Posting Date: February 15, 2008

NOTICE OF A REGULAR MEETING

BONDURANT CITY COUNCIL

February 19, 2008

Meeting 08-04

NOTICE IS HEREBY GIVEN that a Regular Meeting of the City Council will be held at 6:00 p.m. on Tuesday, February 19, 2008, in the Bondurant City Center at 200 Second Street, Northeast, Bondurant, Polk County, Iowa. Said meeting is open and the public is encouraged to attend.

AGENDA

1) Call to Order
2) Roll Call
3) Perfecting and Approval of the Agenda and Declaring a Quorum
4) Guests Present
5) Consent Items:
   a) Approval of the City Council Minutes of February 04, 2008
   b) Receive and File – Planning and Zoning Commission Minutes of January 24, 2008
   c) Receive and File – Library Board of Trustees Minutes of January 03, 2008
   d) Claims Report
   e) Tax Abatement Applications – Jessie Shipley, 913 – 14th Street, Southeast; Joseph J. Van Horn, 3313 Maple Drive, Southwest; Robert & Judy Haynes, 511 Mallard Pointe Drive, Northwest; and Kevin & Sandra Gaulke, 805 – 13th Street, Southeast, Bondurant, Polk County, Iowa
6) Polk County Sheriff's Report
7) Mr. Dan Fullerton, Stanley Consultants, Inc. – Presentation of a Professional Services Agreement between the City of Bondurant and Stanley Consultants, Inc., to Conduct a Traffic Study in the Vicinity of the new High School on Grant Street
   RESOLUTION NO. 08-24 – A Resolution approving the Professional Services Agreement between the City of Bondurant and Stanley Consultants, Inc., to Conduct a Traffic Study in the Vicinity of the new High School on Grant Street
8) Chief Neil Shultz, Polk County Sheriff's Department – Presentation of the Law Enforcement Services Agreement between the City of Bondurant and the County of Polk, Iowa
   RESOLUTION NO. 08-25 – A Resolution approving the Law Enforcement Services Agreement between the City of Bondurant and the County of Polk, Iowa
9) Mr. Eric Cannon, Snyder & Associates, Inc. – Presentation of a Preliminary Plat for Wolf Creek Plat 3, located with the corporate limits of the City of Bondurant, Polk County, Iowa
   RESOLUTION NO. 08-26 – A Resolution approving a Preliminary Plat for Wolf Creek Plat 3, located within the corporate limits of the City of Bondurant, Polk County, Iowa
10) Mr. Joel Romey, PLS, Bishop Engineering – Presentation of a Final Plat for Meadow Brook North Commercial Plat 1
   RESOLUTION NO. 08-27 – A Resolution approving a Final Plat for Meadow Brook North Commercial Plat 1

11) Mr. Dennis Sharp, AIA, FEH Associates, Inc. – Presentation of a Professional Services Agreement between the City of Bondurant, Polk County, Iowa, and FEH Associates, Inc., in an amount not to exceed $23,500.00, to lead the design, selection, specification, and installation review of the furniture for the Library Project

RESOLUTION NO. 08-28 – A Resolution approving the Professional Services Agreement between the City of Bondurant, Polk County, Iowa, and FEH Associates, Inc., in an amount not to exceed $23,500.00, to lead the design selection, specification, and installation review of the furniture for the Library Project

12) Mr. Dave Harrison, Design Alliance, Inc. – Request for Public Safety Building Architect reimbursable expense

RESOLUTION NO. 08-29 – A Resolution approving the request from Design Alliance, Inc., for Architect Reimbursable Expenses for the Public Safety Building Project

13) **ORDINANCE NO. 08-203** – An Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, Chapter 99, Section 99.02, pertaining to Rates for Sanitary Sewer Service, effective July 01, 2008 (1st reading)

14) **ORDINANCE NO. 08-204** – An Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, Chapter 15, Section 15.04, pertaining to Mayor Compensation (1st reading)

15) **ORDINANCE NO. 08-205** – An Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, Chapter 17, Section 17.06, pertaining to Council Member Compensation (1st reading)

16) **ORDINANCE NO. 08-206** – An Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, Chapter 37, Section 37.05 pertaining to False Alarm Service Charges (1st reading)

17) **RESOLUTION NO. 08-30** – A Resolution revising the City of Bondurant Employee Handbook by limiting employee compensatory time accumulation to a maximum of sixty (60) hours

