1. Roll Call

   Present: Mayor Curt Sullivan, Council Member Wes Enos, Council Member Doug Elrod, Council Member Jen Keeler, Council Member Bob Peffer, Council Member Brian Lohse

   City Officials Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, City Engineer Bob Veenstra, Finance Director Lori Dunham, Administrative Assistant Nicole Van Houten, Chief Aaron Kreuder, City Attorney David Brick, Building Inspector Jason VanAusdall

2. Call to Order and Declaring a Quorum

   Mayor Sullivan called the meeting to order at 6:00 p.m. and declared a quorum.

3. Pledge of Allegiance

4. Abstentions declared – None.

5. Perfecting and Approval of the Agenda

   Motion made by Enos, seconded by Peffer, to approve the agenda. Vote on Motion 5-0. Motion declared carried unanimously.

6. Consent Agenda:

   All items listed below are considered routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member or citizen so requests, in which event the item will be removed from the Consent Agenda and considered separately.

   a. Approval of the City Council Meeting Minutes of October 16, 2017
   b. Receive and File – Trees Please! Application
   c. Claims Report
   d. Bad Debt
   e. Tax Abatement Applications
   f. RESOLUTION NO. 17-122 – Resolution authorizing and directing the City Administrator to write-off certain Emergency Services Medical Service Accounts as Non-Collectible due to Medicaid, Medicare or too small to collect
   g. RESOLUTION NO. 17-123 – Resolution authorizing and directing the City Administrator to write-off certain Utility Accounts

   Motion by Enos, seconded by Keeler, to approve the Consent Agenda. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

7. Polk County Sheriff’s Report
Deputy Ken Pilch provided an update to Council. Council Member Keeler questioned the status of the vandalism at City Park. Parks Superintendent Bailey is investigating the footage retrieved from the cameras.

8. **Guests requesting to address the City Council**

None.

Motion by Enos, seconded by Peffer, to close the regular meeting and move into the Public Hearing at 6:04 p.m. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

9. **PUBLIC HEARING** – Relative to Northern Natural Gas Annexation

City Administrator Oliver explained to Council that Northern Natural Gas submitted an annexation petition for their small substation property on the south side of 2nd Street, Northwest.

Motion by Enos, seconded by Lohse, to close the Public Hearing and move back to the regular City Council meeting at 6:06 p.m. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

10. **RESOLUTION NO. 17-124** – Resolution approving the Northern Natural Gas Annexation

Motion by Enos, seconded by Peffer, to approve RESOLUTION NO. 17-124. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

11. **RESOLUTION NO. 17-125** - Resolution approving the Obligation of Funds from the Urban Renewal Tax Revenue Fund for the Payment of Annual Appropriation of Tax Increment Financed Obligations arising from Economic Development Activities from Fiscal Year 2017

Motion by Enos, seconded by Keeler, to approve RESOLUTION NO. 17-125. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

12. **RESOLUTION NO. 17-126** - Resolution authorizing the Tax Increment Financing (TIF) Indebtedness Certification to the County Auditor for Fiscal Year 2019

Motion by Enos, seconded by Elrod, to approve RESOLUTION NO. 17-126. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

13. **RESOLUTION NO. 17-127** - Resolution approving the Annual Urban Renewal Report for Fiscal Year 2017

Motion by Peffer, seconded by Enos, to approve RESOLUTION NO. 17-127. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.
14. **ORDINANCE NO. 17-217** – (Second Reading) Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, amending the Zoning Classification of certain Real Estate from a R-3 Multi-Family Residential District to C-2 General Commercial

Motion by Enos, seconded by Elrod, to waive the second reading and approve the third and final reading of ORDINANCE NO. 17-217. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

15. **ORDINANCE NO. 17-216** – Consideration of First Reading of Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, by amending Chapter 41, Public Health and Safety to allow hunting under certain circumstances and certain conditions with permission from the Council.

Motion by Elrod, seconded by Enos, to approve the first reading as amended of ORDINANCE NO. 17-216. Roll Call: Ayes: Lohse, Enos, Elrod. Nays: Peffer, Keeler. Motion Carried 3-2.

16. **ORDINANCE NO. 17-219** – (First Reading) Ordinance amending the Code of Ordinances of the City of Bondurant, Iowa, 2002, by amending Chapters 60 and 69 to allow for an Event Vehicle Parking Area

Motion by Lohse, seconded by Peffer, to approve the first reading of ORDINANCE NO. 17-219. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

17. Discussion Item – Parking adjacent to a driveway

Chapter 69.06 of the City’s code prohibits parking in certain areas, for example on a crosswalk, in the center of a divided street, within 20 feet of a mailbox, on or across a sidewalk, etc. One of the prohibited parking spots is, “…In front of a public or private driveway.”

A resident stopped in this past week to ask the City Council to consider amending this to read, “Within two feet of a public or private driveway.” The individual finds people parked right up to the edge of the driveway and has difficulty pulling out safely because of that.

Council discussed the matter and will not be changing the code at this time. They directed City Staff to post a courtesy reminder to the website, social media, etc. reminding residents to be courteous to their neighbors.

18. Reports / Comments and appropriate action thereon:
   a. Mayor – Good luck tomorrow, upcoming meeting with Supervisors.
   b. Administrator – Boxcar BBQ Ribbon Cutting, City Hall closed on Friday, Building Permits 149 YTD vs. 134 CY16.
   c. Council Members
      Keeler – CVB update, upcoming events, CAP Theater performance, Library’s space needs assessment.
Enos – 127 Paine Street, SE reported issues with water meter, discussed traffic flow, questioned board openings.
Peffer – Election tomorrow.
Lohse – MPO Strategic Plan update.
d. City Attorney – None.

Motion by Peffer, seconded by Lohse, to close the regular meeting and move into the Closed Session at 6:59 p.m. Roll Call: Ayes: Lohse, Peffer, Enos, Keeler, Elrod. Nays: None. Motion Carried 5-0.

19. **CLOSED SESSION** – Pursuant to Iowa Code 21.51(j) to discuss property acquisition

Mayor Sullivan closed the Closed Session and moved back to the regular meeting at 7:40 p.m.

20. Adjournment

Moved by Peffer, seconded by Lohse, to adjourn the meeting at 7:40 p.m. Vote on Motion 5-0. Motion declared carried unanimously.

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Shelby Hagan, City Clerk

ATTEST:

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Curt Sullivan, Mayor

I, the understated Mayor 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 City Council on November 6, 2017, that all the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and readily available for the 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 in written form and available for public inspection within ten business days and prior to the next convened meeting of said body.

______________________________
Curt Sullivan, Mayor