

**CITY COUNCIL
COMMUNICATION:**

03-237

AGENDA:

MAY 19, 2003

SUBJECT:

EASTERN GATEWAY
DISTRICT DESIGN
GUIDELINES

TYPE:

RESOLUTION
ORDINANCE
RECEIVE/FILE

SUBMITTED BY:

RICHARD CLARK
DEPUTY CITY
MANAGER

ITEM _____

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

SYNOPSIS —

On the May 19, 2003 Council agenda is a roll call that recommends approval of the Eastern Gateway District Area "1" Design Guidelines.

The Eastern Gateway District Area "1" Design Guidelines have been drafted to provide design guidance for projects in the commercial core of the Eastern Gateway. The Design Guidelines will be applied to all tax increment financing (TIF) funded projects. Projects that make property improvements without City funding will also be encouraged to follow these guidelines.

FISCAL IMPACT —

None.

RECOMMENDATION —

Approval.

BACKGROUND —

The intent of the Eastern Gateway District Area "1" Design Guidelines is to provide guidance for rehabilitation and new construction projects in the commercial core of the Eastern Gateway. The guidelines encourage redevelopment that complements as well as strengthens the early 1900s fabric. The objectives will guide project design.

All owners and developers will be encouraged to reference these guidelines when planning their projects. Reviewing entities (the Urban Design Review Board, the neighborhood association, City staff, etc.) will utilize these guidelines when reviewing City-funded projects. Review of City-funded projects may also include zoning, signage, etc.

The East Side Alliance, which is composed of representatives of various east-side neighborhood and business groups, is supportive of the guidelines. At their May 6th meeting, the Urban Design Review Board reviewed and recommended approval of the design guidelines with certain modifications as outlined in their communication to Council.

