**Due to the COVID-19 concerns and social distancing recommendations, 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/83046032323*

NOTICE OF A REGULAR MEETING
BONDURANT CITY COUNCIL
NOVEMBER 21, 2022

NOTICE IS HEREBY GIVEN that a Regular Meeting of the City Council will be held at 6:00 PM on November 21, 2022, 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 City Council Meeting Minutes of November 7, 2022
   b. Claims List and Treasurer's Report
   c. Applications for City Council Approval
   d. Receive and File - Library Board Meeting Minutes of October 4, 2022 & Director's Report
   e. Receive and File - Annual Finance Report
   f. - Resolution approving Change Order No. 6 for the additional detour paving change needed for the Hwy 65 Underpass Project TAP-T-0747(613)—8V-77
   g. - Resolution approving Pay Request No. 6 to Jenco Construction Inc. for the Highway 65 Underpass Public Improvement Project TAP-T-0747(613)-8V-77 in the amount of $225,236.00
   h. - Resolution approving Pay Request No. 3 to Synergy Contracting for the Eagle Park Restoration and Ditch #2 Bid Pack #2 in the amount of $239,198.08
   i. - Resolution approving Appointments to Des Moines Area MPO and Des Moines Area MPO's Transportation Technical Committee for calendar year 2023
   j. - Resolution approving City Council Meeting Dates for Calendar Year

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.

2023

k. - Resolution appointing a primary and alternate Representative to the Eastern Polk Innovation Collaborative (EPIC) for calendar year 2023

l. - Resolution designating the Official Newspapers of Record for 2023

m. - Resolution approving Appointments for City Legal and Engineering Services for calendar year 2023

n. - Resolution designating the Official Depositories for Calendar Year 2023

o. - Resolution appointing Persons to Serve as Commissioner and Alternate for the Des Moines Regional Transit Authority (DART) for calendar year 2023

p. - Resolution approving Appointments to the Polk County Joint E911 Service Board for calendar year 2023

q. - Resolution approving Pay Request No. 15 (Final Pay App) for the Commerce Crossings Phase 2 Public Infrastructure Improvement Project to Concrete Technologies Inc in the amount of $94,532.15

r. - Resolution executing a Grant Agreement between the Iowa DNR and the City of Bondurant for funding through the Resource Enhancement and Protection (REAP) Program to implement the BRSC/Lake Petocka to Park Side Trail Connection

s. - Resolution approving acceptance for the Commerce Crossing Phase 2 Public Improvements Project (Commerce Parkway)

t. - Resolution affixing a date for a public hearing for December 19, 2022 to consider the SE Water Study Annexation Area, an 80/20 annexation within two miles of the City of Altoona's and the City of Mitchellville's city limits

u. - Resolution approving Change Order No. 1 for additional bore in place footage needed for the Franklin Street Water Main Project in the amount of $6,020.00

v. - Resolution approving Pay Request No. 1 to Thorpe Contracting LLC. for the Franklin Street Water Main Project in the amount of $245,712.75

w. - Resolution certifying TIF report and TIF request for FY24

x. O-221017-212 - (Third/Final Reading) Ordinance Amending Sections 175.02, 177.15 and 178 of the Zoning Code Regarding Home Occupations

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.

y. O-221107-213 - (Second Reading) Ordinance amending Sections 175.02, 177.09, and 178.13 of the Zoning Code regarding M-1 Uses and other related items

z. - (First Reading) Ordinance Amending Chapter 75 regarding ATVs and UTVs

6. Guests requesting to address the City Council

7. **Public Hearing**

a. Public Hearing regarding TEXT AMENDMENTS TO SECTIONS 178.02, 178.03, AND 178.06 OF THE ZONING CODE AND TO SECTION 180.05 OF THE SUBDIVISION CODE REGARDING THE TOPIC OF BASEMENTS

b. Public hearing regarding AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BONDURANT, IOWA, 2002, BY AMENDING SECTIONS 177.07.8, 178.02, AND 178.03 THE ZONING CODE REGARDING THE TOPIC OF USE AND BULK REQUIREMENTS WITHIN THE LOW-DENSITY RESIDENTIAL (R-1) AND MEDIUM RESIDENTIAL (R-2) DISTRICTS

c. Public Hearing on AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BONDURANT, IOWA, 2002, BY AMENDING THE FOLLOWING SECTIONS OF THE ZONING CODE: 177.10, 178.07, 178.08, 178.09, 178.10, 178.11, 178.13, 178.14,179, AND TO CHAPTER 182 OF THE CITY CODE, TITLED OPEN SPACE & LANDSCAPING

8. Action Items

a. - Resolution approving Appointments to the BRAVO Board for CY 2023

b. - Resolution appointing representatives to the Polk County Emergency Management Commission for calendar year 2023

c. - Resolution approving Appointments to MWA Board for CY 2023

d. - Resolution approving Appointments to the Des Moines Convention and Visitors Bureau Board of Directors for calendar year 2023

e. - Resolution approving Appointments to WRA Board and Technical Committee for CY 2023

f. - (First Reading) Ordinance amending Sections 178.02, 178.03, and 178.06 of the Zoning Code and to Section 180.05 of the Subdivision Code regarding basements

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.

g. -(First Reading) Ordinance amending Sections 177.10, 178.07, 178.08, 178.09, 178.10, 178.11, 178.13, 178.14, 179, and 182 of the Zoning Code/City Code regarding outdoor storage, screening, and landscaping

h. - (First Reading) Ordinance amending Sections 177.07.8, 178.02, and 178.03 of the Zoning Code regarding certain use and bulk requirements of the R-1 and R-2 Districts

9. Discussion Items -

a. Discussion of Targeted Business/Industry Program

b. Discussion regarding Water Tower Public Art/Lighting

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

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.

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**Due to the COVID-19 concerns and social distancing recommendations, a virtual meeting was offered.*

BONDURANT CITY COUNCIL
Minutes
November 7, 2022
Bondurant City Council

1. Roll Call

Present:	Mayor Doug Elrod, Council Member Tara Cox, Council Member Angela McKenzie, Council Member Matt Sillanpaa, Council Member Chad Driscoll
Absent:	Council Member Bob Peffer
City Officials Present:	City Administrator Marketa Oliver, City Clerk Shelby Hagan, Public Works Director John Horton, Fire Chief Aaron Kreuder, Planning & Community Development Director Maggie Murray, Finance Director Jene Jess, Library Director Jill Sanders, Economic Development Coordinator Tiffany Luing, Planning & Zoning Commission Member Brian Clayton

2. Call to Order and Declaring a Quorum

   Mayor Elrod called the meeting to order at 05:31 PM and declared a quorum.

3. Abstentions declared

   None.

4. Perfecting and Approval of the Agenda

   Motion by Cox, seconded by Driscoll, to approve the Agenda. Vote on Motion 4-0. Motion carried.

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 City Council Meeting Minutes of October 17, 2022

   b. Claims List

   c. Applications for City Council Approval

   d. Receive and File - Bondurant Grain Elevators Feasibility Assessment

e. R-221107-228- Resolution approving Franklin Avenue Water Main Easement (Permanent and Temporary)

f. R-221107-229- Resolution adopting the Central District Improvements Master Plan

g. R-221107-230- Resolution approving Change Order No. 2 for removal of debris from drainage swales for the Eagle Park Restoration Project

h. R-221107-231- Resolution approving Pay Request No. 11 to Shive-Hattery for the Professional Services Agreement for Commerce Crossings Development Public Improvements Project

i. R-221107-232- Resolution approving Pay Request No. 2 to Synergy Contracting for the Eagle Park Restoration and Ditch #2 Bid Pack #2 in the amount of $97,566.90

j. R-221107-233- Resolution affixing a date for a public hearing for a request for rezoning from Conservancy (U-1) to Limited Industrial (M-1) at 1601 Garfield Street, SW and a portion of Parcel 231/00020-007-009

k. R-221107-234- Resolution appointing Brandon Clough to the Tree Board

l. R-221107-235- Resolution affixing a date for a public hearing for Zoning Code text amendments regarindg use and bulk requirements within the Low-Density Residential (R-1) and Medium Residential (R-2) Districts

m. R-221107-236- Resolution affixing a date for a public hearing for Zoning Code and Subdivision Code text amendments regarding basements

n. R-221107-237- Resolution affixing a date for a public hearing for Zoning Code text amendments regarding the consolidation of certain requirements related to outdoor storage, screening, and landscaping

o. R-221107-238- Resolution approving amended Change Order No. 4 for the emergency detour traffic route signage needed for the Hwy 65 Underpass Project TAP-T-0747(613)—8V-77

p. R-221107-239- Resolution approving Change Order No. 5 for the electrical wiring upsize and conduit size change needed for the Hwy 65 Underpass Project TAP-T-0747(613)—8V-77

q. R-221107-240- Resolution approving Pay Request No. 5 to Jenco Construction Inc. For the Highway 65 Underpass Public Improvement Project TAP-T-0747(613)-8V-77 in the amount of $911,946.40

r. R-221107-241- Resolution approving Pay Request No. 4 for the Ditch #2 Streambank Restoration Project in the amount of $40,889.43

s. R-221107-242- Resolution approving Change Order No. 3 for additional survey staking for trail alignment changes for the Eagle Park Restoration Project in the amount of $1,749.00

t. R-221107-243- Resolution approving the Featherstone Plat 1 Final Plat

u. R-221107-244- Resolution Approving Featherstone Townhomes Plat 1 Final Plat

v. O-221017-212 - (Second Reading) Ordinance Amending Sections 175.02, 177.15 and 178 of the Zoning Code Regarding Home Occupations

Motion by Driscoll, seconded by Cox, to Approve the Consent Agenda. Roll Call: Ayes: Cox, McKenzie, Sillanpaa, Driscoll. Nays: None. Absent: Peffer. Motion carried 4-0.

6. Guests requesting to address the City Council

a. Polk County Sheriff's Department

Not present.

b. Presentation of Community of Character Award - Scott Raecker

Scott Raecker, The Robert D. and Billie Ray Center Executive Director, presented the Community of Character Award to the City of Bondurant.

7. **Public Hearing**

a. PUBLIC HEARING - to consider Zoning Code text amendments to the following sections of the Code: 175.02 - Definitions, 177.09 - Off-Street Parking Area Required, and 178.13 - M-1 District

Mayor Elrod opened the public hearing at 06:01 PM.

Planning & Community Development Director Murray explained the proposed amendments to the council and public.

Mayor Elrod closed the public hearing at 06:07 PM.

8. Action Items

   a. O-221107-213 - (First Reading) Ordinance amending Sections 175.02, 177.09, and 178.13 of the Zoning Code regarding M-1 Uses and other related items

      Motion by Cox, seconded by Sillanpaa, to Approve the First Reading of O-221107-213. Roll Call: Ayes: Cox, McKenzie, Sillanpaa, Driscoll. Nays: None. Absent: Peffer. Motion carried 4-0.

9. Discussion Items -

   a. Strategic Planning with Drake Facilitators

      Scott Raecker & Jeff Kluever, Drake University, facilitated the Strategic Planning session with the council and city administration.

10. Reports / Comments and appropriate action thereon:

   a. Mayor

      The upcoming council appointed committee assignments, DART update.

   b. Council Members

      Sillanpaa - P&Z update.
      McKenzie - ICON update.
      Cox - Chamber, EPIC, & BDI update.
      Driscoll - BRAVO update.

   c. Administrator

      Upcoming meetings, inquired about a holiday party, certified sites update, annexation update.

   d. Directors

      Murray - Upcoming P&Z meeting.
      Horton - Eagle Park Project update.
      Jess - None.
      Sanders - State report update.
      Kreuder - Central Campus Tour regarding Health Science.
      Luing - Federal grant education classes.

11. Adjournment

      Motion by Cox, seconded by Sillanpaa, to adjourn at 08:05 PM. Vote on Motion 4-0. Motion carried.

**Due to the COVID-19 concerns and social distancing recommendations, a virtual meeting was offered.*

Shelby Hagan, City Clerk

ATTEST:

Doug Elrod, Mayor

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 City Council on November 7, 2022, 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 subject 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 in written form and available for public inspection within ten business days and prior to the next convened meeting of said body.

Doug Elrod, Mayor

Check Register

Packet: APPKT00676 - 11/4/22 FOR MEETING ON 11/21/22

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank Code-AP Bank						
2600	AIRGAS USA, LLC	11/03/2022	Regular	0.00	19.32	61171
2265	AMERICAN PLANNING ASSOCIATION	11/03/2022	Regular	0.00	433.00	61172
1585	BIG GREEN UMBRELLA MEDIA INC	11/03/2022	Regular	0.00	490.00	61173
1537	BOUND TREE MEDICAL LLC	11/03/2022	Regular	0.00	16.79	61174
2416	BROCKWAY MECHANICAL & ROOFING	11/03/2022	Regular	0.00	895.00	61175
2116	CONFLUENCE	11/03/2022	Regular	0.00	5,244.35	61176
2667	CREW NETWORK	11/03/2022	Regular	0.00	122.50	61177
0780	FIRE SERVICE TRAINING BUREAU	11/03/2022	Regular	0.00	150.00	61178
0459	GALLS LLC	11/03/2022	Regular	0.00	551.65	61179
2223	IMAGE 360	11/03/2022	Regular	0.00	5,139.61	61180
1019	MUNICIPAL EMERGENCY SERVICES	11/03/2022	Regular	0.00	697.55	61181
2650	MIDWEST CRITICAL POWER LLC	11/03/2022	Regular	0.00	2,615.17	61182
2277	PHOTOS BY BEN	11/03/2022	Regular	0.00	1,500.00	61183
2668	PLATINUM FENCE	11/03/2022	Regular	0.00	20,279.00	61184
0619	RACOM CORPORATION	11/03/2022	Regular	0.00	936.00	61185
1666	SANDRY FIRE SUPPLY LLC	11/03/2022	Regular	0.00	2,104.31	61186
0564	STOREY KENWORTHY/MATT PARROTT	11/03/2022	Regular	0.00	204.42	61187
1534	STRATUS BUILDNG SOLUTIONS IOWA	11/03/2022	Regular	0.00	475.00	61188
2666	THE UNIVERSITY OF IOWA	11/03/2022	Regular	0.00	2,404.00	61189
2341	T-MOBILE	11/03/2022	Regular	0.00	340.00	61190
1989	NICOLE VAN HOUTEN	11/03/2022	Regular	0.00	53.48	61191
0416	POSTMASTER	11/02/2022	Bank Draft	0.00	556.88	DFT0001888
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	174.93	DFT0001889
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	10.78	DFT0001890
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	11.00	DFT0001891
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	60.99	DFT0001892
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	54.48	DFT0001896
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	94.50	DFT0001897
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	431.96	DFT0001898
0452	STAPLES CREDIT PLAN	11/03/2022	Bank Draft	0.00	24.58	DFT0001899

Bank Code AP Bank Code Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	31	21	0.00	44,671.15
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	9	9	0.00	1,420.10
EFT's	0	0	0.00	0.00
	40	**30**	**0.00**	**46,091.25**

Fund Summary

Fund	Name	Period	Amount
999	POOLED CASH	11/2022	46,091.25
			46,091.25

Check Register

Packet: APPKT00677 - 11/10/22 FOR MEETING ON 11/21/22

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank Code-AP Bank						
2358	ACKELSON SHEET METAL, INC	11/10/2022	Regular	0.00	40.00	61192
2135	ACME TOOLS DES MOINES	11/10/2022	Regular	0.00	179.99	61193
0776	BAKER ELECTRIC INC	11/10/2022	Regular	0.00	16,519.63	61194
1585	BIG GREEN UMBRELLA MEDIA INC	11/10/2022	Regular	0.00	490.00	61195
1537	BOUND TREE MEDICAL LLC	11/10/2022	Regular	0.00	482.52	61196
0073	BRICK,GENTRY,BOWERS,SWARTZ &	11/10/2022	Regular	0.00	5,675.00	61197
0097	CITY OF DES MOINES	11/10/2022	Regular	0.00	67,070.60	61198
2415	DES MOINES STEEL CO	11/10/2022	Regular	0.00	58.62	61199
0145	DIAM PEST CONTROL	11/10/2022	Regular	0.00	150.00	61200
0144	DES MOINES WATER WORKS	11/10/2022	Regular	0.00	180.00	61201
1022	DORSEY & WHITNEY LLP	11/10/2022	Regular	0.00	3,109.50	61202
2246	ETECH	11/10/2022	Regular	0.00	643.25	61203
	Void	11/10/2022	Regular	0.00	0.00	61204
0780	FIRE SERVICE TRAINING BUREAU	11/10/2022	Regular	0.00	50.00	61205
2670	HOLIDAY INN DES MOINES AIRPORT	11/10/2022	Regular	0.00	224.00	61206
2534	ICON WATER TRAILS	11/10/2022	Regular	0.00	7,375.00	61207
0210	IMWCA	11/10/2022	Regular	0.00	10,111.00	61208
	Void	11/10/2022	Regular	0.00	0.00	61209
2634	IOWA EARTH WORKS	11/10/2022	Regular	0.00	40,889.43	61210
1340	KONICA MINOLTA	11/10/2022	Regular	0.00	555.76	61211
0965	MANATT'S INC.	11/10/2022	Regular	0.00	377.50	61212
0842	MENARDS	11/10/2022	Regular	0.00	308.95	61213
2432	MESTON BROTHERS IRRIGATION	11/10/2022	Regular	0.00	90.00	61214
0308	MUNICIPAL SUPPLY	11/10/2022	Regular	0.00	35,100.00	61215
0286	METRO WASTE AUTHORITY	11/10/2022	Regular	0.00	105,972.42	61216
2192	OMNI EMS	11/10/2022	Regular	0.00	1,291.79	61217
2629	OPN ARCHITECTS	11/10/2022	Regular	0.00	2,421.89	61218
2669	PESTICIDE BUREAU - IDALS	11/10/2022	Regular	0.00	15.00	61219
0337	POLK COUNTY TREASURER	11/10/2022	Regular	0.00	2,319.00	61220
0337	POLK COUNTY TREASURER	11/10/2022	Regular	0.00	60,267.83	61221
1525	REGISTER MEDIA	11/10/2022	Regular	0.00	552.40	61222
2343	STRAUSS SECURITY SOLUTIONS	11/10/2022	Regular	0.00	57.00	61223
1504	SHIVE-HATTERY INC	11/10/2022	Regular	0.00	3,220.00	61224
0564	STOREY KENWORTHY/MATT PARROTT	11/10/2022	Regular	0.00	1,813.00	61225
2155	TAPCO	11/10/2022	Regular	0.00	474.51	61226
1161	VEENSTRA & KIMM, INC.	11/10/2022	Regular	0.00	43,334.82	61227
2595	VENDNOVATION, LLC	11/10/2022	Regular	0.00	50.00	61228
2231	VERIZON WIRELESS	11/10/2022	Regular	0.00	1,292.90	61229
0144	DES MOINES WATER WORKS	11/21/2022	Bank Draft	0.00	21,741.40	DFT0001916
0144	DES MOINES WATER WORKS	11/21/2022	Bank Draft	0.00	39,889.16	DFT0001917
0144	DES MOINES WATER WORKS	11/21/2022	Bank Draft	0.00	22.00	DFT0001918
2433	WEX BANK	11/07/2022	Bank Draft	0.00	4,350.94	DFT0001919

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
2433	WEX BANK	11/07/2022	Bank Draft	0.00	-15.62	DFT0001920

Bank Code AP Bank Code Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	61	36	0.00	412,763.31
Manual Checks	0	0	0.00	0.00
Voided Checks	0	2	0.00	0.00
Bank Drafts	5	5	0.00	65,987.88
EFT's	0	0	0.00	0.00
	66	**43**	**0.00**	**478,751.19**

Fund Summary

Fund	Name	Period	Amount
999	POOLED CASH	11/2022	478,782.43
			478,782.43

Check Register

Packet: APPKT00682 - 11/14/22 NEW PLOW TRUCK

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank Code-AP Bank						
0324	O'HALLORAN INTERNATIONAL INC	11/15/2022	Regular	0.00	186,157.00	61231

Bank Code AP Bank Code Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	1	1	0.00	186,157.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	1	**1**	**0.00**	**186,157.00**

Fund Summary

Fund	Name	Period	Amount
999	POOLED CASH	11/2022	186,157.00
			186,157.00

Check Register

Packet: APPKT00680 - PYPKT00361 - 10/24-11/06/2022 PAID 11/10/2022

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank Code-AP Bank						
0106	COLLECTION SERVICES CENTER	11/15/2022	Regular	0.00	91.38	61230

Bank Code AP Bank Code Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	1	1	0.00	91.38
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	1	**1**	**0.00**	**91.38**

Fund Summary

Fund	Name	Period	Amount
999	POOLED CASH	11/2022	91.38
			91.38

Payable Register

Payable Detail by Vendor Name

Packet: APPKT00679 - PYPKT00361 - 10/24-11/06/2022 PAID
11/10/2022

Payable # / Payable Description	Payable Type	Post Date / Bank Code	Payable Date	Due Date	Discount Date / On Hold	Amount	Tax	Shipping	Discount	Total

Vendor: 2304 - EBS — **Vendor Total:** **22,110.35**

INV0002481	Invoice	11/10/2022	11/10/2022	12/1/2022	11/10/2022	1,483.97	0.00	0.00	0.00	1,483.97
DELTA DENTAL PAYMENT		AP Bank Code - AP Bank			No	**Payment Date:** 12/1/2022		**Bank Draft:**		DFT0001901

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
DELTA DENTAL PAYMENT	Service	0.00	0.00	1,483.97	0.00	0.00	0.00	1,483.97

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2125	DENTAL INSURANCE		1,483.97	0%

INV0002486	Invoice	11/10/2022	11/10/2022	12/1/2022	11/10/2022	16,070.31	0.00	0.00	0.00	16,070.31
HEALTH INSURANCE WELLMARK		AP Bank Code - AP Bank			No	**Payment Date:** 12/1/2022		**Bank Draft:**		DFT0001906

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
HEALTH INSURANCE WELLMARK	Service	0.00	0.00	16,070.31	0.00	0.00	0.00	16,070.31

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2124	HEALTH INSURANCE WITHHOLDING		16,070.31	0%

INV0002487	Invoice	11/10/2022	11/10/2022	12/1/2022	11/10/2022	896.94	0.00	0.00	0.00	896.94
EBS ADMIN COST		AP Bank Code - AP Bank			No	**Payment Date:** 12/1/2022		**Bank Draft:**		DFT0001907

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
EBS ADMIN COST	Service	0.00	0.00	896.94	0.00	0.00	0.00	896.94

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2124	HEALTH INSURANCE WITHHOLDING		896.94	0%

INV0002489	Invoice	11/10/2022	11/10/2022	12/1/2022	11/10/2022	1,034.63	0.00	0.00	0.00	1,034.63
LIFE & DIS PRINCIPAL		AP Bank Code - AP Bank			No	**Payment Date:** 12/1/2022		**Bank Draft:**		DFT0001909

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
LIFE & DIS PRINCIPAL	Service	0.00	0.00	1,034.63	0.00	0.00	0.00	1,034.63

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2124	HEALTH INSURANCE WITHHOLDING		1,034.63	0%

INV0002490	Invoice	11/10/2022	11/10/2022	12/1/2022	11/10/2022	2,376.00	0.00	0.00	0.00	2,376.00
SELF FUNDED DEDUCTABLE INSURANCE		AP Bank Code - AP Bank			No	**Payment Date:** 12/1/2022		**Bank Draft:**		DFT0001910

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
SELF FUNDED DEDUCTABLE INSURANCE	Service	0.00	0.00	2,376.00	0.00	0.00	0.00	2,376.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2124	HEALTH INSURANCE WITHHOLDING		2,376.00	0%

INV0002491	Invoice	11/10/2022	11/10/2022	12/1/2022	11/10/2022	248.50	0.00	0.00	0.00	248.50
VISION AVISES		AP Bank Code - AP Bank			No	**Payment Date:** 12/1/2022		**Bank Draft:**		DFT0001911

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description		Bank Code			On Hold					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
VISION AVISES	Service	0.00	0.00	248.50	0.00	0.00	0.00	248.50

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2132	VISION WITHHOLDING		248.50	0%

Vendor: 1274 - ICMA-RC SERVICES LLC **Vendor Total:** **801.98**

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002484	Invoice	11/25/2022	11/25/2022	11/25/2022	11/25/2022	435.00	0.00	0.00	0.00	435.00
Payroll Deduction		AP Bank Code - AP Bank			No	**Payment Date:** 11/25/2022		**Bank Draft:**		DFT0001904

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Payroll Deduction	NA	0.00	0.00	435.00	0.00	0.00	0.00	435.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
001-050-2130	ICMA-RC		435.00	100.00%

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002485	Invoice	11/25/2022	11/25/2022	11/25/2022	11/25/2022	366.98	0.00	0.00	0.00	366.98
DEFFERED COMPENSATION		AP Bank Code - AP Bank			No	**Payment Date:** 11/25/2022		**Bank Draft:**		DFT0001905

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
DEFFERED COMPENSATION	Service	0.00	0.00	366.98	0.00	0.00	0.00	366.98

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
001-050-2130	ICMA-RC		366.98	100.00%

Vendor: 0238 - IOWA WORKFORCE DEVELOPMENT **Vendor Total:** **164.34**

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002495	Invoice	12/23/2022	12/23/2022	12/23/2022	12/23/2022	164.34	0.00	0.00	0.00	164.34
Unemployement Insurance		AP Bank Code - AP Bank			No	**Payment Date:** 12/23/2022		**Bank Draft:**		DFT0001915

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Unemployement Insurance	NA	0.00	0.00	164.34	0.00	0.00	0.00	164.34

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2122	STATE WITHHOLDING		164.34	100.00%

Vendor: 0239 - IPERS **Vendor Total:** **15,225.13**

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002488	Invoice	11/25/2022	11/25/2022	11/25/2022	11/25/2022	580.01	0.00	0.00	0.00	580.01
Payroll Contribution		AP Bank Code - AP Bank			No	**Payment Date:** 11/25/2022		**Bank Draft:**		DFT0001908

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Payroll Contribution	NA	0.00	0.00	580.01	0.00	0.00	0.00	580.01

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2123	IPERS WITHHOLDING		580.01	100.00%

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002492	Invoice	11/25/2022	11/25/2022	11/25/2022	11/25/2022	14,645.12	0.00	0.00	0.00	14,645.12
Payroll Contribution		AP Bank Code - AP Bank			No	**Payment Date:** 11/25/2022		**Bank Draft:**		DFT0001912

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Payroll Contribution	NA	0.00	0.00	3,736.54	0.00	0.00	0.00	3,736.54

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2123	IPERS WITHHOLDING		3,736.54	100.00%

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description		Bank Code			On Hold					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Payroll Contribution	NA	0.00	0.00	10,908.58	0.00	0.00	0.00	10,908.58

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2123	IPERS WITHHOLDING		10,908.58	100.00%

Vendor: 1512 - IRS USATAXPYMT — **Vendor Total:** 21,750.85

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002494	Invoice	11/10/2022	11/10/2022	11/10/2022	11/10/2022	21,750.85	0.00	0.00	0.00	21,750.85
Federal Tax Withheld		AP Bank Code - AP Bank			No	**Payment Date:** 11/10/2022		**Bank Draft:**		DFT0001914

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Social Security Withholding	NA	0.00	0.00	11,648.08	0.00	0.00	0.00	11,648.08

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2121	FICA/MEDICARE WITHHOLDING		11,648.08	100.00%

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Medicare Withholding	NA	0.00	0.00	2,724.16	0.00	0.00	0.00	2,724.16

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
112-050-2121	FICA/MEDICARE WITHHOLDING		2,724.16	100.00%

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Federal Tax Withheld	NA	0.00	0.00	7,378.61	0.00	0.00	0.00	7,378.61

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
670-050-2120	FEDERAL WITHHOLDING		13.45	0.18%
741-050-2120	FEDERAL WITHHOLDING		293.03	3.97%
610-050-2120	FEDERAL WITHHOLDING		648.40	8.79%
600-050-2120	FEDERAL WITHHOLDING		713.36	9.67%
110-050-2120	FEDERAL WITHHOLDING		770.51	10.44%
001-050-2120	FEDERAL WITHHOLDING		4,939.86	66.95%

Vendor: 2249 - Kabel Business Industries — **Vendor Total:** 1,993.12

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002482	Invoice	11/10/2022	11/10/2022	11/10/2022	11/10/2022	1,950.62	0.00	0.00	0.00	1,950.62
Payroll Deduction		AP Bank Code - AP Bank			No	**Payment Date:** 11/10/2022		**Bank Draft:**		DFT0001902

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
Payroll Deduction	NA	0.00	0.00	1,950.62	0.00	0.00	0.00	1,950.62

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
820-050-2131	SELF-FUNDED WITHHOLDING		1,950.62	0%

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002483	Invoice	11/10/2022	11/10/2022	12/6/2022	11/10/2022	42.50	0.00	0.00	0.00	42.50
FSA ADMIN FEE		AP Bank Code - AP Bank			No	**Payment Date:** 12/6/2022		**Bank Draft:**		DFT0001903

