



Date November 8, 2010

**REQUEST FROM HATCH DEVELOPMENT GROUP FOR COUNCIL-  
INITIATED REQUEST FOR VACATION AND CONVEYANCE OF VARIOUS RIGHT-  
OF-WAY PARCELS LOCATED NEAR I-235 AND MARTIN LUTHER KING JR.  
PARKWAY TO BE USED FOR INFILL HOUSING**

WHEREAS, the City of Des Moines has recently received a letter and Memo from Hatch Development Group (HDG) requesting that the City Council initiate the vacation of the following right-of-way parcels, located near I-235 and Martin Luther King Jr. Parkway and owned by the City of Des Moines, to be used for infill development of single-family affordable housing: 1120 M.L. King Parkway; 1100 M.L. King Parkway; 1055 and 1059 M.L. King Parkway; 1037 18<sup>th</sup> Street; 1034 17<sup>th</sup> Street; and 1050 16<sup>th</sup> Street.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Des Moines, Iowa, that the above-described letter of request from HDG is hereby received and filed.

BE IT FURTHER RESOLVED that this matter be referred to Plan and Zoning Commission and City staff for review and recommendation, and to return to Council for further action on said request.

MOVED by \_\_\_\_\_ to adopt.

APPROVED AS TO FORM:

Glenna K. Frank, Assistant City Attorney

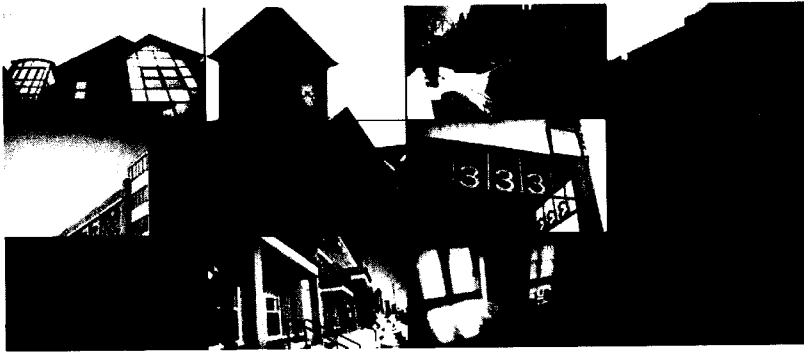
COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GRIESS				
HENSLEY				
MAHAFFEY				
MEYER				
MOORE				
TOTAL				
MOTION CARRIED			APPROVED	
				_____ Mayor

**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



# HDG

19

Hatch Development Group

1312 Locust Street  
Des Moines, IA 50309  
(515) 243-4675

[www.hatchdevelopment.com](http://www.hatchdevelopment.com)

Developing Urban Neighborhoods. Des Moines. Cedar Rapids.

November 3, 2010

To Whom It May Concern:

Hatch Development Group, LLC is requesting the City Council, initiated through correspondence with Ward III Councilperson Christine Hensley, the vacation of the following right-of-way parcels to be used for infill development of single family affordable housing.

1120 MLK

1100 MLK

1055 & 1059 MLK

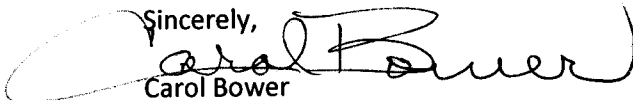
1037 18<sup>th</sup> St

1034 17<sup>th</sup> St

1050 16<sup>th</sup> St

Attached please find the correspondence with Christine Hensley regarding this matter.

Sincerely,



Carol Bower

Hatch Development LLC.



# HDCG

19

Hatch Development Group

1312 Locust Street  
Des Moines, IA 50309  
(515) 243-4675

[www.hatchdevelopment.com](http://www.hatchdevelopment.com)

Developing Urban Neighborhoods. Des Moines. Cedar Rapids.

November 2, 2010

## MEMO

TO: Christine Hensley  
Ward III City Council

Christine,

As you may already know Hatch development Group is working on a rent-to-own program for the area surrounding the MLK Brickstones. As a result 7 City owned lots were selected as part of 12 total sites. Until this past week we were told that we only had to go to Board of Adjustment, now it appears that 6 of the 7 City sites must go through the Right of Way Request process.

