



City Hall, 215 Sycamore St.
Muscatine, IA 52761-3840
(563) 262-4141
Fax (563) 262-4142

COMMUNITY DEVELOPMENT

Planning,
Zoning,
Building Safety,
Construction Inspection Services,
Public Health,
Housing Inspections,
Code Enforcement

Date: November 30, 2016
To: Mayor and City Council
From: Dave Gobin, Community Development Director
Cc: Gregg Mandsager, City Administrator
Re: Resolution to Surplus Vacant Properties

INTRODUCTION: On March 10, 2016, the Council was presented with an in-depth review of vacant and abandoned or neglected properties in the City.

BACKGROUND: Over the last two decades, the Community Development Department has accumulated a significant number of properties, some vacant and some are neglected. We are looking to City Council to declare the listed properties as surplus. Staff will create an exclusion list of those properties that may be beneficial to maintain.

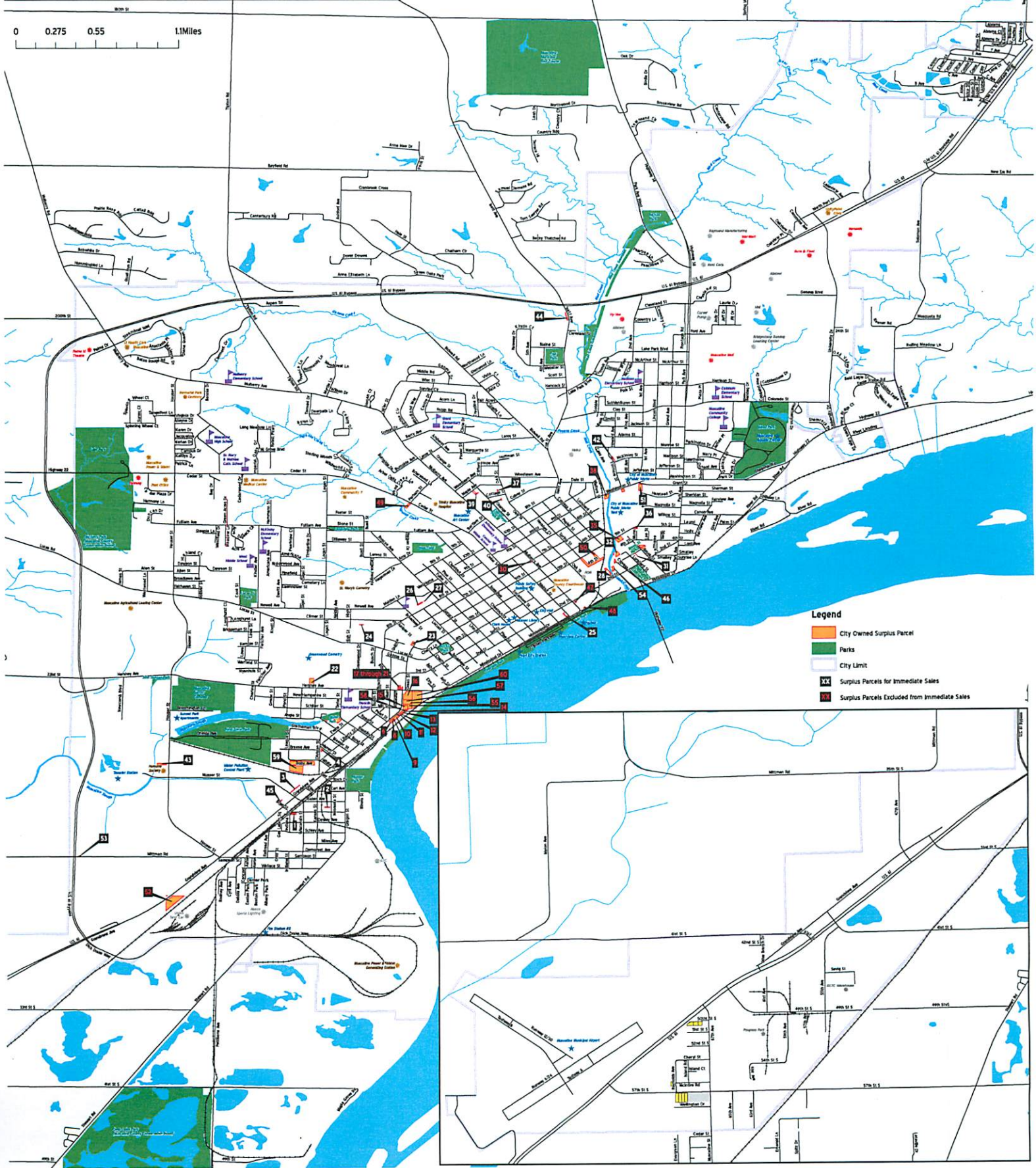
RECOMMENDATION: Staff is requesting Council approve a Resolution to declare the listed vacant properties as surplus and to allow staff to dispose of them in the best possible way. Staff will, of course, present any and all offers should we dispose of property to Council.



MUSCATINE

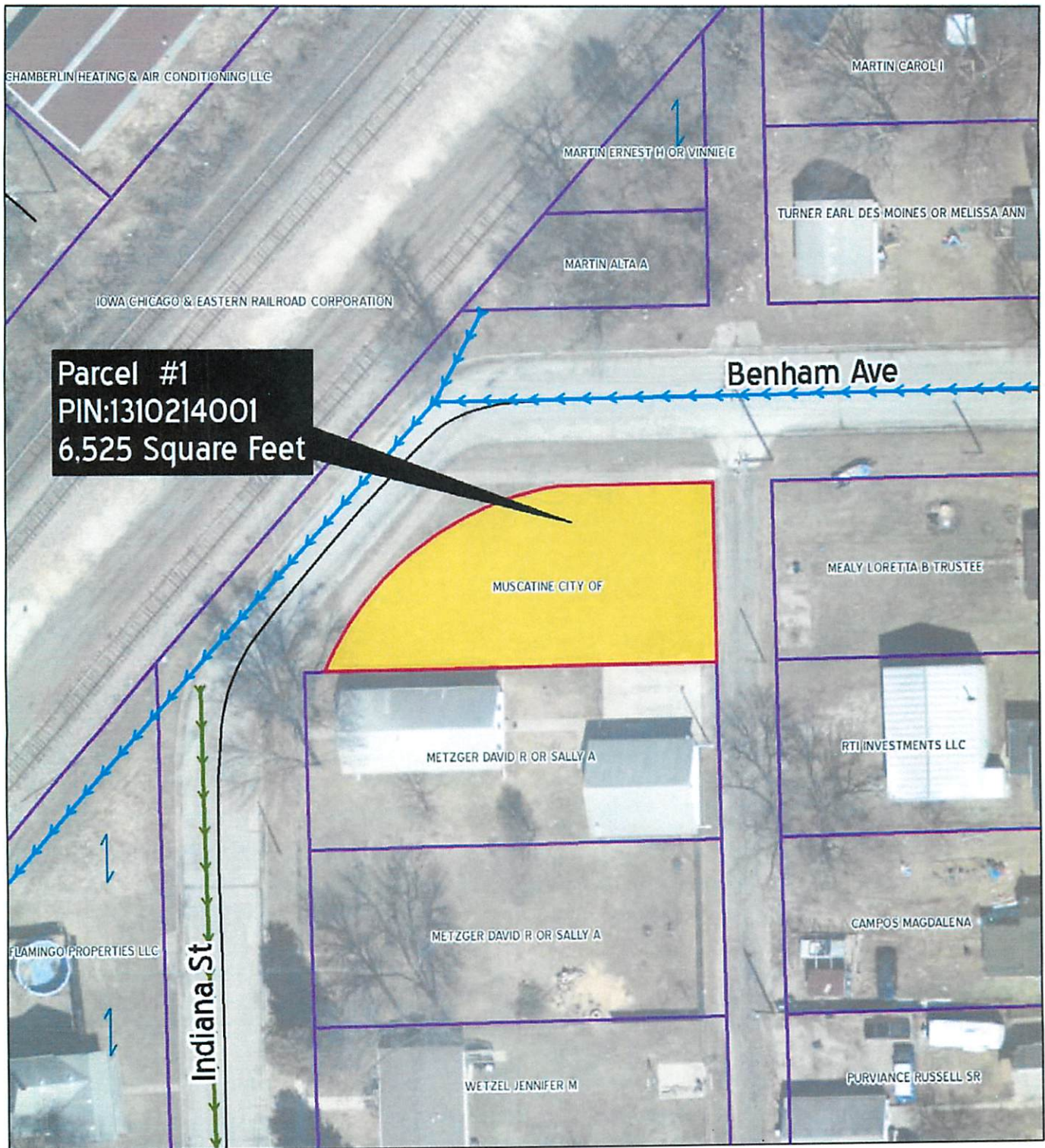
0 0.275 0.55 1.1Miles

Date Source: Muscatine Area Geographic Information Consortium, City of Muscatine
Prepared by: Andrew Fangman, City Planner
Date: November 23, 2016



Legend

- City Owned Surplus Parcel
- Parks
- City Limit
- Surplus Parcels for Immediate Sales
- Surplus Parcels Excluded from Immediate Sales



Parcel #1
PIN:1310214001
6,525 Square Feet

Benham Ave

MUSCATINE CITY OF

METZGER DAVID R OR SALLY A

METZGER DAVID R OR SALLY A

WETZEL JENNIFER M

MEALY LORETTA B TRUSTEE

RTI INVESTMENTS LLC

CAMPOS MAGDALENA

PURVANCE RUSSELL SR

FLAMINGO PROPERTIES LLC

Indiana St

 City Owned Parcel

 Parcel Line

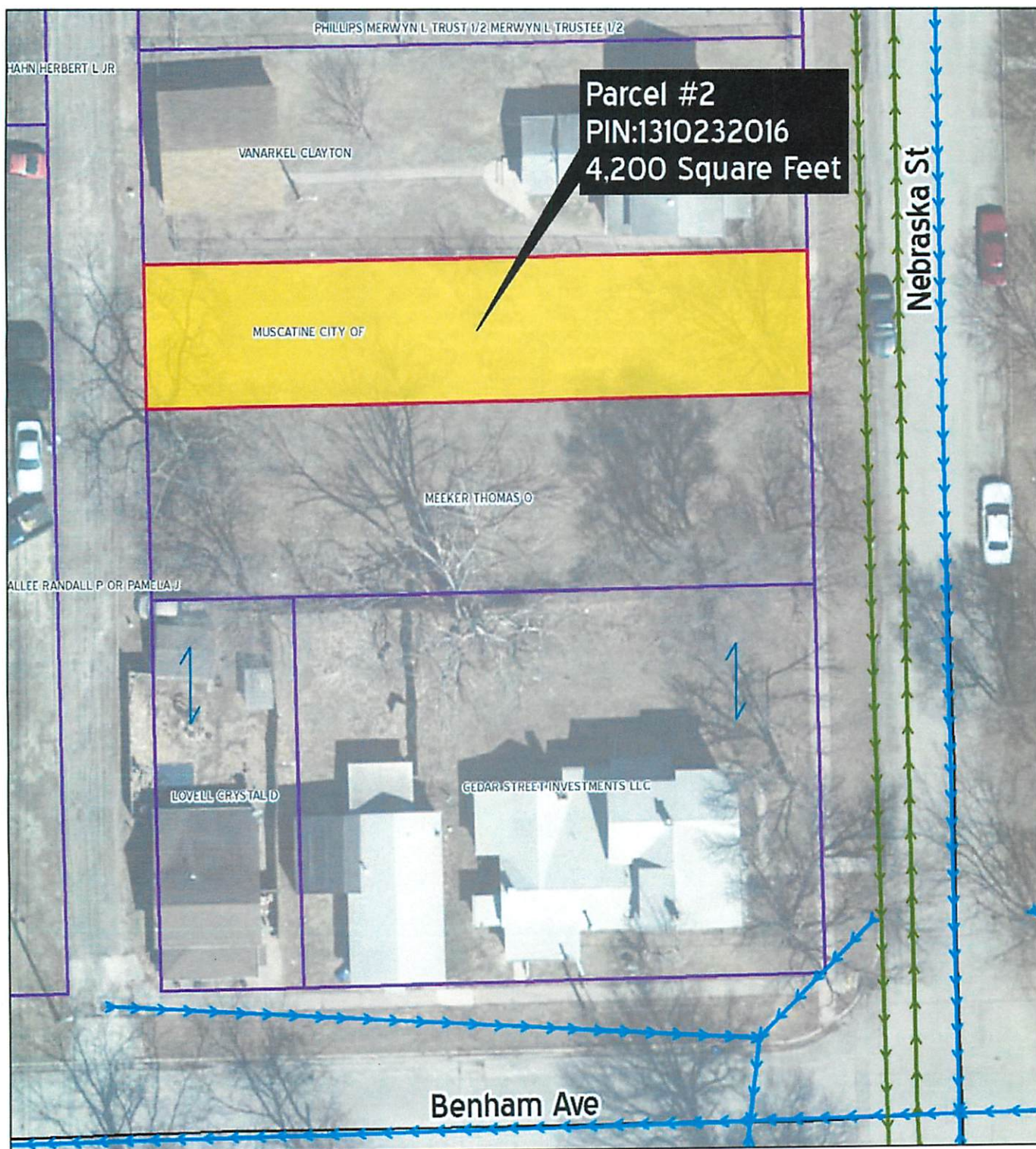
 Sanitary Sewer Line

 Stroom Sewer Line



Parcel # 1

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: June 21, 2016



 City Owned Parcel

 Parcel Line

 Sanitary Sewer Line

 Strom Sewer Line

0 12.5 25 50 Feet



Parcel # 2

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



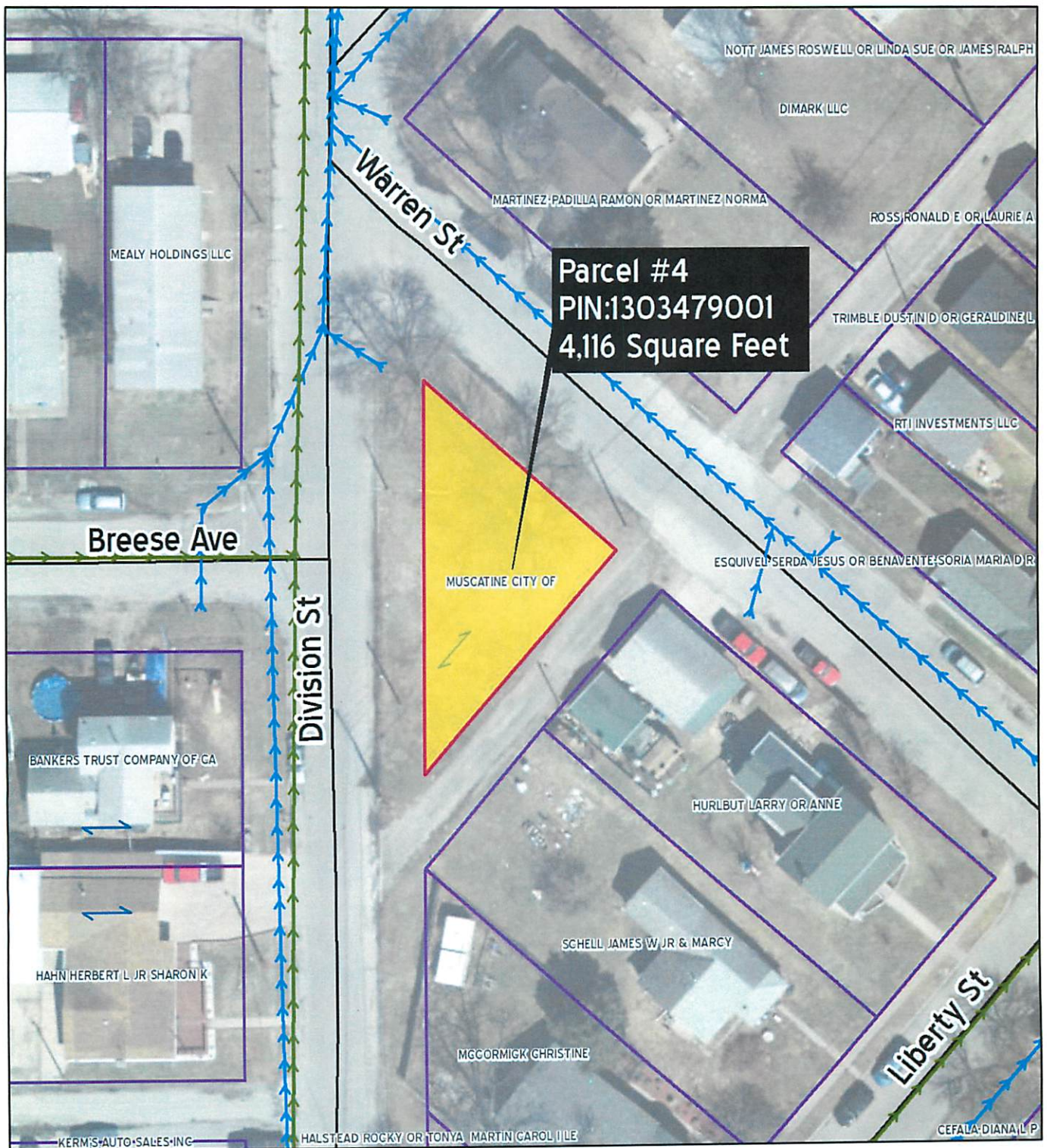
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 25 50 100 Feet



