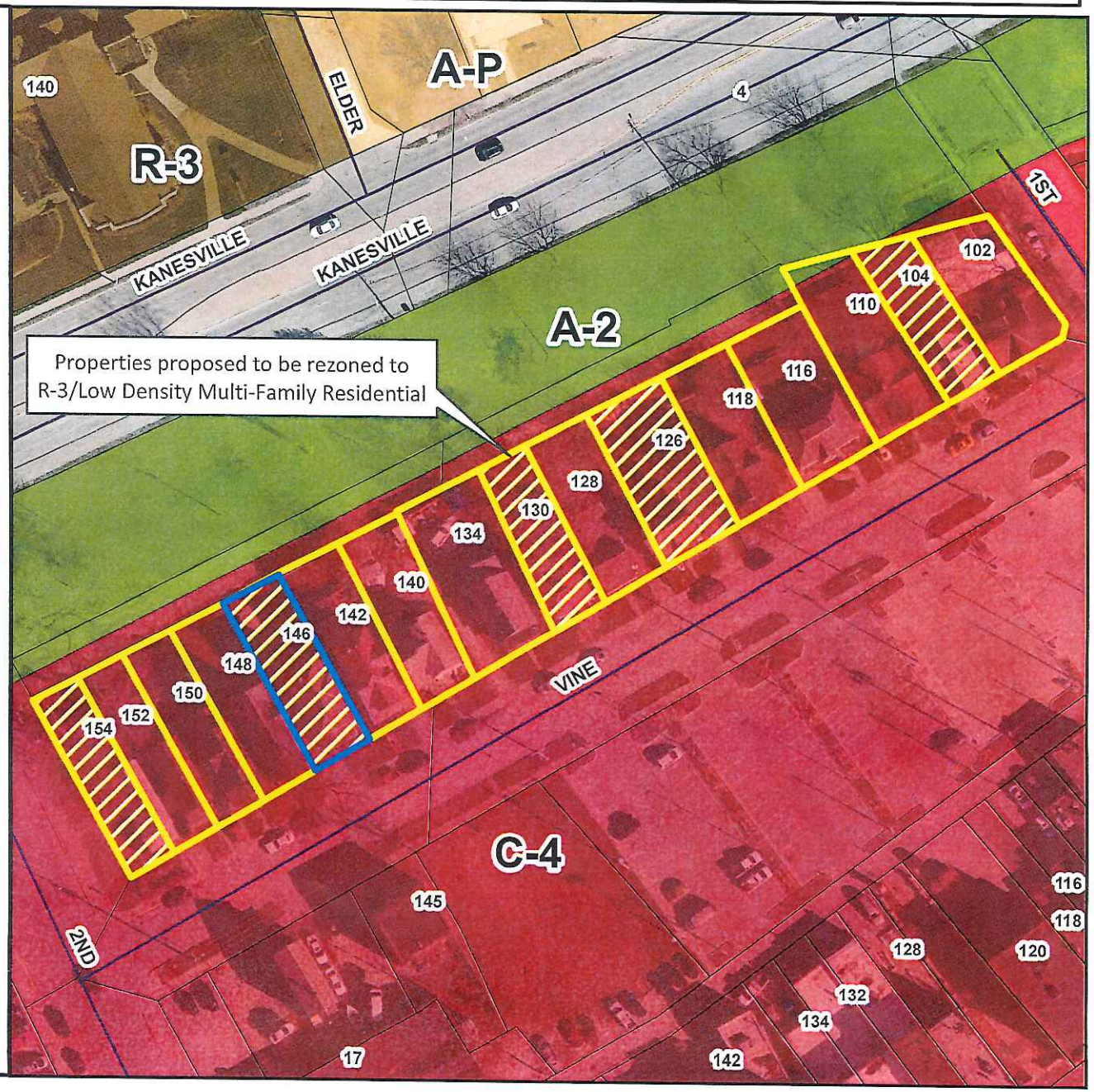


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ATTACHMENT C

Petition to rezone my property from C-4/Commercial District to R-3/Low Density Multifamily Residential District.

Name Teri L Vanable

Address 150 Vine St

Signature _____

Name [illegible]

Address [illegible] Vine St

Signature [illegible]

Name _____

Address _____

Signature _____

To Community Development Department

From:
George Prine
142 Vine Street
Council Bluffs,Iowa 51503

March 27th 2019

Subject: Case #ZC-19-002

I am the homeowner at 142 Vine Council Bluffs Iowa 51503. I wish to have my property included in the application already filed for the rezoning from C-4 Downtown Business District, to R-3 low density multi family residential district to bring into compliance with the cities zoning ordinance.

