

**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: [Zoom Meeting Link](#)*

**NOTICE OF A REGULAR MEETING
BONDURANT CITY COUNCIL
DECEMBER 1, 2025**

NOTICE IS HEREBY GIVEN that a Regular Meeting of the City Council will be held at 6:00 PM on December 1, 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. 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 November 17, 2025, City Council Meeting Minutes
- b. Claims List
- c. Applications for Council Approval
- d. Receive & File - Library Board Meeting Minutes of October 1, 2025, & Director's Report
- e. - Resolution appointing Michael Mackin and Penny Moberly to the Parks and Recreation Board effective January 1, 2026, with terms expiring December 31, 2027
- f. O-251103-227 - (Third Reading) Ordinance rezoning land from the Agricultural (A-1) District to the High Density Residential (R-3) District on property located at GeoParcel 8022.30.200.020
- g. - Resolution approving and authorizing execution and delivery of Third Amended and Restated Agreement for the Des Moines Metropolitan Wastewater Reclamation Authority (WRA), consenting to the issuance of Bonds by the Board of the WRA for the purpose of constructing Improvements under the terms of said Agreement, and related matters
- h. - Resolution approving pay request no. 1 to Legacy Construction for the Wolf Creek Basketball Court Project in the amount of \$65,188.13
- i. - Resolution approving extension of Lease Agreement with Twist for lease of the concrete pad space at 108 1st Street, SW
- j. - Resolution authorizing the disposal of Surplus Property — BES Items

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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- k. - Resolution approving pay request no. 4 to Manatt's Inc. for the Grain District Lincoln Street Public Improvements Project in the amount of \$558,617.56
 - l. - Resolution approving change order no. 3 for additional work not in the plans for the Grain District Lincoln Street Public Improvements in the amount of \$24,188.69
 - m. - Resolution approving Pay Request No. 12 to Alliance Construction Group LLC for the Civic Campus Improvements Phase 2 Project in the amount of \$439,147.64
 - n. - Resolution approving the Annual Finance Report to the State of Iowa for FY25, and Receiving and Filing for Audit
 - o. - Resolution approving pay request no. 4 to Sternquist Construction for the BFSD Truman Drive Project in the amount of \$309,302.20
6. Guests requesting to address the City Council
7. **Public Hearing**
- a. Public hearing to consider a Future Land Use Map amendment from Business Park/Light Industrial to Industrial at the Certified Timmins Industrial Park, 2501 Eisenhower Drive SE, and 2700 Eisenhower Drive
 - b. Public Hearing to consider a request for rezoning from the City's Limited Industrial (M-1) District to the Medium Industrial (M-2) District at the Certified Timmins Industrial Park
8. Action Items
- a. - Resolution considering approval of a Future Land Use Map amendment from Business Park/Light Industrial to Industrial at the Certified Timmins Industrial Park, 2501 Eisenhower Drive SE, and 2700 Eisenhower Drive
 - b. - (First Reading) Ordinance approving a rezoning from the City's Limited Industrial (M-1) District to the Medium Industrial (M-2) District at the Certified Timmins Industrial Park
 - c. - Resolution awarding Plans, Specifications, Estimate, and Award of Contract for BFSD Public Infrastructure Storm Sewer Facilities Project
 - d. - Resolution approving award of contract to Graphite Construction Group for Eagle Parking Lot Improvements Project
 - e. - Consideration of Resolutions Regarding the City of Bondurant's Future Membership Status with the Des Moines Area Regional Transit Authority (DART)
9. Discussion Items -

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[AGENDA_POSTING_DATE]

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- a. Confluence Presentation regarding Zoning Code Development
 - b. Utility Rate Discussions
 - c. Employee Handbook Updates
 - d. CY26 Council Appointments
10. Reports / Comments and appropriate action thereon:
- a. Mayor
 - b. Council Members
 - c. Administrator
 - d. Directors
11. **Closed Session**- Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and 21.5.1(c) potential or pending litigation
12. Adjournment

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