

★ Roll Call Number

23-1012

Agenda Item Number

46

Date July 17, 2023

**RECEIVE AND FILE REPORT BY CZB LLC REGARDING STATUS OF  
CITY NEIGHBORHOOD REVITALIZATION EFFORTS**

**WHEREAS**, the Neighborhood Revitalization Program (NRP) was created by the City of Des Moines and the Polk County Board of Supervisors in 1990 to help stabilize and improve Des Moines' neighborhoods; and

**WHEREAS**, in 2005, the NRP program was evaluated by The Wisconsin Housing Partnership and Stockard Engler Brigham LLC, and recommendations were made to expand the concept of "revitalization" to include investing in Des Moines' residents as well as in housing and infrastructure, resulting in applicable changes to the NRP at that time; and

**WHEREAS**, on June 26, 2017 by Roll Call No. 17-1066, the City hired czbLLC to assess the effectiveness of the NRP's efforts from 2005-2017, analyze current neighborhood conditions, and in response, develop an updated framework for neighborhood planning and revitalization work; and

**WHEREAS**, on June 25, 2018, by Roll Call No. 18-1099, City Council received and filed the final report from czbLLC, entitled "Neighborhood Revitalization Planning Program Review", which contains findings of an evaluation of the effectiveness of the Neighborhood Revitalization Program, an analysis of current conditions in Des Moines' neighborhoods, tools to assist the City with effective strategy development, and recommendations for next steps related to policy, funding, allocation of scarce resources, and organizational structure; and

**WHEREAS**, on September 24, 2018, City Council directed staff to redesign the Neighborhood Revitalization Program, based on recommendations outlined in a report from consulting firm czbLLC titled Neighborhood Revitalization Planning Program Review. The Council also selected four pilot areas called Special Investment Districts (SIDs) in Drake, Franklin, Highland Park-Oak Park and Columbus Park areas. The plans for these areas were completed in early 2019; and

**WHEREAS**, on June 24, 2019, by Roll Call No. 19-1048, the City Council approved a resolution authorizing the creation of Invest DSM, Inc., an independent non-profit 501c3 corporation, to coordinate the implementation of City-adopted SID plans for the purposes of neighborhood revitalization; and

**WHEREAS**, on August 19, 2019, by Roll Call No. 19-1346, the City Council approved a Chapter 28E Agreement by and between the City, Polk County and Invest DSM, Inc. to facilitate the amount and use of funding provided by the City and County to Invest DSM from August 1, 2019 until July 31, 2022 for operating expenses and program and project activities associated with Revitalization Plan implementation; and

**WHEREAS**, on February 21, 2022, by Roll Call No. 22-0244, the City Council approved a new and updated Chapter 28E Agreement by and between the City, Polk County and Invest DSM, Inc. to continue

★ **Roll Call Number**

..... 23-1012

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46

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implementation of revitalization plans for SIDs designated by Invest DSM, Inc. Board of Directors and approved by the City Council, along with other terms included in the Agreement regarding funding, representation and timelines from August 1, 2022 until July 31, 2027; and

**WHEREAS**, the City of Des Moines has continued City-wide efforts through various tools and programs to complement the ongoing SID work, including strengthening its existing programs and exploring new tools for neighborhood improvement that include but are not limited to Blighted Property Rehabilitation (BPR), Improving Our Neighborhoods (ION), City-wide block challenge grant, Blitz on Blight (BoB) and federal funding programs like HOME and CDBG; and

**WHEREAS**, in 2022, the City decided to evaluate these ongoing efforts City-wide and within the SIDs to identify any needed recalibration of strategies, and on December 1, 2022, the City Manager accepted a proposal from czbLLC and approved the Agreement for Professional Services by and between the City of Des Moines, Iowa and czbLLC, to evaluate neighborhood change, assess market conditions, provide a status report on changes, make determinations, if possible, on the efficacy of Invest DSM's early work, and offer recommendations as appropriate; and

**WHEREAS**, the final status report, entitled "Status Report on Neighborhood Revitalization Efforts, 2018 – 2023", submitted by czbLLC, contains findings and potential recommendations for moving forward.

**NOW, THEREFORE, BE IT RESOLVED**, by the City Council of the City of Des Moines, Iowa, that the attached report "Status Report on Neighborhood Revitalization Efforts, 2018 – 2023" from czbLLC is hereby received and filed.

(Council Communication No. 23-350)

MOVED BY Matto TO ADOPT.

SECOND BY Boleson.

APPROVED AS TO FORM:

/s/ Chas M. Cahill

Chas M. Cahill

Assistant City Attorney

★ Roll Call Number

.....23-1012

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

MOTION CARRIED

APPROVED

*J. M. Franklin Cownie*  
Mayor

**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.

*Laura Baumgartner*

City Clerk