

Date August 20, 2007

RESOLUTION SETTING DATE OF HEARING ON THE NINETEENTH
AMENDMENT TO THE RESTATED URBAN REVITALIZATION PLAN FOR
THE CITY-WIDE URBAN REVITALIZATION AREA

WHEREAS, on June 15, 1987, by Roll Call No. 87-2630, the Des Moines City Council adopted a resolution, in accordance with the provisions of Section 404.2(1) of the Urban Revitalization Act, finding that the rehabilitation, conservation, redevelopment, or a combination thereof of the entire area then within the corporation boundaries of the City of Des Moines is necessary in the interest of the public health, safety, or welfare of the residents of the City and the area meets the criteria of Section 404.1 of the Code of Iowa; and,

WHEREAS, by Ordinance No. 11,026 passed July 6, 1987, as amended by Ordinance No. 11,065 passed September 21, 1987, the City Council designated the entire area within the corporate boundaries of the City of Des Moines as established on July 7, 1987, as the City-wide Urban Revitalization Area; and,

WHEREAS, on September 28, 1987, by Roll Call No. 87-4009, the Des Moines City Council adopted a resolution, in accordance with the provisions of Section 404.2(6) of the Act, approving the Urban Revitalization Plan for the City-wide Urban Revitalization Area, which plan (the "original City-wide Plan") has been repeatedly amended; and,

WHEREAS, on June 16, 1997, by Roll Call No. 97-2126, the City Council approved and adopted the Twenty-first Amendment to the original City-wide Plan, which adopted a restated plan (the "Restated City-wide Plan") which incorporated all prior amendments to the original City-wide Plan; and,

WHEREAS, the Restated City-wide Plan has been amended eighteen times; and,

WHEREAS, Section 404.2(6) of the Act authorizes a city to make amendments to urban revitalization plans after a public hearing; and,

WHEREAS, the purpose of the Nineteenth Amendment to the Restated Urban Revitalization Plan for the City-wide Urban Revitalization Area is to expand the Model Cities South Urban Revitalization sub-area to include the adjoining parcel between Center and Park Streets extending east to 7th Street, to encourage the quality commercial redevelopment of that parcel; NOW THEREFORE,

(continued)

Date August 20, 2007

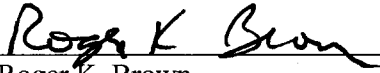
BE IT RESOLVED, by the City Council of the City of Des Moines, Iowa that:

1. A public hearing on the proposed Nineteenth Amendment to the Restated Urban Revitalization Plan for the City-wide Urban Revitalization Area shall be held before this Council at 5:00 P.M. at its meeting on September 10, 2007.
2. The City Clerk is hereby authorized and directed to publish the notice of the public hearing, attached hereto as Exhibit "B" not less than 7 days nor more than 20 days prior to the date of hearing, in the manner provided in Section 362.3 and 404.2, Code of Iowa.
3. The proposed Nineteenth Amendment to the Restated City-wide Plan is hereby referred to the City Plan and Zoning Commission for review and recommendation regarding its conformance with the comprehensive plan.

(Council Communication No. 07-)

MOVED BY _____ to adopt.

FORM APPROVED:


 Roger K. Brown
 Assistant City Attorney
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Exhibits:
 "A" – Nineteenth Amendment
 "B" – Notice of Public Hearing

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
HENSLEY				
KIERNAN				
MAHAFFEY				
MEYER				
VLASSIS				
TOTAL				

MOTION CARRIED

APPROVED

.....
 Mayor

CERTIFICATE

I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

 City Clerk

**NINETEENTH AMENDMENT TO THE
RESTATED URBAN REVITALIZATION PLAN
FOR THE
CITY-WIDE URBAN REVITALIZATION AREA
CITY OF DES MOINES, IOWA**

The purpose of the Nineteenth Amendment to the Restated Urban Revitalization Plan for the City-wide Urban Revitalization Area is to expand the Model Cities South Urban Revitalization sub-area to include the adjoining parcel between Center and Park Streets extending east to 7th Street, to encourage the quality commercial redevelopment of that parcel.