Parcel # 3

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: June 21, 2016



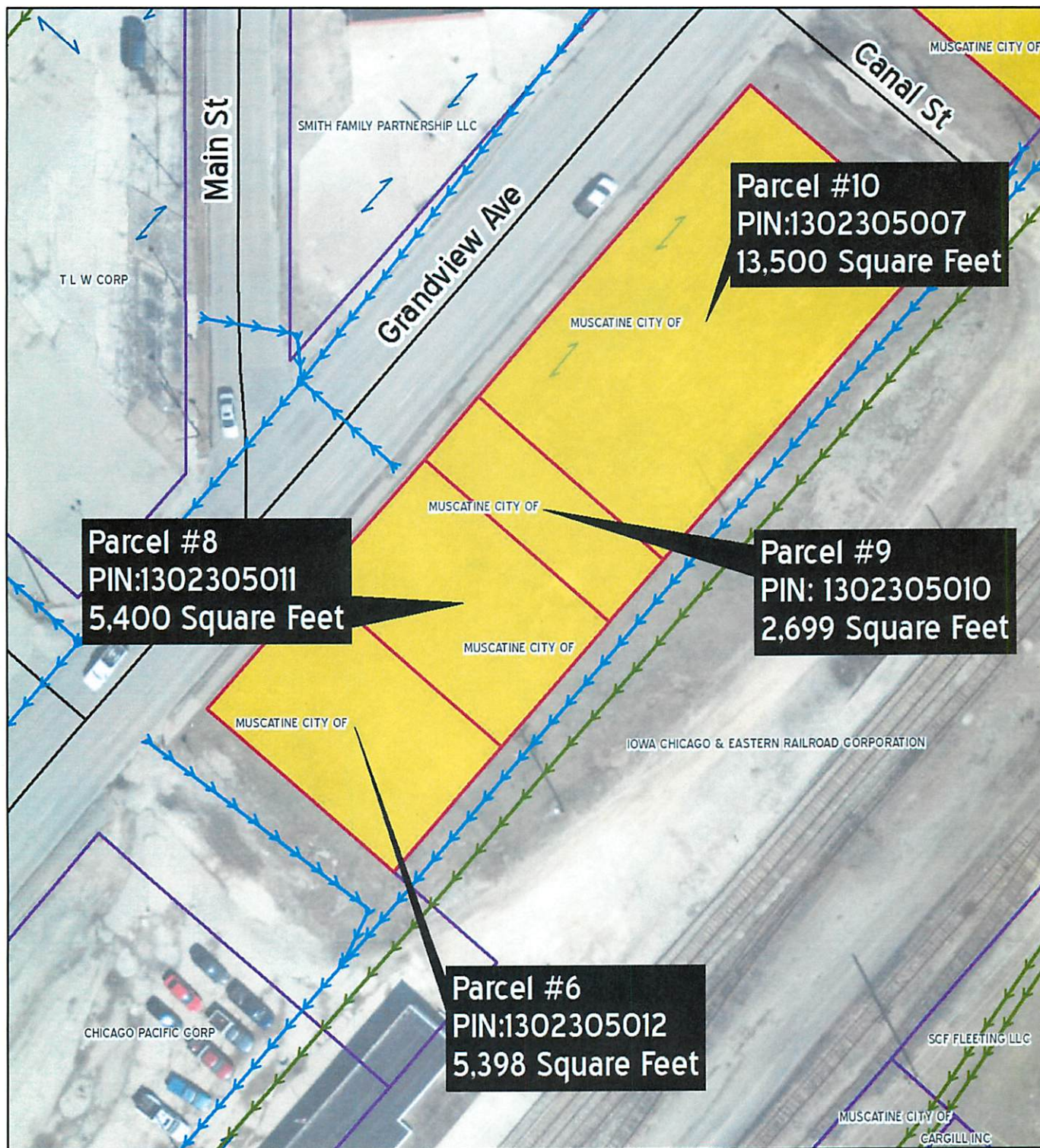
Parcel # 4

- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 20 40 80 Feet



Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



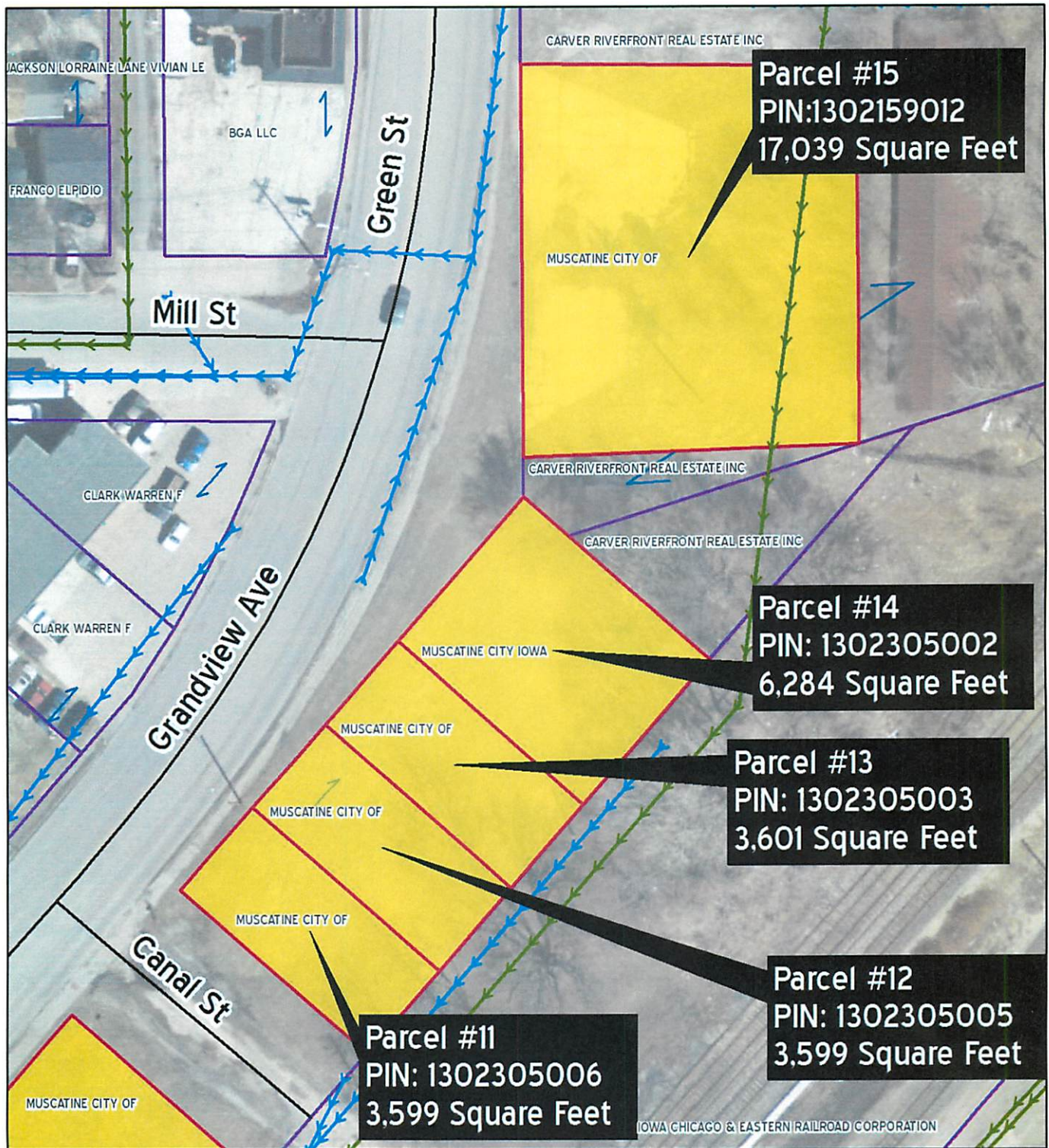
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 20 40 80 Feet



Parcesl # 6, 8, 9, & 10

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



City Owned Parcel

Parcel Line

Sanitary Sewer Line

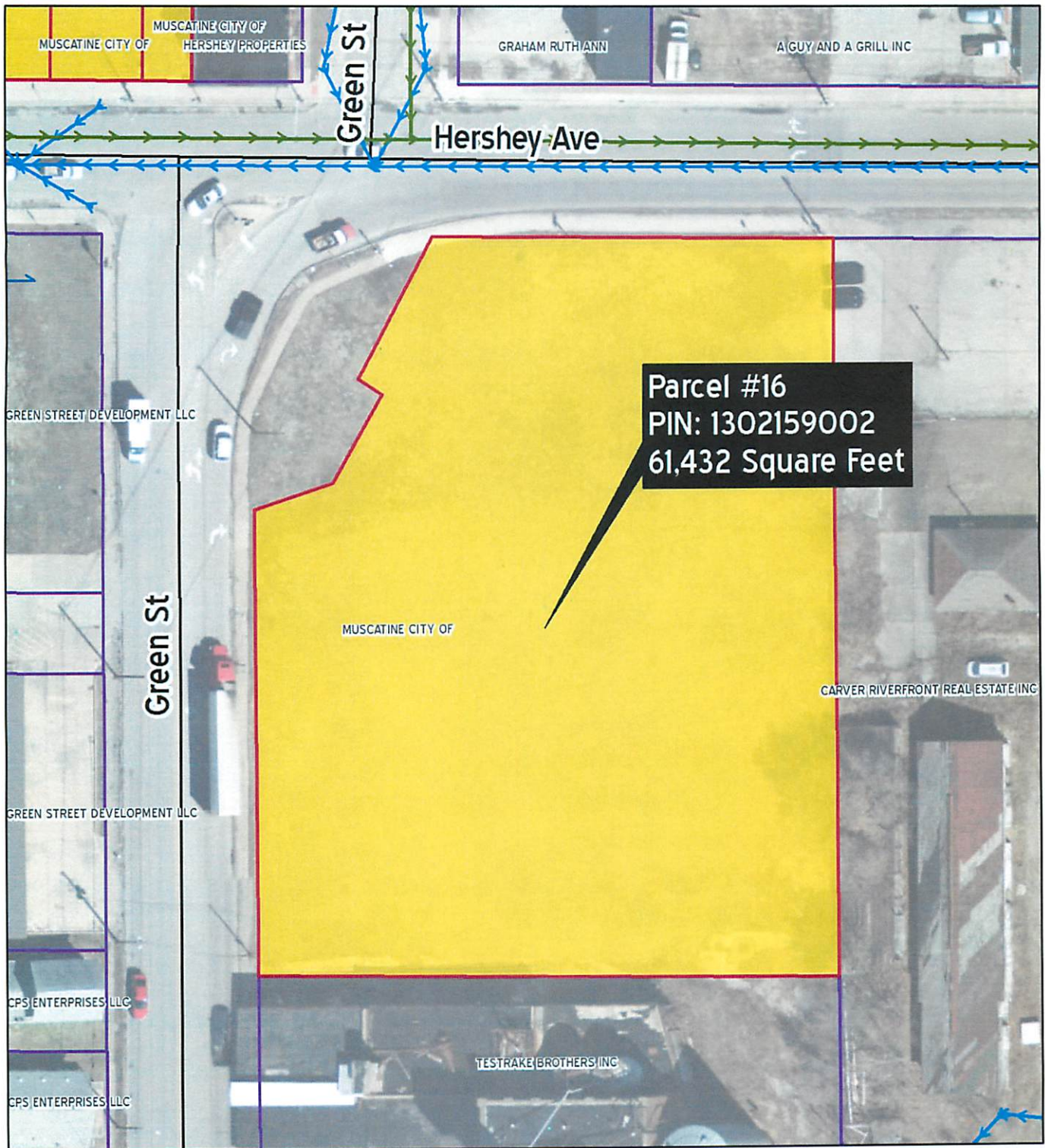
Storm Sewer Line

0 20 40 80 Feet



Parcels # 11, 12, 13, 14, & 15

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



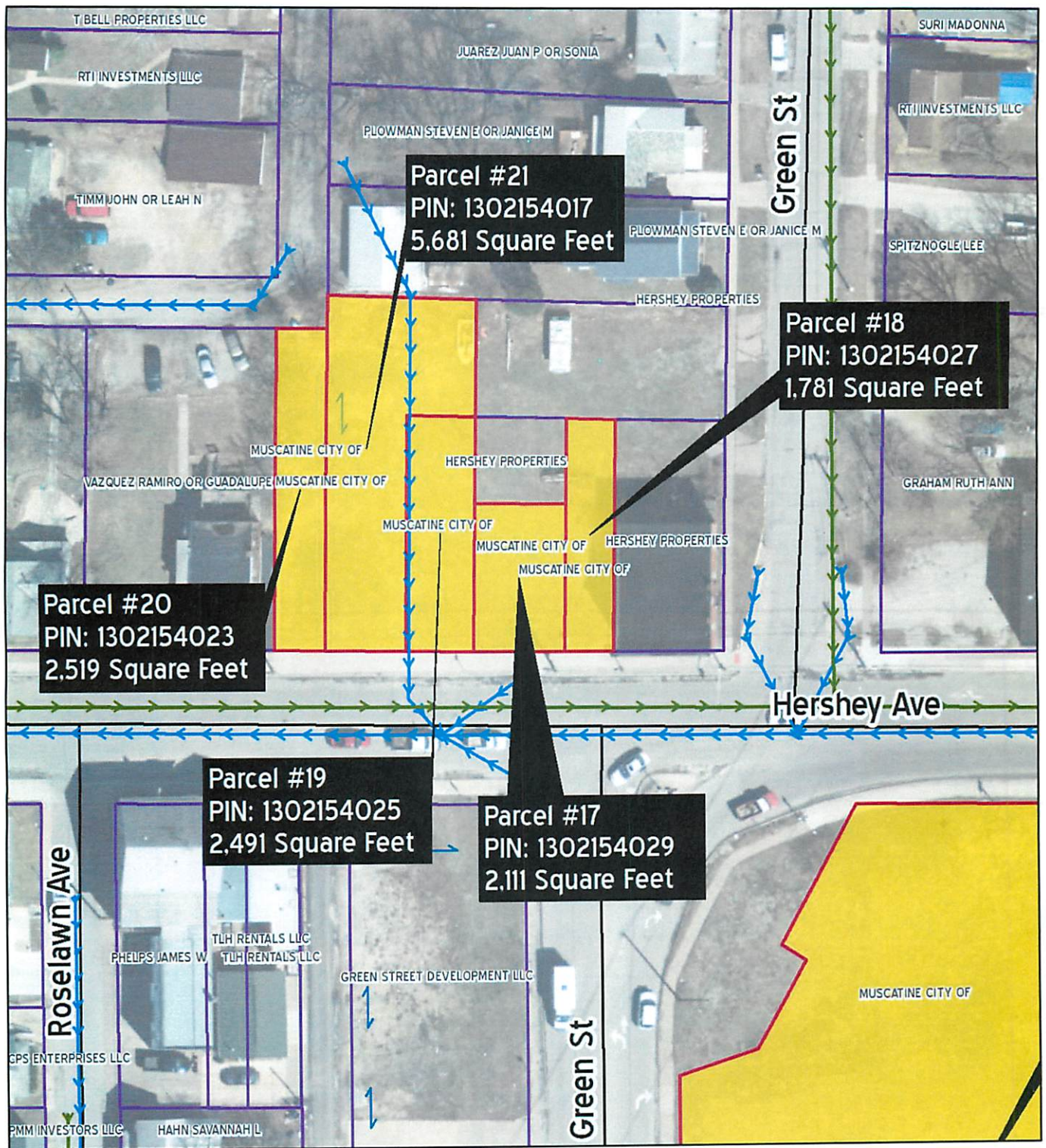
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Stom Sewer Line

