



Date April 11, 2011

**RESOLUTION OF NECESSITY FOR THE EXPANDED
METRO CENTER URBAN RENEWAL PROJECT AREA**

WHEREAS, on March 20, 2000 by Roll Call Nos. 00-788 and 00-789, the City Council adopted the Urban Renewal Plan for the Metro Center Urban Renewal Project which consisted of the merger and consolidation of the prior Riverpoint Capitol-Center Development Area Urban Renewal Project and the Capitol-Center Development Area Urban Renewal Project; and

WHEREAS, in prior actions, the City Council determined that the areas comprising of the Riverpoint Capitol-Center Development Area Urban Renewal Project and the Capitol-Center Development Area Urban Renewal Project which areas were merged into the combined Metro Center Urban Renewal Project Area, constituted a slum area, blighted area, economic development area or a combination of those areas appropriate for an urban renewal project, and that the rehabilitation, conservation, redevelopment, development, or a combination thereof, of such area was necessary in the interest of the public health, safety, or welfare of the residents of the City of Des Moines; and

WHEREAS, the City Council has proposed to expand the Metro Center Urban Renewal Project Area to include an area that generally includes the Des Moines River west bank and property east of the Des Moines River and south of University Avenue (which area is hereinafter referred to as the “River Hills 2011 Subarea”); and

WHEREAS, the boundaries of the proposed River Hills 2011 Subarea are as shown on Map “A” attached hereto and as described in Exhibit “B” attached hereto; and

WHEREAS, the River Hills 2011 Subarea is a blight area for the reasons set forth in the Community Development Director’s report attached hereto as Exhibit “C”, which report is incorporated herein by reference; and

WHEREAS, the proposed River Hills 2011 Subarea has blighted conditions which have a negative impact upon the downtown; and

WHEREAS, the Metro Center Urban Renewal Project Area expanded to include the River Hills 2011 Subarea suffers from the slum, blight, and economic development conditions existing in each of the subareas of which it is composed.

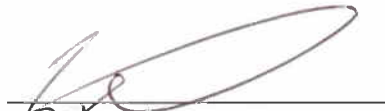
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NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Des Moines, Iowa, as follows:

1. That the Metro Center Urban Renewal Project Area expanded to include the River Hills 2011 Subarea constitutes a slum area, blighted area, economic development area or a combination of those areas appropriate for an urban renewal project.
2. That the rehabilitation, conservation, redevelopment, development or a combination thereof, of the Metro Center Urban Renewal Project Area expanded to include the River Hills 2011 Subarea is necessary in the interest of the public health, safety, and welfare of the residents of the City of Des Moines.
3. That this roll call shall serve as a resolution of necessity as required by Iowa Code Section 403.4.

APPROVED AS TO FORM:

Moved by _____ to adopt.



 Lawrence R. McDowell
 Deputy City Attorney

Attachments:
 Map "A" – Boundary Map
 Exhibit "B" – River Hills 2011 Subarea Description
 Exhibit "C" – Community Development Director's Report

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

Map A: Boundary Map

River Hills 2011 Subarea
addition to Metro Center
Urban Renewal Area

