

NOTICE OF A REGULAR MEETING

BONDURANT CITY COUNCIL

August 18, 2014

NOTICE IS HEREBY GIVEN that a Regular Meeting of the City Council will be held at 6:00 p.m. on Monday, August 18, 2014, in the Bondurant City Center, 200 Second Street, Northeast, Bondurant, Polk County, Iowa. Said meeting is open and the public is encouraged to attend.

AGENDA

- 1) Roll Call
- 2) Call to Order and Declaring a Quorum
- 3) Pledge of Allegiance
- 4) Abstentions declared
- 5) Perfecting and Approval of the Agenda
- 6) Consent Items:
 - a) Approval of the City Council Meeting Minutes of August 04, 2014
 - b) Receive and File – August 2014 Librarian Report
 - c) Receive and File – Board of Adjustment Minutes of May 13, 2014
 - d) Receive and File – Planning and Zoning Commission Minutes of July 10, 2014
 - e) Claims Report and July 2014 Financial Statements (e-mailed 08/08/2014)
- 7) Tax Abatement Applications –
- 8) Polk County Sheriff's Report
- 9) Guests requesting to address the City Council
- 10) **RESOLUTION NO. 14-127** – A Resolution Recognizing the Accomplishments of the Bondurant-Farrar Lady Jays 2014 Softball Team
- 11) **RESOLUTION NO. 14-128** – A Resolution of Appreciation for Todd Wilson for his service as a member of the Bondurant Recreational Sports Complex Board
- 12) **RESOLUTION NO. 14-129** – A Resolution of Appreciation for Eric Johnson for his years of service to the community as a member of the Bondurant City Council
- 13) **RESOLUTION NO. 14-130** – A Resolution fixing the Date of September 02, 2014, for a Public Hearing for the Purpose of Amending the Current Budget of the City for the Fiscal Year ending June 30, 2015
- 14) **PUBLIC HEARING** – Bondurant Urban Renewal Area Plan Amendment
RESOLUTION NO. 14-131 – A Resolution to approve Urban Renewal Plan Amendment for the Bondurant Urban Renewal Area
- 15) **RESOLUTION NO. 14-132** – A Resolution approving the Plat of Survey for James and Beverly Belzer, 489 Lincoln Street, Southeast, Bondurant, Polk County, Iowa

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- 16) **RESOLUTION NO. 14-133** – A Resolution approving the Site Plan submitted by Midwest Underground Supply LLC, 1106 32nd Street, Southwest, Bondurant, Polk County, Iowa, for a new 12,960-square-foot accessory building located near the southeast corner of the property
- 17) **RESOLUTION NO. 14-134** – A Resolution approving the Proposal for Subdivision and Parkland Dedication Ordinance Study and Revisions by Hoisington Koegler Group Inc.
- 18) Discussion Item – Filling City Council Vacancy
- 19) Discussion Item – BRSC
- 20) Discussion Item – Tax Abatement
- 21) Discussion Item – December 2014 Goal Setting Session
- 22) Reports / Comments and appropriate action thereon:
 - a) Mayor
 - b) City Administrator
 - c) Council Members
- 23) Adjournment

BONDURANT CITY COUNCIL

REGULAR MEETING

August 04, 2014

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 04th day of August 2014, at 6:00 p.m.

Present: Mayor Keith Ryan
Council Member Brian Lohse
Council Member Amy Bogaards
Council Member Wes Enos
Council Member Eric Johnson
Council Member Curt Sullivan
City Administrator Mark Arentsen
City Attorney David Brick
Assistant to City Administrator Mary Rork-Watson

Notice of the meeting was posted at the Bondurant City Center, Casey's General Stores, Legacy Bank and the United States Post Office on August 01, 2014. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Roll call was taken and a quorum was declared. Mayor Ryan called the meeting to order at 6:00 p.m.

Mayor Ryan led the pledge of allegiance.

Motion was made by Council Member Bogaards, seconded by Council Member Johnson, to approve the agenda as presented. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion was made by Council Member Sullivan, seconded by Council Member Johnson, to approve the Consent Items consisting of the City Council Minutes of July 21, 2014; the Claims Report; Tax Abatement Applications for Randy Shane Bellon and Amanda Gilbert, 1314 13th Street, Southeast; Michael Cooper, 3241 Birch Street, Southwest; Jared Vanderlinden, 418 3rd Street, Southeast; Bondurant, Polk County, Iowa. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Polk County Sheriff's Department, Captain Schneider reported on recent activity in Bondurant including preparing a traffic plan for the schools and working with Kading Properties to find a solution to parking problems.

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Maury Ruble, Bondurant Community School District, explained to the Council Members that the Fireworks Display on August 22 is Bluejay Funatics Night, football scrimmage and ribbon cutting for the stadium and September 12 is Homecoming at Bondurant-Farrar as well as the football home opener.

Motion was made by Council Member Enos, seconded by Council Member Sullivan, to approve Resolution No. 14-118, a Resolution approving the supervised display of fireworks at Bondurant-Farrar High School on August 22, 2014, and September 12, 2014. Roll Call: Ayes: 5. Nays: 0. Motion carried.

City Administrator Mark Arentsen explained to the Council Members that the retainage fee for Larry Elwood Construction should include a deduction for seeding at the Bondurant Maintenance Garage.

Motion made by Council Member Lohse, seconded by Bogaards, to approve amended Resolution 14-119, a Resolution approving the Pay Request #2 from Larry Elwood Construction for Bondurant Maintenance Garage Addition in the amount of \$44,980.05, with an amended Retainage Fee for seeding. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Johnson, to approve Resolution 14-120, a Resolution Authorizing and Directing the City Administrator to Write Off Certain Bondurant Emergency Services as Non-Collectible Debts. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Lohse, to approve Resolution 14-121, a Resolution approving the appointment of Mark Arentsen and Lori Dunham as Contacts to represent the City of Bondurant with the Iowa Communities Assurance Pool (ICAP). Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Council Member Johnson, to approve Resolution 14-122, a Resolution approving the Construction Pay Estimate #2 Report from Howrey Construction for Chichaqua Valley Trail in the amount of \$265,592.98. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Council Member Sullivan, to approve Resolution 14-123, a Resolution for Partial Payment #2 in the amount of \$246,011.89, from Absolute Concrete for U.S. Highway 65 & Northeast 64th Street / 32nd Street, Southwest, Pavement Widening and Traffic Signals. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Council Member Sullivan, to approve Resolution 14-124, a Resolution approving the revision of City of Bondurant Zoning Code Subdivision Regulations, Chapter 180.04. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Council Member Lohse, to approve Resolution 14-125, a Resolution approving an Iowa Department of Transportation Change Order #1 for Absolute Concrete in the amount of \$3,762.00, for the PCC Pavement Widening and Traffic Signals. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Council Member Bogaards, seconded by Council Member Sullivan, to approve Resolution 14-126, a Resolution levying assessments for nuisance abatements for property located at 401 2nd Street, Southeast, Bondurant, Polk County, Iowa. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Mayor Ryan invited guests and Council Members to discuss the question of continuing or changing Tax Abatement in Bondurant. The following guests addressed the Council:

- Dan Moulton, Moulton & Associates, Realtors, 1720 NE 14th Court, Ankeny
- Creighton Cox, Home Builders Association of Greater Des Moines, 6751 Corporate Drive, Johnston
- Justin Washburn, VISTA, 2400 86th Street, Johnston
- Brian Curnes, Integrity Homes, 301 Center Place SW, Altoona

Comments from the Council Members included:

Council Member Bogaards – Importance of controlled growth to avoid overwhelming the school district and fire services. She found it disappointing to hear that tax abatement is the only incentive to moving to Bondurant and expressed her support of the quality school district.

Council Member Johnson – For a small community, tax abatement is important bonus for families buying a first home, particularly until the community can offer amenities or infrastructure like larger communities. Important for Council to conduct a thorough analysis of abatement decisions.

Council Member Sullivan – As East Polk County develops, Bondurant will see a lot more growth happening. Feels tax abatement is a good incentive.

Council Member Enos – Amenities are driven by population. The community needs to continue to grow, and agrees that a main goal is being able to service community members. Bondurant isn't near the point of phasing out abatement.

Council Member Lohse – Drive commercial development, need to drive diversity of homes for resell value. Where do citizens step up to? Need bigger homes. Agrees an important issue is growth putting pressure on school district, fire department and future police department. Not in favor of getting rid of it.

City Administrator Arentsen – City has reduced abatement amount twice since 2006. The City could consider reducing the increment amount since Bondurant's amount is pretty aggressive.

Mayor Ryan suggested forming a committee to continue analyzing the information about the abatement. The committee should involve different community members from various fields and invitations will be extended to those who attended the meeting or sent emailed comments to the Council Members. Mayor Ryan thanked the guests for taking time to speak and participate.

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

- Mayor Ryan – no comment.

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

- Site work for trail paving is continuing and is about 70 percent finished. Paving contractors will be here Wednesday.
- Work on the intersection continues. Installation of the signals will require the rest of the project schedule. This project has a penalty clause.
- Equipment for the playgrounds at Renaud Ridge, Wisteria Heights and Lincoln Heights has been delivered. Site work for the playgrounds is taking some time and Wolf Creek still needs to submit a plat of survey designating the playground.
- A proposal has been received from Midwest Underground to build an equipment storage building. The proposal will be presented at the next Planning and Zoning meeting.
- BDI Arts and Recreation will submit an independent application for City entryway improvements to Prairie Meadows Community Betterment Grant to increase chance for funding.

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

- Council Member Sullivan – no comment.
- Council Member Johnson – no comment.
- Council Member Enos – will be working in Kansas City through Nov. 1. He will try to get back for meetings but will probably need to Skype at least once.
- Council Member Bogaards – She and Mark met with a representative from Kading Properties and it was decided that before moving forward on Lincoln Estates II, Kading Properties needs to hire an onsite property manager at Lincoln Estates I as they had said previously they would and meet with the Polk County Sheriff's Department regarding the parking situation on the property. They were also asked to prepare blueprints showing 2-3 footprints for building.

In about 18 months, City Administrator Arentsen plans on retiring from his position, and the Council Members should start a transition plan and a formula for hiring a new City Administrator.

- Council Member Lohse – BDI and other city officials from Altoona and Mitchellville will meet Thursday at Prairie Meadows to discuss the future of EPRD.

The following item(s) were discussed as part of City Attorney Brick's comments:

- City Attorney Brick – no comment.

Motion was made by Council Member Bogaards, seconded by Council Member Sullivan, to adjourn said meeting at 7:30 p.m. Roll Call: Ayes: 5. Nays: 0. Motion carried.

Mary Rork-Watson, Asst. to City Administrator

ATTEST:

Keith Ryan, Mayor

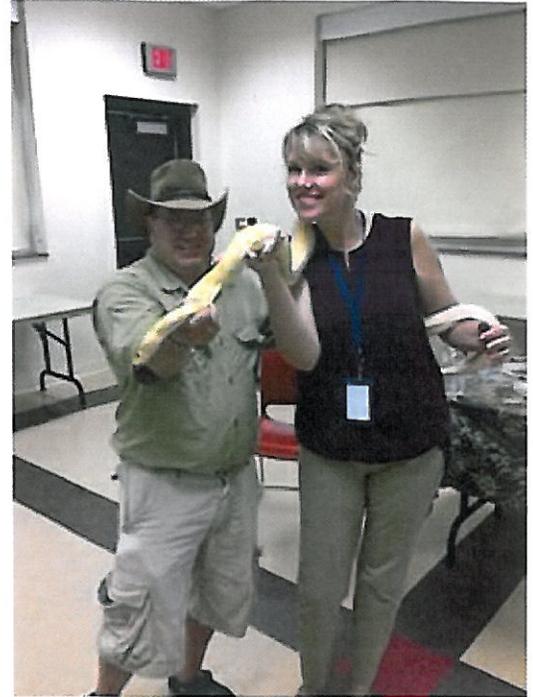
(SEAL)

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 Mayor and City Council on August 04, 2014, 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 written form and available for public inspection within ten business days and prior to the next convened meeting of said body.

Keith Ryan, Mayor

- **Librarian Report- August 2014**

- Summer Reading Program wrapped up for the library the first week of August. Total participants for the summer were: 504 total patrons, 318 4th graders and younger, 145 5th grade and up, and 41 adults. We are still adding up the number of hours that was read by all who participated this summer. But we do know that 625 attended the 9 special programs that were held every Monday in June and July. The library staff reached 585 people in outreach programs this summer to Birds Nest, Kids' Academy and Courtyard Estates. 447 attended Story Times this summer and 47 attended additional adult programming this summer.
- The library now has new furniture in the gaming area of the library and a new library table for patrons to spread out and work at. These items were paid for by State funded Enrich Iowa Program, and are already being well used.



