*** DES MOINES CITY COUNCIL MEETING REPORT ***

The City Council took the following action on items listed in the attached meeting agenda summary. Copies of ordinances, resolutions and other Council action may be obtained from the City Clerk's Office (515) 283-4209. The six-digit number beginning with '26-' preceding each item on the agenda is a roll call number assigned by the City Clerk. Please refer to this number when requesting information or copies.

SUMMARY OF DES MOINES CITY COUNCIL MEETING
City Hall, City Council Chambers
1200 Locust Street
Des Moines, Iowa 50309

May 4, 2026
5:00 PM

PROCLAMATIONS – 4:45 PM

Small Business Week

Drinking Water Week

Asian American, Native Hawaiian and Pacific Islander Heritage Month

Bike Month

26-0536 1. ROLL CALL: **Present: Boesen, Simonson, Voss, Barron, Westergaard, Mandelbaum and Gatto.**

26-0537 2. APPROVING AGENDA, AS PRESENTED AND/OR, AS AMENDED: **Moved by Gatto to adopt the balance of the Consent Agenda. Second by Voss. Motion Carried 7-0.**

26-0538 3. APPROVING CONSENT AGENDA * – items 3 through 30: **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

***Note: These are routine items and will be enacted by one roll call vote without separate discussion unless pursuant to Council rules, Council requests an item be removed to be considered separately.**

LICENSES AND PERMITS

26-0539 4. Approving Alcoholic Beverage License Applications for the following: **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

RENEWAL APPLICATIONS

(A)	14TH STREET TAVERN	3418 E 14TH ST	Class C Liquor
(B)	ALLORA	1459 GRAND AVE	Class C Liquor
(C)	BEST FOOD MART	4028 E 14TH ST	Class E Liquor
(D)	CASEYS #3977	600 E 14TH ST	Class B Retail
(E)	DSM FOOD MART	2829 EASTON BLVD	Class B Retail
(F)	EMBASSY SUITES HOTEL	101 E LOCUST ST	Class C Liquor
(G)	H & A MINI MART	145 UNIVERSITY AVE	Class E Liquor
(H)	ISLAS DEL PACIFICO	1434 DES MOINES ST #8	Class C Liquor
(I)	LUCKY HORSE	2331 UNIVERSITY AVE	Class C Liquor
(J)	MASAO	512 E GRAND AVE	Class C Liquor
(K)	QUIKTRIP #515	1421 INGERSOLL AVE	Class B Retail
(L)	SCORNOS	1930 SE 14TH ST	Class C Liquor
(M)	SOUTH SIDE FOOD MART	1101 ARMY POST RD	Class E Liquor
(N)	THAI FLAVORS	2301 INGERSOLL AVE	Class C Liquor
(O)	THIRSTY SPORTSMAN	4808 SW 9TH ST	Class C Liquor
(P)	TWISTED VINE BREWERY	112 SE 4TH ST #100	Class C Liquor
(Q)	VIBES KITCHEN & BAR	1303 WALNUT ST	Class C Liquor
(R)	VOWS DSM	111 E GRAND AVE #109	Class C Liquor
~~(S)~~	~~WATROUS TOBACCO & FOOD~~	~~4001 SW 9TH ST~~	~~Class B Retail~~
(T)	WICKED RABBIT	1101 ARMY POST RD	Class C Liquor

SPECIAL EVENT APPLICATIONS

(U) APRES BAR CO — 519 PARK ST — 5 days
CLASS C LIQUOR LICENSE FOR CANDLELIGHT CONCERT ON MAY 16, 2026.

(V) IOWA ASIAN ALLIANCE — 1203 LOCUST ST (BEER TENT) — 5 days
SPECIAL CLASS C LIQUOR LICENSE (BEER/WINE) FOR CELEBRASIAN ON MAY 22 - 23, 2026.

(W) THIRSTY PIGS — 2251 GEORGE FLAGG PKWY — 5 days
CLASS C LIQUOR LICENSE FOR STYX WITH CHEAP TRICK CONCERT ON MAY 21, 2026.

