


# COUNCIL COMMUNICATION

 CITY OF DES MOINES OFFICE OF THE CITY MANAGER	Number:	<b>25-010</b>	Meeting:	<b>January 13, 2025</b>
	Agenda Item:	<b>37</b>	Roll Call:	<b>25-0055</b>
	Submitted by:	<b>Steven L. Naber, P.E., City Engineer</b>		

## AGENDA HEADING:

Hold hearing for approval of documents for a land exchange agreement with Galinsky Family Real Estate, L.L.C. and the Gary L. Galinsky Trust and Mindy Sue Galinsky Trust for property located at 3028 Maury Street and 3016 Maury Street for the Southeast Connector from SE 30th Street to US 65 Project.

## SYNOPSIS:

Recommend approval of conveyance of 3016 Maury Street, Des Moines, Iowa (“City Parcel”) to Gary L. Galinsky, as Trustee of the Gary L. Galinsky Trust dated March 9, 2022, as amended, as to an undivided one-half (1/2) interest and Mindy Sue Galinsky, as Trustee of the Mindy Sue Galinsky Trust dated March 9, 2022, as amended, as to an undivided one-half (1/2) interest, in exchange for property located at 3028 Maury Street, Des Moines, Iowa (“Seller Parcel”), subject to payment of \$150,000 at closing to compensate the City for the estimated additional cost of extending the proposed Onawa Street beyond the original design further to the east across Seller’s Parcel. Additionally, the Galinsky’s are responsible for the demolition of the house located on the Seller Parcel within 90 days from the date of Council acceptance of the Land Exchange Agreement, subject to the City’s demolition standards listed in the Land Exchange Agreement. This action is required by Iowa law prior to making a final determination as to the proposed land exchange by resolution.

There is no current or anticipated public need or benefit for the City property proposed to be conveyed, and the public would not be inconvenienced by reason of this land exchange as part of the Southeast Connector Project.

## FISCAL IMPACT:

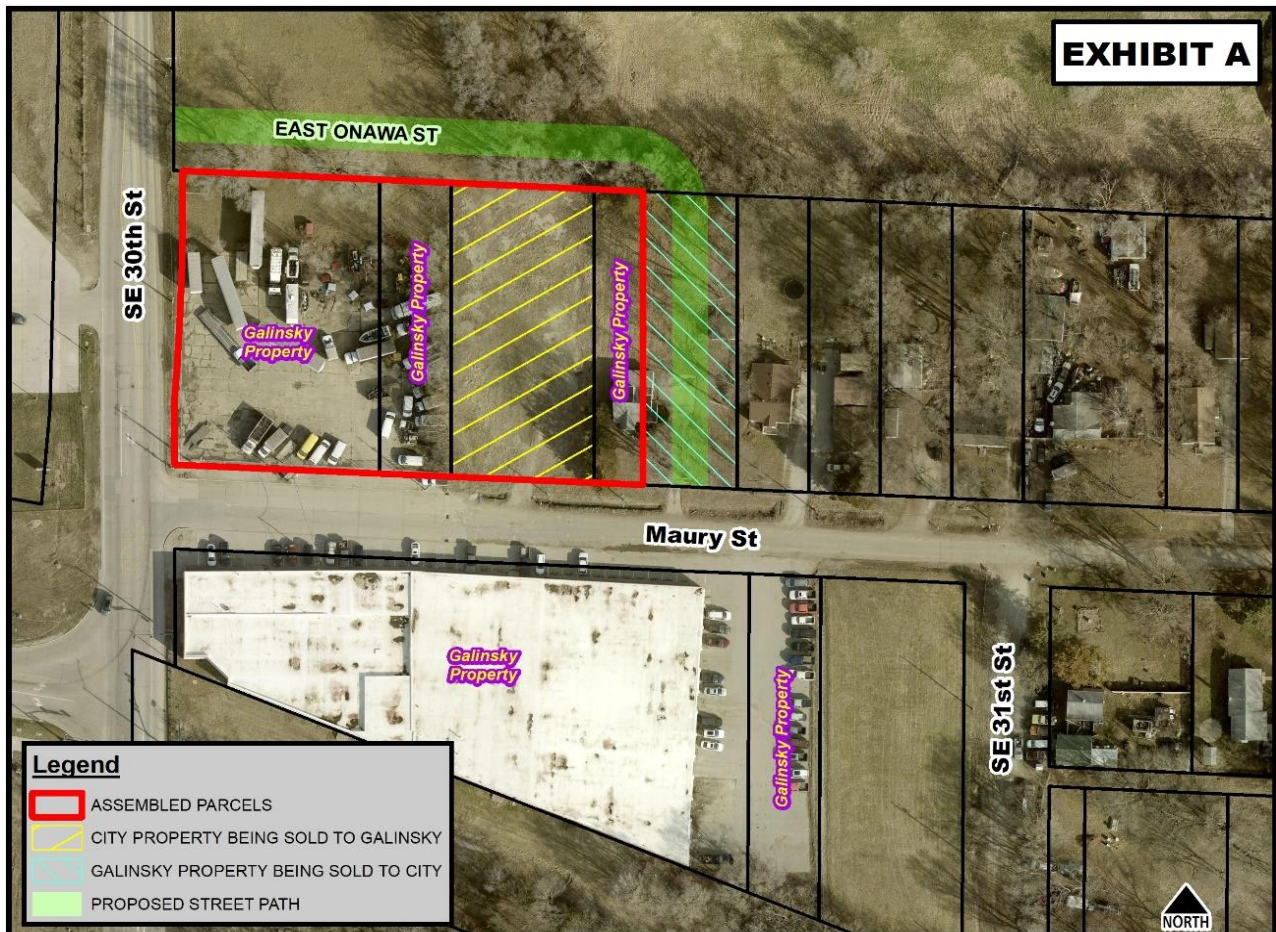
Amount: \$150,000 (Revenue)

