

**DES MOINES CITY COUNCIL MEETING**  
**City Hall, City Council Chambers**  
**1200 Locust Street**  
**Des Moines, Iowa 50309**

**July 13, 2026**  
**5:00 PM**

**I. CLOSED SESSION – 3:30 PM**

- (A) Roll Call.
- (B) Recess, and reconvene in closed session pursuant to Section 21.5, subsection 1, paragraph C, of the Iowa Code, to discuss as necessary strategy with counsel in matters that are presently in litigation or where litigation is imminent, where its disclosure would be likely to prejudice or disadvantage the position of the City.
- (C) Closed Session.
- (D) Terminate closed session and reconvene in open session.
- (E) Motion to adjourn.

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1. ROLL CALL:
2. APPROVING AGENDA, AS PRESENTED AND/OR, AS AMENDED:
3. APPROVING CONSENT AGENDA \* – items 3 through 37:

**\*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 APPLICATION

- (A) NOTHING MAJOR                      608 LOCUST ST                      Class C Liquor

### RENEWAL APPLICATIONS

- (B) ALPINE TAP ROOM                      2720 INGERSOLL AVE                      Class C Liquor  
(C) APPLEBEES GRILL & BAR                      6301 SE 14TH ST                      Class C Liquor  
(D) APPLEBEES GRILL & BAR                      3900 MERLE HAY RD                      Class C Liquor  
(E) BLANK GOLF COURSE                      711 COUNTY LINE RD                      Class C Liquor  
(F) BOWLERAMA                      1313 E DIEHL AVE                      Class C Liquor  
(G) CASEYS #2784                      4151 MERLE HAY RD                      Class E Liquor  
(H) CONSERVATORY                      315 E 5TH ST 2                      Class C Liquor  
(I) CONTINENTAL                      407 E 5TH ST                      Class C Liquor  
(J) COPPER CUP                      207 4TH ST                      Class C Liquor  
(K) DES MOINES AMVETS                      2818 5TH AVE                      Class F Retail  
(L) DOUGH CO PIZZA                      2330 UNIVERSITY AVE                      Special Class C  
(M) GRAZIANO BROTHERS                      1601 SOUTH UNION ST                      Class B Retail  
(N) HOLIDAY INN                      6111 FLEUR DR                      Class C Liquor  
(O) JASPER WINERY                      2400 GEORGE FLAGG                      Class C Liquor  
(P) LA FAVORITA                      1700 E GRAND AVE                      Class B Retail  
(Q) LATIN KING                      2200 HUBBELL AVE                      Class C Liquor  
(R) RICHARD O JACOBSON                      3000 E GRAND AVE                      Class C Liquor  
(S) ROYAL MART                      111 63RD ST                      Class E Liquor  
(T) SAKARI SUSHI LOUNGE                      2605 INGERSOLL AVE                      Class C Liquor  
(U) SMOKIN JOES #4                      2800 E UNIVERSITY AVE                      Class E Liquor  
(V) WAVELAND GOLF                      4908 UNIVERSITY AVE                      Class C Liquor  
(W) YOUR BEST FRIENDS BAR                      6218 WILLOWMERE DR                      Class C Liquor

### SPECIAL EVENT APPLICATIONS

- (X) BIRDS NEST                      3000 E GRAND AVE                      14 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR THE IOWA STATE  
FAIR ON AUGUST 13 - 23, 2026.
- (Y) BUBBLY BAR & BISTRO                      3000 E GRAND AVE                      14 days  
CLASS C LIQUOR LICENSE FOR THE IOWA STATE FAIR ON AUGUST 13 -  
23, 2026.
- (Z) DEPOT                      3000 E GRAND AVE                      14 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR THE IOWA STATE  
FAIR ON AUGUST 13 - 23, 2026.