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FLEX SPENDING ADMINISTRATION FEE	Service	0.00	0.00	42.50	0.00	0.00	0.00	42.50

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
820-050-2131	SELF-FUNDED WITHHOLDING		42.50	0%

Vendor: 1832 - TREASURER - STATE OF IOWA — **Vendor Total:** 3,991.70

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
INV0002493	Invoice	11/25/2022	11/25/2022	11/25/2022	11/25/2022	3,991.70	0.00	0.00	0.00	3,991.70
State Tax Withholding		AP Bank Code - AP Bank			No	**Payment Date:** 11/25/2022		**Bank Draft:**		DFT0001913

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
State Tax Withholding	NA	0.00	0.00	3,991.70	0.00	0.00	0.00	3,991.70

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
741-050-2122	STATE WITHHOLDING		149.00	3.73%
670-050-2122	STATE WITHHOLDING		13.68	0.34%
600-050-2122	STATE WITHHOLDING		368.01	9.22%
001-050-2122	STATE WITHHOLDING		2,732.04	68.44%
610-050-2122	STATE WITHHOLDING		336.47	8.43%
110-050-2122	STATE WITHHOLDING		392.50	9.83%

Payable Summary

Type	Count	Gross	Tax	Shipping	Discount	Total	Manual Payment	Balance
Invoice	15	66,037.47	0.00	0.00	0.00	66,037.47	66,037.47	0.00
	Grand Total:	**66,037.47**	**0.00**	**0.00**	**0.00**	**66,037.47**	**66,037.47**	**0.00**

Account Summary

Account	Name		Amount
001-050-2120	FEDERAL WITHHOLDING		4,939.86
001-050-2122	STATE WITHHOLDING		2,732.04
001-050-2130	ICMA-RC		801.98
		Total:	**8,473.88**

Account	Name		Amount
110-050-2120	FEDERAL WITHHOLDING		770.51
110-050-2122	STATE WITHHOLDING		392.50
		Total:	**1,163.01**

Account	Name		Amount
112-050-2121	FICA/MEDICARE WITHHOLDING		14,372.24
112-050-2122	STATE WITHHOLDING		164.34
112-050-2123	IPERS WITHHOLDING		15,225.13
112-050-2124	HEALTH INSURANCE WITHHOLDING		20,377.88
112-050-2125	DENTAL INSURANCE		1,483.97
112-050-2132	VISION WITHHOLDING		248.50
		Total:	**51,872.06**

Account	Name		Amount
600-050-2120	FEDERAL WITHHOLDING		713.36
600-050-2122	STATE WITHHOLDING		368.01
		Total:	**1,081.37**

Account	Name		Amount
610-050-2120	FEDERAL WITHHOLDING		648.40
610-050-2122	STATE WITHHOLDING		336.47
		Total:	**984.87**

Account	Name		Amount
670-050-2120	FEDERAL WITHHOLDING		13.45
670-050-2122	STATE WITHHOLDING		13.68
		Total:	**27.13**

Account	Name		Amount
741-050-2120	FEDERAL WITHHOLDING		293.03
741-050-2122	STATE WITHHOLDING		149.00
		Total:	**442.03**

Account	Name		Amount
820-050-2131	SELF-FUNDED WITHHOLDING		1,993.12
		Total:	**1,993.12**

Payroll Check Register

Checks

Pay Period: 10/24/2022-11/6/2022

Packet: PYPKT00361 - 10/24-11/06/2022 PAID 11/10/2022
Payroll Set: CITY OF BONDURANT, IA - 01

Employee	Employee #	Check Type	Date	Amount	Number

***** No Checks Created In This Packet *****

Payroll Check Register
Direct Deposits

Packet: PYPKT00361 - 10/24-11/06/2022 PAID 11/10/2022
Payroll Set: CITY OF BONDURANT, IA - 01

Employee	Employee #	Date	Amount	Number
BAAS, JAMIE	4147	11/10/2022	247.84	103111
BAILEY, BOYCE E	7104	11/10/2022	1,287.23	103112
BERGESON, JOHN W	7121	11/10/2022	1,770.39	103113
BRIGGS, ASHTON S	1511	11/10/2022	821.17	103114
BRUCE, EMMA	3141	11/10/2022	824.47	103115
BUCKLIN, JEFFERY D	1562	11/10/2022	642.60	103116
CARPENTER, JOHN C	5129	11/10/2022	1,574.52	103117
CHAPA, DAISY Y	1584	11/10/2022	887.54	103118
COLLISON, PATRICK F	5103	11/10/2022	2,048.37	103119
CORY, JOHN P	7120	11/10/2022	1,387.88	103120
CRITTENDEN, MATTHEW	1567	11/10/2022	843.61	103121
DOMINGUEZ, MATTHEW P	1513	11/10/2022	827.52	103122
EHLER, AANNA N	1575	11/10/2022	1,663.12	103123
GERDNER, RONALD L	7122	11/10/2022	1,500.23	103124
GILSON, DUSTY ALAN	7124	11/10/2022	1,370.10	103125
HAGAN, SHELBY L	5118	11/10/2022	2,398.18	103126
HARMISON, TROY G	1503	11/10/2022	1,667.85	103127
HIGGINS, DAVID P.	7105	11/10/2022	1,356.15	103128
HORTON, JOHN C	7112	11/10/2022	3,211.81	103129
HORTON, JOHN C	7112	11/10/2022	100.00	103129
HUFF, TIMOTHY J	1559	11/10/2022	1,749.56	103130
HURST, MORGHAN	1570	11/10/2022	500.23	103131
JESS, JENE' N	5123	11/10/2022	3,353.62	103132
JOHNSON, ANNASTASHA	5130	11/10/2022	1,330.00	103133
KING, CHRISTINA M	3143	11/10/2022	125.45	103134
KLINKER-FELD, MICHELL M	3135	11/10/2022	2,086.90	103135
KOOIKER, ASHTON BRENT	7123	11/10/2022	1,415.11	103136
KREUDER, AARON M	1441	11/10/2022	3,369.97	103137
LUING, TIFFANY A	5133	11/10/2022	1,861.31	103138
LUNDQUIST, BRADLEY D	1555	11/10/2022	373.24	103139
MANGUM, MEGAN SUSANNA	3142	11/10/2022	1,481.19	103140
MARSHMAN, CRAIG A	5125	11/10/2022	1,523.74	103141
MILLER, BRODY E	1582	11/10/2022	549.39	103142
MORRIS, REBECCA L	1504	11/10/2022	2,575.91	103143
MURRAY, MARGARET	5126	11/10/2022	3,166.11	103144
OLIVER, MARKETA S	8403	11/10/2022	3,314.83	103145
OLIVER, MARKETA S	8403	11/10/2022	300.00	103145
PEZLEY, ISAAC J	5132	11/10/2022	2,070.67	103146
PHIPPS-BUCKLIN, CHANTEL E	4145	11/10/2022	758.99	103147
REYNOLDS, RAY A	1537	11/10/2022	1,153.91	103148
SANDERS, JILL C	3128	11/10/2022	2,994.95	103149
SCHINCKE, MEGAN	3137	11/10/2022	1,098.59	103150
SCHINCKE, MEGAN	3137	11/10/2022	470.82	103150
SPOERRY, DANIELLE M	1527	11/10/2022	1,311.36	103151
SUMMERS, ALAN C	1534	11/10/2022	1,306.55	103152
VAN HOUTEN, NICOLE M	5121	11/10/2022	1,371.60	103153

Payroll Check Register
Report Summary

Packet: PYPKT00361 - 10/24-11/06/2022 PAID 11/10/2022
Payroll Set: CITY OF BONDURANT, IA - 01

Type	Count	Amount
Regular Checks	0	0.00
Manual Checks	0	0.00
Reversals	0	0.00
Voided Checks	0	0.00
Direct Deposits	46	68,044.58
Total	**46**	**68,044.58**

Bondurant
Life Connecting

Honorable Mayor, Members of the Council, and Citizens of the City of Bondurant, Iowa

Submitted for your review is the Treasurer's Report for October of the Fiscal Year Ending 2023. Following this letter, find the year-to-date Fund Balance Report, Balance Sheet, and Detail Report.

The City's Legacy checking account had a balance forward from September 30, 2022, of $1,202,128.18. The ending balance as of October 31, 2022, was $1,845,659.17. The account increased $643,530.99 in October. The account earned $438.44 of interest in October and has earned a total of $2,164.25 from interest in 2022. The average monthly balance is $2,581,111.94. This account is in ideal financial condition.

The City's IPAIT accounts had a balance forward from September 30, 2022, of $19,674,235.17. The ending balance as of October 31, 2022, was $21,790,234.89. These accounts increased by $2,115,999.72. These accounts earned a total of $44,113.96 of interest in October. Withdrawals include $98,255.65 (General), $214,357.62 (Creek), $349.71 (Underpass), $42,213.12 (Stormwater), $2,000.00 (City Campus), and $700 (Certified Site). The City's IPAIT accounts are in ideal financial condition.

Among the expenditures in October, you will find payments for the Underpass Project ($346,441.49 and $98,255.65), payroll ($135,989.46), engineering ($75,583.97), water ($70,965.76), WRA ($67,070.60), and law enforcement ($60,267.83).

The utility bill autopay collected $166,229.96 from 1388 accounts in October. Last year at this time, the City collected $151,440.45 from 1275 accounts.

Please do not hesitate to contact the City's Finance & Employee Services Department if you have any questions.

Respectfully,

Jené Jess, MPA, SHRM-CP
Finance & Employee Services Director
jnjess@cityofbondurant.com

Fund Balance Report

As Of 10/31/2022

Fund	Beginning Balance	Total Revenues	Total Expenses	Ending Balance
001 - GENERAL FUND	3,523,747.96	1,693,565.74	1,597,404.33	3,619,909.37
110 - ROAD USE TAX	684,518.10	356,647.77	268,358.96	772,806.91
112 - EMPLOYEE BENEFIT	113,811.76	146,676.95	276,638.81	-16,150.10
121 - Local Option Sales Tax	443,670.33	507,798.11	0.00	951,468.44
125 - TIF	3,463.06	525,517.42	0.00	528,980.48
167 - LIBRARY GRANT	13,183.90	17,280.58	5,594.79	24,869.69
168 - EMS GRANT	0.00	0.00	0.00	0.00
169 - PARK & REC	13,149.78	17,280.00	0.00	30,429.78
170 - FEMA DISASTER AID	31,735.80	0.00	80.20	31,655.60
171 - STORMWATER GRANT	0.00	0.00	0.00	0.00
172 - TREE FUND	13,574.83	13,743.00	57,799.88	-30,482.05
200 - DEBT SERVICE	451,311.30	339,334.35	59,148.44	731,497.21
306 - CITY CAMPUS	8,928,480.26	40,892.17	2,983,379.48	5,985,992.95
308 - SIDEWALK CONST-15TH;PAINE	-1,543.81	0.00	0.00	-1,543.81
316 - PAINE HTS DRAINAGE	-15,144.69	3,131.00	0.00	-12,013.69
320 - WASHINGTON STREET	-342,803.99	249,688.48	0.00	-93,115.51
322 - SIDEWALK CONST-OLD TOWN	-4,450.35	0.00	0.00	-4,450.35
324 - BRSC IMPROVEMENTS	0.00	0.00	0.00	0.00
325 - STREETS ARTERIAL MASTER PLAN	-17,610.30	0.00	756.00	-18,366.30
327 - GRANT ST S/COMMUTER LOOP	159,914.45	880.28	0.00	160,794.73
333 - DITCH 2 IMPROV	472,327.75	286,884.08	507,803.93	251,407.90
335 - PARK IMPROVEMENTS	180,084.09	150,101.21	98,675.29	231,510.01
336 - PAINE ST CONNECTION	0.00	0.00	0.00	0.00
337 - GLWTE TO ALTOONA	0.00	0.00	0.00	0.00
338 - MAIN STREET STORMWATER	-8,725.06	0.00	6,033.79	-14,758.85
340 - UNDERPASS-HWY 65/330	699,860.48	585,695.93	1,728,402.51	-442,846.10
341 - TIF-PARK LAND PURCHASE	-1,692.07	0.00	0.00	-1,692.07
342 - TIF-1ST&MAIN ECONOMIC DVL	-792.33	0.00	0.00	-792.33
343 - TIF-DOWNTOWN PARKING	-14,392.47	20,000.00	11,375.00	-5,767.47
344 - 16TH ST NE - GRANT TO PLEASANT	-30,283.75	0.00	6,397.50	-36,681.25
345 - TIF-HWY65 NATURAL GAS EXT	0.00	0.00	0.00	0.00
346 - CITY HALL RECONSTRUCTION	65,573.40	0.00	10,899.21	54,674.19
347 - BRIDGE/INTERSECTION	257,848.74	946.95	695.00	258,100.69
348 - NE STORMWATER EXPANSION/DOWNSTREAM SW CAPACITY	324,800.81	1,966.96	43,963.19	282,804.58
349 - PLEASANT GROVE	-158,869.18	0.00	14,216.88	-173,086.06
350 - PROJECT BLUEJAY	4.77	0.00	0.00	4.77
351 - LIBRARY CAPITAL	59,348.15	0.00	8,214.70	51,133.45
352 - WATER TOWER	463,807.74	0.00	181,455.72	282,352.02
353 - OMEGA	14.75	0.10	0.00	14.85
354 - COMMERCE CROSSING	467,859.69	0.00	81,572.38	386,287.31
355 - CENTRAL DISTRICT STORMWATER IMPROVEMENTS	-68,894.79	0.00	46,854.91	-115,749.70
356 - CERTIFIED SITE IMPROVEMENTS	4,965,946.70	31,305.79	13,634.50	4,983,617.99
500 - CEMETERY PERPETUAL CARE	26,753.83	440.55	0.00	27,194.38
600 - WATER	1,215,294.37	804,789.48	540,491.56	1,479,592.29
610 - SEWER	1,950,481.89	1,166,797.66	469,177.85	2,648,101.70
670 - GARBAGE	111,726.09	172,457.20	84,792.42	199,390.87
741 - STORM WATER	335,392.79	141,418.38	72,166.23	404,644.94
820 - SELF-FUNDED INSURANCE	168.41	2,727.80	394.79	2,501.42
999 - POOLED CASH	0.00	0.00	0.00	0.00
Report Total:	**25,312,653.19**	**7,277,967.94**	**9,176,378.25**	**23,414,242.88**

Balance Sheet
Account Summary
As Of 10/31/2022

Account	Name	Balance	
Fund: 001 - GENERAL FUND			
Assets			
001-000-1101	CLAIM ON POOLED CASH	71,814.66	
001-000-1115	PETTY CASH - GENERAL	100.00	
001-000-1116	PETTY CASH - LIBRARY	200.00	
001-000-1117	CHANGE FUND - LIBRARY	20.00	
001-000-1150	IPAIT - GENERAL FUND 11763 MM	3,580,884.55	
	Total :	**3,653,019.21**	
	Total Assets:	**3,653,019.21**	**3,653,019.21**
Liability			
001-050-2011	PENDING POOLED PAYABLES	33,125.83	
001-050-2122	STATE WITHHOLDING	-15.99	
	Total :	**33,109.84**	
	Total Liability:	**33,109.84**	
Equity			
001-050-3950	FUND BALANCE	3,523,747.96	
	Total :	**3,523,747.96**	
	Total Beginning Equity:	**3,523,747.96**	
Total Revenue		1,693,565.74	
Total Expense		1,597,404.33	
Revenues Over/Under Expenses		**96,161.41**	
	Total Equity and Current Surplus (Deficit):	**3,619,909.37**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**3,653,019.21**

Account	Name	Balance	
Fund: 110 - ROAD USE TAX			
Assets			
110-000-1101	CLAIM ON POOLED CASH	65,012.61	
110-000-1159	IPAIT - ROAD FUND 125	728,460.48	
	Total :	**793,473.09**	
	Total Assets:	**793,473.09**	**793,473.09**
Liability			
110-050-2011	PENDING POOLED PAYABLES	20,666.59	
110-050-2122	STATE WITHHOLDING	-0.41	
	Total :	**20,666.18**	
	Total Liability:	**20,666.18**	
Equity			
110-050-3950	FUND BALANCE	684,518.10	
	Total :	**684,518.10**	
	Total Beginning Equity:	**684,518.10**	
Total Revenue		356,647.77	
Total Expense		268,358.96	
Revenues Over/Under Expenses		**88,288.81**	
	Total Equity and Current Surplus (Deficit):	**772,806.91**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**793,473.09**

Account	Name	Balance	
Fund: 112 - EMPLOYEE BENEFIT			
Assets			
112-000-1101	CLAIM ON POOLED CASH	25,048.15	
	Total :	**25,048.15**	
	Total Assets:	**25,048.15**	**25,048.15**
Liability			
112-050-2011	PENDING POOLED PAYABLES	42,662.13	
112-050-2122	STATE WITHHOLDING	211.35	
112-050-2123	IPERS WITHHOLDING	1,014.30	
112-050-2124	HEALTH INSURANCE WITHHOLDING	-2,689.53	
	Total :	**41,198.25**	
	Total Liability:	**41,198.25**	
Equity			
112-050-3950	FUND BALANCE	113,811.76	
	Total :	**113,811.76**	
	Total Beginning Equity:	**113,811.76**	
Total Revenue		146,676.95	
Total Expense		276,638.81	
Revenues Over/Under Expenses		**-129,961.86**	
	Total Equity and Current Surplus (Deficit):	**-16,150.10**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**25,048.15**

Account	Name	Balance	
Fund: 121 - Local Option Sales Tax			
Assets			
121-000-1101	CLAIM ON POOLED CASH	68,045.08	
121-000-1150	IPAIT - LOSST 128	883,423.36	
	Total :	**951,468.44**	
	Total Assets:	**951,468.44**	**951,468.44**
Liability			
	Total Liability:	**0.00**	
Equity			
121-050-3950	FUND BALANCE	443,670.33	
	Total :	**443,670.33**	
	Total Beginning Equity:	**443,670.33**	
Total Revenue		507,798.11	
Total Expense		0.00	
Revenues Over/Under Expenses		**507,798.11**	
	Total Equity and Current Surplus (Deficit):	**951,468.44**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**951,468.44**

Account	Name	Balance	
Fund: 125 - TIF			
Assets			
125-000-1101	CLAIM ON POOLED CASH	528,980.48	
	Total :	**528,980.48**	
	Total Assets:	**528,980.48**	**528,980.48**
Liability			
	Total Liability:	**0.00**	
Equity			
125-050-3950	FUND BALANCE	3,463.06	
	Total :	**3,463.06**	
	Total Beginning Equity:	**3,463.06**	
Total Revenue		525,517.42	
Total Expense		0.00	
Revenues Over/Under Expenses		**525,517.42**	
	Total Equity and Current Surplus (Deficit):	**528,980.48**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**528,980.48**

Account	Name	Balance	
Fund: 167 - LIBRARY GRANT			
Assets			
167-000-1101	CLAIM ON POOLED CASH	16,356.26	
167-000-1111	SAVINGS - LIBRARY XXX6441	1,457.62	
167-000-1150	IPAIT - LIBRARY T&A MM 110	7,055.81	
	Total :	**24,869.69**	
	Total Assets:	**24,869.69**	**24,869.69**
Liability			
	Total Liability:	**0.00**	
Equity			
167-050-3950	BEGINNING BALANCE	13,183.90	
	Total :	**13,183.90**	
	Total Beginning Equity:	**13,183.90**	
Total Revenue		17,280.58	
Total Expense		5,594.79	
Revenues Over/Under Expenses		**11,685.79**	
	Total Equity and Current Surplus (Deficit):	**24,869.69**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**24,869.69**

Account	Name	Balance	
Fund: 168 - EMS GRANT			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
	Total Liability:	**0.00**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**0.00**

Account	Name	Balance	
Fund: 169 - PARK & REC			
Assets			
169-000-1101	CLAIM ON POOLED CASH	30,429.78	
	Total :	**30,429.78**	
	Total Assets:	**30,429.78**	**30,429.78**
Liability			
	Total Liability:	**0.00**	
Equity			
169-050-3950	BEGINNING BALANCE	13,149.78	
	Total :	**13,149.78**	
	Total Beginning Equity:	**13,149.78**	
Total Revenue		17,280.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**17,280.00**	
	Total Equity and Current Surplus (Deficit):	**30,429.78**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**30,429.78**

Account	Name	Balance	
Fund: 170 - FEMA DISASTER AID			
Assets			
170-000-1101	CLAIM ON POOLED CASH	31,671.64	
	Total :	**31,671.64**	
	Total Assets:	**31,671.64**	**31,671.64**
Liability			
170-050-2011	PENDING POOLED PAYABLES	16.04	
	Total :	**16.04**	
	Total Liability:	**16.04**	
Equity			
170-050-3950	FUND BALANCE	31,735.80	
	Total :	**31,735.80**	
	Total Beginning Equity:	**31,735.80**	
Total Revenue		0.00	
Total Expense		80.20	
Revenues Over/Under Expenses		**-80.20**	
	Total Equity and Current Surplus (Deficit):	**31,655.60**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**31,671.64**

Account	Name	Balance	
Fund: 171 - STORMWATER GRANT			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
	Total Liability:	**0.00**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**0.00**

Account	Name	Balance	
Fund: 172 - TREE FUND			
Assets			
172-000-1101	CLAIM ON POOLED CASH	7,125.83	
	Total :	**7,125.83**	
	Total Assets:	**7,125.83**	**7,125.83**
Liability			
172-050-2011	PENDING POOLED PAYABLES	37,607.88	
	Total :	**37,607.88**	
	Total Liability:	**37,607.88**	
Equity			
172-050-3950	BEGINNING BALANCE	13,574.83	
	Total :	**13,574.83**	
	Total Beginning Equity:	**13,574.83**	
Total Revenue		13,743.00	
Total Expense		57,799.88	
Revenues Over/Under Expenses		**-44,056.88**	
	Total Equity and Current Surplus (Deficit):	**-30,482.05**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**7,125.83**

Account	Name	Balance	
Fund: 200 - DEBT SERVICE			
Assets			
200-000-1101	CLAIM ON POOLED CASH	-674.20	
200-000-1162	IPAIT - DEBT SERVICE 124	732,171.41	
	Total :	**731,497.21**	
	Total Assets:	**731,497.21**	**731,497.21**
Liability			
	Total Liability:	**0.00**	
Equity			
200-050-3950	FUND BALANCE	451,311.30	
	Total :	**451,311.30**	
	Total Beginning Equity:	**451,311.30**	
Total Revenue		339,334.35	
Total Expense		59,148.44	
Revenues Over/Under Expenses		**280,185.91**	
	Total Equity and Current Surplus (Deficit):	**731,497.21**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**731,497.21**

Account	Name	Balance	
Fund: 306 - CITY CAMPUS			
Assets			
306-000-1101	CLAIM ON POOLED CASH	257.93	
306-000-1150	IPAIT CITY CAMPUS 131	5,985,735.02	
	Total :	**5,985,992.95**	
	Total Assets:	**5,985,992.95**	**5,985,992.95**
Liability			
	Total Liability:	**0.00**	
Equity			
306-050-3950	FUND BALANCE	8,928,480.26	
	Total :	**8,928,480.26**	
	Total Beginning Equity:	**8,928,480.26**	
Total Revenue		40,892.17	
Total Expense		2,983,379.48	
Revenues Over/Under Expenses		**-2,942,487.31**	
	Total Equity and Current Surplus (Deficit):	**5,985,992.95**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**5,985,992.95**

Account	Name	Balance	
Fund: 308 - SIDEWALK CONST-15TH;PAINE			
Assets			
308-000-1101	CLAIM ON POOLED CASH	-1,543.81	
	Total :	**-1,543.81**	
	Total Assets:	**-1,543.81**	**-1,543.81**
Liability			
	Total Liability:	**0.00**	
Equity			
308-050-3950	FUND BALANCE	-1,543.81	
	Total :	**-1,543.81**	
	Total Beginning Equity:	**-1,543.81**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**-1,543.81**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-1,543.81**

Account	Name	Balance	
Fund: 316 - PAINE HTS DRAINAGE			
Assets			
316-000-1101	CLAIM ON POOLED CASH	-12,013.69	
	Total :	**-12,013.69**	
	Total Assets:	**-12,013.69**	**-12,013.69**
Liability			
	Total Liability:	**0.00**	
Equity			
316-050-3950	FUND BALANCE	-15,144.69	
	Total :	**-15,144.69**	
	Total Beginning Equity:	**-15,144.69**	
Total Revenue		3,131.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**3,131.00**	
	Total Equity and Current Surplus (Deficit):	**-12,013.69**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-12,013.69**

Account	Name	Balance	
Fund: 320 - WASHINGTON STREET			
Assets			
320-000-1101	CLAIM ON POOLED CASH	-93,115.51	
	Total :	**-93,115.51**	
	Total Assets:	**-93,115.51**	**-93,115.51**
Liability			
	Total Liability:	**0.00**	
Equity			
320-050-3950	FUND BALANCE	-342,803.99	
	Total :	**-342,803.99**	
	Total Beginning Equity:	**-342,803.99**	
Total Revenue		249,688.48	
Total Expense		0.00	
Revenues Over/Under Expenses		**249,688.48**	
	Total Equity and Current Surplus (Deficit):	**-93,115.51**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-93,115.51**

Account	Name	Balance	
Fund: 322 - SIDEWALK CONST-OLD TOWN			
Assets			
322-000-1101	CLAIM ON POOLED CASH	-4,450.35	
	Total :	**-4,450.35**	
	Total Assets:	**-4,450.35**	**-4,450.35**
Liability			
	Total Liability:	**0.00**	
Equity			
322-050-3950	FUND BALANCE	-4,450.35	
	Total :	**-4,450.35**	
	Total Beginning Equity:	**-4,450.35**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**-4,450.35**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-4,450.35**

Balance Sheet **As Of 10/31/2022**

Account	Name	Balance	
Fund: 324 - BRSC IMPROVEMENTS			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
	Total Liability:	**0.00**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**0.00**

Account	Name	Balance	
Fund: 325 - STREETS ARTERIAL MASTER PLAN			
Assets			
325-000-1101	CLAIM ON POOLED CASH	-18,366.30	
	Total :	**-18,366.30**	
	Total Assets:	**-18,366.30**	**-18,366.30**
Liability			
	Total Liability:	**0.00**	
Equity			
325-050-3950	BEGINNING BALANCE	-17,610.30	
	Total :	**-17,610.30**	
	Total Beginning Equity:	**-17,610.30**	
Total Revenue		0.00	
Total Expense		756.00	
Revenues Over/Under Expenses		**-756.00**	
	Total Equity and Current Surplus (Deficit):	**-18,366.30**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-18,366.30**

Account	Name	Balance	
Fund: 327 - GRANT ST S/COMMUTER LOOP			
Assets			
327-000-1101	CLAIM ON POOLED CASH	20,368.15	
327-000-1150	IPAIT GRANT ST S/COMMUTER LOOP 126	140,426.58	
	Total :	**160,794.73**	
	Total Assets:	**160,794.73**	**160,794.73**
Liability			
	Total Liability:	**0.00**	
Equity			
327-050-3950	BEGINNING BALANCE	159,914.45	
	Total :	**159,914.45**	
	Total Beginning Equity:	**159,914.45**	
Total Revenue		880.28	
Total Expense		0.00	
Revenues Over/Under Expenses		**880.28**	
	Total Equity and Current Surplus (Deficit):	**160,794.73**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**160,794.73**

Account	Name	Balance	
Fund: 333 - DITCH 2 IMPROV			
Assets			
333-000-1101	CLAIM ON POOLED CASH	51,231.03	
333-000-1150	IPAIT - DITCH 2 CREEK IMPROVEMENT 112	200,176.87	
	Total :	**251,407.90**	
	Total Assets:	**251,407.90**	**251,407.90**
Liability			
	Total Liability:	**0.00**	
Equity			
333-050-3950	BEGINNING BALANCE	472,327.75	
	Total :	**472,327.75**	
	Total Beginning Equity:	**472,327.75**	
Total Revenue		286,884.08	
Total Expense		507,803.93	
Revenues Over/Under Expenses		**-220,919.85**	
	Total Equity and Current Surplus (Deficit):	**251,407.90**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**251,407.90**

Account	Name	Balance	
Fund: 335 - PARK IMPROVEMENTS			
Assets			
335-000-1101	CLAIM ON POOLED CASH	59,358.80	
335-000-1150	IPAIT - PARKS 109	200,101.21	
	Total :	**259,460.01**	
	Total Assets:	**259,460.01**	**259,460.01**
Liability			
335-050-2011	PENDING POOLED PAYABLES	27,950.00	
	Total :	**27,950.00**	
	Total Liability:	**27,950.00**	
Equity			
335-050-3950	BEGINNING BALANCE	180,084.09	
	Total :	**180,084.09**	
	Total Beginning Equity:	**180,084.09**	
Total Revenue		150,101.21	
Total Expense		98,675.29	
Revenues Over/Under Expenses		**51,425.92**	
	Total Equity and Current Surplus (Deficit):	**231,510.01**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**259,460.01**

Account	Name	Balance	
Fund: 336 - PAINE ST CONNECTION			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
	Total Liability:	**0.00**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**0.00**

