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**NEIGHBORHOOD DEVELOPMENT CORPORATION ANNOUNCES NEW
DOGTOWN PROJECT**

A mixed-use building with apartments and a grocery is going up in a former Kum & Go location on University

Des Moines, Iowa, November 2, 2022—Neighborhood Development Corporation (NDC), a community-focused, neighborhood revitalization non-profit, has acquired property at 2211 University Ave in Dogtown, the neighborhood surrounding Drake University, and plans to erect a mixed-use building that will accommodate a grocery store, restaurant and workforce housing.

Abbey Gilroy, the executive director of NDC, says that the new building, scheduled to be finished in the spring of 2024, is part of the organization's on-going efforts to revitalize Dogtown. "We are committed to unlocking the potential of neighborhoods all over the city," Gilroy said. "Dogtown is important to our community and continues to provide for the people who live here and work here. The University Avenue project will make Dogtown even more attractive for continued investments."

NDC has overseen a few recent Dogtown projects along the University Ave and Forest Avenue corridors. The current University Avenue redevelopment project, currently named UA Station, is a three-story mixed-use building with grocery and restaurant uses on the first floor and 24 workforce housing units on the second and third floors. The property was the long-standing home of a Kum & Go gas station before the company built a new station at 31st Street and University and sold the property to NDC.

"Our intention when we closed our store location earlier this year was to sell to a partner who shares our commitment to connecting with and enriching the local community. The Neighborhood Development Corporation and their plans for the space fully embrace those goals." says Niki Mason, senior vice president of store development at Kum & Go. "We are excited for the plans NDC has to enrich the Dogtown neighborhood and look forward to seeing how this new mixed-use building will allow the neighborhood to continue to flourish."

For more than 20 years, NDC has been rehabilitating or redeveloping commercial and residential properties in existing neighborhoods in Des Moines. They have added more than 200 residential units to underserved neighborhoods, revitalized 16.5 acres of underutilized property and raised more than \$60 million in collaborative projects. The University Avenue project is the latest in their work to create a more livable, workable Des Moines.

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NDC was created in 1999 as part of a 28E agreement between the City of Des Moines and Polk County to provide funding for revitalization to neighborhoods through commercial redevelopment.

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If you would like more information about this topic, please call Sadie Trytten at 515-244-8600 or email sadie@ndcdm.org.