

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 Koegler 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