Account	Name	Balance	
Fund: 337 - GLWTE TO ALTOONA			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
	Total Liability:	**0.00**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**0.00**

Account	Name	Balance	
Fund: 338 - MAIN STREET STORMWATER			
Assets			
338-000-1101	CLAIM ON POOLED CASH	-14,758.85	
	Total :	**-14,758.85**	
	Total Assets:	**-14,758.85**	**-14,758.85**
Liability			
	Total Liability:	**0.00**	
Equity			
338-050-3950	BEGINNING BALANCE	-8,725.06	
	Total :	**-8,725.06**	
	Total Beginning Equity:	**-8,725.06**	
Total Revenue		0.00	
Total Expense		6,033.79	
Revenues Over/Under Expenses		**-6,033.79**	
	Total Equity and Current Surplus (Deficit):	**-14,758.85**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-14,758.85**

Account	Name	Balance	
Fund: 340 - UNDERPASS-HWY 65/330			
Assets			
340-000-1101	CLAIM ON POOLED CASH	-439,734.72	
340-000-1150	IPAIT - UNDRPASS HWY65 114	0.67	
	Total :	**-439,734.05**	
	Total Assets:	**-439,734.05**	**-439,734.05**
Liability			
340-050-2011	PENDING POOLED PAYABLES	3,112.05	
	Total :	**3,112.05**	
	Total Liability:	**3,112.05**	
Equity			
340-050-3950	BEGINNING BALANCE	699,860.48	
	Total :	**699,860.48**	
	Total Beginning Equity:	**699,860.48**	
Total Revenue		585,695.93	
Total Expense		1,728,402.51	
Revenues Over/Under Expenses		**-1,142,706.58**	
	Total Equity and Current Surplus (Deficit):	**-442,846.10**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-439,734.05**

Account	Name	Balance	
Fund: 341 - TIF-PARK LAND PURCHASE			
Assets			
341-000-1101	CLAIM ON POOLED CASH	-1,692.07	
	Total :	**-1,692.07**	
	Total Assets:	**-1,692.07**	**-1,692.07**
Liability			
	Total Liability:	**0.00**	
Equity			
341-050-3950	BEGINNING BALANCE	-1,692.07	
	Total :	**-1,692.07**	
	Total Beginning Equity:	**-1,692.07**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**-1,692.07**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-1,692.07**

Account	Name	Balance	
Fund: 342 - TIF-1ST&MAIN ECONOMIC DVL			
Assets			
342-000-1101	CLAIM ON POOLED CASH	-792.33	
	Total :	**-792.33**	
	Total Assets:	**-792.33**	**-792.33**
Liability			
	Total Liability:	**0.00**	
Equity			
342-050-3950	BEGINNING BALANCE	-792.33	
	Total :	**-792.33**	
	Total Beginning Equity:	**-792.33**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**-792.33**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-792.33**

Account	Name	Balance	
Fund: 343 - TIF-DOWNTOWN PARKING			
Assets			
343-000-1101	CLAIM ON POOLED CASH	-3,142.47	
	Total :	**-3,142.47**	
	Total Assets:	**-3,142.47**	**-3,142.47**
Liability			
343-050-2011	PENDING POOLED PAYABLES	2,625.00	
	Total :	**2,625.00**	
	Total Liability:	**2,625.00**	
Equity			
343-050-3950	BEGINNING BALANCE	-14,392.47	
	Total :	**-14,392.47**	
	Total Beginning Equity:	**-14,392.47**	
Total Revenue		20,000.00	
Total Expense		11,375.00	
Revenues Over/Under Expenses		**8,625.00**	
	Total Equity and Current Surplus (Deficit):	**-5,767.47**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-3,142.47**

Account	Name	Balance	
Fund: 344 - 16TH ST NE - GRANT TO PLEASANT			
Assets			
344-000-1101	CLAIM ON POOLED CASH	-36,681.25	
	Total :	**-36,681.25**	
	Total Assets:	**-36,681.25**	**-36,681.25**
Liability			
	Total Liability:	**0.00**	
Equity			
344-050-3950	BEGINNING BALANCE	-30,283.75	
	Total :	**-30,283.75**	
	Total Beginning Equity:	**-30,283.75**	
Total Revenue		0.00	
Total Expense		6,397.50	
Revenues Over/Under Expenses		**-6,397.50**	
	Total Equity and Current Surplus (Deficit):	**-36,681.25**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-36,681.25**

Account	Name	Balance	
Fund: 345 - TIF-HWY65 NATURAL GAS EXT			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
	Total Liability:	**0.00**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**0.00**

Account	Name	Balance	
Fund: 346 - CITY HALL RECONSTRUCTION			
Assets			
346-000-1101	CLAIM ON POOLED CASH	54,674.19	
	Total :	**54,674.19**	
	Total Assets:	**54,674.19**	**54,674.19**
Liability			
	Total Liability:	**0.00**	
Equity			
346-050-3950	BEGINNING BALANCE	65,573.40	
	Total :	**65,573.40**	
	Total Beginning Equity:	**65,573.40**	
Total Revenue		0.00	
Total Expense		10,899.21	
Revenues Over/Under Expenses		**-10,899.21**	
	Total Equity and Current Surplus (Deficit):	**54,674.19**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**54,674.19**

Account	Name	Balance	
Fund: 347 - BRIDGE/INTERSECTION			
Assets			
347-000-1101	CLAIM ON POOLED CASH	107,032.80	
347-000-1150	IPAIT BRIDGE INTERSECTION 121	151,067.89	
	Total :	**258,100.69**	
	Total Assets:	**258,100.69**	**258,100.69**
Liability			
	Total Liability:	**0.00**	
Equity			
347-050-3950	BEGINNING BALANCE	257,848.74	
	Total :	**257,848.74**	
	Total Beginning Equity:	**257,848.74**	
Total Revenue		946.95	
Total Expense		695.00	
Revenues Over/Under Expenses		**251.95**	
	Total Equity and Current Surplus (Deficit):	**258,100.69**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**258,100.69**

Account	Name	Balance	
Fund: 348 - NE STORMWATER EXPANSION/DOWNSTREAM SW CAPACITY			
Assets			
348-000-1150	IPAIT-NE STWATER EXPAN/DOWNSTRM CAF	282,804.58	
	Total :	**282,804.58**	
	Total Assets:	**282,804.58**	**282,804.58**
Liability			
	Total Liability:	**0.00**	
Equity			
348-050-3950	BEGINNING BALANCE	324,800.81	
	Total :	**324,800.81**	
	Total Beginning Equity:	**324,800.81**	
Total Revenue		1,966.96	
Total Expense		43,963.19	
Revenues Over/Under Expenses		**-41,996.23**	
	Total Equity and Current Surplus (Deficit):	**282,804.58**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**282,804.58**

Account	Name	Balance	
Fund: 349 - PLEASANT GROVE			
Assets			
349-000-1101	CLAIM ON POOLED CASH	-173,086.06	
	Total :	**-173,086.06**	
	Total Assets:	**-173,086.06**	**-173,086.06**
Liability			
	Total Liability:	**0.00**	
Equity			
349-050-3950	BEGINNING BALANCE	-158,869.18	
	Total :	**-158,869.18**	
	Total Beginning Equity:	**-158,869.18**	
Total Revenue		0.00	
Total Expense		14,216.88	
Revenues Over/Under Expenses		**-14,216.88**	
	Total Equity and Current Surplus (Deficit):	**-173,086.06**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-173,086.06**

Account	Name	Balance	
Fund: 350 - PROJECT BLUEJAY			
Assets			
350-000-1101	CLAIM ON POOLED CASH	4.77	
	Total :	**4.77**	
	Total Assets:	**4.77**	**4.77**
Liability			
	Total Liability:	**0.00**	
Equity			
350-050-3950	FUND BALANCE	4.77	
	Total :	**4.77**	
	Total Beginning Equity:	**4.77**	
Total Revenue		0.00	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.00**	
	Total Equity and Current Surplus (Deficit):	**4.77**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**4.77**

Account	Name	Balance	
Fund: 351 - LIBRARY CAPITAL			
Assets			
351-000-1101	CLAIM ON POOLED CASH	51,133.45	
	Total :	**51,133.45**	
	Total Assets:	**51,133.45**	**51,133.45**
Liability			
	Total Liability:	**0.00**	
Equity			
351-050-3950	BEGINNING BALANCE	59,348.15	
	Total :	**59,348.15**	
	Total Beginning Equity:	**59,348.15**	
Total Revenue		0.00	
Total Expense		8,214.70	
Revenues Over/Under Expenses		**-8,214.70**	
	Total Equity and Current Surplus (Deficit):	**51,133.45**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**51,133.45**

Account	Name	Balance	
Fund: 352 - WATER TOWER			
Assets			
352-000-1101	CLAIM ON POOLED CASH	282,352.02	
	Total :	**282,352.02**	
	Total Assets:	**282,352.02**	**282,352.02**
Liability			
	Total Liability:	**0.00**	
Equity			
352-050-3950	FUND BALANCE	463,807.74	
	Total :	**463,807.74**	
	Total Beginning Equity:	**463,807.74**	
Total Revenue		0.00	
Total Expense		181,455.72	
Revenues Over/Under Expenses		**-181,455.72**	
	Total Equity and Current Surplus (Deficit):	**282,352.02**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**282,352.02**

Account	Name	Balance	
Fund: 353 - OMEGA			
Assets			
353-000-1101	CLAIM ON POOLED CASH	14.85	
	Total :	**14.85**	
	Total Assets:	**14.85**	**14.85**
Liability			
	Total Liability:	**0.00**	
Equity			
353-050-3950	FUND BALANCE	14.75	
	Total :	**14.75**	
	Total Beginning Equity:	**14.75**	
Total Revenue		0.10	
Total Expense		0.00	
Revenues Over/Under Expenses		**0.10**	
	Total Equity and Current Surplus (Deficit):	**14.85**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**14.85**

Account	Name	Balance	
Fund: 354 - COMMERCE CROSSING			
Assets			
354-000-1101	CLAIM ON POOLED CASH	386,287.31	
	Total :	**386,287.31**	
	Total Assets:	**386,287.31**	**386,287.31**
Liability			
	Total Liability:	**0.00**	
Equity			
354-050-3950	FUND BALANCE	467,859.69	
	Total :	**467,859.69**	
	Total Beginning Equity:	**467,859.69**	
Total Revenue		0.00	
Total Expense		81,572.38	
Revenues Over/Under Expenses		**-81,572.38**	
	Total Equity and Current Surplus (Deficit):	**386,287.31**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**386,287.31**

Account	Name	Balance	
Fund: 355 - CENTRAL DISTRICT STORMWATER IMPROVEMENTS			
Assets			
355-000-1101	CLAIM ON POOLED CASH	-115,749.70	
	Total :	**-115,749.70**	
	Total Assets:	**-115,749.70**	**-115,749.70**
Liability			
	Total Liability:	**0.00**	
Equity			
355-050-3950	BEGINNING BALANCE	-68,894.79	
	Total :	**-68,894.79**	
	Total Beginning Equity:	**-68,894.79**	
Total Revenue		0.00	
Total Expense		46,854.91	
Revenues Over/Under Expenses		**-46,854.91**	
	Total Equity and Current Surplus (Deficit):	**-115,749.70**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**-115,749.70**

Account	Name	Balance	
Fund: 356 - CERTIFIED SITE IMPROVEMENTS			
Assets			
356-000-1101	CLAIM ON POOLED CASH	83.50	
356-000-1150	IPAIT - CERTIFIED SITE IMPROVEMENTS 132	4,983,534.49	
	Total :	**4,983,617.99**	
	Total Assets:	**4,983,617.99**	**4,983,617.99**
Liability			
	Total Liability:	**0.00**	
Equity			
356-050-3950	FUND BALANCE	4,965,946.70	
	Total :	**4,965,946.70**	
	Total Beginning Equity:	**4,965,946.70**	
Total Revenue		31,305.79	
Total Expense		13,634.50	
Revenues Over/Under Expenses		**17,671.29**	
	Total Equity and Current Surplus (Deficit):	**4,983,617.99**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**4,983,617.99**

Account	Name	Balance	
Fund: 500 - CEMETERY PERPETUAL CARE			
Assets			
500-000-1111	SAVINGS - CEMETERY XXX1037	1,555.02	
500-000-1150	IPAIT - CEMETERY T/A 108	25,639.36	
	Total :	**27,194.38**	
	Total Assets:	**27,194.38**	**27,194.38**
Liability			
	Total Liability:	**0.00**	
Equity			
500-050-3950	FUND BALANCE	26,753.83	
	Total :	**26,753.83**	
	Total Beginning Equity:	**26,753.83**	
Total Revenue		440.55	
Total Expense		0.00	
Revenues Over/Under Expenses		**440.55**	
	Total Equity and Current Surplus (Deficit):	**27,194.38**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**27,194.38**

Account	Name	Balance	
Fund: 600 - WATER			
Assets			
600-000-1101	CLAIM ON POOLED CASH	51,025.74	
600-000-1114	CHANGE FUND - WATER	200.00	
600-000-1151	IPAIT - WATER OPERAT 104	1,018,543.12	
600-000-1159	IPAIT UTILITY DEPOSITS-111	342,526.17	
600-000-1170	CHECKING - WATER DEPOSITS	78,515.86	
	Total :	**1,490,810.89**	
	Total Assets:	**1,490,810.89**	**1,490,810.89**
Liability			
600-050-2011	PENDING POOLED PAYABLES	6,464.67	
600-050-2122	STATE WITHHOLDING	-0.41	
600-050-2141	APPLIED CREDITS	4,754.34	
	Total :	**11,218.60**	
	Total Liability:	**11,218.60**	
Equity			
600-050-3950	FUND BALANCE	1,215,294.37	
	Total :	**1,215,294.37**	
	Total Beginning Equity:	**1,215,294.37**	
Total Revenue		804,789.48	
Total Expense		540,491.56	
Revenues Over/Under Expenses		**264,297.92**	
	Total Equity and Current Surplus (Deficit):	**1,479,592.29**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**1,490,810.89**

Account	Name	Balance	
Fund: 610 - SEWER			
Assets			
610-000-1101	CLAIM ON POOLED CASH	179,833.33	
610-000-1113	CHECKING - SEWER SINKING	90,752.10	
610-000-1151	IPAIT - SEWER OPERAT 103	2,234,947.25	
610-000-1153	IPAIT - NW TRK SEWR EXT 117	36,678.19	
610-000-1154	IPAIT - SEWER RESERVE 201	111,183.81	
	Total :	**2,653,394.68**	
	Total Assets:	**2,653,394.68**	**2,653,394.68**
Liability			
610-050-2011	PENDING POOLED PAYABLES	5,293.39	
610-050-2122	STATE WITHHOLDING	-0.41	
	Total :	**5,292.98**	
	Total Liability:	**5,292.98**	
Equity			
610-050-3950	FUND BALANCE	1,950,481.89	
	Total :	**1,950,481.89**	
	Total Beginning Equity:	**1,950,481.89**	
Total Revenue		1,166,797.66	
Total Expense		469,177.85	
Revenues Over/Under Expenses		**697,619.81**	
	Total Equity and Current Surplus (Deficit):	**2,648,101.70**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**2,653,394.68**

Account	Name	Balance	
Fund: 670 - GARBAGE			
Assets			
670-000-1101	CLAIM ON POOLED CASH	199,320.87	
670-000-1114	CHANGE FUND - GARBAGE	70.00	
	Total :	**199,390.87**	
	Total Assets:	**199,390.87**	**199,390.87**
Liability			
	Total Liability:	**0.00**	
Equity			
670-050-3950	FUND BALANCE	111,726.09	
	Total :	**111,726.09**	
	Total Beginning Equity:	**111,726.09**	
Total Revenue		172,457.20	
Total Expense		84,792.42	
Revenues Over/Under Expenses		**87,664.78**	
	Total Equity and Current Surplus (Deficit):	**199,390.87**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**199,390.87**

Account	Name	Balance	
Fund: 741 - STORM WATER			
Assets			
741-000-1101	CLAIM ON POOLED CASH	213,659.23	
741-000-1111	CHECKING-STORMWATER SINKING	59,083.36	
741-000-1150	IPAIT - STORM WATER RESERVE 2020E 130	144,874.07	
	Total :	**417,616.66**	
	Total Assets:	**417,616.66**	**417,616.66**
Liability			
741-050-2011	PENDING POOLED PAYABLES	12,971.72	
	Total :	**12,971.72**	
	Total Liability:	**12,971.72**	
Equity			
741-050-3950	FUND BALANCE	335,392.79	
	Total :	**335,392.79**	
	Total Beginning Equity:	**335,392.79**	
Total Revenue		141,418.38	
Total Expense		72,166.23	
Revenues Over/Under Expenses		**69,252.15**	
	Total Equity and Current Surplus (Deficit):	**404,644.94**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**417,616.66**

Account	Name	Balance	
Fund: 820 - SELF-FUNDED INSURANCE			
Assets			
820-000-1101	CLAIM ON POOLED CASH	2,543.92	
	Total :	**2,543.92**	
	Total Assets:	**2,543.92**	**2,543.92**
Liability			
820-050-2011	PENDING POOLED PAYABLES	85.00	
820-050-2020	ACCOUNTS PAYABLE	-45.01	
820-050-2131	SELF-FUNDED WITHHOLDING	2.51	
	Total :	**42.50**	
	Total Liability:	**42.50**	
Equity			
820-050-3950	BEGINNING BALANCE	168.41	
	Total :	**168.41**	
	Total Beginning Equity:	**168.41**	
Total Revenue		2,727.80	
Total Expense		394.79	
Revenues Over/Under Expenses		**2,333.01**	
	Total Equity and Current Surplus (Deficit):	**2,501.42**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**2,543.92**

Account	Name	Balance	
Fund: 999 - POOLED CASH			
Assets			
999-000-1100	POOLED CASH	1,587,865.07	
999-000-1300	DUE FROM GENERAL FUND	33,125.83	
999-000-1310	DUE FROM ROAD USE TAX	20,666.59	
999-000-1315	DUE FROM SIDEWALK ESCROW	42,662.13	
999-000-1370	DUE FROM FEMA DISASTER AID	16.04	
999-000-1372	DUE FROM TREE FUND	37,607.88	
999-000-1435	DUE FROM PARK IMPROVEMENTS	27,950.00	
999-000-1440	DUE FROM UNDERPASS-HWY 65/330	3,112.05	
999-000-1443	DUE FROM TIF-DOWNTOWN PARKING	2,625.00	
999-000-1460	DUE FROM WATER	6,464.67	
999-000-1461	DUE FROM SEWER	5,293.39	
999-000-1471	DUE FROM STORM WATER	12,971.72	
999-000-1482	DUE FROM SELF-FUNDED INSURANCE	85.00	
	Total :	**1,780,445.37**	
	Total Assets:	**1,780,445.37**	**1,780,445.37**
Liability			
999-050-2010	POOLED PAYABLES	192,580.30	
999-050-2300	DUE TO OTHER FUNDS	1,587,865.07	
	Total :	**1,780,445.37**	
	Total Liability:	**1,780,445.37**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**1,780,445.37**

Detail Report
Account Summary
Date Range: 10/01/2022 - 10/31/2022

Account	Name	Beginning Balance	Total Activity	Ending Balance
Function: 10 - PUBLIC SAFETY				
001-110-6050	POLK CO SHERIFF PAYMENT	177,968.66	60,267.83	238236.49
001-150-6010	SALARIES	105,090.24	27,072.15	132162.39
001-150-6181	UNIFORMS	232.24	798.52	1030.76
001-150-6230	TRAINING	371.15	135.64	506.79
001-150-6331	VEHICLE OPERATIONS	2,562.87	939.93	3502.80
001-150-6332	VEHICLE REPAIRS	1,433.58	11,528.93	12962.51
001-150-6371	ELECTRIC / GAS	1,046.22	390.11	1436.33
001-150-6373	TELECOMMUNICATION EXPENSE	1,803.76	645.79	2449.55
001-150-6419	COMPUTER SUPPORT	334.08	41.04	375.12
001-150-6499	CONTRACT SERVICES	24,818.80	9,750.00	34568.80
001-150-6504	MINOR EQUIPMENT	0.00	168.51	168.51
001-150-6507	OPERATING SUPPLIES	5,185.58	4,450.03	9635.61
001-150-6727	CAPITAL EQUIPMENT	3,993.81	17,290.67	21284.48
001-160-6010	SALARIES	105,089.48	27,071.98	132161.46
001-160-6181	UNIFORMS	232.22	745.88	978.10
001-160-6331	VEHICLE OPERATIONS	3,062.46	1,107.15	4169.61
001-160-6332	VEHICLE REPAIRS	1,495.64	3,592.71	5088.35
001-160-6371	ELECTRIC / GAS	1,046.21	390.10	1436.31
001-160-6373	TELECOMMUNICATION EXPENSE	1,803.73	645.79	2449.52
001-160-6413	PAYMENT TO OTHER AGENCIES	3,858.74	1,256.05	5114.79
001-160-6419	COMPUTER SUPPORT	1,918.09	41.04	1959.13
001-160-6499	CONTRACT SERVICES	22,018.54	9,750.00	31768.54
001-160-6507	OPERATING SUPPLIES	7,243.65	2,139.37	9383.02
001-160-6727	CAPITAL EQUIPMENT	3,037.95	17,400.00	20437.95
001-170-6010	SALARIES	4,813.64	1,540.69	6354.33
001-170-6490	PROFESSIONAL SERVICES	53,836.88	31,478.09	85314.97
001-180-6010	CROSSING GUARD WAGES	756.00	666.00	1422.00
112-150-6110	FICA	6,355.51	1,638.41	7993.92
112-150-6120	MEDICARE	1,486.73	383.27	1870.00
112-150-6130	IPERS - FIRE	10,382.26	2,665.00	13047.26
112-150-6150	GROUP INSURANCE	11,453.43	3,236.99	14690.42
112-150-6160	WORKER'S COMP	13,862.19	4,620.73	18482.92
112-150-6170	UNEMPLOYMENT - FIRE	447.34	92.87	540.21
112-150-6488	PHYSICALS & TESTING	1,013.88	180.25	1194.13
112-160-6110	FICA	6,354.61	1,638.21	7992.82
112-160-6120	MEDICARE	1,485.80	383.03	1868.83

Account	Name		Beginning Balance	Total Activity	Ending Balance
112-160-6130	IPERS - EMS		10,380.98	2,664.75	13045.73
112-160-6150	GROUP INSURANCE		11,451.86	3,236.71	14688.57
112-160-6160	WORKER'S COMP		13,862.19	4,620.73	18482.92
112-160-6170	UNEMPLOYMENT - EMS		446.58	92.71	539.29
112-160-6488	PHYSICALS & TESTING		1,013.87	180.25	1194.12
112-170-6110	FICA		289.07	92.08	381.15
112-170-6120	MEDICARE		67.61	21.55	89.16
112-170-6130	IPERS		496.95	161.61	658.56
112-170-6150	GROUP INSURANCE		920.30	362.56	1282.86
112-170-6160	WORKER'S COMP		75.84	25.28	101.12
112-170-6170	UNEMPLOYMENT - BLDG INSPECTOR		15.26	5.36	20.62
112-180-6110	FICA		46.87	41.29	88.16
112-180-6120	MEDICARE		10.97	9.66	20.63
112-180-6130	IPERS		71.37	62.87	134.24
112-180-6160	WORKERS COMP		30.33	10.11	40.44
112-180-6170	INSURANCE-UNEMPLOYMENT		5.29	4.66	9.95
170-130-6507	OPERATING SUPPLIES-COVID		64.16	16.04	80.20
		Total Function: 10 - PUBLIC SAFETY:	**627,145.47**	**257,750.98**	**884,896.45**
Function: 20 - PUBLIC WORKS					
110-210-6010	SALARIES		58,599.88	18,619.02	77218.90
110-210-6030	SALARIES-SEASONAL		1,283.06	366.58	1649.64
110-210-6181	UNIFORMS		426.14	217.23	643.37
110-210-6182	VEHICLE ALLOWANCE		260.00	65.00	325.00
110-210-6240	MEETINGS & CONFERENCES		537.60	334.31	871.91
110-210-6310	BUILDING & GROUND MAINTENANCE		2,747.59	303.71	3051.30
110-210-6331	VEHICLE OPERATIONS		4,402.12	1,528.73	5930.85
110-210-6332	VEHICLE REPAIRS		0.00	83.94	83.94
110-210-6350	OPERATIONAL EQUIPMENT REPAIR		709.99	286.69	996.68
110-210-6373	TELECOMMUNICATION EXPENSE		558.66	151.97	710.63
110-210-6417	STREET MAINTENANCE		65,503.99	18,961.49	84465.48
110-210-6419	COMPUTER SUPPORT & SOFTWARE		1,416.22	29.14	1445.36
110-210-6490	PROFESSIONAL SERVICES		900.80	639.80	1540.60
110-210-6504	MINOR EQUIPMENT		135.99	478.75	614.74
110-210-6507	OPERATING SUPPLIES		177.96	759.66	937.62
110-210-6762	SIGNALS		9,722.57	7,438.27	17160.84
110-230-6372	STREET LIGHTS ELECTRICITY		13,171.41	4,594.12	17765.53
110-240-6371	ELECTRIC / GAS		1,640.67	549.95	2190.62
112-210-6110	FICA		3,592.40	1,132.41	4724.81
112-210-6120	MEDICARE		840.05	264.82	1104.87
112-210-6130	IPERS		5,652.91	1,792.14	7445.05
112-210-6142	DEFERRED COMPENSATION		506.06	146.79	652.85
112-210-6150	GROUP INSURANCE		12,616.09	5,031.72	17647.81
112-210-6160	WORKER'S COMP		303.33	101.11	404.44

Account	Name		Beginning Balance	Total Activity	Ending Balance
112-210-6170	UNEMPLOYMENT		173.05	24.99	198.04
112-840-6110	FICA		149.18	42.29	191.47
112-840-6120	MEDICARE		34.88	9.91	44.79
112-840-6130	IPERS		242.90	69.40	312.30
112-840-6150	GROUP INSURANCE		806.45	269.28	1075.73
670-840-6010	SALARIES		2,572.61	735.45	3308.06
670-840-6160	WORKER'S COMP		151.68	50.53	202.21
670-840-6170	UNEMPLOYMENT		16.22	2.31	18.53
670-840-6419	COMPUTER SUPPORT & SOFTWARE		122.65	10.62	133.27
670-840-6450	REFUNDS-REIMBURSEMENTS		0.00	35.00	35.00
670-840-6508	POSTAGE		34.76	10.65	45.41
670-840-6580	STICKER INVENTORY FOR PICK UPS		655.00	300.00	955.00
		Total Function: 20 - PUBLIC WORKS:	**190,664.87**	**65,437.78**	**256,102.65**
Function: 40 - CULTURE & RECREATION					
001-410-6010	SALARIES		80,799.67	23,079.08	103878.75
001-410-6020	SALARIES-PART-TIME		17,735.00	3,937.18	21672.18
001-410-6240	MEETINGS & CONFERENCES		2,935.62	378.42	3314.04
001-410-6371	ELECTRIC / GAS		4,794.00	1,598.00	6392.00
001-410-6373	TELECOMMUNICATION EXPENSE		10,627.90	4,309.83	14937.73
001-410-6499	CONTRACT SERVICES		8,085.47	1,999.22	10084.69
001-410-6502	PRINTED MATERIALS		14,223.64	4,053.14	18276.78
001-410-6503	DIGITAL MATERIALS		10,194.26	569.15	10763.41
001-410-6504	MINOR EQUIPMENT		1,142.48	353.40	1495.88
001-410-6506	OFFICE SUPPLIES		1,672.24	219.42	1891.66
001-410-6508	POSTAGE-SHIPPING		504.41	140.00	644.41
001-410-6599	LIBRARY PROGRAMS		3,040.80	368.76	3409.56
001-410-6725	TECHNOLOGY REPLACEMENT		6,313.53	954.69	7268.22
001-430-6010	SALARIES - FT		10,579.36	3,012.82	13592.18
001-430-6030	SALARIES - SEASONAL		6,982.79	702.55	7685.34
001-430-6181	UNIFORMS		241.96	217.23	459.19
001-430-6230	TRAINING		0.00	150.00	150.00
001-430-6320	GROUNDS MAINTENANCE & REPAIR		7,496.49	3,170.00	10666.49
001-430-6331	VEHICLE OPERATIONS		4,249.80	1,340.50	5590.30
001-430-6350	EQUIPMENT REPAIR		157.92	360.72	518.64
001-430-6371	ELECTRIC / GAS		1,325.80	333.86	1659.66
001-430-6373	TELECOMMUNICATION EXPENSE		667.61	272.00	939.61
001-430-6419	COMPUTER SUPORT & SOFTWARE		495.49	1.78	497.27
001-430-6451	REFUNDS/REIMBURSEMENTS		55.00	85.00	140.00
001-430-6504	MINOR EQUIPMENT		0.00	58.99	58.99
001-430-6507	OPERATING SUPPLIES		347.30	7.48	354.78
001-430-6599	PARK PROGRAMS		2,273.98	144.00	2417.98
001-430-6727	CAPITAL EQUIPMENT		25,590.86	36,918.00	62508.86
001-430-6796	DOG PARK EXPENSE		29,278.85	11,340.11	40618.96

