

 <div style="text-align: center;"> <h1 style="margin: 0;">Council</h1> <h1 style="margin: 0;">Communication</h1> <p style="margin: 0;">Office of the City Manager</p> </div>	<b>Date</b>	March 9, 2009
	<b>Agenda Item No.</b> 12 <b>Roll Call No.</b> <u>09-</u> <b>Communication No.</b> <u>09-145</u> <b>Submitted by:</b> <b>Jeb E. Brewer, P.E.</b> <span style="display: block; text-align: right;">City Engineer</span>	

## **AGENDA HEADING:**

Resolution establishing fair market value of property located at 1213 Scott Avenue for the Southeast Connector Project – Southeast 6th Street to Southeast 14th Street.

## **SYNOPSIS:**

Recommend approval of fair market value in the amount of \$190,000 for a total fee acquisition of the property located at 1213 Scott Avenue for the Southeast Connector Project – Southeast 6<sup>th</sup> Street to Southeast 14<sup>th</sup> Street Segment. Shiloh Baptist Church, Dr. (Sherman L. Brown, Pastor), 1213 Scott Avenue, Des Moines, Iowa, 50309, is the titleholder of this property. This property is needed for a future connection from the Southeast Connector to Southeast 14<sup>th</sup> Street and relocation assistance will be required as part of this acquisition. The property owner has agreed to participate in a voluntary acquisition and the City will not use condemnation to acquire the property if a mutual agreement is not reached at this time.

## **FISCAL IMPACT:**

Amount: \$190,000 plus closing costs and relocation assistance payments.

Funding Source: 2009-2010 CIP, Street Improvements, Southeast Connector – S.E. Sixth Street to S.E. 14<sup>th</sup>, STR219, Page Street Improvements – 36.

## **ADDITIONAL INFORMATION:**

This project provides for a four-lane extension of the east/west segment of Martin Luther King, Jr. Parkway across the Des Moines River to Southeast 14<sup>th</sup> Street. This project will improve access to the central business district, reduce traffic congestion, noise and pollution, and provide better access for industrial areas in the central City.

On November 9, 2007, the City received authorization from the Iowa Department of Transportation (IDOT) to commence acquisition of all necessary property interests for this project. The property listed below has been appraised by an independent appraiser, and the appraisal has been reviewed by the Iowa Department of Transportation.

Shiloh Baptist Church is the titleholder of property located at 1213 Scott Avenue, which has been appraised at \$190,000 for a Total Fee Acquisition. The appraised value reflects the current condition of the church building, which sustained substantial flood damage from the 2008 floods. This acquisition will require relocation of the existing church and the owner will be eligible for relocation assistance

payments. The property owner has agreed to participate in a voluntary acquisition and the City will not use condemnation to acquire the property if a mutual agreement is not reached at this time.

**PREVIOUS COUNCIL ACTION(S):**

Date: April 25, 2005

Roll Call Number: 05-969

Action: Authorization to proceed with acquisition of right-of-way and easements for the SE Connector Project from SW 2<sup>nd</sup> Street to SE 14<sup>th</sup> Street. Moved by Vlassis to adopt. Motion Carried 7-0.

**BOARD/COMMISSION ACTION(S): NONE**

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS: NONE**

For more information on this and other agenda items, please call the City Clerk's Office at 515-283-4209 or visit the Clerk's Office on the second floor of City Hall, 400 Robert D. Ray Drive. Council agendas are available to the public at the City Clerk's Office on Thursday afternoon preceding Monday's Council meeting. Citizens can also request to receive meeting notices and agendas by email by calling the Clerk's Office or sending their request via email to [cityclerk@dmgov.org](mailto:cityclerk@dmgov.org).