



**Roll Call Number**

25-0125

**Agenda Item Number**

3a

**Date** January 27, 2025

**ACCEPTANCE OF PROPOSAL FROM HOUSING FOR ALL FOR THE  
REHABILITATION AND REDEVELOPMENT OF 200 EUCLID AVENUE AND  
AUTHORIZATION TO NEGOTIATE DISPOSITION AND DEVELOPMENT  
AGREEMENT TERMS**

**WHEREAS**, on August 4, 2024, by Roll Call No. 24-1055, the City Council approved the acceptance of real estate documents from Ty Cawley for voluntary acquisition of property located at 200 Euclid Avenue; and

**WHEREAS**, on September 30, 2024, the Neighborhood Services Department and Development Services Department collaboratively released a Request for Proposals (RFP) for the rehabilitation and redevelopment of 200 Euclid Avenue; and

**WHEREAS**, proposals were to include two primary elements: 1.) upper-story residential, with at least 51% of those units rented at fair market rates to tenants with incomes at or below 80% of the Area County Median Income for a minimum of 15 years; and 2.) ground-floor commercial uses compatible with the revitalization of the Highland Park business district; and

**WHEREAS**, three proposals were received by the November 25, 2024 deadline; and

**WHEREAS**, after reviewing the received proposals, City staff recommends proceeding with the proposal submitted by Housing For All; and

**WHEREAS**, the proposal includes an interest in entering into an urban renewal development agreement that includes purchasing and redeveloping the property.

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

1. The proposals received in response to the Request for Proposals are hereby received and filed.
2. The City Manager and/or his designees are hereby authorized and directed to negotiate with the Development Team to prepare a formal agreement for the sale and purchase of the property as part of an Urban Renewal Development Agreement.
3. The City Manager and/or his designees are hereby directed to report back to Council regarding any further required or desired competitive proposal process, the appropriate date for hearing on the proposal sale and development agreement, and any other matters relevant to the disposition and development of this property.



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MOVED by Gatto to adopt. SECOND by Voss

(Council Communication No. 25- 036 )

FORM APPROVED:

/s/ Gary D. Goudelock Jr.

Gary D. Goudelock Jr.

Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
BOESEN	✓			
COLEMAN	✓			
GATTO	✓			
MANDELBAUM	✓			
SIMONSON	✓			
VOSS	✓			
WESTERGAARD	✓			
TOTAL	7			

CERTIFICATE

I, LAURA BAUMGARTNER, 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

Connie Bauer Mayor

Laura Baumgartner City Clerk