Account	Name		Beginning Balance	Total Activity	Ending Balance
001-440-6010	SALARIES		8,253.75	2,272.14	10525.89
001-440-6371	ELECTRIC / GAS		578.60	159.64	738.24
001-440-6419	COMPUTER SUPPORT & SOFTWARE		1,328.77	1.78	1330.55
001-440-6507	OPERATING SUPPLIES		901.69	106.60	1008.29
001-450-6030	SALARIES-SEASONAL		6,104.45	1,923.70	8028.15
112-410-6110	FICA		6,033.11	1,654.11	7687.22
112-410-6120	MEDICARE		1,410.98	386.86	1797.84
112-410-6130	IPERS		9,916.31	2,781.37	12697.68
112-410-6150	GROUP INSURANCE		13,996.40	5,058.36	19054.76
112-410-6160	WORKER'S COMP		75.84	25.28	101.12
112-410-6170	UNEMPLOYMENT		363.76	58.33	422.09
112-430-6110	FICA		1,041.16	215.03	1256.19
112-430-6120	MEDICARE		243.52	50.30	293.82
112-430-6130	IPERS		1,091.98	315.20	1407.18
112-430-6150	GROUP INSURANCE		2,801.43	935.28	3736.71
112-430-6160	WORKER'S COMP		75.84	25.28	101.12
112-430-6170	UNEMPLOYMENT		79.41	4.92	84.33
112-440-6110	FICA		447.32	119.84	567.16
112-440-6120	MEDICARE		104.68	28.09	132.77
112-440-6130	IPERS		854.87	239.03	1093.90
112-440-6150	GROUP INSURANCE		2,494.39	833.17	3327.56
112-440-6160	WORKER'S COMP		75.84	25.28	101.12
112-450-6110	FICA		354.50	111.00	465.50
112-450-6120	MEDICARE		82.99	25.95	108.94
112-450-6130	IPERS		637.08	204.33	841.41
112-450-6150	GROUP INSURANCE		1,635.79	628.43	2264.22
112-450-6170	UNEMPLOYMENT-CEM		29.35	2.43	31.78
172-430-6504	TREE EXPENSES		0.00	57,799.88	57799.88
		Total Function: 40 - CULTURE & RECREATION:	**312,826.04**	**176,066.94**	**488,892.98**
Function: 50 - COMMUNITY & ECONOMIC DEVELOPMENT					
001-520-6010	SALARIES		9,157.08	5,232.62	14389.70
001-520-6240	MEETINGS & CONFERENCES		3,785.16	50.57	3835.73
001-520-6419	COMPUTER SUPPORT & SOFTWARE		311.23	29.73	340.96
001-520-6490	PROFESSIONAL SERVICES		16,497.35	4,000.00	20497.35
001-520-6506	OFFICE SUPPLIES		80.87	10.99	91.86
001-540-6010	SALARIES		48,064.39	15,117.94	63182.33
001-540-6182	VEHICLE ALLOWANCE		260.00	65.00	325.00
001-540-6240	MEETINGS & CONFERENCES		1,308.21	556.65	1864.86
001-540-6402	ADVERTISING-PUBLICATIONS		959.60	79.47	1039.07
001-540-6405	COURT & RECORDING FEE		0.00	172.00	172.00
001-540-6407	ENGINEERING EXPENSE		8,568.93	591.00	9159.93
001-540-6411	LEGAL EXPENSE		210.00	2,108.75	2318.75
001-540-6419	COMPUTER SUPPORT & SOFTWARE		1,365.14	29.73	1394.87

Account	Name	Beginning Balance	Total Activity	Ending Balance
001-540-6499	CONTRACT SERVICES	222.67	105.00	327.67
001-540-6508	POSTAGE	234.69	71.86	306.55
112-520-6110	FICA	563.78	321.22	885.00
112-520-6120	MEDICARE	131.86	75.12	206.98
112-520-6130	IPERS	958.72	556.82	1515.54
112-520-6150	GROUP INSURANCE	1,164.42	776.28	1940.70
112-520-6160	WORKERS COMP	75.84	25.28	101.12
112-520-6170	INSURANCE-UNEMPLOYMENT	64.09	36.62	100.71
112-540-6110	FICA	2,931.98	917.80	3849.78
112-540-6120	MEDICARE	685.76	214.66	900.42
112-540-6130	IPERS	5,159.30	1,578.72	6738.02
112-540-6142	DEFERRED COMPENSATION	506.06	146.79	652.85
112-540-6150	GROUP INSURANCE	6,850.25	2,757.52	9607.77
112-540-6160	WORKER'S COMP	75.84	25.28	101.12
112-540-6170	UNEMPLOYMENT	97.70	25.98	123.68
	Total Function: 50 - COMMUNITY & ECONOMIC DEVELOPMENT:	**110,290.92**	**35,679.40**	**145,970.32**
Function: 60 - GENERAL GOVERNMENT				
001-620-6010	SALARIES	23,005.04	6,547.03	29552.07
001-620-6240	MEETINGS & CONFERENCES	2,472.98	394.66	2867.64
001-620-6402	ADVERTISING-PUBLICATIONS	1,676.28	445.49	2121.77
001-620-6419	COMPUTER SUPPORT & SOFTWARE	691.28	97.06	788.34
001-621-6010	SALARIES	54,701.76	15,615.08	70316.84
001-621-6182	VEHICLE ALLOWANCE	260.00	65.00	325.00
001-621-6240	MEETINGS & CONFERENCES	8,466.52	859.30	9325.82
001-621-6373	TELECOMMUNICATION EXPENSE	1,892.96	685.10	2578.06
001-621-6419	COMPUTER SUPPORT	2,083.67	86.07	2169.74
001-621-6506	OFFICE SUPPLIES	80.16	14.59	94.75
001-621-6507	OPERATING SUPPLIES	1,430.01	70.95	1500.96
001-621-6508	POSTAGE-SHIPPING	834.90	255.69	1090.59
001-640-6411	LEGAL EXPENSE	7,793.00	1,583.75	9376.75
001-650-6310	BUILDING MAINTENANCE & REPAIR	1,996.64	150.00	2146.64
001-650-6331	VEHICLE OPERATIONS	75.59	51.06	126.65
001-650-6371	ELECTRIC / GAS	1,530.66	534.42	2065.08
001-650-6419	COMPUTER SUPPORT & SOFTWARE	677.85	191.45	869.30
112-620-6110	FICA	1,298.87	364.67	1663.54
112-620-6120	MEDICARE	303.82	85.29	389.11
112-620-6130	IPERS	2,354.91	678.91	3033.82
112-620-6150	GROUP INSURANCE	4,726.50	1,577.80	6304.30
112-620-6160	WORKER'S COMP	75.84	25.28	101.12
112-621-6110	FICA	3,219.84	912.45	4132.29
112-621-6120	MEDICARE	753.06	213.43	966.49
112-621-6130	IPERS	5,652.55	1,636.95	7289.50
112-621-6142	DEFERRED COMPENSATION	506.06	146.79	652.85

Account	Name		Beginning Balance	Total Activity	Ending Balance
112-621-6150	GROUP INSURANCE		11,391.83	3,804.45	15196.28
112-621-6160	WORKER'S COMP		75.75	25.28	101.03
112-621-6170	UNEMPLOYMENT		132.56	13.88	146.44
820-931-6580	MISCELLANEOUS		267.29	127.50	394.79
		Total Function: 60 - GENERAL GOVERNMENT:	**140,428.18**	**37,259.38**	**177,687.56**
Function: 75 - CAPITAL PROJECTS					
333-865-6407	ENGINEERING EXPENSE		0.00	9,126.02	9126.02
333-865-6765	CAP OUTLAY - STORM DRAINS		450,723.18	47,954.73	498677.91
335-430-6796	CITY PARK-200 LINCOLN SE		2,370.00	27,950.00	30320.00
335-430-6800	EAGLE PARK IMPROVEMENTS		0.00	68,355.29	68355.29
340-210-6407	ENGINEERING EXPENSE		81,164.15	38,820.38	119984.53
340-210-6499	CONTRACT SERVICES		0.00	3,472.05	3472.05
340-210-6799	OTHER CAPITAL OUTLAY		1,160,248.79	444,697.14	1604945.93
343-220-6799	OTHER CAPITAL OUTLAY		0.00	11,375.00	11375.00
344-210-6407	ENGINEERING EXPENSE		3,757.50	2,640.00	6397.50
346-650-6799	OTHER CAPITAL OUTLAY		4,643.00	6,256.21	10899.21
347-520-6407	ENGINEERING EXPENSE		0.00	695.00	695.00
348-865-6799	OTHER CAPITAL OUTLAY		4,902.32	38,682.87	43585.19
349-865-6411	LEGAL		10,953.13	3,263.75	14216.88
352-810-6411	LEGAL		140.00	1,487.50	1627.50
352-810-6413	PAYMENT TO OTHER AGENCIES		0.00	40.00	40.00
355-865-6407	ENGINEERING EXPENSE		40,904.91	5,950.00	46854.91
356-520-6407	ENGINEERING EXPENSE		12,720.50	616.50	13337.00
		Total Function: 75 - CAPITAL PROJECTS:	**1,772,527.48**	**711,382.44**	**2,483,909.92**
Function: 80 - BUSINESS TYPE ACTIVITIES					
600-811-6010	SALARIES		32,155.54	10,030.09	42185.63
600-811-6110	FICA		1,917.06	595.52	2512.58
600-811-6120	MEDICARE		448.40	139.31	587.71
600-811-6130	IPERS		3,035.50	946.88	3982.38
600-811-6150	GROUP INSURANCE		7,839.18	2,955.76	10794.94
600-811-6160	WORKERS COMP		303.33	101.11	404.44
600-811-6170	UNEMPLOYMENT		75.15	9.73	84.88
600-811-6181	UNIFORMS		233.42	217.23	450.65
600-811-6331	VEHICLE OPERATIONS		1,894.39	514.71	2409.10
600-811-6373	TELECOMMUNICATION EXPENSE		667.58	151.96	819.54
600-811-6375	WATER MAIN MAINTENANCE		4,766.76	1,354.07	6120.83
600-811-6389	TESTING & ANALYSIS		810.50	909.18	1719.68
600-811-6407	ENGINEERING EXPENSE		4,026.80	743.00	4769.80
600-811-6727	CAPITAL OUTLAY		36,947.15	7,771.70	44718.85
600-812-6010	SALARIES		24,392.76	7,112.99	31505.75
600-812-6110	FICA		1,487.83	432.22	1920.05
600-812-6120	MEDICARE		348.01	101.11	449.12
600-812-6130	IPERS		2,302.63	671.48	2974.11

Account	Name	Beginning Balance	Total Activity	Ending Balance
600-812-6142	DEFERRED COMPENSATION	506.06	146.79	652.85
600-812-6150	GROUP INSURANCE	3,894.21	1,357.06	5251.27
600-812-6160	WORKERS COMP	303.33	101.11	404.44
600-812-6170	UNEMPLOYMENT	52.43	5.36	57.79
600-812-6182	VEHICLE ALLOWANCE	260.00	65.00	325.00
600-812-6210	ASSOCIATION DUES	0.00	375.00	375.00
600-812-6240	MEETINGS & CONFERENCES	2,066.76	1,421.86	3488.62
600-812-6298	LICENSES	847.00	115.00	962.00
600-812-6413	DSM WATER WORKS	248,134.58	70,965.76	319100.34
600-812-6419	COMPUTER SUPPORT & SOFTWARE	1,362.39	60.41	1422.80
600-812-6420	WATER EXCISE TAX	25,876.35	10,367.88	36244.23
600-812-6499	CONTRACT SERVICES	5,129.28	547.20	5676.48
600-812-6508	POSTAGE-SHIPPING	562.44	172.24	734.68
610-815-6160	WORKER'S COMP	303.33	101.11	404.44
610-816-6010	SALARIES	26,380.57	8,365.36	34745.93
610-816-6110	FICA	1,574.55	497.15	2071.70
610-816-6120	MEDICARE	368.20	116.28	484.48
610-816-6130	IPERS	2,490.27	789.72	3279.99
610-816-6150	GROUP INSURANCE	6,494.58	2,506.92	9001.50
610-816-6160	WORKERS COMP	303.33	101.11	404.44
610-816-6170	UNEMPLOYMENT	65.61	9.73	75.34
610-816-6181	UNIFORMS	233.42	217.23	450.65
610-816-6320	GROUNDS MAINTENANCE & REPAIR	0.00	300.00	300.00
610-816-6350	OPERATIONAL EQUIPMENT REPAIR	0.00	5,862.17	5862.17
610-816-6371	ELECTRIC / GAS	1,264.19	387.84	1652.03
610-816-6373	TELECOMMUNICATION EXPENSE	547.58	151.96	699.54
610-816-6767	SANITARY SEWER	2,483.00	8.25	2491.25
610-817-6010	SALARIES	25,091.64	7,312.69	32404.33
610-817-6110	FICA	1,531.22	444.78	1976.00
610-817-6120	MEDICARE	358.03	103.88	461.91
610-817-6130	IPERS	2,368.71	690.30	3059.01
610-817-6142	DEFERRED COMPENSATION	506.09	146.80	652.89
610-817-6150	GROUP INSURANCE	4,012.66	1,396.68	5409.34
610-817-6170	UNEMPLOYMENT	56.77	5.37	62.14
610-817-6182	VEHICLE ALLOWANCE	260.00	65.00	325.00
610-817-6240	MEETINGS & CONFERENCES	1,408.82	424.45	1833.27
610-817-6411	LEGAL EXPENSE	971.25	315.00	1286.25
610-817-6413	PAYMENT TO OTHER AGENCIES	268,282.20	67,070.60	335352.80
610-817-6418	SALES TAX EXPENSE	3,170.03	1,535.83	4705.86
610-817-6419	COMPUTER SUPPORT & SOFTWARE	1,757.87	60.50	1818.37
610-817-6508	POSTAGE-SHIPPING	830.79	254.43	1085.22
741-865-6010	SALARIES	24,932.45	7,546.42	32478.87
741-865-6110	FICA	1,491.79	450.06	1941.85

Detail Report

Date Range: 10/01/2022 - 10/31/2022

Account	Name		Beginning Balance	Total Activity	Ending Balance
741-865-6120	MEDICARE		348.70	105.20	453.90
741-865-6130	IPERS		2,353.52	712.32	3065.84
741-865-6150	GROUP INSURANCE		5,882.34	2,133.51	8015.85
741-865-6160	WORKERS COMP		303.33	101.11	404.44
741-865-6170	UNEMPLOYMENT		83.17	4.94	88.11
741-865-6181	UNIFORMS		237.19	217.25	454.44
741-865-6373	TELECOMMUNICATIONS EXPENSE		558.66	151.96	710.62
741-865-6418	SALES TAX EXPENSE		2,603.82	867.69	3471.51
741-865-6419	COMPUTER SUPPORT & SOFTWARE		662.76	14.50	677.26
741-865-6499	CONTRACT SERVICES		3,367.22	12,900.00	16267.22
741-865-6508	POSTAGE		240.69	73.71	314.40
		Total Function: 80 - BUSINESS TYPE ACTIVITIES:	**808,827.17**	**244,978.53**	**1,053,805.70**
		Grand Totals:	**3,962,710.13**	**1,528,555.45**	**5,491,265.58**

Fund Summary

Fund	Beginning Balance	Total Activity	Ending Balance
001 - GENERAL FUND	1,004,728.33	391,711.20	1,396,439.53
110 - ROAD USE TAX	162,194.65	55,408.36	217,603.01
112 - EMPLOYEE BENEFIT	210,548.13	65,986.94	276,535.07
170 - FEMA DISASTER AID	64.16	16.04	80.20
172 - TREE FUND	0.00	57,799.88	57,799.88
333 - DITCH 2 IMPROV	450,723.18	57,080.75	507,803.93
335 - PARK IMPROVEMENTS	2,370.00	96,305.29	98,675.29
340 - UNDERPASS-HWY 65/330	1,241,412.94	486,989.57	1,728,402.51
343 - TIF-DOWNTOWN PARKING	0.00	11,375.00	11,375.00
344 - 16TH ST NE - GRANT TO PLEASANT	3,757.50	2,640.00	6,397.50
346 - CITY HALL RECONSTRUCTION	4,643.00	6,256.21	10,899.21
347 - BRIDGE/INTERSECTION	0.00	695.00	695.00
348 - NE STORMWATER EXPANSION/DOWN	4,902.32	38,682.87	43,585.19
349 - PLEASANT GROVE	10,953.13	3,263.75	14,216.88
352 - WATER TOWER	140.00	1,527.50	1,667.50
355 - CENTRAL DISTRICT STORMWATER IMP	40,904.91	5,950.00	46,854.91
356 - CERTIFIED SITE IMPROVEMENTS	12,720.50	616.50	13,337.00
600 - WATER	412,646.82	120,458.72	533,105.54
610 - SEWER	353,114.71	99,241.14	452,355.85
670 - GARBAGE	3,552.92	1,144.56	4,697.48
741 - STORM WATER	43,065.64	25,278.67	68,344.31
820 - SELF-FUNDED INSURANCE	267.29	127.50	394.79
Grand Total:	**3,962,710.13**	**1,528,555.45**	**5,491,265.58**

Tax Abatement Applications
November 21, 2022
City of Bondurant

Name	Address	Closing Date	Cost
Roy Dowse	425 Eva Point Drive, SW	7/31/2020	$395,310
Kiara Burnett	705 Spruce Street, NW	11/3/2022	$312,400

Meeting Minutes
Bondurant Community Library │ Library Board of Trustees
Wednesday, October 4, 2022

1. **Roll Call:** *Members Present:* Josh Bryant, Julie Bergeson, Jen Keeler, Mike Kramar, Sue Ugulini and Craig Campbell. President Pat Kaura joined virtually. Library Director Sanders and assistant Director Klinker-Feld were also present.

2. **Call to order:** Meeting called to order at 6:02 PM by Vice President Bryant.

3. **Guests present:** None.

4. **Perfecting and Approving the Agenda:** Motion to approve the agenda by Ugulini, seconded by Keeler. Motion carried.

5. **Approval of Consent Agenda:**
   a. Approval of minutes from past meeting – September 2022
   b. Financial Report
   c. Approve Warrant list / authorize expenditures
   d. Staff Report -
   e. Director's Report – September 2022
   f. Statistics Review – September 2022

Motion to approve the above consent agenda by Kaura, seconded by Kramar. Motion carried.

6. **Public Comments:** None.

7. **Library Foundation Update:** No meeting.

8. **Friends of BPL Update:** Coffee cake fundraiser October 21, 2022 in coordination with the fall book sale. Will participate in Business Trick-or-Treat on October 25, 2022.

9. **City Council Liaison Report:** No representative present. Several Trustees attended the BDI Conference where FEH highlighted the library expansion project in a presentation.

10. **Old Business:** None.

10. **New Business:**

a. **Donation proposal and stipulations (Tiffany Kroil).** Motion to approve patron request with recommendations for materials by Library Director/staff by Ugulini, seconded by Keeler. Motion carried.

b. **Review/Approve Children's Librarian job description.** Motion to approve updated job description by Kaura, seconded by Campbell. Motion carried.

c. **Review/Approval Lost Damaged Materials Policy.** Motion to approve by Ugulini, seconded by Bergeson. Motion carried.

11. **President Items:** None.

12. **Adjournment:** Motion to adjourn by Bergeson, seconded by Kramar. Motion carried. Meeting adjourned at 6:23 PM.

Next Meeting: Wednesday, December 2, 2022

Librarian items October 2022

- Michell and I attended the Iowa Library Association's annual conference in Coralville on October 12 through the 14. An eventful conference to be sure. Once again, the conference had many great breakout sessions and nationally known speakers that covered topics from libraries being passport compliance facilities to auditing diversity in the library collection. I was honored to receive the 2022 Distinguished Leadership Award and well as a 20-year membership recognition. Very honored indeed.
- Michell and I also attended the State Library's Annual Learning Circuit in Johnston. This year's topic for learning is disaster preparedness.
- The Polk County Library Association is reaching the end of their 3-year contract with the Polk County Supervisors. The group meet here in Bondurant on October 25th to develop a contract proposal and to elect the Association officers. Kim Kietzman @ Altoona and I were elected co-chairs.
- Staff hosted booths at both the City's Spooktacular and the Chambers Business Safe Trick or Treat events. Both days had close to 500 attending. A great turnout.

Stats for October 2022

- Total Circulation for the month 8026, 5839 last year at this time.
- On-line usage (e-Books, Downloadable music, Tumblebooks, Hoopla (music, ebooks, streaming video), Transparent Language, Brainfuse, Adventure Pass 2045, 1313 last year.
- Door Count 2143, last year 1511.
- Assisting patrons by phone, with the catalog, computers, etc. 555 and 420 last year.
- Story times- 20 were held with 133 attending, in person.
- Total programming attendance 1520 for adults, youth and children.
- Internet usage in house was 324, last year 261, 1566 Wi-Fi users 1049 last year, 110 hotspot were used this past month last year 115.
- Meeting room – October had 38 reservations by the community.
- Issued 46 new library cards. Last year we issued 50 cards during the month of October.
- The library did 23 requests for materials from other libraries and provided 89 to other libraries.
- 263 items were added to the collection and 8 were removed.
- 1 Curbside deliveries were made.
- 18 Mobile Printing.

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.e.
For Meeting of 11/21/2022
Resolution

TITLE: Receive and File - Annual Finance Report

CONTACT PERSON:

BRIEF HISTORY & ANALYSIS:

FUNDING SOURCE:

STAFF RECOMMENDATION:

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. AFR Full form with signatures

STATE OF IOWA 2022 FINANCIAL REPORT FISCAL YEAR ENDED JUNE 30, 2022 CITY OF BONDURANT, IOWA DUE: December 1, 2022	16207700300000 CITY OF BONDURANT PO Box 37 BONDURANT IA 50035-0037 POPULATION: 7365

NOTE - The information supplied in this report will be shared by the Iowa State Auditor's Office, the U.S. Census Bureau, various public interest groups, and State and federal agencies.

ALL FUNDS

	Governmental (a)	Proprietary (b)	Total Actual (c)	Budget (d)
Revenues and Other Financing Sources				
Taxes Levied on Property	3,577,284		3,577,284	3,549,188
Less: Uncollected Property Taxes-Levy Year	0		0	0
Net Current Property Taxes	3,577,284		3,577,284	3,549,188
Delinquent Property Taxes	0		0	0
TIF Revenues	1,282,326		1,282,326	1,284,565
Other City Taxes	1,503,715	0	1,503,715	1,527,634
Licenses and Permits	571,572	0	571,572	431,573
Use of Money and Property	85,956	4,038	89,994	52,934
Intergovernmental	2,118,511	520,190	2,638,701	2,777,206
Charges for Fees and Service	677,786	4,467,199	5,144,985	5,577,557
Special Assessments	6,630	533	7,163	6,433
Miscellaneous	348,901	44,156	393,057	452,063
Other Financing Sources	20,636,805	106,873	20,743,678	15,540,412
Transfers In	6,018,860	106,873	6,125,733	6,125,734
Total Revenues and Other Sources	30,809,486	5,142,989	35,952,475	37,325,299
Expenditures and Other Financing Uses				
Public Safety	2,194,807		2,194,807	2,278,991
Public Works	1,077,243		1,077,243	1,293,754
Health and Social Services	12,812		12,812	21,171
Culture and Recreation	934,292		934,292	1,183,052
Community and Economic Development	452,715		452,715	667,519
General Government	770,101		770,101	850,330
Debt Service	2,070,271		2,070,271	2,070,571
Capital Projects	5,044,113		5,044,113	11,194,299
Total Governmental Activities Expenditures	12,556,354	0	12,556,354	19,559,687
BUSINESS TYPE ACTIVITIES		3,511,933	3,511,933	5,005,116
Total All Expenditures	12,556,354	3,511,933	16,068,287	24,564,803
Other Financing Uses	5,178,048	947,685	6,125,733	
Transfers Out	5,178,048	947,685	6,125,733	6,125,734
Total All Expenditures/and Other Financing Uses	17,734,402	4,459,618	22,194,020	30,690,537
Excess Revenues and Other Sources Over (Under) Expenditures/and Other Financing Uses	13,075,084	683,371	13,758,455	6,634,762
Beginning Fund Balance July 1, 2021	8,874,773	2,817,799	11,692,572	11,678,597
Ending Fund Balance June 30, 2022	21,949,857	3,501,170	25,451,027	18,313,359

NOTE - These balances do not include the following, which were not budgeted and are not available for city operations:

Non-budgeted Internal Service Funds	Pension Trust Funds
Private Purpose Trust Funds	Agency Funds

Indebtedness at June 30, 2022	Amount	Indebtedness at June 30, 2022	Amount
General Obligation Debt	23,905,000	Other Long-Term Debt	502,586
Revenue Debt	4,460,000	Short-Term Debt	0
TIF Revenue Debt	16,065,000		
		General Obligation Debt Limit	27,430,593

CERTIFICATION

The forgoing report is correct to the best of my knowledge and belief

Signature of Preparer	**Publication** 11/10/2022
Printed name of Preparer	Phone Number
Signature of Mayor or other City official (Name and Title)	Date Signed

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REVENUE P2
CITY OF BONDURANT
REVENUE AND OTHER FINANCING SOURCES FOR YEAR ENDED JUNE 30, 2022
NON-GAAP/CASH BASIS

Item Description		General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of (g) and (h)) (i)	
Section A - Taxes	1										1
Taxes levied on property	2	2,504,489	310,245		762,550			3,577,284		3,577,284	2
Less: Uncollected Property Taxes - Levy Year	3							0		0	3
Net Current Property Taxes	4	2,504,489	310,245		762,550	0	0	3,577,284		3,577,284	4
Delinquent Property Taxes	5							0		0	5
Total Property Tax	6	2,504,489	310,245		762,550	0	0	3,577,284		3,577,284	6
TIF Revenues	7			1,282,326				1,282,326		1,282,326	7
Other City Taxes											
Utility Tax Replacement Excise Taxes	8	7,098	139		303			7,540		7,540	8
Utility Franchise Tax (Chapter 364.2, Code of Iowa)	9							0		0	9
Parimutuel Wager Tax	10							0		0	10
Gaming Wager Tax	11							0		0	11
Mobile Home Tax	12							0		0	12
Hotel / Motel Tax	13	1,437						1,437		1,437	13
Other Local Option Taxes	14		1,494,738					1,494,738		1,494,738	14
Total Other City Taxes	15	8,535	1,494,877		303	0	0	1,503,715	0	1,503,715	15
Section B - Licenses and Permits	16	571,572						571,572		571,572	16
Section C - Use of Money and Property	17										17
Interest	18	3,491	1,344	291	632	16,168	29	21,955	4,038	25,993	18
Rents and Royalties	19	1,021						1,021		1,021	19
Other Miscellaneous Use of Money and Property	20	62,980						62,980		62,980	20
	21							0		0	21
Total Use of Money and Property	22	67,492	1,344	291	632	16,168	29	85,956	4,038	89,994	22
Section D - Intergovernmental	24										24
Federal Grants and Reimbursements	26										26
Federal Grants	27							0		0	27
Community Development Block Grants	28							0		0	28
Housing and Urban Development	29							0		0	29
Public Assistance Grants	30		196,908					196,908	520,190	717,098	30
Payment in Lieu of Taxes	31							0		0	31
	32							0		0	32
Total Federal Grants and Reimbursements	33	0	196,908		0	0	0	196,908	520,190	717,098	33

REVENUE P3
CITY OF BONDURANT
REVENUE AND OTHER FINANCING SOURCES FOR YEAR ENDED JUNE 30, 2022
NON-GAAP/CASH BASIS

Item Description		General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of (g) and (h)) (i)	
Section D - Intergovernmental - Continued	41										41
State Shared Revenues	43										43
Road Use Taxes	44		971,825					971,825		971,825	44
Other state grants and reimbursements	48										48
State grants	49	143,880	13,628					157,508		157,508	49
Iowa Department of Transportation	50					547,332		547,332		547,332	50
Iowa Department of Natural Resources	51							0		0	51
Iowa Economic Development Authority	52							0		0	52
CEBA grants	53							0		0	53
Commercial & Industrial Replacement Claim	54	77,651	4,021		8,752			90,424		90,424	54
	55							0		0	55
	56							0		0	56
	57							0		0	57
	58							0		0	58
	59							0		0	59
Total State	60	221,531	989,474	0	8,752	547,332	0	1,767,089	0	1,767,089	60
Local Grants and Reimbursements											
County Contributions	63	49,556						49,556		49,556	63
Library Service	64	189	10,259					10,448		10,448	64
Township Contributions	65	94,510						94,510		94,510	65
Fire/EMT Service	66							0		0	66
	67							0		0	67
	68							0		0	68
	69							0		0	69
Total Local Grants and Reimbursements	70	144,255	10,259	0	0	0	0	154,514	0	154,514	70
Total Intergovernmental (Sum of lines 33, 60, and 70)	71	365,786	1,196,641	0	8,752	547,332	0	2,118,511	520,190	2,638,701	71
Section E -Charges for Fees and Service	72										72
Water	73							0	2,024,564	2,024,564	73
Sewer	74							0	2,039,528	2,039,528	74
Electric	75							0		0	75
Gas	76							0		0	76
Parking	77							0		0	77
Airport	78							0		0	78
Landfill/garbage	79	422,978						422,978		422,978	79
Hospital	80							0		0	80