Approved by City Council:

Date: _____, 2007

Roll Call No. 07- _____

HISTORY

The City Council approved the original Urban Revitalization Plan for the City-wide Urban Revitalization Area (the "original Plan") by Roll Call No. 87-4009 on September 28, 1987. The original Citywide Urban Revitalization Area was comprised of the entire area within the boundaries of the City of Des Moines on July 7, 1987. The original Plan was amended twenty-one times as identified below. The Twenty First Amendment to the original Plan adopted a Restated Urban Revitalization Plan (the "Restated Plan"). This is the Nineteenth Amendment to the Restated Plan.

Adoption and amendment of the original Citywide Urban Revitalization Plan

<u>Action</u>	<u>Date</u>	<u>Roll Call/Ordinance No.</u>
Designation of Area	07/06/87	Ordinance No. 11,026
Amendment of Area	09/21/87	Ordinance No. 11,065
"Original" Plan Adopted	09/28/87	87-4009
First Amendment	06/05/89	89-2438
Second Amendment	07/24/89	89-3209 (expanded area)
Third Amendment	01/15/90	90-191
Fourth Amendment	06/25/90	90-2793
Fifth Amendment	08/26/91	91-3664
Sixth Amendment	09/08/92	92-3497
Seventh Amendment	03/15/93	93-973
Eighth Amendment	03/15/93	93-971
Ninth Amendment	05/17/93	93-1868
Tenth Amendment	01/03/94	94-114
Eleventh Amendment	08/01/94	94-3024
Twelfth Amendment	11/07/94	94-4273
Thirteenth Amendment	12/19/94	94-4781
Fourteenth Amendment	02/20/95	95-644 / Ord. No. 13,149
Fifteenth Amendment	03/06/95	95-869
Sixteenth Amendment	05/22/95	95-2087
Seventeenth Amendment	07/10/95	95-2659
Nineteenth Amendment	10/16/95	95-3949
Nineteenth Amendment	12-02-96	96-4031
Twentieth Amendment	06/02/97	97-1975 (expanded area)
Twenty-First Amendment	06-16-97	97-2126 (expanded area & adopted Restated Plan)

Amendments to the Restated Urban Revitalization Plan

<u>Action</u>	<u>Date</u>	<u>Roll Call/Ordinance No.</u>
First Amendment	02-23-98	98-549 (expanded area)
Second Amendment	05-18-98	98-1628
Third Amendment	10-19-98	98-3272
Fourth Amendment	03-15-99	99-747
Fifth Amendment	07-12-99	99-2221
Sixth Amendment	10-18-99	99-3258
Seventh Amendment	02-07-00	00-361
Eighth Amendment	02-07-00	00-364
Ninth Amendment	12-18-00	00-4680
Tenth Amendment	07-23-01	01-2329
Eleventh Amendment	09-24-01	01-2932

Amendments to the Restated Urban Revitalization Plan *(continued)*

<u>Action</u>	<u>Date</u>	<u>Roll Call/Ordinance No.</u>
Twelfth Amendment	06-03-02	02-1447
Thirteenth Amendment	10-21-02	02-2546
Fourteenth Amendment	02-09-04	04-315
Fifteenth Amendment	02-28-05	05-476
Sixteenth Amendment	02-28-05	05-478
Seventeenth Amendment	04-24-06	06-847
Eighteenth Amendment	08-07-06	06-1599

PURPOSE OF THE NINETEENTH AMENDMENT

The purpose of the Nineteenth Amendment to the Restated Urban Revitalization Plan for the City-wide Urban Revitalization Area is to expand the Model Cities South Urban Revitalization sub-area wherein qualifying improvements to property assessed as commercial or industrial property may receive tax abatement, by amending the map and legal description of such sub-area to include the adjoining parcel between Center and Park Streets extending east to 7th Street, to encourage the quality commercial redevelopment of that parcel.

