



Roll Call Number

22-1432

Agenda Item Number

52

Date September 12, 2022

**RESOLUTION APPROVING ISSUANCE OF A CERTIFICATE OF COMPLETION
FOR SIXTH AVENUE FLATS
METRO CENTER URBAN RENEWAL PROJECT**

WHEREAS, on June 28, 2021, by Roll Call No. 21-0981, the City Council approved an Urban Renewal Development Agreement (the "Agreement") with Urban Campus Apartments L.L.P., Hatch Development Group, LLC, and Kiernan Development & Construction, LLC (collectively "Developer"), represented by Jack Hatch, Principal of Hatch Development Group, and Michael Kiernan, President and Owner of Kiernan Development & Construction, whereby Developer agreed to undertake new construction of a multi-residential housing project located at 1230 6th Avenue, within the Metro Center Urban Renewal Area, and known as the Sixth Avenue Flats, containing 5 stories and 42 apartments, including a mix of one-, two-, and three-bedroom units with a minimum of 5 live/work loft storefront apartments at street level (collectively "Improvements"), all to be completed in conformance with the approved Conceptual Development Plan; and

WHEREAS, the terms of the Development Agreement provide that the City shall issue the Certificate of Completion upon the City's determination of satisfactory completion of the development Improvements and the Developer has requested that the Certificate of Completion for the project be issued; and

WHEREAS, City staff has inspected the development improvements and found the Improvements have been completed in substantial compliance with the terms of the Development Agreement; and

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

1. The City Council hereby finds and acknowledges that Developer has satisfied its obligation to complete all Improvements to the property at 1230 6th Avenue, in substantial compliance with the Agreement and the approved Conceptual Development Plan.
2. This resolution shall serve as the Certificate of Completion to be issued by the City pursuant to Section 2.4(A) of said Agreement.
3. The City Clerk is hereby directed to cause a certified copy of this resolution and roll call to be delivered to the City's Office of Economic Development, and the Office of Economic Development is directed to cause the certified copy to be delivered to the Developer for recording.



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MOVED by Gatto to adopt.
SECOND by Boesen

FORM APPROVED:

/s/ Lisa A. Wieland
Lisa A. Wieland, Assistant City Attorney

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, BOESEN, GATTO, SHEUMAKER, MANDELBAUM, VOSS, WESTERGAARD, and TOTAL (7 yeas).

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.

J. M. Frankha Cowrie Mayor

Laura Baumgartner City Clerk