Funding Source: Fiscal Year (FY) 2024-2025 Capital Improvement Program (CIP), Page 104, Southeast Connector, ST256

## ADDITIONAL INFORMATION:

- Galinsky Family Real Estate, L.L.C. (“Seller”) is the owner of property located at 3028 Maury Street.

- Gary L. Galinsky, Trustee of the Gary L. Galinsky Trust and Mindy Sue Galinsky, Trustee of the Mindy Sue Galinsky Trust (“Recipient”) are the owners of two (2) unaddressed properties located at the northeast corner of SE 30th Street and Maury Street.
- The Seller and Recipient are related parties but hold title to the properties in different names.
- The City is the owner of property located at 3016 Maury Street, which property adjoins the Recipient’s property located at the northeast corner of SE 30th Street and Maury Street.
- As part of the Southeast Connector Project, the City has offered to convey 3016 Maury Street to the Recipient in exchange for a portion of 3028 Maury Street, subject to the following conditions:
  - 1) Recipient will pay City \$150,000 at the time of closing to compensate the City for the estimated additional cost of extending the proposed Onawa Street beyond the original design further to the east across Seller’s property.
  - 2) Seller will demolish the house located on the Seller’s property within 90 days from the date of Council acceptance of the Land Exchange Agreement, subject to meeting the City’s standard demolition requirements listed in the Land Exchange Agreement.
- The above terms represent an equitable exchange of value for the land exchange, as determined by the City’s Real Estate Division.



**PREVIOUS COUNCIL ACTION(S):**

Date: December 23, 2024

Roll Call Number: [24-1716](#)

Action: [On](#) a land exchange agreement with Galinsky Family Real Estate, LLC and the Gary L. Galinsky Trust and Mindy Sue Galinsky Trust for property located at 3028 Maury Street and 3016 Maury Street for the SE Connector – SE 30th Street to U.S. Highway 65 Project, (1-13- 25). Moved by Coleman to adopt. Second by Gatto. Motion Carried 6-0. Absent: Voss.

Date: June 8, 2020

Roll Call Number: [20-0956](#)

Action: [On](#) intent to commence a public improvement project to construct the Southeast Connector – SE 30th Street to U.S. Highway 65 Project and to authorize acquisition of the necessary property interests, including agricultural land, for the project. ([Council Communication No. 20-253](#)) Moved by Gatto 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 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).