 <p style="text-align: center;"><b>Council Communication</b> Office of the City Manager</p>	<b>Date:</b>	May 9, 2016
	<b>Agenda Item No.</b>	<b>53</b>
	<b>Roll Call No.</b>	<b><u>16-0799</u></b>
	<b>Communication No.</b>	<b><u>16-241</u></b>
	<b>Submitted by:</b>	<b>Pamela S. Cooksey, P.E., City Engineer</b>

**AGENDA HEADING:**

Hold hearing for vacation and conveyance of the north/south alley right-of-way located north of Crocker Street between 8th Street and 9th Street to HRC 8th Street, LLC for \$31,350.

**SYNOPSIS:**

Recommend approval of the vacation and conveyance of the north/south alley right-of-way located north of Crocker Street between 8th Street and 9th Street to HRC 8th Street, LLC, C/O Hubbell Realty Company, Steve Niebuhr, Senior Vice President, 6900 Westown Parkway, West Des Moines, IA, 50266, for \$31,350.

This action is required by Iowa law prior to making a final determination on the proposed sale by resolution. The City’s conveyance of this property will allow the buyer to incorporate it into its adjoining property for development of a multi-family residential housing project. There is no current or anticipated public need or benefit for this property, and this conveyance will eliminate future maintenance and liability costs for the City and will return the property to the tax rolls.

**FISCAL IMPACT:**

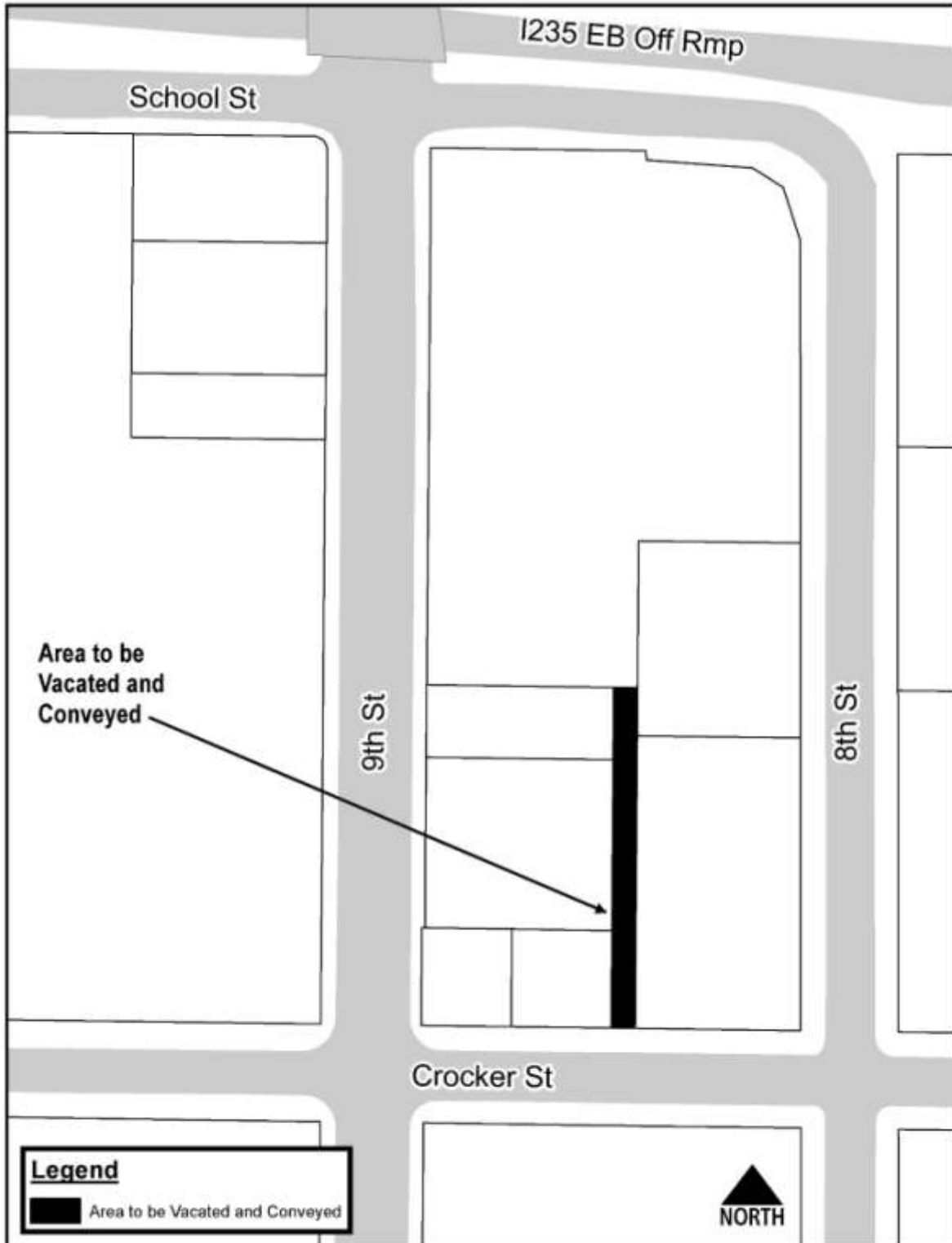
Amount: \$31,350 (Revenue)

Funding Source: Non-project related land sale proceeds are used to support general operating budget expenses: Org – EG064090.

**ADDITIONAL INFORMATION:**

- April 25, 2016, by Roll Call No. 16-0676, the City Council of the City of Des Moines, Iowa, adopted a recommendation from the City Plan and Zoning Commission approving a request for the vacation of a dead-end segment of north/south alley right-of-way located west of and adjoining 900 and 922 8th Street, subject to the reservation of easements for all existing utilities in place until such time as they are abandoned or relocated.
- HRC 8th Street, LLC, owner of 900 and 922 8th Street, has offered to the City of Des Moines the purchase price of \$31,350 for the purchase of the dead-end segment of north/south alley right-of-way located north of Crocker Street between 8th Street and 9th Street adjoining 900 and 922 8th Street to allow for redevelopment of these properties.

- The property to be conveyed consists of approximately 3,688 square feet, and the purchase price of \$31,350 is equal to the estimated fair market value of the property as determined by the City's Real Estate Division. There is no current or anticipated public need for this property, and the City's conveyance of this property will eliminate future maintenance and liability costs for the City, and will return the property to the tax rolls.



**PREVIOUS COUNCIL ACTION(S):**

Date: April 25, 2016

Roll Call Number: [16-0675](#) and [16-0676](#)

Action: [On](#) vacation and conveyance of the north/south alley right-of-way located north of Crocker Street between 8th Street and 9th Street to HRC 8th Street, LLC, \$31,350, (5-9-16). Moved by Hensley to adopt. Motion Carried 7-0.

- (A) [Communication](#) from Plan and Zoning Commission. Moved by Hensley to receive and file the communication from the Plan and Zoning Commission, and refer to the Engineering Department, Real Estate Division. Motion Carried 7-0.

**BOARD/COMMISSION ACTION(S):**

Board: City Plan and Zoning Commission

Date: April 7, 2016

Resolution Number: 11-2016-1.07

Action: Recommend approval of the requested vacation of a dead-end segment of north/south alley right-of-way located west of and adjoining 900 and 922 8th Street, subject to the reservation of easements for all existing utilities in place until such time as they are abandoned or relocated.

**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 first 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).