



Date June 9, 2014

APPROVING REQUEST TO POLK COUNTY TREASURER FOR THE 2013 TAX SALE CERTIFICATE ON THE ABANDONED PROPERTY LOCATED AT 671 37th STREET AND DIRECTING THE CITY MANAGER TO SEND A REQUEST FOR PROPOSAL TO INTERESTED DEVELOPERS FOR REHABILITATION AND SALE OF THE PROPERTY

WHEREAS, Iowa Code Section 446.19A permits cities to acquire tax sale certificates for abandoned property assessed as residential property or as commercial multifamily property or vacant residential lots at a tax sale without paying the taxes then due, to obtain the assignment of outstanding tax sale certificates by payment to the certificate holder of the amount then due to redeem the certificate, and to give notice of expiration of the redemption period upon an expedited schedule, all for the purpose of encouraging the acquisition and rehabilitation of abandoned dwellings and lots; and

WHEREAS, the real property locally known as 671 37th Street is assessed and zoned residentially, and has been determined by City staff to be vacant and in violation of the City's Building Code for a period in excess of six consecutive months in accordance with the requirements of Iowa Code Section 446.19A, and is in danger of becoming a public nuisance; and

WHEREAS, said property was sold at tax sale in 2013 for nonpayment of taxes; and

WHEREAS, said property is abandoned and is suitable for use as housing following rehabilitation, and the North of Grand Neighborhood Association is in favor of the acquisition and rehabilitation of the property for owner occupancy, as shown by the letter attached hereto.

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

1. The communication regarding 671 37th Street from the North of Grand Neighborhood Association, a copy of which is attached hereto, is received and filed.
2. The Community Development Director is authorized and directed to execute and submit an affidavit to the Polk County Treasurer requesting that the 2013 tax sale certificate for the parcel described below, locally known as 671 37th Street, be assigned from the current certificate holder to the City of Des Moines, or a duplicate certificate of purchase issued, in accordance with Iowa Code Section 446.19A:

★ **Roll Call Number**

Agenda Item Number

36A

Date June 9, 2014

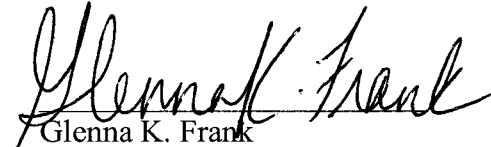
Address: 671 37th Street, Des Moines, Iowa
 District/Parcel No.: 090/05305-001-000
 Legal: W 170 F Lot 58 Miller Heights, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa.

3. The Community Development Director is directed to distribute a Request for Proposals for said property and to locate a developer to acquire and renovate the property based on an approved rehabilitation plan, including evidence of financing, examples of similar work completed in the Des Moines area, and a binding agreement in a form satisfactory to the Legal Department for use as single family owner-occupied housing.

(City Council Communication No. 14-**274**)

MOVED BY _____ TO ADOPT.

FORM APPROVED:


 Glenna K. Frank
 Assistant City Attorney

| COUNCIL ACTION | YEAS | NAYS | PASS | ABSENT |
|----------------|------|------|------|--------|
| COWNIE | | | | |
| COLEMAN | | | | |
| GATTO | | | | |
| GRAY | | | | |
| HENSLEY | | | | |
| MAHAFFEY | | | | |
| MOORE | | | | |
| TOTAL | | | | |

MOTION CARRIED

APPROVED

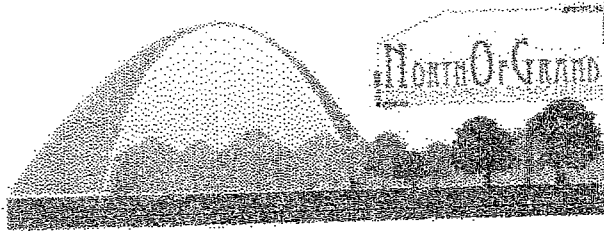
 Mayor

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.

 City Clerk



The mission of the North of Grand Neighborhood Association is to ensure that existing and projected infrastructure systems are managed or developed so they enhance the physical, visual and spatial qualities of the neighborhood - promoting a healthy climate for area businesses, and public and private properties.

May 27, 2014

Dear Des Moines Mayor Cownie and City Council,

Would the City of Des Moines please request the tax sale certificate for 671 37th Street from Polk County? If approved, North of Grand supports the City of Des Moines issuing an RFP for individual(s) to rehabilitate 671 37th Street to be sold later as an owner-occupied, single-family residence.

We appreciate the efforts of Mary Neiderbach from the city's Community Development Department. She has provided us with helpful information quickly and professionally. She also attended our May 21, 2014 board meeting, and explained the success story that is taking place with the rehabilitation of an abandoned Jennett family house at 1332 41st Street in the Drake Neighborhood. We learned that the Jennett family owned another house, this time in our neighborhood at 671 37th Street. It appears to be abandoned.

There are high costs involved when properties deteriorate (vandalism, crime, loss of property tax revenues, loss of architectural heritage). That is why we also appreciate the assistance of Kyle Larson and Jason Van Essen in Community Development to help us obtain a \$5,900 award from the State Historical Society of Iowa's Certified Local Government grant program to hire a consultant to complete an intensive survey of the Center-Soll area. The house at 671 37th Street is located within the project area, and may be eligible for historic tax credits and other financial incentives in the future.

It is opportunities like these that help us meet our neighborhood action plan's Housing Goal 3: Preserve and protect traditional / historic character of housing. Residents can take pride in rehabilitated properties, which will help reduce blight, curb crime and boost the economic vitality of one of the city's most vibrant, mixed-use neighborhoods. Please contact me if you have any questions. Thank you for your consideration!

Sincerely,

A handwritten signature in cursive script, appearing to read "Colleen Kinney".

Colleen Kinney
North of Grand President
P.O. Box 12027
Des Moines, IA 50312