The ThinkLite project is almost complete. The can light bulbs in the staff/front desk area have yet to come in but the balance of the LED lights are all installed. The balance of the project is expected to be done by the end of August.

Librarian Jenny and Snakes Alive holding a very large snake. The kids loved being able to touch this animal!

Stats for July

- Total Circulation for the month 4573 up 442 check outs from last month.
- On-line usage (e-Books, Downloadable music, Tumblebooks, Freegal (music), Reference USA, EBSCO, Learning Express) 480.
- Door Count 3938 up 762 from last year.
- Assisting patrons by phone, with the catalog, computers, etc. 523 pretty much the same as last year.
- Story times 10 were held with 253 in attendance.
- Outreach to Daycare and preschools in community reached 263 children this month. Visits are made each Friday to Kids Academy and three sessions at the Birdsnest, including a book discussion group with 4th to 6th graders that has 20+ children attending. What fun.
- Total programming attendance for adults, youth and children 876.
- Website visits 540, last year 619.
- Internet usage in house 314. But wi-fi usage was 58 and iPad usage 1.
- Meeting room usage 9 (does not include library programs) last year 12.
- Issued 42 new library cards. Last year we issued 56 cards during the month of July.
- The library did 21 requests for materials from other libraries and provided 24 to other libraries.
- 348 items were added to the collection and 421 were removed.

CITY OF BONDURANT

Board of Adjustment Meeting

May 13, 2014

Meeting 14-02

A regular meeting of the City of Bondurant Board of Adjustment was held in City Hall at the Bondurant City Center on the 13th day of May 2014, at 5:00 p.m.

Present: Board Chair Leo Kolo
Board Member Greg Hanson
Board Member Brian Wells
City Administrator Mark Arentsen
Deputy City Clerk Michelle Wells

Absent: Board Member Kris Klinker
Board Member Dave McGrath

Notice of the meeting was posted at the Bondurant City Center, Casey's General Stores, Legacy Bank and the United States Post Office on April 30, 2014. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Board Chair Kolo called the meeting to order at 5:00 p.m. Roll call was taken and a quorum was declared.

Motion made by Board Member Wells, seconded by Board Member Hanson, to approve the agenda, as presented. Roll call: Ayes: 3. Nays: 0. Motion carried.

Motion made by Board Member Hanson, seconded by Board Member Wells, to approve the minutes of April 08, 2014. Roll Call: Ayes: 3. Nays: 0. Motion carried.

Board Chair Kolo announced the next agenda item was a **PUBLIC HEARING** to consider a request for a variance to Chapter 178.03(4) of the Zoning Code to construct a 23' x 5.5' mudroom to the existing dwelling at 503 Deer Ridge Drive, Northwest, Bondurant, Polk County, Iowa.

Chad Greene, 503 Deer Ridge Drive, Northwest, requested an 8"-10" variance to allow construction of a 5.5' wide addition along the north side of his home. He said there is no longer room for the family's personal items without cluttering up the kitchen area. He wants to construct storage cabinets / lockers for at least two people to walk past each other. If the addition is approved, the siding would be 4'4" from the property line but 5' away from the existing fence. The property owners at 505 Deer Ridge Drive, Northwest, do not foresee a problem with the addition.

Motion made by Board Member Wells, seconded by Board Member Kolo, to approve Resolution BA 14-02, a Resolution granting a variance to construct a 23' x 5.5' mudroom to the existing

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May 13, 2014
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dwelling at 503 Deer Ridge Drive, Northwest, Bondurant, Polk County, Iowa. Roll Call: Wells-Yes, Kolo-Yes, Hanson-Yes. Motion carried.

Motion made by Board Member Hanson, seconded by Board Member Wells, to adjourn said meeting. Roll Call: Ayes: 3. Nays: 0. Motion carried. Board Chair Kolo declared the meeting adjourned at 5:16 p.m.

Michelle Wells, Deputy City Clerk

ATTEST:

Leo Kolo, Board Chair

CITY OF BONDURANT
PLANNING AND ZONING COMMISSION
MINUTES

A meeting of the City of Bondurant Planning and Zoning Commission was held in the Community Room at the Bondurant City Center on July 10, 2014, at 6:00 p.m.

Present: Commission Vice Chair Roy McCleary
 Commission Member Michele Bailey
 Commission Member Brian Clayton
 Commission Member Jennifer Keeler
 Commission Member Jeff Kromrie
 City Administrator Mark Arentsen
 Assistant to City Administrator Mary Rork-Watson
 Finance Director Lori Dunham

Absent: Commission Chair Dave Higgins
 Commission Member Judi Mendenhall

Notice of the meeting was posted at the Bondurant City Center, Casey's General Stores, Legacy Bank and the Bondurant Post Office on July 8, 2014. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Commission Vice Chair Roy McCleary called the meeting to order at 6:00 p.m. Roll call was taken and a quorum was declared. Motion made by Commission Member Bailey seconded by Commission Member Keeler, to approve the agenda as presented. Roll call: Ayes: 5. Nays: 0. Motion carried.

Motion made by Commission Member Bailey, seconded by Commission Member Kromrie, to approve the Planning and Zoning Commission Minutes of June 12, 2014. Roll call: Ayes: 5. Nays: 0. Motion carried.

Brad Scheib, Hoisington Koegler Group, Inc., clarified information about the zoning recommendations presented at the June 12, 2014, meeting. He answered questions regarding the zoning map changes and the building size issue for R-1 properties brought up at the last meeting.

Mr. Scheib will prepare a timeline for the process for officially adopting the zoning map recommendations including preparing FAQs for public awareness, conducting public hearings and presenting the changes to the City Council.

City Administrator Arentsen led a discussion regarding a small area study to be led by Hoisington Kogler Group Inc., to reach agreement on the location and general character of key systems. This study will require meetings with key property owners, general block patterns, collector road alignments and park locations. The findings will help the City meet its goals addressed in the Comprehensive Plan and have a plan in place for developers of new areas.

The following items were discussed as part of Commission Members' comments:

- Commission Member Kromrie – No comment.
- Commission Member Clayton – Discussed developer interest in the property north of the high school and the requirement for sewer extension.
- Commission Member Bailey – Asked about potential development of the former Union 76 property.
- Commission Member Keeler – No comment.

The following item was discussed as part of Commission Vice Chair McCleary's comments:

- Commission Vice Chair McCleary had no comments.

The following item was discussed as part of City Administrator Arentsen's comments:

- City Administrator Arentsen had no comments.

Motion made by Commission Member Keeler, seconded by Commission Member Bailey, to adjourn the meeting. Roll call: Ayes: 5. Nays: 0. Motion carried. Commission Vice Chair McCleary declared the meeting adjourned at 7:15 p.m.

Mary Rork-Watson, Assist. to City Administrator

ATTEST:

Roy McCleary, Commission Vice Chair

CHECK NO	DATE	EMP NO	PAY TO THE ORDER OF	CHECK AMOUNT	CLEARED	VOIDED	MANUAL
1			LEGACY BANK				
45785	8/15/2014	8402	MARK J ARENTSEN	2792.88			
45786	8/15/2014	3129	MARGARET L CHRISTIAN	443.14			
45787	8/15/2014	5103	PATRICK COLLISON	1788.30			
45788	8/15/2014	3106	SHELLEY KESLING	532.27			
45789	8/15/2014	9132	JOSEPH A KOKE	49.87			
45790	8/15/2014	3131	ALIVIA A NELSON	26.78			
45791	8/15/2014	5109	MICHELLE WELLS	1261.66			

				6894.90			
			ACH TRANSACTIONS				
61501	8/15/2014	7101	KENNETH E GROVE	1467.72			
61601	8/15/2014	7104	BOYCE BAILEY	924.74			
61701	8/15/2014	9127	CLAYTON S BECK	58.18			
61801	8/15/2014	4130	RONALD J BROWN	679.76			
61901	8/15/2014	3118	JENNIFER CAMPBELL	926.78			
62001	8/15/2014	9146	TREY M DUIT	26.32			
62101	8/15/2014	5113	LORI DUNHAM	1362.97			
62201	8/15/2014	5118	SHELBY HAGAN	1068.69			
62301	8/15/2014	7105	DAVID HIGGINS	996.81			
62401	8/15/2014	9126	KYNDRA JOHNSON	25.39			
62501	8/15/2014	4135	JOSH D JONES	591.20			
62601	8/15/2014	9133	MYLES J LAVEN	58.18			
62701	8/15/2014	9150	ANDREW J MEEK	62.79			
62801	8/15/2014	4136	LOGAN D MITCHELL	542.41			
62901	8/15/2014	3130	MARILYN M O'BRIEN	445.82			
63001	8/15/2014	9119	TANNER M PERRY	52.64			
63101	8/15/2014	5119	MISTY L RICHARDSON-KUGLER	200.00			
63102	8/15/2014	5119	MISTY L RICHARDSON-KUGLER	5.00			
63103	8/15/2014	5119	MISTY L RICHARDSON-KUGLER	736.88			
63201	8/15/2014	5120	MARY R RORK-WATSON	994.06			
63301	8/15/2014	3128	JILL C SANDERS	1309.39			
63401	8/15/2014	1478	PATRICIA E SMITH	219.93			

				12755.66			
			BANK TOTAL	19650.56			
			REPORT TOTAL	19650.56			

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN	CHCK	CK SQ
LEGACY BANK													
1715 A KING'S THRONE													
A-19731	1 I	8/19/2014	8/19/2014	KYBOS	218.00		218.00		218.00	001			1
								001-440-6415	RENTAL EQUIPMENT				
A-19732	1 I	8/19/2014	8/19/2014	KYBOS	218.00		218.00		218.00	001			1
								001-430-6415	RENTAL EQUIPMENT-KYBOS				
				** VENDOR TOTALS *	436.00		436.00		436.00				
1230 ACME ELECTRIC COMPANIES													
2773631	1 I	8/19/2014	8/19/2014	CHAIN SAW CHAIN	15.99		15.99		15.99	110			1
								110-210-6507	OPERATING SUPPLIES				
2780421	1 I	8/19/2014	8/19/2014	SHARPEN CHAIN SAW CHAIN	24.00		24.00		24.00	110			1
								110-210-6350	OPERATIONAL EQUIPMENT REPAIR				
				** VENDOR TOTALS *	39.99		39.99		39.99				
20 ALTOONA HARDWARE													
31 714	1 I	8/19/2014	8/19/2014	TOOLS	10.45		10.45		10.45	001			1
								001-430-6507	OPERATING SUPPLIES				
	2 I			TOOLS	10.50		10.50		10.50	110			1
								110-210-6507	OPERATING SUPPLIES				
	3 I			LIQUID WRENCH	12.48		12.48		12.48	600			1
								600-811-6507	OPERATING SUPPLIES				
				* INVOICE TOTALS	33.43		33.43		33.43				
				** VENDOR TOTALS *	33.43		33.43		33.43				
1147 BAKERIS ROOFING & CONSTRUCTION													
304710	1 I	8/19/2014	8/19/2014	REPAIR ROOF DRAINS-2	1687.00		1687.00		1687.00	001			1
								001-650-6310	BUILDING MAINTENANCE & REPAIR				
304803	1 I	8/19/2014	8/19/2014	NORTH ATRIUM ROOF DRAIN	881.00		881.00		881.00	001			1
								001-650-6310	BUILDING MAINTENANCE & REPAIR				
				** VENDOR TOTALS *	2568.00		2568.00		2568.00				
1742 BAUER BUILT TIRE													
270054815	1 I	8/19/2014	8/19/2014	12R225 H HDR2-4TIRES,MO	3504.28		3504.28		3504.28	001			1
								001-150-6332	VEHICLE REPAIRS				
270055996	1 I	8/19/2014	8/19/2014	TIRE REPAIR-DUMP TRUCK	122.50		122.50		122.50	110			1
								110-210-6350	OPERATIONAL EQUIPMENT REPAIR				
				** VENDOR TOTALS *	3626.78		3626.78		3626.78				
1585 BIG GREEN UMBRELLA MEDIA INC													
332485	1 I	8/19/2014	8/19/2014	IOWA LIVING MAGAZINE-JU	525.00		525.00		525.00	001			1
								001-621-6402	ADVERTISING-PUBLICATIONS				
	2 I			IOWA LIVING MAGAZINE-JU	175.00		175.00		175.00	741			1
								741-865-6402	ADVERTISING-PUBLICATIONS				
				* INVOICE TOTALS	700.00		700.00		700.00				
				** VENDOR TOTALS *	700.00		700.00		700.00				
1452 BONDURANT AUTO BODY													
2036	1 I	8/19/2014	8/19/2014	REPAIR TAILGATE HINGES-	478.14		478.14		478.14	001			1
								001-440-6350	EQUIPMENT REPAIR				
				** VENDOR TOTALS *	478.14		478.14		478.14				

