

**Date** March 7, 2016

RESOLUTION APPROVING TAX ABATEMENT APPLICATIONS  
FOR THE ADDITIONAL VALUE ADDED BY IMPROVEMENTS  
COMPLETED DURING 2015  
(27 separate applications)

WHEREAS, the Iowa Urban Revitalization Act, Chapter 404, Code of Iowa (the "Act"), provides for partial exemption from property tax for the actual value added by improvements to property located in a designated Urban Revitalization Area which are consistent with the Urban Revitalization Plan for such Area; and

WHEREAS, the Act provides that persons making improvements may apply to the City Council for tax abatement, and the City Council shall approve the application by resolution, subject to review by the County Assessor, if it finds: (a) the project is located in a designated Urban Revitalization Area; (b) the project is in conformance with the Urban Revitalization Plan for such area; and (c) the improvements were made during the time the area was so designated; and,

WHEREAS, pursuant to the Act, the Des Moines City Council passed Ordinance No. 11,026 designating the entire area within the corporate boundaries of the City of Des Moines on July 6, 1987, as a revitalization area (the "City-wide Urban Revitalization Area"); and,

WHEREAS, pursuant to the 2011-1 Omnibus Amendment to the City's urban revitalization plans which was approved by the City Council on December 5, 2011, by Roll Call No. 11-2085, all the territory within the City of Des Moines as of January 1, 2012, was consolidated into the City-wide Urban Revitalization Area, and any territory thereafter annexed into the City are added to the City-wide Urban Revitalization Area effective upon annexation; and,

WHEREAS, the City-wide Urban Revitalization Plan provides that in order to qualify for tax exemption eligibility, the improvements must be completed in accordance with all applicable zoning and other regulations of the City; and,

WHEREAS, twenty seven (27) applications for tax abatement (the "Applications") have been received, reviewed and recommended for approval by City staff as further described in the accompanying council communication.

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

- 1) The Applications for tax abatement are hereby received.
- 2) The following findings are hereby adopted:

( continued )

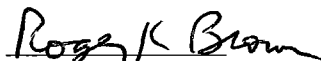
Date March 7, 2016

- a) Each of the Applications are for a project located in the City-wide Urban Revitalization Area; each project is in conformance with the Urban Revitalization Plan for the City-wide Urban Revitalization Area; and the improvements described in the Applications were made during the time the applicable area was so designated.
  - b) Each of the Applications is for improvements completed in 2015.
  - c) Each of the Applications appear to have been timely filed with the City on or before February 1, 2016.
- 3) Each of the Applications is approved subject to review by the County Assessor under Section 404.5 of the Act, for exemption according to the schedules noted on each Application.
- 4) The City Clerk shall forward a certified copy of this resolution and the Applications to the County Assessor.

( Council Communication No. 16- 108 )

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

FORM APPROVED:

  
 Roger K. Brown  
 Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GATTO				
GRAY				
HENSLEY				
MOORE				
WESTERGARRD				
TOTAL				

