COUNCIL COMMUNICATION
City Manager's Office

GENERAL INFORMATION

Agenda Date: 08/23/04   Communication No.: 04-432

Agenda Item Type: Resolution   Roll Call No.:

Submitted by: Richard Clark, Deputy City Manager

SUBJECT—
Resolution Approving documents for a Neighborhood Commercial Revitalization (NCR) Loan in the amount of $65,000 for renovations to 412, 414 and 416 East Fifth Street, Des Moines

SYNOPSIS—
On July 26, 2004, Council preliminary approved a $65,000 Neighborhood Commercial Revitalization (NCR) Loan to Robert Eikleberry (Roll Call No. 04-1582). This action would approve loan documents for the NCR Loan to Mr. Eikleberry. Loan proceeds will be used to fund 50 percent of the $130,000 in costs for improving the commercial buildings located at 412, 414 and 416 East Fifth Street. The renovations are in accordance with the East Village Design Guideline Recommendations. The improvement will address the buildings' structural deterioration with facade replacement, tuck-pointing, brick and roof replacement and upgrading of electrical and plumbing services. The properties are located in the East Village Study Block.

FISCAL IMPACT—
The $65,000 Neighborhood Commercial Revitalization (NCR) Loan will be funded from the Gateway Project Account. The proposed loan would be repaid with three percent (3%) interest over a term of 15 years and secured by a first real estate mortgage on 416 East Fifth Street, Des Moines.

RECOMMENDATION—
Approval

BACKGROUND—
Robert Eikleberry has owned and operated the Blazing Saddle located at 416 E. Fifth Street since 1983. He purchased the commercial buildings located at 412 and 414 East Fifth Street in the year 2000. The Blazing Saddle now occupies both 416 and 414 East Fifth Street. The commercial building located at 412 East Fifth Street maintains two street level commercial spaces and two residential units on the upper level. Mr. Eikleberry is working with Kirk Blunk of HLKB Architecture on the improvement designs for the buildings.