18) **RESOLUTION NO. 08-31** – A Resolution revising the City of Bondurant Employee Handbook pertaining to week-end overtime pay

19) **RESOLUTION NO. 08-32** – A Resolution approving Contractor's Application for Payment from Munro Construction Company, Inc., in the amount of $104,650.85 pertaining to the Library Project

20) **RESOLUTION NO. 08-33** – A Resolution approving the Lease Agreement between the City of Bondurant and the United States Postal Service, 106 – 2nd Street, Northeast, Bondurant, Polk County, Iowa

21) **RESOLUTION NO. 08-34** – A Resolution approving the Final Payment in the amount of $185,821.00 payable to Karl Chevrolet, for the Bondurant Emergency Services Pumper / Tanker Truck

22) **RESOLUTION NO. 08-35** – A Resolution amending the City of Bondurant Fee Schedule pertaining to Sewer Connection Charge within the Corporate Limits

23) **RESOLUTION NO. 08-36** – A Resolution amending the City of Bondurant Fee Schedule pertaining to a Stormwater Management Compliance Fee added to Residential and Commercial Building Permits

24) **RESOLUTION NO. 08-37** – A Resolution approving the revised route for the Bondurant-Farrar Community School District 5K Run / Walk Race

25) **Discussion item(s)**
   a) Consider 2008 Capital Project #4
      Consider 2008 Capital Project #5
      Consider 2008 Capital Projects #1, #2, #3, #6, #7
   b) Vehicle replacement fund
   c) Nuisance sites
26) Reports / Comments and appropriate action thereon:
   a) City Administrator Arentsen
   b) Council Members
   c) Mayor McCoid
27) Adjournment

BONDURANT CITY COUNCIL

REGULAR MEETING

February 19, 2008

Meeting No. 08-04

A regular meeting of the City Council of the City of Bondurant, Polk County, Iowa, was held in the Community Room at the Bondurant City Center on the 19th day of February, 2008, at 6:00 p.m.

Present: Mayor Marla McCoid
Council Member Mike Adams, Sr.
Council Member Michele R. Bailey
Council Member Eric Boatwright
Council Member Keith Ryan
Council Member Curt Sullivan
City Administrator Mark J. Arentsen
Deputy City Clerk Michelle Wells

Absent: None

Notice of the meeting was posted at the Bondurant City Center, Casey's General Stores, Legacy Bank and the United States Post Office on February 15, 2008. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Mayor McCoid called the meeting to order at 6:02 p.m. Roll call was taken and a quorum was declared.

Mayor McCoid asked that item #24 be moved up and said item would be #6a. Motion made by Council Member Bailey, seconded by Council Member Adams, to approve the agenda, as amended. Roll Call: Bailey-Yes, Adams-Yes, Boatwright-Yes, Sullivan-Yes. Motion carried.

Mr. Ralph Pilger, 6545 Northeast 64th Street, Bondurant, Iowa, asked the Council to consider a snow fence on Northeast 64th Street to help decrease the drifting snow.

Motion made by Council Member Adams, seconded by Council Member Boatwright , to approve the consent items consisting of the City Council Minutes of February 04, 2008, Planning and Zoning Commission Minutes of January 24, 2008, Library Board of Trustees Minutes of January 03, 2008, the Claims Report and Tax Abatement Applications for Jessie Shipley, 913 – 14th Street, Southeast; Joseph J. Van Horn, 3313 Maple Drive, Southwest; Robert & Judy Haynes, 511 Mallard Pointe Drive, Northwest; and Kevin & Sandra Gaulke, 805 – 13th Street, Southeast, Bondurant, Polk County, Iowa. Council Member Boatwright noted that the Library Board of Trustees Minutes will be resubmitted for the next City Council Agenda, due to the Library Board not having a quorum for their January meeting. Roll Call: Adams-Yes, Boatwright-Yes, Bailey-Yes, Sullivan-Yes. Motion carried.

Polk County Sheriff's Department representative Lt. Dave Knight was present but had nothing to report.

Council Member Ryan arrived at 6:15 p.m.