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN	CHCK	SQ	CK

65 BONDURANT DEVELOPMENT INC.														
1405	1 I	8/19/2014	8/19/2014	FY15 CONTRIBUTION	5000.00		5000.00		5000.00	001				1
								001-520-6490	PROFESSIONAL SERVICES					
				** VENDOR TOTALS *	5000.00		5000.00		5000.00					
1537 BOUND TREE MEDICAL LLC														
81497992	1 I	8/19/2014	8/19/2014	SUPPLIES	28.20		28.20		28.20	001				1
								001-160-6507	OPERATING SUPPLIES					
				** VENDOR TOTALS *	28.20		28.20		28.20					
999999999 2427 BOY SCOUT TROOP 10														
07282014	1 I	8/19/2014	8/19/2014	FLAGS	66.00		66.00		66.00	001				1
								001-450-6507	OPERATING SUPPLIES					
	2 I			FLAGS	55.00		55.00		55.00	001				1
								001-650-6399	RENTAL PROPERTY EXPENSES					
	3 I			FLAGS	49.50		49.50		49.50	001				1
								001-150-6507	OPERATING SUPPLIES					
	4 I			FLAGS	85.50		85.50		85.50	001				1
								001-430-6507	OPERATING SUPPLIES					
	5 I			FLAGS	49.50		49.50		49.50	001				1
								001-650-6507	OPERATING SUPPLIES					
				* INVOICE TOTALS	305.50		305.50		305.50					
				** VENDOR TOTALS *	305.50		305.50		305.50					
73 BRICK GENTRY P.C.														
182477	1 I	8/19/2014	8/19/2014	LEGAL FEES	1102.50		1102.50		1102.50	001				1
								001-640-6411	LEGAL EXPENSE					
182478	1 I	8/19/2014	8/19/2014	LEGAL FEES	150.00		150.00		150.00	001				1
								001-640-6411	LEGAL EXPENSE					
				** VENDOR TOTALS *	1252.50		1252.50		1252.50					
145 DIAM PEST CONTROL														
08082014	1 I	8/19/2014	8/19/2014	PEST CONTROL	75.00		75.00		75.00	001				1
								001-150-6499	CONTRACT SERVICES					
267324	1 I	8/19/2014	8/19/2014	PEST CONTROL	75.00		75.00		75.00	001				1
								001-650-6499	CONTRACT SERVICES					
				** VENDOR TOTALS *	150.00		150.00		150.00					
144 DES MOINES WATER WORKS														
8602170814	1 I	8/19/2014	8/19/2014	BACTI SAMPLES	40.00		40.00		40.00	600				1
								600-811-6389	TESTING & ANALYSIS					
				** VENDOR TOTALS *	40.00		40.00		40.00					
1022 DORSEY & WHITNEY LLP														
1950981	1 I	8/19/2014	8/19/2014	LEGAL SERVICES-WATER PU GO WATER BOND;WATER REV	18270.65		18270.65		18270.65	600				1
								600-812-6411	LEGAL EXPENSE					
				** VENDOR TOTALS *	18270.65		18270.65		18270.65					
1737 TREY DUIT														
08142014	1 I	8/19/2014	8/19/2014	MILEAGE REIMB-6/25-7/27	12.32		12.32		12.32	001				1
								001-440-6450	MILEAGE REIMBURSEMENT					
				** VENDOR TOTALS *	12.32		12.32		12.32					

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN CHCK	CK SQ
160 FARMERS COOPERATIVE												
4190410	1 I	8/19/2014	8/19/2014	BARN LIME	5.95		5.95		5.95	610		1
								610-816-6507	OPERATING SUPPLIES			
				** VENDOR TOTALS *	5.95		5.95		5.95			
1079 FAST SIGNS												
42-75789	1 I	8/19/2014	8/19/2014	SPONSOR SIGN-DSM PEDIAT	165.00		165.00		165.00	001		1
								001-440-6402	ADVERTISING-PUBLICATIONS			
				** VENDOR TOTALS *	165.00		165.00		165.00			
913 G & L CLOTHING												
2-154699	1 I	8/19/2014	8/19/2014	JEANS-2-GROVE	77.38		77.38		77.38	110		1
								110-210-6181	UNIFORMS			
				** VENDOR TOTALS *	77.38		77.38		77.38			
1755 GARLAND'S INC												
5310856	1 I	8/19/2014	8/19/2014	CHALK MACHINE WHEELS-2	44.00		44.00		44.00	001		1
								001-440-6350	EQUIPMENT REPAIR			
5310998	1 I	8/19/2014	8/19/2014	CHALK MACHINE WHEELS-2	44.00		44.00		44.00	001		1
								001-440-6350	EQUIPMENT REPAIR			
				** VENDOR TOTALS *	88.00		88.00		88.00			
1363 GIT-N-GO CONVENIENCE STORES												
41004 714	1 I	8/19/2014	8/19/2014	FUEL	90.08		90.08		90.08	110		1
								110-210-6331	VEHICLE OPERATIONS			
				** VENDOR TOTALS *	90.08		90.08		90.08			
1310 GREAT AMERICAN OUTDOOR												
696718	1 I	8/19/2014	8/19/2014	PUNCTURED RADIATOR-JD10	642.19		642.19		642.19	001		1
								001-440-6350	EQUIPMENT REPAIR			
				** VENDOR TOTALS *	642.19		642.19		642.19			
783 GREATER DES MOINES PARTNERSHIP												
401-7155	1 I	8/19/2014	8/19/2014	AFFILIATE DINNER-DC TRI	90.00		90.00		90.00	001		1
								001-520-6240	MEETINGS & CONFERENCES			
				** VENDOR TOTALS *	90.00		90.00		90.00			
205 HUBER GRADING												
18004	1 I	8/19/2014	8/19/2014	HAUL ROCK;GRADE-PLEASAN	581.60		581.60		581.60	110		1
								110-210-6417	STREET MAINTENANCE			
				** VENDOR TOTALS *	581.60		581.60		581.60			
230 IOWA ONE CALL												
163764	1 I	8/19/2014	8/19/2014	LOCATES	154.90		154.90		154.90	600		1
								600-812-6490	PROFESSIONAL SERVICES			
				** VENDOR TOTALS *	154.90		154.90		154.90			
223 IOWA DEPT OF NATURAL RESOURCES												
07312014	1 I	8/19/2014	8/19/2014	IOWA OPER CERT EXAM2-HI	30.00		30.00		30.00	610		1
								610-816-6230	TRAINING			
				** VENDOR TOTALS *	30.00		30.00		30.00			
1757 J & G BUILDERS												
08062014	1 I	8/19/2014	8/19/2014	REIMB SEWER PERMIT FEE-	300.00		300.00		300.00	610		1

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN	CHCK	CK SQ
					610-817-6450		REFUNDS-REIMBURSEMENTS						
2	I			REIMB SIDEWALK PERMIT F	10.00		10.00		10.00	001			1
					001-621-6450		REFUNDS-REIMBURSEMENTS						
				* INVOICE TOTALS	310.00		310.00		310.00				
				** VENDOR TOTALS *	310.00		310.00		310.00				
1756 JRS EXCAVATING LLC													
468	1	I	8/19/2014	8/19/2014 DRAIN;TILE W/GRATES;GRA WISTERIA HTS PARK	6000.00		6000.00		6000.00	335			1
					335-430-6791		WISTERIA HEIGHTS PARK						
				** VENDOR TOTALS *	6000.00		6000.00		6000.00				
1167 KEY COOPERATIVE													
10315	714	1	I	8/19/2014	8/19/2014 FUEL	331.55		331.55	331.55	001			1
					001-150-6331		VEHICLE OPERATIONS						
2	I			FUEL	331.55		331.55		331.55	001			1
					001-160-6331		VEHICLE OPERATIONS						
3	I			FUEL	258.49		258.49		258.49	600			1
					600-811-6331		VEHICLE OPERATIONS						
4	I			FUEL	258.49		258.49		258.49	610			1
					610-816-6331		VEHICLE OPERATIONS						
5	I			FUEL	1260.31		1260.31		1260.31	110			1
					110-210-6331		VEHICLE OPERATIONS						
6	I			FUEL	512.18		512.18		512.18	001			1
					001-430-6331		VEHICLE OPERATIONS						
7	I			FUEL	164.43		164.43		164.43	741			1
					741-865-6331		VEHICLE OPERATIONS						
8	I			FUEL	36.10		36.10		36.10	001			1
					001-440-6331		VEHICLE OPERATIONS						
9	I			FUEL	24.53		24.53		24.53	001			1
					001-350-6507		OPERATING SUPPLIES						
				* INVOICE TOTALS	3177.63		3177.63		3177.63				
				** VENDOR TOTALS *	3177.63		3177.63		3177.63				
251 KEYSTONE LABORATORIES													
1X06471	1	I	8/19/2014	8/19/2014 COLIFORM SAMPLES	264.00		264.00		264.00	600			1
					600-811-6389		TESTING & ANALYSIS						
				** VENDOR TOTALS *	264.00		264.00		264.00				
1655 LAWN DOCTOR													
12978	1	I	8/19/2014	8/19/2014 WEED;FERTILIZER APPLC-D	106.00		106.00		106.00	001			1
					001-430-6320		GROUNDS MAINTENANCE & REPAIR						
				** VENDOR TOTALS *	106.00		106.00		106.00				
842 MENARDS													
58443	1	I	8/19/2014	8/19/2014 SUPPLIES-SCHOOL CROSSIN DO NOT ENTER	24.98		24.98		24.98	001			1
					001-210-6499		STREET REIMBURSABLE EXPENSES						
2	I			SUPPLIES-SCHOOL CROSSIN	24.99		24.99		24.99	110			1
					110-210-6509		POSTS & STREET SIGNS						
				* INVOICE TOTALS	49.97		49.97		49.97				

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN	CHCK	CK SQ
** VENDOR TOTALS *					49.97		49.97		49.97				
1754 METAL MASTERS													
2784a	1 I	8/19/2014	8/19/2014	REPAIR HITCH PLATE-CHIP	685.00		685.00		685.00	110			1
								110-210-6350	OPERATIONAL EQUIPMENT REPAIR				
** VENDOR TOTALS *					685.00		685.00		685.00				
1704 MID-IOWA SERVICE CO INC													
8661	1 I	8/19/2014	8/19/2014	SHOP FURNACE REPAIR	248.85		248.85		248.85	110			1
								110-210-6310	BUILDING & GROUND MAINTENANCE				
	2 I			SHOP FURNACE REPAIR	248.85		248.85		248.85	001			1
								001-430-6310	BUILDING MAINTENANCE & REPAIR				
	3 I			SHOP FURNACE REPAIR	106.65		106.65		106.65	600			1
								600-811-6310	BUILDING & GROUND MAINTENANCE				
	4 I			SHOP FURNACE REPAIR	106.65		106.65		106.65	610			1
								610-816-6310	BUILDING MAINTENANCE & REPAIR				
* INVOICE TOTALS					711.00		711.00		711.00				
** VENDOR TOTALS *					711.00		711.00		711.00				
291 MIDAMERICAN ENERGY													
18021 814	1 I	8/19/2014	8/19/2014	SERVICES	39.22		39.22		39.22	001			1
								001-210-6371	ELECTRIC/GAS				
	2 I			SERVICES	380.99		380.99		380.99	110			1
								110-210-6371	ELECTRIC / GAS				
	3 I			SERVICES	160.43		160.43		160.43	610			1
								610-816-6371	ELECTRIC / GAS				
	4 I			SERVICES	252.21		252.21		252.21	001			1
								001-150-6371	ELECTRIC / GAS				
	5 I			SERVICES	252.20		252.20		252.20	001			1
								001-160-6371	ELECTRIC / GAS				
	6 I			SERVICES	159.22		159.22		159.22	001			1
								001-430-6371	ELECTRIC / GAS				
	7 I			SERVICES	1000.00		1000.00		1000.00	001			1
								001-410-6371	ELECTRIC / GAS				
	8 I			SERVICES	363.37		363.37		363.37	610			1
								610-815-6371	ELECTRIC / GAS				
	9 I			SERVICES	456.49		456.49		456.49	001			1
								001-650-6371	ELECTRIC / GAS				
	10 I			SERVICES	3976.78		3976.78		3976.78	110			1
								110-210-6372	STREET LIGHTS				
	11 I			SERVICES	151.36		151.36		151.36	001			1
								001-440-6371	ELECTRIC / GAS				
* INVOICE TOTALS					7192.27		7192.27		7192.27				
** VENDOR TOTALS *					7192.27		7192.27		7192.27				
286 METRO WASTE AUTHORITY													
70004601	1 I	8/19/2014	8/19/2014	LARGE ITEM STICKERS-25	125.00		125.00		125.00	670			1
								670-840-6580	MISCELLANEOUS				
** VENDOR TOTALS *					125.00		125.00		125.00				
322 OFFICE DEPOT INC													
4172978001	1 I	8/19/2014	8/19/2014	LABELS;POST-ITS;MARKER	53.45		53.45		53.45	001			1