REVENUE P4
CITY OF
REVENUE AND OTHER FINANCING SOURCES FOR YEAR ENDED JUNE 30,
NON-GAAP/CASH BASIS

Item Description		General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of (g) and (h)) (i)	
Section E - Charges for Fees and Service - Continued	81										81
Transit	82							0		0	82
Cable TV	83							0		0	83
Internet	84							0		0	84
Telephone	85							0		0	85
Housing Authority	86							0		0	86
Storm Water	87							0	403,107	403,107	87
Other:	88										88
Nursing Home	89							0		0	89
Police Service Fees	90							0		0	90
Prisoner Care	91							0		0	91
Fire Service Charges	92							0		0	92
Ambulance Charges	93	206,461						206,461		206,461	93
Sidewalk Street Repair Charges	94							0		0	94
Housing and Urban Renewal Charges	95	11,418						11,418		11,418	95
River Port and Terminal Fees	96							0		0	96
Public Scales	97							0		0	97
Cemetery Charges	98							0		0	98
Library Charges	99							0		0	99
Park, Recreation, and Cultural Charges	100	26,191						26,191		26,191	100
Animal Control Charges	101							0		0	101
Administrative Fees and Records Requests	102	10,738						10,738		10,738	102
	103							0		0	103
Total Charges for Service	104	677,786	0	0	0	0	0	677,786	4,467,199	5,144,985	104
Section F - Special Assesments	106					6,630		6,630	533	7,163	106
Section G - Miscellaneous	107										107
Contributions	108	22,754	73,099			141,501		237,354	171	237,525	108
Deposits and Sales/Fuel Tax Refunds	109	4,613						4,613	43,985	48,598	109
Sale of Property and Merchandise	110	1,960	12,389				280	14,629		14,629	110
Fines	111	20,937						20,937		20,937	111
Internal Service Charges	112	6,321						6,321		6,321	112
Reimbursements	113	37,858				27,189		65,047		65,047	113
	114							0		0	114
	115							0		0	115
	116							0		0	116
	117							0		0	117
	118							0		0	118
	119							0		0	119
Total Miscellaneous	120	94,443	85,488	0	0	168,690	280	348,901	44,156	393,057	120

REVENUE P5
CITY OF
REVENUE AND OTHER FINANCING SOURCES FOR YEAR ENDED JUNE 30,
NON-GAAP/CASH BASIS

Item Description		General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of (g) and (h)) (i)	
Total All Revenues (Sum of lines 6, 7, 15,16,22, 71, 104, 106, and 120)	121	4,290,103	3,088,595	1,282,617	772,237	738,820	309	10,172,681	5,036,116	15,208,797	121
Section H - Other Financing Sources	123										123
Proceeds of capital asset sales	124							0		0	124
Proceeds of long-term debt (Excluding TIF internal borrowing)	125				517,203	14,100,742		14,617,945		14,617,945	125
Proceeds of anticipatory warrants or other short-term debt	126							0		0	126
Regular transfers in and interfund loans	127	430,423	603,978		397,179	1,395,190		2,826,770	106,873	2,933,643	127
Internal TIF loans and transfers in	128	183,633			571,017	2,437,440		3,192,090		3,192,090	128
	129							0		0	129
	130							0		0	130
Total Other Financing Sources	131	614,056	603,978	0	1,485,399	17,933,372	0	20,636,805	106,873	20,743,678	131
Total Revenues Except for Beginning Balances (Sum of lines 121 and 131)	132	4,904,159	3,692,573	1,282,617	2,257,636	18,672,192	309	30,809,486	5,142,989	35,952,475	132
Beginning Fund Balance July 1, 2021	134	2,681,556	1,018,397	5,411	263,947	4,879,017	26,445	8,874,773	2,817,799	11,692,572	134
Total Revenues and Other Financing Sources (Sum of lines 132 and 134)	136	7,585,715	4,710,970	1,288,028	2,521,583	23,551,209	26,754	39,684,259	7,960,788	47,645,047	136

EXPENDITURES P6

CITY OF BONDURANT

EXPENDITURES AND OTHER FINANCING USES FOR FISCAL YEAR ENDED JUNE 30, 2022

NON-GAAP/CASH BASIS

Item Description	Line	General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of cols. (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of col. (g)) (i)	Line
Section A - Public Safety	1										1
Police Department/Crime Prevention	2	679,216						679,216		679,216	2
Jail	3							0		0	3
Emergency Management	4		23,239					23,239		23,239	4
Flood control	5							0		0	5
Fire Department	6	416,511	91,286					507,797		507,797	6
Ambulance	7	451,309	91,833					543,142		543,142	7
Building Inspections	8	429,708	5,032					434,740		434,740	8
Miscellaneous Protective Services	9	5,627	993					6,620		6,620	9
Animal Control	10							0		0	10
Other Public Safety	11	53						53		53	11
	12							0		0	12
	13							0		0	13
Total Public Safety	14	1,982,424	212,383		0	0	0	2,194,807		2,194,807	14
Section B - Public Works	15										15
Roads, Bridges, Sidewalks	16		583,059					583,059		583,059	16
Parking Meter and Off-Street	17							0		0	17
Street Lighting	18		56,774					56,774		56,774	18
Traffic Control Safety	19	3,372	24,397					27,769		27,769	19
Snow Removal	20							0		0	20
Highway Engineering	21							0		0	21
Street Cleaning	22							0		0	22
Airport (if not an enterprise)	23							0		0	23
Garbage (if not an enterprise)	24	405,374	4,267					409,641		409,641	24
Other Public Works	25							0		0	25
	26							0		0	26
	27							0		0	27
Total Public Works	28	408,746	668,497		0	0	0	1,077,243		1,077,243	28
Section C - Health and Social Services	29										29
Welfare Assistance	30							0		0	30
City Hospital	31							0		0	31
Payments to Private Hospitals	32							0		0	32
Health Regulation and Inspections	33							0		0	33
Water, Air, and Mosquito Control	34	12,812						12,812		12,812	34
Community Mental Health	35							0		0	35
Other Health and Social Services	36							0		0	36
	37							0		0	37
	38							0		0	38
Total Health and Social Services	39	12,812	0		0	0	0	12,812		12,812	39
Section D - Culture and Recreation	40										40
Library Services	41	409,746	165,074					574,820		574,820	41
Museum, Band, Theater	42							0		0	42
Parks	43	185,479	70,757					256,236		256,236	43
Recreation	44	51,945	13,629					65,574		65,574	44
Cemetery	45	19,642	9,440					29,082		29,082	45
Community Center, Zoo, Marina, and Auditorium	46							0		0	46
Other Culture and Recreation	47	8,580						8,580		8,580	47
	48							0		0	48
	49							0		0	49
Total Culture and Recreation	50	675,392	258,900		0	0	0	934,292		934,292	50

EXPENDITURES P7
CITY OF
EXPENDITURES AND OTHER FINANCING USES FOR FISCAL YEAR ENDED JUNE 30, -- Continued
NON-GAAP/CASH BASIS

Item description	Line	General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of cols. (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of col. (g)) (i)	Line
Section E - Community and Economic Development	51										51
Community beautification	52							0		0	52
Economic development	53	164,042	48,068					212,110		212,110	53
Housing and urban renewal	54							0		0	54
Planning and zoning	55							0		0	55
Other community and economic development	56	240,605						240,605		240,605	56
TIF Rebates	57							0		0	57
	58							0		0	58
Total Community and Economic Development	59	404,647	48,068	0	0	0	0	452,715		452,715	59
Section F - General Government	60										60
Mayor, Council and City Manager	61	102,800	31,681					134,481		134,481	61
Clerk, Treasurer, Financial Administration	62	229,481	272,367					501,848		501,848	62
Elections	63	1,078						1,078		1,078	63
Legal Services and City Attorney	64	9,807						9,807		9,807	64
City Hall and General Buildings	65	42,182						42,182		42,182	65
Tort Liability	66	79,504						79,504		79,504	66
Other General Government	67	1,201						1,201		1,201	67
	68							0		0	68
	69							0		0	69
Total General Government	70	466,053	304,048		0	0	0	770,101		770,101	70
Section G - Debt Service	71				2,070,271			2,070,271		2,070,271	71
	72							0		0	72
	73							0		0	73
Total Debt Service	74	0	0	0	2,070,271	0	0	2,070,271		2,070,271	74
Section H - Regular Capital Projects - Specify	75										75
City Wide	76					5,044,113		5,044,113		5,044,113	76
	77							0		0	77
Subtotal Regular Capital Projects	78	0	0		0	5,044,113	0	5,044,113		5,044,113	78
TIF Capital Projects - Specify	79										79
	80							0		0	80
	81							0		0	81
Subtotal TIF Capital Projects	82	0	0		0	0	0	0		0	82
Total Capital Projects	83	0	0		0	5,044,113	0	5,044,113		5,044,113	83
Total Governmental Activities Expenditures	84	3,950,074	1,491,896	0	2,070,271	5,044,113	0	12,556,354		12,556,354	84
(Sum of lines 14, 28, 39, 50, 59, 70, 74, 83)	85										85

TIF Rebates are expended out of the TIF Special Revenue Fund within the Community and Economic Development program's activity "Other"

EXPENDITURES P8
CITY OF
EXPENDITURES AND OTHER FINANCING USES FOR FISCAL YEAR ENDED JUNE 30, -- Continued
NON-GAAP/CASH BASIS

Item description	Line	General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of cols. (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of col. (g)) (i)	Line
Section I - Business Type Activities	87										87
Water - Current Operation	88								1,199,562	1,199,562	88
Capital Outlay	89								144,537	144,537	89
Debt Service	90								280,462	280,462	90
Sewer and Sewage Disposal - Current Operation	91								1,115,956	1,115,956	91
Capital Outlay	92								122,022	122,022	92
Debt Service	93								304,609	304,609	93
Electric - Current Operation	94									0	94
Capital Outlay	95									0	95
Debt Service	96									0	96
Gas Utility - Current Operation	97									0	97
Capital Outlay	98									0	98
Debt Service	99									0	99
Parking - Current Operation	100									0	100
Capital Outlay	101									0	101
Debt Service	102									0	102
Airport - Current Operation	103									0	103
Capital Outlay	104									0	104
Debt Service	105									0	105
Landfill/Garbage - Current operation	106									0	106
Capital Outlay	107									0	107
Debt Service	108									0	108
Hospital - Current Operation	109									0	109
Capital Outlay	110									0	110
Debt Service	111									0	111
Transit - Current Operation	112									0	112
Capital Outlay	113									0	113
Debt Service	114									0	114
Cable TV, Telephone, Internet - Current Operation	115									0	115
Capital Outlay	116									0	116
Housing Authority - Current Operation	117									0	117
Capital Outlay	118									0	118
Debt Service	119									0	119
Storm Water - Current Operation	120								200,386	200,386	120
Capital Outlay	121									0	121
Debt Service	122								144,399	144,399	122
Other Business Type - Current Operation	123									0	123
Capital Outlay	124									0	124
Debt Service	125									0	125
Internal Service Funds - Specify	126										126
	127									0	127
	128									0	128
Total Business Type Activities	129								3,511,933	3,511,933	129

EXPENDITURES P9
CITY OF BONDURANT
EXPENDITURES AND OTHER FINANCING USES FOR FISCAL YEAR ENDED JUNE 30, 2022 -- Continued
NON-GAAP/CASH BASIS

Item description	Line	General (a)	Special Revenue (b)	TIF Special Revenue (c)	Debt Service (d)	Capital Projects (e)	Permanent (f)	Total Governmental (Sum of cols. (a) through (f)) (g)	Proprietary (h)	Grand Total (Sum of col. (g)) (i)	Line
Subtotal Expenditures (Sum of lines 84 and 129)	130	3,950,074	1,491,896	0	2,070,271	5,044,113	0	12,556,354	3,511,933	16,068,287	130
Section J - Other Financing Uses Including Transfers Out	131										131
Regular transfers out	132		1,879,085			106,873		1,985,958	947,685	2,933,643	132
Internal TIF loans/repayments and transfers out	133			1,284,565		1,907,525		3,192,090		3,192,090	133
	134							0		0	134
Total Other Financing Uses	135	0	1,879,085	1,284,565	0	2,014,398	0	5,178,048	947,685	6,125,733	135
Total Expenditures and Other Financing Uses (Sum of lines 130 and 135)	136	3,950,074	3,370,981	1,284,565	2,070,271	7,058,511	0	17,734,402	4,459,618	22,194,020	136
	137										137
Ending fund balance June 30, :	138										138
Governmental:	139										139
Nonspendable	140						26,754	26,754		26,754	140
Restricted	141		1,339,989	3,463	451,312	16,492,698		18,287,462		18,287,462	141
Committed	142							0		0	142
Assigned	143	111,894						111,894		111,894	143
Unassigned	144	3,523,747						3,523,747		3,523,747	144
Total Governmental	145	3,635,641	1,339,989	3,463	451,312	16,492,698	26,754	21,949,857		21,949,857	145
Proprietary	146								3,501,170	3,501,170	146
Total Ending Fund Balance June 30,	147	3,635,641	1,339,989	3,463	451,312	16,492,698	26,754	21,949,857	3,501,170	25,451,027	147
Total Requirements (Sum of lines 136 and 147)	148	7,585,715	4,710,970	1,288,028	2,521,583	23,551,209	26,754	39,684,259	7,960,788	47,645,047	148

OTHER P10

Part III Intergovernmental Expenditures Please report below expenditures made to the State or to other local governments on a reimbursement or cost sharing basis. Include these expenditures in part II. Enter amount.

Purpose	Amount paid to other local governments
Correction	
Health	
Highways	
Transit Subsidies	
Libraries	
Police protection	
Sewerage	
Sanitation	
All other	

Purpose	Amount paid to State
Highways	
All other	

Part IV

Wages & Salaries Report here the total salaries and wages paid to all employees of your government before deductions of social security, retirement, etc. Include also salaries and wages paid to employees of any utility owned and operated by your government, as well as salaries and wages of municipal employees charged to construction projects.

YOU ARE REQUIRED TO ENTER SALARY DOLLARS IN THE Amount areas FOR SALARIES AND WAGES PAID	Amount
Total Salaries and Wages Paid	1,886,479

Part V Debt Outstanding, Issued, and Retired

Transit subsidies

A. Long-Term Debt

Debt During the Fiscal Year					Debt Outstanding JUNE 30, 2022				
Purpose	**Line**	**Debt Outstanding JULY 1, 2021**	**Issued**	**Retired**	**General Obligation**	**TIF Revenue**	**Revenue**	**Other**	**Interest Paid This Year**
Water Utility	1.	1,268,229		440,129	720,000			108,100	34,587
Sewer Utility	2.	3,001,715		237,229			2,370,000	394,486	66,780
Electric Utility	3.								
Gas Utility	4.								
Transit-Bus	5.	1,168,750		192,500	976,250				39,270
Industrial Revenue	6.								
Mortgage Revenue	7.								
TIF Revenue	8.	14,570,000	10,015,000		12,045,000	16,065,000			442,066
Other Purposes / Miscellaneous	9.								
GO	10.	7,216,250	3,685,000	737,500	10,163,750				201,710
Parking	11.								
Airport	12.								
Stormwater	13.	2,190,000		100,000			2,090,000		43,800
Section 108	14.								
Total Long-Term		29,414,944	13,700,000	1,707,358	23,905,000	16,065,000	4,460,000	502,586	828,213

B. Short-Term Debt Amount

Outstanding as of July 1, 2021	
Outstanding as of JUNE 30, 2022	

Part VI DEBT LIMITATION FOR GENERAL OBLIGATIONS

Actual valuation -- January 1, 2020

Amount		
548,611,862	**x.0.5 = $**	27,430,593.1

Part VII CASH AND INVESTMENT ASSETS AS OF JUNE 30, 2022

Type of asset	Amount				
	Bond and interest funds (a)	**Bond construction funds (b)**	**Pension/retirement funds (c)**	**All other Funds (d)**	**Total (e)**
Cash and investments - Include cash on hand, CD's, time, checking and savings deposits, Federal securities, Federal agency securities, State and local government securities, and all other securities. Exclude value of real property.				25,451,027	25,451,027

If you budget on a NON-GAAP CASH BASIS, the amount in the Total above SHOULD EQUAL the above summed amounts on the sheet All Funds P1: Ending fund balance, column C PLUS the amounts in the shaded Note area.

Notes & Remarks
REMARKS
-

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.f.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Change Order No. 6 for the additional detour paving change needed for the Hwy 65 Underpass Project TAP-T-0747(613)—8V-77

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: Staff recommends the attached resolution to approve change order #6 in the amount of $43,430.66 related to the need to add additional paving and storm sewer for the crossover detour paving needed to shift highway traffic from one side to the other.

This was an original bid item in the contract but there were field changes that needed to be made for the crossover that were not anticipated at the time of design. This change also included some added work by the contractor for the pavement failure that happened on the Southern crossover area.

FUNDING SOURCE: Grant Funding/GO Bond

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-245
2. Change Order No. 6 for project #TAP-T-0747(613)--8V-77

CITY OF BONDURANT
RESOLUTION NO. 221121-245

RESOLUTION APPROVING CHANGE ORDER NO. 6 FOR THE HWY 65 UNDERPASS PROJECT # TAP-T-0747(613)—8V-77 IN THE AMOUNT OF $43,430.66

WHEREAS the Hwy 65 Underpass Project Change Order No. 6 was submitted on November 3rd, 2022; AND

WHEREAS the change order #6 is for additional detour paving and storm sewer as well as extra work associated with a pavement failure needed for the Hwy 65 Underpass Project; AND

WHEREAS Engineers from Veenstra & Kimm, Inc. and City Staff have reviewed the change order for accuracy; AND

WHEREAS the amount for Change Order No. 6 is $43,430.66.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the change order no. 6 for the Hwy 65 Underpass Project in the amount of $43,430.66 is hereby approved.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

IOWADOT

Form 831240 (12-20)

Accounting ID No.(5-digit number): 38554

Change Order No.: 6

CHANGE ORDER

For Local Public Agency Projects

No.: 6

Non-Substantial: ☒

Substantial: ☐

Administering Office Concurrence Date

Accounting ID No. (5-digit number): 38554

Project Number: TAP-T-0747(613)--8V-77

Contract Work Type: RCB Culvert New - Single Box

Local Public Agency: City of Bondurant

Contractor: JENCO Construction, Inc.

Date Prepared: November 2, 2022

You are hereby authorized to make the following changes to the contract documents.

A - Description of change to be made:

0080 Reduce plan quantity for "Detour Pavement" bid item.

8006 Add item for "Detour Pavement, Extra Work". Lump Sum price includes all labor, materials, and equipment for extra work not measured and paid for in the "Detour Pavement" bid item including but not limited to Class 10 Excavation, Modified Subbase, CD Joint Baskets, and Granular Shouldering, and miscellaneous associated work including cleanup. Work also includes extension of an existing 24" RCP culvert within the median that was not shown on the plans. Work also includes labor, materials, and equipment to place cold patch for temporary repair of failing pavement along detour route.

B - Reason for change:

0080 Plan quantity measurement and payment reduced for actual pavement area constructed. Area required from cross over movement varied from plans based on existing field conditions.

8006 Change order is for additional work for related to the construction of the detour pavement including but not limited to Class 10 Excavation, Modified Subbase, CD Joints Baskets, and Granular Shouldering. The bid documents did not include quantity for payment for such items. The north detour pavement area also required extending an existing 24" RCP culvert within the median that was not shown on the plans.

8006 Cont'd: Cold patch material was also used to provide temporary repairs to existing unsound pavement at the along the detour route. Once traffic was diverted through the detour pavement area, an isolated area of existing pavement failed, ultimately requiring a permanent PCC replacement patch by the Iowa DOT.

C - Settlement for cost(s) of change as follows with items addressed in Sections F and/or G:

0080 "Detour Pavement": At contract unit price

8006 "Detour Pavement, Extra Work": Lump Sum price as follows (Prices for items included in contract may vary due a different contractor performing the work as it relates to the Detour Pavement)

Class 10 Excavation: 136.00 CY @ $23.00/CY=$3,128.00; Agreed unit price different than contract unit price due to work by another contractor. Increased $5.00/CY.

Modified Subbase: 324.86 SY @ $22.00/SY=$7,146.92; Agreed unit price

CD Baskets for Detour Pavement: 205.00 LF @ $10.50/LF=$2,152.50; Agreed unit price

Granular Shoulder: 136.00 Tons @ $50.00/Ton=$6,800.00; Agreed unit price different than contract unit price due to work by another contractor. Increased $5.00/Ton.

Remove 24" Apron: 1 EA @ $950.00/EA=$950.00; Agreed unit price

24" RCP Bend: 1 EA @ $1,565.00/EA=$1,565.00; Agreed unit price

Aprons, Concrete, 24": 1 EA @ $9,000.00/EA=$9,000.00; At contract unit price

RCP Storm Sewer, 24": 47.00 LF @ $170.00/LF=$7,990; Agreed unit price different than contract unit price due to work by another contractor. Increased $5.00/LF.

Cold Patch: 1.00 Tons @ $750.00/SY=$750.00; Agreed unit price

Prime Contractor Markup 10%: $3,948.24

D - Justification for cost(s) (See I.M. 6.000, Attachment D, Chapter 2.36, for acceptable justification):

0080 "Detour Pavement": At contract unit price

8006 "Detour Pavement, Extra Work":
Class 10 Excavation: price within range compared to Class 10 Excavation bid item (BidX Nov 2021 to Oct 2022); Low $2.50, High $285, Ave $8

Modified Subbase: price within range compared to Modified Subbase bid item (BidX Nov 2021 to Oct 2022); Low $7.50, High $677, Ave $44

CD Baskets for Detour Pavement: price within range compared to CD Joint Assembly (per LF of 12 ft assembly) bid item (BidX Nov 2021 to Oct 2022); Low $8, High $267 Ave $18

Granular Shoulder: price within range compared to Granular Shoulder bid item (BidX Nov 2021 to Oct 2022); Low $20, High $147, Ave $30

Remove 24" Apron: price within range compared to remove and reinstall concrete pipe apron bid item (BidX Nov 2021 to Oct 2022); Low $550, High $3500, Ave $1296

24" RCP 45 Deg Bend: Price comparable to Forterra 2019 prices for 24" RCP fabricated bend $320 Pipe + $595 Fabrication + $170 Bevel = $1085.

Aprons, Concrete, 24": price within range compared to 24" apron bid item (BidX Nov 2021 to Oct 2022); Low $750, High $9000, Ave $1960; price provided equal to contract unit price $9000

RCP Storm Sewer, 24": price within range compared to 24" storm sewer bid item (BidX Nov 2021 to Oct 2022); Low $40, High $349, Ave $110

Cold Patch: price compared to HMA (surface patches) bid item (BidX Nov 2021 to Oct 2022); Low $100, High $600, Ave $315 and also to HMA (partial depth patch material) bid item (BidX Nov 2021 to Oct 2022); Low $84, High $1000, Ave $165

E - Contract time adjustment: ☒ No Working Days added ☐ Working Days added: __________ ☐ Unknown at this time

Justification for selection:
completion date contract

Accounting ID No.(5-digit number): 38554

Change Order No.: 6

F - Items included in contract:

Participating				For deductions enter as "-x.xx"		
Federal-aid	State-aid	Line Number	Item Description	Unit Price .xx	Quantity .xxx	Amount .xx
x		0080	Detour Pavement	$170.00	-86.920	-$14,776.40
					TOTAL	-$14,776.40

Add Row Delete Row

G - Items not included in contract:

Participating					For deductions enter as "-x.xx"		
Federal-aid	State-aid	Change Number	Item Number	Item Description	Unit Price .xx	Quantity .xxx	Amount .xx
x		8006	2599-9999010	Detour Pavement, Extra Work	$43,430.66	1.000	$43,430.66
				43,430.66			
				43,430.66			
						TOTAL	$43,430.66

Add Row Delete Row

H. Signatures

Signatures will be applied through DocExpress.

Bondurant
Life Connecting

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.g.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Pay Request No. 6 to Jenco Construction Inc. for the Highway 65 Underpass Public Improvement Project TAP-T-0747(613)-8V-77 in the amount of $225,236.00

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: Staff recommends the attached resolution to approve pay app #6 in the amount of $225,236.00 related to the Highway 65 Pedestrian Underpass Public Infrastructure Improvement Project.

This pay application has been reviewed by engineering staff at Veenstra & Kim and by City Staff for accuracy and is for work completed from October 31st through November 12th, 2022. The project is approximately 77% completed.

FUNDING SOURCE: Bond Funding/Grant Funds

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-246
2. Pay Request No. 6

CITY OF BONDURANT
RESOLUTION NO. 221121-246

RESOLUTION APPROVING PAY REQUEST NO. 6 TO JENCO CONSTRUCTION INC. FOR THE HIGHWAY 65 UNDERPASS PUBLIC IMPROVEMENT PROJECT TAP-T-0747(613)-8V-77 IN THE AMOUNT OF $225,236.00

WHEREAS the Highway 65 Underpass Public Improvements Project Pay Request No. 6 was submitted on November 14th, 2022; AND

WHEREAS the pay request no. 6 is for work completed on Highway 65 Underpass Public Improvement Project from October 31st thru November 12th, 2022; AND

WHEREAS Engineers from Veenstra & Kimm and City Staff have reviewed the pay application for accuracy.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the pay request no. 6 to Jenco Construction Inc. in the amount of $225,236.00 hereby approved.