0 25 50 100 Feet



Parcel #16

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



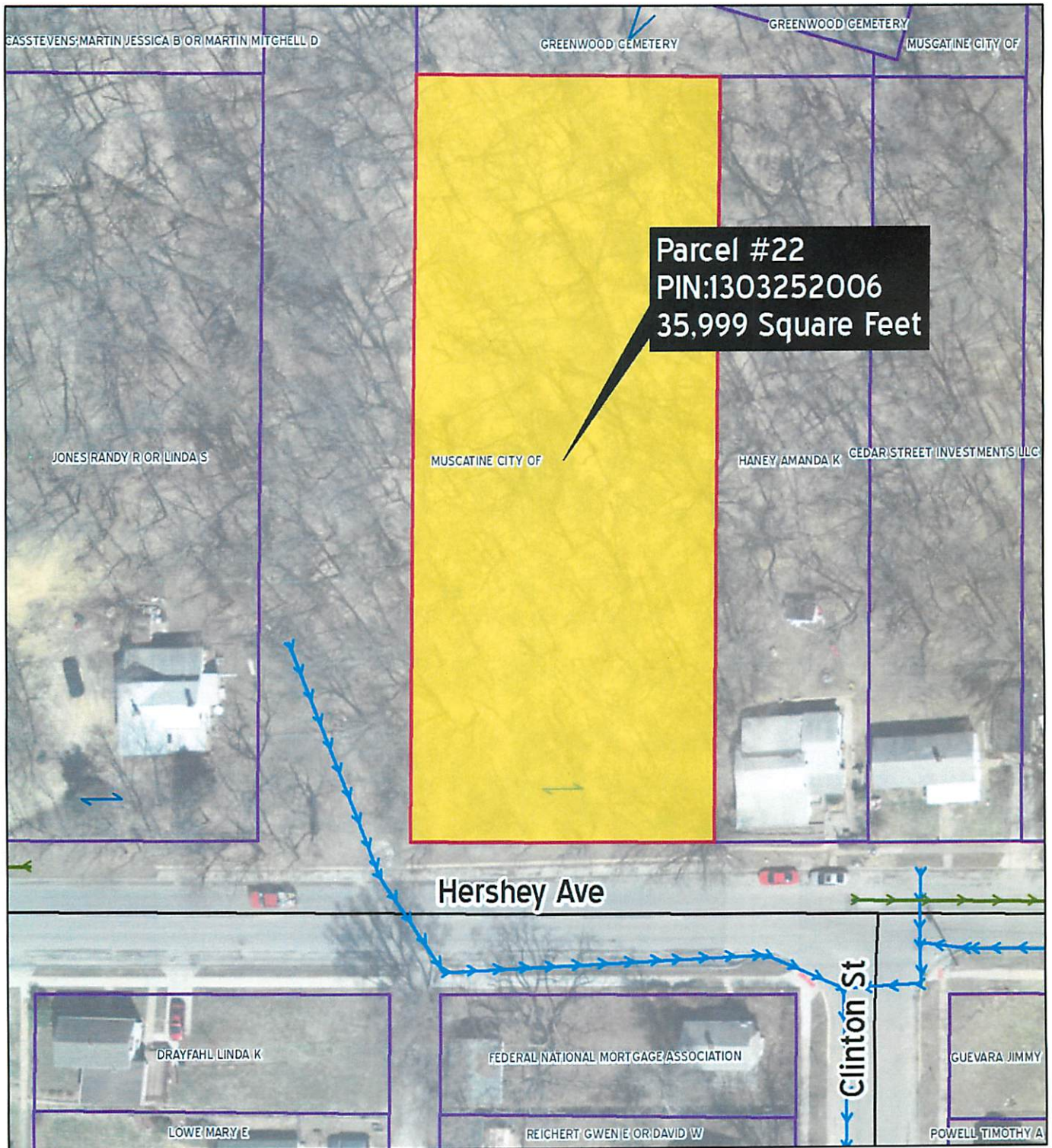
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 25 50 100 Feet



Parcels # 17, 18, 19, 20, & 21

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



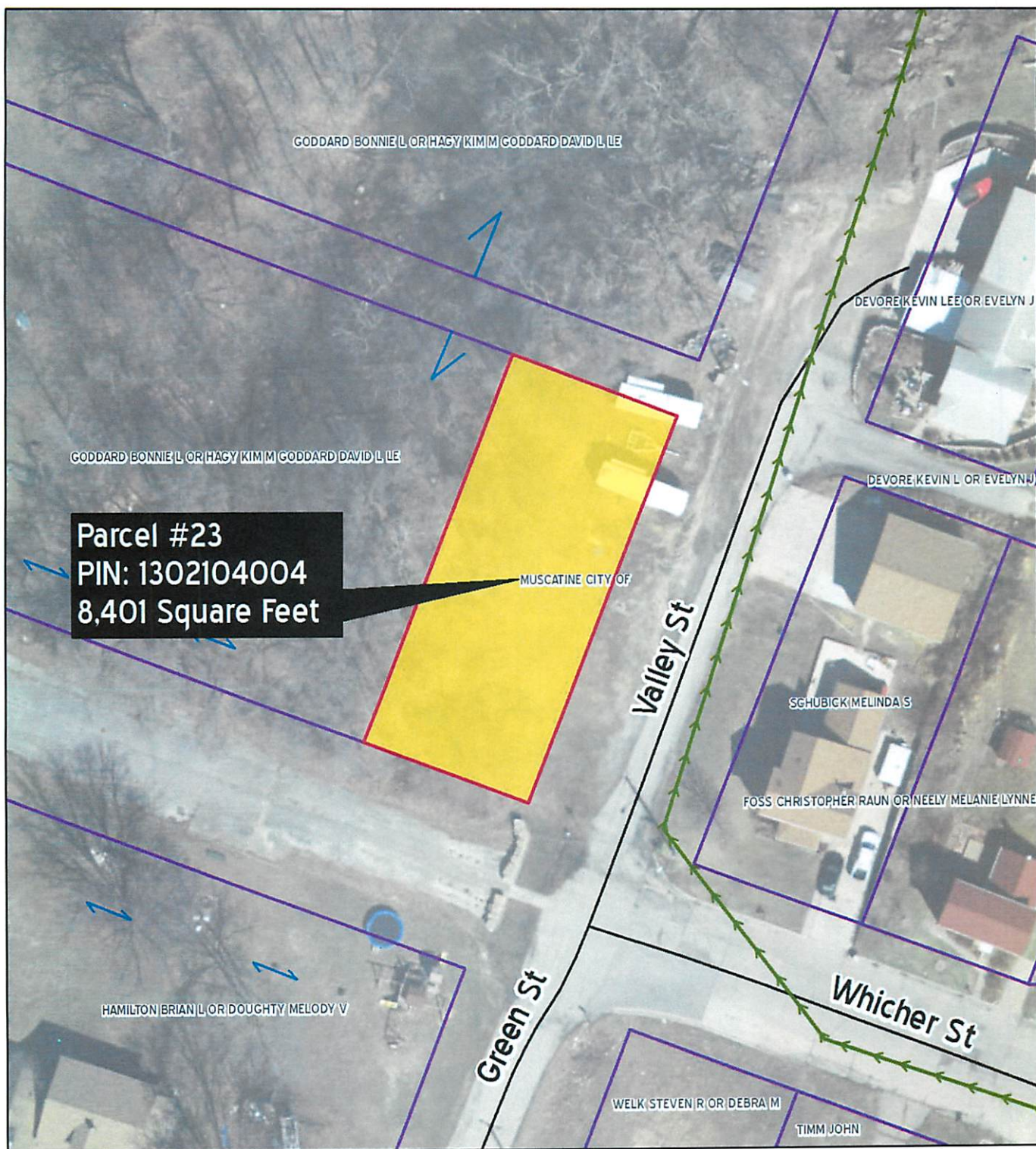
-  City Owned Parcel
-  Parcel Line
-  Sanitary Sewer Line
-  Storm Sewer Line

0 25 50 100 Feet



Parcel #22

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016



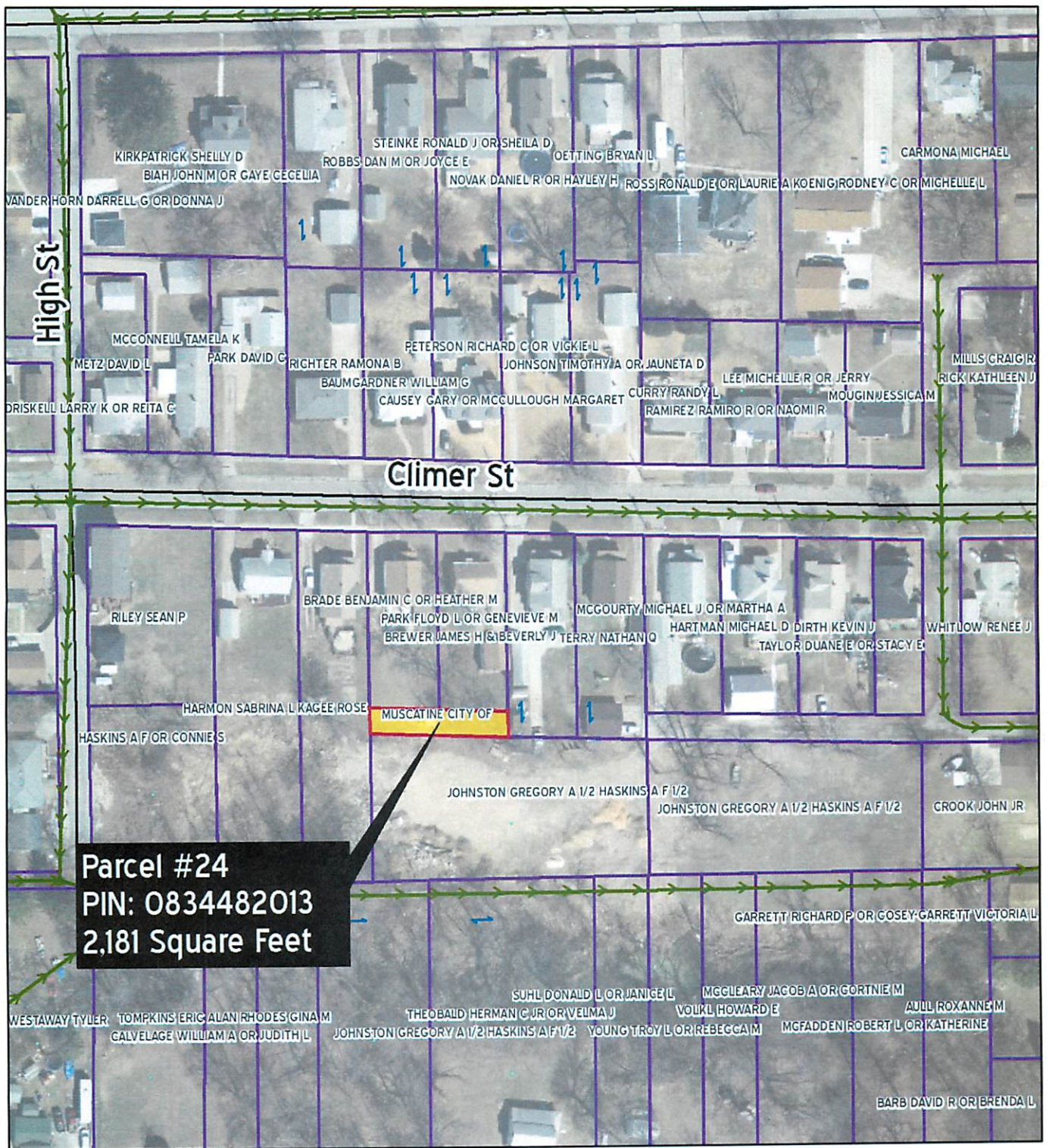
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 20 40 80 Feet