It was suggested by City staff that if the council person from that Ward initiated the request it would probably expedite the process. Since this will be a rent-to-own application for low income housing tax credits time is becoming of the essence to complete P&Z, Board of Adjustment and City Council by year end.

I would greatly appreciate your assistance with this.

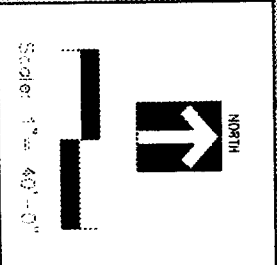
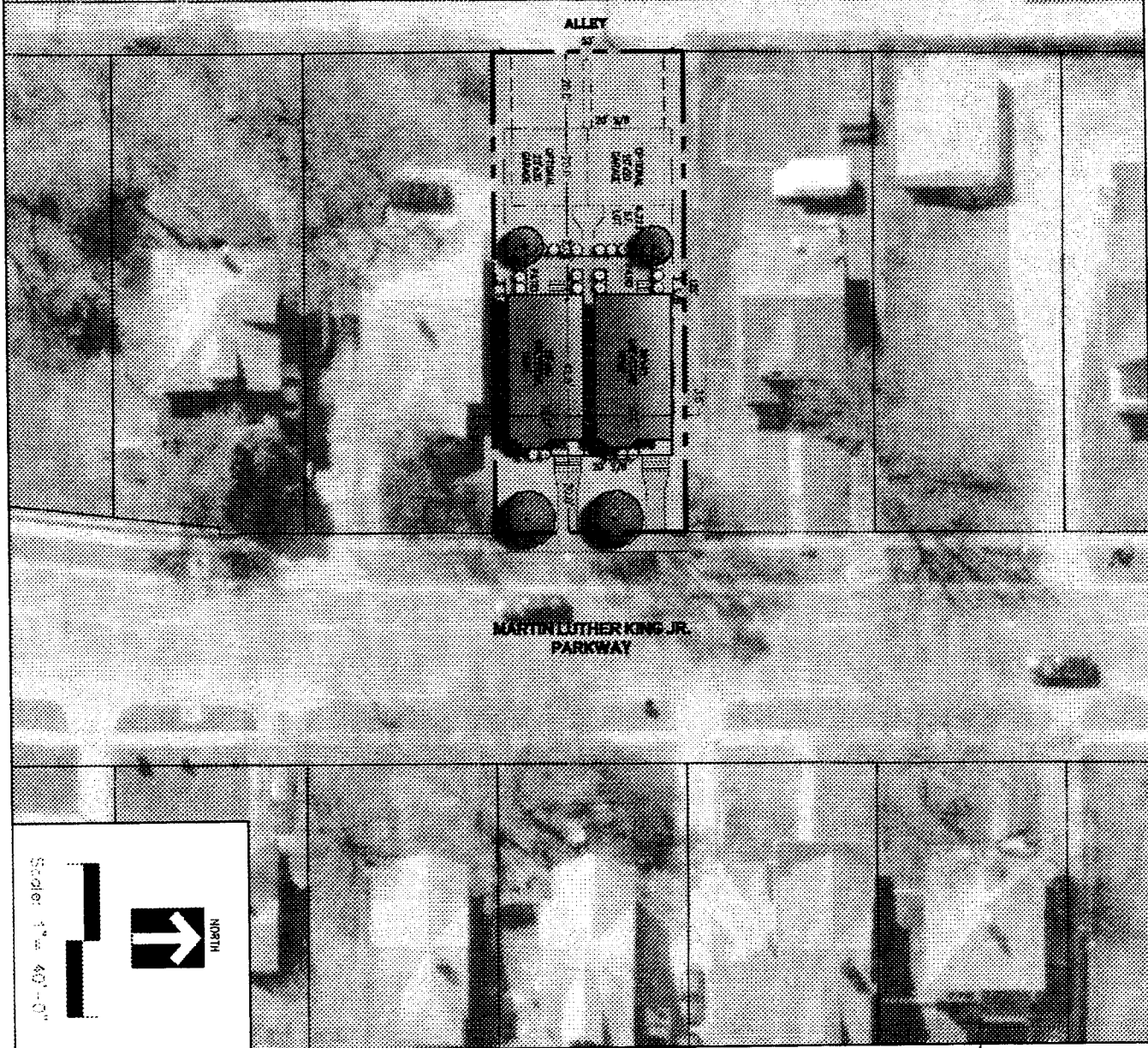
Attached please find the list of the 6 properties and neighboring property owners. Also included is the Executive Summary for The MLK Greystones project as well as elevations, floor plans and a site plan.

