

★ Roll Call Number

12-1113

Agenda Item Number

32

Date July 9, 2012

RESOLUTION CLOSING HEARING ON THE PROPOSED  
INGERSOLL-GRAND COMMERCIAL AREA URBAN RENEWAL PLAN,  
AND ADOPTING SAME

WHEREAS, the proposed Ingersoll-Grand Commercial Urban Renewal Area consists of the properties along and between Ingersoll and Grand Avenues, from Martin Luther King Jr. Parkway to 42nd Street, as shown by the accompanying Map 2 - Urban Renewal Area Boundary, and as more specifically described in Appendix-A to the urban renewal plan identified below; and,

WHEREAS, the City Manager has prepared an urban renewal plan for such urban renewal area which is titled *Ingersoll-Grand Commercial Urban Renewal Plan* (hereinafter referred to as the "Urban Renewal Plan"), which is on file and available for public inspection in the office of the City Clerk; and,

WHEREAS, the Urban Renewal Plan seeks to enhance private development within the proposed Ingersoll-Grand Commercial Urban Renewal Area through provision of infrastructure improvements and economic development assistance that will be provided in part with tax increment financing revenues to be generated in the urban renewal area; and,

WHEREAS, on July 11, 2012, by Roll Call No. 12-0888, the City Council resolved that a public hearing on the proposed Urban Renewal Plan be held on July 9, 2012, in the City Council Chambers; and,

WHEREAS, the Urban Design Renewal Board reviewed the proposed Urban Renewal Plan at its meeting on June 19, 2012, and recommends approval of the Plan; and,

WHEREAS, the City Plan and Zoning Commission reviewed the proposed Plan for conformity with the adopted comprehensive plan for the development of the City as a whole, being the Des Moines 2020 Community Character Plan, as revised, at its meeting on June 21, 2012, and made recommendations which were received and filed under a separate resolution; and,

WHEREAS, notice of this public hearing in the form attached hereto as Exhibit "A" was published in the Des Moines Register on June 21, 2012, which notice sets forth the information required by Section 403.5(3) of the Iowa Code; and,

WHEREAS, notice was given by ordinary mail to the Des Moines Independent Community School District, Southeast Polk Community School District, Des Moines Area Community College, and Polk County of a consultation meeting in the Kofu Conference Room, at City Hall, at 1:30 p.m. on June 20, 2012; and,

( continued )

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WHEREAS, the City has received no requests from the Des Moines Independent Community School District, Southeast Polk Community School District, Des Moines Area Community College, or Polk County for any modification to the division of revenue from the tax increment proposed by the Urban Renewal Plan; and,

WHEREAS, the Ingersoll-Grand Commercial Urban Renewal Area does not contain any property assessed as agricultural property; and,

WHEREAS, the public hearing has now been opened and all persons and organizations desiring to be heard regarding the Urban Renewal Plan have been given the opportunity to be heard; NOW THEREFORE,

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

1. The public hearing on the proposed *Ingersoll-Grand Commercial Urban Renewal Plan* is hereby closed.

2. Upon consideration of the recommendation of the Plan and Zoning Commission and the recommendations and statements from all other interested parties and organizations, the City Council hereby makes the following findings:

- a) The Urban Renewal Plan conforms to the Des Moines 2020 Community Character Plan, as amended, for the development of the City as a whole.
- b) The Urban Renewal Plan does not provide for the involuntary acquisition of any land by the City, and does not identify any land planned for acquisition. However, property may be acquired in the future by voluntary acquisition or otherwise for the extension of public utilities and infrastructure necessary to properly serve the area.
- c) The City will assist in the relocation of any residents and businesses displaced by public actions undertaken pursuant to the urban renewal project. If the City provides relocation assistance, displaced residents and businesses will be provided with the opportunity to relocate to accommodations which are decent, safe, and sanitary, and within their financial means in accordance with the established City's standard relocation policy unless otherwise required by funding source regulations and any other applicable requirements.

3. The *Urban Renewal Plan for the Ingersoll-Grand Commercial Urban Renewal Area* is hereby approved and adopted, and shall hereafter be in full force and effect.

4. The City Clerk is hereby authorized and directed to file a certified copy of the Urban Renewal Plan and of this Resolution in the office of the Polk County Recorder.

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( Council Communication No. 12- 372 )

MOVED by Hensley to adopt.

FORM APPROVED:

Roger K. Brown

Roger K. Brown  
Assistant City Attorney

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Attachments:

- Exhibit "A" - Notice of Hearing
- Map 2 - Urban Renewal Area Boundary
- Exhibit "B" - Urban Renewal Plan

\*Mayor Cownie declares a conflict of interest and abstains from voting.

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE *				
COLEMAN	✓			
GRIESS	✓			
HENSLEY	✓			
MAHAFFEY	✓			
MEYER	✓			
MOORE	✓			
TOTAL	6			

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

T. M. Franklin Cownie  
Mayor

Diane Rauh

City Clerk