

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

April 7, 2025
5:00 PM

PROCLAMATION – 4:40 PM

Fair Housing Month

1. ROLL CALL:
2. APPROVING AGENDA, AS PRESENTED AND/OR, AS AMENDED:
3. APPROVING CONSENT AGENDA * – items 3 through 43:

***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)	DES MOINES HERITAGE CENTER	120 E 5TH ST	Class C Liquor
(B)	DES MOINES RENAISSANCE	4051 DEAN AVE	Class C Liquor
(C)	JESSES EMBERS	3301 INGERSOLL AVE	Class C Liquor
(D)	PANKA PERUVIAN	2708 INGERSOLL AVE	Class C Liquor
(E)	PRIIME SPOT	2355 E UNIVERSITY AVE	Class B Liquor
(F)	ROOK ROOM LLC	300 SW 5TH ST #A150	Class C Liquor
(G)	SANDS VOLLEYBALL CLUB	6214 GRAND AVE	Class C Liquor

RENEWAL APPLICAITONS

(H)	ALPINE TAP ROOM	2720 INGERSOLL AVE	Class C Liquor
(I)	BARATTAS RESTAURANT	2320 SOUTH UNION ST	Class C Liquor
(J)	CAPITAL CITY MOOSE LODGE	2515 WEDGEWOOD RD	Class F Retail
(K)	CASEYS #3953	3121 FOREST AVE	Class E Liquor
(L)	CASEYS #4026	3401 INGERSOLL AVE	Class B Retail
(M)	DJANGO BANQUET FACILITIES	1430 LOCUST ST	Class C Liquor

(N)	GERRIS	232 E 30TH ST	Class C Liquor
(O)	GIT N GO STORE #5	2700 INDIANOLA AVE	Class B Retail
(P)	HAWKEYE ELKS LODGE #160	1401 WALKER ST	Class A Liquor
(Q)	HELLO MARJORIE	717 LOCUST ST #A	Class C Liquor
(R)	ROYAL FOOD & LIQUOR	1443 2ND AVE	Class E Liquor
(S)	WORLD LIQUOR & TOBACCO	3200 SE 14TH ST	Class E Liquor
(T)	ZAVY KITCHEN	111 E GRAND AVE #101	Class C Liquor

SPECIAL EVENT APPLICATIONS

- (U) APRES BAR CO 519 PARK ST 5 days
CLASS C LIQUOR LICENSE FOR CANDLELIGHT CONCERT ON APRIL 25, 2025.
- (V) APRES BAR CO 519 PARK ST 5 days
CLASS C LIQUOR LICENSE FOR AN EVENT ON APRIL 19, 2025.
- (W) THIRSTY PIGS LLC 2700 FOREST AVE 5 days
CLASS C LIQUOR LICENSE FOR DRAKE ALL ALUMNI ON APRIL 25 - 26, 2025.
- (X) THIRSTY PIGS LLC 2800 UNIVERSITY AVE 5 days
CLASS C LIQUOR LICENSE FOR DRAKE UNIVERSITY BLACK ALUMNI REUNION BLOCK PARTY ON APRIL 26, 2025.
- (Y) WAT LAO BUDDHAVAS OF IA 1804 E PARK AVE 5 days
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR FESTIVAL ON APRIL 12 - 13, 2025.
- (Z) WINEFEST DES MOINES 1615 2ND AVE 5 days
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR AN EVENT ON APRIL 10, 2025.
- (AA) PEGGYS TAVERN 3020 FOREST AVE Class C Liquor
TEMPORARY FOR THE DRAKE RELAYS ON APRIL 20 – 27, 2025.

5. [City](#) Clerk to issue Cigarette/Tobacco/Nicotine/Vapor Permits.

PUBLIC IMPROVEMENTS

6. [Ordering](#) construction of Intelligent Transportation Systems Upgrade – Phase 5: Receiving of bids, (4-15-25) and Setting date of hearing, (5-5-25), Engineer’s estimate, \$1,625,000.

(Council Communications No. 25-138)

7. [Approving](#) Supplemental Agreement No. 1 to the Professional Services Agreement with MA Architecture, Inc. for professional services for the North Side Community Recreation Center project, not to exceed \$72,590.