Sincerely
George Prine



To Community Development Department

March 27th 2019.

From: Interested Parties.

Subject: Case #ZC-19-002

As property owners, we wish to be included in the application already filed for the rezoning area on Vine Street. From C-. 4 Downtown Business district, to R-3 low density multi family residential district to bring compliance with the city's zoning ordinance.

Name: Address: Phone: Signature: Tax payer:

George Prine 142 Vine 402-731-2811

Name: Address: Phone: Signature: Tax payer:

Matthew Onzay 118 Vine St 712-314-7769

Name: Address: Phone: Signature: Tax payer:

Susan K. Parker 110 Vine St 712-323-1839

Name: Address: Phone: Signature: Tax payer:

K+P Inv. Inc.
George P. Clark 17 Ethel Ln. 402-690-9461 George P. Clark

Name: Address: Phone: Signature: Tax payer:

Stephanie Rostermundt 128 Vine st 402-684-3671 Stephanie M

Name: Address: Phone: Signature: Tax payer:

Ken Rostermundt 102 Vine St. 4026895342 Ken Rostermundt

Name: Address: Phone: Signature: Tax payer:

_____ _____ _____ _____ _____

Name: Address: Phone: Signature: Tax payer:

_____ _____ _____ _____ _____

Name: Address: Phone: Signature: Tax payer:

_____ _____ _____ _____ _____

Name: Address: Phone: Signature: Tax payer:

_____ _____ _____ _____ _____

To Community Development Department

March 27th 2019.

From: Interested Parties.

Subject: Case #ZC-19-002

As property owners, we wish to be included in the application already filed for the rezoning area on Vine Street. From C- 4 Downtown Business district, to R-3 low density multi family residential district to bring compliance with the city's zoning ordinance.

Name: Address: Phone: Signature: Tax payer:

Melissa 134 Vine St. 402-657-1440 Melissa Williams

Name: Address: Phone: Signature: Tax payer:

JOHN 116 Vine St 402-630-5090 John Stevens

Name: Address: Phone: Signature: Tax payer:

_____ _____ _____ _____ _____

ATTACHMENT D

Moises Monrroy Castillo

From: Maureen Eickholt <Maureen.Eickholt@american-national.com>
Sent: Wednesday, March 27, 2019 12:18 PM
To: Moises Monrroy Castillo
Cc: John Eickholt
Subject: Proposed re-zone Vine St

Importance: High

Good Day Moises,

It has been brought to our attention that the new property owner of 148 Vine street is requesting a zoning change in this area from commercial to residential. We own the property at 146 Vine Street and purchased it some years back knowing full well that this area is zoned commercial. Further we believed the cities plan moving forward was to keep this area zoned commercial. The new property owner of 148 Vine was aware of its classification at the time of purchase.

The property at 148 Vine has been vacant and unmaintained since 1996. One of the other properties mentioned is a minimally maintained, high turnover rental unit, and the other is a poorly maintained owner occupied unit which is in constant battle with the city regarding poor living and sanitary conditions. Multiple times the past year they have been evicted due to unsanitary conditions, and the health department, the police department, and animal control are a regular visitors.

We believe the zoning should remain as it is. More dilapidated, rental units are exactly what we don't need on Vine Street.

Thank you.