- (AA) IOWA CRAFT BEER TENT 3000 E GRAND AVE 14 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR THE IOWA STATE FAIR ON AUGUST 13 - 23, 2026.
- (BB) JRS SOUTHPORK RANCH 3000 E GRAND AVE 14 days  
CLASS C LIQUOR LICENSE FOR THE IOWA STATE FAIR ON AUGUST 13 - 23, 2026.
- (CC) LUCKY WIFE WINE 520 SW 13TH ST PKG LOT 5 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR A CONCERT ON JULY 22, 2026.
- (DD) NEW NORTHWESTERN 75 E LOCUST ST 5 days  
CLASS C LIQUOR LICENSE FOR AN EVENT ON JULY 18, 2026.
- (EE) OLD WEST BAR-B-Q 3000 E GRAND AVE 14 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR THE IOWA STATE FAIR ON AUGUST 13 - 23, 2026.
- (FF) SIPS IN MOTION 519 PARK ST 5 days  
CLASS C LIQUOR LICENSE FOR A WEDDING ON JULY 25, 2026.
- (GG) STOCKMANS INN 3000 E GRAND AVE 14 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR THE IOWA STATE FAIR ON AUGUST 13 - 23, 2026.
- (HH) SUSAN KNAPP 3000 E GRAND AVE 14 days  
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR THE IOWA STATE FAIR ON AUGUST 13 - 23, 2026.

5. [City](#) Clerk to approve Cigarette/Tobacco/Nicotine/Vapor Permits for the following:

**NEW APPLICATION**

- (A) NIGHTINGALE COCKTAIL 435 E GRAND AVE

**RENEWAL APPLICATIONS**

- (B) HIMALAYAN ASIAN GROCERY STORE 3300 SW 9<sup>TH</sup> ST #2
- (C) NOORI HILAL GROCERY & FASION 3839 MERLE HAY RD #112
- (D) SHAG 2355 E UNIVERSITY AVE #109
- (E) SHAG 333 E GRAND AVE #105

6. [City](#) Clerk to approve Device Retailer Permits for the following:

**NEW APPLICATIONS**

- |                 |                            |
|-----------------|----------------------------|
| (A) P&S MART    | 2574 HUBBELL AVE #102      |
| (B) SHAG        | 333 E GRAND AVE #105       |
| (C) SHAG        | 2355 E UNIVERSITY AVE #109 |
| (D) SMOKE SHACK | 1300 CUMMINGS RD #102      |

**RENEWAL APPLICATIONS**

- |                            |                     |
|----------------------------|---------------------|
| (E) BABAS VAPE N SMOKE LLC | 1534 E GRAND AVE #D |
| (F) SOUTHSIDE SMOKE & VAPE | 3324 INDIANOLA AVE  |

**PUBLIC IMPROVEMENTS**

7. [Approving](#) Professional Services Agreement with Bolton & Menk, Inc. for the Easton Boulevard from Fourmile Creek to NE 56<sup>th</sup> Street project, not to exceed \$240,731.

[\(Council Communication No. 26-245\)](#)

8. [Approving](#) completion and acceptance of Private Construction Contract for storm sewer improvements at 2705 E. Euclid Avenue between Graphite Construction Group, Inc. and Youth and Shelter Services, Inc.
9. Accepting completed construction and approving final payment for the following:
- (A) [Masonic](#) Cemetery Road Improvements, TK Concrete, Inc.
  - (B) [2025](#) Riverwalk Improvements – Balustrade Replacement, Minturn, Inc.
  - (C) [Police](#) Station Vestibule Improvements, Hildreth Construction Services, LLC.
  - (D) [Intelligent](#) Transportation Systems Upgrade – Phase 4, Iowa Signal, Inc.
  - (E) [E.](#) Court Avenue Reconstruction from Des Moines River to E. 7<sup>th</sup> Street, Jasper Constructions Services, Inc.

**SPECIAL ASSESSMENTS**

10. [Levying](#) assessments for fees, fines, penalties, costs and interest imposed in the enforcement of the Neighborhood Inspection Rental Code, Schedule No. 2026-07.
11. [Levying](#) Assessments for costs of Nuisance Abatement-NAC Emergency Orders (Neighborhood Services), Schedule No. 2026-07.
12. [Levying](#) Assessments for fees, fines, penalties, costs and interest imposed in the enforcement of Public Works Tree Removal, Schedule No. 2026-02.

