



Agenda Item:
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## COUNCIL COMMUNICATION City Manager's Office

### GENERAL INFORMATION

Agenda Date: August 22, 2005  
472

Communication No.: 05-

Agenda Item Type: Resolution

Roll Call No.:

Submitted by: Don Tripp, Park & Recreation Director  
Jeb E. Brewer, City Engineer

### SUBJECT—

Set hearing for the vacation and conveyance of a portion of the SE 12<sup>th</sup> Street right-of-way between Maury Street and Railroad Avenue.

### SYNOPSIS—

This action would set a public hearing to adopt an ordinance to vacate public right-of-way and approve the conveyance of the above referenced property to Aztec Motors, Efrain Mayorga, Owner, 908 SE 14th Street Des Moines, IA 50317 for expansion of the business' display lot.

### FISCAL IMPACT—

This sale is expected to yield \$10,000.00. The proceeds from the sale of this property will be deposited into the Property Management Endowment Fund as follows: Account 480010; Fund SP767; Organization PKS161625; Project PM-003.

### RECOMMENDATION—

Approve

### BACKGROUND—

On July 18, 2005, by Roll Call No. 05-1661, the City Council adopted a recommendation from the City Plan and Zoning Commission that a portion of the east 15 feet of the SE 12<sup>th</sup> Street right-of-way lying west of and adjoining Lots 1 and 2, Block 19 of Allen's 2<sup>nd</sup> Addition and vacated Vale Street be vacated and sold to Aztec Motors, subject to the following conditions:

1. The South 80 feet of SE 12<sup>th</sup> Street is retained as public right-of-way for a potential future turnaround.
2. Reservation of easements for all utilities now in place, including the 48" water main and natural gas service.
3. The adjoining vehicle display lot (used car lot) must obtain approval of an amended site plan under the design guidelines for vehicle display lots, prior to any use of the vacated right-of-way by such business.
4. At a minimum, staff to review landscaping/buffering on the conveyed property.

The purchase of this property will allow the Buyer to expand his existing vehicle display lot and construct a new 2,800 square foot building. The property to be conveyed measures 15 feet by 274.60 feet. The Traffic and Transportation Division of the Engineering Department has determined that the property is not needed for any planned or anticipated street or highway expansion projects. Aztec Motors has submitted an offer to purchase in the amount of \$10,000.00 for the sale of the above referenced property, which is equal to the estimated Fair Market Value.