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN	CHCK	CK SQ
4173049001	1 I	8/19/2014	8/19/2014	MARKER	9.39		9.39		9.39	001			1
								001-410-6506	OFFICE SUPPLIES				
				** VENDOR TOTALS *	62.84		62.84		62.84				
				337 POLK COUNTY TREASURER									
5587	1 I	8/19/2014	8/19/2014	JULY 2014 LAW ENFORCEME	36670.00		36670.00		36670.00	001			1
								001-410-6506	OFFICE SUPPLIES				
				** VENDOR TOTALS *	36670.00		36670.00		36670.00				
				346 PORTER HARDWARE									
C33349	1 I	8/19/2014	8/19/2014	PLEXIGLASS-CONCESSION W	20.87		20.87		20.87	001			1
								001-440-6310	BUILDING MAINTENANCE & REPAIR				
				** VENDOR TOTALS *	20.87		20.87		20.87				
				967 PRAIRIE AG SUPPLY									
01-37086	1 I	8/19/2014	8/19/2014	REPAIR EST-SCAG	30.86		30.86		30.86	001			1
								001-440-6350	EQUIPMENT REPAIR				
01-37175	1 I	8/19/2014	8/19/2014	REPAIR STUMP JUMPER-LAN	698.53		698.53		698.53	110			1
								110-210-6350	OPERATIONAL EQUIPMENT REPAIR				
				** VENDOR TOTALS *	729.39		729.39		729.39				
				1525 REGISTER MEDIA									
8014295	1 I	8/19/2014	8/19/2014	PUBLIC NOTICE-SALE OF H	18.98		18.98		18.98	335			1
								335-430-6796	CITY PARK-200 LINCOLN SE				
	2 I			ORD 14-208 PARKING	30.19		30.19		30.19	110			1
								110-210-6402	ADVERTISING-PUBLICATIONS				
	3 I			PUBLISHING	753.29		753.29		753.29	001			1
								001-621-6402	ADVERTISING-PUBLICATIONS				
				* INVOICE TOTALS	802.46		802.46		802.46				
				** VENDOR TOTALS *	802.46		802.46		802.46				
				1395 SPINUTECH									
18654	1 I	8/19/2014	8/19/2014	DOMAIN NAME RENEWAL	70.00		70.00		70.00	001			1
								001-621-6419	COMPUTER SUPPORT				
				** VENDOR TOTALS *	70.00		70.00		70.00				
				1535 TEAM SERVICES INC									
1780601-0	1 I	8/19/2014	8/19/2014	CONSTRUCTION TESTING SR CHICHAQUA VALLEY TRAIL	684.43		684.43		684.43	319			1
								319-210-6490	PROFESSIONAL SERVICES				
				** VENDOR TOTALS *	684.43		684.43		684.43				
				525 US CELLULAR									
47538312	1 I	8/19/2014	8/19/2014	CELL PHONES	28.13		28.13		28.13	001			1
								001-621-6373	TELECOMMUNICATION EXPENSE				
	2 I			CELL PHONES	78.83		78.83		78.83	600			1
								600-812-6373	TELECOMMUNICATION EXPENSE				
	3 I			CELL PHONES	28.98		28.98		28.98	610			1
								610-817-6373	TELECOMMUNICATION EXPENSE				
	4 I			CELL PHONES	50.69		50.69		50.69	610			1
								610-816-6373	TELECOMMUNICATION EXPENSE				
	5 I			CELL PHONES	74.50		74.50		74.50	110			1

INVOICE#/LN	TY	DUE DATE	INV DATE	REFERENCE	GROSS	DISCOUNT	NET	DISCOUNT TAKEN	PAYMENT AMOUNT	DIST	MAN	CHCK	SQ	CK
								110-210-6373	TELECOMMUNICATION EXPENSE					
6	I			CELL PHONES	52.80		52.80		52.80	001			1	
								001-430-6373	TELECOMMUNICATION EXPENSE					
7	I			CELL PHONES	125.88		125.88		125.88	001			1	
								001-150-6373	TELECOMMUNICATION EXPENSE					
8	I			CELL PHONES	125.88		125.88		125.88	001			1	
								001-160-6373	TELECOMMUNICATION EXPENSE					
9	I			CELL PHONES	20.69		20.69		20.69	741			1	
								741-865-6373	TELECOMMUNICATIONS EXPENSE					
				* INVOICE TOTALS	586.38		586.38		586.38					
				** VENDOR TOTALS *	586.38		586.38		586.38					
				1622 VAN WALL EQUIPMENT INC										
10478	1	I	8/19/2014	8/19/2014 TRACTOR-JD3039R 1LV3039RJEH110310	23093.39		23093.39		23093.39	110			1	
								110-210-6799	CAPITAL OUTLAY					
				** VENDOR TOTALS *	23093.39		23093.39		23093.39					
				957 CITY OF DES MOINES										
22613	1	I	8/19/2014	8/19/2014 WRA EXPENSE	34287.40		34287.40		34287.40	610			1	
								610-817-6413	PAYMENT TO OTHER AGENCIES					
				** VENDOR TOTALS *	34287.40		34287.40		34287.40					
				BANK TOTALS	150494.64		150494.64		150494.64					
				TOTAL MANUAL CHECKS					.00					
				TOTAL E-PAYMENTS					.00					
				TOTAL PURCH CARDS					.00					
				TOTAL OPEN PAYMENTS					150494.64					
				GRAND TOTALS	150494.64		150494.64		150494.64					
				Interim Warrants					8,484.12					
				Total					<u>158,978.76</u>					

**CITY OF BONDURANT
INTERIM WARRANT LIST
August 18, 2014**

DATE	VENDOR - REFERENCE	ACCOUNT CODE	TOTALS
08/04/14	Leonard Drabek - Softball umpire 8/03/14	001-430-6599	50.00
08/04/14	Polk County Clerk of Court - Hall Stipulated Consent Decree Order	600-812-6580	585.00
08/11/14	John Parsons - Softball umpire 8/10/14	001-430-6599	50.00
08/15/14	IRS USA tax payment - Federal/FICA		7,799.12
		Total	8,484.12

CITY OF BONDURANT

RESOLUTION NO. 14-127

A RESOLUTION RECOGNIZING THE ACCOMPLISHMENTS OF THE BONDURANT-FARRAR LADY JAYS 2014 SOFTBALL TEAM

WHEREAS, The Bondurant-Farrar Lady Jays 2014 Softball Team continues to demonstrate that sportsmanship and hard work are traits characterized by champions; AND

WHEREAS, The Bondurant-Farrar Lady Jays Softball Team's extraordinary efforts to achieve excellence not only as athletes but as positive members of their school and community inspire the Bondurant community; AND

WHEREAS, The Bondurant-Farrar Lady Jays Softball Team coaching staff provide leadership and guide the team through losses and forward to the next challenge; AND

WHEREAS, The Bondurant-Farrar Lady Jays Softball Team fans are strong supporters of the Team

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, in session this 18th day of August 2014 that it hereby expresses its hearty congratulations to the Bondurant-Farrar Lady Jays Softball Team members and coaches for ending the 2014 season as State Runners-up in the 3A Softball State Championship and also expresses its hope that the Bondurant-Farrar Lady Jays Softball Team will continue to reign as athletic champions and positive role models for many years to come.

Passed this ____ day of _____, 20____,

By: _____

Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

CITY OF BONDURANT

RESOLUTION NO. 14-128

A RESOLUTION EXPRESSING APPRECIATION TO TODD WILSON FOR SERVICE AS A MEMBER OF THE BONDURANT RECREATIONAL SPORTS COMPLEX BOARD

WHEREAS, Todd Wilson served as a member of the Bondurant Recreational Sports Complex (BRSC) Board from its inception in October 2011 until now; AND

WHEREAS, Todd Wilson was actively involved in Kinney Park activities prior to the establishment of BRSC; AND

WHEREAS, Todd Wilson was instrumental in the design of the new concession stand at BRSC; AND

WHEREAS, Todd Wilson has invested countless volunteer hours in support of youth sports activities over many years; AND

WHEREAS, Todd Wilson's efforts have significantly increased the use of BRSC facilities by teams from around the state AND

WHEREAS, BRSC is now recognized as one of the finest youth baseball and softball facilities in Central Iowa

NOW THEREFORE BE IT RESOLVED, by the City of Bondurant City Council in session this 18th day August 2014, that it hereby expresses its sincere appreciation to Todd Wilson for his significant and long lasting contributions to the success and expansion of the Bondurant Recreational Sports Complex facilities. BRSC would not be what it is today without his efforts.

Passed this ____ day of _____, 20____,

By: _____
Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

CITY OF BONDURANT

RESOLUTION NO. 14-129

RESOLUTION OF APPRECIATION FOR ERIC JOHNSON FOR HIS YEARS OF SERVICE TO THE COMMUNITY AS A MEMBER OF THE BONDURANT CITY COUNCIL

WHEREAS, Eric Johnson was appointed to the City of Bondurant City Council in August 2011; AND

WHEREAS, Eric Johnson has served with honor and distinction in his three years on the Bondurant City Council; AND

WHEREAS, during his term on the City Council, Eric Johnson has participated in many important projects including revisions to the City of Bondurant Employee Handbook and support for the Lincoln Street Underpass; AND

WHEREAS, Eric Johnson was a major supporter of the Bondurant Recreational Sports Complex (BRSC) and spent many volunteer hours on activities related to the use of the facility; AND

WHEREAS, BRSC is a much better facility and has seen a significant increase in use as a result of Eric Johnson's efforts

NOW, THEREFORE BE IT RESOLVED, by the City of Bondurant City Council in session this 18th day of August 2014, that it hereby expresses its sincere appreciation to Eric Johnson for his hard work and dedication as a City Council member and wishes him well in all future endeavors.

Passed this ____ day of _____, 20____,

By: _____
Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

CITY OF BONDURANT

RESOLUTION NO. 14-130

SETTING THE DATE OF A PUBLIC HEARING FOR THE PURPOSE OF AMENDING THE CURRENT BUDGET OF THE CITY FOR THE FISCAL YEAR ENDING JUNE 30, 2015

WHEREAS, Revenues and Other Financing Sources for Intergovernmental Revenue and Other Financing Sources increased due to capital projects delays from Fiscal Year 2014; AND

WHEREAS, Expenditures and Other Financing Uses increased in the following:

- Public Safety increased due to change in Building Inspectors
- Culture and Recreation increased due to unused Fiscal Year 2014 funds and delay in park projects
- General Government increased due to Special Census costs
- Capital Projects and Transfers Out increased due to Capital Projects delays from Fiscal Year 2014; AND

WHEREAS, there will be no increase in tax levies to be paid in the current fiscal year named above related to the proposed budget amendment. Any increase in expenditures set out above will be met from the increased non-property tax revenues and cash balances not budgeted or considered in this current budget

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, to set the date of September 02, 2014, at 6:00 p.m. for a public hearing conducted by the Council, pursuant to published notice, for persons to express their views for or against the amendment of the current budget of the city for the Fiscal Year ending June 30, 2015.

Passed this ____ day of _____, 20____,

By: _____
Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

**NOTICE OF PUBLIC HEARING
AMENDMENT OF CURRENT CITY BUDGET**

The City Council of BONDURANT in POLK County, Iowa

will meet at the Bondurant City Center

at 6:00 p.m. on September 02, 2014
(hour) (Date)

,for the purpose of amending the current budget of the city for the fiscal year ending June 30, 2015
(year)

by changing estimates of revenue and expenditure appropriations in the following functions for the reasons given. Additional detail is available at the city clerk's office showing revenues and expenditures by fund type and by activity.

