


COUNCIL COMMUNICATION

	Number:	23-381	Meeting:	August 21, 2023
	Agenda Item:	41	Roll Call:	23-1204
	Submitted by:	Cody Christensen, Development Services Director		

AGENDA HEADING:

First reading of an ordinance for expansion and continuation of the Downtown Des Moines Self-Supported Municipal Improvement District (SSMID) beginning July 1, 2024.

SYNOPSIS:

Staff has prepared an ordinance to expand and continue the Downtown Des Moines SSMID for a 10-year period beginning July 1, 2024 through June 30, 2034 as described in the petition. Staff recommends approval of the ordinance.

FISCAL IMPACT:

Amount: Approximately \$3,695,681 of SSMID revenue annually based upon total taxable value for all commercial, industrial, and multi-residential (3+) taxable properties within the proposed SSMID boundary of \$1,642,525,047 and a maximum allowable assessment of \$2.25 per \$1,000 of valuation as stated in the proposed petition. Fiscal Year (FY) 2024 budgeted revenue is \$2,342,723 based upon total taxable value within the current SSMID boundary and the actual levy of \$1.30 per \$1,000.

Funding Source: Fund S862, Page 84, FY2024 Operating Budget

ADDITIONAL INFORMATION:

- On May 22, 2023, the City Council received, filed and referred the petition to continue the Downtown Des Moines SSMID to the Plan and Zoning Commission for preparation of an evaluative report and recommendation.
- The Plan and Zoning Commission's evaluative report and recommendation to approve the SSMID were received and filed by the City Council on June 26, 2023, and the City Council set the date of public hearing for July 17, 2023.
- Notice of the public hearing was published in the Des Moines Register on July 5, 2023, and a copy of the notice was mailed by certified mail on June 28, 2023, to all owners of record of real property located within the proposed District as shown by the records of the Polk County Auditor.
- After holding a public hearing on July 17, 2023, the City Council voted 6-1 to close the public hearing on the petition to expand and continue the Downtown Des Moines SSMID. The City Council directed staff to prepare an ordinance for consideration on August 21, 2023, to expand and continue the Downtown Des Moines SSMID as described in the petition.

- Pursuant to Iowa Code §386.3(6), at least 30 days have passed since the public hearing was held regarding the Downtown Des Moines SSMID. Six (6) affirmative votes are required to adopt the ordinance pursuant to Iowa Code §386.3(7).
- The petition contains signatures from more than 25% of all owners of property within the proposed District. As of August 14, 2021, the petition has been signed by 30.23% of all owners of property within the District (1,065 of 3,523 parcels).
- These signatures also represent ownership of property with an assessed value of 25% or more of the assessed value of all of the property in the District. As of August 14, 2023, the signatures represent ownership of property with an assessed value of 71.89% of the assessed value of all property in the District (\$1,262,342,229 of \$1,755,865,947).

PREVIOUS COUNCIL ACTION(S):

Date: July 17, 2023

Roll Call Number: [23-1042](#)

Action: Public hearing [on](#) petition and proposal to take action for expansion and continuation of the Downtown Des Moines Self-Supported Municipal Improvement District (SSMID) from July 1, 2024 through June 30, 2034. ([Council Communication No. 23-346](#)) Moved by Mandelbaum to adopt. Second by Gatto. Motion Carried 6-1. Absent: Sheumaker.

BOARD/COMMISSION ACTION(S):

Board: Plan and Zoning Commission

Date: June 15, 2023

Action: Motion to approve the evaluative report and petition to continue the Downtown Des Moines Self-Supported Municipal Improvement District (SSMID) from July 1, 2024 through June 30, 2034. Motion carried 9-0-1-1. (Draper passed. Gillette abstained.)

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

- Second Reading of an Ordinance to continue the Downtown Des Moines SSMID on September 11, 2023, unless waived by City Council (requires 6/7 vote).

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