Passed this 21st day of November 2022,

By: ____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

VEENSTRA & KIMM INC.
3000 Westown Parkway
West Des Moines, Iowa 50266

515.225.8000 // 800.241.8000
www.v-k.net

ESTIMATE OF CONSTRUCTION COMPLETED

PARTIAL PAYMENT NO. 6

PROJECT TITLE: RCB Culvert New- Single Box, Pedestrian/Bicycle Underpass at US 65 by Oleson Dr North of Grant St

Contractor: JENCO CONSTRUCTION, INC. — **Date: November 14, 2022**

Original Contract Amount: $3,563,486.21 — **Project Number: TAP-T-0747(613)-8V-77**

Pay Period: October 31, 2022 to November 12, 2022 — **Contract ID: 77-0747-613** — **Accounting ID: 38554**

BID ITEMS

ITEM NO.	DESCRIPTION	UNIT	QUANTITY ESTIMATED (ORIG. CONT.)	QUANTITY AUTHORIZED (INCL. C.O.'S)	QUANTITY COMPLETED TO DATE	UNIT PRICE	VALUE COMPLETED TO DATE
0010	CLEARING AND GRUBBING	UNIT	58.20	58.20	50.70	$100.00	$5,070.00
0020	EXCAVATION, CLASS 10, ROADWAY AND BORROW	CY	7562.00	7562.00	5,000.00	$18.00	$90,000.00
0030	TOPSOIL, STRIP, SALVAGE AND SPREAD	CY	2985.00	2985.00	1,750.00	$18.00	$31,500.00
0040	COMPACTING BACKFILL ADJACENT TO BRIDGES, CULVERTS OR STRUCTURES	CY	145.00	145.00	145.00	$35.00	$5,075.00
0050	COMPACTION WITH MOISTURE AND DENSITY CONTROL	CY	1,570.00	1,570.00	0.00	$54.00	$0.00
0060	GRANULAR SHOULDERS, TYPE A	TON	175.00	175.00	171.25	$45.00	$7,706.25
0070	SHOULDER FINISHING, EARTH	STA	16.70	16.70	1.00	$300.00	$300.00
0080	DETOUR PAVEMENT	SY	575.00	575.00	488.08	$170.00	$82,973.60
0090	FLOODED BACKFILL	CY	340.00	340.00	340.00	$100.00	$34,000.00
0100	COMPACTION WITH MOISTURE CONTROL (STRUCTURES)	CY	1,070.00	1,070.00	1,070.00	$4.00	$4,280.00
0110	EXCAVATION, CLASS 20, (CO2)	CY	5,300.00	5,478.00	4,693.00	$15.00	$70,395.00
0120	STRUCTURAL CONCRETE (MISCELLANEOUS)	CY	354.50	354.50	325.84	$1,200.00	$391,008.00
0130	STRUCTURAL CONCRETE (RCB CULVERT)	CY	337.90	337.90	337.90	$1,100.00	$371,690.00
0140	REINFORCING STEEL	LB	106,474.00	106,474.00	106,474.00	$2.00	$212,948.00
0150	APRONS, CONCRETE, 12 IN. DIA.	EACH	3.00	3.00	0.00	$5,000.00	$0.00
0160	APRONS, CONCRETE, 18 IN. DIA.	EACH	1.00	1.00	1.00	$7,500.00	$7,500.00
0170	APRONS, CONCRETE, 24 IN. DIA.	EACH	2.00	2.00	1.00	$9,000.00	$9,000.00
0180	APRONS, CONCRETE, 30 IN. DIA.	EACH	1.00	1.00	0.00	$10,000.00	$0.00
0190	APRONS, CONCRETE, 36 IN. DIA.	EACH	3.00	3.00	3.00	$12,500.00	$37,500.00
0200	APRONS, CONCRETE, 48 IN. DIA.	EACH	2.00	2.00	2.00	$15,000.00	$30,000.00
0210	BEVELED PIPE AND GUARD, 18INCH	EACH	1.00	1.00	0.00	$10,000.00	$0.00
0220	MANHOLE, STORM SEWER, SW-401, 48 IN.	EACH	2.00	2.00	0.00	$8,500.00	$0.00
0230	MANHOLE, STORM SEWER, SW-401, 60 IN.	EACH	3.00	3.00	3.00	$11,500.00	$34,500.00
0240	MANHOLE, STORM SEWER, SW-401, 72 IN.	EACH	2.00	2.00	2.00	$13,500.00	$27,000.00
0250	MANHOLE, STORM SEWER, SW-403 MODIFIED	EACH	1.00	1.00	0.00	$10,000.00	$0.00
0260	MANHOLE ADJUSTMENT, MINOR	EACH	1.00	1.00	0.00	$2,500.00	$0.00
0270	MANHOLE ADJUSTMENT, MAJOR	EACH	2.00	2.00	0.00	$7,500.00	$0.00
0280	TEMPORARY SHORING	LS	1.00	1.00	1.00	$50,000.00	$50,000.00
0290	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 2000D (CLASS III), 12 IN.	LF	22.90	22.90	0.00	$110.00	$0.00
0300	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 2000D (CLASS III), 18 IN.	LF	96.50	96.50	94.80	$130.00	$12,324.00
0310	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 2000D (CLASS III), 24 IN.	LF	213.60	213.60	112.00	$165.00	$18,480.00
0320	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 2000D (CLASS III), 30 IN.	LF	54.00	54.00	8.00	$200.00	$1,600.00
0330	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 2000D (CLASS III), 36 IN.	LF	272.10	272.10	216.00	$250.00	$54,000.00
0340	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 2000D (CLASS III), 48 IN.	LF	1,021.80	1,021.80	1,021.80	$350.00	$357,630.00
0350	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 3000D (CLASS IV), 30 IN.	LF	197.20	197.20	197.20	$250.00	$49,300.00
0360	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP), 3750D (CLASS V), 12 IN.	LF	60.30	60.30	0.00	$150.00	$0.00
0370	REMOVE STORM SEWER PIPE LESS THAN OR EQUAL TO 36 IN.	LF	346.00	346.00	208.00	$55.00	$11,440.00
0380	ENGINEERING FABRIC	SY	405.00	405.00	100.00	$7.00	$700.00
0390	REVETMENT, CLASS C	TON	120.00	120.00	0.00	$73.50	$0.00
0400	REVETMENT, CLASS E	TON	360.00	360.00	117.24	$73.25	$8,587.83
0410	REMOVAL OF RECREATIONAL TRAIL	SY	32.00	32.00	0.00	$20.00	$0.00
0420	RECREATIONAL TRAIL, PORTLAND CEMENT CONCRETE, 4 IN.	SY	312.00	312.00	0.00	$93.00	$0.00
0430	RECREATIONAL TRAIL, PORTLAND CEMENT CONCRETE, 6 IN.	SY	1,150.00	1,150.00	0.00	$97.00	$0.00

BID ITEMS

ITEM NO.	DESCRIPTION	UNIT	QUANTITY ESTIMATED (ORIG. CONT.)	QUANTITY AUTHORIZED (INCL. C.O.'S)	QUANTITY COMPLETED TO DATE	UNIT PRICE	VALUE COMPLETED TO DATE
0440	SPECIAL COMPACTION OF SUBGRADE FOR RECREATIONAL TRAIL	STA	10.00	10.00	0.00	$550.00	$0.00
0450	DETECTABLE WARNINGS	SF	20.00	20.00	0.00	$72.00	$0.00
0460	FENCE, SAFETY	LF	600.00	600.00	0.00	$8.50	$0.00
0470	CONSTRUCTION SURVEY	LS	1.00	1.00	0.80	$14,000.00	$11,200.00
0480	PAINTED PAVEMENT MARKING, WATERBORNE OR SOLVENT-BASED	STA	102.00	102.00	56.54	$27.00	$1,526.58
0490	PAINTED PAVEMENT MARKINGS, HIGH-BUILD WATERBORNE	STA	92.00	92.00	0.00	$50.00	$0.00
0500	WET RETROREFLECTIVE REMOVABLE TAPE MARKINGS	STA	3.00	3.00	0.00	$350.00	$0.00
0510	PAINTED SYMBOLS AND LEGENDS, WATERBORNE OR SOLVENT-BASED	EACH	16.00	16.00	8.00	$200.00	$1,600.00
0520	PAVEMENT MARKINGS REMOVED	STA	94.00	94.00	75.89	$95.00	$7,209.55
0530	SYMBOLS AND LEGENDS REMOVED	EACH	16.00	16.00	0.00	$200.00	$0.00
0540	SAFETY CLOSURE	EACH	24.00	24.00	11.00	$125.00	$1,375.00
0550	TEMPORARY BARRIER RAIL, CONCRETE	LF	200.00	200.00	200.00	$25.00	$5,000.00
0560	TEMPORARY FLOODLIGHTING LUMINAIRE	EACH	4.00	4.00	2.00	$7,000.00	$14,000.00
0570	TRAFFIC CONTROL	LS	1.00	1.00	0.80	$25,000.00	$20,000.00
0580	TEMPORARY LANE SEPARATOR SYSTEM	LF	6,770.00	6,770.00	5,209.00	$6.00	$31,254.00
0590	CD JOINT ASSEMBLY	EACH	4.00	4.00	4.00	$3,200.00	$12,800.00
0600	PATCHES, FULL-DEPTH FINISH, BY AREA	SY	313.00	313.00	347.00	$145.00	$50,315.00
0610	PATCHES, FULL-DEPTH FINISH, BY AREA (50 FEET OR GREATER IN LENGTH)	SY	833.00	833.00	841.30	$190.00	$159,847.00
0620	PATCHES, FULL-DEPTH FINISH, BY COUNT	EACH	6.00	6.00	6.00	$3,250.00	$19,500.00
0630	SUBBASE (PATCHES)	SY	1,146.00	1,146.00	1,185.60	$16.00	$18,969.60
0640	PATCH SUBDRAIN	EACH	6.00	6.00	2.00	$2,000.00	$4,000.00
0650	MOBILIZATION	LS	1.00	1.00	1.00	$256,000.00	$256,000.00
0660	TRAIL SIGNAGE	EACH	3.00	3.00	0.00	$350.00	$0.00
0670	ORNAMENTAL RAILING	LF	430.00	430.00	0.00	$230.00	$0.00
0680	FORM LINER MOCKUP	LS	1.00	1.00	1.00	$5,000.00	$5,000.00
0690	TRAFFIC SIGNAL HANDHOLE REPLACEMENT	LS	1.00	1.00	0.00	$2,150.00	$0.00
0700	UNDERPASS LIGHTING	LS	1.00	1.00	0.00	$45,900.00	$0.00
0710	ANTI-GRAFFITI COATING	SY	1,185.00	1,185.00	592.50	$46.00	$27,255.00
0720	FORM LINER	SY	465.00	465.00	361.95	$200.00	$72,390.00
0730	MULCHING, BONDED FIBER MATRIX	ACRE	3.70	3.70	0.00	$3,385.16	$0.00
0740	SEEDING AND FERTILIZING (RURAL)	ACRE	3.70	3.70	0.00	$1,622.33	$0.00
0750	STABILIZING CROP - SEEDING AND FERTILIZING	ACRE	3.70	3.70	0.00	$625.00	$0.00
0760	SILT FENCE	LF	2,200.00	2,200.00	250.00	$2.75	$687.50
0770	SILT FENCE FOR DITCH CHECKS	LF	300.00	300.00	300.00	$5.11	$1,533.00
0780	REMOVAL OF SILT FENCE OR SILT FENCE FOR DITCH CHECKS	LF	2,500.00	2,500.00	0.00	$1.00	$0.00
0790	MAINTENANCE OF SILT FENCE OR SILT FENCE FOR DITCH CHECK	LF	2,500.00	2,500.00	0.00	$0.35	$0.00
0800	PERIMETER AND SLOPE SEDIMENT CONTROL DEVICE, 9 IN. DIA.	LF	1,000.00	1,000.00	500.00	$3.50	$1,750.00
0810	REMOVAL OF PERIMETER AND SLOPE OR DITCH CHECK SEDIMENT CONTROL DEVICE	LF	1,000.00	1,000.00	0.00	$1.15	$0.00
0820	MOBILIZATIONS, EROSION CONTROL	EACH	1.00	1.00	1.00	$500.00	$500.00
0830	MOBILIZATIONS, EMERGENCY EROSION CONTROL	EACH	1.00	1.00	0.00	$1,000.00	$0.00
8001	COVER TRAFFIC SIGNAL HEADS *(CO1)*	LS	1.00	1.00	1.00	$2,600.97	$2,600.97
8002	SPECIAL BACKFILL *(CO2)*	TON	335.00	335.00	167.50	$80.00	$13,400.00
8003	EAST DETOUR ROUTE SIGNING (CO3)	LS	1.00	1.00	1.00	$2,500.00	$2,500.00
8004	EMERGENCY DETOUR ROUTE TRAFFIC CONTROL (CO4)	LS	1.00	1.00	1.00	$4,257.00	$4,257.00
8005	INCREASE ELECTRICAL CONDUIT AND WIRE SIZE (CO5)	LS	1.00	1.00	0.00	$1,619.19	$0.00
						Value Completed	**$2,762,977.88**

MATERIALS STORED SUMMARY					
Item No.	Description	Unit	Quantity	Unit Price	Extended Cost
1	MidStates Precast Products (Pipe and Structures)	LS	1	$ 4,504.00	$ 4,504.00
2	Light Fixtures	LS	1	$ 4,442.00	$ 4,442.00
3					
4					
5					
6					
7					
8					
9					
10					
11					
12					
13					
14					
15					
16					
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21					
22					
23					
24					
25					
26					
27					
28					
29					
30					
31					
32					
33					
34					
				Total Materials Stored	**$8,946.00**

SUMMARY		
	Original Contract	Value Completed
Bid Item Subtotal	$3,563,486.21	$2,762,977.88

APPROVED CHANGE ORDERS

Change Order No.	Description/Notes	Total Approved
1	Temporary Covering of Signals	$2,600.97
2	RCBC Special Backfill	$29,470.00
3	East Detour Route Signing	$2,500.00
4	Emergency detour route traffic control	$4,257.00
5	Increase electrical conduit and wire size	$1,619.19
6		$0.00
7		$0.00
8		$0.00
9		$0.00
10		$0.00
	Total Change Orders	$40,447.16
		Total Approved
	Revised Contract Price	$3,603,933.37

	Value Completed
Total Materials Stored	$8,946.00
Value Completed Plus Total Materials Stored	$2,771,923.88
Less Retainage Percentage (3%); $30,000 Max	$30,000.00
Total Earned Less Retainage	$2,741,923.88

PREVIOUSLY APPROVED PARTIAL PAYMENTS

Partial Payment No.	Period	Total Approved	
1	July 18, 2022 to August 26, 2022	$667,420.76	
2	August 27, 2022 to September 16, 2022	$492,623.58	
3	September 17, 2022 to September 23, 2022	$98,255.65	
4	September 24, 2022 to October 7, 2022	$346,441.49	
5	October 8, 2022 to October 30, 2022	$911,946.40	
6		$0.00	
7		$0.00	
8		$0.00	
9		$0.00	
10		$0.00	
	Less Total Previously Approved Partial Payments		$2,516,687.88
	Amount Due This Request		**$225,236.00**

Note: The amount **$225,236.00** is recommended for approval for payment in accordance with the terms of the Contract.

CONTRACT SUMMARY	
ORIGINAL CONTRACT AMOUNT	$3,563,486.21
REVISED CONTRACT PRICE	$3,603,933.37
AMOUNT DUE THIS REQUEST	$225,236.00
VALUE COMPLETED	$2,741,923.88
BALANCE	$862,009.49
PERCENT COMPLETE	76.9%

Signatures applied through DocExpress

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.h.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Pay Request No. 3 to Synergy Contracting for the Eagle Park Restoration and Ditch #2 Bid Pack #2 in the amount of $239,198.08

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: Staff recommends the attached resolution to approve pay app #3 in the amount of $239,198.08 related to the Eagle Park Restoration and Ditch #2 Seeding Project.

This pay application has been reviewed by engineering staff at EOR of Iowa and by City Staff for accuracy and is for work completed from October 20th, 2022, thru November 11th, 2022.

FUNDING SOURCE: Grant funding/General Fund

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-247
2. Pay Request No. 3

CITY OF BONDURANT
RESOLUTION NO. 221121-247

RESOLUTION APPROVING PAY REQUEST NO. 3 TO SYNERGY CONTRACTING FOR THE EAGLE PARK RESTORATION AND DITCH #2 BID PACK 2 PROJECT IN THE AMOUNT OF $239,198.08

WHEREAS the Eagle Park Restoration and Ditch #2 Seeding Project Pay Request No. 3 was submitted on November 14th, 2022; AND

WHEREAS the pay request no. 3 is for work completed on Eagle Park Restoration and Ditch #2 Improvement Project from October 20th, 2022, thru November 11th, 2022; AND

WHEREAS Engineers from EOR of Iowa and City Staff have reviewed the pay application for accuracy.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the pay request no. 3 to Synergy Contracting in the amount of $239,198.08 hereby approved.

Passed this 21st day of November 2022,

By: ______________________________
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

AIA Type Document

Application and Certification for Payment

TO (OWNER): General

PROJECT: Bondurant Ditch and Eagle Park

APPLICATION NO: 3

PERIOD TO: 11/11/2022

DISTRIBUTION TO:
- _ **OWNER**
- _ **ARCHITECT**
- _ **CONTRACTOR**

FROM (CONTRACTOR): Synergy Contracting
7481 US Highway 69
Des Moines, IA 50320

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for Payment, as shown below, in connection with the Contract.
Continuation Sheet, AIA Type Document is attached.

1. **ORIGINAL CONTRACT SUM** .... $ 778,940.50
2. **Net Change by Change Orders** .... $ -70,526.00
3. **CONTRACT SUM TO DATE** (Line 1 ± 2)........... $ 708,414.50
4. **TOTAL COMPLETED AND STORED TO DATE** ...... $ 397,639.45
5. **RETAINAGE:**
   a. 5.00 % of Completed Work $ 19,614.77
   b. 5.00 % of Stored Material $ 267.20
   Total retainage (Line 5a + 5b) .... $ 19,881.97
6. **TOTAL EARNED LESS RETAINAGE** .... $ 377,757.48
   (Line 4 less Line 5 Total)
7. **LESS PREVIOUS CERTIFICATES FOR PAYMENT**
   (Line 6 from prior Certificate) .... $ 138,559.40
8. **CURRENT PAYMENT DUE** .... $ 239,198.08
9. **BALANCE TO FINISH, INCLUDING RETAINAGE**
   (Line 3 less Line 6) $ 330,657.02

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approved this Month	5,599.00	-76,125.00
TOTALS	5,599.00	-76,125.00
NET CHANGES by Change Order		-70,526.00

The Undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the owner, and that current payment shown herein is now due.

CONTRACTOR: Synergy Contracting
7481 US Highway 69 Des Moines, IA

NOTARIAL SEAL IOWA — PAIGE A NABER, Commission Number 796837, My Commission Expires June 21, 2025

By: Date: 11/14/22

State of: IOWA

County of: POLK

Subscribed and Sworn to before me this 14 Day of Nov 20 22

Notary Public: Paige S Naber

My Commission Expires: June 21, 2025

Engineer's CERTIFICATE FOR PAYMENT

In Accordance with the Contract Documents, based on on-site observations and the data comprising t he above application, the Engineer certifies to owner that to the best of the Enginner'sknowledge, information and belief the Work has progressed as indicated,the quality of the work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the
AMOUNT CERTIFIED.

AMOUNT CERTIFIED .... $ 239,198.08

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

Engineer:

By: Date: 11/14/2022

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, Payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

AIA Type Document
Application and Certification for Payment

TO (OWNER): General

PROJECT: Bondurant Ditch and Eagle Park

APPLICATION NO: 3
PERIOD TO: 11/11/2022

DISTRIBUTION TO:
_ OWNER
_ ARCHITECT
_ CONTRACTOR

FROM (CONTRACTOR): Synergy Contracting
7481 US Highway 69
Des Moines, IA 50320

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
1	General Clearing and Grubbing		.0000	17,500.00	100.000%	17,500.00	.000%	0.00	0.00	17,500.00	100.00	.00
2	On-site Topsoil	850.000	21.0000	17,850.00	.000	0.00	.000	0.00	0.00	0.00	.00	17,850.00
3	Excavation Class 10	625.000	21.0000	13,125.00	625.000	13,125.00	.000	0.00	0.00	13,125.00	100.00	.00
4	"Modified Subbase - 6"""	256.000	17.5000	4,480.00	.000	0.00	256.000	4,480.00	0.00	4,480.00	100.00	.00
5	Subgrade Preparation	256.000	7.0000	1,792.00	256.000	1,792.00	.000	0.00	0.00	1,792.00	100.00	.00
6	Subgrade Stabilization - Geogr	3,496.000	5.0000	17,480.00	.000	0.00	3,496.000	17,480.00	5,344.00	22,824.00	130.57	-5,344.00
7	"CMP Culvert - 30"""	30.000	224.0000	6,720.00	30.000	6,720.00	.000	0.00	0.00	6,720.00	100.00	.00
8	"CMP Apron 30"""	2.000	2,730.0000	5,460.00	1.000	2,730.00	.000	0.00	0.00	2,730.00	50.00	2,730.00
9	"6"" PCC Pavement"	201.000	84.0000	16,884.00	.000	0.00	.000	0.00	0.00	0.00	.00	16,884.00
10	"5"" Sidewalk PCC"	124.000	72.0000	8,928.00	.000	0.00	.000	0.00	0.00	0.00	.00	8,928.00
11	Special Subgrade Prep Trail	4,365.000	7.0000	30,555.00	.000	0.00	4,365.000	30,555.00	0.00	30,555.00	100.00	.00
12	Detectable Warning	3.000	700.0000	2,100.00	.000	0.00	.000	0.00	0.00	0.00	.00	2,100.00
13	Painted Pavement Markings	.800	7,000.0000	5,600.00	.000	0.00	.000	0.00	0.00	0.00	.00	5,600.00
14	Con seeding (Wetland Mixture)	2.000	1,631.0000	3,262.00	2.000	3,262.00	.000	0.00	0.00	3,262.00	100.00	.00
15	Con seeding (Wetland Mixture)	.600	1,680.0000	1,008.00	.600	1,008.00	.000	0.00	0.00	1,008.00	100.00	.00
16	Con seeding (Upland Native)	3.300	1,680.0000	5,544.00	3.300	5,544.00	.000	0.00	0.00	5,544.00	100.00	.00
17	Con seeding (Upland Native) (E	4.200	1,680.0000	7,056.00	4.200	7,056.00	.000	0.00	0.00	7,056.00	100.00	.00
18	Con seeding (Pollinator) (Eag	.110	2,100.0000	231.00	.110	231.00	.000	0.00	0.00	231.00	100.00	.00
19	Con seeding: H Native (Sedge M	6.400	1,645.0000	10,528.00	6.400	10,528.00	.000	0.00	0.00	10,528.00	100.00	.00
20	Hyd seed Fert and mulch Type 1	5.000	2,975.0000	14,875.00	2.070	6,158.25	2.000	5,950.00	0.00	12,108.25	81.40	2,766.75
21	Hyd seed mulch type 4	9.000	2,975.0000	26,775.00	.000	0.00	.000	0.00	0.00	0.00	.00	26,775.00

AIA Type Document
Application and Certification for Payment

TO (OWNER): General

PROJECT: Bondurant Ditch and Eagle Park

APPLICATION NO: 3

PERIOD TO: 11/11/2022

DISTRIBUTION TO:
_ OWNER
_ ARCHITECT
_ CONTRACTOR

FROM (CONTRACTOR): Synergy Contracting
7481 US Highway 69
Des Moines, IA 50320

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
22	Three Year Vegetation Bond		.0000	60,000.00		0.00	.000%	0.00	0.00	0.00	.00	60,000.00
23	Coniferous Tree (Including war	13.000	672.0000	8,736.00	.000	0.00	13.000	8,736.00	0.00	8,736.00	100.00	.00
24	Deciduous Tree (Including warr	66.000	679.0000	44,814.00	.000	0.00	66.000	44,814.00	0.00	44,814.00	100.00	.00
25	Shrub (Including warranty)	143.000	91.0000	13,013.00	.000	0.00	143.000	13,013.00	0.00	13,013.00	100.00	.00
26	SWPPP Management		.0000	0.00		4,375.00	.000%	0.00	0.00	4,375.00		-4,375.00
27	"Filter Sock 9"" Install"	350.000	4.9000	1,715.00	87.500	428.75	262.500	1,286.25	0.00	1,715.00	100.00	.00
28	"Filter Sock 9"" Removal"	350.000	1.7500	612.50	.000	0.00	.000	0.00	0.00	0.00	.00	612.50
29	Silt Fence	350.000	6.6500	2,327.50	.000	0.00	.000	0.00	0.00	0.00	.00	2,327.50
30	Rock Check Dam	110.000	70.0000	7,700.00	.000	0.00	.000	0.00	0.00	0.00	.00	7,700.00
31	"Aggregate 3/8"" Clean Limestone"	35.000	70.0000	2,450.00	.000	0.00	.000	0.00	0.00	0.00	.00	2,450.00
32	Stabilized Construction Entra	1.000	8,400.0000	8,400.00	.000	0.00	1.000	8,400.00	0.00	8,400.00	100.00	.00
33	Construction Survey		.0000	14,000.00	50.000%	7,000.00	25.000%	3,500.00	0.00	10,500.00	75.00	3,500.00
34	Mobilization		.0000	79,500.00	50.000%	39,750.00	25.000%	19,875.00	0.00	59,625.00	75.00	19,875.00
35	Concrete Washout	1.000	4,900.0000	4,900.00	.000	0.00	.000	0.00	0.00	0.00	.00	4,900.00
36	Aggregate Trail 10' wide	3,496.000	42.0000	146,832.00	.000	0.00	2,097.600	88,099.20	0.00	88,099.20	60.00	58,732.80
37	Limestone Outcrop Slabs	13.000	3,010.0000	39,130.00	.000	0.00	.000	0.00	0.00	0.00	.00	39,130.00
38	Herbicide Treatment	12.000	350.0000	4,200.00	12.000	4,200.00	.000	0.00	0.00	4,200.00	100.00	.00
39	Bollards	14.000	560.0000	7,840.00	.000	0.00	.000	0.00	0.00	0.00	.00	7,840.00
40	Dog Waste Station	1.000	840.0000	840.00	.000	0.00	.000	0.00	0.00	0.00	.00	840.00
41	Solar Charging Bench with Cano	3.000	14,735.0000	44,205.00	.000	0.00	.000	0.00	0.00	0.00	.00	44,205.00
42	Limestone Outcrop Blocks	11.000	1,680.0000	18,480.00	.000	0.00	.000	0.00	0.00	0.00	.00	18,480.00
43	Bike Rack	1.000	700.0000	700.00	.500	350.00	.000	0.00	0.00	350.00	50.00	350.00

AIA Type Document

Application and Certification for Payment

TO (OWNER): General

PROJECT: Bondurant Ditch and Eagle Park

APPLICATION NO: 3

PERIOD TO: 11/11/2022

DISTRIBUTION TO:
_ **OWNER**
_ **ARCHITECT**
_ **CONTRACTOR**

FROM (CONTRACTOR): Synergy Contracting
7481 US Highway 69
Des Moines, IA 50320

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
44	"6"" Modified Subbase"	855.000	17.5000	14,962.50	.000	0.00	.000	0.00	0.00	0.00	.00	14,962.50
45	"5"" Shared Use Path PCC"	611.000	72.0000	43,992.00	.000	0.00	.000	0.00	0.00	0.00	.00	43,992.00
46	DEDUCT Aggregate Trail 10' wid	-611.000	42.0000	-25,662.00	.000	0.00	.000	0.00	0.00	0.00	.00	-25,662.00
26	SWPPP Management		.0000	17,500.00	50.000%	8,750.00	.000%	0.00	0.00	8,750.00	50.00	8,750.00
47	Items deleted from contract		.0000	-76,125.00		0.00	.000%	0.00	0.00	0.00	.00	-76,125.00
48	Debris removals		.0000	3,850.00		0.00	100.000%	3,850.00	0.00	3,850.00	100.00	.00
49	Staking Pave and Side		.0000	1,749.00		0.00	100.000%	1,749.00	0.00	1,749.00	100.00	.00
	REPORT TOTALS			$708,414.50		$140,508.00		$251,787.45	$5,344.00	$397,639.45		$310,775.05

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.i.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments to Des Moines Area MPO and Des Moines Area MPO's Transportation Technical Committee for calendar year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The Des Moines Area Metropolitan Planning Organization (MPO) requests the City of Bondurant to appoint or reappoint its representatives to the DM Area MPO and MPO Transportation Technical Committee (TTC). The City of Bondurant through the 28E Agreement, has one primary representative and one alternate representative on both the MPO and TTC. The attached resolution appoints Mayor Elrod as the primary and the City Administrator as the alternate for the MPO Policy Committee representative and the Public Works Director as the Primary and Planning Director as the Alternate for the TTC Committee.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-248

CITY OF BONDURANT
RESOLUTION NO. 221121-248

RESOLUTION APPROVING APPOINTMENTS TO DES MOINES AREA MPO AND DES MOINES AREA MPO'S TRANSPORTATION TECHNICAL COMMITTEE

WHEREAS the Des Moines Area Metropolitan Planning Organization (MPO) requests the City of Bondurant to appoint or reappoint its representatives to the DM Area MPO and MPO Transportation Technical Committee (TTC); AND

WHEREAS the City of Bondurant through the 28E Agreement, has one primary representative and one alternate representative on both the MPO and TTC; AND

WHEREAS Mayor Doug Elrod has agreed to appointment as MPO Primary Representative, and City Administrator Oliver will serve as the MPO Alternate Representative; AND

WHEREAS, Public Works Director John Horton has agreed to appointment as TTC Primary Representative and Planning & Community Development Director Maggie Murray has agreed to appointment as TTC Alternate Representative,

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the appointments to the DM Area MPO and TTC for CY 2023, are hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.j.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving City Council Meeting Dates for Calendar Year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The City Council meets on the first and third Monday of the month. Throughout the year, when meetings fall on holidays, they are typically moved to the next business day. Attached is a resolution approving the meeting dates for the upcoming calendar year and showing dates for the Planning and Zoning, Board of Adjustment, and Parks and Recreation meetings, as well as the Council meetings. Please note that staff is recommending streamlining the Planning and Zoning Commission dates into one meeting per month. After reviewing the agendas and visiting with the Commission Chair, we would like to try consolidating the meetings into one per month. Special meetings could be added if needed, but in the near future, staff would like to experiment with a single monthly meeting to see if that is possible. Staff is also hopeful this could help with future recruitment and retention for these volunteer positions.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-249

CITY OF BONDURANT
RESOLUTION NO. 221121-249

RESOLUTION APPROVING CITY COUNCIL MEETING DATES FOR CALENDAR YEAR 2023

WHEREAS the City Council meets on the first and third Monday of the month; AND

WHEREAS meetings fall on holidays throughout the CY 2023; AND

WHEREAS City Code states that Council meetings are moved to the next day when the meeting falls on a holiday; AND

WHEREAS the following are the changes to the CY 2023 City Council Meeting dates:

Original Date	Reason	New Date
Monday, January 2	Observation of New Year's Day	Tuesday, January 3
Monday, January 16	MLK Jr. Day	Tuesday, January 17
Monday, February 20	President's Day	Tuesday, February 21
Monday, September 4	Labor Day	Tuesday, September 5

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the above City Council Meeting dates, are hereby approved as presented.