Mr. Brandon Huth, Student Council President, Bondurant-Farrar Community School District, presented a revised route for the Bondurant-Farrar Community School District's 5K Run / Walk Race. Motion made by Council Member Bailey, seconded by Council Member Adams, to approve Resolution No. 08-37, a Resolution approving the revised route for the Bondurant-Farrar Community District 5K Run / Walk Race to be held on May 03, 2008. Roll Call: Bailey-Yes, Adams-Yes, Boatwright-Yes, Ryan-Yes, Sullivan-Yes. Motion carried.

Mr. Dan Fullerton, Stanley Consultants, Inc., presented a Professional Services Agreement between the City of Bondurant and Stanley Consultants, Inc., and answered questions from the Mayor and Council. Motion made by Council Member Adams, seconded by Council Member Boatwright, to approve Resolution No. 08-24, a Resolution approving the Professional Services Agreement between the City of Bondurant, Polk County, Iowa, and Stanley Consultants, Inc., to conduct a Traffic Study in the vicinity of the new high school on Grant Street, in an amount not to exceed $15,000.00. Bondurant-Farrar Community School District will contribute $6,000.00 to the Traffic Study. Roll Call: Adams-Yes, Boatwright-Yes, Bailey-Yes, Ryan-Yes, Sullivan-Yes. Motion carried.

Lt. Dave Knight, Polk County Sheriff's Department, presented a three-year Law Enforcement Services Agreement between the City of Bondurant and the County of Polk, Iowa, and answered questions from the Mayor and Council. Motion made by Council Member Boatwright, seconded by Council Member Sullivan, to approve Resolution No. 08-25, a Resolution approving the three-year Law Enforcement Services Agreement between the City of Bondurant and the County of Polk, Iowa. Roll Call: Boatwright-Yes, Sullivan-Yes, Adams-Yes, Bailey-Yes, Ryan-Yes. Motion carried.

Mr. Eric Cannon, Snyder & Associates, Inc., presented the Preliminary Plat for Wolf Creek Plat 3 and answered questions from the Mayor and Council. Motion made by Council Member Adams, seconded by Council Member Sullivan, to approve Resolution No. 08-26, a Resolution approving the Preliminary Plat for Wolf Creek Plat 3, located within the corporate limits of the City of Bondurant, Polk County, Iowa. Roll Call: Adams-Yes, Sullivan-Yes, Bailey-Yes, Ryan-Yes, Boatwright-Yes. Motion carried.

Mr. Joel Romey, PLS, Bishop Engineering, presented the Final Plat for Meadow Brook North Commercial Plat 1 and answered questions from the Mayor and Council. Motion made by Council Member Adams, seconded by Council Member Boatwright, to approve Resolution No. 08-27, a Resolution approving the Final Plat for Meadow Brook North Commercial Plat 1, located within the corporate limits of the City of Bondurant, Polk County, Iowa. Roll Call: Adams-Yes, Boatwright-Yes, Sullivan-Yes, Bailey-Yes, Ryan-Yes. Motion carried.

Mr. Dennis Sharp, AIA, FEH Associates, Inc., presented a Professional Services Agreement between the City of Bondurant, Polk County, Iowa, and FEH Associates, Inc., and answered questions from the Mayor and Council. Motion made by Council Member Boatwright, seconded by Council Member Sullivan, to approve Resolution No. 08-28, a Resolution approving the Professional Services Agreement between the City of Bondurant, Polk County, Iowa, and FEH Associates, Inc., in an amount not to exceed $23,500.00, to lead the design, selection, specification, and installation review of the furniture for the Library Project. Roll Call: Boatwright-Yes, Sullivan-Yes, Adams-Yes, Bailey-Yes, Ryan-Yes. Motion carried.

Mr. David Harrison, Design Alliance, Inc., presented a request for payment for reimbursable expenses pertaining to the Public Safety Building Project and answered questions from the Mayor and Council. Mayor McCoid asked Mr. Harrison to review some data prepared by City Administrator Arentsen while the Council Meeting continued.

Motion made by Council Member Bailey, seconded by Council Member Adams, to approve the first reading of Ordinance No. 08-203, an Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, Chapter 99, Section 99.02, pertaining to Rates for Sanitary Sewer Service, effective July 01, 2008. The increase would be 0 to 1300 gallons at a minimum of $6.13. All consumption over 1300 gallons would be $6.63 per 1,000 gallons. Roll Call: Bailey-Yes, Adams-Yes, Ryan-Yes, Boatwright-Yes, Sullivan-Yes. Motion carried.

