

**DES MOINES CITY COUNCIL MEETING**  
**City Hall, City Council Chambers**  
**400 Robert D. Ray Drive**  
**Des Moines, Iowa 50309**

**November 4, 2024**  
**5:00 PM**

1. ROLL CALL:
2. APPROVING AGENDA, AS PRESENTED AND/OR, AS AMENDED:
3. APPROVING CONSENT AGENDA \* – items 3 through 34:

**\*Note: These are routine items and will be enacted by one roll call vote without separate discussion unless pursuant to Council rules, Council requests an item be removed to be considered separately.**

**LICENSES AND PERMITS**

4. [Approving](#) Alcoholic Beverage License Applications for the following:

**NEW APPLICATIONS**

(A) BALLET DES MOINES	655 WALNUT ST #120	Special Class C
(B) SPICES OF NEPAL	4804 SW 9 <sup>TH</sup> ST	Class C Liquor
(C) TINAS RABBIT HOLE	2102 INDIANOLA AVE	Class C Liquor

**RENEWAL APPLICATIONS**

(D) ALDI INC #03	3940 E 14TH ST	Class B Retail
(E) ALDI INC #29	5512 SE 14TH ST	Class B Retail
(F) ALDI INC #38	2543 E UNIVERSITY AVE	Class B Retail
(G) CASEYS STORE #2892	6120 DOUGLAS AVE	Class B Retail
(H) CENTRO RESTAURANT	1003 - 1007 LOCUST ST	Class C Liquor
(I) CHA CHAS HILAND BAKERY	3615 6TH AVE	Class C Liquor
(J) CHIPOTLE MEXICAN GRILL	3737 MERLE HAY RD	Class C Liquor
(K) CROZ NEST EAST	3801 EASTON BLVD	Class C Liquor
(L) ESTRADAS	3029 MERLE HAY RD	Class C Liquor
(M) FRATERNAL ORDER	6567 BLOOMFIELD RD	Class C Liquor
(N) FREMONT	1030 E 9TH ST	Class C Liquor
(O) GIT N GO STORE #19	890 COUNTY LINE RD	Class B Retail



## PUBLIC IMPROVEMENTS

7. Ordering construction of the following:

- (A) [2025](#) Citywide PCC Pavement Patching Program: Receiving of bids, (11-19-24) and Setting date of hearing, (12-23-24), Engineer's estimate, \$1,572,000.

[\(Council Communication No. 24-449\)](#)

- ~~(B) [East](#) Army Post Road Trunk Sanitary Sewer from SE 14<sup>th</sup> Street to Three Lakes Estates: Receiving of bids, (11-19-24) and Setting date of hearing, (12-23-24), Engineer's estimate, \$4,500,000.~~

~~[\(Council Communication No. 24-450\)](#)~~

- (C) [SW](#) 1<sup>st</sup> Street Bridge Park Improvement: Receiving of bids, (11-19-24) and Setting date of hearing, (12-23-24), Engineer's estimate, \$925,000.

[\(Council Communication No. 24-451\)](#)

8. Items regarding the Central Place Levee Trail Phase 1 Project:

- (A) [Approving](#) and authorizing the execution of a Cooperative Agreement between the Iowa Department of Transportation (IDOT) and the City of Des Moines for construction and maintenance.

[\(Council Communication No. 24-453\)](#)

- (B) [Ordering](#) construction - Receiving of bids, (11-19-24), and Setting date of hearing, (12-9-24), Construction estimate, \$1,800,000.

[\(Council Communication No. 24-452\)](#)

9. [Approving](#) completion and acceptance of the Cooperative Public Service project with Polk County for the Scott Avenue Sidewalk from SE 30<sup>th</sup> Street to Fourmile Creek.

10. [Approving](#) Supplemental Agreement No. 2 to the Professional Services Agreement with OPN, Inc. d/b/a OPN Architects, Inc. for professional services for the City Facility Expansion Phase 1 Improvements project, not to exceed \$80,000.

[\(Council Communication No. 24-448\)](#)

11. [Approving](#) private construction contract between Eggers Plumbing Inc. and JW Congregation Support Inc. for storm sewer improvements in 7700 Fleur Drive.

