



Date September 9, 2019

SET HEARING FOR CONSIDERATION OF A LICENSE AGREEMENT WITH 1817 EUCLID, L.L.C. FOR ACCESS ALONG A PORTION OF EXCESS CITY PROPERTY LOCATED EAST OF AND ADJOINING 1817 EUCLID AVENUE

WHEREAS, The City of Des Moines is the titleholder of certain real estate locally known as Polk County Tax Parcel No. 070/01355-001-000 and Geoparcel 7924-28-226-009, located east of and adjoining 1817 Euclid Avenue, Des Moines, Iowa and legally described as follows:

LOT 1 DES MOINES RIVERFRONT PLAT 1, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA.

hereinafter "Licensed Premises"; and

WHEREAS, Jeff Harclerode, managing member of 1817 Euclid, L.L.C. (hereinafter "Licensee") and owner of 1817 Euclid Avenue, has asked the City of Des Moines (hereinafter "City") for a license to access the Licensed Premises in order to provide his tenant with vehicular access to its business on the north half of 1817 Euclid Avenue; and

WHEREAS, the City's Real Estate Division has negotiated a License Agreement with 1817 Euclid, L.L.C. (hereinafter "Licensee") that would allow Licensee and his tenant to use the Licensed Premises for vehicular access to the north half of 1817 Euclid Avenue to serve the tenant improvements located thereon, which Agreement includes, among other terms, a ten-year term, either party may terminate the License Agreement upon thirty (30) days written notice, an annual payment of \$300.00, and additional consideration including the following:

- A) Pay for the installation of security equipment, including but not limited to lighting and cameras, at the northernmost gate on the Licensed Premises per the proposal from Electronic Engineering attached to the License Agreement as Exhibit B;
B) Install and maintain a secure lock on the southernmost gate of the Licensed Premises. The gate is to be locked daily at 6:00 pm and may be reopened at 6:00 am. The City, Licensee, and Licensee's tenants shall all be provided a key to said locked gate;
C) Provide for all maintenance of the Licensed Premises including but not limited to mowing, brush and weed trimming, snow removal (which shall include snow removal for any sidewalks adjoining the Licensed Premises), and maintenance of the traveled driveway surface of the Licensed Premises; and

WHEREAS, the annual payment combined with the additional consideration to be provided by the lessee reflects the fair market value of the licensed area as determined by the City's Real Estate Division; and



Roll Call Number

19-1400

Agenda Item Number

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Date September 9, 2019

WHEREAS, there is no known current or anticipated public need for the City property located east of and adjoining 1817 Euclid Avenue, Des Moines, Iowa proposed to be licensed, and the City will not be inconvenienced by the licensing of said property.

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

1. The City Council of the City of Des Moines, Iowa, proposes to license the City property located east of and adjoining 1817 Euclid Avenue, Des Moines, Iowa, locally known as Polk County Tax Parcel No. 070/01355-001-000, as legally described and to the Licensee and for the consideration identified below, subject to reservation of easements therein:

Licensee: 1817 Euclid, L.L.C.

Consideration: \$300.00, plus additional consideration as specified above and in the License Agreement.

Legal Description: LOT 1 DES MOINES RIVERFRONT PLAT 1, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, POLK COUNTY, IOWA.

3. That the meeting of the City Council at which the approval of such license of the City property is to be considered shall be on September 23, 2019, said meeting to be held at 5:00 p.m., in the City Council Chamber, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa.

4. That the City Clerk is hereby authorized and directed to publish notice of said proposal in the form hereto attached all in accordance with §362.3 of the Iowa Code.

5. Non-project related land sale proceeds are used to support general operating budget expenses: Org - EG064090.

Moved by Boesen to adopt.

APPROVED AS TO FORM:

Lisa A. Wieland, Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE	✓			
BOESEN	✓			
COLEMAN	✓			
GATTO	✓			
GRAY	✓			
MANDELBAUM	✓			
WESTERGAARD	✓			
TOTAL	7			

MOTION CARRIED APPROVED J. M. Frankin Cownie 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

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# not  
used