**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.

MOTION CARRIED APPROVED

\_\_\_\_\_  
 Mayor

\_\_\_\_\_  
 City Clerk



Tax Abatement Case Status = **APV**  
 Abatement Applications By Number

2/27/2016

ID	Rec. Date	Property Address	Name, Mail Address, Phone	District	Permit Number	Est. Cost
TAX2015-00534	2/26/2016	333 SW 11TH ST New construction of 4-story, 102 room Holiday Inn Express Hotel. Schedule 2A	<b>SHERMAN GRAYS LANDING HOTEL</b> <del>DEVELOP</del> PAVE S STE 201 MINNEAPOLIS, MN 55415-1112	Occupied: Owner City Sewer: Y <i>Neighborhood Pedestrian Commer</i>	bld2015-00219 is	\$7,825,127.00
TAX2015-00533	2/25/2016	831 16TH ST new garage/carriage house	<b>RYAN P HOWELL</b> 831 16TH ST DES MOINES, IA 50314-1702	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	bld2015-02177 is	\$60,000.00
TAX2015-00532	2/23/2016	2101 LYON ST new garage	<b>ANTONIO DE SANTIAGO</b> 2101 LYON ST DES MOINES, IA 50317-5244	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	bld2012-02386 is	\$16,000.00
TAX2015-00531	2/23/2016	3927 15TH ST Replace gutters, downspouts, wrap all fascia, soffits with premium PVC	<b>BRANDY L BENEDICT</b> 3927 15TH ST DES MOINES, IA 50313-3025	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	no permits requir	\$3,000.00
TAX2015-00530	2/23/2016	3714 INGERSOLL AVE renovation of existing building for medical clinic.	<b>HURD INGERSOLL LLC</b> 2000 FULLER RD WEST DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Neighborhood Retail</i>	bld2015-01401 is	\$404,600.00
TAX2015-00529	2/23/2016	2708 INGERSOLL AVE New commercial retail building.	<b>HURD AMES LLC</b> 2000 FULLER RD WEST DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Neighborhood Retail</i>	bld2015-00455 is	\$1,259,900.00
TAX2015-00528	2/17/2016	210 E WALNUT ST New construction of 124-unit apartment building with parking garage. PARTIAL ABATEMENT ONLY	<b>201 LLC</b> 5665 GREENDALE RD STE A JOHNSTON, IA 50131-1592	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	**PARTIAL TAX /	\$13,500,000.00
TAX2015-00527	2/15/2016	1132 CRESTON AVE PERMIT FOR REMODEL, KITCHEN, BATCH UPDATE, NEW WINDOWS, SIDING AND ROOFING	<b>TWO RIVERS REALTY LLC</b> 3200 SW 34TH ST DES MOINES, IA 50321-1930	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	BLD2015-00870 F	\$20,000.00
TAX2015-00526	2/15/2016	1231 DAVIS AVE NEW FURNACE AND AIR CONDITIONER, UPDATED ELECTRICAL SYSTEM, NEW WINDOWS, PAINTED EXTERIOR AND INTERIOR	<b>TWO RIVERS REALTY LLC</b> 3200 SW 34TH ST DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	ELE2014-01734 I	\$20,000.00

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ID	Rec. Date	Property Address	Name, Mail Address, Phone	District	Permit Number	Est. Cost
TAX2015-00525	2/15/2016	10 E HILLSIDE AVE EXTERIOR ALTERATIONS, UPDATED ELECTRICAL SYSTEM, NEW WINDOWS AND DOORS	<b>TWO RIVERS REALTY LLC</b> 4309 MARCOURT LN WEST DES MOINES, IA 50266-4943	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	BLD2015-00566 J	\$10,000.00
TAX2015-00524	2/15/2016	912 33RD ST REMODEL KITCHEN, BATHROOM, NEW FLOORING, NEW ELECTRICAL	<b>TWO RIVERS REALTY LLC</b> 3200 SW 34TH ST DES MOINES, IA 50321-1930	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	ELE2015-00543 F	\$15,000.00
TAX2015-00523	2/15/2016	5820 UNIVERSITY AVE NEW DECK, REDID FLOORS AND CARPETS	<b>TWO RIVERS REALTY LLC</b> 4309 MARCOURT LN WEST DES MOINES, IA 50266-4943	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	BLD2015-00565 J	\$5,000.00
TAX2015-00522	2/15/2016	2501 24TH ST FULL INTERIOR AND EXTERIOR RENOVATION, INCLUDING ALL NEW UTILITY/MECHANICAL SYSTEMS, NEW WINDOWS, DOORS, ROOF, DRYWALL, APPLIANCES, CABINETS AND COVERINGS/FIXTURES	<b>SLASHFROG LLC</b> 0 PO BOX 12041 DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	BLD2015-00348 J	\$937,650.00
TAX2015-00521	2/15/2016	600 E 5TH ST Renovation of existing building to 103 apartment units, with 9,000 sq. ft. of commercial space. All new mechanical systems throughout.	<b>EAST VILLAGE TOWER PARTNERS</b> <del>150</del> 73RD ST URBANDALE, IA	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	BLD2015-00225 J	\$9,796,000.00
TAX2015-00501	2/4/2016	936 WOLCOTT AVE plumbing, mechanical, electrical, flooring, windows/doors, masonry, drywall, trim/cabinets/counters, siding/gutters, finish, appliances, demolition, landscaping, painting, tree trimming.	<b>METRO REAL ESTATE LLC</b> 0 PO BOX 714 JOHNSTON, IA 50131-0714	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	bld2015-01659 -	\$33,030.00