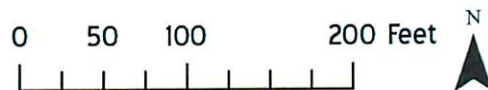


Parcel #23

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: June 21, 2016

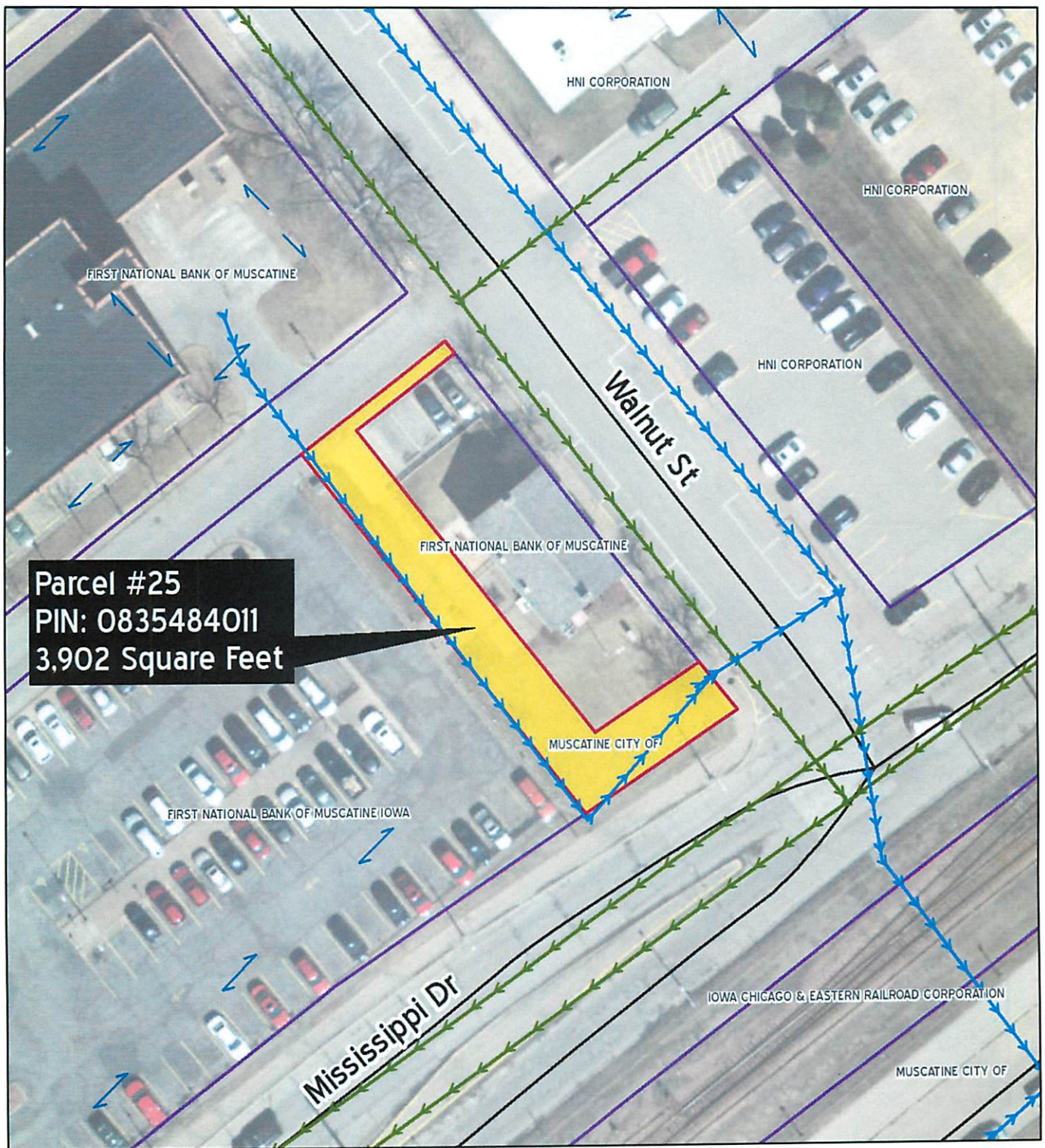


- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line



Parcel #24

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



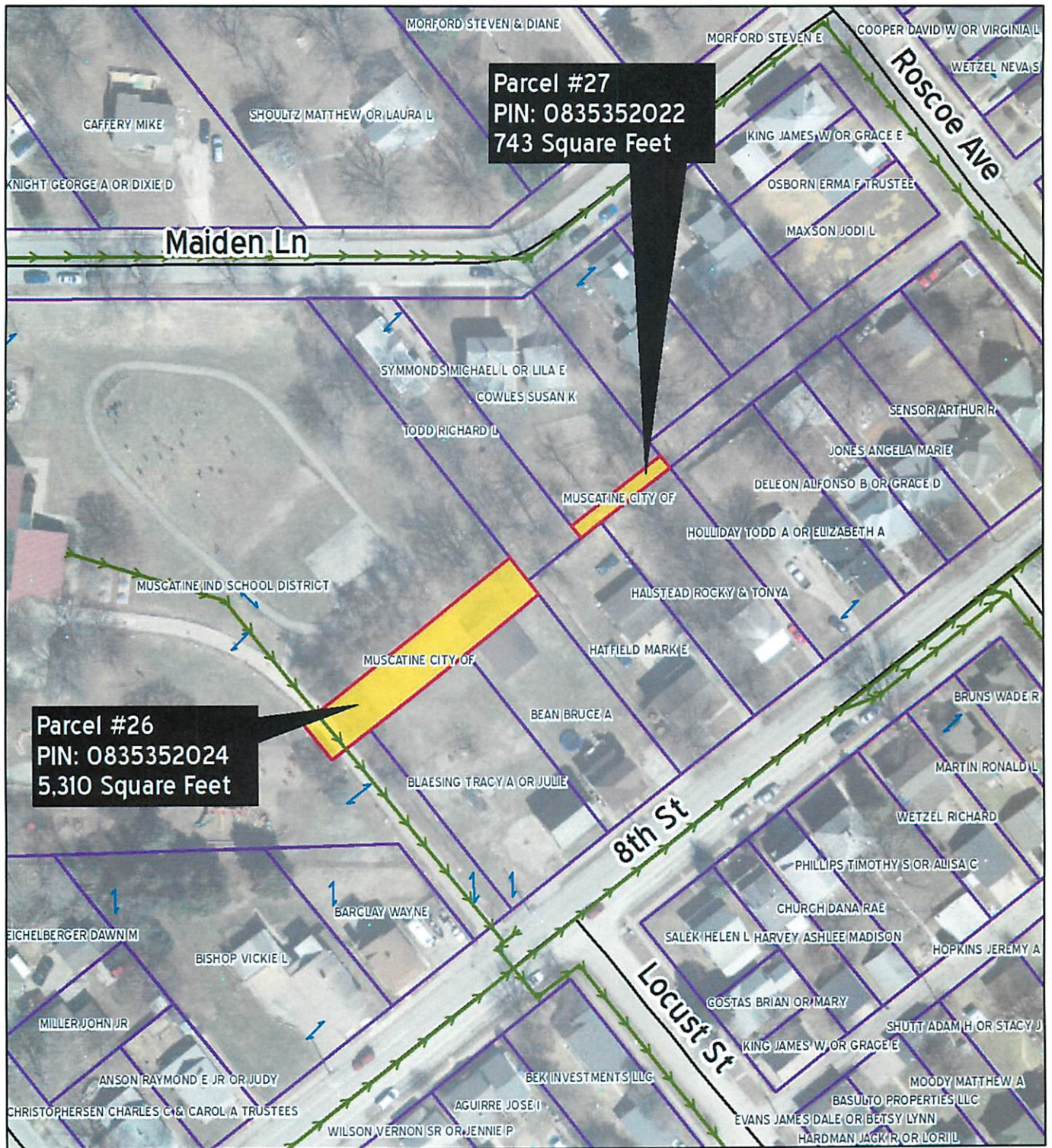
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Stom Sewer Line

0 20 40 80 Feet



Parcel #25

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



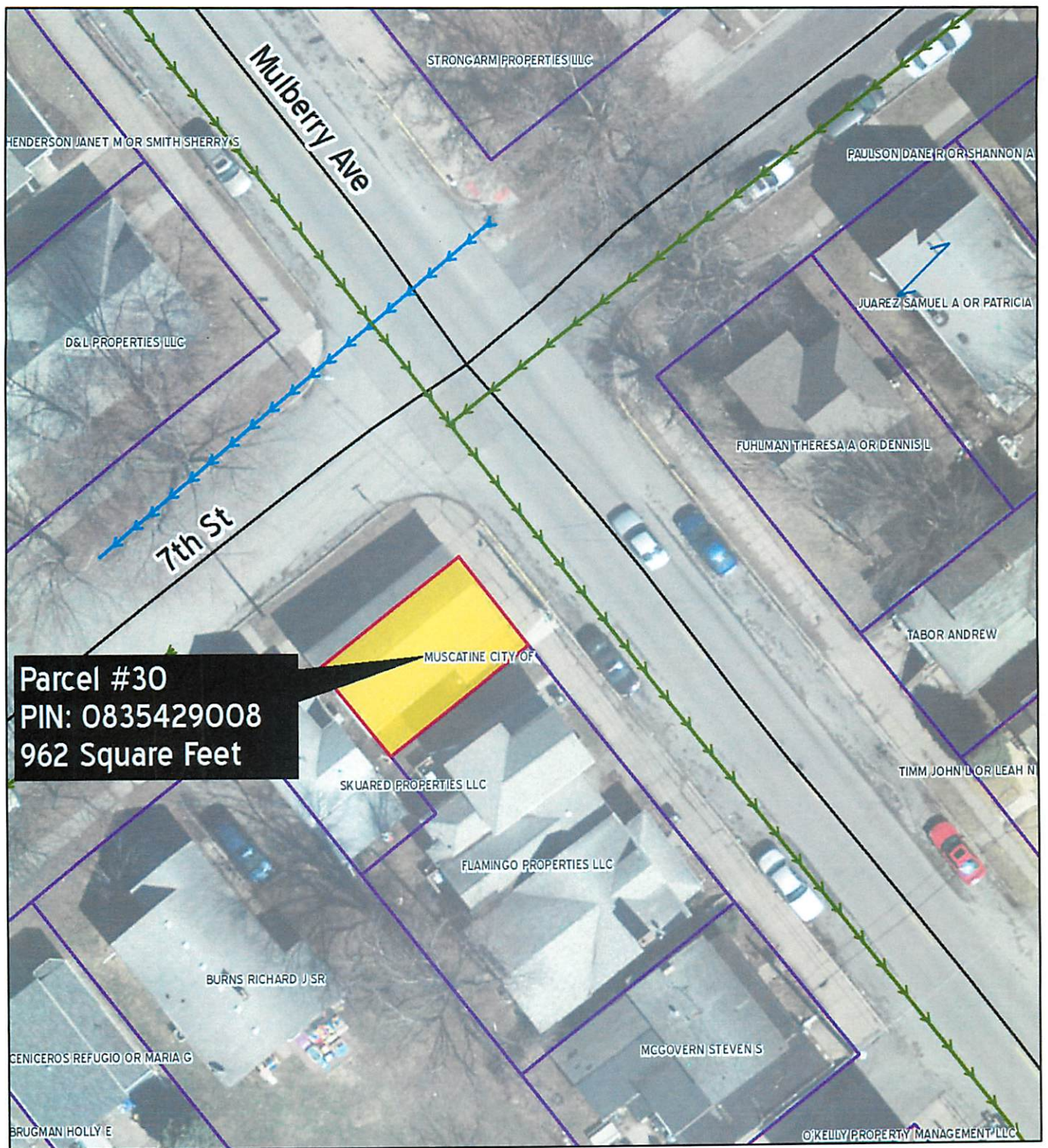
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 40 80 160 Feet



Parcels #26 & 27

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



Parcel #30
PIN: 0835429008
962 Square Feet

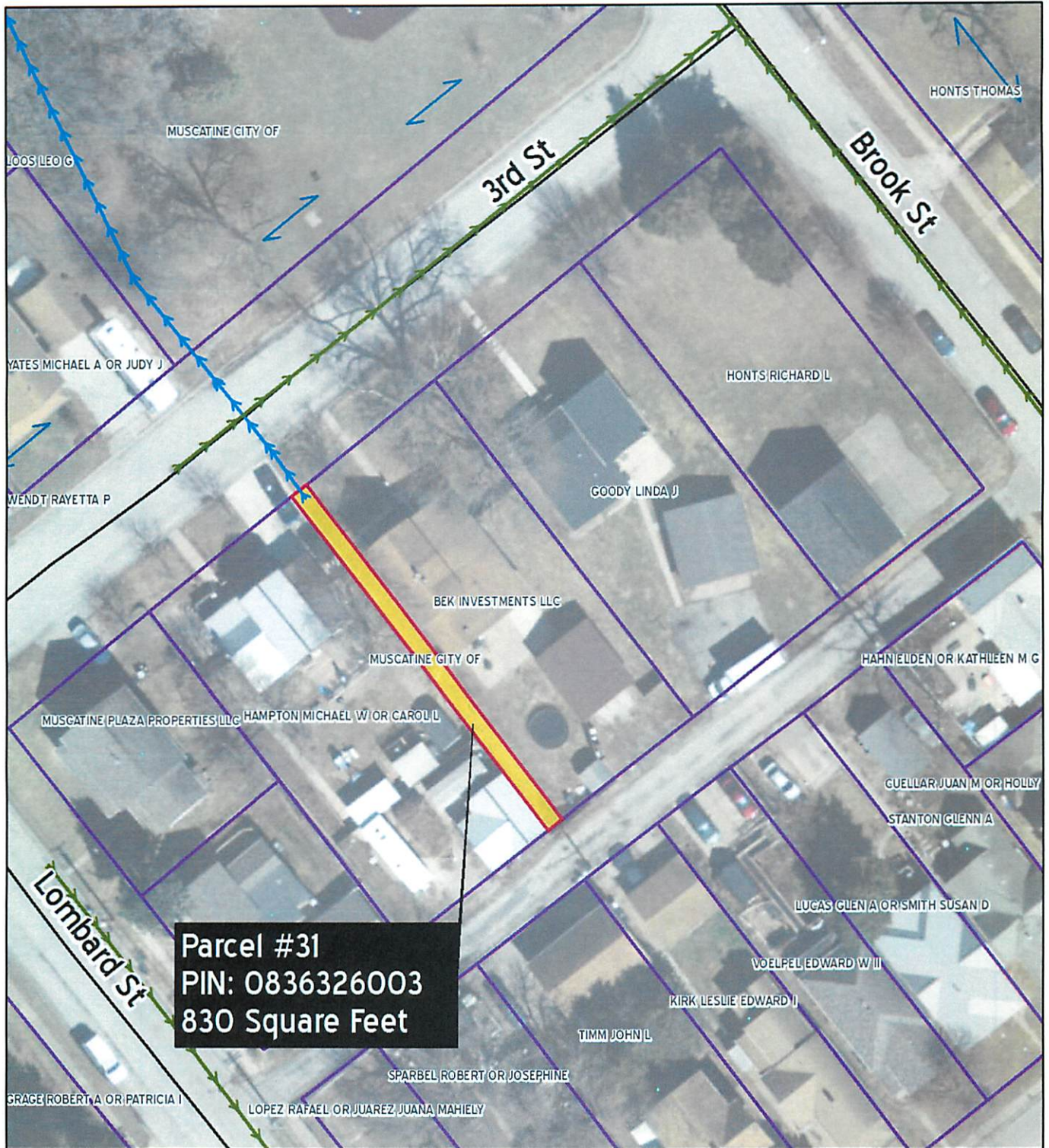
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 12.5 25 50 Feet



Parcel #30

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



 City Owned Parcel

 Parcel Line

 Sanitary Sewer Line

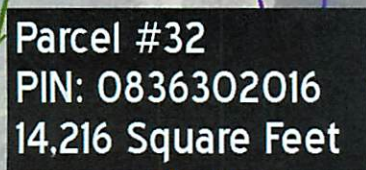
 Storm Sewer Line

0 20 40 80 Feet

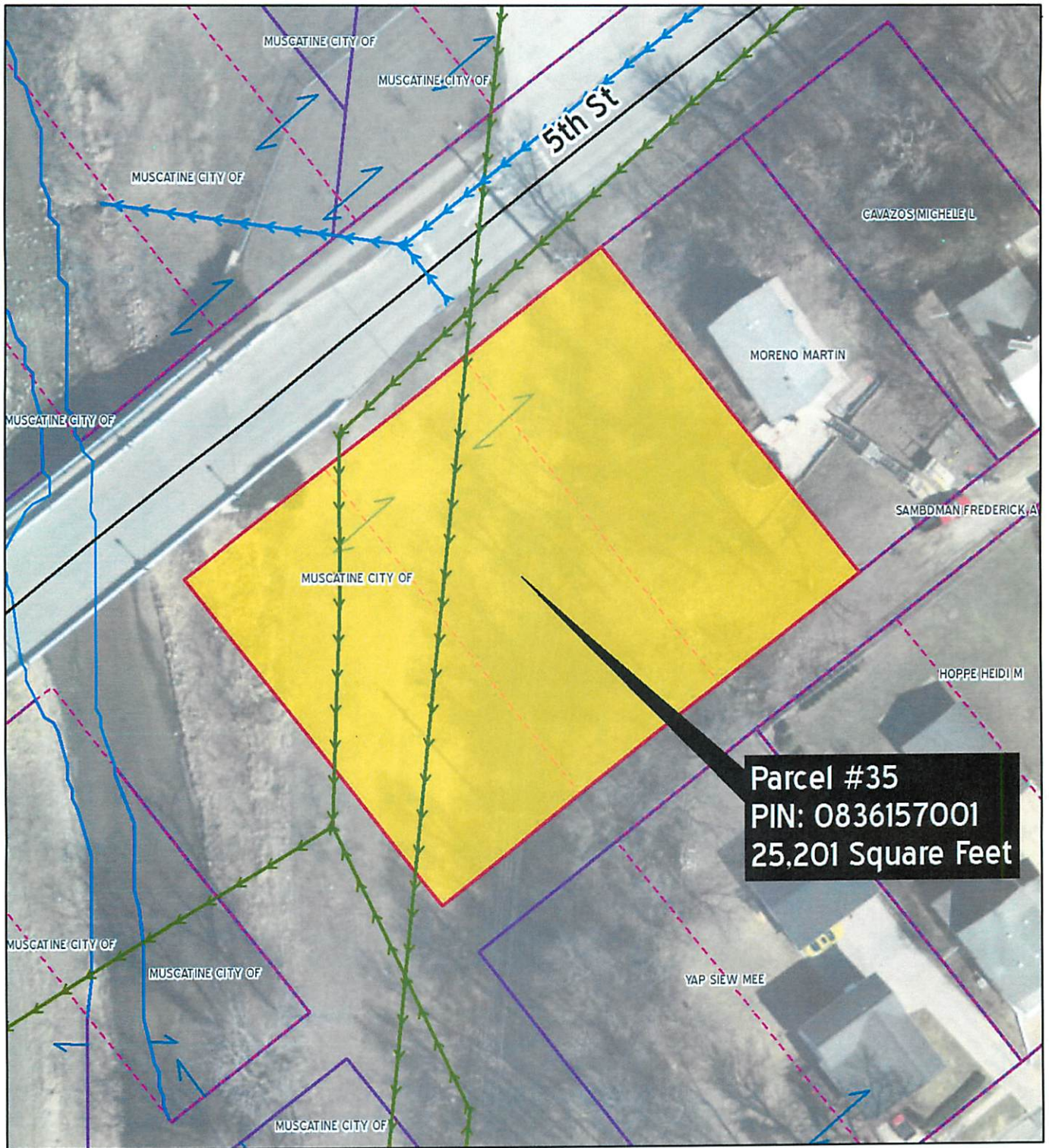


Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016

Parcel #31

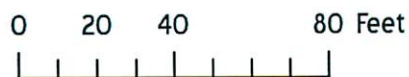


Date Source: Muscatine Area Geographic
Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