26-0540 5. City Clerk to approve Cigarette/Tobacco/Nicotine/Vapor Permits for the following: **Moved by Gatto to adopt. Second by Voss. Motion Carried 6-1. Nays: Voss.**

RENEWAL APPLICATIONS

(A)	1ST STOP BEVERAGE SHOP	2839 E UNIVERSITY AVE
(B)	CIGARETTE ENERGY DISCOUNT	2822 E UNIVERSITY AVE
(C)	CLOUD9	2705 SW 9TH ST #1
(D)	DOWNTOWN PANTRY	218 6TH AVE #101
(E)	EAST VILLAGE PANTRY	333 E GRAND AVE #104
(F)	FAREWAY STORES INC #183	4313 FLEUR DR
(G)	FAREWAY STORES INC #900	100 E EUCLID AVE
(H)	FULL STOP	2127 MLK JR PKWY
(I)	HY VEE #6	420 COURT AVE
(J)	HY VEE DRUGTOWN	4100 UNIVERSITY AVE
(K)	HY VEE FAST & FRESH	5801 HICKMAN RD
(L)	HY VEE FAST AND FRESH #5	1113 E ARMY POST RD
(M)	HY VEE FOOD STORE #1	3330 MLK JR PKWY
(N)	HY VEE FOOD STORE #2	2540 E EUCLID AVE
(O)	HY VEE FOOD STORE #3	3221 SE 14TH ST
(P)	HY VEE FOOD STORE #4	4605 FLEUR DR
(Q)	HY VEE FOOD STORE #5	1107 E ARMY POST RD
(R)	HY VEE WINE & SPIRITS	2310 HUBBELL AVE
(S)	HY-VEE FAST & FRESH #3	3215 SE 14TH ST
(T)	HY-VEE FAST AND FRESH #4	4701 FLEUR DR
(U)	KWIK STAR #1053	4105 HUBBELL AVE
(V)	SMOKIN JOES TOBACCO #20	3019 SE 14TH ST
(W)	SMOKIN JOES TOBACCO #4	2800 E UNIVERSITY AVE
(X)	STOP N GO #519	727 SE 14TH ST
(Y)	TOBACCO OUTLET PLUS #521	3301 E EUCLID AVE

26-0541 6. City Clerk to approve Device Retail Permit for Cigarette Energy Discount Store at 2822 E. University Avenue. **Moved by Gatto to adopt. Second by Voss. Motion Carried 6-1. Nays: Voss.**

PUBLIC IMPROVEMENTS

26-0542 7. Approving Professional Services Agreement with Olsson, Inc. for the SE 14th Street Adaptive Traffic Signal Control Project, not to exceed $498,851. (Council Communication No. 26-167) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0543 8. Approving Change Order No. 4 with Iowa Contracting, Inc. for additional work on the 2025 Parking Garage Repair Program, $107,255. (Council Communication No. 26-162) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0544 9. Approval of contract and bond for construction of an improvement with an estimated cost which is less than the Iowa Code competitive bid threshold – Nahas Pool Painting and Repairs, A1A Sandblasting (Iowa) (Michael Marjama, Owner), $128, 860. (Council Communication No. 26-166) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0545 10. Approving Private Construction Contract between Holzworth Construction, LLC and Hoyt, LLC for paving improvements to serve High Street Lofts, $23,089. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

11. Accepting completed construction and approving final payment for the following:

26-0546 (A) Birdland Sports Complex Improvements, Caliber Concrete, LLC. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0547 (B) Des Moines Levee Alterations – Phase C, Peterson Contractors, Inc. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0548 (C) Northwest Pool Repair and Painting Improvements, A1A Sandblasting (Iowa). **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

SPECIAL ASSESSMENTS

26-0549 12. Levying assessments for fees, fines, penalties, costs and interest imposed in the enforcement of the Neighborhood Inspection Rental Code, Schedule No. 2026-05. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

LAND/PROPERTY TRANSACTIONS

26-0550 13. Acceptance of real estate documents from Ty Cawley for voluntary acquisition of property located at 200 Euclid Avenue for $437,064 and authorization to use Community Development Block Grant (CDBG) funds for acquisition and stabilization. (Council Communication No. 26-158) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0551 14. Approving 101 tax abatement applications for work completed in 2026. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

