

**CITY COUNCIL
COMMUNICATION:**

02-535

AGENDA:

OCTOBER 7, 2002

SUBJECT:

AUTHORIZATION TO
ACQUIRE PHASE I
PROPERTY IN
AGRIMERGENT
TECHNOLOGY PARK

TYPE:

RESOLUTION
ORDINANCE
RECEIVE/FILE

SUBMITTED BY:

ERIC A. ANDERSON
CITY MANAGER

ITEM 17

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

SYNOPSIS —

On the October 7, 2002 Council agenda is a roll call to authorize acquisition of additional Phase I property in the Des Moines Agrimergent Technology Park. On June 17, 2002, Council approved acquisition of specific parcels between SE 34th and SE 38th Streets north of Vandalia Road. Some parcels within this boundary were not placed on the list. This action amends the list to include the remaining parcels in the above-referenced area.

FISCAL IMPACT —

Land assemblage costs are estimated at \$1.8 million for Phase I. Expenditures will be funded through federal and state grants.

RECOMMENDATION —

Approval.

BACKGROUND —

In January 1998, Council adopted the SE Agribusiness Urban Renewal Plan to assist in redeveloping an area in southeast Des Moines for agribusiness use. On June 17, 2002, Council amended the Plan by designating land between SE 34th and SE 38th Streets north of Vandalia Road for acquisition and disposition. Currently, the City owns 38 acres in a checkerboard pattern within this boundary. It also authorized staff to proceed with the necessary activities to acquire property in this area. However, a few parcels were not placed on the list. It is important to include them to complete land assemblage in this area and potentially reduce site preparation costs.

The City hired Carlson, McClure & Associates Inc. (800 Midland Building, Des Moines, Iowa) to conduct appraisals on properties that Council previously authorized for acquisition. It is anticipated that based on the appraisals, Council will be requested to establish the fair market value of several properties by early December 2002. Subsequently, Offers to Purchase will be extended upon Council approval.