



Date February 10, 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. 2025-02, 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 February 10, 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. 2025-02, 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 fall 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	<p style="text-align: center;">CERTIFICATE</p> <p>I, Laura Baumgartner, City Clerk of said City Council, 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.</p> <p>IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.</p>
BOESEN					
COLEMAN					
GATTO					
MANDELBAUM					
SIMONSON					
VOSS					
WESTERGAARD					
TOTAL					

MOTION CARRIED APPROVED

_____ Mayor

_____ City Clerk

ASSESSMENT SCHEDULE NO: 2025-02

Rental Inspection

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 DATE 1/30/2025
 TIME 10:40:09AM

GEOPARCEL / LEGAL DESCRIPTION	CASE NUMBER	OWNER INFORMATION	RENTAL	ASSESSMENT TYPE	PREVIOUS CLEANUPS (Last 5 Yrs)	COST	INCID	TO BE ASSESSED
782305102013 UNIT 13 KNOB HILL CONDOMINIUMS	RNTC-2024-001163	4045 E UNIVERSITY AVE T - DIONY REYNA T - YERLIANA REYNA	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
782401102007 LOTS 47 & 48 BLK 4 YORKS CHOICE	RNTC-2024-001133	903 E 22ND CT T - BRAD COWGER, OWNER	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
782402181001 N 68 F LOT 13 BLK 63 STEWARTS ADDITION	SPEC-2024-000534	1701 E WALNUT ST T - ANDREW K SCOTT, REG. AGENT	Yes	Rental Inspection	0	\$87.50	\$35.00	\$122.50
782402278007 LOT 116 TIMMONS PLACE	RNTC-2024-000680	2033 CAPITOL AVE T - FERMIN LUZ SOTO	Yes	Rental Inspection	0	\$272.50	\$35.00	\$307.50
782403130002 S 99 F LT 12 PART PLAT E 1/2 OL 1 DEANS 2ND SUB DIV OL IN NW 1/4 SEC 3-78-24	RNTC-2024-000204	833 E UNIVERSITY AVE T - ADAM METZKER C - JAIME ALBERTO HERRERA	Yes	Rental Inspection	0	\$168.50	\$35.00	\$203.50
782404462088 GARAGE UNIT G-88 THE PLAZA	SPEC-2024-000952	300 WALNUT ST UNIT 401 T - HEATHER L LAMASTERS	Yes	Rental Inspection	0	\$123.50	\$35.00	\$158.50
782404488040 UNIT RESIDENTIAL 408 4TH AND COURT CONDOMINIUMS	SPEC-2024-000866	119 4TH ST UNIT 408 T - MEREDITH A FILLMAN	Yes	Rental Inspection	0	\$123.50	\$35.00	\$158.50
782406380015 N 252F LOTS 25 & 26 & S 38F N 278F LOT 27 OP SE 1/4 SW 1/4 SEC 6-78-24	RNTC-2024-001468	3662 INGERSOLL AVE T - DAREN MARHULA, REG. AGENT	Yes	Rental Inspection	0	\$71.00	\$35.00	\$106.00