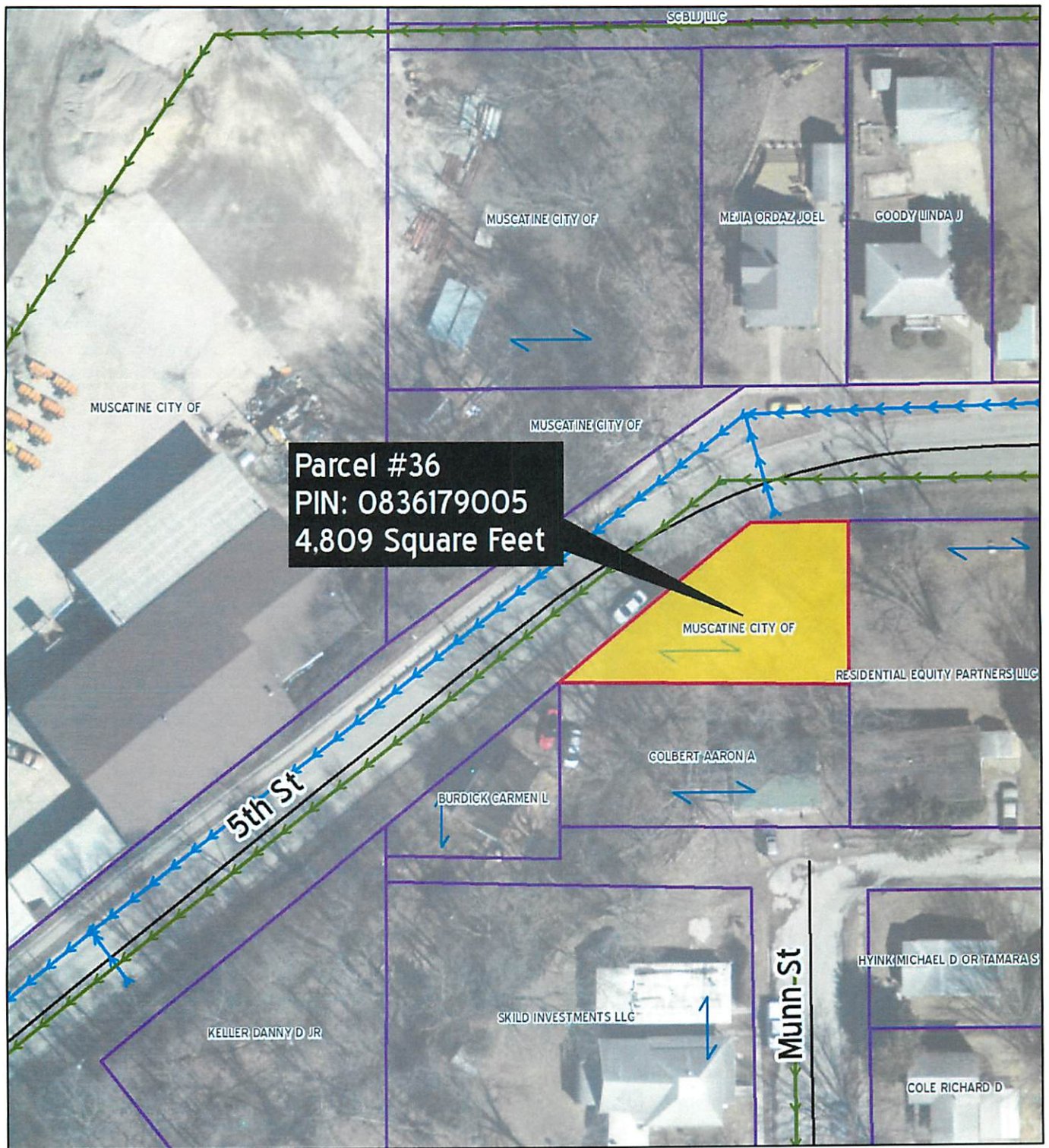
Parcel #35
PIN: 0836157001
25,201 Square Feet

- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line



Parcel #35

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



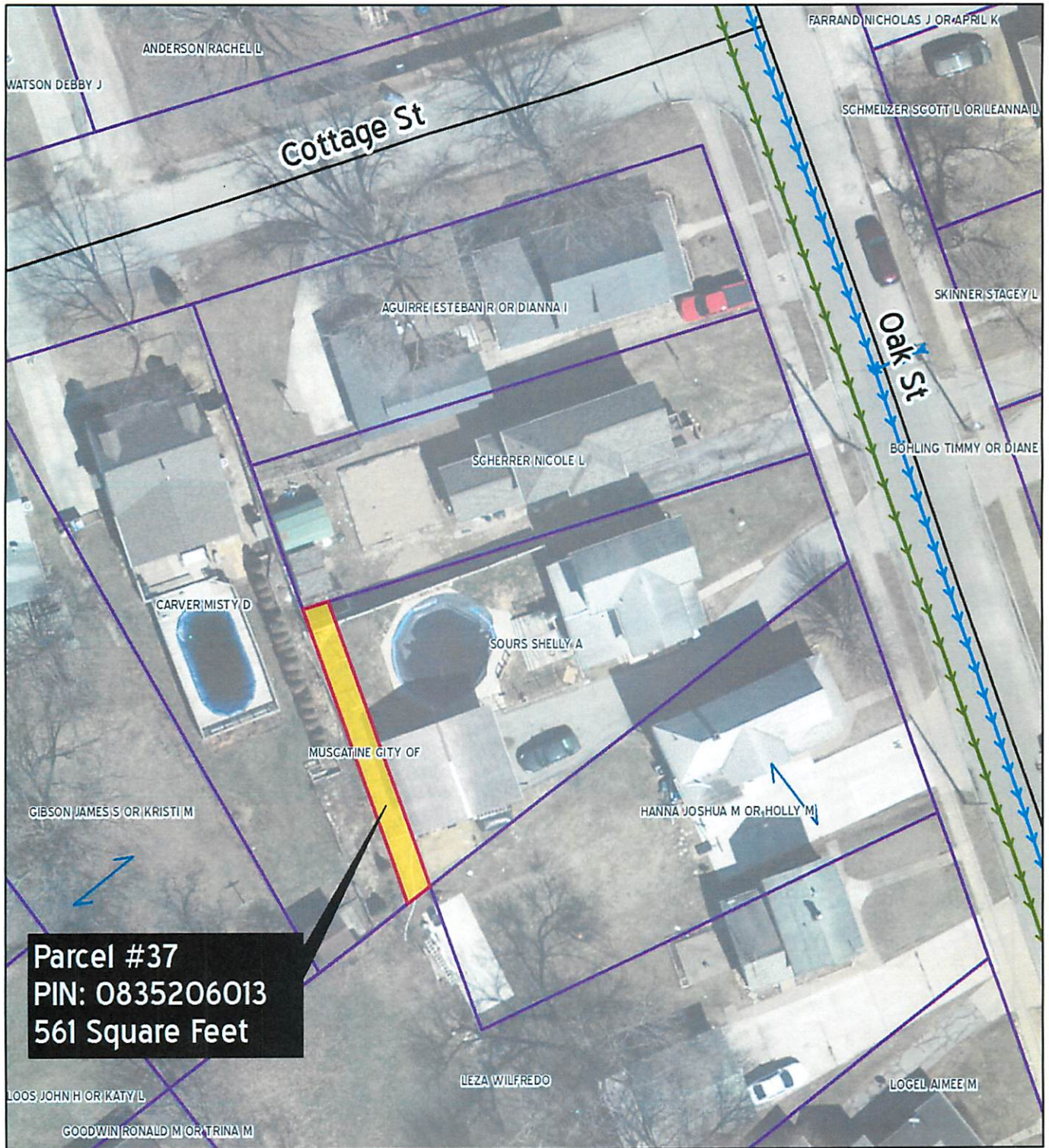
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 25 50 100 Feet



Parcel #36

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



Parcel #37
PIN: 0835206013
561 Square Feet

 City Owned Parcel

 Parcel Line

 Sanitary Sewer Line

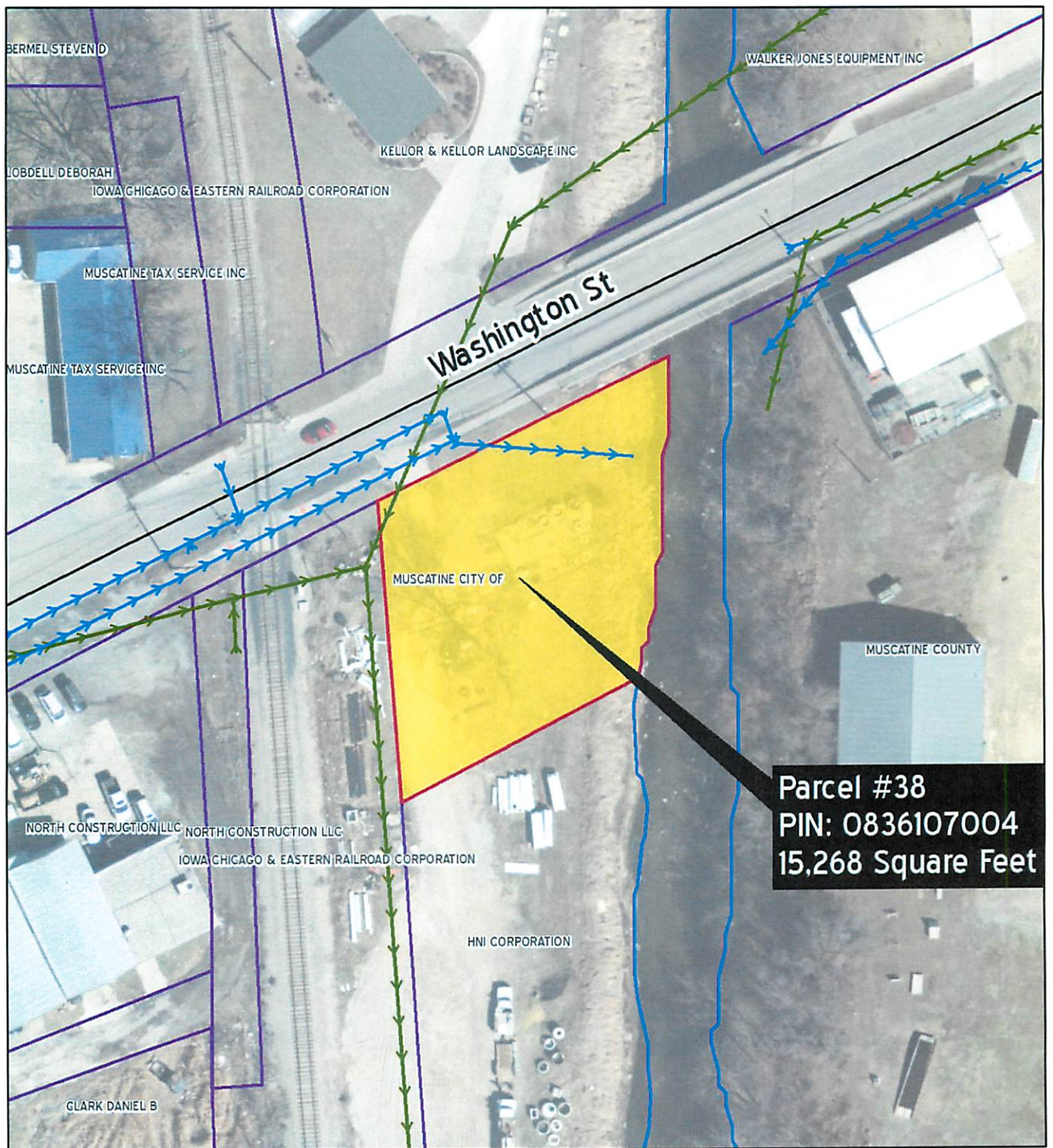
 Storm Sewer Line

0 15 30 60 Feet



Parcel #37

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



Parcel #38
PIN: 0836107004
15,268 Square Feet

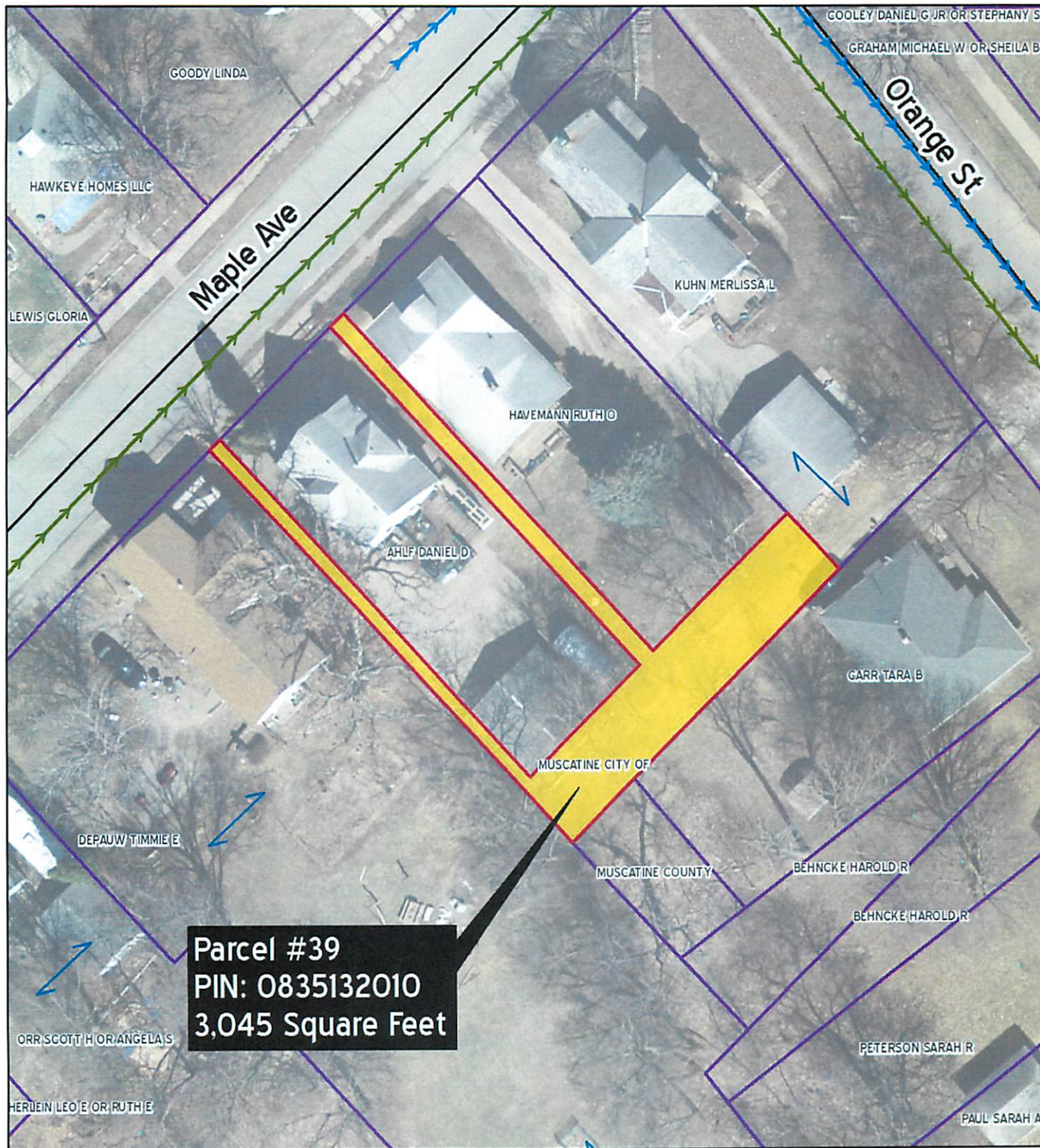
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 25 50 100 Feet



