

**CITY COUNCIL  
COMMUNICATION:**

**ITEM \_\_\_\_\_**

**OFFICE OF THE CITY MANAGER  
CITY OF DES MOINES, IOWA**

**99-272**

**SYNOPSIS -**

**AGENDA:**

JUNE 21, 1999

**SUBJECT:**

ESTABLISHING  
GOOD NEIGHBOR  
TASK FORCE TO  
NEGOTIATE GOOD  
NEIGHBOR  
AGREEMENTS-  
DES MOINES  
AGRIBUSINESS  
ENTERPRISE ZONE

On the June 21, 1999 Council agenda is a resolution to establish the Good Neighbor Task Force to negotiate Good Neighbor Agreements with developers seeking economic development assistance for future projects in the Des Moines Agribusiness Enterprise Zone. The boundaries of the proposed amended Zone generally include Dean Avenue to the north, SE 36th Street to the future SE Diagonal Highway and SE 43rd Street to the east, the north line of the Des Moines River floodplain to SE 14th Street to Scott Avenue to the south, and the Des Moines River to the west, as well as 13 contiguous acres in the City of Pleasant Hill that have already been certified. Negotiation of Good Neighbor Agreements will foster communication; provide a level of predictability regarding new development that meets the needs of the developer, surrounding neighborhoods, and Des Moines; and offer a means of building mutually-satisfactory relationships. These Agreements would become part of the City's contract with the developer and are subject to Council approval. The intent of this effort is to promote quality, long-term economic growth in the Zone.

**TYPE:**

**RESOLUTION**  
ORDINANCE  
RECEIVE/FILE

The seven neighborhood associations Council previously selected, the SE Des Moines Agribusiness Enterprise Zone Association, and the City of Pleasant Hill have submitted the names of representatives and alternates to serve on the Good Neighbor Task Force and are awaiting its establishment.

**SUBMITTED BY:**

ERIC A. ANDERSON  
CITY MANAGER

Ellen Walkowiak with the City's Office of Economic Development is providing staff leadership relative to this project.

**FISCAL IMPACT -**

N/A

## RECOMMENDATION -

**Establishment of the Good Neighbor Task Force and empowering it to negotiate Good Neighbor Agreements with developers as a condition of receiving economic development assistance for future projects in the Des Moines Agribusiness Enterprise Zone.**

## BACKGROUND -

On April 5, 1999, by Roll Call No. 99-1022, Council adopted Development Principles, Good Neighbor Policy, and form of and process to implement Good Neighbor Agreements as a condition of developers receiving economic development assistance for future projects in the Des Moines Agribusiness Enterprise Zone. As part of this action, Council requested that seven neighborhood associations which operate within or adjacent to the Zone, the SE Des Moines Agribusiness Enterprise Zone Association, and the City of Pleasant Hill submit the names of representatives and alternates to serve on a Good Neighbor Task Force to be established.

The neighborhood/business associations and the City of Pleasant Hill have recommended the following representatives and alternates to participate on the Task Force.

Neighborhood/Business Association	Representative	Alternate
Laurel Hill	Marian Thomas	Brenda LaBlanc
Chesterfield	Angela Loy	Frank Bailey
Fairground	David Minor	Mike Gibson
Capitol East	Joseph Van Syoc	Maureen Van Syoc
Capitol View South	Ed Oliver	Richard Channon
McKinley/Columbus Park	Jim Post	<i>To be determined</i>
Indianola Hills	Joanne Corigliano	John Civitate
SE Des Moines Agribusiness Enterprise Zone	Lou Van Daele	Connie Phillips

City of Pleasant Hill

Kenny  
Schroeder

Mike Daspit

Upon Council approval, the Office of Economic Development will meet with the Good Neighbor Task Force to ensure that all members understand the adopted Development Principles, Good Neighbor Policy, and form of and process to implement Good Neighbor Agreements in the Zone.

Information regarding the establishment of the Good Neighbor Task Force will be forwarded to the Des Moines Enterprise Zone Commission for adoption to assist in administering economic development policy consistently.

The Good Neighbor Task Force will be instrumental in encouraging developers to conduct high quality projects, identifying issues to improve public service delivery, and creating effective partnerships to enhance Des Moines' competitive advantage.