

COUNCIL COMMUNICATION

	Number:	26-233	Meeting:	June 29, 2026
	Agenda Item:	28	Roll Call:	26-0744
	Submitted by:	Carrie Kruse, Economic Development Administrator		

AGENDA HEADING:

Set date of public hearing on the proposed 1st Amendment to the Urban Renewal Plan for the Carpenter Urban Renewal Area.

SYNOPSIS:

This roll call sets the date of public hearing on the proposed 1st Amendment to the Urban Renewal Plan for the Carpenter Urban Renewal Area for the August 3, 2026, City Council meeting and authorizes the required consultation meeting with representatives from Polk County, Des Moines Public Schools (DMPS), Des Moines Area Community College (DMACC), and Des Moines Area Regional Transit (DART).

FISCAL IMPACT:

There is no direct fiscal impact with the approval of the 1st Amendment. The activities and projects that may be assisted by this Urban Renewal Plan and tax increment revenues are now listed in the plan text and are subject to separate City Council action.

ADDITIONAL INFORMATION:

- The purpose of this 1st Amendment to the Carpenter Urban Renewal Plan is to:
 - Amend Appendix B – Financial Condition Report to update anticipated use of tax increment funds in the future.
 - Amend Appendix C – Economic Development and Redevelopment Activities which provides a summary of projects proposed to receive tax increment revenues from the Carpenter Urban Renewal Area, to add a new project: UA Station, LLC.

PREVIOUS COUNCIL ACTION(S):

Date: February 7, 2022

Roll Call Number: [22-0194](#)

Action: [Closing](#) hearing on the proposed Carpenter Urban Renewal Area Plan located between Forest Avenue, Martin Luther King Jr. Parkway, University Avenue, and 25th Street, with additional parcels

north of Forest Avenue and south of University Avenue, accepting and filing recommendation of Plan and Zoning Commission and adopting the Urban Renewal Plan. ([Council Communication No. 22-049](#)) Moved by Sheumaker to adopt. Second by Mandelbaum. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Board: Urban Design Review Board

Date: December 21, 2021

Resolution Number: N/A

Action: Motion to recommend approval of the Carpenter Urban Renewal Plan as presented by Morgan-Huggins. Second by Hielkema. Motion carried. Yes – 6, No – 0. Abstain – 0, Absent – 4.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

- Urban Design Review Board
- Taxing Entities Consultation Meeting
- Hold Public Hearing

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 T.M. Franklin Cownie City Administration Building, 1200 Locust Street. 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.