Parcel #38

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



City Owned Parcel



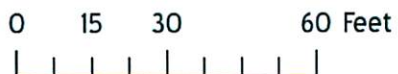
Parcel Line



Sanitary Sewer Line



Storm Sewer Line



Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016

Parcel #39



Parcel #40
PIN: 0835204015
1,399 Square Feet

City Owned Parcel

Parcel Line

Sanitary Sewer Line

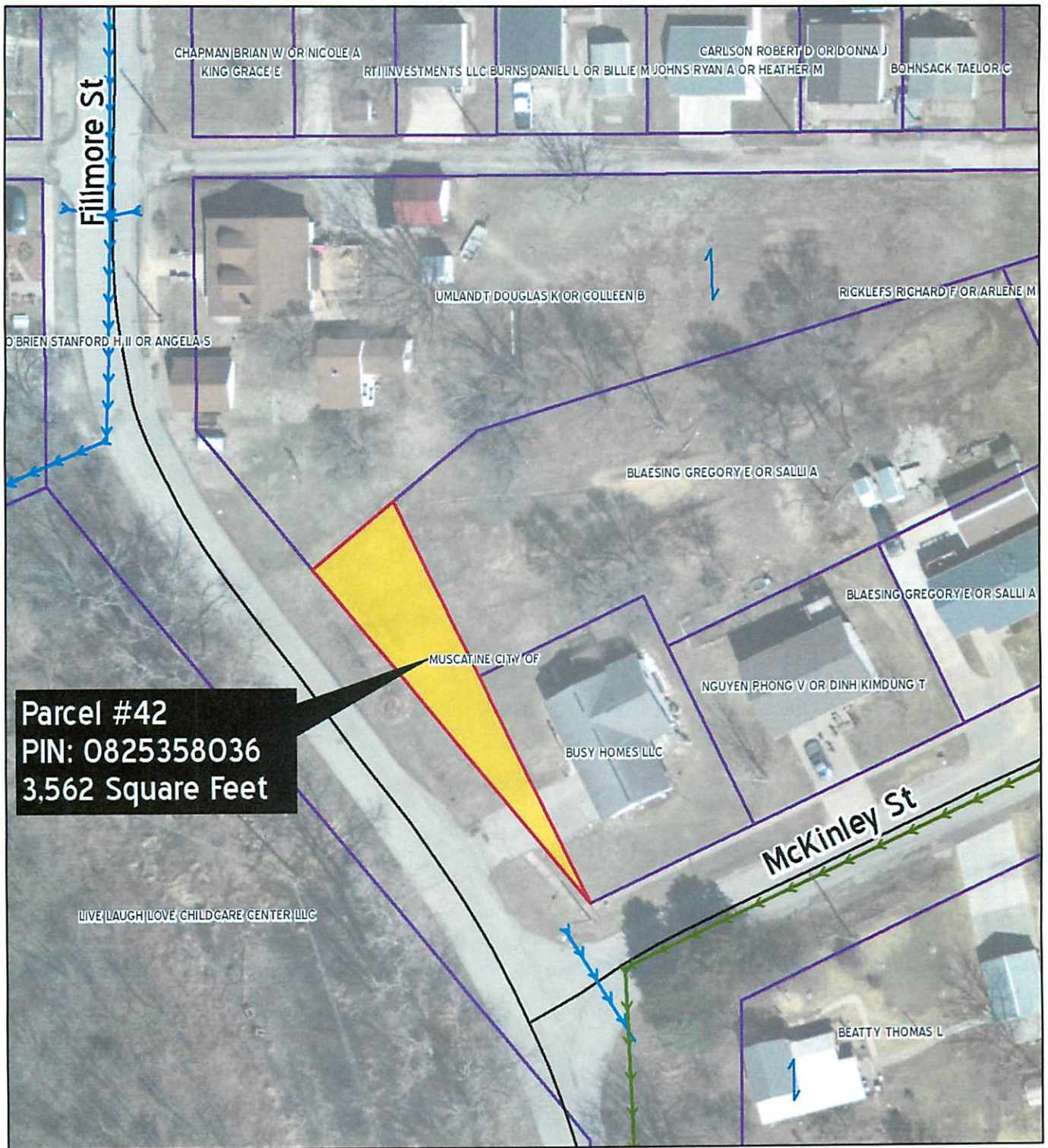
Stom Sewer Line

0 20 40 80 Feet



Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016

Parcel #40



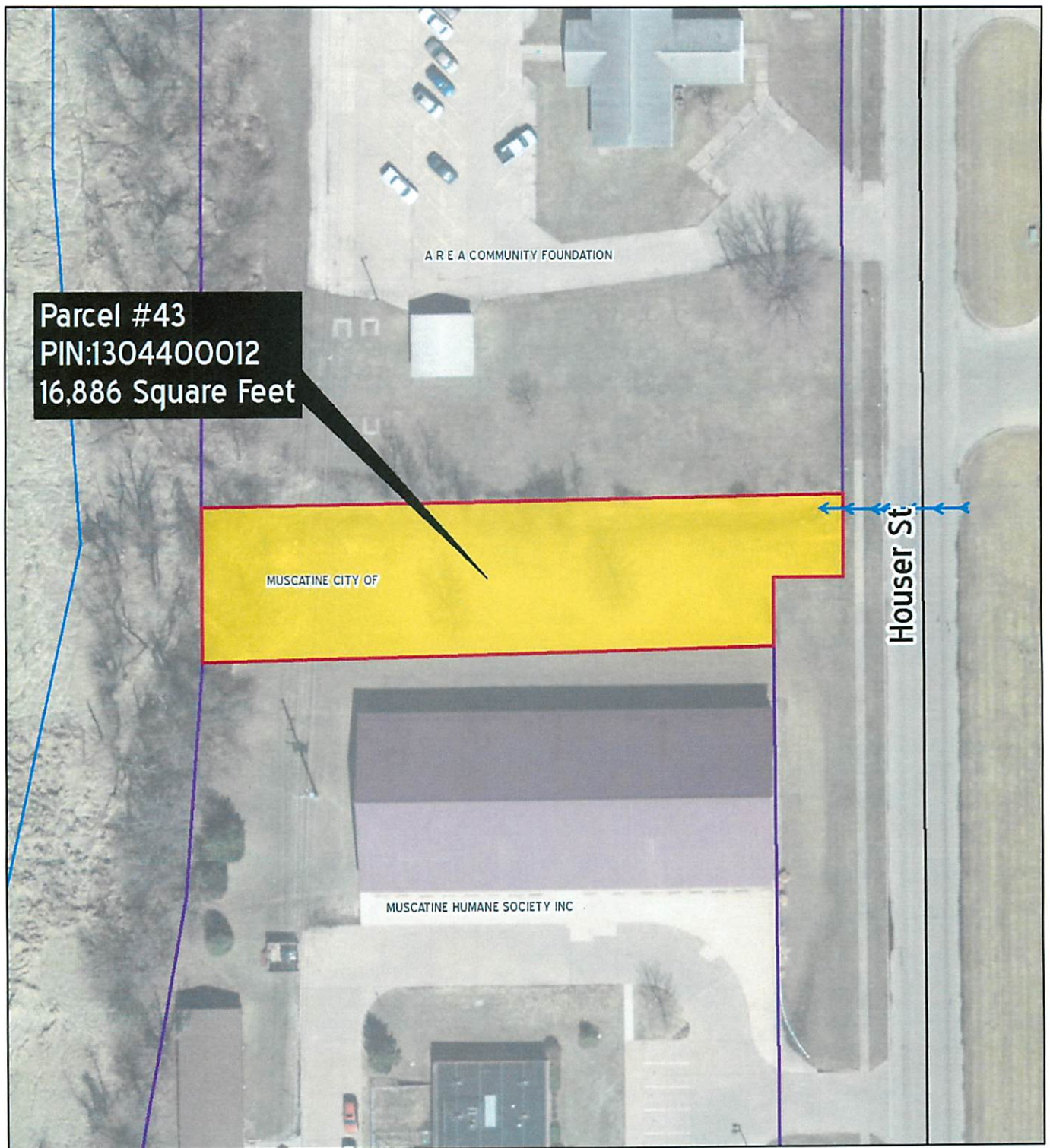
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 25 50 100 Feet



Parcel #42

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



Parcel #43
PIN:1304400012
16,886 Square Feet

ARE A COMMUNITY FOUNDATION

MUSCATINE CITY OF

MUSCATINE HUMANE SOCIETY INC.

Houser St

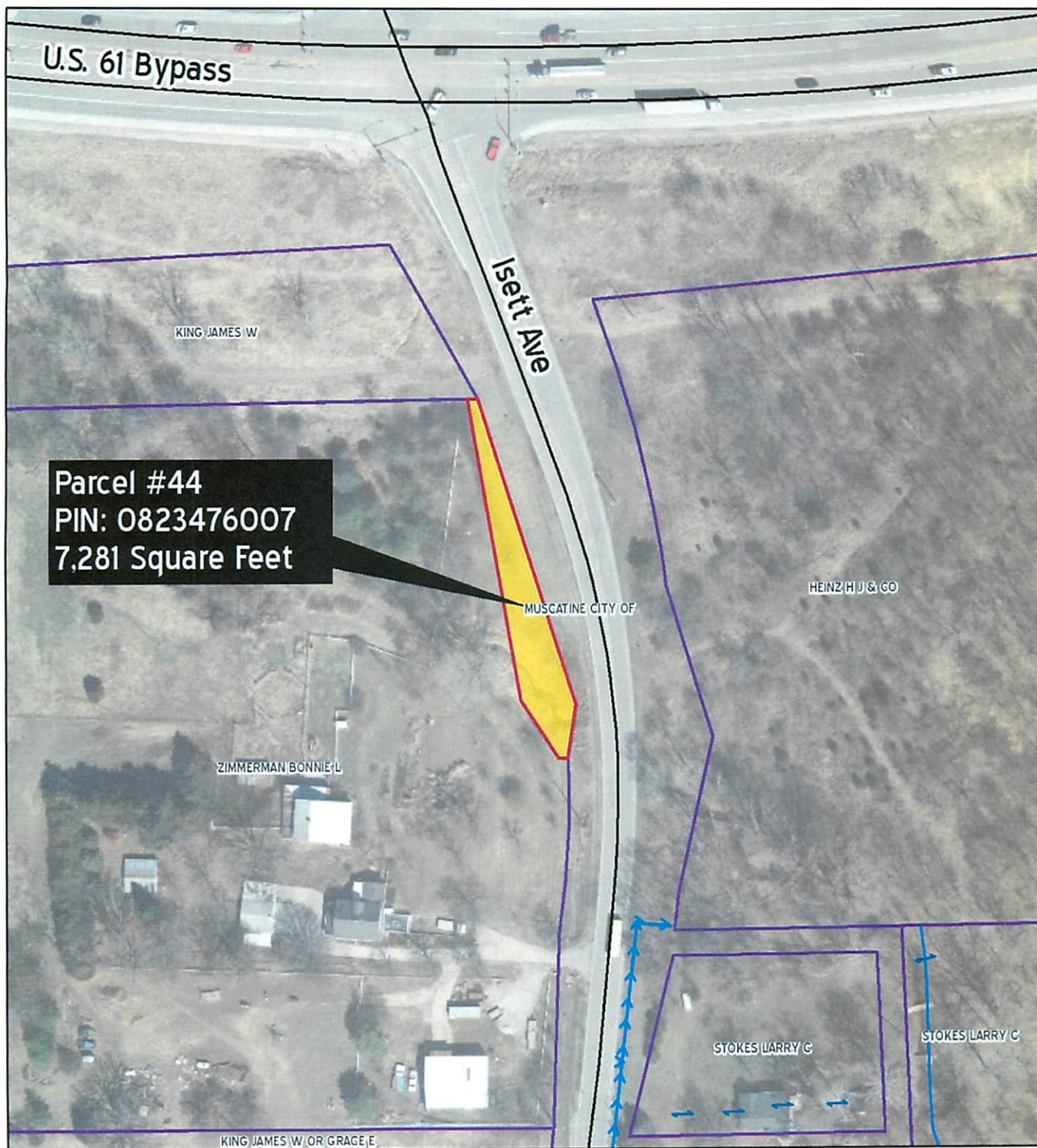
-  City Owned Parcel
-  Parcel Line
-  Sanitary Sewer Line
-  Strom Sewer Line

0 25 50 100 Feet



Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016

Parcel #43



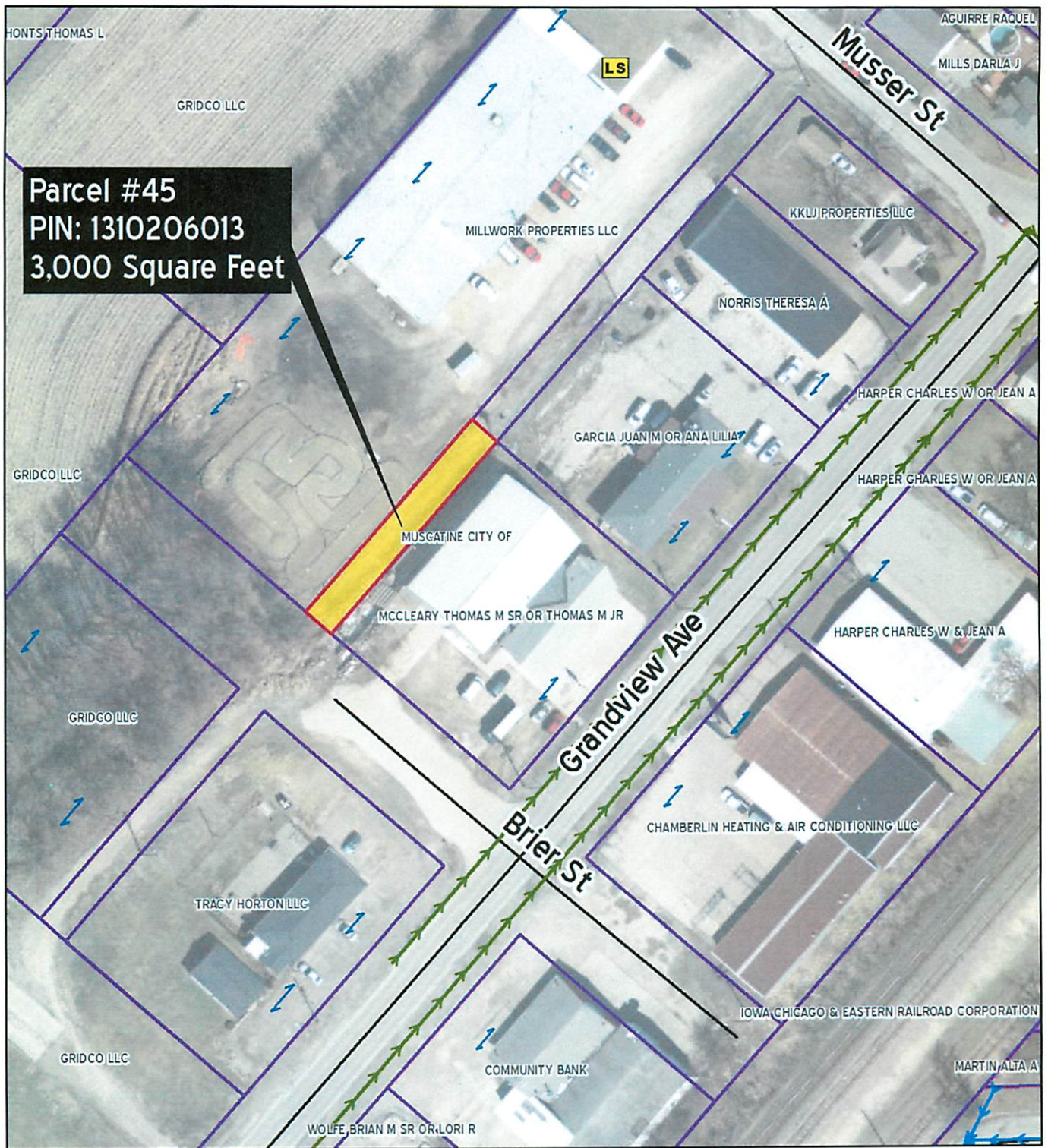
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 50 100 200 Feet