782406380016 N 240F LT 27 OP SE 1/4 SW 1/4 SEC 6-78-24	RNTC-2024-001136	3612 INGERSOLL AVE	Yes	Rental Inspection	0	\$358.50	\$35.00	\$393.50
T - CHASE GOCHANAUER, REG. AGENT T - ED ALLEN								
782409111009 UNIT 201 MULBERRY LOFTS	SPEC-2024-000946	112 11TH ST 201	Yes	Rental Inspection	0	\$87.50	\$35.00	\$122.50
T - KEEGAN J KAUTZKY								
782409481023 S 1/2 ALLEY N OF & ADJ & ALL LOTS 21 22 & 23 PALMER PLACE	RNTC-2024-001134	625 IRVING ST	Yes	Rental Inspection	0	\$299.50	\$35.00	\$334.50
T - KEVIN W CULVER, REG. AGENT								
782410377003 LOT 3 & W 1/3 LOT 4 E 2/3 LOT 2 BLK 31 SECOND PLAT OF CLIFTON HEIGHTS	RNTC-2024-000390	317 E DUNHAM AVE	Yes	Rental Inspection	0	\$1,102.50	\$35.00	\$1,137.50
T - PETER A LIPOVAC								
782414476001 LOT 1 PARK FOREST PLAT 4	RNTC-2024-001002	2051 KING AVE	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
T - HUBBELL REALTY COMPANY								
782417451050 -EX W 3F- LOT 8 PARK-FLEUR PLAZA	RNTC-2024-000809	2917 FLEUR DR	Yes	Rental Inspection	0	\$178.50	\$35.00	\$213.50
T - DEBORAH J FARVER, REG. AGENT								
782420327033 W 363 F E 10 A S 15 A LESS RD NE 1/4 SW 1/4 SEC 20-78-24	RNTC-2024-000884	2221 STANTON AVE BLDG. 3	Yes	Rental Inspection	0	\$322.50	\$35.00	\$357.50
T - CHRIS SALAZAR - CEO								
782422102104 -EX S 138F- LOTS 1 & 2 SMITHS ACRES	RNTC-2024-001043	3524 SE 3RD ST	Yes	Rental Inspection	0	\$178.50	\$35.00	\$213.50
T - RYAN CAMPOS								
782422426001 E 43 F N 151 F LOT 26 YODER ACRES	SPEC-2024-000920	801 E WATROUS AVE	Yes	Rental Inspection	0	\$87.50	\$35.00	\$122.50
T - JOHN POCHOP								
782428304032 LOT 5 WILHITE PLACE PLT 2	RNTC-2024-001241	1218 HIGHVIEW DR	Yes	Rental Inspection	0	\$166.00	\$35.00	\$201.00

782429477011 LOT 1 AIRPORT PARK	RNTC-2024-001416	6002 SW 14TH ST T - ANTHONY SMITH T - BARBARA A SMITH	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
782514402031 UNIT 6001-31 RIVER OAKS TOWN HOMES CONDO	SPEC-2024-000935	6001 CRESTON AVE UNIT 31 T - CHRISTINA T VAZQUEZ	Yes	Rental Inspection	0	\$123.50	\$35.00	\$158.50
792331104008 VAC ALLEY W & ADJ & ALL LOT 1 BLK 19 EASTON PLACE	RNTC-2024-001143	2120 SEARLE ST T - TRUNG, REG. AGENT NGUYEN	Yes	Rental Inspection	0	\$142.50	\$35.00	\$177.50
792419377023 LOTS 7 & 8 BLK K AVIATION PARK	RNTC-2024-001159	3930 52ND ST T - EQUITY TRUST COMPANY (CUSTODIAN) C - JAMES MCKILLIP	Yes	Rental Inspection	0	\$252.50	\$35.00	\$287.50
792426102026 -EX COM SW COR LT 12 BLK 17 THN E ALNG S LN 117.07F TO POB THN NE 17.66 TO PT ON E LN LT 12 S ALNG E LN 10F TO SE COR THN W ALNG S LN 14.5 TO POB- & -EX W 88F- LOTS 11 & 12 BLK 17 HIGHLAND PARK	RNTC-2023-001015	222 E EUCLID AVE T - ERIC ESTES	Yes	Rental Inspection	0	\$259.50	\$35.00	\$294.50
792426226002 E 50F W 100F S 160.8F N 185.8F LOT 10 EUCLID PLACE	SPEC-2024-000912	1105 E DOUGLAS AVE T - AMANDA HENTGES, REG. AGENT	Yes	Rental Inspection	0	\$123.50	\$35.00	\$158.50
792434406018 LOT 18 E M KELSEYS SUB DIV	RNTC-2024-001325	1428 7TH ST T - ROBERT NGUYEN	Yes	Rental Inspection	0	\$217.50	\$35.00	\$252.50
792536228011 LOT 44 LOOKOUT HEIGHTS PLAT 2	SPEC-2024-000931	2107 60TH ST T - AUDRA SYPOLT, REG. AGENT	Yes	Rental Inspection	0	\$87.50	\$35.00	\$122.50
TOTALS:						\$5,404.00	\$910.00	\$6,314.00