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, Chief Aaron Kreuder, Assistant Chief Rebecca Morris

2. Call to Order and Declaring a Quorum
   
   Mayor Sullivan called the meeting to order at 6:07 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 Peffer, to amend the agenda by moving item #19 before item #6, and deleting item #21. Vote on Motion 5-0. Motion declared carried unanimously.

   Motion made by Elrod, seconded by Lohse, 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 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 May 7, 2018
   b. Receive and File – Parks & Recreation Board Meeting Minutes of April 5, 2018 & April 19, 2018
   c. Claims Report & Bondurant April Financial Statement (emailed 5/14/18)
   d. Tax Abatements
   e. Liquor/Beer License
   f. Retail Permit Applications for Cigarette/Tobacco/Nicotine/Vapor
   g. RESOLUTION NO. 18-69 – Resolution setting date of public hearing to amend the Code of Ordinances of the City of Bondurant, Iowa, 2002, by amending the Zoning Classification for Park Side area from A-1 Agricultural to R-5 Planned Unit Development
   h. RESOLUTION NO. 18-70 – Resolution setting a date of meeting at which it is proposed to approve a Development Agreement with B5 LLC, Including Annual Appropriation Tax Increment Payments
   i. RESOLUTION NO. 18-71 – Resolution setting date of public hearing on White and Butler Annexations
Council Members inquired about a few items on the consent agenda.

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

19. **ORDINANCE NO. 18-212** – (Second Reading) Ordinance amending the land use amendment and zoning classification of certain real estate from an A-1 Agricultural District to R-5 Planned Unit Development District, pending annexation

Motion by Enos, seconded by Peffer, to waive the second reading, and approve the third and final reading of ORDINANCE NO. 18-212. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

7. Polk County Sheriff’s Report

Not present.

8. Guests requesting to address the City Council

John Meredith, 3001 Franklin Street, Southwest, presented to Council his concerns with the development and zoning adjacent to his property (Item #20).

9. **PROCLAMATION** – National Public Works Week

Mayor Sullivan recognized the proclamations.

Mayor Sullivan closed the regular meeting and moved into the public hearing at 6:27 p.m.

10. **PUBLIC HEARING** – Relative to the City of Bondurant Fiscal Year 2018 Budget Amendment

   No public comment.

   Mayor Sullivan closed the public hearing and moved back to the regular meeting at 6:28 p.m.

11. **RESOLUTION NO. 18-76** – Resolution amending the current budget of the City of Bondurant for the fiscal year ending June 30, 2018
Motion by Keeler, seconded by Peffer, to approve RESOLUTION NO. 18-76. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

Mayor Sullivan closed the regular meeting and moved into the public hearing at 6:29 p.m.

12. **PUBLIC HEARING** – Relative to proposal to enter into a General Obligation Loan Agreement

No public comment.

Mayor Sullivan closed the public hearing and moved back to the regular meeting at 6:30 p.m.

13. **RESOLUTION NO. 18-77** – Resolution taking additional action on proposal to enter into a Loan Agreement and combining Loan Agreements

Motion by Lohse, seconded by Peffer, to approve RESOLUTION NO. 18-77. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

14. **RESOLUTION NO. 18-78** – Resolution approving Change Order No. 1 for the District 30 Tile/Grant Street Ditches Project

Motion by Peffer, seconded by Enos, to approve RESOLUTION NO. 18-78. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

15. **RESOLUTION NO. 18-79** – Resolution approving Change Order No. 1 for the Bondurant Sports Complex

Motion by Elrod, seconded by Peffer, to approve RESOLUTION NO. 18-79. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

16. **RESOLUTION NO. 18-80** - Resolution approving the Agreement for Cooperative Public Service between Polk County, Iowa and City of Bondurant, Iowa

Motion by Enos, seconded by Elrod, to approve RESOLUTION NO. 18-80. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

17. **ORDINANCE NO. 18-210** – (Second Reading) Ordinance Providing for the Division of Taxes Levied on Taxable Property in the May, 2018 Addition to the Bondurant Urban Renewal Area, Pursuant to Section 403.19 of the Code of Iowa

Motion by Peffer, seconded by Keeler, to waive the second reading, and approve the third and final reading of ORDINANCE NO. 18-210. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

18. **ORDINANCE NO. 18-211** – (Second Reading) Ordinance amending the land use amendment and zoning classification of certain real estate from an A-1 Agricultural District to M-1 Limited Industrial District (Rosenberger)
Motion by Elrod, seconded by Enos, to waive the second reading, and approve the third and final reading of ORDINANCE NO. 18-211. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

20. **ORDINANCE NO. 18-214** – (Second Reading) Ordinance amending the land use amendment and zoning classification of certain real estate from A-1 Agricultural District to M-1 Limited Industrial District (George Property)

Motion by Peffer, seconded by Lohse, to waive the second reading, and approve the third and final reading of ORDINANCE NO. 18-214. Roll Call: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

21. Discussion and possible consideration of **ORDINANCE NO. 18-215** – (First Reading) Ordinance amending Chapter 50, Nuisance

Deleted.

22. Discussion Items –
   a. Regional Master Planning update and discussion of area development process – City Administrator Oliver updated Council on the Regional Master Planning process, and potentially putting a respite on development in the area. There is a stakeholders meeting and a public input meeting scheduled.

23. Reports / Comments and appropriate action thereon:
   a. Mayor – Interested to hear the comments from the Washington D.C. trip, upcoming MAC meeting, and 2nd Street traffic email.
   b. Administrator – Fireworks sales application, certified site update.
   c. Council Members
      Peffer – Seedling planting on June 2nd.
      Elrod – Thanked City Administrator Oliver for attending DART, good trip to Washington D.C.
      Keeler - Washington D.C. trip comments.
      Lohse – Washington D.C. trip comments.
      Enos – Washington D.C. trip comments, equal access for political candidates.

Motion by Enos, seconded by Peffer, to close the regular meeting and move into Closed Session at 7:15 p.m. Roll Call: Ayes: Enos, Lohse, Keeler, Elrod, Peffer. Nays: None. Motion Carried 5-0.

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

Mayor Sullivan closed the Closed Session at 7:53 p.m. and moved back to the regular meeting.

25. Adjournment

Moved by Peffer, seconded by Lohse, to adjourn the meeting at 7:53 p.m. Vote on Motion 5-0. Motion declared carried unanimously.
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 May 21, 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