[\(Council Communication No. 25-135\)](#)

8. [Accepting](#) completed construction and approving final payment for 2024 HMA Resurfacing Program Contract 1, Grimes Asphalt and Paving Corporation.

SPECIAL ASSESSMENTS

9. [Levying](#) assessments for fees, fines, penalties, costs and interest imposed in the enforcement of the Neighborhood Inspection Rental Code, Schedule No. 2025-04.
10. Deletion of rental inspection assessments at the following:
 - (A) [1444](#) 55th Street.
 - (B) [1105](#) E. Douglas Avenue.

LAND/PROPERTY TRANSACTIONS

11. [Releasing](#) Subdivision Bond for Oak Crest Plat 1.

BOARDS/COMMISSIONS/NEIGHBORHOODS

- 11-I Recommendation from Mayor Boesen to appoint the following to the Greater Des Moines Sister Cities Commission:
 - (A) [Jaclyn](#) Wulfekuhle, Seat 1, for a term expiring April 28, 2030.
 - (B) [Gayle](#) Collins, Seat 3, for a term expiring April 28, 2027.
12. Number not used.
13. [Recommendation](#) from Council Member Coleman to reappoint Steve Terry to the Building and Fire Code Board of Appeals, Seat 11, for a term expiring April 1, 2026.
14. [Recommendation](#) from Council Member Coleman to reappoint Wendell Eck to the Housing Appeals Board, Seat 7, for a term expiring March 16, 2027.
15. [Recommendation](#) from Council Member Coleman to reappoint Emily Westergaard to the Housing Services Board, Seat 4, for a term expiring June 30, 2027.
16. [Recommendation](#) from Council Member Coleman to reappoint Debra Chiodo to the Parks and Recreation Board, Seat 8, for a term expiring June 30, 2027.

17. [Recommendation](#) from Council Member Coleman to reappoint Carolyn Jenison to the Plan and Zoning Commission, Seat 9, for a term expiring July 6, 2026.
18. [Recommendation](#) from Council Member Coleman to reappoint Sherill Whisenand to the Sister Cities Commission, Seat 8, for a term expiring April 28, 2028.
19. [Recommendation](#) from Council Member Coleman to reappoint Michelle Huggins to the Urban Design Review Board, Seat 8, for a term expiring June 30, 2025.

SETTING DATE OF HEARINGS

20. [On](#) conveyance of vacated alley right-of-way adjoining 1014 Virginia Avenue to Home Opportunities Made Easy, Inc. d/b/a H.O.M.E., Inc., \$100, (4-21-25).
21. [On](#) vacation of surface rights within a portion of College Avenue right-of-way adjoining 1601 6th Avenue and conveyance of a Permanent Easement for Surface Building Encroachment on City-owned Property to Indigo Dawn, LLC, \$300, (4-21-25).
22. [On](#) vacation of excess cemetery property adjoining 1636 and 1700 48th Street and conveyance to Susan D. Andrews, \$21,850, (4-21-25).
23. [On](#) vacation of street right-of-way adjoining 100 28th Street and Geoparcels 7824-07-280-002 and conveyance to Cornerstone Developers, LLC, \$1,000, (4-21-25).
24. [On](#) conveyance of 1447 E. Railroad Avenue and Geoparcels 7824-11-156-002 to MidAmerican Energy Company in exchange for a portion of 1450 Harriet Street, \$16,020, (4-21-25).

LEGAL DEPARTMENT - CLAIM SETTLEMENTS & BILLINGS

25. [Approving](#) payment to Peggy Erickson.
26. [Approving](#) payment to Candice Stonehocker.

APPROVING

27. [Round](#) four (4) Neighborhood Commercial Revitalization (NCR) Program funding, and authorizing execution of agreement with NCR Program round four (4) funding recipients.

[\(Council Communication No. 25-143\)](#)

28. [Support](#) of an amendment to the final application for the Merle Hay Mall Campus Reinvestment District.

[\(Council Communication No. 25-142\)](#)

29. [Acceptance](#) of Fiscal Year (FY) 2025 State of Iowa Certified Local Government (CLG) grant to assist with consulting services for the development of a work program and public engagement strategy for conducting a city-wide historic survey.

