BONDURANT CITY COUNCIL
Minutes
August 20, 2018
Bondurant City Council

1. Roll Call

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

Absent: Council Member Jen Keeler

City Officials

Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, Public Works Director John Horton, City Engineer Bob Veenstra, Fire Chief Aaron Kreuder, Planning & Zoning Commission Chair Jeff Kromrie, Planning & Zoning Commission Member Brian Clayton

2. Call to Order and Declaring a Quorum

Mayor Sullivan called the meeting to order at 6:05 p.m. and declared a quorum.

3. Pledge of Allegiance

4. Abstentions and Approval of the Agenda – None.

5. Perfecting and Approval of the Agenda

Motion made by Elrod, seconded by Enos, to amend the agenda by deleting item #6f, moving items #6l, #6m and #6o off the consent agenda, and adding item #11c regarding the Parkside Water Contract. Vote on Motion 4-0. Motion declared carried unanimously.

Motion made by Enos, seconded by Lohse, to approve the agenda as amended. Vote on Motion 4-0. Motion declared 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 August 6, 2018 & August 13, 2018
b. Claims Report
c. Tax Abatements
d. Liquor/Beer License
e. Special Events/Street Closing Applications
f. Hunting Permits
g. Receive and File – Certification of Emergency Repairs for Pleasant Grove Drainage/Flooding

h. **RESOLUTION NO. 18-128** – Resolution adopting Standard Operating Guidelines for the Fire Department
i. **RESOLUTION NO. 18-129** – Resolution obligating 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 2018

j. **RESOLUTION NO. 18-130** – Resolution authorizing the Tax Increment Financing (TIF) Indebtedness Certification to the County Auditor for Fiscal Year 2020

k. **RESOLUTION NO. 18-131** – Resolution authorizing Internal Advance to Tax Increment Revenue Fund

l. **RESOLUTION NO. 18-134** – Resolution Setting Date for Public Hearing on Designation of the Expanded Bondurant Urban Renewal Area and on Urban Renewal Plan Amendment

Council Member Elrod questioned a few of the items on the Claims List as well as the TIF property.

Motion by Enos, seconded by Elrod, to approve the Consent Agenda. Roll Call: Enos, Lohse, Elrod, Peffer. Absent: Keeler. Motion Carried 4-0.

7. Polk County Sheriff’s Report – Not present.

8. Guests requesting to address the City Council – Rita Rostenbach, 112 Blaine Street, Northwest, presented her concerns with all of the pop-up signs in the right-of-ways. She also mentioned that there were two 25-mph signs missing on 2nd Street, Northwest from the tornado.


   City Engineer Bob Veenstra explained the contract to the Council. He noted that the General Liability needs updated in the contract to reflect $2,000,000/$2,000,000.

   Motion by Elrod, seconded by Peffer, to approve RESOLUTION NO. 18-132. Roll Call: Enos, Lohse, Elrod, Peffer. Nays: None. Absent: Keeler. Motion Carried 4-0.

6. m) **RESOLUTION NO. 18-133** – Resolution approving Professional Services Contract with Veenstra & Kimm for Design Work on Stormwater Infrastructure

   Council discussed creating a stormwater master plan along with alternate long term plans with City Engineer Bob Veenstra.


6. o) **RESOLUTION NO. 18-135** – Resolution approving the Final Plat for Wolf Creek Plat 11

   Elrod asked if this would normally go to the Planning and Zoning Commission before it would come to Council. Oliver noted that in the past the Final Plats typically have gone directly to Council. Veenstra said about 75% of the cities he works with take final plats directly to Council because the final plat is simply the recordable instrument showing the developing completed what they said they were going to do in the preliminary plat, which was reviewing by both Planning and Zoning and Council. Effectively, the final plat is a tool to begin the date for the
maintenance bonds in the development for the county to record. Veenstra noted that Oliver sends the final plats to V&K for additional review to ensure that everything is to standard and that had not been done previously. He thinks it is a good additional check.

Motion by Lohse, seconded by Peffer, to approve RESOLUTION NO. 18-135. Roll Call: Enos, Lohse, Elrod, Peffer. Nays: None. Absent: Keeler. Motion Carried 4-0.

9. **RESOLUTION NO. 18-136** – Resolution approving the purchase of Miracle Playground Equipment from Boland Recreation and fall protection (Grassmats) from ABCreative for Efnor Estates Park in the amount of $57,261

Motion by Enos, seconded by Elrod, to approve RESOLUTION NO. 18-136. Roll Call: Enos, Lohse, Elrod, Peffer. Nays: None. Absent: Keeler. Motion Carried 4-0.

10. **RESOLUTION NO. 18-137** - Resolution accepting the award of Staffing for Adequate Fire and Emergency Response (SAFER) Grant

Motion by Peffer, seconded by Elrod, to approve RESOLUTION NO. 18-137. Roll Call: Enos, Lohse, Elrod, Peffer. Nays: None. Absent: Keeler. Motion Carried 4-0.

11. Discussion Items –
   a. As-Builts – Council discussed the process, inspection and enforcement.
   b. Disaster Related Urban Renewal – Council discussed abating the difference between the value of the new home and the value of the old home for the homes affected by the tornado. Therefore, is someone had a valuation of $100K and now has a valuation of $150K, $50K of that valuation would be abated.
   c. Tabled Item – **RESOLUTION NO. 18-124** – Resolution awarding the contract and approving the Park Side Water Main Contract and Bond to Sandstone in the amount of $311,579.20 – City Administrator Oliver informed Council that the contractor was extending their pricing until the next City Council meeting.

12. Reports / Comments and appropriate action thereon:
   a. Mayor – None.
   b. City Administrator – None.
   c. Council Members
      Peffer – None.
      Elrod – None.
      Lohse – None.
      Enos – None.

Motion by Enos seconded by Elrod, to close the regular meeting and move into closed session at 7:13 p.m. Roll Call: Enos, Lohse, Elrod, Peffer. Nays: None. Absent: Keeler. Motion Carried 4-0.
13. CLOSED SESSION - Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and Iowa Code 21.5.1(c) to discuss possible litigation

Mayor closed the closed session and moved into the regular session at 7:56 p.m.

14. Adjournment

Moved by Peffer, seconded by Lohse, to adjourn the meeting at 7:57 p.m. Vote on Motion 4-0. Motion declared carried unanimously.

____________________________________
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 August 20, 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 subject 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