



Roll Call Number

17-0590

Agenda Item Number

26

Date April 3, 2017

**AUTHORIZING DISTRIBUTION OF REQUEST FOR PROPOSAL (RFP) FOR NEW CONSTRUCTION OF SINGLE FAMILY HOUSING AT 911 25<sup>TH</sup> STREET**

**WHEREAS**, Iowa Code Section 446.19A permits cities to acquire tax sale certificates for abandoned property assessed as residential property or as commercial multifamily property or vacant residential lots at a tax sale without paying the taxes then due, to obtain the assignment of outstanding tax sale certificates by payment to the certificate holder the amount then due to redeem the certificate, and to further assign said certificates, all for the purpose of encouraging the acquisition and rehabilitation of abandoned dwellings and lots; and

**WHEREAS**, on June 13, 2016, by Roll Call No. 16-0962, the City Council approved execution of a contract with Polk County for acquisition of the vacant and abandoned property locally known as 911 25th Street ("Property") by tax sale deed, authorized the Community Development Director to request release of property taxes and special assessments, authorized release of all City liens and special assessments in order to encourage housing redevelopment and directed staff to distribute a Request for Proposal (RFP) to developers or work with neighborhood organizations and interested parties on developer-initiated proposals to acquire and construct single-family houses; and

**WHEREAS**, City staff have undertaken the tax sale process to acquire the Property for redevelopment as directed in Roll Call No. 16-0962, however, the adjoining neighbor of the Property has raised an interest in acquiring the Property for personal use; and

**WHEREAS**, City staff recommends that the City Council confirm its direction to proceed with the Request for Proposals (RFP) process in order to sell the property to a developer for construction of infill housing.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Des Moines, Iowa, that the Legal Department is authorized and directed to recommence the tax sale notice process to provide notice to all known parties with interest in the property; the Community Development Department is authorized and directed to undertake the Request for Proposals (RFP) process for development of the property for single-family residential use; and any agreement and property sale resulting from said RFP process shall be submitted to the City Council for consideration and approval.

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(Council Communication No. 17-317)

MOVED BY Hensley TO deny the distribution of the Request for Proposal.

The City Manager will report back in 60 days regarding the ownership of the property.

APPROVED AS TO FORM:

Glenna K. Frank  
Glenna K. Frank, Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE	✓			
COLEMAN	✓			
GATO	✓			
GREY	✓			
HENSLEY	✓			
MOORE	✓			
WESTERGAARD	✓			
TOTAL	7			
MOTION CARRIED			APPROVED	

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.

T. M. Franklin Mayor

Diane Rauh City Clerk