Passed and adopted this 21st day of November 2022,

Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

CY2023 City Council Meeting Dates

Tuesday, January 3
Tuesday, January 17
Monday, February 6
Tuesday, February 21
Monday, March 6
Monday, March 20
Monday, April 3
Monday, April 17
Monday, May 1
Monday, May 15
Monday, June 5
Monday, June 19
Monday, July 3
Monday, July 17
Monday, August 7
Monday, August 21
Tuesday, September 5
Monday, September 18
Monday, October 2
Monday, October 16
Monday, November 6
Monday, November 20
Monday, December 4
Monday, December 18

CY2023 City Council Special Meeting Dates

Monday, January 30
Monday, July 31

CY2023 Planning & Zoning Commission Meeting Dates
Thursday, January 12
Thursday, February 9
Thursday, March 9
Thursday, April 13
Thursday, May 11
Thursday, June 8
Thursday, July 13
Thursday, August 10
Thursday, September 14
Thursday, October 12
Thursday, November 9
Thursday, December 14

CY2023 Parks & Recreation Board Meeting Dates
Thursday, January 19
Thursday, February 16
Thursday, March 16
Thursday, April 20
Thursday, May 18
Thursday, June 22
Thursday, July 20
Thursday, August 24
Thursday, September 21
Thursday, October 26
Thursday, November 16
Thursday, December 21

CY2023 Board of Adjustment Meeting Dates
Tuesday, January 10
Tuesday, February 14
Tuesday, March 7
Tuesday, April 11
Tuesday, May 9
Tuesday, June 13
Tuesday, July 11
Tuesday, August 8
Tuesday, September 12
Tuesday, October 10
Tuesday, November 14
Tuesday, December 12

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.k.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution appointing a primary and alternate Representative to the Eastern Polk Innovation Collaborative (EPIC) for calendar year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The Eastern Polk Innovation Collaborative (EPIC) requests the City of Bondurant to appoint or reappoint a representative to serve on the Board. This organization has downsized its operations over the past year; but plans to continue to promote economic development in eastern Polk County.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-250

CITY OF BONDURANT
RESOLUTION NO. 221121-250

RESOLUTION APPOINTING A REPRESENTATIVE TO EASTERN POLK INNOVATION COLLABORATIVE (EPIC)

WHEREAS the Eastern Polk Innovation Collaborative (EPIC) requests the City of Bondurant to appoint or reappoint a representative to serve on the Board; AND,

WHEREAS the EPIC requests appointees to attend Board meetings; AND,

WHEREAS, City Council Member Tara Cox has agreed to represent the City of Bondurant through December 31, 2023, as the primary representative and Tiffany Luing, Economic Development Coordinator as the alternate.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the appointments to EPIC, is hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.I.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution designating the Official Newspapers of Record for 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The City Clerk is required to publish all ordinances, enactments, proceedings and official notices according to City Ordinance and State Law. A publication required by the Code of Ordinances or law must be in a newspaper published once weekly and having general circulation in the City. The City regularly designates which papers meet those requirements and which papers will be used for official publications. The attached resolutions indicates the *Herald-Index* and *Des Moines Register* meet the requirements of the City's Ordinance and will be used for official publications.

FUNDING SOURCE: General Fund/Utilities/RUT/TIF

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-251

CITY OF BONDURANT
RESOLUTION NO. 221121-251

RESOLUTION DESIGNATING THE OFFICIAL NEWSPAPERS OF RECORD FOR 2023

WHEREAS the City Clerk is required to publish all ordinances, enactments, proceedings, and official notices according to City Ordinance; and

WHEREAS a publication required by the Code of Ordinances or law must be in a newspaper published once weekly and having general circulation in the City; AND

WHEREAS the *Herald-Index* and *Des Moines Register* meet the requirements of the Ordinance.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that these newspapers are designated the Official Newspapers of Record for 2023.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.m.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments for City Legal and Engineering Services for calendar year 2023

CONTACT PERSON:
Marketa Oliver, City Administrator
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The attached resolution appoints the Brick Gentry Law Firm as the City's Attorney for calendar year 2023 and Veenstra & Kimm as the City's Engineer for the calendar year 2023.

FUNDING SOURCE: General Fund/TIF/RUT/Utilities

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-252

CITY OF BONDURANT
RESOLUTION NO. 221121-252

RESOLUTION APPROVING APPOINTMENTS FOR CITY LEGAL AND ENGINEERING SERVICES FOR CALENDAR YEAR 2023

WHEREAS the City of Bondurant requires legal advice in its everyday conducting of serving the residents of Bondurant; AND

WHEREAS the City of Bondurant requires engineering services for technical projects to improve the visibility and safety of the City of Bondurant; AND

WHEREAS, the following recommended professional firms are presented for approval:

Name	**Term (CY 2023)**	**Board/Position**
Brick Gentry Law Firm	1-1-2023 – 12-31-2023	City Attorney
Veenstra & Kimm	1-1-2023 – 12-31-2023	City Engineer

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the above list of appointees is hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.n.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution designating the Official Depositories for Calendar Year 2023

CONTACT PERSON:
Marketa Oliver, City Administrator
Jene Jess, Finance Director

BRIEF HISTORY & ANALYSIS: The State of Iowa Code Sections 452 and 453 require cities to designate financial institutions that they plan to deposit money during calendar year 2023. Attached is a resolution that designates official depositories and maximum amounts that can be deposited in each institution.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-253

CITY OF BONDURANT
RESOLUTION NO. 221121-253

RESOLUTION DESIGNATING THE OFFICIAL DEPOSITORIES FOR 2023

WHEREAS the City of Bondurant is required to choose financial depositories for City of Bondurant funds in conformance with all applicable provisions of Iowa Code 452 and 453 (1983), as amended by 1984 Iowa Act, S.F. 2220; AND

WHEREAS the following list of financial institutions meets these criteria and are presented for consideration:

Depository Name	Location of Home Office	Maximum Balance in effect under prior resolution	Maximum Balance in effect under this resolution
Vision Bank (formerly Legacy Bank)	Altoona, IA	$20,000,000.00	$20,000,000.00
IPAIT	Des Moines, IA	$35,000,000.00	$40,000,000.00

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that these financial institutions are hereby designated official depositories for 2023; AND

BE IT FURTHER RESOLVED, by the City Council of the City of Bondurant, Iowa, that the City Administrator and/or Finance Director are hereby authorized to deposit City of Bondurant funds in amounts not to exceed the maximum approved for each respective designated financial institution.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.o.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution appointing Persons to Serve as Commissioner and Alternate for the Des Moines Regional Transit Authority (DART) for calendar year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: Pursuant to the provisions of the Substituted and Restated Agreement for DART dated June 6, 2017 (the "Substituted and Restated 28E Agreement"), the term of office for DART Commissioner Doug Elrod and Alternate Commissioner Marketa Oliver will terminate on the 31st day of December 2022.

DART requests the City of Bondurant appointments of Commissioner and Alternate Commissioner for calendar year 2023. Per the Substituted and Restated 28E Agreement, it is the responsibility of the Mayor of each respective Participating Community to appoint both the Commissioner and Alternate Commissioner. The appointed member of the Commission must be an elected official and the appointed alternate member of the Commission may be either an elected official or a non-elected official.

The attached resolution appoints Council Member Tara Cox as the primary Commission member and City Administrator Marketa Oliver as the alternate.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-254

CITY OF BONDURANT
RESOLUTION NO. 221121-254

RESOLUTION SELECTING PERSONS TO SERVE AS COMMISSIONER AND ALTERNATE FOR THE DES MOINES REGIONAL TRANSIT AUTHORITY (DART) FOR CALENDAR YEAR 2023

WHEREAS pursuant to the Substituted and Restated 28E Agreement for the Des Moines Regional Transit Authority, the Mayor and City Council for the City of Bondurant, Iowa has selected Council Member Tara Cox, as the DART Commission Member representing the City of Bondurant, Iowa a participating community of DART; and has selected Marketa Oliver, as the Alternate for the Calendar Year 2023.

NOW, THEREFORE, BE IT RESOLVED by the City of Bondurant, Iowa that the appointment of the above-referenced representatives for the DART Commission is hereby approved.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.p.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments to the Polk County Joint E911 Service Board for calendar year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The Polk County E911 requests the City Council to appoint a representative and alternate to serve on the Service Board for calendar year 2023. City staff represents Bondurant on this board, with Chief Kreuder as the primary representative and the City Administrator as the alternate.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-255

CITY OF BONDURANT
RESOLUTION NO. 221121-255

RESOLUTION APPROVING APPOINTMENTS TO THE POLK COUNTY JOINT E911 SERVICE BOARD FOR CALENDAR YEAR 2023

WHEREAS the Polk County E911 requests the City Council to appoint a representative and alternate to serve on the Service Board for calendar year 2023; AND

WHEREAS Chief Aaron Kreuder is appointed as the Primary Board Representative and City Administrator Oliver is appointed as the First Alternate Representative.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the appointments to the E911 Service Board are hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.q.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Pay Request No. 15 (Final Pay App) for the Commerce Crossings Phase 2 Public Infrastructure Improvement Project to Concrete Technologies Inc in the amount of $94,532.15

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: Staff recommends the attached resolution to approve pay app #15 in the amount of $94,532.15 related to Commerce Crossings Phase 2 Public Infrastructure Improvement Project. Phase 2 is approximately 100% complete.

This pay application represents the release of contract retainage for the project. The original contract price was $1,963,849.83 with the approved change orders, which included a final change order reduction -$109,945.36, bringing the final contract price to $1,890,490.94.

Work is completed and there will be a resolution for project acceptance for approval on this agenda as well.

FUNDING SOURCE: TIF/Bond funding

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-256
2. Pay Request No. 15

CITY OF BONDURANT
RESOLUTION NO. 221121-256

RESOLUTION APPROVING PAY REQUEST NO. 15 TO CONCRETE TECHNOLOGIES INC. FOR THE COMMERCE CROSSINGS PHASE 2 PUBLIC IMPROVEMENT PROJECT IN THE AMOUNT OF $94,532.15

WHEREAS, the Commerce Crossings Phase 2 Public Improvements Project Pay Request No. 15 was submitted on November 11th, 2022; AND

WHEREAS, the pay request no. 15 is for release of contract retainage for the Commerce Crossings Phase 2 Public Improvement Project; AND

WHERAS, Engineers from Shive-Hattery and City Staff have reviewed the pay application for accuracy; AND

WHEREAS, the amount for Pay Request No. 15 is $94,532.15,

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the Pay Request No. 15 for Concrete Technologies Inc. in the amount of $94,532.15 is hereby approved.

Passed this 21st day of November 2022,

By: ____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Peffer				
Driscoll				
McKenzie				
Sillanpaa				

PAY REQUEST 15

Owner: CITY OF BONDURANT
200 2ND STREET NE
BONDURANT, IA 50035

Contractor: Concrete Technologies Inc.
1001 SE 37th St.
Grimes, IA 50111

PROJECT TITLE:	COMMERCE CROSSINGS DEVELOPMENT PUBLIC IIMPROVEMENTS, PHASE 2	
S-H PROJECT FILE NUMBER:	4194870	
ORIG. CONTRACT AMOUNT & DATE:	$1,963,849.83	06/07/21
ESTIMATED COMPLETION DATE:	August 29, 2022	
PAY PERIOD:	08/30/2022 - 11/04/2022	
PAY REQUEST NUMBER:	15	
DATE:	November 7, 2022	

BID ITEMS

ITEM NO.	ITEM DESCRIPTION	UNIT	TOTAL QUANTITY	CONTRACTOR BID UNIT PRICE	EXTENDED PRICE	QUANTITY COMPLETED TO DATE	VALUE COMPLETED TO DATE
1	TOPSOIL, STRIP, SALVAGE AND SPREAD	CY	6890.00	$ 3.15	$ 21,703.50	6,890.00	$ 21,703.50
2	EXCAVATION, CLASS 10, RDWY & BORROW	CY	9160.00	$ 3.50	$ 32,060.00	9,160.00	$ 32,060.00
3	SUBGRADE PREPARATION, 12 IN.	SY	10624.00	$ 2.65	$ 28,153.60	10,624.00	$ 28,153.60
4	SUBGRADE TREATMENT, CEMENT STABILIZATION	TON	406.00	$ 325.00	$ 131,950.00	406.00	$ 131,950.00
5	MODIFIED SUBBASE, 6 IN.	SY	10624.00	$ 11.25	$ 119,520.00	10,624.00	$ 119,520.00
6	SANITARY SEWER GRAVITY MAIN, TRENCHED, PVC, 10 IN	LF	447.00	$ 75.50	$ 33,748.50	447.00	$ 33,748.50
7	STORM SWR G-MAIN, TRENCHED, RCP CLASS III, 15 IN	LF	278.00	$ 56.75	$ 15,776.50	278.00	$ 15,776.50
8	STORM SWR G-MAIN, TRENCHED, RCP CLASS III, 18 IN	LF	556.00	$ 56.75	$ 31,553.00	556.00	$ 31,553.00
9	STORM SWR G-MAIN, TRENCHED, RCP CLASS III, 24 IN	LF	466.00	$ 70.50	$ 32,853.00	466.00	$ 32,853.00
10	STORM SWR G-MAIN, TRENCHED, RCP CLASS III, 30 IN	LF	221.00	$ 92.50	$ 20,442.50	221.00	$ 20,442.50
11	STORM SWR G-MAIN, TRENCHED, RCP CLASS III, 36 IN	LF	124.00	$ 112.50	$ 13,950.00	124.00	$ 13,950.00
12	STORM SWR G-MAIN, TRENCHED, RCAP CLASS III, 18 IN EQ.	LF	233.00	$ 105.00	$ 24,465.00	233.00	$ 24,465.00
13	CONCRETE APRONS, 36 IN	EACH	2.00	$ 3,410.00	$ 6,820.00	2.00	$ 6,820.00
14	SUBDRAIN, LONGITUDINAL, 4 IN. PVC	LF	3669.00	$ 19.00	$ 69,711.00	3,669.00	$ 69,711.00
15	SUBDRAIN, OUTLETS AND CONNECTIONS	EACH	42.00	$ 305.00	$ 12,810.00	42.00	$ 12,810.00
16	LOCATING TILE LINES	STA	18.50	$ 575.00	$ 10,637.50	18.50	$ 10,637.50
17	REPAIR TILE LINES, UNSPECIFIED SIZE AND TYPE	LF	370.00	$ 8.50	$ 3,145.00	370.00	$ 3,145.00
18	WATER MAIN, TRENCHED, PVC, 8 IN.	LF	214.00	$ 44.25	$ 9,469.50	214.00	$ 9,469.50
19	WATER MAIN, TRENCHED, PVC, 12 IN.	LF	1930.00	$ 60.00	$ 115,800.00	1,930.00	$ 115,800.00
20	WATER MAIN, TRENCHLESS, PVC, 12 IN.	LF	80.00	$ 151.00	$ 12,080.00	80.00	$ 12,080.00
21	FITTINGS, DUCTILE IRON	LB	3910.00	$ 6.50	$ 25,415.00	3,910.00	$ 25,415.00
22	GATE VALVE ASSEMBLY, DIP, 8 IN.	EACH	5.00	$ 2,205.00	$ 11,025.00	5.00	$ 11,025.00
23	GATE VALVE ASSEMBLY, DIP, 12 IN.	EACH	6.00	$ 3,570.00	$ 21,420.00	6.00	$ 21,420.00
24	FIRE HYDRANT ASSEMBLY, WM-201	EACH	5.00	$ 5,250.00	$ 26,250.00	5.00	$ 26,250.00
25	TEMPORARY FLUSHING AND BLOWOFF DEVICE	EACH	3.00	$ 4,305.00	$ 12,915.00	3.00	$ 12,915.00
26	VALVE BOX EXTENSION	EACH	1.00	$ 1,050.00	$ 1,050.00	1.00	$ 1,050.00
27	CONNECTION TO EXISTING WATER SYSTEM	EACH	2.00	$ 2,835.00	$ 5,670.00	2.00	$ 5,670.00
28	REMOVAL AND ABATEMENT OF TRANSITE PIPE	LS	1.00	$ 5,250.00	$ 5,250.00	1.00	$ 5,250.00
29	SANITARY SEWER MANHOLE , SW-301, 48 IN	EACH	2.00	$ 4,300.00	$ 8,600.00	2.00	$ 8,600.00
30	STORM SEWER MANHOLE , SW-401, 48 IN	EACH	1.00	$ 2,835.00	$ 2,835.00	1.00	$ 2,835.00
31	STORM SEWER MANHOLE , SW-401, 60 IN	EACH	1.00	$ 3,885.00	$ 3,885.00	1.00	$ 3,885.00
32	STORM SEWER MANHOLE , SW-401, 96 IN	EACH	1.00	$ 9,240.00	$ 9,240.00	1.00	$ 9,240.00
33	INTAKE, DOUBLE GRATE, SW-505	EACH	9.00	$ 3,570.00	$ 32,130.00	9.00	$ 32,130.00
34	INTAKE, DOUBLE GRATE WITH MANHOLE, SW-506	EACH	12.00	$ 6,040.00	$ 72,480.00	12.00	$ 72,480.00
35	REMOVE STORM SEWER INTAKE	EACH	1.00	$ 1,575.00	$ 1,575.00	1.00	$ 1,575.00

36	STD / S-F PCC PAVEMENT, CLASS C-SUD, 9 IN.	SY	9048.00	$ 73.00	$ 660,504.00	9,048.00	$ 660,504.00
37	SPECIAL SUBGRADE PREPARATION FOR SHARED USE PATH	STA	16.90	$ 380.00	$ 6,422.00	16.90	$ 6,422.00
38	RECREATIONAL TRAIL, PCC, 6 IN.	SY	1920.00	$ 52.00	$ 99,840.00	1,920.00	$ 99,840.00
39	DETECTABLE WARNINGS	SF	140.00	$ 39.00	$ 5,460.00	140.00	$ 5,460.00
40	DRIVEWAY, GRANULAR, CLASS A CRUSHED STONE	TON	234.70	$ 35.75	$ 8,390.53	234.70	$ 8,390.53
41	PAVEMENT REMOVAL	SY	1157.00	$ 9.25	$ 10,702.25	1,157.00	$ 10,702.25
42	TRAFFIC SIGNALIZATION	LS	1.00	$ 72,715.00	$ 72,715.00	1.00	$ 72,715.00
43	PAINTED PAVEMENT MARKINGS, DURABLE	STA	52.40	$ 180.00	$ 9,432.00	52.40	$ 9,432.00
44	PAINTED PAVEMENT SYMBOLS AND LEGENDS, DURABLE	EACH	11.00	$ 230.00	$ 2,530.00	11.00	$ 2,530.00
45	PAVEMENT MARKINGS REMOVED	STA	6.40	$ 315.00	$ 2,016.00	6.40	$ 2,016.00
46	TRAFFIC CONTROL	LS	1.00	$ 9,135.00	$ 9,135.00	1.00	$ 9,135.00
47	HYDRAULIC SEEDING, FERTILIZING, TYPE 1	ACRE	3.20	$ 1,415.00	$ 4,528.00	3.20	$ 4,528.00
48	HYDRAULIC SEEDING, FERTILIZING, TYPE 5	ACRE	3.20	$ 340.00	$ 1,088.00	3.20	$ 1,088.00
49	SWPPP PREPARATION	LS	1.00	$ 1,050.00	$ 1,050.00	1.00	$ 1,050.00
50	SWPPP MANAGEMENT	LS	1.00	$ 3,675.00	$ 3,675.00	1.00	$ 3,675.00
51	FILTER SOCK, 8 IN.	LF	500.00	$ 1.60	$ 800.00	500.00	$ 800.00
52	REMOVAL OF FILTER SOCK	LF	500.00	$ 0.55	$ 275.00	500.00	$ 275.00
53	TEMPORARY RECP, WOOD EXCELSIOR MAT	SQ	627.00	$ 1.85	$ 1,159.95	627.00	$ 1,159.95
54	RIP-RAP, CLASS E	TON	23.00	$ 77.75	$ 1,788.25	23.00	$ 1,788.25
55	SILT FENCE OR DITCH CHECK	LF	2850.00	$ 1.60	$ 4,560.00	2,850.00	$ 4,560.00
56	SILT FENCE OR DITCH CHECK, REMOVAL OF SEDIMENT	LF	2850.00	$ 0.05	$ 142.50	2,850.00	$ 142.50
57	SILT FENCE OR DITCH CHECK, REMOVAL OF DEVICE	LF	2850.00	$ 0.05	$ 142.50	2,850.00	$ 142.50
58	STABILIZED CONSTRUCTION ENTRANCE	SY	139.00	$ 11.50	$ 1,598.50	139.00	$ 1,598.50
59	EROSION CONTROL MULCHING, HYDROMULCH	ACRE	6.40	$ 2,470.00	$ 15,808.00	6.40	$ 15,808.00
60	INTAKE PROTECTION DEVICE	EACH	21.00	$ 158.00	$ 3,318.00	21.00	$ 3,318.00
61	INLET PROTECTION DEVICE, REMOVAL OF SEDIMENT	EACH	21.00	$ 52.50	$ 1,102.50	21.00	$ 1,102.50
62	INLET PROTECTION DEVICE, REMOVAL OF DEVICE	EACH	21.00	$ 26.25	$ 551.25	21.00	$ 551.25
63	MOWING	ACRE	6.40	$ 105.00	$ 672.00	6.40	$ 672.00
64	MOBILIZATION	LS	1.00	$ 43,500.00	$ 43,500.00	1.00	$ 43,500.00
65	CONCRETE WASHOUT	LS	1.00	$ 4,555.00	$ 4,555.00	1.00	$ 4,555.00
CO 1.1	TRAFFIC SIGNALIZATION - ALTERNATE SUPPLIER	LS	1.00	$ 2,787.00	$ 2,787.00	1.00	$ 2,787.00
CO 2.1	SIGNAL CONDUIT, 4 IN., REMOVE AND REPLACE	LS	1.00	$ 3,888.00	$ 3,888.00	1.00	$ 3,888.00
CO 2.2	SANITARY SEWER, 8 IN., CORE DRILL AND STUB OUT	LS	1.00	$ 8,250.00	$ 8,250.00	1.00	$ 8,250.00
CO 3.1	FIBER OPTIC RELOCATION	LS	1.00	$ 2,436.47	$ 2,436.47	1.00	$ 2,436.47
CO 4.1	SANITARY SEWER MANHOLE ADJUSTMENT, MAJOR	EA	1.00	$ 4,950.00	$ 4,950.00	1.00	$ 4,950.00
CO 4.2	SANITARY SEWER MANHOLE ADJUSTMENT, MINOR	EA	1.00	$ 1,650.00	$ 1,650.00	1.00	$ 1,650.00
CO 4.3	WATERMAIN, COPPER TEST PORT	EA	1.00	$ 825.00	$ 825.00	1.00	$ 825.00
CO 4.4	FIRE HYDRANT EXTENTION, CRITICAL CROSSING	EA	1.00	$ 1,540.00	$ 1,540.00	1.00	$ 1,540.00
CO 4.5	CONNECTION TO EXISTING WATER SYSTEM	EA	1.00	$ 2,835.00	$ 2,835.00	1.00	$ 2,835.00
CO 4.6	CONNECTION TO EXISTING STORM SEWER	LS	1.00	$ 3,025.00	$ 3,025.00	1.00	$ 3,025.00
CO 5.1	FLARED END SECTION APRON GUARD, 36 IN.	EA	2.00	$ 2,200.00	$ 4,400.00	2.00	$ 4,400.00
CO 6.1 - 4	SUBGRADE TREATMENT, CEMENT STABILIZATION	TON	(406.00)	$ 325.00	$ (131,950.00)	406.00	$ (131,950.00)
CO 6.1 - 6	SANITARY SEWER GRAVITY MAIN, TRENCHED, PVC, 10 IN	LF	76.00	$ 75.50	$ 5,738.00	76.00	$ 5,738.00
CO 6.1 - 21	FITTINGS, DUCTILE IRON	LB	233.00	$ 6.50	$ 1,514.50	233.00	$ 1,514.50
CO 6.1 - 22	GATE VALVE ASSEMBLY, DIP, 8 IN.	EACH	1.00	$ 2,205.00	$ 2,205.00	1.00	$ 2,205.00
CO 6.1 - 23	GATE VALVE ASSEMBLY, DIP, 12 IN.	EACH	1.00	$ 3,570.00	$ 3,570.00	1.00	$ 3,570.00
CO 6.1 - 25	TEMPORARY FLUSHING AND BLOWOFF DEVICE	EACH	2.00	$ 4,305.00	$ 8,610.00	2.00	$ 8,610.00
CO 6.1 - 40	DRIVEWAY, GRANULAR, CLASS A CRUSHED STONE	TON	(117.35)	$ 35.75	$ (4,195.26)	117.35	$ (4,195.26)
CO 6.1 - 51	FILTER SOCK, 8 IN.	LF	441.00	$ 1.60	$ 705.60	441.00	$ 705.60
CO 6.1 - 52	REMOVAL OF FILTER SOCK	LF	441.00	$ 0.55	$ 242.55	441.00	$ 242.55
CO 6.1 - 53	TEMPORARY RECP, WOOD EXCELSIOR MAT	SQ	(290.00)	$ 1.85	$ (536.50)	290.00	$ (536.50)
CO 6.1 - 54	RIP-RAP, CLASS E	TON	30.80	$ 77.75	$ 2,394.70	30.80	$ 2,394.70
CO 6.1 - 55	SILT FENCE OR DITCH CHECK	LF	(978.00)	$ 1.60	$ (1,564.80)	978.00	$ (1,564.80)
CO 6.1 - 56	SILT FENCE OR DITCH CHECK, REMOVAL OF SEDIMENT	LF	(2850.00)	$ 0.05	$ (142.50)	2,850.00	$ (142.50)
CO 6.1 - 57	SILT FENCE OR DITCH CHECK, REMOVAL OF DEVICE	LF	(978.00)	$ 0.05	$ (48.90)	978.00	$ (48.90)
CO 6.1 - 60	INTAKE PROTECTION DEVICE	EACH	21.00	$ 158.00	$ 3,318.00	21.00	$ 3,318.00
CO 6.1 - 61	INLET PROTECTION DEVICE, REMOVAL OF SEDIMENT	EACH	6.00	$ 52.50	$ 315.00	6.00	$ 315.00
CO 6.1 - 62	INLET PROTECTION DEVICE, REMOVAL OF DEVICE	EACH	21.00	$ 26.25	$ 551.25	21.00	$ 551.25
CO 6.1 - 63	MOWING	ACRE	(6.40)	$ 105.00	$ (672.00)	6.40	$ (672.00)
				TOTAL	**$ 1,890,490.94**		**$ 1,890,490.94**

PAY REQUEST SUMMARY			
		Total Approved	**Total Completed**
	Contract Price	$1,963,849.83	$ 1,890,490.94
	Approved Change Order #	CO#1 $ 2,787.00	
	Approved Change Order #	CO#2 $ 12,138.00	
	Approved Change Order #	CO#3 $ 2,436.47	
	Approved Change Order #	CO#4 $ 14,825.00	
	Approved Change Order #	CO#5 $ 4,400.00	
	Approved Change Order #	CO#6 $ (109,945.36)	
	Revised Contract Price	$ 1,890,490.94	$ 1,890,490.94
		Retainage (5%)	$ -
		Liquidated Damages	
		Total Earned Less Retainage	$ 1,890,490.94
Total Previously Approved (list each)	Pay Request 1	$26,744.66	
	Pay Request 2	$32,668.82	
	Pay Request 3	$125,856.11	
	Pay Request 4	$195,218.09	
	Pay Request 5	$65,453.57	
	Pay Request 6	$403,901.64	
	Pay Request 7	$456,732.64	
	Pay Request 8	$133,619.73	
	Pay Request 9	$123,205.27	
	Pay Request 10	$30,294.99	
	Pay Request 11	$13,891.85	
	Pay Request 12	$112,029.04	
	Pay Request 13	$64,652.39	
	Pay Request 14	$11,689.99	
		Total Previously Approved	$1,795,958.79
		Amount Due This Request	**$ 94,532.15**
		Percent Complete	100%
		Percent of Contract Period Utilized	116%

The amount of: $94,532.15 is recommended for approval for payment in accordance with the terms of the Contract

Contractor:	**Recommended By:**	**Checked By:**
Concrete Technologies Inc.	**Shive-Hattery**	**City of Bondurant**
Signature: Beau S. Sprouse Digitally signed by Beau S. Sprouse DN: C=US, E=bsprouse@cti-ia.com, O="Concrete Technologies, Inc.", OU=Director of Construction Operations, CN=Beau S. Sprouse Date: 2022.11.07 14:47:06-06'00'	**Signature:** Nov 7 2022 2:11 PM	**Signature:** John Horton Digitally signed by John Horton Date: 2022.11.16 07:45:29 -06'00'
Name: Beau Sprouse	**Name: David Fliehler, PE**	**Name: John Horton**
Title: Director of Operations	**Title: Project Engineer**	**Title: Public Works Director**
Date:	**Date:**	**Date:**

Owner: City of Bondurant **Approved by:** x ______________________________ **Date:** x ____________________

Bondurant
Life Connecting

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.r.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution executing a Grant Agreement between the Iowa DNR and the City of Bondurant for funding through the Resource Enhancement and Protection (REAP) Program to implement the BRSC/Lake Petocka to Park Side Trail Connection

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: Uploaded as an attachment to this agenda statement is the DNR's REAP Grant agreement for the BRSC/Lake Petocka to Park Side Trail Connection Project. The City of Bondurant will receive $23,673 through the REAP program to help implement the following project components: construction of a 10'-wide paved trail and box culvert crossing over the Santiago Creek corridor, installation of solar-charging bench within the Park Side Park, installation of native planting areas within Park Side Park, fencing, and establishing stone outcropping and/or limestone slab fishing node(s) at Park Side Park's fishing pond. As noted in the agreement, all project components must be completed by the City by December 31, 2024. The attached resolution authorizes the Mayor's signature of the grant agreement. It is anticipated the total project cost for the BRSC/Lake Petocka to Park Side Trail connection will be approximately $500,000. The City of Bondurant will also receive $100,000 in grant funding through the DNR's Land & Water Conservation Fund Program to help implement this trail connection project.