		Total Budget as certified or last amended	Current Amendment	Total Budget after Current Amendment
Revenues & Other Financing Sources				
Taxes Levied on Property	1	1,765,702	0	1,765,702
Less: Uncollected Property Taxes-Levy Year	2	0	0	0
Net Current Property Taxes	3	1,765,702	0	1,765,702
Delinquent Property Taxes	4	0	0	0
TIF Revenues	5	479,322	0	479,322
Other City Taxes	6	27,853	0	27,853
Licenses & Permits	7	79,040	50,700	129,740
Use of Money and Property	8	29,698	249	29,947
Intergovernmental	9	484,009	1,327,000	1,811,009
Charges for Services	10	1,947,240	27,260	1,974,500
Special Assessments	11	39,400	-18,000	21,400
Miscellaneous	12	131,850	50,800	182,650
Other Financing Sources	13	614,937	165,316	780,253
Total Revenues and Other Sources	14	5,599,051	1,603,325	7,202,376
Expenditures & Other Financing Uses				
Public Safety	15	686,386	84,445	770,831
Public Works	16	613,263	24,000	637,263
Health and Social Services	17	10,020		10,020
Culture and Recreation	18	459,768	83,462	543,230
Community and Economic Development	19	259,905	13,000	272,905
General Government	20	634,552	88,731	723,283
Debt Service	21	1,009,038	3,316	1,012,354
Capital Projects	22	250,000	2,730,139	2,980,139
Total Government Activities Expenditures	23	3,922,932	3,027,093	6,950,025
Business Type / Enterprises	24	1,791,602	-9,571	1,782,031
Total Gov Activities & Business Expenditures	25	5,714,534	3,017,522	8,732,056
Transfers Out	26	614,937	163,316	778,253
Total Expenditures/Transfers Out	27	6,329,471	3,180,838	9,510,309
Excess Revenues & Other Sources Over (Under) Expenditures/Transfers Out Fiscal Year	28	-730,420	-1,577,513	-2,307,933
	29			
Beginning Fund Balance July 1	30	3,677,939		3,677,939
Ending Fund Balance June 30	31	2,947,519	-1,577,513	1,370,006

Explanation of increases or decreases in revenue estimates, appropriations, or available cash:

Intergovernmental revenue and Other Financing Sources increased due to capital projects delays from FY2014. Public Safety increased due to change in Building Inspectors. Culture and Recreation increased due to unused FY14 funds and delay in park projects. General Government increased due to Special Census costs. Capital Projects and Transfers Out increased due to capital projects delays from FY2014.

There will be no increase in tax levies to be paid in the current fiscal year named above related to the proposed budget amendment. Any increase in expenditures set out above will be met from the increased non-property tax revenues and cash balances not budgeted or considered in this current budget.

Mark Arentsen
City Clerk/ Finance Officer Name

Revenues

Account Number	Account Name	Orig Budget	Amended	Reason
001-170-4120	Building Permits	60,000	110,000	new building permit procedures and V&K building inspections
001-621-4550	Miscellaneous Revenue	29,700	39,700	Village Assisted Living fee
311-520-4600	Special Assessment Arbor Ridge	18,000	0	assessment was paid in full May 2014
319-210-4450	Trail to Chichagua REAP Grant	0	7,500	this was budgeted in FY14
319-210-4400	Trail to Chichagua MPO Grant	0	460,000	this was budgeted in FY14
327-210-4400	Traffic Lights MPO Grant	0	344,500	this was budgeted in FY14
327-210-4445	Traffic Lights MPO Grant	0	500,000	this was budgeted in FY14
327-210-4830	Traffic Lights MPO Grant	0	60,000	this was budgeted in FY14
334-910-4830	Transfer In WRA Connection	0	60,000	this was budgeted in FY14
335-430-4705	Private Contribution Park Improvement	0	35,600	this was budgeted in FY14
337-910-4831	Transfer In TIF Gay Lea Wilson Trail East	0	40,000	Using TIF Trail to Chichagua excess bond proceeds to fund design from Bondurant Depot to Brick St SE

Expenses

Account Number	Account Name	Orig Budget	Amended	Reason
001-170-6490	Professional Service	0	70,000	new building permit procedures and B&K building inspections
001-410-6010	Salaries Library	130,896	146,210	request to roll FY14 unspent budget to FY15 and addition of a second full time employee
001-430-6799	Capital Outlay Parks	0	20,000	this was budgeted in FY14 for City Park shelter
001-622-6010	Salaries Census Bureau	0	32,840	Special Census personnel
001-640-6490	Professional Services Legal	0	80,493	Special Census expense
001-650-6799	Capital Outlay City Hall	30,000	1,000	remove outdoor electronic sign
110-210-6490	Professional Service Road Use	0	16,000	pay for road plans near Paine Hts and Mallard Cree
110-910-6910	Transfer Out Road Use	23,239	83,239	pay for City portion of Traffic Light project
169-430-6504	Trust & Agency Park Grant	0	37,500	budgeted in FY14 for City Park shelter
319-210-6799	Trail to Chichagua	0	815,000	this was budgeted in FY14
324-440-6799	BRSC Improvements	0	22,639	unspent bond proceeds
327-210-6799	Hwy 65/32 St Traffic Lights	150,000	1,060,000	majority of this project was budgeted in FY14
328-210-6750	PW Blaine St Facility	0	50,000	project completed in FY14 but funds not completely paid out
329-910-6911	TIF Trail to Chichagua	0	40,000	transferring to Gay Lea Wilson Trail East design from Depot to Brick St SE
332-210-6799	Pleasant St/15th Overlay	100,000	15,315	second half of street project was paid for in June 2014
334-816-6780	Utility Systems WRA Connection	0	410,000	this was budgeted in FY14
335-430-6	Park Improvements	0	490,000	this was budgeted in FY14
336-210-6799	Other Capital Outlay Paine St Connection	0	75,000	this was budgeted in FY14
337-210-6407	Engineering Expense Gay Lea Wilson Trail East	0	40,000	design from Depot to Brick St SE
600-811-6727	Capital Outlay Water Distribution	30,000	55,000	valve exerciser purchase
600-812-6411	Legal Expense Water Administration	2,000	20,225	this was budgeted in FY14 for purchase capacity from Pleasant Hill
610-817-6413	Payment to Other Agencies WRA Sewer Admini	464,246	411,450	actual WRA expense for FY15
610-910-6910	Transfers Out Sewer	89,223	149,223	budgeted in FY14 to help fund WRA Connection Capital Project 334

HEARING AND APPROVAL OF 2014
AMENDMENT TO THE BONDURANT
URBAN RENEWAL AREA

420886-29

Bondurant, Iowa

August 18, 2014

The City Council of the City of Bondurant, Iowa, met on August 18, 2014, at 6:00 o'clock, p.m., at the City Center, in the City for the purpose of conducting a public hearing on a proposed urban renewal plan amendment. The Mayor presided and the roll being called the following members of the Council were present and absent:

Present: _____

Absent: _____ .

The City Council investigated and found that notice of the intention of the Council to conduct a public hearing on the urban renewal plan amendment had been published according to law and as directed by the Council and that this is the time and place at which the Council shall receive oral or written objections from any resident or property owner of the City. All written objections, statements, and evidence heretofore filed were reported to the Council, and all oral objections, statements, and all other exhibits presented were considered.

The following named persons presented oral objections, statements, or evidence as summarized below; filed written objections or statements, copies of which are attached hereto; or presented other exhibits, copies of which are attached hereto:

(Here list all persons presenting written or oral statements or evidence and summarize each presentation.)

There being no further objections, comments, or evidence offered, the Mayor announced the hearing closed.

Council Member _____ moved the adoption of a resolution entitled "Resolution to approve urban renewal plan amendment for the Bondurant Urban Renewal Area", seconded by Council Member _____. After due consideration, the Mayor put the question on the motion and the roll being called, the following named Council Members voted:

Ayes: _____

Nays: _____.

Whereupon, the Mayor declared the resolution duly adopted and signed approval thereto.

RESOLUTION NO.131

Resolution to approve urban renewal plan amendment for the Bondurant Urban Renewal Area

WHEREAS, as a preliminary step to exercising the authority conferred upon Iowa cities by Chapter 403 of the Code of Iowa (the "Urban Renewal Law"), a municipality must adopt a resolution finding that one or more slums, blighted or economic development areas exist in the municipality and that the rehabilitation, conservation, redevelopment, development or a combination thereof, of such area or areas is necessary in the interest of the public health, safety or welfare of the residents of the municipality; and

WHEREAS, this City Council of the City of Bondurant, Iowa (the "City"), by prior resolution established the Bondurant Urban Renewal Area (the "Urban Renewal Area") and adopted an urban renewal plan (the "Plan") for the governance of projects and initiatives therein; and

WHEREAS, an amendment (the "Amendment") to the Plan has been prepared which would facilitate the undertaking of a new urban renewal project consisting of using tax increment financing to pay the costs of constructing a recreational trail in the Urban Renewal Area; and

WHEREAS, notice of a public hearing by the City Council of the City of Bondurant, Iowa, on the proposed Amendment was heretofore given in strict compliance with the provisions of Chapter 403 of the Code of Iowa, and the Council has conducted said hearing on August 18, 2014; and

WHEREAS, copies of the Amendment, notice of public hearing and notice of a consultation meeting with respect to the Amendment were mailed to Polk County and the Bondurant-Farrar Community School District; the consultation meeting was held at 4:00 p.m. on the 18th day of August 2014; and responses to any comments or recommendations received following the consultation meeting were made as required by law;

NOW, THEREFORE, It Is Resolved by the City Council of the City of Bondurant, Iowa, as follows:

Section 1. The Amendment, attached hereto and made a part hereof, is hereby in all respects approved.

Section 2. It is hereby determined by this City Council as follows:

A. The activities proposed under the Amendment conform to the general plan for the development of the City;

B. The proposed economic development under the Amendment is necessary and appropriate to facilitate the proper growth and development of the City in accordance with sound planning standards and local community objectives.

Section 3. All resolutions or parts thereof in conflict herewith are hereby repealed, to the extent of such conflict.

Passed and approved August 18, 2014.

Mayor

Attest:

City Clerk

(Attach copy of the urban renewal plan amendment to this resolution.)

• • • •

Upon motion and vote, the meeting adjourned.

Mayor

Attest:

City Clerk

STATE OF IOWA
COUNTY OF POLK
CITY OF BONDURANT

SS:

I, the undersigned, do hereby certify that I am the duly appointed, qualified and acting City Clerk of the City of Bondurant, and that as such I have in my possession or have access to the complete corporate records of the City and of its officers; and that I have carefully compared the transcript hereto attached with the aforesaid records and that the attached is a true, correct and complete copy of the corporate records relating to the action taken by the City Council preliminary to and in connection with approving the urban renewal plan amendment for the Bondurant Urban Renewal Area in the City of Bondurant, Iowa.

WITNESS MY HAND this ____ day of _____, 2014.

City Clerk

CITY OF BONDURANT
RESOLUTION NO. 14-132

PLAT OF SURVEY FOR JAMES AND BEVERLY BELZER, 489 LINCOLN STREET,
SOUTHEAST, BONDURANT, POLK COUNTY, IOWA

WHEREAS, James and Beverly Belzer have purchased property at 489 Lincoln Street, Southeast, Bondurant, Iowa, for the purposes of building a home; AND

WHEREAS, the Planning and Zoning Commission of the City of Bondurant, Iowa, has approved the Plat of Survey for the property with a recommendation to the City Council for approval of the same

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, the Plat of Survey for James and Beverly Belzer, 489 Lincoln Street, Southeast, Bondurant, Polk County, is hereby approved as presented.

Passed this ____ day of _____, 20____,

By: _____
Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

PLANNING AND ZONING COMMISSION

RESOLUTION NO. PZ-14-05

PLAT OF SURVEY FOR JAMES AND BEVERLY BELZER, 489 LINCOLN STREET,
SOUTHEAST, BONDURANT, POLK COUNTY, IOWA

WHEREAS, James and Beverly Belzer have purchased property at 489 Lincoln Street, Southeast, for purposes of building a home; AND

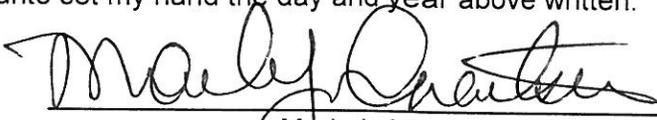
WHEREAS, the Plat of Survey has been submitted as required by the City of Bondurant for review

NOW, THEREFORE, BE IT RESOLVED, by the Planning and Zoning Commission of the City of Bondurant, Iowa, that the Plat of Survey for the property at 489 Lincoln Street, Southeast, is hereby approved and forwarded to the City Council with a recommendation for approval of same.

Moved by _____Mendenhall_____ Seconded by _____Bailey_____ to adopt.

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.



