



City of
URBAN DALE
Department of Economic Development

January 7, 2015

City Council Focused on Economic Development, Approves New Financial Incentives

Yesterday, the City Council approved new financial incentives for projects that add taxable valuation within the [Northwest Market Center Urban Renewal Area](#). New incentives include: 3-year 90% TIF tax rebate for rehabilitation/redevelopment of Class C or lower quality space; 3-year 90% TIF tax rebate for reinvestment in Douglas Avenue commercial parcels, including hotels and certain retail services; and a 10-year 90% TIF tax rebate for new Class A office construction. For the Class A Office incentive, the project must be permitted on or before December 31, 2019 and obtain a Certificate of Occupancy by December 31, 2020 to qualify. The standard five-year, sliding scale TIF rebate incentive remains in place for non-retail/non-residential projects. For full requirements and eligibility, please [contact City staff](#).

Governor Presents Certified Connected Community Designation to Urbandale

Governor Branstad and President/CEO of Connected Nation, Tom Ferree, joined Urbandale elected officials, staff and community members for a late December ceremony at City Hall during which the Governor presented the [Certified Connected Community](#) designation to Urbandale Mayor Bob Andeweg. The award comes after months of collaboration between community stakeholders and leaders to identify Urbandale's level of access, adoption and use of broadband technology. Next up is an infrastructure study of Urbandale's major commercial development areas to determine capacity for serving the demands of future users. We will provide updates on the broadband studies in future editions of the newsletter. If you are interested in being a part of efforts to improve Urbandale's telecommunications infrastructure, please contact us.

Investing in Urbandale

Commercial investment in Urbandale has been strong in the last several years and each month brings new developments that are approved or opened. Below is a sample of recent projects:

Approved: conditional use permit for Stonehouse Kitchens and Granite for an approximately 31,000 square foot showroom, warehouse and fabrication facility at 3901 100th Street (the former Weeks and Leo building).

Approved: site plan for BMW of Des Moines at 9997 Hickman Road for an approximately 2,000 square foot expansion.

Approved: sign permit for CertiFit Auto Body Parts occupying 32,000 square feet at 11340 Meredith Drive.

Uniquely Urbandale: Built Environment Excels

Urbandale won the Excellence in Built Environment award from the National Research Council and the International City/County Management Association in 2014. The award recognizes Urbandale's efforts to create a physically sound, well-planned and beautiful city that protects the investments of residents and businesses. Honorees are determined by resident opinion of community livability measures such as safety, recreation, wellness and the built environment. The organizations recognized Urbandale's commitment to open space in new developments, collaborative capital planning process and the variety of housing options available within the city. Urbandale was the only community to win the Built Environment award in 2014.

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City of Urbandale Economic Development Department Website

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