I will be out of town until next week but feel free to contact Carol Bower at 339-1109 at any time of you require additional information at this time.

Sincerely,

Jack Hatch  
Hatch Development Group, LLC

**HIDG**  
Hatch Development Group



<p><b>simonson</b></p> <p><small>SIMONSON &amp; ASSOCIATES ARCHITECTS LLC 1917 INGERSOLL AVENUE SUITE 100 DES MOINES IA 50319 PH 515 440 1606 WWW.SIMONSONARCHITECTS.COM</small></p>	<p><small>This drawing has been prepared by the Architect, or under the Architect's direct supervision. This drawing is provided as an instrument of service by the Designer / Architect and is intended for use on the project only. Any reproduction, use, or disclosure of information contained herein without the prior written consent of the Architect is strictly prohibited. © Copyright 2010 by Simonson &amp; Associates Architects, LLC.</small></p>	<p><b>GREYSTONE HOMES</b> <b>1120 MARTIN LUTHER KING PKY.</b> <b>DES MOINES, IOWA</b></p>	<p><b>SUPPLEMENTAL DRAWING</b></p>
		<p><b>JOB No. 10103      DATE 10-20-10</b></p>	<p><b>SD-1</b></p>

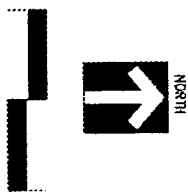
**HDC**  
Hatch Development Group

ATKINS STREET

ALLEY

MARTIN LUTHER KING JR.  
PARKWAY

Scale: 1" = 40'-0"



**simonson**

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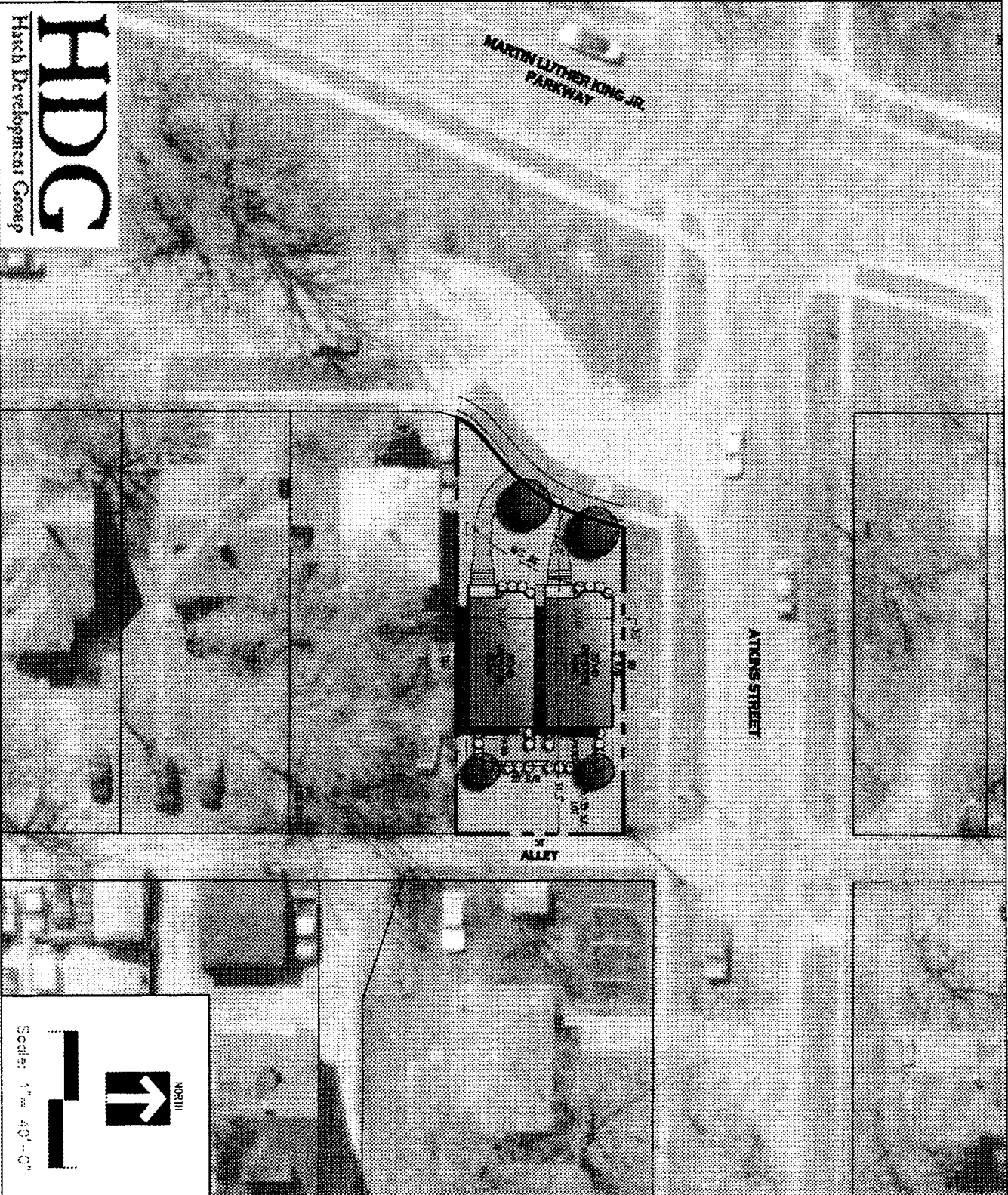
**GREYSTONE HOMES**  
1108 MARTIN LUTHER KING PKY.  
DES MOINES, IOWA

