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PATRICK F GILL, AUDITOR AND RECORDER
WOODBURY COUNTY IOWA

RESOLUTION NO. 2006-000629
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Lisa L. McCardle, City Clerk, City of Sioux City, Iowa, 405 6th Street, Sioux City, Iowa
51101 (712) 279-6109

Taxpayer Information: (name and complete address)

City of Sioux City, Iowa, 405 6th Street, Sioux City, Iowa 51101

Return Document To: (name and complete address)

Dan A. Moore, P.O. Box 3207, Sioux City, Iowa 51102-3207

Grantor:

City of Sioux City, Iowa

Grantee:

City of Sioux City, Iowa

Legal Description: Lots One (1), Two (2) and Three (3) in Block Twenty-two (22),
Middle Sioux City, in the County of Woodbury and State of Iowa.

Document or instrument number of previously recorded documents:

STATE OF IOWA

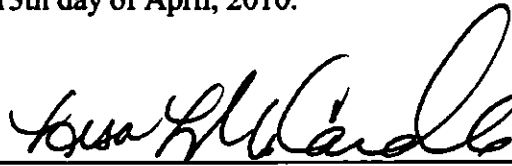
Woodbury County

CITY OF SIOUX CITY

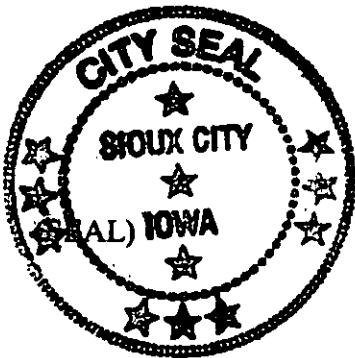
Office of the City Clerk

I, Lisa L. McCardle, City Clerk of the City of Sioux City and City Clerk of the City Council thereof, and as such, having charge of and in my possession all the records and documents pertaining to said office now remaining therein, do hereby certify that it appears from such records that the foregoing is a true and correct copy of Resolution 2006-0629 adopted by the City Council of the City on the 11th day of September, 2006 upon the call of ayes and nays thereof duly had and recorded.

Dated at Sioux City, Iowa this 13th day of April, 2010.



LISA L. MCCARDLE
CITY CLERK



RESOLUTION NO. 2006-000629
with attachments

**RESOLUTION INVITING PROPOSALS FOR THE SALE OF LAND IN THE
COMBINED CENTRAL SIOUX CITY - CBD URBAN RENEWAL AREA, FIXING
THE DATE FOR RECEIPT OF PROPOSALS AND PROVIDING FOR NOTICE
THEREOF.**

WHEREAS, in furtherance of the objectives of Chapter 403 of the Code of Iowa, the City of Sioux City, Iowa, has undertaken a program of redevelopment of blighted areas in the City, and in this connection has instituted the Combined Central Sioux City - CBD Urban Renewal Project; and

WHEREAS, the City proposes to sell a portion of the project area described as follows:

Property commonly known as the Pierce Building; and

WHEREAS, Section 403.8 of the Code of Iowa authorizes the City to invite proposals from and make available all pertinent information to all parties interested in obtaining property in an urban renewal area under such reasonable competitive bidding procedures as it shall prescribe; and

WHEREAS, the City Council believes that it is in the public interest to sell said property and that proposals for the purchase be sought from parties who have an interest in this offering; and

WHEREAS, any proposals should be submitted to the Director of Community Development, Room 308, City Hall, 405 Sixth Street, Sioux City, Iowa, by 1:00 p.m., local time, October 16, 2006; and

WHEREAS, a Notice of Invitation for Proposals, a copy of which is attached hereto and by this reference incorporated herein, should be approved as to form and content and its publication authorized and directed.

NOW, THEREFORE, BE, AND IT IS HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF SIOUX CITY, IOWA, that the Public Notice attached hereto is hereby approved as to form and content and its publication is hereby authorized and directed.

BE IT FURTHER RESOLVED that the City hereby announces and fixes a public hearing on said proposal on October 16, 2006, at the regularly scheduled council meeting and fixes the date of October 16, 2006; at 1:00 p.m., local time, as the last day upon which proposals can be received by the City.

PASSED AND APPROVED: September 11, 2006



Craig S. Berenstein, Mayor

ATTEST:



Lisa L. McCardle, City Clerk

PUBLIC NOTICE OF INVITATION FOR PROPOSALS

NOTICE is hereby given that there is now on file in the office of the City Clerk located at the Customer Service Center on First Floor of City Hall, 405 6th Street, Sioux City, Iowa, a resolution under and by virtue of which the City of Sioux City, Iowa, invites proposals for the purchase of certain land in the Combined Central Sioux City – CBD Urban Renewal Project Area. Said Invitation for Proposals concerns the following described real property:

Property commonly known as the Pierce Building

Full information as to the form and content of bid documents, requirements to be met by bidders, and as to bidding procedures is available at the office of the Director of Community Development, Room 308, City Hall, 405 Sixth Street, Sioux City, Iowa.

Any person interested in purchasing said real estate should submit a completed proposal to the Director of Community Development, Room 308, City Hall, 405 Sixth Street, Sioux City, Iowa no later than 1:00 p.m., local time, on October 16, 2006:.

The right is reserved by the City to accept or reject any or all proposals, and to waive formalities in any procedures set forth herein. Documents to be completed may be obtained from the Director of Community Development without charge.