[\(Council Communication No. 25-139\)](#)

30. Abatement of public nuisances as follows:

- (A) [2400](#) Dean Avenue.
(B) [4345](#) SE 15th Court.

31. [Receive](#) and file communication from the Beaverdale SSMID Board regarding the levy for the Beaverdale Self-Supported Municipal Improvement District (SSMID).

[\(Council Communication No. 25-144\)](#)

32. [Receive](#) and file communication from the Highland Park SSMID Board regarding the levy for the Highland Park Self-Supported Municipal Improvement District (SSMID).

[\(Council Communication No. 25-144\)](#)

33. [Receive](#) and file communication from the Roosevelt Cultural District SSMID Board regarding the levy for the Roosevelt Cultural District Self-Supported Municipal Improvement District (SSMID).

[\(Council Communication No. 25-144\)](#)

34. [Receive](#) and file communication from the Sherman Hill SSMID Board regarding the levy for the Sherman Hill Self-Supported Municipal Improvement District (SSMID).

[\(Council Communication No. 25-144\)](#)

35. [Proposed](#) budget for the Ingersoll Grand Self-Supported Municipal Improvement District (SSMID) for the fiscal year ending June 30, 2026.

[\(Council Communication No. 25-144\)](#)

36. [Proposed](#) budget for the SW 9th Corridor Self-Supported Municipal Improvement District (SSMID) for the fiscal year ending June 30, 2026

[\(Council Communication No. 25-144\)](#)

37. [Budget](#) for the Downtown Self-Supported Municipal Improvement District (SSMID) for the fiscal year ending June 30, 2026.

[\(Council Communication No. 25-144\)](#)

38. [Center](#) Street Park and Ride Facility annual budget to Des Moines Area Regional Transit Authority (DART) and authorization of budget expenditures.

[\(Council Communication No. 25-144\)](#)

39. [Fund](#) transfer resolution of the City of Des Moines FY2025.

[\(Council Communication No. 25-144\)](#)

40. [Fund](#) transfer resolution of the City of Des Moines FY2026.

[\(Council Communication No. 25-144\)](#)

41. [Declaring](#) an official intent under Treasury Regulation 1.150-2 to issue debt to reimburse the City for certain original expenditures paid in connection with specified projects.

[\(Council Communication No. 25-144\)](#)

42. [Revising](#) the City’s Fund Balance Policy to amend minimum fund balance.

[\(Council Communication No. 25-144\)](#)

43. [Authorizing](#) Finance Director to draw checks on registers for the weeks of April 7 and 14, 2025; to draw checks for the bills of the Des Moines Municipal Housing Agency for the weeks of April 7 and 14, 2025; to draw checks for biweekly payroll due on April 18, 2025.

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

HEARINGS (OPEN AT 5:00 P.M.) (ITEMS 44 THRU 53)

44. [On](#) vacation of a portion of the north/south alley right-of-way located in the block bounded by SE 5th Street to the west, Pioneer Road to the south and Hartford Avenue to the north, and conveyance to adjoining property owners, \$150.

(A) [First](#) consideration of ordinance above.

45. [On](#) vacation of subsurface and surface rights within portions of Mulberry Street right-of-way adjoining 1435 Mulberry Street and conveyance of a Permanent Easement for Subsurface Building Encroachment on City-Owned Property and a Permanent Easement for Building Encroachment - Door Swing to 1435 Mulberry LLC, \$14,750.
- (A) [First](#) consideration of ordinance above.
- (B) [Final](#) consideration of ordinance above (waiver requested by Steven Brown, Manager of 1435 Mulberry LLC), requires six votes.
46. [On](#) request from Helena Industries LLC (Tony DiBeneditto, Officer) regarding property located in the vicinity of 3523 Vandalia Road to rezone the property from “EX” Mixed Use District to “I2” Industrial District to allow a Fabrication and Production use with accessory outdoor storage of trucks and trailers,
- (A) [First](#) consideration of ordinance above.
- (B) [Final](#) consideration of ordinance above (waiver requested by the applicant), requires six votes.
47. [On](#) request from the Italian-American Cultural Center of Iowa (Jeffrey M. Lamberti, Officer) regarding property located at 2633 Fleur Drive to amend the PlanDSM: Creating Our Tomorrow Comprehensive Plan to revise the future land use classification for portions of the property from Neighborhood Mixed Use and Low Density Residential to Neighborhood Mixed Use, and for approval of the 5th Amendment to the Butler Mansion PUD (Planned Unit Development) Conceptual Plan to allow a cultural and events center use with building modifications, a new building and other site modifications, **continued from March 10, 2025 Council meeting.**
48. [On](#) request by petition for designation of the Ulysses S. Grant School located at 1031 23rd Street as a Local Landmark named “Ulysses S. Grant School”.

