



**Date** January 13, 2025

**RESOLUTION LEVYING ASSESSMENTS FOR FEES, FINES, PENALTIES, COSTS AND INTEREST IMPOSED IN THE ENFORCEMENT OF THE NEIGHBORHOOD INSPECTION RENTAL CODE AND PROVIDING FOR THE PAYMENT THEREOF  
SCHEDULE NO. 2025-01, ACTIVITY ID 20-1111-000**

WHEREAS, the fees, fines, penalties, costs and interest itemized in the accompanying schedule have been imposed by the City upon the owners of rental property in the enforcement of the Neighborhood Inspection Rental Code; and,

WHEREAS, each of the owners of the rental property listed in the accompanying schedule have been given notice of the following:

- The amount due from them for the fees, fines, penalties, costs and interest identified in such schedule;
- Their right to appeal the calculation of the amounts due, and the process to make such appeal;
- That if the total amount due from them was not paid within thirty (30) days of when due, or in the event of a timely appeal if not paid within ten (10) business days of final action on that appeal by the Housing Appeals Board, then:
  - The owner will be charged a late payment penalty in the amount of \$25.00;
  - Interest shall thereafter accrue on the unpaid balance at the rate of 1.5% per month; and,
  - That the City may certify the unpaid balance, accrued interest and late payment penalty to the County Treasurer for collection against the rental property in the same manner as a property tax; and,

WHEREAS, more than thirty (30) days has expired from the date each of the fees, fines, penalties, and costs itemized in the accompanying schedule were originally due, and more than ten (10) business days has expired from the date of final action by the Housing Appeals Board on any appeals that were timely taken from the calculation of the amounts due; and,

WHEREAS, the fees, fines, penalties, costs and interest itemized in the accompanying schedule remain unpaid; and,

WHEREAS, the City Council of the City of Des Moines desires to exercise the authority granted to it by Iowa Code §364.17 to certify the fees, fines, penalties, costs and interest itemized in the accompanying schedule as a lien against the rental property for collection in the same manner as a property tax; NOW THEREFORE,



**Date** January 13, 2025

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

1. That the accompanying *Schedule of Fees, Fines, Penalties, Costs and Interest Imposed in the Enforcement of the Neighborhood Inspection Rental Code, Schedule No. 2025-01, Activity ID 20-1111-000*, is hereby approved, confirmed and adopted with the amounts shown thereof assessed and levied against each property for collection in the same manner as a property tax.

2. That such assessments shall be payable in one installment; shall bear interest at 9.00% per annum which is the maximum rate allowed by Iowa Code Chapter §74A; the one installment of each assessment shall become due and payable on July 1, 2025, and shall be paid at the same time and in the same manner as the September semiannual payment of ordinary taxes. However, said assessment shall be payable at the office of the County Treasurer of Polk County, Iowa, in full or in part and without interest within thirty (30) days after the first date of publication of the Notice of Filing of Schedule.

3. The City Clerk is hereby authorized and directed to certify the accompanying schedule to the County Treasurer of Polk County, Iowa, and to publish the accompanying Notice of Filing of Schedule once each week for two consecutive weeks in the Des Moines Register. The first publication of said Notice shall be made within fifteen(15) days after the date of such certification. On or before the second publication of the Notice the Neighborhood Services Department, under the direction of the City Clerk, shall send a copy of the Notice by mail to each property owner whose property is subject to assessment, as shown by the records in the office of the county auditor, all as provided and directed by Iowa Code Section 384.60.

Moved by \_\_\_\_\_ to adopt. Second by \_\_\_\_\_

Form Approved: /s/ Thomas G. Fisher Jr.

Thomas G. Fisher Jr.  
Deputy City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT	CERTIFICATE
BOESEN					
COLEMAN					
GATTO					
MANDELBAUM					
SIMONSON					
VOSS					
WESTERGAARD					
TOTAL					