## **SPECIAL ASSESSMENTS**

12. [Levying](#) assessments for fees, fines, penalties, costs and interest imposed in the enforcement of the Neighborhood Inspection Rental Code, Schedule No. 2024-11.

## **LAND/PROPERTY TRANSACTIONS**

13. [Releasing](#) PUD restoration bond for Brook Landing Plat 1.
14. [Approval](#) of final subdivision plat for Gray's Station Plat 7.

[\(Council Communication No. 24-442\)](#)

## **BOARDS/COMMISSIONS/NEIGHBORHOODS**

15. [Approve](#) merger of the Easter Lake Area Neighborhood Association and Pioneer Park Neighborhood Association in accordance with the Neighborhood Recognition Policy.

[\(Council Communication No. 24-434\)](#)

16. [Approving](#) appointments to the Youth Advisory Board for a 12-month term expiring July 31, 2025, as follows:

- (A) Deziyre Miller
- (B) Natalie Park

17. [Communication](#) from Kelli Soyer advising of her resignation from the Greater Des Moines Sister Cities Commission, At-Large Seat, to be effective immediately.

## **SETTING DATE OF HEARINGS**

18. [On](#) the proposition to authorize a lease agreement with Motorola Solutions, Inc. (Greg Brown, CEO) in which the principal amount is not-to-exceed \$1,035,828 for the purpose of purchasing upgraded body worn camera equipment and related services, (11-18-24).
19. [On](#) the proposed 2025-2029 Consolidated Plan, which includes the 2025 Action Plan, for the U.S. Department of Housing and Urban Development (HUD), (11-18-24).
20. [On](#) approval of U.S. Department of Housing and Urban Development (HUD) substantial amendment to the HOME Investment Partnerships Program – American Rescue Plan Allocation Plan (HOME-ARP), (12-9-24).

## LEGAL DEPARTMENT - CLAIM SETTLEMENTS & BILLINGS

21. [Approving](#) payment to Sam's Riverside, Inc.
22. [Approving](#) payment to Don Dade and his attorney for a workers' compensation claim.
23. [Approving](#) payment to North Star Mutual Insurance as a subrogee of Nyan and Lal Makier for a property damage claim.
24. [Approving](#) payment to Wisdom Williams for a motor vehicle accident claim.

## APPROVING

25. Number not used.
26. [Agreement](#) with Neighborhood Finance Corporation (NFC) for Polk County Large Renovation Program.

[\(Council Communication No. 24-437\)](#)

27. [Parking](#) Sublease Agreement with Two Rivers Marketing, Corp. for the use of 80 parking spaces within the ground level of Nelson Development 1, LLC's parking garage locally known as 555 E. 4th Street.

[\(Council Communication No. 24-443\)](#)

28. [Grant](#) Agreement with World Food Prize Foundation for improvements to the building.
29. Number not used.
30. [First](#) Amendment to Recyclables Processing and Marketing Service Agreement with Metro Waste Authority.
31. [Fire](#) Department to negotiate and approve Memoranda of Understanding (MOU) and Business Association Agreements for the Mobile Integrated Healthcare (MIHC) program.

[\(Council Communication No. 24-439\)](#)

32. Abatement of public nuisances as follows:

- (A) [1814](#) 8<sup>th</sup> Street.
- (B) [1802](#) Martin Luther King JR Parkway.
- (C) [1218](#) E. 13<sup>th</sup> Street.
- (D) [3848](#) E. 14<sup>th</sup> Street, Lot 44.
- (E) [1726](#) E. Walnut Street.
- (F) [2307](#) SE 18<sup>th</sup> Street.

33. [Purchase](#) from Housby Mack Inc. (Kelly Housby, CEO) of five (5) heavy truck chassis, \$749,450; installation by Henderson Products Inc. (John Siever, President) of four (4) chassis upfitted with a dump body and snowplow equipment, \$672,028; and installation by Municipal Pipe and Tool LLC (Mark Kaler, managing member) of one (1) chassis upfitted with a Vacall catch basin cleaner, \$490,796.61 per Sourcewell purchasing contracts for use by the Public Works Department. Total amount \$1,912,274.61.

