

 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date: July 9, 2018
	Agenda Item No. 43 Roll Call No. <u>18-1185</u> Communication No. <u>18-348</u> Submitted by: Phillip Delafield, Community Development Director

AGENDA HEADING:

Public hearing regarding petition to continue the existing Downtown Des Moines Self-Supported Municipal Improvement District (SSMID) from July 1, 2019 through June 30, 2024.

SYNOPSIS:

The City Council shall hear all owners of property in the proposed district or residents of the City desiring to express their views. The City Council must wait at least 30 days after the public hearing has been held before it may adopt an ordinance to continue the self-supported municipal improvement district.

Staff recommends that the Council close the public hearing and find that the petition and the district satisfy the applicable requirements imposed by Iowa Code Chapter 386.

The Council should also direct staff to prepare an ordinance for consideration on August 20, 2018 to continue the Downtown Des Moines SSMID as described in the petition.

FISCAL IMPACT:

Amount: Approximately \$1,387,986 of SSMID revenue annually based upon total non-residential taxable value within the SSMID boundary of \$693,993,159 and a maximum allowable assessment of \$2.00 per \$1,000 of valuation as stated in the proposed petition. Current SSMID revenue is approximately \$902,191 annually based upon total non-residential taxable value within the SSMID boundary of \$693,993,159 and the actual levy of \$1.30 per \$1,000.

Funding Source: S862 ND410752, page 102 FY 2019 Operating Budget.

ADDITIONAL INFORMATION:

- On May 21, 2018 the City Council received, filed and referred the petition to continue the Downtown Des Moines SSMID to the Plan and Zoning Commission for preparation of an evaluative report and recommendation.
- The Plan and Zoning Commission’s evaluative report and recommendation to approve the SSMID were received and filed by the City Council on June 11, 2018 and the City Council set the date of public hearing for July 9, 2018.

- Notice of the public hearing was published in the Des Moines Register on June 28, 2018 and a copy of the notice was mailed by certified mail on June 20, 2018 to all owners of record of real property located within the proposed District as shown by the records of the Polk County Auditor.
- The petition contains signatures of at least 25% of all owners of property within the proposed District. Based upon property owner and valuation information generated by the Polk County Auditor on January 1, 2018, the petition has been signed by 37.24% of all unique owners of property within the proposed district (429 of 1,152 unique owners) representing ownership of 29.73% of all parcels within the district (991 of 3,333 parcels).
- These signatures together represent ownership of property with an assessed value of 25% or more of the assessed value of all property in the proposed district. Based upon property owner and valuation information generated by the Polk County Auditor on January 1, 2018, the signatures represent ownership of property with an assessed value of 75.31% of the total assessed value of all property within the proposed District (\$1,280,663,503 of \$1,700,430,448).

PREVIOUS COUNCIL ACTION(S):

Date: June 11, 2018

Roll Call Number: [18-0981](#) and [18-0982](#)

Action: [On](#) petition and proposal to take action for continuation of the Downtown Des Moines Self-Supported Municipal Improvement District (SSMID), (7-9-18). Moved by Gatto to adopt. Motion Carried 7-0.

(A) [Communication](#) from Plan and Zoning Commission. Moved by Gatto to adopt. Motion Carried 7-0.

Date: May 21, 2018

Roll Call Number: [18-0892](#)

Action: [Receive](#) and file petition to continue the existing Downtown Des Moines Self-Supported Municipal Improvement District (SSMID) for an additional 5 years, and to refer it to the Plan and Zoning Commission for report and recommendation. ([Council Communication No. 18-272](#)) Moved by Coleman to receive, file and refer the petition to the City Plan and Zoning Commission for preparation of an evaluative report on the merit and feasibility of continuing the Downtown SSMID and to make recommendations with respect to the project. The Commission is further requested to submit its report and recommendation for receipt by the City Council at its regular meeting on June 11, 2018; refer to the City Manager for review and recommendation regarding 1. Options that benefit both the East Village and Downtown. 2. Number of people who signed the petition. 3. How many of those who signed are members of the DCA? 4. Is there a budget allocation for proposed downtown projects? 5. How are the administrative dollars allocated? 6. Review City Council representation on the DCA. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Board: Plan and Zoning Commission

Date: June 7, 2018

Resolution Number: N/A

Action: Motion to approve the evaluative report and petition to continue the Downtown Des Moines Self-Supported Municipal Improvement District (SSMID) from July 1, 2019 through June 30, 2024. Motion carried 12-0.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

First consideration of an ordinance on August 20, 2018 to continue the Downtown Des Moines SSMID as described in the petition.

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.