MOTION CARRIED APPROVED

\_\_\_\_\_  
Mayor

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

ASSESSMENT SCHEDULE NO: 2025-01

Rental Inspection

GEOPARCEL / LEGAL DESCRIPTION	CASE NUMBER	OWNER INFORMATION	RENTAL	ASSESSMENT TYPE	PREVIOUS CLEANUPS (Last 5 Yrs)	COST	INCID	TO BE ASSESSED
782405103011 LOT 30 DRAKE UNIVERSITY 2ND ADD	SPEC-2024-000860	1109 26TH ST  T - JASPER VERHOFSTE, REG. AGENT	Yes	Rental Inspection	0	\$87.50	\$35.00	\$122.50
782405131022 S 89.06F LT 3 BLK 2 COTTAGE GROVE	SPEC-2024-000877	1050 21ST ST  T - TOBIAS CROSS, REG. AGENT	Yes	Rental Inspection	0	\$130.50	\$35.00	\$165.50
782405201015 LOT 39 & N 3F LOT 38 & S 32F LOT 40 T K CLARKES ADDITION	RNTC-2024-000083	1125 21ST ST  T - KEVIN W CULVER, REG. AGENT	Yes	Rental Inspection	2	\$1,145.50	\$35.00	\$1,180.50
782406204001 LOT 1 & W 25.30 FT LOT 2 LYONS PLACE	RNTC-2024-001229	3420 KINGMAN BLVD  T - CARL SAXON	Yes	Rental Inspection	0	\$236.50	\$35.00	\$271.50
782406229014 LOTS 167 & 168 KINGMAN PLACE	RNTC-2024-000353	3023 KINGMAN BLVD  T - COLE LOPEZ T - LIA GUERRA	Yes	Rental Inspection	0	\$314.50	\$35.00	\$349.50
782415478001 LOTS 7 & 8 BLK B JEFFERSON HEIGHTS NO 2	SPEC-2024-000844	3117 SE 8TH ST  T - ERIC ESTES	Yes	Rental Inspection	0	\$123.50	\$35.00	\$158.50
782418351001 -EX S 40F-BEG SW COR THN E 300F N 495F E 177.3F N 390F NW 245.1F SWLY 414.5F S 852.3F TO POB SW 1/4 SW 1/4 SEC 18-78-24	RNTC-2023-000397	4205 PARK AVE BLDG 21 AND 22  T - BH MANAGEMENT SERVICES	Yes	Rental Inspection	0	\$227.00	\$35.00	\$262.00
782501209024 LOT 4 BOULEVARD PLACE	SPEC-2024-000859	4525 BOULEVARD PL  T - JORDAN WEBER T - JULIA G WEBER	Yes	Rental Inspection	0	\$87.50	\$35.00	\$122.50

792331456019 LOT 83 RICHTERS ADDITION	RNTC-2024-001145	1240 E 26TH ST T - DAVID SPIERING T - DIANE SPIERING	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
792422432007 LOT 439 COLLEGE PARK	RNTC-2023-001341	4023 4TH ST T - JOE VIGNAROLI T - TRACI VIGNAROLI, REG. AGENT	Yes	Rental Inspection	0	\$465.50	\$35.00	\$500.50
792423333017 LOT 11 MADISON GARDENS	RNTC-2024-000979	600 E MADISON AVE T - PEDRO E BARAHONA, REG.AGENT	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
792428354007 LOT 4 THIRTIETH STREET PLACE REPLAT	RNTC-2024-001176	2309 30TH ST T - JOSHUA SMITH T - LORENA SMITH	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
792429380002 -EX W 2.17F ON N LN & W 3.83F ON S LN- LT 2 BLK 1 BROADMOOR	RNTC-2024-000185	2419 BEAVER AVE T - HASINA FARAZI T - RAFIUL FARAZI	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
792431228007 -EX E 13.2F-&-EX N 15F- LOT 4 & -EX N 15F- E 7.2F LOT 5 HICKMAN HIGHLANDS	RNTC-2024-000453	4416 HICKMAN RD T - ALEX CATALAN, REG. AGENT	Yes	Rental Inspection	0	\$657.50	\$35.00	\$692.50
792431307036 LOT 296 UNIVERSITY HEIGHTS PLAT 2	RNTC-2024-001013	1444 55TH ST T - LIANG QIAO	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
792432377049 N 43 FT S 143 FT E 86 1/4 FT LOT 61 CHETWYND	RNTC-2024-000269	1206 39TH ST T - DARSON GRANTHAM T - DARSON GRANTHAM	Yes	Rental Inspection	0	\$371.00	\$35.00	\$406.00

792433251062 S 12 1/2F LOT 39 & N 1/2 LOT 38 BLK 2 INGLESIDE	RNTC-2024-001278	1644 22ND ST	Yes	Rental Inspection	0	\$178.50	\$35.00	\$213.50
T - ABDRAHMAN Y MOHAMED								
792433279004 N 40 F S 120 F LOT 31 & ALL LOT 28 NORTH WASHINGTON PLACE	RNTC-2024-001164	1611 MARTIN LUTHER KING JR PKWY	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
T - FLORENCIO ESTRADA T - PAULA ESTRADA								
792434155004 LOT 54 FOREST PARK	RNTC-2024-000430	1518 MONDAMIN AVE	Yes	Rental Inspection	0	\$204.50	\$35.00	\$239.50
T - BRAD COWGER								
792434260041 LOT 3 BLK 3 POLK COUNTY HOMESTEAD & TRUST CO ADD	RNTC-2024-001251	1811 6TH AVE	Yes	Rental Inspection	0	\$274.50	\$35.00	\$309.50
T - ASHLEY CASELLI, SECRETARY								
<b>TOTALS:</b>						<b>\$5,359.00</b>	<b>\$700.00</b>	<b>\$6,059.00</b>