

Meeting Agendas/Info

CITY COUNCIL
COMMUNICATION:

ITEM _____

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

01-303

SYNOPSIS -

AGENDA:

JUNE 4, 2001

Approval of contract to allow Community Housing Development Corporation (CHDC), a nonprofit housing corporation, to salvage structural elements, including doors, trim, light fixtures, and moldings from the house at 3 East Columbus Avenue for use in rehabilitation of housing for low- to moderate-income persons.

SUBJECT:

CONTRACT FOR
NONSTRUCTURAL
SALVAGE AT 3
EAST COLUMBUS
AVENUE

FISCAL IMPACT -

None.

TYPE:

Approval of the contract with CHDC to salvage nonstructural materials from the house at 3 East Columbus Avenue.

RESOLUTION
ORDINANCE
RECEIVE/FILE

BACKGROUND-

SUBMITTED BY:

JIM GRANT
COMMUNITY
DEVELOPMENT
DIRECTOR

CHDC is a nonprofit corporation in the business of rehabilitating residential property for low- and moderate-income housing. The agency frequently uses federal HOME funds administered by the City of Des Moines for rehabilitation costs. The renovated homes generally do not sell for the cost of the renovation and the cost is subsidized by the federal HOME dollars.

The properties rehabilitated by CHDC are often in extremely poor condition, lacking much of the interior trim including doors and moldings. CHDC is constantly trying to find salvage material to keep the costs of the rehabilitation lower thus requiring less subsidy and making the homes more affordable to low- to moderate-income persons. The renovations are also more historically accurate when using salvage material.

The City currently owns the house at 3 East Columbus. It was

purchased because of the Indianola Connector project. A great deal of effort was taken to try and move the structure by both the City and a private company. Unfortunately, it proved to be financially infeasible to move. The building has many reusable interior doors, trim, and light fixtures. Demolition contractors do not generally salvage this type of material because of the time involved in removing and disposing of the material.

CHDC is willing to salvage the material within the house at 3 East Columbus Avenue for reuse in their renovation projects. CHDC meets the City's insurance requirements.