[\(Council Communication No. 24-440\)](#)

34. [Authorizing](#) Finance Director to draw checks on registers for the weeks of November 4 and 11, 2024; to draw checks for the bills of the Des Moines Municipal Housing Agency for the weeks of November 4 and 11, 2024; to draw checks for biweekly payroll due on November 15, 2024.

\* \* \* \* \* END CONSENT AGENDA \* \* \* \* \*

**HEARINGS (OPEN AT 5:00 P.M.) (ITEM 35 THRU 44)**

35. [On](#) conveyance of City-owned property at 1916 Washington Avenue to Greater Des Moines Habitat for Humanity for redevelopment of housing.

[\(Council Communication No. 24-435\)](#)

36. [On](#) conveyance of a permanent easement for ingress and egress across City-owned property located north of 1544 48<sup>th</sup> Street to Switt Properties, LLC, \$1.

37. [On](#) request from JC AM Group, LLC (John Cheng, Officer) for the following regarding property located at 1419 Pennsylvania Avenue to rezone the property from “N3c” Neighborhood District to Limited “N3c-2” Neighborhood District to allow reuse of the existing structure for a duplex use, **and to continue to the November 18, 2024 Council meeting.**

38. On a request from Measured 3708 SE 14th, LLC (Greg Danielson, Officer) regarding property in the vicinity of 3710 Southeast 14<sup>th</sup> Street to amend the PlanDSM: Creating Our Tomorrow Comprehensive Plan to revise the future land use designation from Medium Density Residential to High Density Residential to allow expansion of the existing multiple-household residential development so that it has a net density greater than 17 dwelling units per acre.

39. On request from Iowa Motor Carriers Foundation (Brenda Neville, Officer) for property located at 717 E. Court Avenue for an appeal of a denied Type 2 Design Alternative to waive undergrounding of overhead electrical lines where it is required, (**Choose one alternative below**).

(A) Deny.

**OR**

(B) Approve.

40. On the proposed 2024 Analysis of Impediments to Fair Housing for the U.S. Department of Housing and Urban Development (HUD) Consolidated Plan.

(Council Communication No. 24-436)

41. On the proposition to authorize a lease agreement in the principal amount not-to-exceed \$300,000 for the purpose of acquiring nine items of equipment for use in conjunction with city emergency snow and ice control operations.

(Council Communication No. 24-441)

42. On 2025 Midblock Pedestrian Signal Improvements: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating the lowest responsive, responsible bidder as Kline Electric, Inc. d/b/a Heartland Underground Solutions (Shane T. Kline, President), \$391,940.60.

(Council Communication No. 24-445)

(A) Approval of contract and bond.

43. On 9th & Locust Parking Garage Elevator Improvements: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating the lowest responsive, responsible bidder as Lloyd Construction Company (Chris Thorkelson, President), \$751,500.

(Council Communication No. 24-446)

(A) Approval of contract and bond.

44. On Skywalk 3C-4C & 4E-4F Improvements: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating the lowest responsive, responsible bidder as Core Construction Services, LLC (Mike Ogle, Owner), \$425,000.

(Council Communication No. 24-447)

- (A) Approval of contract and bond.

\*\*\*\*END HEARINGS AT \_\_\_\_\_PM\*\*\*\*

#### ORDINANCES FIRST CONSIDERATION

45. Amending Chapter 114 of the Municipal Code regarding Traffic Regulation Changes as follows:

(Council Communication No. 24-444)

- (A) Turn Prohibition – Intersection of 6th Avenue and Hickman Road.  
(B) Parking Modification – SE 25th Court from Maury Street to CB&Q Street.

#### COMMUNICATIONS/REPORTS

46. Requests to speak as follows:

- (A) Adam Callanan  
(B) Tyler D. Patterson  
(C) Kathy Byrnes  
(D) Ed Fallon  
(E) Garland Armstrong  
(F) Heather Armstrong

#### MOTION TO ADJOURN.

***The City of Des Moines is pleased to provide accommodations to disabled individuals or groups and encourages participation in City government. To better serve you, please notify us at least three business days in advance when possible at 515-283-4209, should special accommodations be required. Assistive Listening Devices are available for meetings in the City Council Chambers.***

View City Council agendas online at DSM.city





All-America City  
1949 1976 1981 2003 2010 2017