City Administrator Arentsen reviewed a survey of Mayor and Council Member compensation for the cities of Altoona, Bondurant, Carlisle, Clive, Grimes, Norwalk, Pleasant Hill, Waukee and Windsor Heights and suggested increases that would be comparable to the other cities. Mr. Bruce Cordes, 96 Snyder Street, Southeast, Bondurant, Iowa, agreed that at some point an increase should be considered, but nothing as substantial as what is being proposed because of all of the other increases put upon the residents at this time. Motion made by Council Member Ryan, seconded by Council Member Bailey, to approve the first reading of Ordinance No. 08-204, an Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, by amending Chapter 15, Section 15.04, pertaining to Mayor Compensation. The salary of the Mayor is sixty-two hundred dollars ($6,200.00) per year, payable annually and would become effective no earlier than January 01, 2010. Roll Call: Ryan-Yes, Bailey-Yes, Adams-Yes, Boatwright-Yes, Sullivan-Yes. Motion carried.

Mayor McCoid led a discussion pertaining to Council Member compensation and when an increase would become effective. Mr. Bruce Cordes quoted the City's Municipal Code and there was a difference of opinion in the interpretation of the Code. Mayor McCoid asked that this issue be turned over to the City Attorney for clarification. Motion made by Council Member Bailey, seconded by Council Member Ryan, to approve the first reading of Ordinance No. 08-205, an Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, by amending Chapter 17, Section 17.06, pertaining to Council Member Compensation. The salary of each Council Member is one-hundred forty five dollars and eighty four cents ($145.84) for each regular and special meeting of the Council attended, payable annually. Roll Call: Bailey-Yes, Ryan-Yes, Adams-No, Boatwright-Yes, Sullivan-Yes. Motion carried.

Discussion resumed with Mr. David Harrison, Design Alliance, Inc., about reimbursable expenses pertaining to the Public Safety Building Project. Motion made by Council Member Adams, seconded by Council Member Ryan, to approve Resolution No. 08-29, a Resolution approving the request for payment from Design Alliance, Inc., for Architect reimbursable expenses, in an amount not to exceed $62,496.42, pertaining to the Public Safety Building Project. Roll Call: Adams-Yes, Ryan-Yes, Bailey-Yes, Boatwright-Yes, Sullivan-Yes. Motion carried.

Mayor McCoid asked Mayor Pro Tem Adams to preside over the meeting at 7:15 p.m., citing a conflict of interest. Chris Bogaards, Chief Deputy, Bondurant Emergency Services, led a discussion concerning Ordinance No. 08-206, an Ordinance pertaining to False Alarm Service Charges. Motion made by Council Member Bailey, seconded by Council Member Ryan, to approve the first reading of Ordinance No. 08-206, an Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, Chapter 37, Section 37.05, pertaining to False Alarm Service Charges. Council Members Bailey and Boatwright asked for additional description concerning the timeframe for each false alarm occurrence for the second reading.

Motion made by Council Member Boatwright, seconded by Council Member Ryan, to approve Resolution No. 08-30, a Resolution approving the revision of the City of Bondurant Employee Handbook, by limiting employee compensatory time accumulation to sixty (60) hours. Roll Call: Boatwright-Yes, Ryan-Yes, Bailey-Yes, Adams-Yes, Sullivan-Yes. Motion carried.

Motion made by Council Member Ryan, seconded by Council Member Adams, to approve Resolution No. 08-31, a Resolution revising the City of Bondurant Employee Handbook pertaining to week-end overtime pay as follows: A minimum of two (2) hours will be paid each for Saturday and Sunday, at the rate of time and one-half. Roll Call: Ryan-Yes, Adams-Yes, Bailey-Yes, Sullivan-Yes, Boatwright-Yes. Motion carried.

Motion made by Council Member Boatwright, seconded by Council Member Sullivan, to approve Resolution No. 08-32, a Resolution approving the Contractor's Application for Payment from Munro Construction Company, Inc., in the amount of $104,650.85, pertaining to the Library Project. Roll Call: Boatwright-Yes, Sullivan-Yes, Adams-Yes, Ryan-Yes, Bailey-Yes. Motion carried.

