



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA - City Manager

FROM: Matt Chesmore – Building Official

DATE OF MEETING: July 14, 2025

ITEM TITLE: Derelict Properties

BACKGROUND:

Staff would like to discuss the following properties regarding 657A and potential next steps. This is the first step in this process.

DISCUSSION:

The specific addresses we would like to discuss with the Council are as follows:

1. 204 3rd St. NE
2. 416 9th Ave. SE
3. 214 6th Ave. SW

These properties have stood abandoned for a prolonged period, creating significant public safety risks and contributing to neighborhood blight. Pursuing title under Iowa Code § 657A.10B is the necessary legal step to resolve this ongoing issue. This action will empower the City to move these derelict structures out of their current state of neglect and into the hands of new owners who will rehabilitate them, or to remove the buildings entirely if they are not able to be rehabilitated. By converting these liabilities into assets, we can directly support the core goal of getting families into safe homes, thereby enhancing property values and revitalizing our community.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by converting a derelict property from a neighborhood liability into a buildable lot or by rehabilitating a neglected home.

FINANCIAL CONSIDERATION:

Costs for these processes are included within the Building Department's budget.

RECOMMENDATION:

Staff recommends a motion to start the process with these properties.