SUPPLEMENTAL  
DRAWING

JOB NO. 10103 DATE 10-20-10

**SD-2**





<p><b>simonson</b></p> <p><small>SIMONSON &amp; ASSOCIATES ARCHITECTS, LLC 1737 ENGINEERING AVENUE SUITE 200 DES MOINES IA 50319 PH 515 440 3666 WWW.SIMONSONARCHITECTS.COM</small></p>	<p><small>This drawing has been prepared by the architect, or under the architect's direct supervision. The drawing is provided as an instrument of service by the Designer / Architect and is intended for use in the project only. Any reproduction, use, or disclosure of information contained herein without the prior written consent of the architect is strictly prohibited. (c) Copyright 2010 by Simonson &amp; Associates Architects, LLC.</small></p>	<p><b>GREYSTONE HOMES</b>  <b>1055 MARTIN LUTHER KING PKY.</b>  <b>1059 DES MOINES, IOWA</b></p> <p><b>JOB No. 10103      DATE 10-20-10</b></p>	<p><b>SUPPLEMENTAL DRAWING</b></p> <p><b>SD-3</b></p>
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**HIDG**  
Hatch Development Group

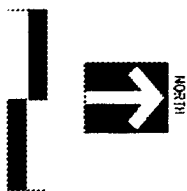
1-235 EXIT RAMP

DAY STREET

18TH STREET

ALLEY

Scale: 1" = 40'-0"



**simonson**

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**GREYSTONE HOMES**  
1037 18TH STREET  
DES MOINES, IOWA

