

 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date	May 4, 2009
	Agenda Item No. 18 Roll Call No. <u>09-</u> Communication No. <u>09-278</u> Submitted by: Jeb E. Brewer, P.E. City Engineer	

AGENDA HEADING:

Resolution dedicating right-of-way for the Riverpoint West Street Improvements Project.

SYNOPSIS:

Recommend dedication of right-of-way for the Riverpoint West Street Improvements Project. This action is necessary to define the right-of-way boundaries for reconstruction of SW 11th Street between ML King, Jr. Parkway, and Tuttle Street.

FISCAL IMPACT: NONE

Amount: N/A

Funding Source: N/A

ADDITIONAL INFORMATION:

This project provides for reconstructing existing roadways and constructing new roadways in the Riverpoint West development area. The street improvement will be a catalyst to redeveloping a portion of the Riverpoint West District located directly south of downtown. It is estimated, the area's taxable value will increase from \$12 million to \$180 million at buildout, which is estimated to occur in six or more years. This project will include grading, new pavement, new storm sewers and intakes, new sanitary sewers, new water main, and other incidental items. Funding for the maintenance of City Streets comes out of the Road Use Tax Fund (SP306), which is funded entirely by Road Use Tax receipts.

The additional 5 feet of dedicated right-of-way will be provided from the existing City owned parking lot property located on the east side of SW 11th Street between ML King, Jr. Parkway and Tuttle Street.

PREVIOUS COUNCIL ACTION(S):

Date: December 8, 2008

Roll Call Number: 08-2120

Action: Authorization to acquire necessary right-of-way for the Riverpoint West Street Improvement Project. (Council Communication No. 08-723)
) Moved by Vlassis to adopt. Motion Carried 7-0.

Date: July 23, 2007

Roll Call Number: 07-1457

Action: Authorizing Application to obtain a \$297,000 Federal Grant from the FY 2006 HUD Economic Development Initiative for Redevelopment of the Riverpoint West Area. Moved by Hensley to approve. Motion Carried 7-0.

Date: July 9, 2007

Roll Call Number: 07-1341

Action: On Urban Renewal Development Agreement with River Point West LLC for the River Point West Redevelopment Project, including the sale of City-owned land. (Council Communication No. 07-393) Moved by Hensley to adopt. Motion Carried 7-0.

Date: July 9, 2007

Roll Call Number: 07-1342

Action: Setting Date of Hearing on Section 108 Loan, \$17,500,000 and other related financing documents, (7-23-07). Moved by Hensley to adopt. Motion Carried 7-0.

Date: July 9, 2007

Roll Call Number: 07-1343

Action: Directing City Manager to prepare an amendment to the City-wide Urban Revitalization Plan to remove the downtown core area from the Targeted Residential Area and extend the City-wide tax abatement program for residential development for another 5 years. (Council Communication No. 07-387) Moved by Hensley to direct the City Manager to prepare and present for further consideration by the City Council at the earliest practical time, an amendment to the City-wide Urban Revitalization Plan to remove the downtown core area from the Targeted Residential Area, and to extend the City-wide tax abatement program for residential development for another 5 years. City Manager will arrange a meeting with the Downtown stakeholders within 30 days. Motion Carried 7-0.

Date: June 4, 2007

Roll Call Number: 07-1119

Action: Setting date of hearing on Proposal to enter into an Urban Renewal Development Agreement with River Point West, LLC for the Riverpoint West Redevelopment Project including the sale of land and inviting competing proposals, (7-9-07). (Council Communication No. 07-315). Moved by Hensley to adopt. Motion Carried 7-0.

Date: August 7, 2006

Roll Call Number: 06-1617

Action: Section 108 Loan Guarantee Application and Amended Brownfield Economic Development Initiative (BEDI) Grant Application for Redevelopment of Riverpoint West. (Council Communication No. 06-484) Moved by Hensley to adopt. Motion Carried 6-1.

Date: October 24, 2005

Roll Call Number: 05-2603

Action: Preliminary Agreement with Riverpoint West LLC for redevelopment of Riverpoint West Area. (Council Communication No. 05-611) Moved by Hensley to adopt. Motion Carried 7-0.

Date: May 23, 2005

Roll Call Number: 05-1331

Action: Preliminary Agreement with Hubbell Realty Company and Hubbell Terminal Corporation (Rick Tollakson, President & CEO) and Riverpoint West LLC (George Sherman, President) for redevelopment of parcels west of SW 9th along Tuttle and Murphy Streets. (Council Communication No. 05-305) Moved by Hensley to adopt. Motion Carried 6-1. Absent: Vlassis.

BOARD/COMMISSION ACTION(S):

Date: May 1, 2007

Roll Call Number: N/A

Action: Urban Design Review Board recommended approval of using tax increment finance revenue to repay the \$8.5 million Section 108 loan.

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.