Mark J. Arentsen, City Administrator

Comm. Action	Yeas	Nays	Pass	Absent
Bailey	✓			
Clayton	✓			
Higgins	✓			
Keeler				✓
Kromrie	✓			
McCleary				✓
Mendenhall	✓			
Motion carried				

David Higgins, Chair				

PLAT OF SURVEY

OF THE EAST 270' OF 5TH STREET
A.C. BONDURANT ADDITION TO
BONDURANT, IA

OWNER:
JAMES BELZER
BEVERLY BELZER
BOOK 15121 PAGE 184
PARCEL ID:
231/00204-000-000

LEGAL DESCRIPTION

The East 270 feet of 5th Street, Block 21, A.C. Bondurant addition to Bondurant, an Official Plat, now included in and forming a part of the City of Bondurant, Polk County, Iowa, said land lying within the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section 31, Township 80 North, Range 22 West of the 5th Principal Meridian, Polk County, Iowa and being more particularly described as follows:

Parcel "N"

Commencing as a point of reference at the Southwest corner of Lot 1, said Block 21; thence South 00° (degrees) 16' (minutes) 10" (seconds) West (all bearings referenced to Grid North Iowa Real Time Network South Zone), 29.90 feet along the East right-of-way of Lincoln Street to the point of beginning; thence South 89°26'45" East, 110.00 feet; thence South 00°16'10" West, 36.00 feet to a point on the North line of Parcel "A" of said SW 1/4 as recorded in Book 7912 on Page 435 in the Polk County Recorder's Office; thence North 89°26'45" West, 110.00 feet along said North line of Parcel "A" to the Northwest corner of said Parcel "A"; said point also being on said East right-of-way of Lincoln Street; thence North 00°16'10" East, 36.00 feet along said East right-of-way to the point of beginning.

Contains 3.960 square feet or 0.09 acres, more or less.

Parcel "O"

Beginning at the Southwest corner of Lot 1, Block 21, A.C. Bondurant Addition to Bondurant, an Official Plat, now included in and forming a part of the City of Bondurant, Polk County, Iowa; thence South 89° (degrees) 28' (minutes) 07" (seconds) East (all bearings referenced to Grid North Iowa Real Time Network South Zone), 269.85 feet along the South line of said Block 21 to the Southeast corner of said Block 21; thence South 00°40'56" East, 66.00 feet to the Northeast corner of parcel "A" of said SW 1/4 as recorded in Book 7912 on Page 435 in the Polk County Recorder's Office; thence North 89°26'46" West, 159.93 feet along the North line of said Parcel "A" to the Southeast corner of Parcel "N"; thence North 00°16'10" East, 36.00 feet along the East line of said Parcel "N" to the Northeast corner of said Parcel "N"; thence North 89°26'46" West, 110.00 feet along the North line of said Parcel "N" to the Northwest corner of Parcel "N"; said point also being on the East right-of-way of Lincoln Street; thence North 00°16'10" East, 29.90 feet along said East right-of-way to the point of beginning.

Contains 13,840 square feet or 0.32 acres, more or less.

SURVEY NOTES

- 1) DATE OF SURVEY, JULY 24, 2014.
- 2) UNADJUSTED ERROR OF CLOSURE LESS THAN 1 IN 10,000.
- 3) SUBJECT TO ANY AND ALL EASEMENT OF RECORD.



I hereby certify that this land surveying document was prepared and the related survey work was conducted in accordance with the standards of the Surveyor under the laws of the State of Iowa.

Signature: *Lynn E. English* Date: 8/10/14
Lynn E. English, Surveyor
Iowa License No. 21644
My license expires on 12/31/2014

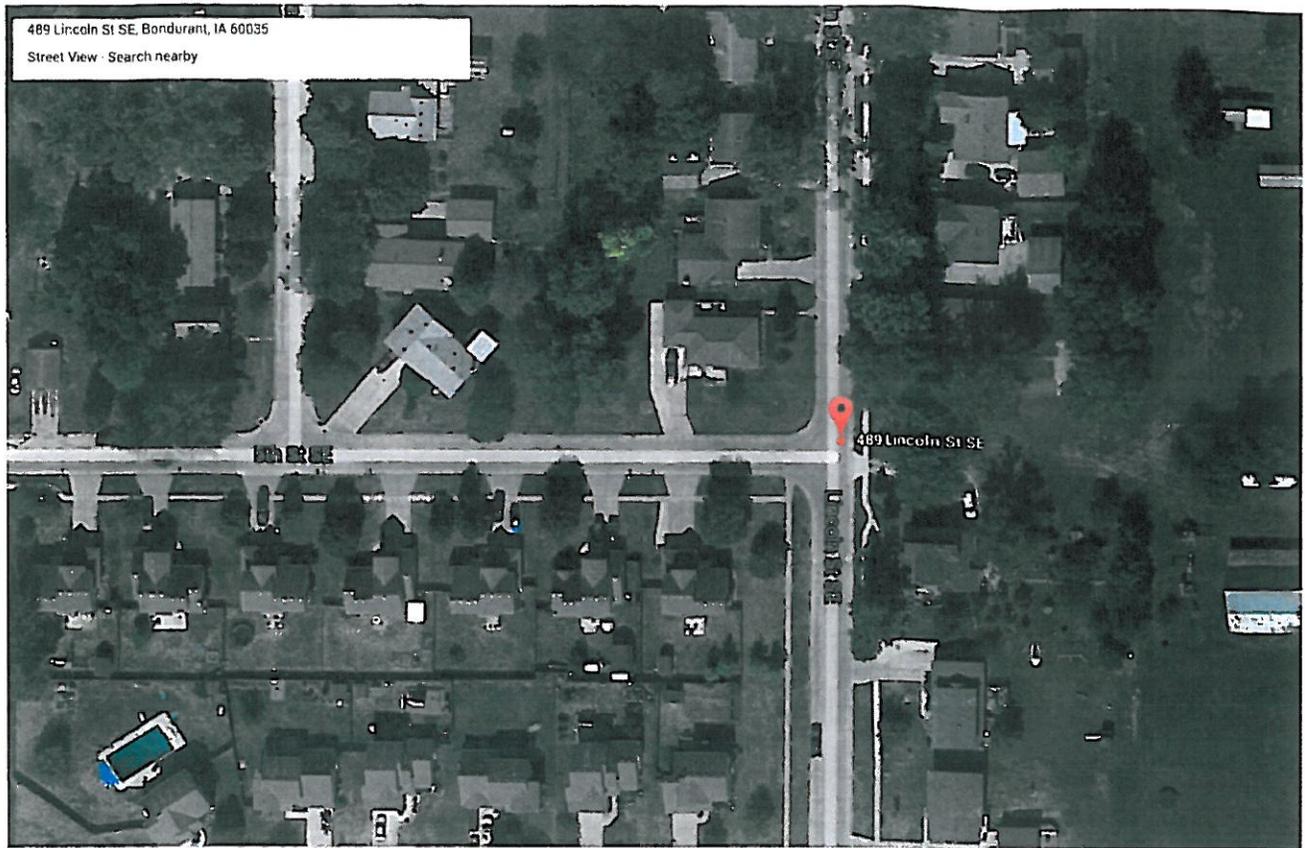
Drawings covered by this seal: Sheet 1 of 2 and Sheet 2 of 2
DWG. NO. 1
PROJECT 260174



VEENSTRA & KIMM, INC.
3000 Woodmont Parkway
515-252-9600 • 515-252-7948 FAX • 800-241-6000 04/1/13

PARCEL "N" AND PARCEL "O"
IN EAST 270' OF 5TH STREET,
BLOCK 21, A.C. BONDURANT ADD

DATE	SCALE	REVISONS	1"=30'
	DRAWN		T.P.
	CHECKED		LET
	APPROVED		LET
	DATE		07-21-14
	A.C.		

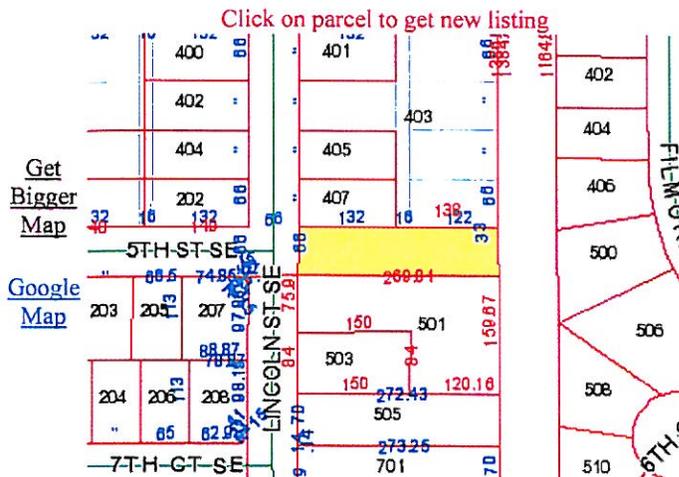


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District/Parcel	GeoParcel	Map	Nbhd	Jurisdiction	Status
231/00204-000-000	8022-31-162-013	0709	BN01/C	BONDURANT	ACTIVE
School District	Tax Increment Finance District	Bond/Fire/Sewer/Cemetery			
4/Bondurant Farrar	23/Bondurant Urban Renew				



Approximate date of photo 09/05/2012

Mailing Address
JAMES BELZER 105 N MONROE ST NEW SHARON, IA 50207

Legal Description
E 270F OF 5TH ST BLK 21 BONDURANT ADD TO BONDURANT

Ownership	Name	Recorded	Book/Page	RevStamps
Title Holder #1	BELZER, JAMES	2014-03-06	15121/184	36.00
Title Holder #2	BELZER, BEVERLY			

Assessment	Class	Kind	Land	Bldg	AgBd	Total
Current	Residential	Full	32,800	800	0	33,600

[Market Adjusted Cost Report](#) [Estimate Taxes](#) [Polk County Treasurer Tax Information](#) [Pay Taxes](#)

Land					
SQUARE FEET	17,859	ACRES	0.410	TOPOGRAPHY	N/Normal

Detached # 101

CITY OF BONDURANT
RESOLUTION NO. 14-133

SITE PLAN SUBMITTED BY MIDWEST UNDERGROUND SUPPLY LLC, FOR NEW ACCESSORY BUILDING ON 1106 32ND STREET, SOUTHWEST, BONDURANT, IOWA

WHEREAS, Midwest Underground Supply LLC, 1106 32nd Street, Southwest, Bondurant, Polk County, Iowa, has submitted a site plan for a new 12,960-square-foot accessory building located near the southeast corner of the property; AND

WHEREAS, the Planning and Zoning Commission of the City of Bondurant, Iowa, has approved the Site Plan for the property with a recommendation to the City Council for approval of the same

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, the Site Plan submitted by Midwest Underground Supply LLC, for a new accessory building on 1106 32nd Street, Southwest, Bondurant, Polk County, Iowa is hereby approved as presented.

Passed this ____ day of _____, 20____,

By: _____
Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

PLANNING AND ZONING COMMISSION

RESOLUTION NO. PZ-14-06

SITE PLAN SUBMITTED BY MIDWEST UNDERGROUND SUPPLY LLC, FOR NEW ACCESSORY BUILDING ON 1106 32ND STREET, SOUTHWEST, BONDURANT, IOWA

WHEREAS, Midwest Underground Supply LLC, 1106 32nd Street, Southwest, Bondurant, Polk County, Iowa, has submitted a site plan for a new 12,960-square-foot accessory building located near the southeast corner of the property; AND

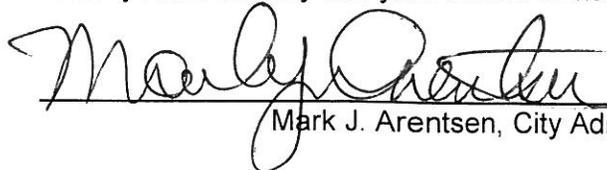
WHEREAS, the site plan has been reviewed by Veenstra and Kimm Inc., 3000 Westown Parkway, West Des Moines, Iowa, and that information is attached hereto, and by this reference incorporated herein

NOW, THEREFORE, BE IT RESOLVED, by the Planning and Zoning Commission of the City of Bondurant, Iowa, that site plan for Midwest Underground Supply LLC, 1106 32nd Street, Southwest, Bondurant, Polk County, Iowa, for a new 12,960-square-foot accessory building located near the southeast corner of the property, is hereby approved and forwarded to the City Council with a recommendation for approval of same.

Moved by Bailey Seconded by Kromrie to adopt.

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.