Parcel #44

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



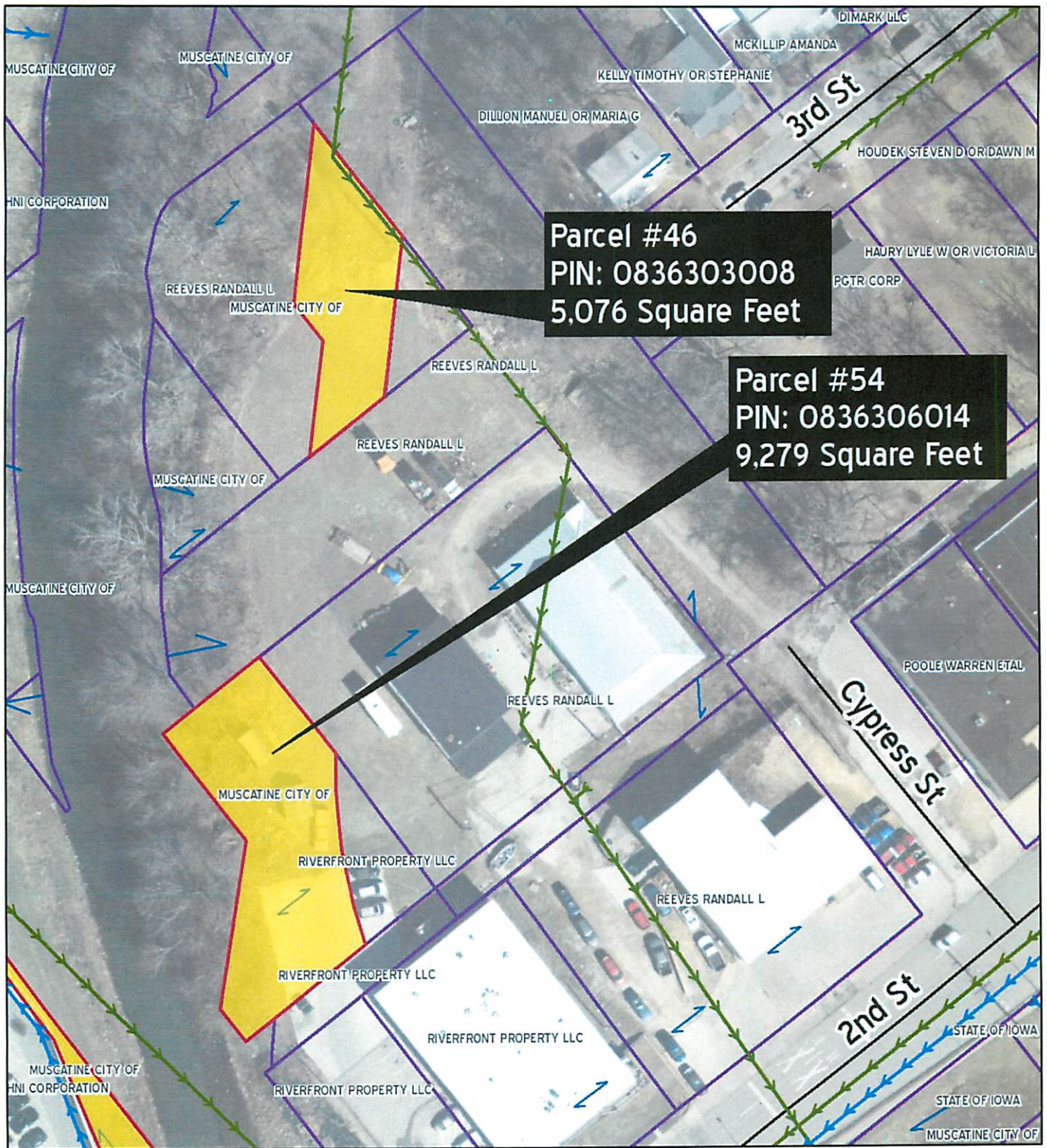
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 37.5 75 150 Feet



Parcel #45

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



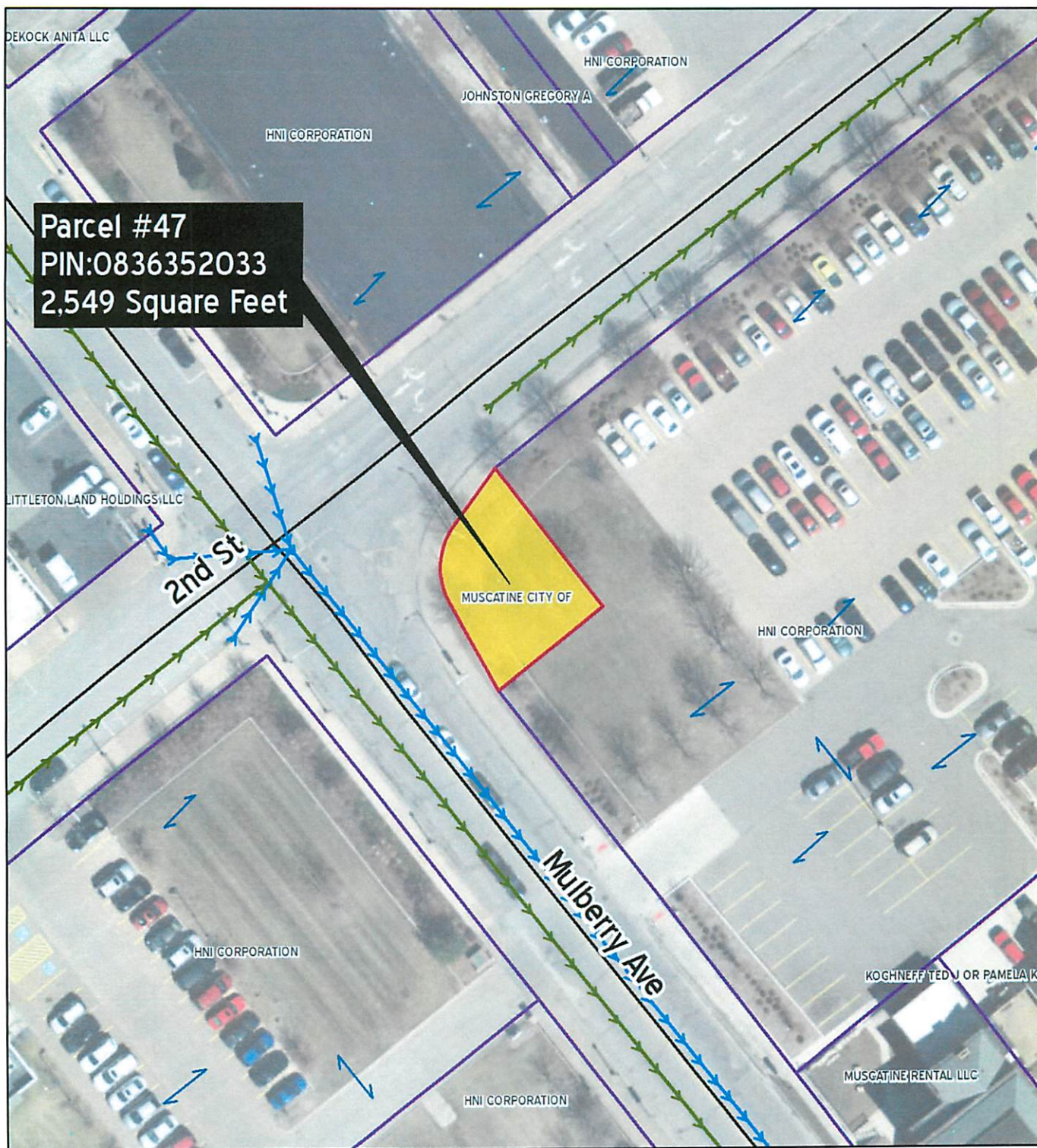
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 30 60 120 Feet



Parceal #46 & 54

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 20 40 80 Feet



Parcel #47

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



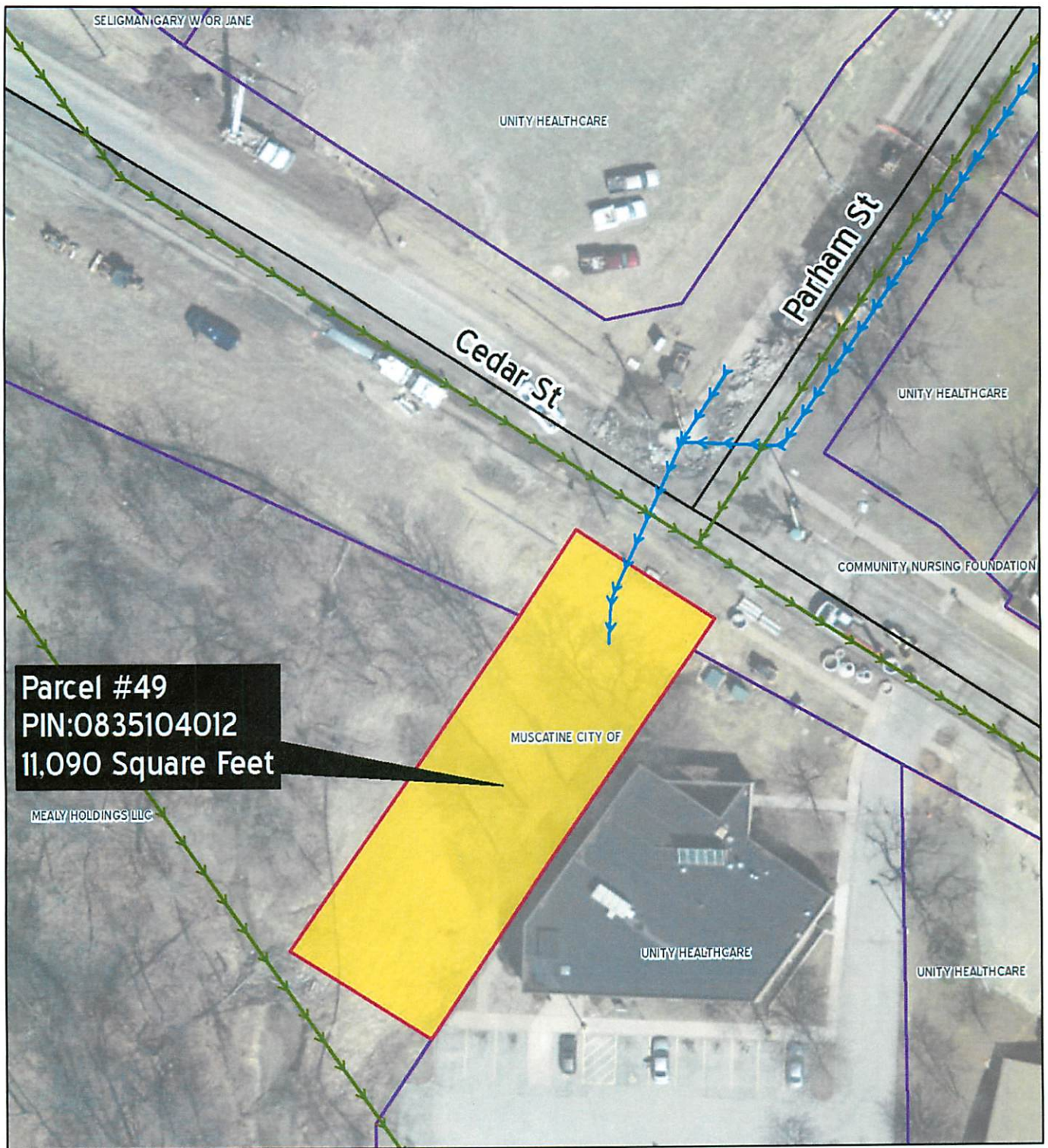
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Strom Sewer Line

0 15 30 60 Feet



Parcel #48

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



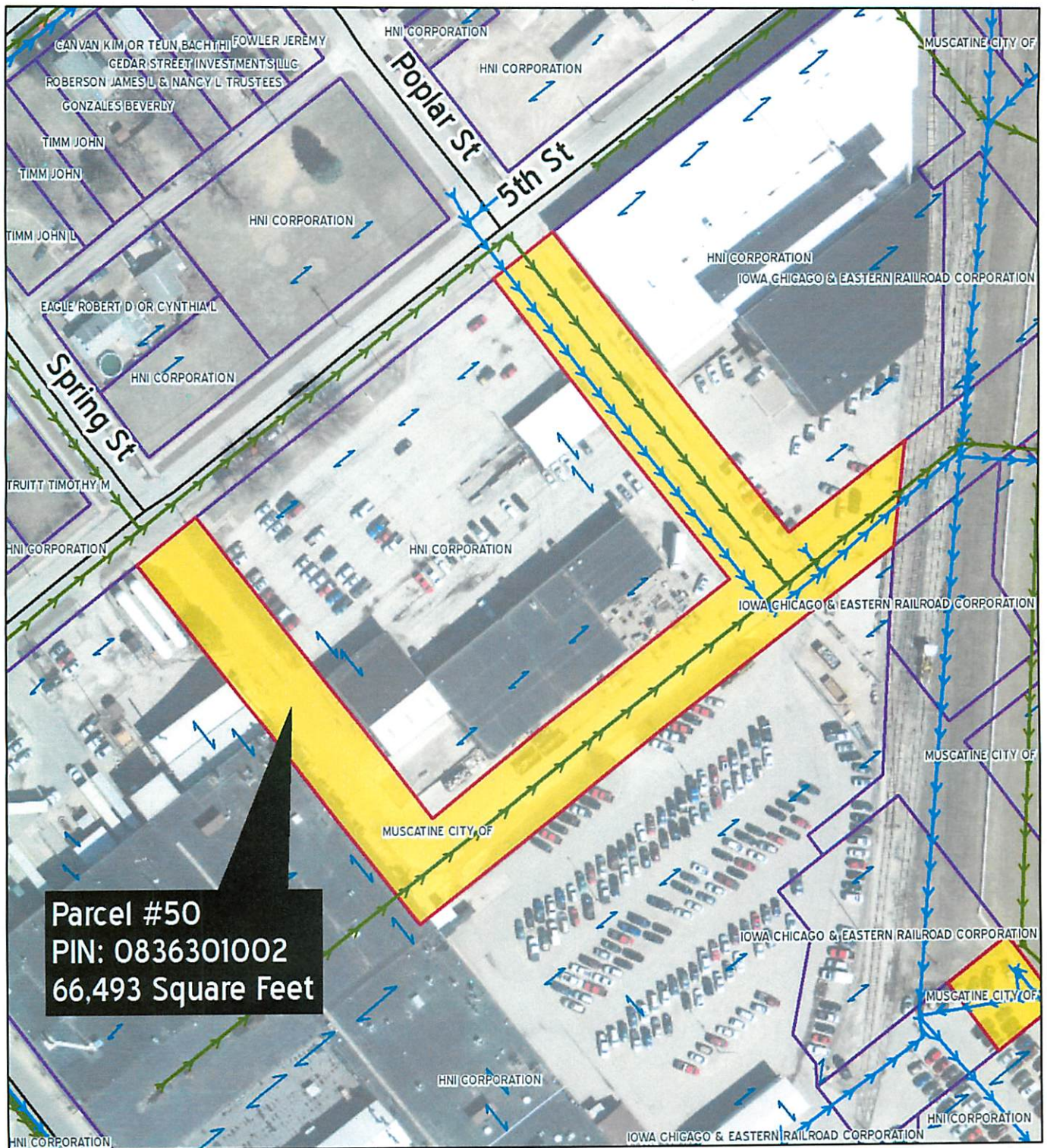
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 20 40 80 Feet



