

**A virtual meeting is being offered. Participants wishing to speak on a topic should message the meeting moderator. All participants are asked to mute their individual computers at times when they are not speaking to minimize background noise. Join: <https://us02web.zoom.us/j/85220252195>*

NOTICE OF A REGULAR MEETING BONDURANT CITY COUNCIL OCTOBER 7, 2024

NOTICE IS HEREBY GIVEN that a Regular Meeting of the City Council will be held at 6:00 PM on October 7, 2024, in the Bondurant Community Library, 104 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. Abstentions declared
4. Perfecting and Approval of the Agenda
5. Consent Agenda:
All items listed below are considered routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member or citizen so requests, in which event the item will be removed from the Consent Agenda and considered separately.
 - a. Approval of September 16, 2024, & September 30, 2024
 - b. Claims List
 - c. Treasurer Report September 2024
 - d. Applications for Council Approval
 - e. Community Planning Month Proclamation
 - f. Receive & File - Library Board Meeting Minutes of September 6, 2024, & Director's Report
 - g. - Resolution approving action to order construction and set date of bid letting and public hearing for the Civic Campus Phase 2 Improvements Project
 - h. - Resolution approving Addendum to the Iowa DOT Agreement 2024-R-001(RISE Grant) for the Civic Campus Phase 2 Improvements Project
 - i. - Resolution authorizing City staff to execute the Land & Water Conservation Fund Grant Agreement between the City of Bondurant and the Iowa DNR for funding to assist with the acquisition of land associated with the Chichaqua Valley Trail extension project through the Grain District at 401 2nd Street, NE
6. Guests requesting to address the City Council
 - a. Polk County Sheriff's Department

The Bondurant City Council maintains the right to waive the first and second readings of ordinances presented and may pass the third and final reading of the same ordinance within the same council meeting.

Any person with a disability who requires a modification or accommodation in order to participate in the meeting, or any person with limited English proficiency (LEP) who requires language assistance to communicate with the City Council during the meeting, should contact the City Clerk, (515) 967-2418 or shagan@cityofbondurant.com, no fewer than two business days prior to the meeting to enable the City of Bondurant to make reasonable arrangements to assure accessibility or language assistance for the meeting.

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7. **Public Hearing**

- a. Public hearing to consider text amendment to Section 178.12. of the Zoning Code creating the Business Park (BP) District
- b. Public hearing to consider request to amend the Future Land Use Map for 319 Washington Avenue SE from Regional Commercial to Business Park/Light Industrial
- c. Public hearing to consider the request to rezone 319 Washington Avenue SE from the General Commercial (C-2) District to the Business Park (BP) District
- d. Public hearing to consider request to amend the Future Land Use Map for portions of the Civic Campus North Preliminary Plat area from Public/Semi-Public to Regional Commercial
- e. Public hearing to consider the request to rezone portions of the Civic Campus North Preliminary Plat area from the Medium Industrial (M-2) District to the General Commercial (C-2) District

8. **Action Items**

- a. O-240903-212 - (Third and Final Reading) Ordinance amending the City Code of Bondurant, Iowa, by adding a new chapter titled Chapter 56 - Urban Chickens
- b. - (First Reading) Ordinance considering the text amendment to Section 178.12 of the Zoning Code creating the Business Park (BP) District
- c. - Consideration of resolution to amend the Future Land Use Map for 319 Washington Avenue SE from Regional Commercial to Business Park/Light Industrial
- d. - (First Reading) Ordinance regarding request to rezoning to rezone 319 Washington Avenue SE from the General Commercial (C-2) District to the Business Park (BP) District
- e. - Consideration of resolution to amend the Future Land Use Map for portions of the Civic Campus North Preliminary Plat area from Public/Semi-Public to Regional Commercial
- f. - (First Reading) Ordinance regarding request to rezoning to rezone portions of the Civic Campus North Preliminary Plat area from the Medium Industrial (M-2) District to the General Commercial (C-2) District
- g. - Resolution approving bid to remove ROW Trees within the City of Bondurant in an amount not to exceed \$25,000
- h. - Resolution approving the Grain District Downtown Redevelopment Plan

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Memorandum of Understanding

9. Reports / Comments and appropriate action thereon:
 - a. Mayor
 - b. Council Members
 - c. Administrator
 - d. Directors
10. **Closed Session**- Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and 21.5.1(c) potential or pending litigation
11. Adjournment

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