NINETEENTH AMENDMENT

Amend the Restated Urban Revitalization Plan for the City-wide Urban Revitalization Area as follows:

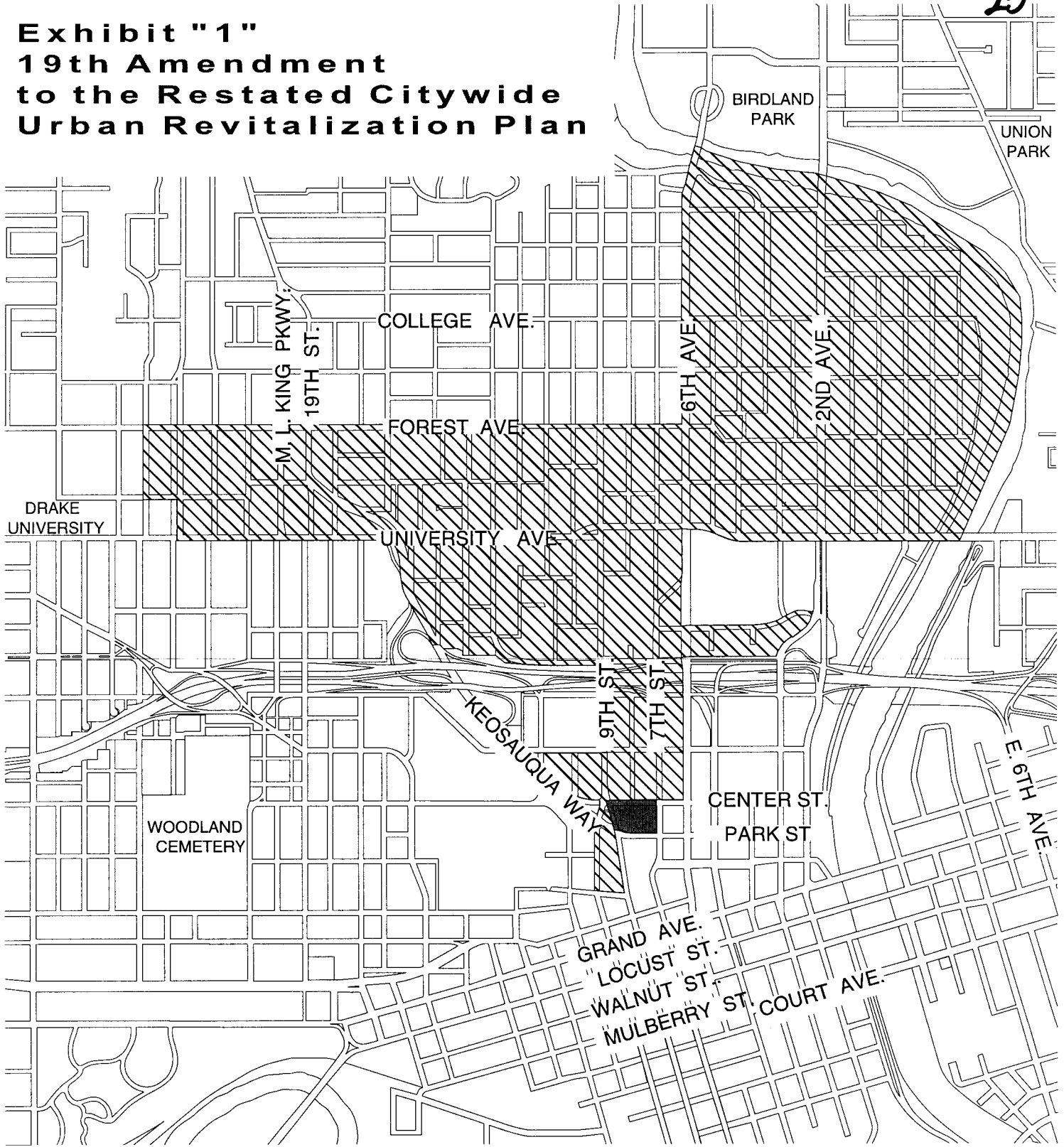
1. Amend Appendix A1 – MAPS SHOWING FORMERLY DESIGNATED URBAN REVITALIZATION AREAS AND DESIGNATED INDUSTRIAL AND COMMERCIAL PARK AREAS by replacing the map of the Model Cities South Urban Revitalization Area with the map attached hereto as Exhibit "1".
2. Amend Appendix A2 – LEGAL DESCRIPTIONS OF FORMERLY DESIGNATED URBAN REVITALIZATION AREAS AND DESIGNATED INDUSTRIAL AND COMMERCIAL PARK AREAS by replacing the legal description of the Model Cities South Urban Revitalization Area with the legal description attached hereto as Exhibit "2".

