


COUNCIL COMMUNICATION

	Number:	20-432	Meeting:	October 5, 2020
	Agenda Item:	23	Roll Call:	20-1568
	Submitted by:	Erin Olson-Douglas, Economic Development Director		

AGENDA HEADING:

Set date of public hearing on the proposed 17th Amendment to the Urban Renewal Plan for the Central Place Industrial Park Redevelopment Urban Renewal Area.

SYNOPSIS:

This roll call sets the date of public hearing on the proposed 17th Amendment to the Urban Renewal Plan for the Central Place Industrial Park Redevelopment Urban Renewal Area for the November 9, 2020 City Council meeting and authorizes the required consultation meeting with representatives from Polk County, Des Moines Public Schools, Des Moines Area Community College, and Des Moines Area Regional Transit.

FISCAL IMPACT:

Amount: There is no direct fiscal impact with the approval of the 17th amendment. The activities and projects that may be assisted by this urban renewal plan and tax increment revenues are now listed in the plan text and are subject to separate City Council action.

Funding Source: N/A

ADDITIONAL INFORMATION:

- The purpose of this 17th Amendment to the Urban Renewal Plan for the Central Place Industrial Park Redevelopment Urban Renewal Area is to:
 - Amend and update Section I. INTRODUCTION, subsection (A) Description of the Central Place Industrial Park Redevelopment Program Urban Renewal Area for the new expanded plan area that now includes properties fronting 2nd Avenue along the west side of 2nd.
 - Amend and replace Section II. BACKGROUND INFORMATION, subsection (B) Existing Land Use.
 - Amend and replace Section II. BACKGROUND INFORMATION, subsection (D) Conformance with the City's Zoning Requirements to describe updated zoning districts.
 - Amend Section V. DURATION OF URBAN RENEWAL PLAN to say the following: This Plan shall continue in effect until terminated by action of the City Council of the City, but in no event before the City has received full reimbursement from incremental taxes of its advances and principal and interest payable on all tax increment financing or general obligations issued to carry out the objectives of the Plan.

- Amend “Attachment A – Legal Description” for expansion of urban renewal area boundary to the west of 2nd Avenue. The tax increment district boundary is not proposed to expand or change with this amendment.
- Update Financial Condition Report.
- Amend and update Maps: 1) Boundary of Urban Renewal Area, 2) Existing Land Use, 3) Plan DSM Future Land Use, and 4) Existing Zoning.

PREVIOUS COUNCIL ACTION(S):

Date: April 20, 2020

Roll Call Number: [20-0657](#)

Action: [On](#) the proposed Sixteenth Amendment to the Central Place Industrial Park Redevelopment Program Urban Renewal Plan. ([Council Communication No. 20-164](#)) Moved by Gray to adopt. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Board: Urban Design Review Board

Date: March 31, 2020

Resolution Number: N/A

Action: Motion to recommend approval of the amendment as presented by Clark. Seconded by Allen. Motion carried. Yes = 8, No = 0, Abstain = 0, Absent = 1.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

- Taxing entities consultation
- Urban Design Review Board review and recommendation
- City Council public hearing

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