



Roll Call Number

17-1562

Agenda Item Number

27 ✓

Date September 11, 2017

SETTING DATE OF PUBLIC HEARING ON THE PROPOSED TWENTY-FIRST AMENDMENT TO THE METRO CENTER URBAN RENEWAL PLAN

WHEREAS, on March 20, 2000, by Roll Call Nos. 00-788 and 00-789, the City Council adopted the Urban Renewal Plan for the Metro Center Urban Renewal Project, and such Plan has been amended twenty times (the urban renewal plan as so amended is herein referred to as the "Plan"); and,

WHEREAS, the Metro Center Urban Renewal Project Area encompasses an irregularly shaped area that includes the downtown core and the areas surrounding the downtown core; and,

WHEREAS, the purpose of the proposed Twenty-first Amendment to the Plan, attached hereto as Exhibit "A", is to (a) approve the provision of financial assistance from tax increment revenues in the Metro Center Urban Renewal area for redevelopment and employment projects including the 601 Locust Street office building lease by Cognizant Technology Solutions U.S. Corporation for job creation; the 909 Locust Street office building renovation by Federal Home Loan Bank of Des Moines for job retention and additional job growth; the 212 East 3rd Street renovation of office space and ground floor restaurant or retail space; revised provision of financial assistance for the single and multi-family urban residential neighborhood redevelopment west of SW 11th Street and north of the Raccoon River known as Gray's Station; revised provision of financial assistance for the multiple-family and commercial neighborhood redevelopment west of SW 9th Street and south of Martin Luther King Jr. Parkway known as Gray's Landing; revised provision of financial assistance for the 5th and Walnut Streets mixed-use residential tower, commercial space and parking structure redevelopment; revised provision of financial assistance for the 701 Walnut Street residential tower and first floor commercial space redevelopment; revised provision of financial assistance for the 220 SE 6th office building and parking structure redevelopment; the acquisition of the former Riverfront YMCA site at 101 Locust Street; and, corrected description of financial assistance for the residential development at 350 SW 2nd Street known as Ballyard Lofts; (b) designate the block located at 101 Locust Street for acquisition and disposition for redevelopment; and (c) update the Financial Condition Report to reflect the approved tax increment funded projects.

WHEREAS, the Urban Design Review Board shall review the proposed amendment at its regular meeting on September 26, 2017, and should be prepared to submit its report and recommendation to the City Council before the date proposed for public hearing by the City Council.

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



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1. A public hearing shall be held before the City Council to consider the proposed Twenty-first Amendment to the Plan at 5:00 p.m. on October 9, 2017, in the City Council Chambers, Municipal Service Center, 1551 E. M.L. King, Jr. Parkway, Des Moines, Iowa.

2. The City Clerk is authorized and directed to publish notice of said public hearing in the form attached hereto as Exhibit "B". Said notice shall be published in the Des Moines Register on September 26, 2017.

3. The Urban Design Review Board is hereby requested to provide a written recommendation on the proposed Twenty-first Amendment to be received prior to the date of public hearing.

4. The City Manager or his designee is hereby designated as the City's representative to the consultation proceedings with the Des Moines Independent School District, Polk County and the Des Moines Area Community College and such other affected taxing entities. The consultation meeting shall be held at a time and location to be determined by the City Manager. The City Manager shall cause notice of the consultation meeting, a copy of the Notice of Public Hearing (Exhibit "B"), and a copy of the proposed Twentieth Amendment to be mailed to each such affected taxing entity.

MOVED by Coleman to adopt.

FORM APPROVED.

Lawrence R. McDowell

Deputy City Attorney

(Council Communication No. 17-650)

Exhibits:

- A - Twenty-first Amendment
B - Notice

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Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, COLEMAN, GATTO, GRAY, HENSLEY, MOORE, WESTERGAARD, and TOTAL (7 yeas).

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.

Y. M. Franklin Council Mayor

Diane Rauh City Clerk