Mark J. Arentsen, City Administrator

Comm. Action	Yeas	Nays	Pass	Absent
Bailey	✓			
Clayton	✓			
Higgins	✓			
Keeler				✓
Kromrie	✓			
McCleary				✓
Mendenhall	✓			
Motion carried				

David Higgins, Chair				



VEENSTRA & KIMM, INC.
3000 Westown Parkway • West Des Moines, Iowa 50266-1320
515-225-8000 • 515-225-7848(FAX) • 800-241-8000(WATS)

August 5, 2014

RECEIVED

AUG 06 2014

CITY OF BONDURANT

Mark Arentsen
City Administrator
City of Bondurant
200 Second Street NE
P.O. Box 37
Bondurant, Iowa 50035

CITY OF BONDURANT, IOWA
MIDWEST UNDERGROUND SUPPLY, LLC
1106 32ND STREET SW
SITE PLAN REVIEW

In accordance with your request of August 4, 2014 the writer has completed a review of the site plan submittal on behalf of Midwest Underground Supply, LLC for a new accessory building on the property at 1106 32nd Street SW. The project involves a new 12,960 square foot building located near the southeast corner of the property. Based on review the following is offered:

1. The property is in the M2 zoning district and adjoins the R5 zoning district to the south.
2. The new building meets the 30-foot front yard setback from 32nd Street SW.
3. The M1 zoning district requires a 100-foot separation for the accessory building from an adjoining R district. It appears the building is approximately 90 feet from the south right-of-way line of 32nd Street SW and would not meet the 100-foot setback from the adjoining R5 zoning district.
4. The site plan shows what appears to be a new water service from the water main located on the north side of 32nd Street SW.
5. The site plan shows what appears to be a sanitary sewer service from the sewer along 32nd Street SW. The sewer along 32nd Street SW in this area is private. If a connection is to be made to this sewer the property owner will need to obtain approval from the owner of the private sewer. The City cannot provide an approval for the connection.

Mark Arentsen
August 5, 2014
Page 2

6. If a sewer service is installed across 32nd Street SW the site plan should show the service to be tunneled in place.
7. The site plan shows a stormwater drainage retention basin along the southerly side of the new building. The retention basin capacity is shown, but there are no calculations regarding its design.
8. The discharge from the proposed stormwater drainage is to the existing culvert under the east access drive to the property. The flow arrows indicate the intended drainage is to the west following the existing drainage patterns.
9. The site plan does not provide any information how the proposed ditch modifications on the north side of 32nd Street SW would be integrated with the drainage on the property immediately to the east. The impact on any drainage from the east should be addressed in the site plan.

If you have any questions or comments concerning the project, please contact the writer at 225-8000.

VEENSTRA & KIMM, INC.

H. R. Veenstra
H. R. Veenstra Jr. ^{by} PJH

HRVJr:pjh
4284

JENSEN BUILDERS

JENSEN BUILDERS, LTD.
 Dryden/Baldwin General Contracting
 1115 South 30th Street
 Des Moines, IA 50315
 Phone: (515) 281-3727
 Fax: (515) 281-3100
 2021 AL JOHN AVENUE
 Des Moines, IA 50319
 Phone: (515) 281-5000
 Fax: (515) 281-5100
 www.jensenbuilders.com

NEW TRUCK STORAGE FACILITY
 MIDWEST UNDERGROUND SUPPLY, LLC
 1106 32nd STREET SW
 BONDURANT, IOWA 50035

DATE	DESCRIPTION
07-24-14	ISSUE FOR PERMIT
PROJECT NO.	14-002
DESIGNED BY	DAVID M. TAYLOR
CHECKED BY	
CONTRACT NO.	00000000000000000000
SHEET TITLE	

SITE PLAN
 A-102
 PART 2 OF 1

SITE INFORMATION

OWNER: MIDWEST UNDERGROUND SUPPLY, LLC
 PROJECT: NEW TRUCK STORAGE FACILITY
 ADDRESS: 1106 32ND STREET SW, BONDURANT, IA 50035
 COUNTY: POLK COUNTY, IOWA
 PROJECT NO.: 14-002
 SHEET NO.: 2 OF 1

DESIGNED BY: DAVID M. TAYLOR
 CHECKED BY: [REDACTED]
 DATE: 07/24/14

PERMIT NO.: [REDACTED]
 EXPIRES: [REDACTED]

CONTRACT NO.: 00000000000000000000
 CONTRACT VALUE: \$[REDACTED]

PROPERTY NO.: [REDACTED]
 TAX PARCEL NO.: [REDACTED]

ADJACENT PROPERTIES:
 NORTH: [REDACTED]
 SOUTH: [REDACTED]
 WEST: [REDACTED]
 EAST: [REDACTED]

ADJACENT AVENUES:
 NE HUBBLE AVENUE (128'46")
 NE HUBBLE AVENUE (356'4")
 US HIGHWAY 65
 NE HUBBLE AVENUE (327'7")

ADJACENT UTILITIES:
 12" WATER MAIN
 12" SANITARY SEWER
 12" GAS MAIN
 12" ELECTRIC MAIN
 12" TELEPHONE MAIN
 12" CABLE TV MAIN
 12" FIBER OPTIC MAIN

ADJACENT STRUCTURES:
 EXISTING BUILDING (12,800 SQ. FT.)
 NEW BUILDING (12,800 SQ. FT.)

ADJACENT LAND USES:
 AGRICULTURE
 RESIDENTIAL

ADJACENT ZONING:
 AGRICULTURE
 RESIDENTIAL

ADJACENT EASEMENTS:
 10' EASEMENT
 5' EASEMENT

ADJACENT ENCROACHMENTS:
 10' ENCROACHMENT
 5' ENCROACHMENT

ADJACENT SETBACKS:
 10' SETBACK
 5' SETBACK

ADJACENT DISTURBANCES:
 10' DISTURBANCE
 5' DISTURBANCE

ADJACENT UTILITIES (CONT.):
 12" WATER MAIN
 12" SANITARY SEWER
 12" GAS MAIN
 12" ELECTRIC MAIN
 12" TELEPHONE MAIN
 12" CABLE TV MAIN
 12" FIBER OPTIC MAIN

ADJACENT STRUCTURES (CONT.):
 EXISTING BUILDING (12,800 SQ. FT.)
 NEW BUILDING (12,800 SQ. FT.)

ADJACENT LAND USES (CONT.):
 AGRICULTURE
 RESIDENTIAL

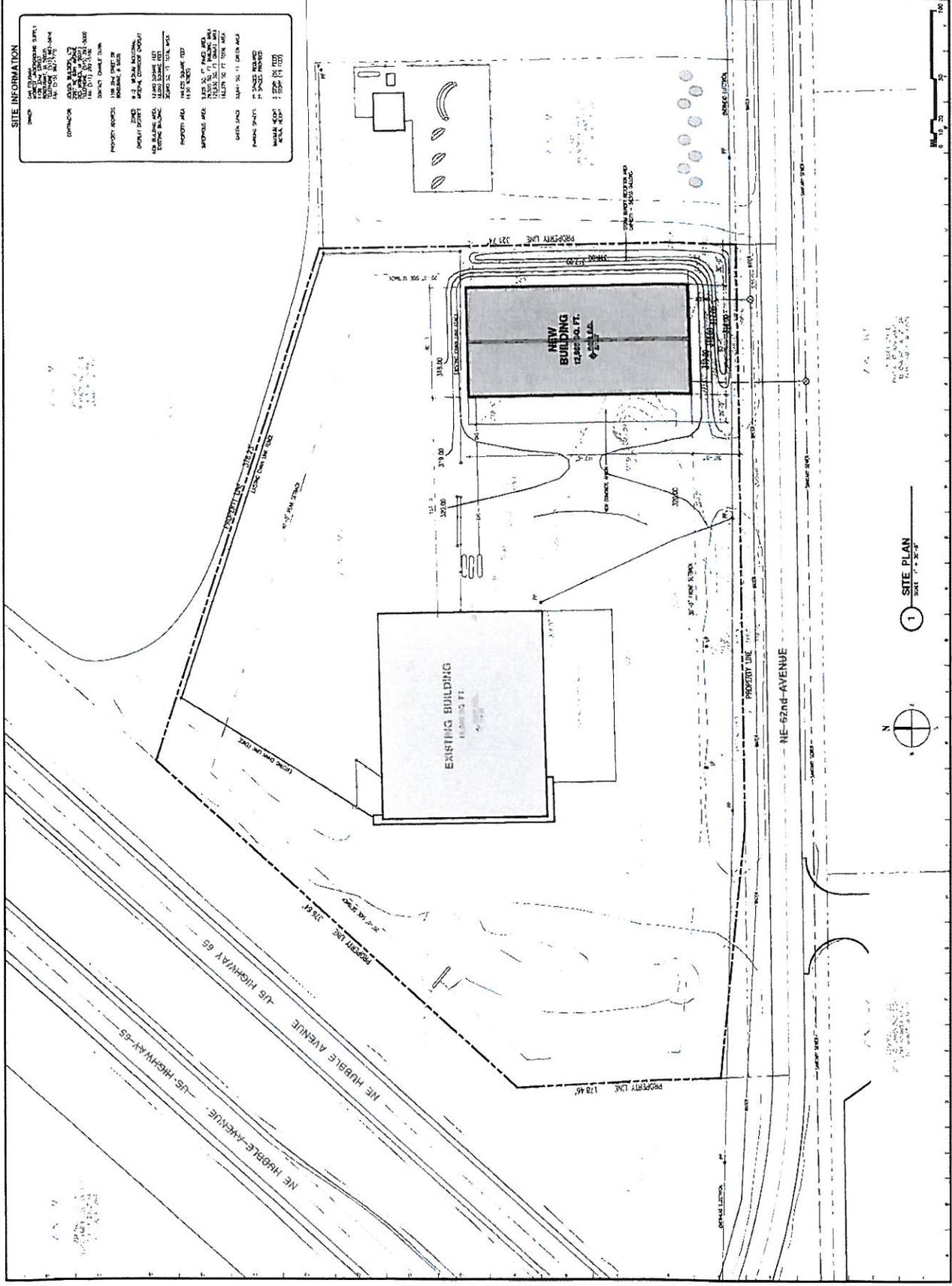
ADJACENT ZONING (CONT.):
 AGRICULTURE
 RESIDENTIAL

ADJACENT EASEMENTS (CONT.):
 10' EASEMENT
 5' EASEMENT

ADJACENT ENCROACHMENTS (CONT.):
 10' ENCROACHMENT
 5' ENCROACHMENT

ADJACENT SETBACKS (CONT.):
 10' SETBACK
 5' SETBACK

ADJACENT DISTURBANCES (CONT.):
 10' DISTURBANCE
 5' DISTURBANCE



1 SITE PLAN
 SHEET 2 OF 1

CITY OF BONDURANT

RESOLUTION NO. 14-134

PROPOSAL TO PROVIDE SERVICES TO UPDATE THE SUBDIVISION ORDINANCE PERTAINING TO PROCESS AND PROCEDURES AND PARK DEDICATION

WHEREAS, Hoisington Koegler Group Inc. will provide services to update the Subdivision Ordinance pertaining to process and procedures and park dedications and will review and recommend updates to Section 180.04 Procedures; AND

WHEREAS, the Planning and Zoning Commission of the City of Bondurant, Iowa, has approved the proposal from Hoisington Koegler Group Inc. for conducting the subdivision ordinance revision in the amount of \$3,200.00, inclusive of all expenses, with a recommendation to the City Council for approval of the same

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, the proposal to provide services to update the Subdivision Ordinance pertaining to process and procedures and park dedication, is hereby approved as presented.

Passed this ____ day of _____, 20____,

By: _____
Keith Ryan, Mayor

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.

Mark J. Arentsen, City Administrator

Council Action	Yeas	Nays	Abstain	Absent
Bogaards				
Enos				
Lohse				
Sullivan				

PLANNING AND ZONING COMMISSION

RESOLUTION NO. PZ-14-07

PROPOSAL TO PROVIDE SERVICES TO UPDATE THE SUBDIVISION ORDINANCE
PERTAINING TO PROCESS AND PROCEDURES AND PARK DEDICATION

WHEREAS, Hoisington Kogler Group Inc. (HGKi) will provide services to update the Subdivision Ordinance pertaining to process and procedures and park dedications and will review and recommend updates to section 180.04 Procedures; AND

WHEREAS, HKGi will review and recommend updates to Chapter 180 Subdivision Regulations pertaining to Parkland Dedication including a review of the Comprehensive Plan, National Park and Recreation standards, and the Park, Trail and Greenway Plan; AND

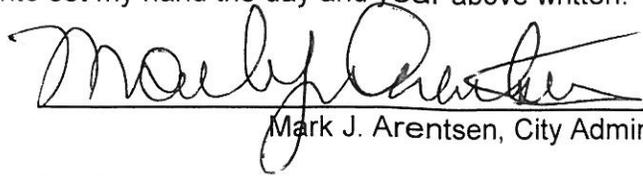
WHEREAS, HKGi will prepare a summary of peer community park dedication standards/ordinances and will review the findings with City Staff and the City Attorney to ensure consistency with state laws as well as recent court actions

NOW, THEREFORE, BE IT RESOLVED, by the Planning and Zoning Commission of the City of Bondurant, Iowa, that the proposal from Hoisington Kogler Group Inc. for conducting the subdivision ordinance revision in the amount of \$3,200.00 inclusive of all expenses, is hereby approved and forwarded to the City Council with a recommendation for approval of same.