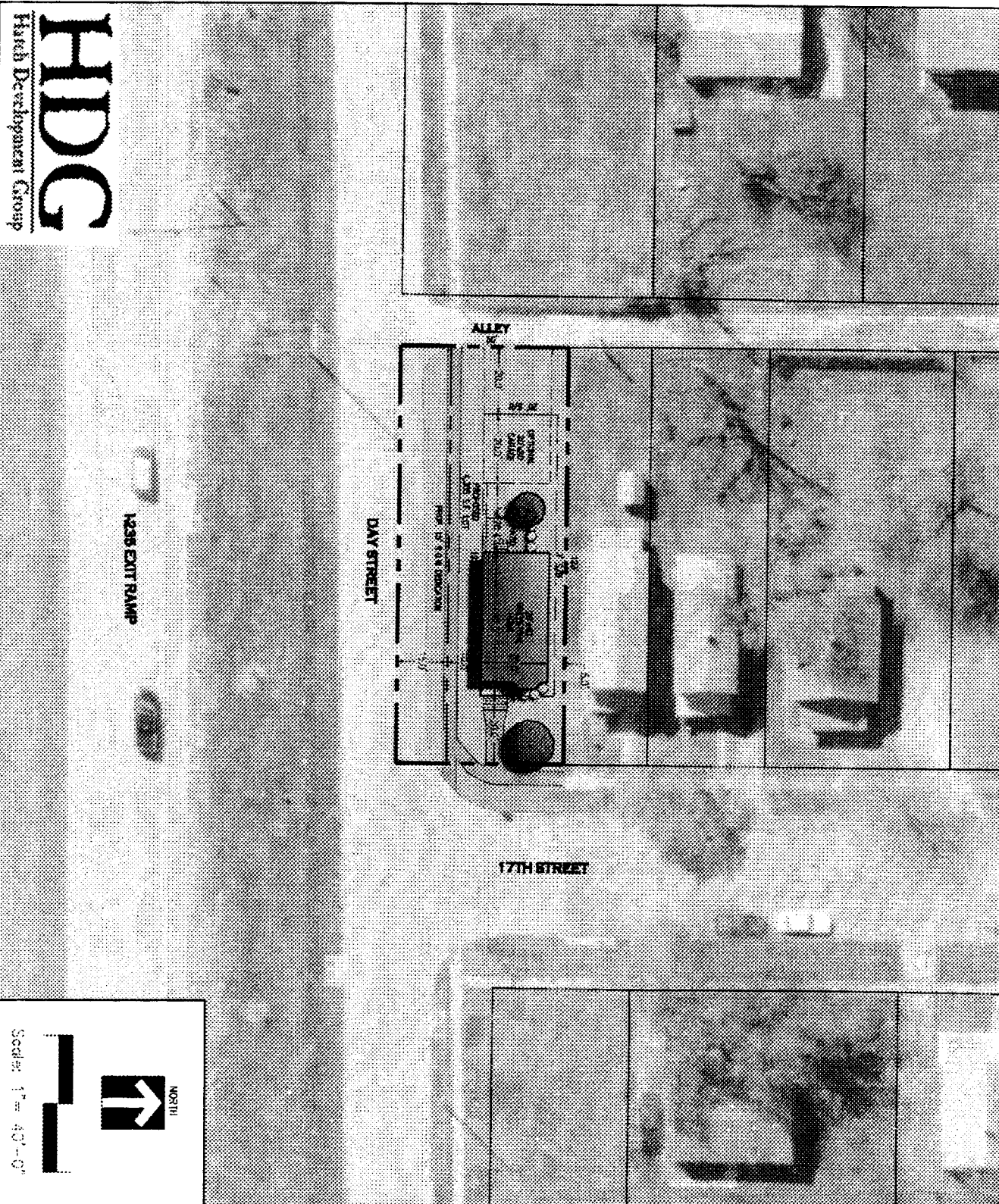
SUPPLEMENTAL  
DRAWING

JOB No. 10103

DATE 10-20-10


**SD-5**





**HIDG**  
Hatch Development Group

Scale: 1" = 40'-0"

 NORTH

**simonson**

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**GREYSTONE HOMES**  
1034 17TH STREET  
DES MOINES, IOWA

JOB No. 10103

DATE 10-20-10

SUPPLEMENTAL  
DRAWING

**SD-6**





**HIDG**  
Hatch Development Group

Scale: 1" = 40'-0"  
NORTH

<p><b>simonson</b></p> <p><small>SIMONSON &amp; ASSOCIATES ARCHITECTS LLC 1700 HAWTHORNE AVENUE SUITE 100 DES MOINES IA 50319 PH 515 440 5656 WWW.SIMONSONARCH.COM</small></p>	<p><small>This drawing has been prepared by the architect, or under the architect's direct supervision. This drawing is provided as an instrument of service by the Designer / Architect and is intended for use on this project only. Any reproduction, use, or disclosure of information contained herein without the prior written consent of the architect is strictly prohibited. (S) Copyright 2018 by Simonson &amp; Associates Architects, LLC.</small></p>	<p><b>GREYSTONE HOMES</b> <b>1051 17TH STREET</b> <b>DES MOINES, IOWA</b> <b>1050 DAY ST</b></p> <p><b>JOB No. 10103</b>      <b>DATE 10-20-10</b></p>	<p><b>SUPPLEMENTAL DRAWING</b></p> <p><b>SD-7</b></p>
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