



City of Waukeee
230 W. Hickman Road
Waukeee, IA 50263
Phone: (515) 978-9533
Fax: (515) 987-1845

NOTICE OF REZONING

December 31, 2009

Re: Proposed Rezoning - Legacy Pointe Planned Development for a Memory Care Facility

Dear Property Owner:

Ewing Land Development Services, owner of property within the Legacy Pointe Development, had previously petitioned the City of Waukeee with a plan to revise the Planned Development Overlay District for Legacy Pointe to allow for a Memory Care Facility to be constructed on a portion of property south of Earl May. During the recent Planning and Zoning Commission meeting, held on December 22, 2009, Ewing Land Development Services (ELDS) was asked to make some revisions to the development plan for the facility. Based upon input from property owners and direction from the Commission, ELDS has reconfigured the property to better facilitate the project and address some of the concerns raised at the meeting. The property is located north of SE Laurel Street, west of the SE Legacy Pointe Boulevard. The property had originally been planned to be developed into additional townhomes. Information specific to how the property is proposed to be developed can be found on the City's website at: www.waukeee.org/developmentprojectswaukeee.

The Waukeee Planning and Zoning Commission will receive public input on this revised application at their meeting at **6:00 pm on January 12, 2010, in the City Hall Council Chambers, 230 Highway 6, Waukeee**. As a neighboring property owner, you are being notified and invited to present your views concerning this application, either verbally by attending the meeting, or in writing. Written comments must be received by the City prior to the Planning and Zoning Commission meeting. Written comments should be addressed to the City of Waukeee, Attn: Director of Development Services, 230 Highway 6, Waukeee, Iowa 50263.

Following the Planning and Zoning Commission's review and recommendation, the City Council will hold a **public hearing** on this application. A public hearing has been scheduled for **7:00 pm, on January 18, 2010, in the City Hall Council Chambers** at the above address. All interested parties are encouraged to attend and express their views.

If you know of any interested parties who have not received a copy of this letter, we would appreciate it if you would inform them of the time, date and place of the Planning and Zoning Commission's meeting and City Council public hearing. If you have any questions concerning this application or if you would like additional information, please call the Development Services Department at 515-987-4522 or the petitioners' professional, Josh Cowman at 641-628-0073.

Sincerely,

Brad Deets, Development Services Director