

DES MOINES CITY COUNCIL MEETING

Friday, November 21, 2003

3:00 P.M.

City Council Chambers

1. ROLL CALL:
2. APPROVING AGENDA, AS PRESENTED AND/OR, AS AMENDED:
 - 2-I Approval of Preliminary Terms of Agreement for Wells Fargo Financial Expansion project, in Downtown Des Moines.

(Council Communication No. 03-560)
 3. Approval of Preliminary Terms of Agreement for the East Village Square Project, 400 E. 4th Street.

(Council Communication No. 03-555)
 4. Receipt of proposals for the Court Avenue development and approval of development agreement for the project.

(Council Communication No. 03-556)
 5. Approval of preliminary terms of agreement for residential rehabilitation of the Spaghetti Works building, 302-310 Court Avenue.

(Council Communication No. 03-554)
 6. Approval of Council Policy regarding support for Low Income Housing Tax Credit projects.

(Council Communication No. 03-559)
 7. Recommendations regarding the following low-income housing tax credit applications:

(Council Communication No. 03-557)

 - (a) Support for Court Avenue Partners, I, LP, rehabilitation of mixed-income housing development

of 51 units, at 310 Court Avenue, includes 25 units of family housing.

- (b) Support of Court Avenue Partners II, LP, for new construction of mixed-income development of 110 units at 312 and 420 Court Avenue, includes 44 units of family housing.
- (c) Support for Neighborhood Investment Corporation of Des Moines, for new construction of mixed-income housing development for 105 units in the 300 block of E. Grand and Locust, includes 42 units of family housing.
- (d) Support for James C. Conlin, for new construction of 30 units of family housing at 3560 E. Douglas.
- (e) Support for James C. Conlin, for new construction of 60 units of family housing at 6009 SW Creston.
- (f) Support for Richard Helgeson, for new construction of 50 units of senior-assisted housing at 1908 Forest Avenue.
- (g) Denying Support for MetroPlains Development LLC, for rehabilitation of 32 units of family housing at 1440 Walnut, the Crane Building.
- (h) Denying Support of Hubbell Tower L.P., for rehabilitation of 77 units of family housing at 904 Walnut, the Hubbell Tower Apartments.
- (i) Denying Support of River Bend Duplexes, LP, for new construction of 12 units of family housing in 1400 block of 5th and 6th Avenues.
- (j) Denying Support of Robert Burns, for new construction of 60 units of senior-assisted housing at 401 University.
- (k) Denying Support of DSM/Cherry LLP, for new construction of 52 units of family housing on 5 acres in the 4500 block of Hubbell.
- (l) Denying Support for DSM/Meadows II LLP, for new construction of 52 units of family housing at 2000 Meadow Court.

8. Approval of tax increment request for FY 04/05.

[\(Council Communication No. 03-553\)](#)

9. Extension of closing date, to February 3, 2004, for sale of former Stew Hansen site, 2103 Ingersoll, to Knapp Properties Inc.

[\(Council Communication No. 03-558\)](#)

10. MOTION TO ADJOURN.

It is anticipated that some Council members will participate in this meeting by electronic means, pursuant to Council rules.