## LAND/PROPERTY TRANSACTIONS

13. [Approving](#) 102 tax abatement applications for work completed in 2026.

## BOARDS/COMMISSIONS/NEIGHBORHOODS

14. [Recommendation](#) from Council Member Barron to reappoint Joshua Baker to the Urban Design Review Board, Seat 4, for a term expiring June 30, 2029.
15. [Recommendation](#) from Council Member Barron to reappoint Laura Rodriguez to the Des Moines Civil and Human Rights Commission, Seat 4, for a term expiring April 2, 2029.

## SETTING DATE OF HEARINGS

16. [On](#) request from NMDP Holdings, LLC (Adam R. Petersen, Officer), regarding two (2) irregular parcels in the vicinity of 1111 Southeast 30th Street, and one (1) irregular parcel located at 3400 Granger Avenue, to amend PlanDSM Creating Our Tomorrow Comprehensive Plan to revise the future land use classification of the property from Business Park to Industrial, and to rezone the property from Limited “I2” Industrial District, and “EX” Business Park District, to Limited “I2” Industrial District, to allow expansion of an existing “Fabrication and Production – Intensive” use, (8-3-26).
17. [On](#) request from Nelson Construction Services, LLC (Alexander Grgurich, Officer), regarding multiple parcels located in the vicinity of 1310 E. Diehl Avenue, to amend PlanDSM Creating Our Tomorrow Comprehensive Plan to revise the future land use classification of the property from Community Mixed Use and Low Density Residential within a Neighborhood Node and a Regional Node to Community Mixed Use and High Density Residential within a Neighborhood Node and a Regional Node, and to rezone the property from “N3a” Neighborhood District, “MX3-V” Mixed-Use District, and “MX3” Mixed-Use District, to “NX3” Neighborhood Mix District, to allow the construction of a multiple-household senior living apartment building, (8-3-26).
18. [On](#) request from Heart of America (Chris Whalen, Officer) for an appeal of the Plan & Zoning Commission’s decision regarding a Public Hearing Site Plan for property located in the vicinity of 100 Southwest 11th Street, (8-3-26).
19. [On](#) the adoption of an Urban Renewal Plan for the 6100 Hickman Road Urban Renewal Area, (8-24-26).

[\(Council Communication No. 26-252\)](#)

20. [On](#) the proposition to authorize a lease-purchase agreement with Ziegler Inc. for the lease-purchase of a tractor with boom mower for use in City operations, not to exceed \$88,875 and providing for publication of notice thereof, **and to continue to the August 3, 2026 Council meeting.**

## LEGAL DEPARTMENT - CLAIM SETTLEMENTS & BILLINGS

21. [Approving](#) payment to RM Madden Construction for a financial loss claim.

## APPROVING

22. [Amend](#) Community Development Block Grant (CDBG) Agreement with 615 Euclid, LLC to increase award from \$750,000 to \$850,000 for the historic rehabilitation of the University of Commerce Building at 615 Euclid Avenue.

[\(Council Communication No. 26-241\)](#)

23. [Waiver](#) and consent to conflict of interest in representation by Nyemaster Goode, PC of Central Iowa Water Works regarding watermain easement across City-owned property generally located at 200 SW 16<sup>th</sup> Street.

24. [Loan](#) Agreement with Cedar Ridge Vineyard, LLC for financial assistance for a new Cedar Ridge hospitality, tasting room, cocktail lounge, restaurant/retail, event and customer experience concept at 1312 Locust Street.

[\(Council Communication No. 26-253\)](#)

25. [Preliminary](#) terms of an Urban Renewal Development Agreement with 900 Vine LLC for the construction of a five-story mixed-used building located at 900 Vine Street.