John Eickholt

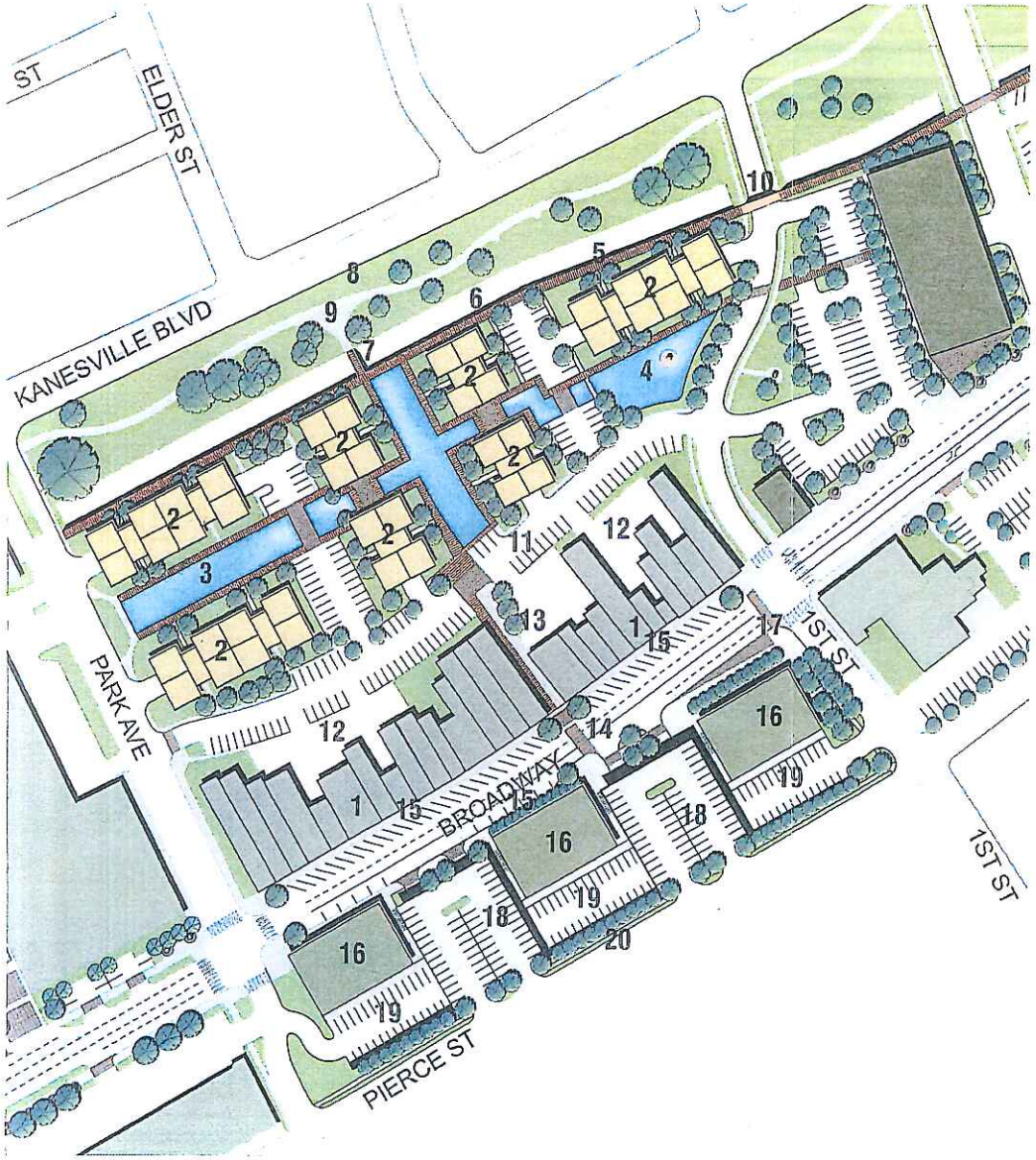
MAUREEN EICKHOLT | Agent
146 Vine St | Council Bluffs, IA 51503-4301
O: 712.256.0246 | F: 712.256.0687

SMART THINKING, REWARDED™

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ATTACHMENT E



April 2003

100 Block

Council Bluffs Downtown

1 100 Block Adaptive Reuse and Façade Rehabilitation
2 Canal Apartments
3 Vine Street Canal
4 Pond and Fountain
5 Indian Creek Promenade
6 Indian Creek Channel
7 Pedestrian Bridge
8 Kanesville Greenway
9 Valley View - Indian Creek Connector Trail
10 First Street Pedestrian Overpass
11 Alley Redesign and Parking
12 Building Service Areas
13 Broadway Passage
14 Mid-block Pedestrian Crossing
15 Broadway Streetscape
16 Mixed Use Buildings
17 1st and Broadway Intersection Redesign
18 Parking Decks
19 Surface Parking and Building Service
20 Pierce Street Landscaping and Retaining Wall

NORTH 0 100 200 300

RDG Crose Gardner Shukert, Inc. Landscape Architecture, Planning and Urban Design
900 Farnam St. Suite 100 Omaha, NE 402-392-0136
414 - 61st St. Des Moines, IA 515-274-4925