BONDURANT CITY COUNCIL
Minutes
April 2, 2018  6:00 P.M.
Bondurant City Center

1. Roll Call

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

City Officials
Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, Public Works Director 
John Horton, City Attorney Pat Burk, City Engineer Bob Veenstra, Finance Director 
Lori Dunham, Planning & Zoning Commission Chair Jeff Kromrie

2. Call to Order and Declaring a Quorum

Mayor Sullivan called the meeting to order at 6:01 p.m. and declared a quorum.

3. Pledge of Allegiance

4. Abstentions declared – None.

5. Perfecting and Approval of the Agenda

Motion made by Elrod, seconded by Enos, to amend the posted agenda to reflect the correct 
Ordinance title on item #13. Vote on Motion 5-0. Motion declared carried unanimously.

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

6. Consent Agenda:

All items listed below are considered routine by the City Council and were enacted by one motion.

a. Approval of the City Council Meeting Minutes of March 19, 2018
b. Receive and File – Planning & Zoning Commission Meeting Minutes of February 22, 2018
c. Receive and File and forward to Planning and Zoning Commission for action – Voluntary 
Annexation Petitions from Jerry and Mindla White and Randy and Sara Butler
d. Claims Report

e. Bad Debt & Delinquent Listing
f. Tax Abatement Applications
g. Special Event Applications
h. RESOLUTION NO. 18-34 – Resolution approving the RFP for the City Insurance Program
i. RESOLUTION NO. 18-35 – Resolution appointing Chad Driscoll and Nic Robinson to the Tree 
Board
j. RESOLUTION NO. 18-36 – Resolution approving the Request for Permit for a Supervised Fireworks 
Display on June 12, 2018 for Summerfest
k. RESOLUTION NO. 18-37 – Resolution Setting Date for Public Hearing on Designation of the 
Expanded Bondurant Urban Renewal Area and on Urban Renewal Plan Amendment
l. RESOLUTION NO. 18-38 – Resolution setting the date of a Public Hearing for the purpose of 
amending the current budget of the City of Bondurant for the Fiscal Year ending June 30, 2018
m. RESOLUTION NO. 18-39 – Resolution approving the Preliminary Plat for Ross Estates Plat 1
n. **RESOLUTION NO. 18-40** – Resolution authorizing the disposal of surplus property – bicycles and bus
o. **RESOLUTION NO. 18-41** – Resolution approving Parcel 2018-54 Plat of Survey
p. **RESOLUTION NO. 18-45** – Resolution approving the Highway 65 Utility Extensions Contract and Bond

Motion by Keeler, seconded by Lohse, to approve the Consent Agenda. Vote on Motion 5-0. Motion declared carried unanimously.

7. Polk County Sheriff’s Report – Lt. Brandon Bracelin updated the Council of the status of the Deer Ridge Drive, Northwest report. He also reported that there is an increase in car burglaries in the metro, and reminded people to lock your cars and shut your garage doors.

8. Guests requesting to address the City Council – None.

9. **RESOLUTION NO. 18-42** – Resolution approving the Proposal for Professional Services from Confluence and Olsson Associates for the Regional Commercial Master Plan

Motion by Peffer, seconded by Keeler, to approve RESOLUTION NO. 18-42. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

10. **RESOLUTION NO. 18-43** – Resolution approving the Site Plan for 299 Railroad Street, Southeast

Motion by Lohse, seconded by Elrod, to approve RESOLUTION NO. 18-43. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

11. **RESOLUTION NO. 18-44** – Discussion and possible consideration of Resolution adopting a Purchasing Policy and the Authorization for Payment of Certain Claims with Interim Warrants

Motion by Enos, seconded by Keeler, to approve RESOLUTION NO. 18-44. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

12. **ORDINANCE NO. 18-207** – (First Reading) Ordinance amending the City Code of Bondurant, Iowa, by amending Chapter 69, Parking Regulations

Motion by Enos, seconded by Peffer, to waive the first and second reading, and approve the third and final reading of ORDINANCE NO. 18-207. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

13. **ORDINANCE NO. 18-208** – (First Reading) Ordinance amending the City Code of Bondurant, Iowa, by amending the Zoning Classification of certain Real Estate from an M-1 Limited Industrial District to C-2 General Commercial

Motion by Lohse, seconded by Elrod, to approve the first reading of ORDINANCE NO. 18-208. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

14. Discussion Items –
   a. Morgan Drive Water Connection – City Administrator Oliver explained to Council that the developer has requested an extension to a development north of the City limits.

15. Reports / Comments and appropriate action thereon:
   a. Mayor – MAC meeting, TIF update, Rollback update, questioned rock at Lake Petocka.
b. Administrator – Welcome TIF conversations to anyone interested.

c. Council Members
   Peffer – April 21 tree/plan sale and rain barrel making event at the Library.
   Elrod – Conditional Use Permit update.
   Keeler – Bondurant Blues event.
   Lohse – Bondurant Business Park update.
   Enos – MWA grant update.

d. City Attorney – None.

Motion by Enos, seconded by Lohse, to close the regular meeting and move into Closed Session at 6:50 p.m. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

16. CLOSED SESSION – Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition

Mayor Sullivan closed the Closed Session at 7:35 p.m. and moved back to the regular meeting.

Motion by Enos, seconded by Lohse, to close the regular meeting and move into Closed Session at 7:35 p.m. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

17. CLOSED SESSION – Pursuant to Iowa Code 21.5.1(c) to discuss possible litigation

Mayor Sullivan closed the Closed Session at 7:44 p.m. and moved back to the regular meeting.

18. Adjournment

Moved by Peffer, seconded by Enos, to adjourn the meeting at 7:44 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 April 2, 2018, 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.

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Curt Sullivan, Mayor