



Roll Call Number

22-0778

Agenda Item Number

14

Date May 23, 2022

SET HEARING FOR APPROVAL OF DOCUMENTS FOR CONVEYANCE OF EXCESS CITY-OWNED PROPERTY LOCATED ON GARDEN ROAD AND LOCALLY KNOWN AS DISTRICT/TAX PARCELS 010/05190-000-000, 010/05191-000-000, 010/05192-000-000, 010/05193000-000 AND 010/05194-000-000 TO C-BUILD, LLC FOR \$133,560.00

WHEREAS, the City of Des Moines, Iowa, (“City”) is the owner of certain excess real estate located on Garden Road and locally known as District/Tax Parcels 010/05190-000-000, 010/05191-000-000, 010/05192-000-000, 010/05193000-000 and 010/05194-000-000, Des Moines, Iowa, (hereinafter “Property”), more particularly described below; and

WHEREAS, C-Build, LLC, Mitch Coluzzi, Manager, 5525 Meredith Drive, Suite B, Des Moines, Iowa, has offered to the City of Des Moines, Iowa the purchase price of \$133,560.00 for the purchase of the Property in order to redevelop said Property with commercial office and warehouse space, subject to a reservation of easements therein, which price reflects the fair market value of said Property as determined by the City’s Real Estate Division; and

WHEREAS, the City has no known current or anticipated public need for the Property proposed to be sold and the City will not be inconvenienced by the sale of said Property.

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

1. The City Council of the City of Des Moines, Iowa, proposes to sell certain City of Des Moines real estate located on Garden Road and locally known as District/Tax Parcels 010/05190-000-000, 010/05191-000-000, 010/05192-000-000, 010/05193000-000 and 010/05194-000-000, Des Moines, Iowa, as legally described, to the grantees, and for the consideration identified below, subject to a reservation of easements therein:

Grantee: C-Build, LLC

Consideration: \$133,560.00

Legal Description: Lots 28, 29, 30, 31 and 32 Valley Gardens, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa.

2. A public hearing shall be held on June 13, 2022 at 5:00 p.m. in the City Council Chamber, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa. At that time, the City Council will consider the above-described proposal and any other(s) submitted prior to or during the public hearing.

In addition, the City Council shall receive written views, comments, objections and arguments from any resident or taxpayer of the City that are received by the City Clerk prior to 5:00 p.m. June 9, 2022 (City Clerk’s Office, Des Moines City Hall, 400 Robert D. Ray Drive, 1st Floor, Des Moines, IA 50309; Email cityclerk@dmgov.org).



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Please check the posted agenda in advance of the June 13, 2022 meeting for any update on the manner in which the public hearing will be conducted to comply with COVID-19 social distancing and safety guidelines.

- 3. The City Clerk is hereby authorized and directed to publish notice of said proposal and hearing in the form hereto attached, all in accordance with Section 362.3 of the Iowa Code.
- 4. Non-project related land sale proceeds are used to support general operating budget expenses: Org – EG064090.

Moved by Boesen to adopt. Second by Mandelbaum

APPROVED AS TO FORM:

/s/ Mackenzie L. Moreno

Mackenzie L. Moreno, Assistant City Attorney

om

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE	✓			
BOESEN	✓			
GATTO				✓
MANDELBAUM	✓			
SHEUMAKER	✓			
VOSS	✓			
WESTERGAARD	✓			
TOTAL	6			1
MOTION CARRIED			APPROVED	

J. M. Frankhu Cownie Mayor

CERTIFICATE

I, P. KAY CMELIK, 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.

P. Kay Cmelik City Clerk