[\(Council Communication No. 26-254\)](#)

26. [Resolution](#) of support for an application for financial assistance to the Iowa Economic Development Authority (IEDA) under the Business Investment for Growth (BIG) Program for Electrical Power Products, Inc. (EP<sup>2</sup>)

[\(Council Communication No. 26-256\)](#)

27. [Acceptance](#) of the 2026 Prairie Meadows Legacy Grant award in the amount of \$322,150.

[\(Council Communication No. 26-249\)](#)

28. [Authorizing](#) execution of American Association of Retired Persons (AARP) Community Challenge Grant Agreement for Riverside Bridge Park Improvements.

[\(Council Communication No. 26-251\)](#)

29. [Ratification](#) of Iowa Department of Transportation (IDOT) State Recreational Trails (SRT) grant application for \$470,000 for the Central Place Trail Phase 2 project.

([Council Communication No. 26-250](#))

30. [Agreement](#) with Primary Health Care Inc. for rental housing inspection services.

([Council Communication No. 26-243](#))

31. [Grant](#) Agreement with the Mid-Iowa Health Foundation for the Central Iowa Emergency Rental Assistance Study, in the amount of \$50,000.

([Council Communication No. 26-257](#))

32. [Suspension](#) of civil service hiring practices for entrance positions as authorized by Iowa Code Section 400.12A for the period August 5, 2026 through August 4, 2027.

([Council Communication No. 26-248](#))

33. [From](#) the City Council’s Personnel Subcommittee (Boesen, Simonson, Voss) to consider receipt and approval of the City Council Personnel Committee’s annual review and compensation review for the Council’s direct reports.

34. Number not used.

35. Abatement of public nuisances at the following:

- (A) [1116](#) E. Seneca Avenue.
- (B) [20](#) E. Broad Street.

36. [Authorizing](#) Finance Director to draw checks on registers for the weeks of July 13, 20, and 27, 2026; to draw checks for the bills of the Des Moines Municipal Housing Agency for the weeks of July 13, 20, and 27, 2026; to draw checks for biweekly payroll due July 24, 2026.

**ORDINANCES - SECOND CONSIDERATION**

37. [On](#) vacation of street right-of-way adjacent to the realigned 41<sup>st</sup> Street and Beaver Avenue intersection and conveyance to adjoining property owners for \$550.

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

**HEARINGS (OPEN AT 5:00 PM) (ITEMS 38 THRU 40)**

38. On request from Monte Properties Inc. (Brenda Sanchez, Officer) to amend PlanDSM Creating Our Tomorrow Plan to revise the future land use classification and to rezone property located in the vicinity of 2006 Indianola Avenue from “N5” Neighborhood District to “MX1” Mixed-Use District to allow the conversion of a “retail sales” use to a “tobacco store” use. **(Plan and Zoning Commission recommends denial. Requires six votes for approval. Choose one alternative below).**

(A) Deny

OR

(B) Continue the hearing until August 3, 2026 and direct the City Manager and Legal Department to prepare the necessary legislation to approve the rezoning.

39. On the proposition to authorize a lease agreement with Industrial Scientific for the lease of atmospheric monitoring devices and services for use by the Public Works Department, not to exceed \$35,013.72 for a four-year period, and providing for publication of notice thereof, **and to continue to the August 3, 2026 meeting.**

40. On application to U.S. Department of Housing and Urban Development (HUD) for Fiscal Year (FY) 26 Pathways to Removing Obstacles to Housing (PRO Housing).

(Council Communication No. 26-242)

\*\*\*\*\*END HEARINGS AT \_\_\_\_\_ PM\*\*\*\*\*

**ORDINANCES - FIRST CONSIDERATION**

41. Amending Chapter 26 of the Municipal Code relating to building per requirements.

(Council Communication No. 26-244)

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

(Council Communication No. 26-246)

(A) Parking Modification – Related to repurposing of Walnut Street School.

- (1) Walnut Street – Ninth Street to Tenth Street.
- (2) Ninth Street – Walnut Street to Locust Street.

## COMMUNICATION REPORTS

43. Request to speak from the following:

None at this time.

MOTION TO ADJOURN.

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