

**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/86114945190>*

**NOTICE OF A REGULAR MEETING
BONDURANT CITY COUNCIL
APRIL 21, 2025**

NOTICE IS HEREBY GIVEN that a Regular Meeting of the City Council will be held at 6:00 PM on April 21, 2025, 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. Abstentions declared
4. Perfecting and Approval of the Agenda
5. Presentations
 - a. Life Savings Award
 - b. Administrative Professionals Day Proclamation
 - c. National Volunteer Week Proclamation
 - d. DART
6. Consent Agenda:

All items listed below are considered routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member or citizen so requests, in which event the item will be removed from the Consent Agenda and considered separately.

 - a. Approval of April 7, 2025, City Council Meeting Minutes
 - b. Claims List and Treasurer's Report
 - c. Applications for Council Approval
 - d. Receive & File - BES March Monthly Report
 - e. - Resolution of endorsement for the City of Bondurant's grant application to the Iowa Economic Development Authority's Community Attraction & Tourism Grant for funding to assist with renovation efforts at The Station
 - f. - Resolution of endorsement for the City of Bondurant's grant application to the Iowa Economic Development Authority's Destination Iowa Program for funding to assist with improvements at Silo Commons
 - g. - Resolution authorizing The 101 LLC to move forward with hiring contractors to perform asbestos abatement and demolition work associated with the office area of the Grain District in an amount not to exceed \$166,915
 - h. - Resolution approving Lease Agreement with Twist for lease of the

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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- concrete pad space at 108 1st Street, SW
- i. - Resolution approving the Hy-Vee Health Exemplar Care's Targeted Business & Industry Program reimbursement request in the amount of \$123,600
- j. - Resolution approving pay request no. 4 to Ball Team LLC for the Bondurant City Park Reconstruction Phase 2 Project in the amount of \$237,490.53
- k. - Resolution approving pay request No. 7 to Ryan Companies for the Bondurant Emergency Services Facility Project in the amount of \$744,714.36
- l. O-250407-204 - (Second Reading) Ordinance to consider rezoning request by Bondurant-Farrar Community School District to rezone multiple parcels from the Agricultural (A-1) District to the Medium Density Residential (R-2) District
- m. O-250407-205 - (Second Reading) Ordinance to consider rezoning request of multiple properties located within the Downtown Grain District Redevelopment Plan area from Central Business (C-4) District and Medium Industrial (M-2) District to Planned Unit Development (PUD)
- n. - Resolution Setting Date for Public Hearing on Budget Amendment No. 1 for the FY25 Budget for May 5, 2025, at 6:00 p.m. in Council Chambers at 200 Second Street, NE, Bondurant, Iowa
- 7. Guests requesting to address the City Council
- 8. **Public Hearing**
 - a. Public hearing on proposal to enter into an Essential Purpose Loan Agreement in a principal amount not to exceed \$29,875,000
 - b. Public hearing on proposal to enter into a General Purpose Loan Agreement in a principal amount not to exceed \$934,570
 - c. Public hearing on proposal to enter into a Civic Facility Loan Agreement thereunder in a principal amount not to exceed \$4,130,000
 - d. Public hearing on proposal to enter into a City Campus Loan Agreement in a principal amount not to exceed \$10,150,000
 - e. Public hearing on proposal to enter into a Grain District Loan Agreement in a principal amount not to exceed \$1,770,000
- 9. Action Items
 - a. - Resolution taking additional action on proposals to enter into General Obligation Loan Agreements

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- b. - Resolution approving site plan for 2514 Robinson Avenue, NE
 - c. - Resolution approving site plan for 10 Main Street, SE
 - d. - Resolution approving the 2025 City of Bondurant Federal Legislative Priorities Booklet
- 10. Discussion Items -
 - a. Hotel/Motel Tax Discussion
- 11. Reports / Comments and appropriate action thereon:
 - a. Mayor
 - b. Council Members
 - c. Administrator
 - d. Directors
- 12. **Closed Session**- Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and 21.5.1(c) potential or pending litigation
- 13. Adjournment

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