Council Member Adams announced abstention regarding Resolution No. 08-33, citing a conflict of interest. Motion made by Council Member Boatwright, seconded by Council Member Sullivan, to approve Resolution No. 08-33, a Resolution approving the Lease Agreement between the City of Bondurant and the United States Postal Service, 106 – 2nd Street, Northeast, Bondurant, Polk County, Iowa. Roll Call: Boatwright-Yes, Sullivan-Yes, Bailey-Yes, Adams-Abstain, Ryan-Yes. Motion carried.

Chris Bogaards, Chief Deputy, Bondurant Emergency Services, discussed the final payment to Karl Chevrolet Inc., for the pumper / tanker truck with the Mayor and Council. Mayor McCoid called a recess at 7:35 p.m. Council reconvened at 7:50 p.m. Discussion continued pertaining to the final payment for the Pumper / Tanker Truck. Mayor McCoid called a recess at 7:56 p.m.

Council reconvened at 8:02 p.m. Motion made by Council Member Boatwright, seconded by Council Member Sullivan, to approve Resolution No. 08-34, a Resolution approving the Final Payment to Karl Chevrolet, Inc., in the amount of $185,821.00, for the Bondurant Emergency Services Pumper / Tanker Truck. Roll Call: Boatwright-Yes, Sullivan-Yes, Adams-Yes, Ryan-Yes, Bailey-No. Motion carried.

Council Member Adams announced abstention regarding Resolution No. 08-35 and Resolution No. 08-36, citing a conflict of interest. Motion made by Council Member Ryan, seconded by Council Member Boatwright, to approve Resolution No. 08-35, a Resolution amending the City of Bondurant Fee Schedule pertaining to a Sewer Connection Charge in the amount of $300.00, within the corporate limits. Roll Call: Ryan-Yes, Boatwright-Yes, Adams-Abstain, Bailey-Yes, Sullivan-Yes. Motion carried.

Motion made by Council Member Boatwright, seconded by Council Member Sullivan to approve Resolution No. 08-36, a Resolution amending the City of Bondurant Fee Schedule pertaining to a Stormwater Management Compliance Fee in the amount of $40.00, added to residential and commercial building permits. Roll Call: Boatwright-Yes, Sullivan-Yes, Bailey-Yes, Adams-Abstain, Ryan-Yes. Motion carried.

City Administrator Arentsen led a discussion pertaining to the following Capital Projects the City could undertake in 2008: 1. 2nd Street bike path from Mallard Pointe to Grant Street; 2. 2nd Street bike path from Lake Petocka to Grant Street; 3. Water/Sewer to High School property line; 4. Main Street from 2nd Street, Northeast to 1st Street, Southeast renovation; 5. Main Street / 1st Street, Southeast Intersection renovation; 6. Main Street from 1st Street, Southeast to 2nd Street, Southeast renovation; 7. Grain Street Construction. Council Member Adams abstained from the discussion of #4 and Mayor McCoid abstained from discussion of items #4 and #5. Council authorized City Administrator Arentsen to proceed as necessary with the proposed projects. Discussion continued concerning vehicle replacement funds and nuisance sites.

The following item(s) were discussed as part of City Administrator Arentsen's comments:

- Announced vacation dates.
- Sewer televising request for quotations are due March 12.
- Public Safety Building project update.
- Meetings update.

The following item(s) were discussed as part of Council Member's comments:

- Council Members Adams – No Comment.
- Bailey – Street light outages.
- Council Member Ryan – MWA recycling update.
- Council Member Boatwright – BDI meeting update.
- Council Member Sullivan – No Comment.

The following item(s) were discussed as part of Mayor McCoid's comments:

- Snow removal complaints.
- Meetings update.
- Jail update.

Motion made by Council Member Adams, seconded by Council Member Ryan, to adjourn the meeting at 9:10 p.m. Roll Call: Ayes: 5. Nays: 0. Motion carried.

_____
Marla McCoid, Mayor

ATTEST:

_____
Michelle Wells, Deputy City Clerk

SEAL

I, the understated Deputy City Clerk of the City of Bondurant, Polk County, Iowa, hereby certify that the foregoing is a true and accurate copy of proceedings had and done by the Mayor and City Council on February 19, 2008, that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and readily available for public inspection at the Office of the City Clerk; that such subjects were contained in said agenda for at least twenty-four hours prior to said meeting, and the said minutes from which the foregoing proceedings have been extracted were written from and available for public inspection within ten business days and prior to the next convened meeting of said body.

_____
Michelle Wells, Deputy City Clerk