Parcel #49

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016

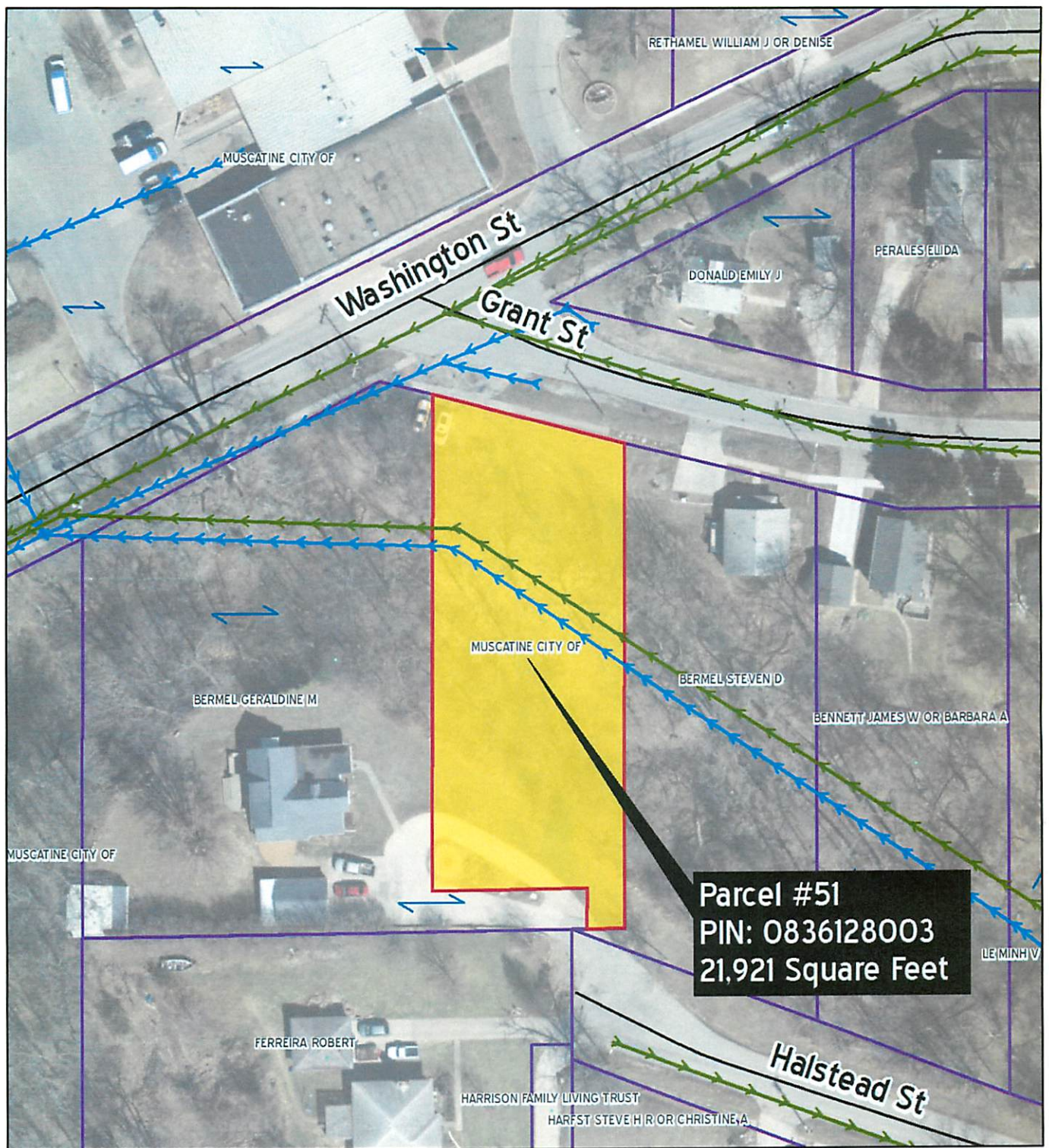


- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line



Parcel #50

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016



Parcel #51
PIN: 0836128003
21,921 Square Feet

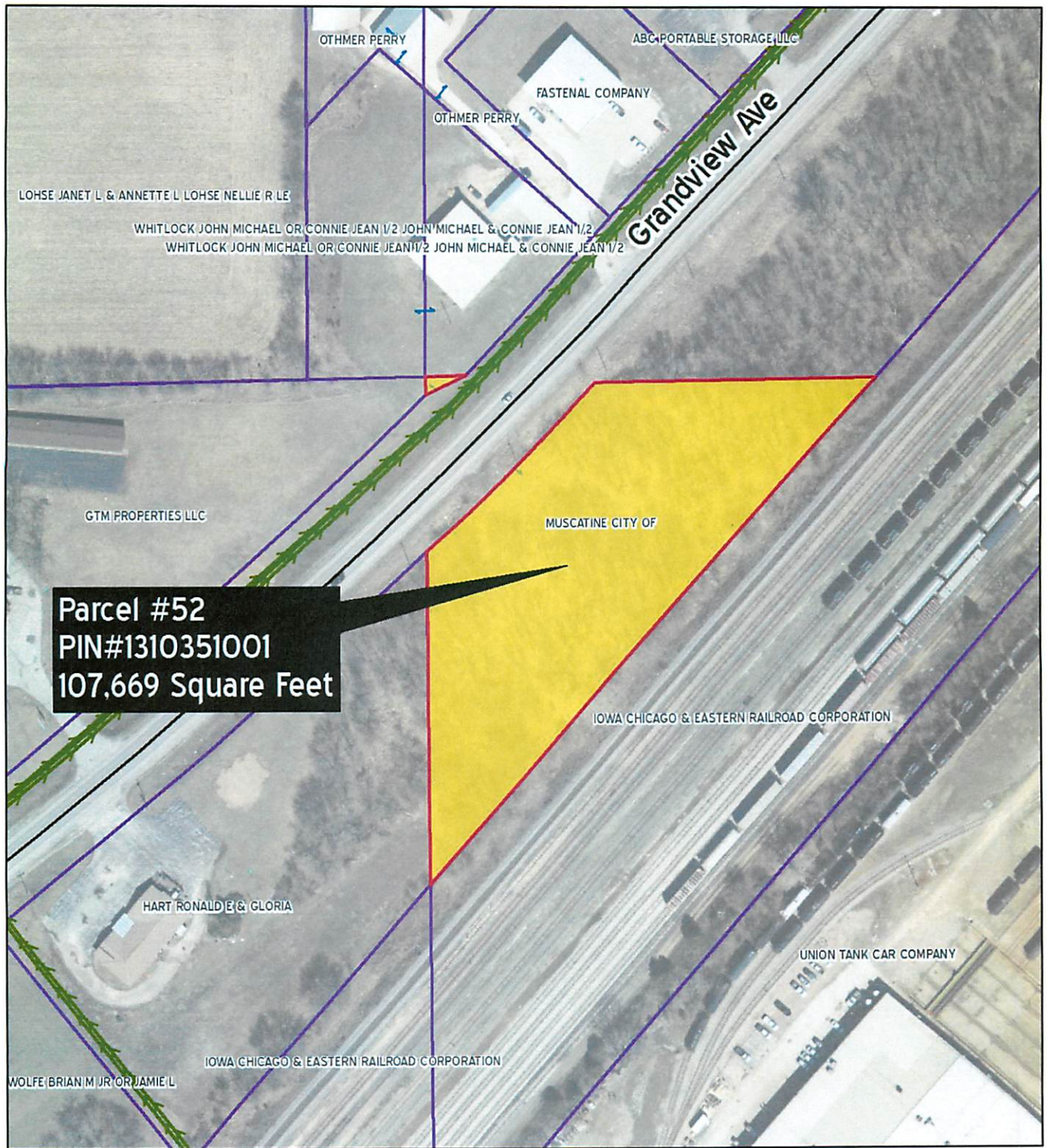
- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 30 60 120 Feet



Parcel #51

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
 State of Iowa Prepared by: Andrew Fangman, City Planner
 Date: November 21, 2016



- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 65 130 260 Feet



Parcel #52

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016

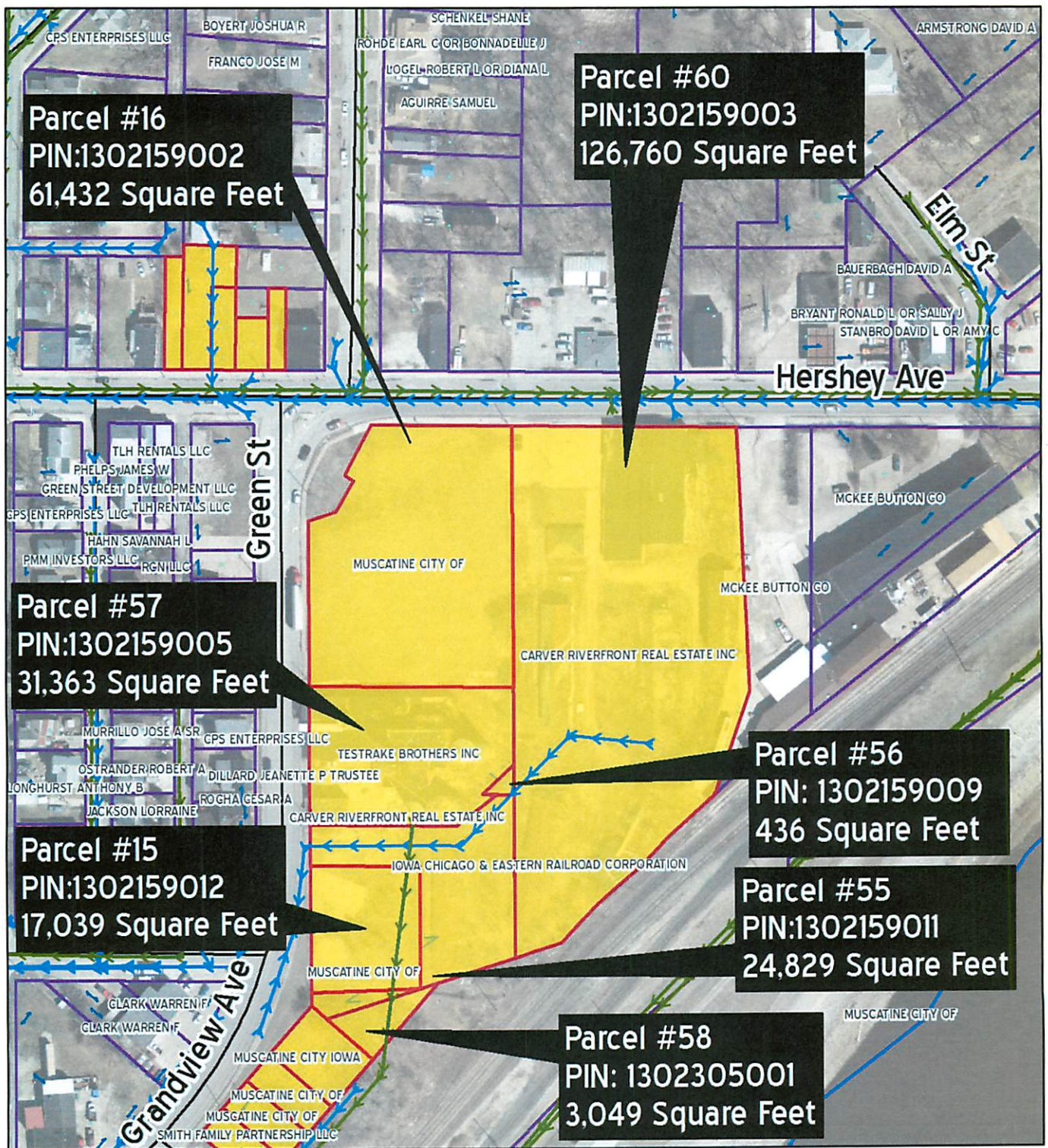


-  City Owned Parcel
-  Parcel Line
-  Sanitary Sewer Line
-  Storm Sewer Line



Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016

Parcel #53



Sanitary Sewer Line

Storm Sewer Line

City Owned Parcel

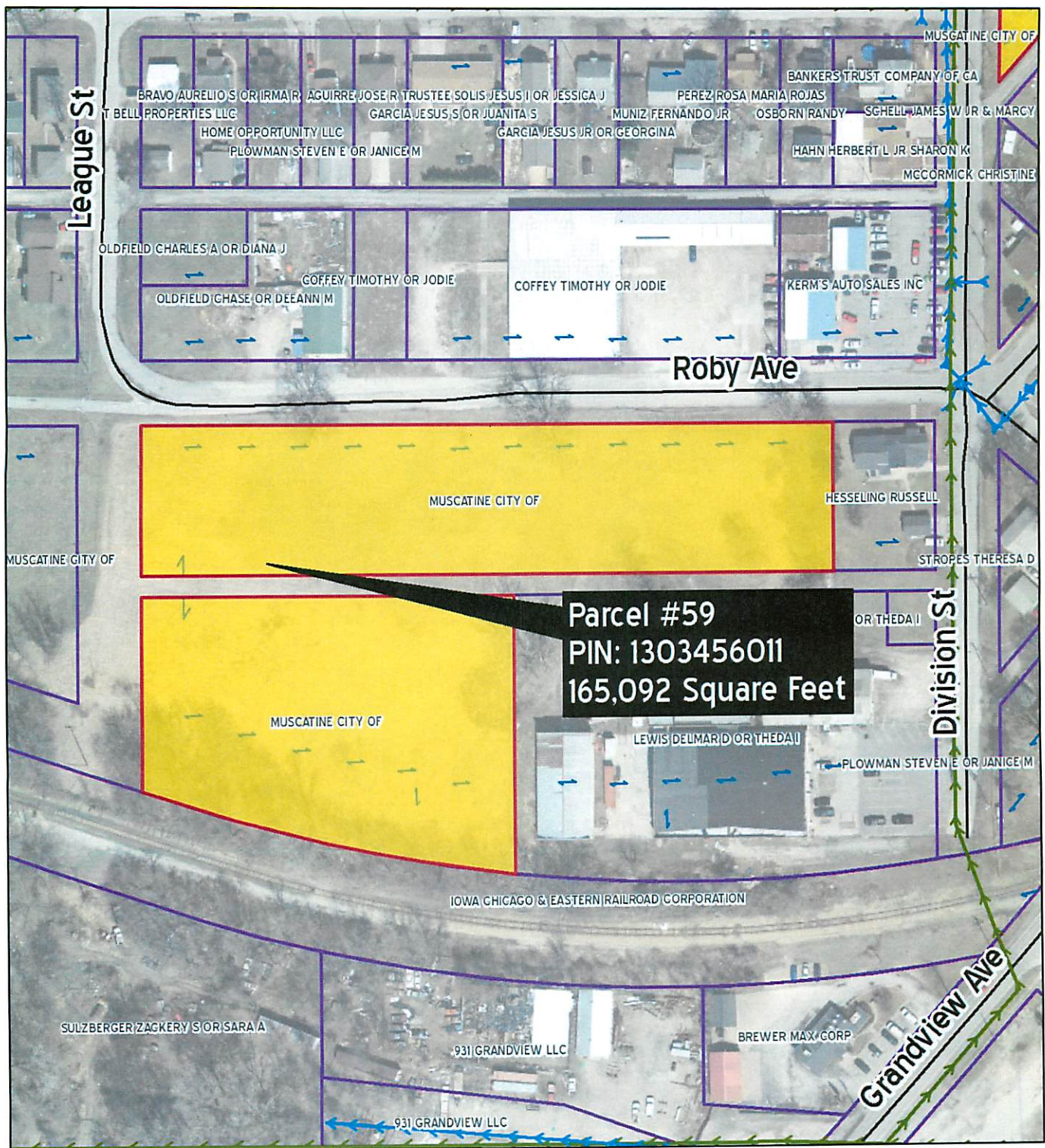
Parcel Line

0 70 140 280 Feet



Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
Prepared by: Andrew Fangman, City Planner
Date: November 22, 2016

Parcels # 15, 16 & 54 through 60



- City Owned Parcel
- Parcel Line
- Sanitary Sewer Line
- Storm Sewer Line

0 55 110 220 Feet



Parcel #59

Date Source: Muscatine Area Geographic Information Consortium, & City of Muscatine
State of Iowa Prepared by: Andrew Fangman, City Planner
Date: November 21, 2016

Map Number	Parcel ID	Sq Feet	Location Description
1	1310214001	6525	SEC Indian St & Benham Ave
2	1310232016	4200	1111 Nebraska St
3	1310202011	3599	Alley sliver, Musser & Grandview
4	1303479001	4116	Warren & Division Street
6	1302305012	5398	Grandview south of Canal
8	1302305011	5400	Grandview south of Canal
9	1302305010	2699	Grandview south of Canal
10	1302305007	13500	Grandview south of Canal
11	1302305006	3599	Grandview North of Canal
12	1302305005	3599	Grandview North of Canal
13	1302305003	3601	Grandview North of Canal
14	1302305002	6284	Grandview North of Canal
15	1302159012	17039	Grandview North of Canal
16	1302159002	61432	Carver Corner
17	1302154029	2111	West of the Whiteway Hotel
18	1302154027	1781	West of the Whiteway Hotel
19	1302154025	2491	West of the Whiteway Hotel
20	1302154023	2491	West of the Whiteway Hotel
21	1302154017	5681	West of the Whiteway Hotel
22	1303252006	35999	Adjacent to Cemetery Steps
23	1302104004	8401	Valley & Whicher Street
24	0834482013	2181	Landlocked alley remenant s of Climer
25	0835484011	3902	Parcel surrounding chamber of commerce
26	0835352024	5310	Alley Remanet near Washington School
27	0835352022	743	Alley remnant near Washington School
28	0836308004	14588	HNI Parking Lot and Levee N of 2nd St
30	0835429008	962	7th & Mulberry Safe Streets Office
31	0836326003	830	Narrow Sliver south Brook Street Park
32	0836302016	14216	East bank of Mad Creek @ 4th St
33	0836184031	7190	East of Brook Street Park
34	0836184030	7805	East of Brook Street Park
35	0836157001	25201	East bank of Mad Creek @ 5th Street
36	0836179005	4809	5th & Munn
37	0835206013	561	Oak & Cottage
38	0836107004	15268	Washington ST & Mad Creek
39	0835132010	3045	Maple & Orange
40	0835204015	1399	North of Cottage & Oak
42	0825358036	3562	McKinley & Fillmore
43	1304400012	16886	Houser St, N of Humane Society
44	0823476007	7281	Isett & the Bypass
45	1310206013	3000	Breir & Grandview
46	0836303008	5076	3rd & Cypress
47	0836352033	2549	2nd & Mulberry
48	0836352021	1075	Mississippi and Mulberry
49	0835104012	11090	Cedar and Parham
50	0836301002	66493	RoW Vacated for HNI

51	0836128003	21921 Washington & Grant
52	1310351001	107669 Next to the Elms
53	1309200026	339 Mittman & 61
54	0836306014	9279 2nd ave apartment parking lot
55	1302159011	24829 Carver Corner
56	1302159009	436 Carver Corner
57	1302159005	31363 Carver Corner
58	1302305001	3049 Carver Corner
59	1303456011	165092 Roby Ave
60	1302159003	126760 Carver Corner

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