[\(Council Communication No. 25-140\)](#)

49. [On](#) 2025 Citywide Pavement Marking Program: Resolution approving plans, specifications, form of contract documents, engineer’s estimate, receive and file bids, and designating the lowest responsive, responsible bidder as Quality Striping, Inc. (Jamie Jirak, President), \$647,184.

[\(Council Communication No. 25-136\)](#)

- (A) [Approval](#) of contract and bond.

50. On 2025 Pedestrian Ramp Replacement Program: Resolution approving plans, specifications, form of contract documents, engineer’s estimate, receive and file bids, and designating the lowest responsive, responsible bidder as TK Concrete, Inc. (Tony J. Ver Meer, President), \$253,975.

([Council Communication No. 25-137](#))

- (A) Approval of contract and bond.

51. On consideration of the recommended Capital Improvement Program (CIP) for fiscal years 2025-26 through 2028-29.

([Council Communication No. 25-144](#))

52. On amendment to the annual budget for current fiscal year ending June 30, 2025.

([Council Communication No. 25-144](#))

53. On proposed budget for the fiscal year ending June 30, 2026.

([Council Communication No. 25-144](#))

*****END HEARINGS AT _____PM*****

APPROVING II

54. Review of Zoning Board of Adjustment decision conditionally granting a Variance to a separation distance required to allow use of the property at 601 Army Post Road for an “Animal Service” use that would include an outdoor animal exercise runway within 20 feet of the northerly property line adjoining an “N3a” Neighborhood District. (**Choose one alternative below**).

([Council Communication No. 25-141](#))

- (A) The City Council remands the Decision and Order to the Zoning Board of Adjustment for further study. The effective date of the Board’s decision will be deferred for 30 days from the date of this remand.
- (B) The City Council takes no action to review the Decision and Order. The decision of the Board will become final on April 30, 2025.
- (C) The City Council declines to remand the decision to the Zoning Board of Adjustment. The decision of the Board becomes final on this date.

ORDINANCES FIRST CONSIDERATION

55. [Amending](#) Chapter 98 of the Municipal Code relating to charges for solid waste collection service.

([Council Communication No. 25-144](#))

(A) [Final](#) consideration of ordinance above (waiver requested by Nickolas Schaul, Finance Director), requires six votes.

56. [Amending](#) Chapter 118 of the Municipal Code relating to sewer service charges.

([Council Communication No. 25-144](#))

(A) [Final](#) consideration of ordinance above (waiver requested by Nickolas Schaul, Finance Director), requires six votes.

57. [Amending](#) Chapter 114 of the Municipal Code regarding Traffic Regulation Changes as follows:

([Council Communication No. 25-134](#))

(A) Parking Modification – Walnut Street between 9th Street to 10th Street.

58. Items regarding the City Council Ethics Code:

(A) [Waiving](#) privilege limited to the first paragraph on page 6 of a confidential legal opinion to Council Member Voss written October 28, 2024 and directing the City Clerk to provide copies of the paragraph to the media and the public upon request.

(B) [Amending](#) Chapter 2 of the Municipal Code relating to definitions and exceptions of the City Council Ethics Code, **rescheduled from March 24, 2025 Council meeting.**

COMMUNICATIONS/REPORTS

59. [Requests](#) to speak as follows:

- (A) Andrew Roberts
- (B) Steve P. Darcy
- (C) Felicia Hilton
- (D) Ako Abdul-Samad
- (E) Anna Snyder

MOTION TO ADJOURN.

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