Attachments:

Exhibit "1" – Map of the Model Cities South Urban Revitalization Area

Exhibit "2" – Legal description of the Model Cities South Urban Revitalization Area

Exhibit "1" 19th Amendment to the Restated Citywide Urban Revitalization Plan



MODEL CITIES SOUTH URBAN REVITALIZATION AREA



-  Existing Model Cities South Urban Revitalization Area
-  Area added by Nineteenth Amendment to City-Wide Urban Revitalization Restated Plan



Exhibit "2"
Legal description of the
Model Cities South Urban Revitalization Area

Beginning at a point at the Southeast corner of Lot 4, Smith's Second Addition, an Official Plat, which lies at the intersection of the North right-of-way line of Forest Avenue and the West right-of-way line of 24th Street; thence East along the North right-of-way line of Forest Avenue to its point of intersection with the West right-of-way line of 6th Avenue; thence North along the West right-of-way line of 6th Avenue to its point of intersection with the thread of the Des Moines River; thence southeasterly along the thread of the Des Moines River to its point of intersection with the South right-of-way line of the University Avenue; thence West along the South right-of-way line of University Avenue to its point of intersection with the West right-of-way line of 6th Avenue; thence South along the West right-of-way line of 6th Avenue to its point of intersection with the North right-of-way line of Laurel Avenue; thence East along the North right-of-way line of Laurel Avenue to its point of intersection with the West right-of-way line of 2nd Avenue; thence South along the West right-of-way line of 2nd Avenue and continuing on the West right-of-way line of the 2nd Avenue to 3rd Street connector to the point of intersection of the West right-of-way of 3rd Street and the North right-of-way line of the MacVicar Freeway (Interstate 235); thence West along the North right-of-way line of the MacVicar Freeway (Interstate 235) to its point of intersection with the West right-of-way line of 6th Avenue; thence South along the West right-of-way line of 6th Avenue to its point of intersection with the North right-of-way line of Center Street; thence West long the North right-of-way line of Center Street to its point of intersection with the West right-of-way line of 7th Street; thence South along the West right-of-way line of 7th Street to its point of intersection with the North right-of-way line of Park Street; thence West along the North right-of-way line of Park Street to its point of intersection with the West right-of-way line of 8th Street; thence South along the West right-of-way line of 8th Street to its point of intersection with the North right-of-way line of Pleasant Street; thence West along the North right-of-way line of Pleasant Street to its point of intersection with the West right-of-way line of 9th Street; thence North along the West right-of-way line of 9th Street to its point of intersection with the North right-of-way line of Center Street; thence West along the North right-of-way line of Center Street to its point of intersection with the East right-of-way line of Keosauqua Way; thence northwesterly along the East right-of-way line of Keosauqua Way to its point of intersection with the South right-of-way line of Crocker Street; thence East along the South right-of-way line of Crocker Street to its point of intersection with the East right-of-way line of 9th Street; thence North along the East right-of-way line of 9th Street to its point of intersection with the North right-of-way line of the MacVicar Freeway (Interstate 235); thence West along the North right-of-way line of the MacVicar Freeway (Interstate 235) to its point of intersection with the West right-of-way line of Keosauqua Way; thence northwesterly along the West right-of-way line of Keosauqua Way to its point of intersection with the South right-of-way line of University Avenue; thence West along the South right-of-way line of University Avenue to its point of intersection with the East right-of-way line of 23rd Street; thence North along the East right-of-way line of 23rd Street to its point of intersection with the South right-of-way line of Carpenter Street; thence West along the South right-of-way line of Carpenter Street to its point of intersection with the West right-of-way line of 24th Street; thence North along the West right-of-way line of 24th Street to its point of intersection with the North right-of-way line of Forest Avenue, being the Point of Beginning, all now included in and forming a part of the City of Des Moines, Polk County, Iowa.