ID	Rec. Date	Property Address	Name, Mail Address, Phone	District	Permit Number	Est. Cost
TAX2015-00340	1/29/2016	407 28TH ST Foundation lifted and replaced, new plumbing, electrical and gas lines. new foundation and finished basement. improvements to comply with code along with historic district .	<b>CARLOS CANALES</b> 407 28TH ST DES MOINES, IA 50312-4405	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	BLD 2014-00156	\$450,000.00
TAX2015-00301	1/12/2016	202 4TH ST HOTEL Renovation of the historic Randolph Hotel into 55 market rate apartment homes and approximately 7,800 square feet of commercial space. The renovation includes structural repair, MEP and HVAC improvements, and general improvements to the buildings and site.	<b>RANDOLPH APARTMENTS LIMITED</b> <del>PARTNER</del> AVE S STE 201 MINNEAPOLIS, MN 55415-1112	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	PRJ2013-00532 -	\$12,640,602.00
TAX2015-00300	1/8/2016	923 CUMMINS PKWY All new windows, New A/C, furnace, pool hall furnace, pool & spa heaters, new garage door, new brickwork.	<b>CHAD W FROH</b> 923 CUMMINS PKWY DES MOINES, IA 50312-1115	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	MEC2016-00310	\$30,000.00
TAX2015-00299	1/8/2016	319 E LIVINGSTON AVE 24 x 28 new garage	<b>FRANK E KILLEN</b> POB 35063 DES MOINES, IA 50315-0301	Occupied: Owner City Sewer: Y <i>Residential - 10 Year</i>	BLD2015-02719 -	\$15,000.00
TAX2015-00275	1/6/2016	1205 DAVIS AVE new sfd	<b>PAMELA J BRENNAN</b> 1139 DAVIS AVE DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	PRJ2015-00171 -	\$230,000.00
TAX2015-00141	10/28/2015	4745 HARWOOD DR new sfd and garage	<b>AARON T HELMRICHS</b> 4815 HARWOOD DR DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	BLD2014-00334 -	\$589,900.00
TAX2015-00039	5/27/2015	2511 SHADOW CREEK LN new sfd and basement remodel	<b>TUKA D BHATTARAI</b> 2511 SHADOW CREEK LN DES MOINES, IA 50320-4709	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	PRJ2014-00401	\$188,900.00
TAX2015-00038	5/27/2015	2303 SHADOW CREEK CIR new sfd and basement finish	<b>DAMODHAR ADHIKARI</b> 2303 SHADOW CREEK CIR DES MOINES, IA 50320-4714	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	PRJ2014-00402	\$188,900.00

ID	Rec. Date	Property Address	Name, Mail Address, Phone	District	Permit Number	Est. Cost
TAX2015-00022	5/13/2015	3549 E HIGHVIEW DR Building of new home	<b>MATTHEW BENEFIEL</b> 3549 E HIGHVIEW DR DES MOINES, IA	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	PRJ2014-00114 f	\$225,000.00
TAX2015-00007	5/12/2015	750 FOSTER DR Total replacement of kitchen and 2 full baths; addition of new 1/2 bath; updating electrical & plumbing; new drywall & flooring throughout basement; refinishing original hardwood floors; replacing windows; new interior & exterior paint throughout; fixing drainage issues in driveway.	<b>TRAVIS LOWE</b> 750 FOSTER DR DES MOINES, IA 50312-2520	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	BLD2015-00185:	\$230,000.00
TAX2014-00393	2/20/2015	7005 SE 28TH ST new house	<b>ORTON HOMES LLC</b> 2208 WOODLANDS PKWY CLIVE, IA	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	BLD2014-02427 i	\$260,600.00
TAX2014-00249	1/26/2015	664 56TH ST new swimming pool & assoicated electric work, deck, fence, landscaping	<b>TROY T WEILAND</b> 664 56TH ST DES MOINES, IA 50312-1951	Occupied: Owner City Sewer: Y <i>Residential - 5 year</i>	bld2014-01506 is	\$112,000.00
			<b>Grand Total:</b>	<u>27</u>	<b>Grand Total:</b>	<u>\$49,066,209.00</u>

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