SETTING DATE OF HEARINGS

26-0552 15. On conveyance of excess City-owned property locally known as 2704, 2706, 2714 and 2718 George Flagg Parkway, along with two adjoining parcels, to South by Southwest, LLC for $155,000, (5-18-26). **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0553 16. On vacation of segments of University Avenue right-of-way and conveyance of easements for bus shelter encroachments on City-owned property to Des Moines Area Regional Transit Authority (DART) for $400, (5-18-26). **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0554 17. On request from Grace Evangelical Lutheran Church (Michael Schmidt, Officer) to amend the PlanDSM Creating Our Tomorrow Comprehensive Plan to revise the future land use classification of the property from Low Density Residential to Public/Semi-Public, and to rezone 3024 52nd Street from "N3b" Neighborhood District to "P2" Public Civic and Institutional District, to allow outdoor uses accessory to an Assembly - Place of Worship use, including a prayer garden with columbarium, meditation space, and landscaped walkways, (5-18-26). **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

LEGAL DEPARTMENT - CLAIM SETTLEMENTS & BILLINGS

26-0555 18. Approving retention of outside counsel and ratifying the retention agreement. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0556 19. Approving payment to Roderick and Angela Bradley for a property claim. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

CITY MANAGER COMMUNICATIONS

26-0557 19-I Submitting travel and training for Special Envoy – Climate T.M. Franklin Cownie. (Council Communication No. 26-172) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

APPROVING

26-0558 20. Reprogramming of prior years' unspent Community Development Block Grant (CDBG) funds. (Council Communication No. 26-160) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0559 21. 2026 Emergency Solutions Grant (ESG) subrecipient funding under the US Department of Housing and Urban Development (HUD). (Council Communication No. 26-159) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0560 21-I Second Amendment to Chapter 28E Agreement with Invest DSM, Inc. and Polk County. Sponsor: Mayor Boesen. (Council Communication No. 26-174) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0561 22. Agreement with Polk County Housing Trust Fund (PCHTF) for the Work That Impacts Housing Program (WTIHC). (Council Communication No. 26-170) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

WITHDRAWN

26-0562 23. ~~Preliminary terms of an Urban Renewal Development Agreement with Rypma Properties for the historic renovation and conversion of the existing two-story warehouse building at 108 SE 4th Street into office space. (Council Communication No. 26-169)~~

26-0563 24. Issuance of a partial certificate of completion for North Des Moines Town Hall in the Metro Center Urban Renewal Project. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

25. Support of Workforce Housing Tax Credit (WHTC) benefit applications to be submitted to the Iowa Economic Development Authority (IDEA) for the following projects: (Council Communication No. 26-171)

26-0564 (A) Carpenter Row – JJR Holdings LLC (Josh Moulton, Managing Member) for a $3,343,000 investment to construct a two-story, 16-unit residential project at 1245 21st Street. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0565 (B) Kingman Townhomes – Kingman Place Townhomes, LLC (HOME, Inc., Carrie Woerdeman, Executive Director) for a $7,099,120 project developing a 20-unit residential townhome project at 3125 Kingman Blvd. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0566 (C) Mezzo on Walnut – Lawmark LP (LawMark Capital, Jesse Bunny, General Manager) for a $77,000,000 project constructing 209 units at 606 Walnut Street. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0567 (D) University of Commerce Historic Renovation – 615 Euclid LLC (Sonar Multifamily Fund, Brain Clark, Partner) for a $5,768,814 project constructing 14 units at 615 Euclid Avenue. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0568 26. Parking License Agreement with United States General Services Administration (GSA) for parking in the Third and Court Parking Garage. (Council Communication No. 26-161) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

27. Abatement of public nuisances at the following:

26-0569 (A) 1424 E. Virginia Avenue Lot 6. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0570 (B) 1424 E. Virginia Avenue Lot 19. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0571 (C) 1424 E. Virginia Avenue Lot 27. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0572 28. Release of fire escrow at 1919 E. 9th Street. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0573 29. Projected increase of $393,484.13 through April 30, 2028, for Microsoft Enterprise Enrollment Agreement and Procurement of Microsoft Enterprise Services from Insight Public Sector for a total of $2,922,246.47 per Omnia Contract and City Short Form No. K24-449. (Council Communication No. 26-157) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0574 30. Authorizing Finance Director to draw checks on registers for the weeks of May 4 and 11, 2026; to draw checks for the bills of the Des Moines Municipal Housing Agency for the weeks of May 4 and 11, 2026; to draw checks for biweekly payroll due May 15, 2026. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