Moved by Bailey Seconded by Mendenhall to adopt.

ATTEST: I, Mark J. Arentsen, City Administrator of Bondurant, hereby certify that at a meeting of the City Council held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand the day and year above written.



Mark J. Arentsen, City Administrator

Comm. Action	Yeas	Nays	Pass	Absent
Bailey	✓			
Clayton	✓			
Higgins	✓			
Keeler				✓
Kromrie	✓			
McCleary				✓
Mendenhall	✓			
Motion carried				
<hr/>				
David Higgins, Chair				

MEMORANDUM

Hoisington Koegler Group Inc.



To: Mark Arentsen, City Administrator
From: Brad Scheib, AICP, Vice President
Subject: Subdivision and Park Dedication Ordinance
Date: 8 August 2014

The following is a proposal to provide services to update the Subdivision Ordinance pertaining to process and procedures and park dedication.

HKGI will review and recommend updates to section 180.04 Procedures.

HKGI will review and recommend updates to Chapter 180 Subdivision Regulations pertaining to Parkland Dedication. This task will include a review of the Comprehensive Plan, National Park and Recreation standards, and the Park, Trail and Greenway Plan to establish the nexus between a park dedication land and/or monetary contribution. HKGI will prepare a summary of peer community park dedication standards/ordinances including surrounding communities to ensure alignment with local and regional market expectations. HKGI will review the findings of the analysis with City Staff and the City Attorney to ensure consistency with state laws as well as recent court actions. This meeting will be conducted via video or teleconference.

HKGI envisions participating in two additional meetings: Park and Recreation Board and the Planning and Zoning Commission. It is assumed that staff will carry the recommended amendments to the City Council for final action. HKGI will draft the public notice for the required public hearings.

Public engagement or coordination with developers, property owners, or businesses is assumed to be handled by City staff. HKGI will provide support with presentation and summary materials as needed

The proposed fee for conducting the subdivision ordinance revision is \$3,200 inclusive of all expenses. This process should not take more than 2 months to complete including time for public hearing posting and notices.

By signing below you are authorizing HKGI to commence with the above mentioned services.

Mark Arentsen, City Administrator, City of Bondurant

Date

Mark Arentsen

From: Mark Arentsen [marentsen@cityofbondurant.com]
Sent: Tuesday, August 05, 2014 2:35 PM
To: 'kryan@cityofbondurant.com'; 'Curt Sullivan'; 'Amy Jo Bogaards'; 'ejohnson@wellsfargo.com'; 'Brian Lohse'; 'Wes Enos'
Cc: 'Lori Dunham'; 'Mary Rork-Watson'
Subject: BRSC

As City Administrator I believe it's my responsibility to inform the Council when there is an issue that requires attention and I'm doing that now with this e-mail.

I received an e-mail from Todd Wilson late yesterday stating that he is resigning from BRSC. This is probably a result of me expressing some dissatisfaction with activities primarily related to an unpaid bill of \$10,494 from the USSSA softball group from this past spring. I believe that USSSA is expecting to conduct another round of tournaments starting in about two weeks. I told Todd that no activities should be conducted for anything related to USSSA until their bill is paid. I also said the USSSA should pay 50% in advance in the future because of their failure to pay on time. Todd told me in yesterday's e-mail that this was unfair to USSSA. He said that their tournament organizers have been busy and should be given more time to pay the bill. I've sent e-mails to Bryan Sage at USSSA about this and left a phone message for him to call. To date there has been no response from Bryan. For about a month his phone message box was full so there was no way to even leave a message. It is not the City's responsibility to finance USSSA activities and we shouldn't have to chase them around to get their bill paid. Perhaps it's not polite to think this, but USSSA's failure to pay makes me wonder if they have the funds to pay the bill. In his e-mail yesterday Todd said he wasn't sure when USSSA was billed. It was either late May or possibly mid-June. We have copies of bills to USSSA dated in April and May. Copies of the bills were delivered to the City on May 5. It's possible that there are additional bills that haven't been copied to the City. Most of the tournaments occurred in April. Question: If the bills were generated as early as April 3 why would it have taken until potentially mid-June to mail them? Answer: Todd's a busy person who has a full time job, a family and he's trying to organize and conduct large tournaments in his spare time. That isn't working. I may sound like I'm trying to turn Todd into the bad guy in this issue, but that's not the case. What I'm trying to do is point out that the BRSC process isn't working. In the last several months BRSC maintenance director Randy Duffy resigned. The concession stand manager resigned. Dan Clark, who did a lot of the work at the complex, resigned. I'm not aware of any adults other than Eric and Todd who were left to keep things going. That's too much to expect from one or two volunteers.

There are many teenagers working at BRSC which is fine, but someone needs to be on site with them while they're working to be sure things are going ok. There have been a number of equipment breakdowns this year which have generated \$1,900 in repair bills. It is my understanding that the Toro Workman is not operating properly and the Cushman Truckster is out of service. Yesterday I spoke to the young man who was given responsibility for ~~the~~ managing the concession stand after the manager resigned. He is leaving to go to college in the next week or two and will not be on site any longer. It was his understanding that he is to schedule people to work the upcoming tournaments even though he will be two hours away. So what happens if someone doesn't show up for their shift? How is he to deal with that when he's two hours away? What if he's unavailable when an issue like this comes up? Cash handling is a major concern of mine with the concession stand. All of the transactions are cash. Who takes care of the cash if the person who's been managing it isn't present? How would the City know if someone pocketed some of the cash? I don't have any concerns with the person who dealt with the cash this season, but he's not there now. In my opinion appointing a teenager to be responsible for up to thousands of dollars of cash is a very poor choice by the City. Do we appoint another teenager for this fall and then potentially another one next year? Teenagers are in major transition points in their lives. They are not good choices for long term commitments, not because they're undependable, but because, as we are seeing this year, they have other things going on. They are on their way to something better than managing a concession stand. Constant turnover in the people who manage the cash presents a greater risk that someone along the way will not turn in all of the money. Why would the City want to encourage that arrangement?

The BRSC budget is \$86,500 per year. If we want to continue to make the facility available for the activities that it's capable of handling, a full time manager reportable to the City Administrator is needed. This person would be responsible for both concession stand and field maintenance operations. There should be monthly reports regarding operations at the ball fields to the City Council at least until it's clear that the operations are being run well. Things are not going well right now. Todd gave a report on May 5 which listed a number of things that BRSC was trying to accomplish. I'm not aware of what's happened, but as far as I know most of the items mentioned are no different now than they were on May 5. Perhaps I'm wrong, but no report has been presented stating otherwise. My last report on a BRSC Board meeting is dated March 28. I have an e-mail dated April 24 that says a summer concert series was approved by the BRSC Board but there is nothing stating when the meeting occurred or who was present.

In the budget discussion that was held in January we discussed adding another public works employee. I believe that another employee could serve the function of full time manager and perform other public works duties during the off season. This person would report directly to the City Administrator on ball field activities. The City Administrator would then report each month to the City Council. The City Administrator would be held responsible for operations of the ball fields. I am confident that this arrangement can work and I have no objection to being held accountable for what goes on. In my opinion it's typical for a business of this size to have a manager. The Bondurant ball fields should be no different. We've tried using volunteers to manage the ball fields. Unfortunately that's not working. That's not an indictment of the people on the BRSC Board. In my opinion it's not reasonable to expect volunteers to take care of everything that needs to be done, especially in a relatively small town like Bondurant. Volunteers have other things going on in their lives and we can't expect them to be the permanent management solution for a seasonal full time business like BRSC. When volunteers leave, there's a hole that needs to be filled pretty quickly to keep things organized. If no one is present to take on those responsibilities, things start to fall apart. The City needs a permanent solution to BRSC operations. A city employed manager can provide this. It's fine for the users of the ball fields to comment on what they'd like to see happen, but as we're experiencing now, expecting volunteers and teenagers to manage the operations is not working well and puts City's assets and finances at risk.

Mark Arentsen

City Administrator
City of Bondurant, Pop. 3,860
200 Second St., NE, PO Box 37
Bondurant, IA 50035
515-967-2418
515-971-6855 (Cell)
515-967-5732 (Fax)
marentsen@cityofbondurant.com
www.cityofbondurant.com

Mark Arentsen

From: Mark Arentsen [marentsen@cityofbondurant.com]
Sent: Thursday, August 07, 2014 12:10 PM
To: 'Ryan, Keith'; 'Curt Sullivan'; 'Amy Jo Bogaards'; 'Eric E. Johnson'; 'Brian Lohse'; Wes Enos (wes@wesenos.com)
Cc: 'Lori Dunham'; 'Mary Rork-Watson'
Subject: Tax Abatement

Dan Moulton's e-mail on 8/6 regarding tax abatement concluded with the statement that, "Classic Builders and Moulton & Assoc. had hoped to bring an alternative to Bondurant and hopefully offer a swimming pool (outdoor and indoor) a recreation center, and a strip mall to Bondurant. However, we do not have confidence that Bondurant is ready at this time." So it appears that the primary champion of eliminating tax abatement will not be pursuing it. It was my sense from the Council meeting that most/all of the Council members do not support elimination of residential tax abatement. As I stated at the meeting, I was planning to suggest a reduction in the residential abatement amount this fall, but as long as this has come up now, it's probably a good time to continue the discussion. It's my opinion that Bondurant can reduce its residential abatement amount incrementally and not adversely affect new construction. Several people have noted that Bondurant has two primary advantages compared to other communities. These are tax abatement and the availability of USDA financing. I am not aware of any potential for eliminating USDA financing, so a small reduction in the abatement amount should not be consequential. Bondurant has reduced residential tax abatement twice since 2006. The last reduction was approved in August, 2012, effective date 1/1/13. Each year was reduced 5%. These changes don't seem to have affected residential development. A comparison of current residential abatement amounts is below. The City of Adel also has abatement but is not included in this analysis.

	Year 1	Year 2	Year 3	Year 4	Year 5
Bondurant	75%	60%	45%	30%	15%
Mitchellville	75%	60%	45%	30%	15%
Pleasant Hill	75%	60%	45%	30%	15%
Carlisle	100% for five years				
Norwalk	30% of the home value up to \$75,000 for 5 years				
Altoona	First \$75,000 of valuation for 5 years				
Elkhart	First \$75,000 of valuation for 3 years				

Elkhart and Mitchellville are fine communities that will probably grow, but I don't see them attracting the same level of interest as Bondurant. Altoona and Norwalk's abatement amount is much lower. Carlisle is a comparable community and has an aggressive abatement program, but for some reason is averaging only 15 to 20 single family permits per year. Pleasant Hill's abatement is the same as Bondurant but their level of activity has been slightly lower at about 40 single family permits per year. Bondurant averages 60 to 70 per year. I believe that Bondurant will be a community of choice for more and more people in the future and has the ability to reduce its abatement amount without negatively impacting development. I have developed four alternatives for consideration.

	Year 1	Year 2	Year 3	Year 4	Year 5
Alt. 1	65%	50%	35%	20%	5%
Alt. 2	70%	55%	40%	25%	10%
Alt. 3	75%	55%	35%	15%	-0-
Alt. 4	75%	60%	45%	30%	-0-

I personally like Alt. 1. This reduces the abatement amount 10% each year but retains the 5 year abatement period. Alt. 2 reduces the amount 5% each year. Alts. 3 & 4 reduce the abatement period to four years. There are certainly other schedules that could be considered.

There was a suggestion at the Council meeting to convene a committee of stakeholders to consider the abatement issue. We can certainly do that, but I think it would be good to have a specific proposal to consider. That should help focus the discussion and hopefully reduce the amount of time needed to develop a recommendation. There was no stakeholder committee review for the 2012 reduction. The City simply adopted the new schedule and provided five months notice to builders and developers. I do not recall any objections to the 2012 changes. We did have a committee review the abatement issue in 2006 or 2007. The decision at that time was to continue abatement.

I am planning to include this as a Discussion Item on the 8/18 Council agenda.

Mark Arentsen

City Administrator

City of Bondurant, Pop. 3,860

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