



Roll Call Number

25-1058

Agenda Item Number

33

Date August 4, 2025

**RESOLUTION SETTING DATE OF PUBLIC HEARING ON THE PROPOSED
FIRST AMENDMENT TO THE URBAN RENEWAL PLAN FOR THE
SE INDUSTRIAL URBAN RENEWAL AREA**

WHEREAS, on June 17, 2024, by Roll Call No. 24-0906, the City Council adopted the Urban Renewal Plan for the SE Industrial Urban Renewal Project; and

WHEREAS, the SE Industrial Urban Renewal Project Area consists of approximately 375 acres generally located along East Army Post Road, west of SE 45th Street and east of SE 36th Street, bounded to the north by Hart Avenue and E Pine Avenue to the south, near the southeast City of Des Moines corporate boundary; and

WHEREAS, the purpose of the proposed First Amendment to the SE Industrial Urban Renewal Plan is to add Appendix D – Approved Public Improvement Projects to approve the provision of financial assistance from tax increment revenues in the SE Industrial Urban Renewal Area for the following projects:

- Certified Site Pre-Development project for the survey, traffic study, stormwater study and additional predevelopment activities on and adjacent to the certified site;
- East Army Post Road & Infrastructure Improvements project for the reconstruction, enhancement, and widening of East Army Post Road for the purpose of appropriately serving the certified site and providing necessary access to the east interchange;
- Certified Site Interior Public Roadway & Infrastructure Construction project for the study, design, and construction of a north-south public roadway and related utility infrastructure through the certified site

A copy of the proposed First Amendment is available for public inspection in the office of the City Clerk.

WHEREAS, the Urban Design Review Board is scheduled to review the proposed First Amendment at its regular meeting on August 19, 2025, 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; and

WHEREAS, the Plan and Zoning Commission is scheduled to review the proposed First Amendment at its regular meeting on August 21, 2025, 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



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

1. A public hearing shall be held before the City Council to consider the proposed First Amendment at 5:00 p.m. on September 8, 2025, in the Council Chambers at City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa.
2. That the City Clerk is hereby authorized and directed to cause notice of said proposal in the accompanying form to be given by publication once, not less than seven (7) days and not more than twenty (20) days before the date of hearing, all as specified in Sections 362.3 and 403.5 of the Iowa Code.
3. The proposed First Amendment is hereby submitted to the Urban Design Review Board for its review and recommendation, with said written recommendation requested to be received by the City Council prior to the date of public hearing.
4. The proposed First Amendment is hereby submitted to the Plan and Zoning Commission for its review and recommendation, with said written recommendation requested to be received by the City Council prior to the date of public hearing.
5. 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, Des Moines Area Community College and Des Moines Area Regional Transit Authority. The consultation meeting shall be held at least 14 days prior to the date of public hearing at a time and location to be determined by the City Manager in accordance with Iowa Code Section 403.5(2). The City Manager shall cause notice of the consultation meeting, a copy of the First Amendment and a copy of the publication notice to be mailed to each such affected taxing entity.

(Council Communication No. 25-298)

MOVED by Matto to adopt. SECOND by Voss.

FORM APPROVED:

/s/ Gary D. Goudelock

Gary D. Goudelock

Assistant City Attorney



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

MOTION CARRIED

APPROVED

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.



Mayor



City Clerk