* * * * * * * * * * END CONSENT AGENDA * * * * * * * * * * *

HEARINGS (OPEN AT 5:04 PM.) (ITEMS 31 THRU 37)

26-0575 31. On conveyance of an electric easement on City-owned property located at 4850 SE 5th Street to MidAmerican Energy Company for the 2026 Neighborhood Sidewalk Program. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0576 32. On vacation of a portion of Bates Park located at 220 Clark Street. (Council Communication No. 26-173) **Moved by Barron to adopt. Second by Simonson. Motion Carried 7-0.**

26-0577 (A) First consideration of ordinance above. **Moved by Barron that this ordinance be considered and given first vote for passage. Second by Simonson. Motion Carried 7-0.**

26-0578 33. On vacation and conveyance of subsurface and air rights easements within portions of E. 2nd Street, E. Court Avenue, and E. 3rd Street to Riverview Parking, LLC for $38,100. **Moved by Mandelbaum to adopt. Second by Voss. Motion Carried 7-0.**

26-0579 (A) First consideration of ordinance above. **Moved by Mandelbaum that this ordinance be considered and given first vote for passage. Second by Voss. Motion Carried 7-0.**

26-0580 (B) Final consideration of ordinance above, requires six votes. **Moved by Mandelbaum that the rule requiring that an ordinance must be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, that the ordinance be placed upon its final passage and that the ordinance do now pass, #16,553. Second by Voss. Motion Carried 7-0.**

26-0581 34. On request from Des Moines Prep Facilities, LLC (Manuel Mattke, Officer) to rezone three (3) parcels located in the vicinity of 107 E. 6th Street from "DX2" Downtown District to Ltd. "DXR" Downtown District to allow development of a new athletic field and accessory park, which is a "Sports & Recreation, Private / Participant – Outdoor" use type. **Moved by Mandelbaum to adopt. Second by Voss. Motion Carried 7-0.**

26-0582 (A) First consideration of ordinance above. **Moved by Moved by Mandelbaum that this ordinance be considered and given first vote for passage. Second by Voss. Motion Carried 7-0.**

26-0583 (B) Final consideration of ordinance above (waiver requested by applicant), requires six votes. **Moved by Mandelbaum that the rule requiring that an ordinance must be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, that the ordinance be placed upon its final passage and that the ordinance do now pass, #16,554. Second by Voss. Motion Carried 7-0.**

26-0584 35. On 2026 Sewer Repair Contract 1: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating lowest responsive, responsible bidder as TK Concrete, Inc. (Tony J. Ver Meer, President), $410,295. (Council Communication No. 26-165) **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0585 (A) Approval of contract and bond. **Moved by Gatto to adopt. Second by Voss. Motion Carried 7-0.**

26-0586 36. On SW 9th Street Rehabilitation from Watrous Avenue to Wolcott Avenue and from Park Avenue to Creston Avenue: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating lowest responsive, responsible bidder as InRoads, LLC (Joseph J. Manatt, CEO), $1,484,314.25. (Council Communication No. 26-164) **Moved by Gatto to adopt. Second by Mandelbaum. Motion Carried 7-0.**

26-0587 (A) Approval of contract and bond. **Moved by Gatto to adopt. Second by Mandelbaum. Motion Carried 7-0.**

26-0588 37. On Traffic Signal Replacement at Merle Hay Road and Meredith Drive and I-80/I-35: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating lowest responsive, responsible bidder as Van Maanen Electric, Inc. (Nathan Van Maanen, President), $597,000. (Council Communication No. 26-163) **Moved by Simonson to adopt. Second by Barron. Motion Carried 7-0.**

26-0589 (A) Approval of contract and bond. **Moved by Simonson to adopt. Second by Barron. Motion Carried 7-0.**

*****END HEARINGS AT 5:10 PM*****

COMMUNICATIONS/REPORTS

26-0590 38. Requests to speak as follows: **Moved by Gatto to receive and file comments. Second by Voss. Motion Carried 7-0.**

(A) Elliot Klimowski

26-0591 MOTION TO ADJOURN. **Moved by Gatto to adjourn at 5:16 PM. Second by Voss. Motion Carried 7-0.**

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