



Roll Call Number

16-1572

Agenda Item Number

83

Date September 12, 2016

RESOLUTION CLOSING HEARING ON THE PROPOSED FOREST AVENUE URBAN RENEWAL PLAN, RECEIVING AND FILING THE DETERMINATION OF THE DES MOINES PLAN AND ZONING COMMISSION AND ADOPTING THE URBAN RENEWAL PLAN

WHEREAS, the proposed Forest Avenue Urban Renewal Area consists of five lots on the north side of Forest Avenue between 32nd and 33rd Streets, as shown in Exhibit B, Appendix "B"; and,

WHEREAS, the City Manager has prepared an urban renewal plan for such urban renewal area which is titled Forest Avenue Urban Renewal Plan (the "Urban Renewal Plan"), which is on file and available for public inspection in the office of the City Clerk and attached as Exhibit B; and,

WHEREAS, the Urban Renewal Plan seeks to enhance private development within the proposed Forest Avenue Urban Renewal Area through provision of 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 25, 2016, by Roll Call No. 16-1203, the City Council resolved that a public hearing on the proposed Urban Renewal Plan be held on September 12, 2016; and,

WHEREAS, the Urban Design Review Board reviewed the proposed Urban Renewal Plan at its meeting on August 2, 2016 and the consensus of the Board is to approve 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 PlanDSM: Creating Our Tomorrow Plan, at its meeting on September 1, 2016, and found the proposed Plan in conformity with the comprehensive plan; and,

WHEREAS, notice of this public hearing in the form attached hereto as Exhibit "A" was published in the Des Moines Register on August 25, 2016, 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 OED Conference Room, at the City Administrative Building, at 2:00 p.m. on August 10, 2016; and,



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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 Forest Avenue 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 Forest Avenue Urban Renewal Plan is hereby closed.
2. The Plan and Zoning Commission determination that the Forest Avenue Urban Renewal Plan is in conformance with the PlanDSM: Creating our Tomorrow Plan on September 1, 2016, which passed by a vote of 8-0, is hereby received and filed.
3. 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 Plan DSM: Creating Our Tomorrow Plan, 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.
4. The Urban Renewal Plan for the Forest Avenue Urban Renewal Area is hereby approved and adopted, and shall hereafter be in full force and effect.
5. 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. 16-518)

MOVED by Gray to adopt.

FORM APPROVED:

Thomas G. Fisher Jr.

Thomas G. Fisher Jr.

Assistant City Attorney

Attachments:

Exhibit A - Notice of Hearing

Exhibit B - Urban Renewal Plan

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE	✓			
COLEMAN	✓			
GATTO	✓			
GRAY	✓			
HENSLEY	✓			
MOORE	✓			
WESTERGAARD	✓			
TOTAL	7			

MOTION CARRIED

APPROVED

T. M. Franklin Council 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.

Diane Rauh City Clerk