A public hearing will be held concerning any qualified proposals received for the purchase of said property. Said public hearing will be at the regularly scheduled city council meeting in the Council Chambers, Room 504, City Hall, 405 Sixth Street, Sioux City, Iowa, on October 16, 2006, at 4:00 p.m., local time, or as soon thereafter as the matter can be reached for hearing.

Published by order of the City Council of Sioux City, Iowa.

CITY OF SIOUX CITY, IOWA

BY: Lisa McCardle
City Clerk

Published in the Sioux City Journal September 16, 2006.

**PROOF OF PUBLICATION
STATE OF IOWA
COUNTY OF WOODBURY,**

PUBLIC NOTICE OF INVITATION FOR PROPOSALS

NOTICE is hereby given that there is now on file in the office of the City Clerk located at the Customer Service Center on First Floor of City Hall, 403 6th Street, Sioux City, Iowa, a resolution under and by virtue of which the City of Sioux City, Iowa, invites proposals for the purchase of certain land in the Combined Central Sioux City - CBO Urban Renewal Project Area. Said invitation for proposals concerns the following described real property:

Property commonly known as the Pierce Building Full information as to the form and content of bid documents, requirements to be met by bidders, and as to bidding procedures is available at the office of the Director of Community Development, Room 308, City Hall, 403 Sixth Street, Sioux City, Iowa.

Any person interested in purchasing said real estate should submit a completed proposal to the Director of Community Development, Room 308, City Hall, 403 Sixth Street, Sioux City, Iowa no later than 1:00 p.m. local time, on October 16, 2006.

The right is reserved by the City to accept or reject any or all proposals, and to waive formalities in any procedures set forth herein. Documents to be completed may be obtained from the Director of Community Development without charge.

A public hearing will be held concerning any qualified proposals received for the purchase of said property. Said public hearing will be at the regularly scheduled city council meeting in the Council Chambers, Room 504, City Hall, 403 Sixth Street, Sioux City, Iowa, on October 16, 2006, at 4:00 p.m. local time, or as soon thereafter as the matter can be reached for hearing. Published by order of the City Council of Sioux City, Iowa.

CITY OF SIOUX CITY, IOWA
BY: Lisa McCastle
City Clerk
Published in the Sioux City Journal Sept. 16, 2006.
Legal #9512

The undersigned, of said County, being duly sworn, on oath states that the undersigned is an employee of THE SIOUX CITY JOURNAL, printed and published by Sioux City Newspapers, Inc., at Sioux City, in said County and issued daily and Sunday and that the annexed printed Public notice Invitation for Proposals / Pierce Bldg was regularly published in said newspaper for one consecutive sat issues, the first publication thereof being on the 16 day of Sept, 2006.

Carolyn Pederson

Carolyn Pederson

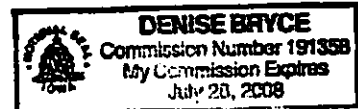
Subscribed and sworn to before me at Sioux City, in said County, this

19 day of Sept, 2006

Denise Bryce

Notary Public
in and for Woodbury County.

41 Lines 1 Times, \$ 20.91



<input checked="" type="checkbox"/>	Regular Session
<input type="checkbox"/>	Study Session
<input type="checkbox"/>	Closed Session

**CITY OF SIOUX CITY
REQUEST FOR CITY COUNCIL ACTION**

MEETING DATE: Sept. 11, 2006 **ACTION ITEM #** 12A

FROM: Patty Heagel; Community Development Director

SUBJECT: Resolution inviting proposals for the sale of land in the combined Central Sioux City – CBD Urban Renewal Area, fixing the date for receipt of proposals and providing for notice thereof.

Reviewed By: Department Director Finance Department City Attorney City Manager

RECOMMENDATION:

Approve Resolution inviting Proposals for sale of Pierce Bldg.

DISCUSSION:

The City acquired the Pierce Warehouse for redevelopment in July of 2002. Since then several proposals have been considered but none found of sufficient merit to proceed. It seems reasonable to again seek proposals to redevelop the property.

FINANCIAL IMPACT:

Redevelopment of the property would increase property tax collections and possibly avoid demolition costs.

ALTERNATIVES (Optional):

None.

ATTACHMENTS:

None.

DOCUMENT NUMBER 2006-

000629

FINAL ACTION DATE

9-11-06

RESOLUTION

Motion Borisstein

Second Rizner

Ayes Rizner, Felder,

George Hoffman

Nays _____

Abstain Borisstein

Absent _____

MOTION

Motion _____

Second _____

Ayes _____

Nays _____

Abstain _____

Absent _____

OTHER

Deleted _____

Failed _____

Deferred _____ to _____

_____ to _____

_____ to _____

Other _____

ORDINANCE
First Consideration

Date: _____

Motion _____

Second _____

Ayes _____

Nays _____

Abstain _____

Absent _____

Second and Third Considerations/Rules Waived

ORDINANCE
Second Consideration

Date: _____

Motion _____

Second _____

Ayes _____

Nays _____

Abstain _____

Absent _____

ORDINANCE
Third Consideration

Date: _____

Motion _____

Second _____

Ayes _____

Nays _____

Abstain _____

Absent _____

COPIES SENT TO:

- _____ Airport
- _____ Art Center
- _____ CCAT
- _____ City Clerk
- _____ City Manager

- _____ Comm Dev
- _____ Econo Dev
- _____ Env Services
- _____ Field Services
- _____ Finance
- _____ Fire

- _____ H R
- _____ Human Rights
- _____ Legal
- _____ Library
- _____ Museum
- _____ Parks

- _____ Police
- _____ Purchasing
- _____ Transit
- _____ County Recorder
- _____ County Treasurer
- _____ Other Shrago