FUNDING SOURCE: Grant/Local Option Sales & Services Tax

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-257
2. REAP Development Grant

CITY OF BONDURANT
RESOLUTION NO. 221121-257

RESOLUTION AUTHORIZING SIGNATURE OF A GRANT AGREEMENT TO ALLOW THE CITY OF BONDURANT TO RECEIVE FUNDS UNDER THE IOWA DNR'S RESOURCE ENHANCEMENT AND PROTECTION (REAP) PROGRAM FOR THE BRSC/LAKE PETOCKA TO PARK SIDE TRAIL CONNECTION PROJECT

WHEREAS, the City of Bondurant was selected as a recipient of the Iowa DNR's Resource Enhancement and Protection (REAP) Grant Program in the amount of $23,673 to help implement the following project components: construction of a 10'-wide paved connector trail and box culvert over the Santiago Creek corridor, installation of a solar-charging bench, native planting areas, fencing, and stone outcropping and/or limestone slab fishing node(s) at the Park Side pond; AND

WHEREAS, this project is consistent with the Building Bondurant Comprehensive Plan, which includes the following action item: Continue to activate and expand access to Lake Petocka for recreation and educational uses; AND

WHEREAS, this project is consistent with the 2022 Community Visioning Plan, which includes the following objective: Construct a trail linking the new Park Side and Top Farms residential developments to the Lake Petocka/BRSC area via a paved trail and connection over Santiago Creek; AND

WHEREAS, the Grant Agreement notes that the agreement will become effective when it has been signed and dated by the DNR Director and the grantee and that all work specified in the project proposal will be completed by December 31, 2024.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, that the Mayor is authorized to execute the attached grant agreement.

Passed this 21st day of November 2022,

By: ____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

November 4, 2022

CITY OF BONDURANT
MAGGIE MURRAY
200 2ND STREET NE
BONDURANT, IA 50035

Re: REAP Grant # 23-R4-KL, LAKE PETOCKA TRAIL CONNECTION

Dear MAGGIE MURRAY:

Congratulations! Attached please find your organizations Grant Agreement for your Resource Enhancement and Protection (REAP) grant awarded by the Department of Natural Resources (DNR). Please carefully review the grant agreement, print, sign, and email to my attention. A signed copy will be returned to you.

Please start a folder to place all grant and expense documention in. State rules and regulations included with the application and pertaining to the REAP program effectively become part of the grant agreement.

If you have questions, please contact me at 515-725-8213, kathleen.moench@dnr.iowa.gov.

Sincerely,

Kathleen Moench

Kathleen Moench
Budget and Finance Bureau

Enclosures

IOWA DEPARTMENT OF NATURAL RESOURCES
502 E. 9TH STREET DES MOINES, IA 50319

RESOURCE ENHANCEMENT AND PROTECTION FUND
GRANT AGREEMENT-DEVELOPMENT

GRANTEE:	**CITY OF BONDURANT**	
PROJECT TITLE:	**LAKE PETOCKA TRAIL CONNECTION**	
CONTACT PERSON/PHONE #:	**MAGGIE MURRAY**	**515-630-6985**
GRANT AWARD:	**$23673.00**	
DNR CONTACT/PHONE #:	**Kathleen Moench**	**515-725-8213**

1. **PURPOSE.** The purpose of this REAP Development Grant Agreement is to enable the Iowa Department of Natural Resources (DNR), acting for the State of Iowa, to assist the **CITY OF BONDURANT** (Grantee) in the development of land for the enhancement and protection of open space areas.

2. **PARTIES/AUTHORITY.** The parties to this Grant Agreement are the DNR, an agency of the State of Iowa, and the **CITY OF BONDURANT**. The parties make this Grant Agreement pursuant to 1989 Iowa Code Supplement Section 455A.19(1)(a), which authorizes the Natural Resource Commission to spend certain state funds appropriated for projects to enhance and protect open spaces.

3. **GENERAL DESCRIPTION OF PROJECT LANDS.** This Grant Agreement is for your project described as:

   CONSTRUCTION OF A 10' WIDE PAVED CONNECTOR TRAIL AND BOX CULVERT OVER THE SANTIAGO CREEK CORRIDOR, INSTALLATION OF A SOLAR-CHARGING BENCH, NATIVE PLANTING AREAS, FENCING, AND STONE OUTCROPPING AND/OR LIMESTONE SLAB FISHING NODE(S) AT THE POND. LOCATED AT PARK SIDE PARK, MCINTOSH DR NE, BONDURANT, POLK COUNTY, IOWA.

4. **GRANT AWARD AND REIMBURSEMENTS.** The DNR will provide 100 percent of **development** costs up to a maximum amount of $**23673.00**.

   A. A ninety (90) percent advance reimbursement of the grant award may be requested by submitting a letter of request to:
   REAP Grants Manager, Budget & Grants Bureau
   Iowa Department of Natural Resources
   502 E. 9th Street
   Des Moines, Iowa 50319

   B. Final payment will be made when the project is completed and the grantee submits a letter of request along with the following grant requirements:

   - a legal description of the property for the required Notice of Use Restriction;
   - pictures of the completed project;
   - copies of billings and canceled checks for 100 percent of the grant award;
   - contracted development work requires; a copy of the signed contract, pay estimates, and contractor's reimbursement Refund of Sales Tax;
   - final report, to include a description of the completed project and efforts made to procure goods and services from Targeted Small Businesses (TSBs).

5. **RESPONSIBILITIES.** The grantee is solely responsible for the project completion as outlined in the project proposal. The grantee will make a concerted effort to procure goods and services from Targeted Small Businesses (TSBs) during the performance of this Grant Agreement. The DNR may provide assistance at the request of the grantee, or at the Director's recommendation.

6. **AMENDMENTS.** This Grant Agreement may be amended only by written ADDENDA signed and dated by the DNR Director or the DNR REAP coordinator. Requests for amendments shall be directed to the DNR REAP coordinator.

7. **EFFECTIVE DATE/TERMINATION.** This Grant Agreement shall become effective when it has been signed and dated by the DNR Director and the grantee. All work specified in the project proposal will be completed by **12/31/2024**.

8. **AVAILABILITY OF FUNDS**: If funds anticipated for the continued fulfillment of this agreement are at any time not forthcoming or insufficient, either through the failure of the State of Iowa to appropriate funds, or discontinuance or material alteration of the program under which funds were provided, then the Department shall have the right to terminate the agreement without penalty.

9. **By** signing this Grant Agreement, the grantee agrees to the terms and conditions set forth in this agreement and all documents listed below:

    - the REAP "General Provisions" (State Administrative Rules from your application);

Date	Alex Moon, Deputy Director Iowa Department of Natural Resources
PLANNING@CITYOFBONDURANT.COM Email Address	Grantee Signature; Mayor or County Board Director
	Print Name; Mayor or County Board Director

Shaded area for DNR use only

Accounting Department Return Paid Copy to: Kathleen Moench ____________________

Doc #: ____________________ Date: ____________________

CITY OF BONDURANT
200 2ND STREET NE
BONDURANT, IA 50035
State ID #: CV: ____________________

Fund/Ag/Org/SubOrg/$: ____________________

DEPARTMENT OF NATURAL RESOURCES
REAP PROJECT BILLING – DEVELOPMENT GRANT

Project billings must be accompanied by all required documentation (invoices, canceled checks, deeds, etc.) covering expenditures included in the billing. If you have questions, please contact the Budget & Grants Bureau at 515-725-8213. Make additional copies as needed.

Grant Recipient: CITY OF BONDURANT Project #:23-R4-KL
Project Title: LAKE PETOCKA TRAIL CONNECTION
Final Billing: Y or N

Use the table below to list your budget items and the expenditures for each item. You should follow the budget items provided with your grant proposal as closely as possible.

Budget Item	Budget Amount	**Expenditures This Billing**	**"To Date" Item Expenditures**
To			
Less Expenditures In Excess of Total Authorized Project Budget:			
Total "To Date" Expenditures:			
CLAIM REQUEST (__% OF "TO DATE" EXPENDITURES):			
LESS PREVIOUS PAYMENTS OF:			
TOTAL CLAIM TO BE PAID:			

I certify that this billing is correct and just based upon actual payment(s) of record by the grant recipient, and that the work and services are in accord with the approved grant.

Signature: ____________________ Date: ____________________
Print Name: ____________________
Title: ____________________ Phone: ____________________

Mail original Billing Form to DNR Budget & Finance Bureau, backup documentation may be emailed.

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.s.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving acceptance for the Commerce Crossing Phase 2 Public Improvements Project (Commerce Parkway)

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: This resolution of acceptance is for the construction of the new Commerce Parkway public improvement project in conjunction with the new Commerce Crossing site development.
The contractor has completed the necessary work associated with Phase 2 of the project. Engineers and City staff have made a field review of the Phase 2 public improvements and have found the project to be satisfactorily completed.

Staff recommends approval and acceptance of the public improvements for Phase 2 of the Commerce Crossing Public Improvement Project (Commerce Parkway).

FUNDING SOURCE: TIF/Bond Funding

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-258
2. Commerce Crossing Acceptance

CITY OF BONDURANT
RESOLUTION NO. 221121-258

RESOLUTION APPROVING ACCEPTANCE OF PUBLIC IMPROVEMENTS FOR THE COMMERCE CROSSING PUBLIC IMPROVEMENTS PHASE 2 PROJECT

WHEREAS, the project acceptance letter for the Commerce Crossing Phase 2 Public Improvements Project was submitted on November 11th, 2022; AND

WHEREAS, Engineers from Shive-Hattery and City Staff have reviewed the project Phase 2 improvements and have found them to be satisfactorily completed; AND

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the Acceptance of Public Improvements for the Commerce Parkway Phase 2 public improvements is hereby approved.

Passed this 21st day of November 2022,

By: ____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Peffer				
Driscoll				
McKenzie				
Sillanpaa				

SHIVEHATTERY
ARCHITECTURE+ENGINEERING

November 7, 2022

Marketa Oliver
200 2nd Street NE
Bondurant, IA 50036

RE: Final Project Acceptance
Commerce Phase 2 Public Improvements
Commerce Parkway
City of Bondurant

Dear Marketa:

The purpose of this letter is to notify you that Concrete Technologies Inc. has completed construction for Phase 2 of Commerce Pkwy of the above-referenced project. All punchlist items from the project walkthrough (dated 08/09/22) have been completed.

Therefore, we are recommending final project acceptance by City. Enclosed is the final payapp and release of held retainage. Concrete Technologies Inc. is currently preparing necessary maintenance bonds. We will forward once they have been made available to us. If you believe that we have not completed our obligations under our Agreement, please contact us immediately. If you have any questions, feel free to contact me at dfliehler@shive-hattery.com, (515) 798-8104.

If you have any questions, please contact me immediately.

We thank you for the opportunity to work with the City of Bondurant on this project.
Sincerely,

SHIVE-HATTERY, INC.

David R. Fliehler
Transportation Engineer

Cc: John Horton, City of Bondurant
Chris Bauer, Shive Hattery
Beau Sprouse, Concrete Technologies Inc

Enc:

Shive-Hattery | 316 Second Street SE | Suite 500 | PO Box 1803 | Cedar Rapids, IA 52406-1803 | 319.364.0227 | fax 319.364.4251 | shive-hattery.com

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.t.
For Meeting of 11/21/2022
Resolution

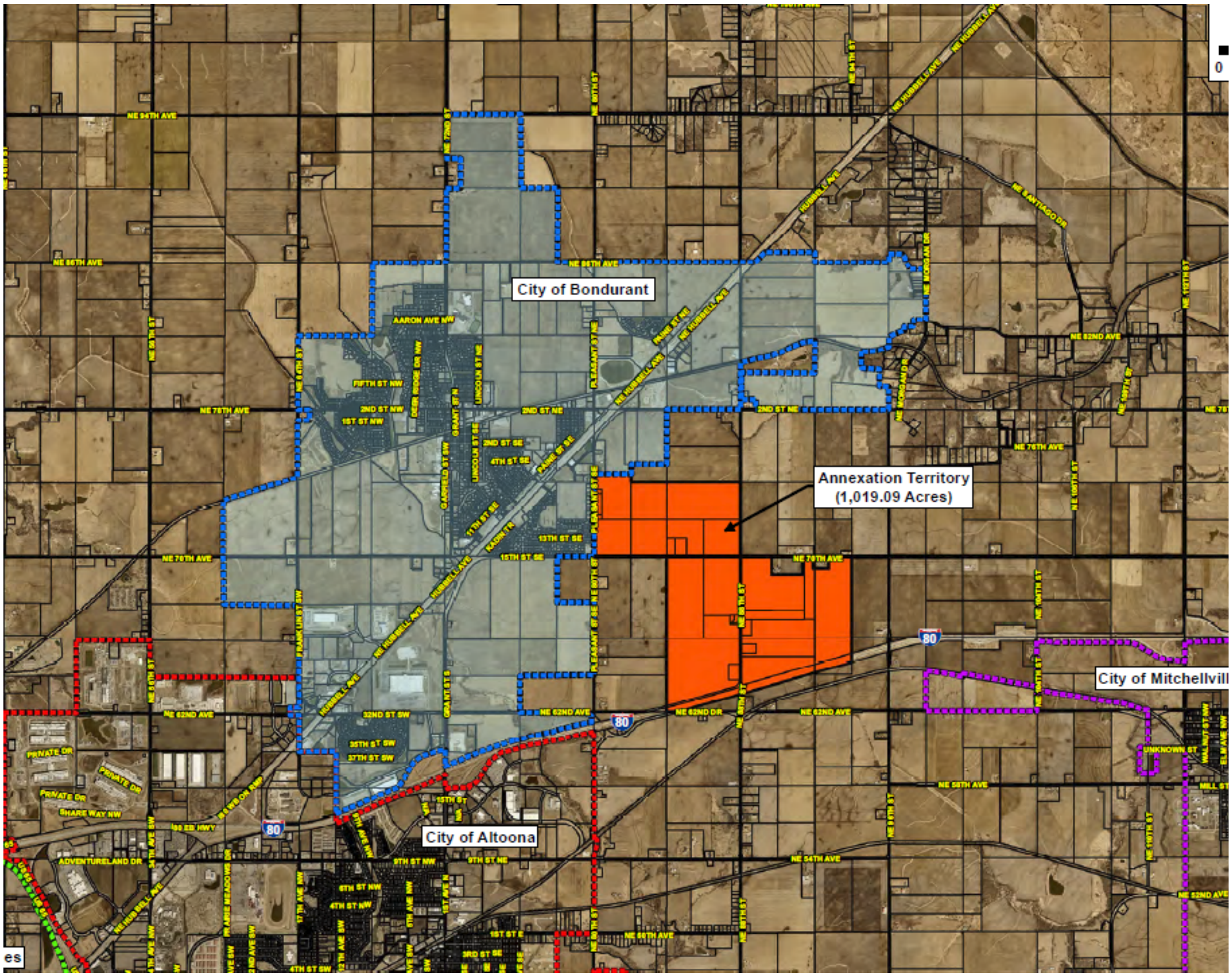
TITLE: - Resolution affixing a date for a public hearing for December 19, 2022 to consider the SE Water Study Annexation Area, an 80/20 annexation within two miles of the City of Altoona's and the City of Mitchellville's city limits

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

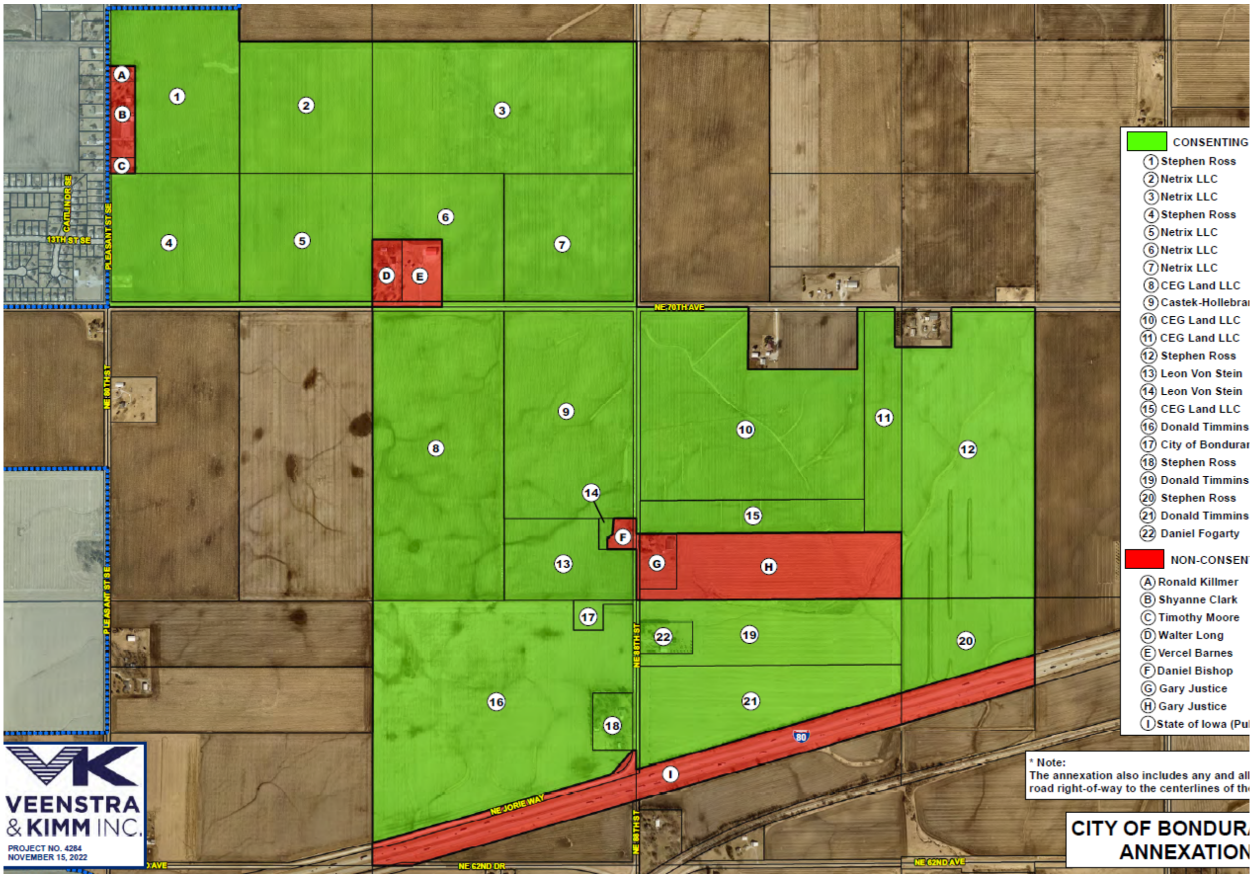
BRIEF HISTORY & ANALYSIS: The maps below show an 80/20 voluntary annexation the City of Bondurant is currently processing under Section 368.7.1 of the Iowa Code to create more uniform boundaries and to avoid creating islands of unincorporated land surrounded entirely by city limits. This agenda statement refers to the proposed annexation area as the SE Water Study Annexation Area. This annexation area is comprised of 1,019.09 acres and is situated within two miles of the City of Altoona's and the City of Mitchellville's city limits. Approximately 90% of the annexation area is considered consenting.

After this annexation has been considered by the City Council, it must also be considered for approval by the State's City Development Board before it becomes official.

Map - SE Water Study Annexation Location Map (Also Attached)



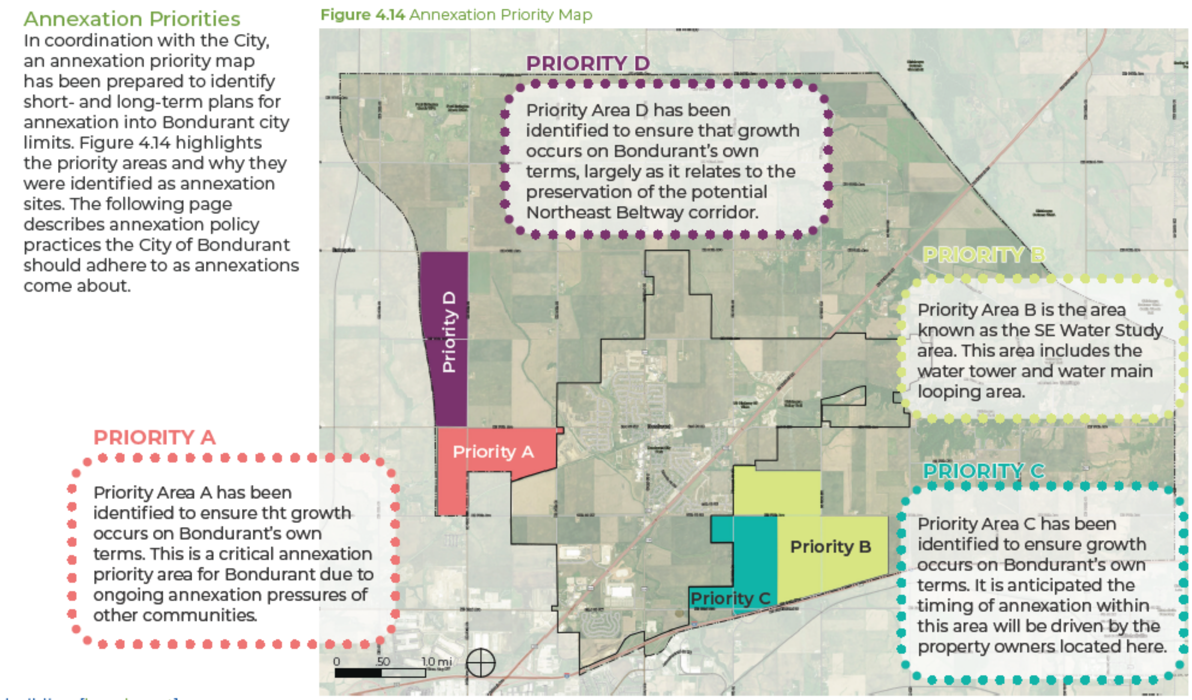
Map 2 - SE Water Study Annexation Ownership Map (Also Attached)



When the Planning & Zoning Commission and City Council review annexation requests, they review the following topics: Consistency with the Comprehensive Plan, Street & Utility Connectivity, and Outreach.

Consistency with the Comprehensive Plan

Chapter 4 of the Building Bondurant Comprehensive Plan contains the below Annexation Priority Map. This SE Water Study Annexation is consistent with the Annexation Priority Map, as it is identified as Priority Area B.

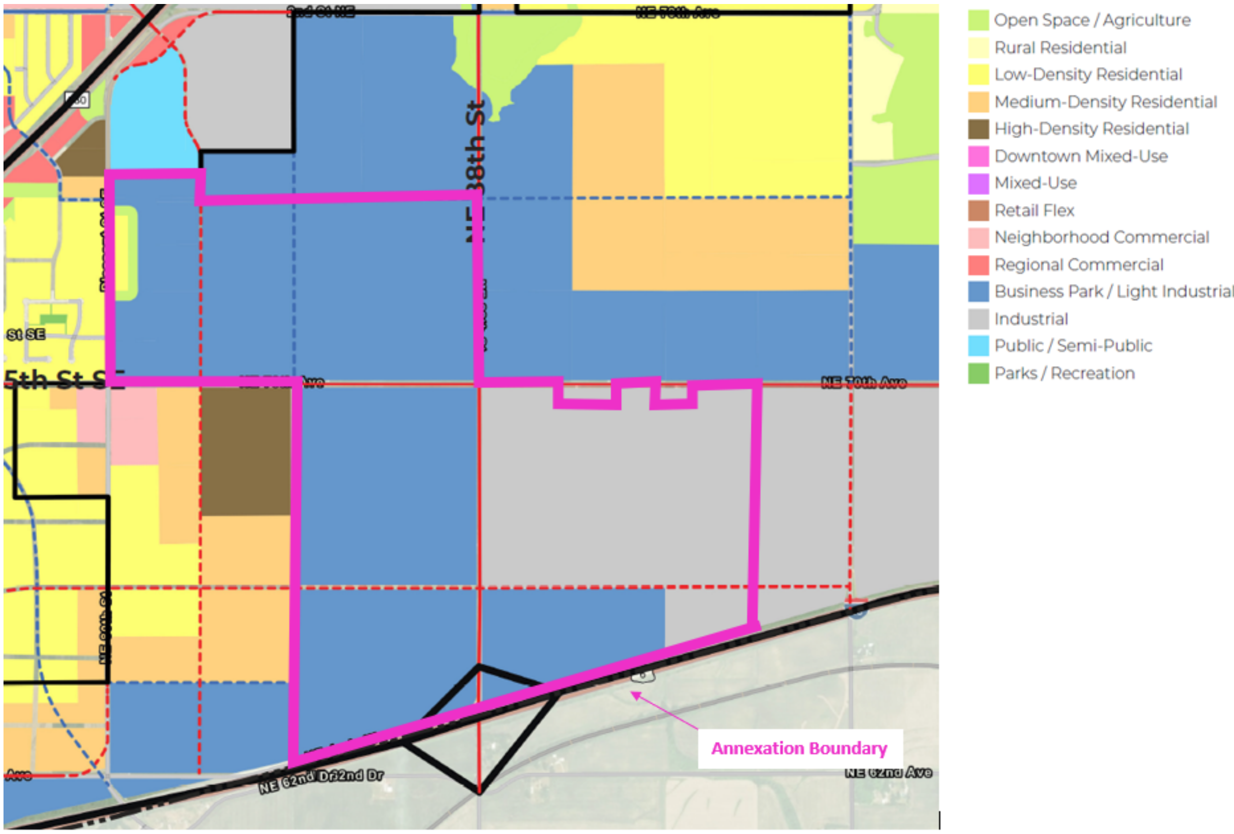


Annexation Priorities

In coordination with the City, an annexation priority map has been prepared to identify short- and long-term plans for annexation into Bondurant city limits. Figure 4.14 highlights the priority areas and why they were identified as annexation sites. The following page describes annexation policy practices the City of Bondurant should adhere to as annexations come about.

Figure 4.14 Annexation Priority Map

It is anticipated that in January 2023, the City Council will hold a number of rezoning public hearings within this annexation area, all of which will proactively look to establish appropriate zoning districts on portions of this annexation area which are consistent with the Future Land Use Plan included as part of the Building Bondurant Comprehensive Plan. Below is an excerpt from the Future Land Use Plan with this SE Water Study Annexation Area outlined in dark pink.



This SE Water Study Annexation is consistent with Policy 9A of the Building Bondurant Comprehensive Plan, which reads: *Leverage the City's annexation and land use policies, along with capital improvement planning tools, to ensure an adequate supply of developable land for business in target industries*. This policy notes that certain areas within the planning boundary, mainly in the areas nearest to the interstate, should receive priority annexation planning to ensure these high value sites are secured to support target industry development.

Street & Utility Connectivity

When a parcel is annexed, any adjacent 1/2 Polk County road right-of-way is also automatically included as part of the annexation area. The following Polk County right-of-way is included as part of this annexation area: Pleasant Street SE adjacent to the annexation area, NE 70th Avenue (15th Street SE) adjacent to the annexation area, and NE 88th Street adjacent to the annexation area.

The Annexation Ownership Map also shows that the Interstate 80 corridor adjacent to the annexation area is also proposed for annexation into Bondurant's city limits.

In 2023 the City will construct a water tower on a 2.27-acre parcel recently purchased along NE 88th Street. The map below shows the water tower location along with the proposed water main looping route.

Veenstra & Kimm is currently conducting a Sanitary Sewer Master Plan for the community. It is anticipated that development within the SE Water Study Annexation area would need to adhere to findings of the Sanitary Sewer Master Plan.

Outreach
The City notified the Polk County Auditor's Office for their ownership and legal description review of the annexation proposed. The Polk County Auditor's Office noted that the ownership and legal descriptions are accurate.

The City hosted an annexation consultation on November 1, 2022 where the following were invited to attend: Polk County Board of Supervisors, Beaver Township Trustees, Clay Township Trustees, and Franklin Townhip Trustees. No one attended this consultation.

On November 7, 2022, the City served notices to the following: Polk County Attorney's Office, Iowa Attorney General, and a courtesy notice to the Iowa Department of Transportation. These notices were required because both County and State-owned land is within the proposed annexation area.

On November 10, 2022, the Planning & Zoning Commission reviewed this annexation request and voted on recommended City Council approval.

On November 23, 2022, the City will mail informational letters by certified mail to the following: nonconsenting property owners, public utilities, Altoona City Council, MItchellville City Council, Polk County Board of Supervisors, and the Des Moines Area Metropolitan Planning Organization.

On November 23, 2022, the City will also mail informational letters by regular mail to the following: Polk County Board of Supervisors, public utilities, each owner of property within the annexation area that is not party of the annexation application, each owner of land that is adjacent to the annexation area (except that if the adjacent owners are already within city limits).

On December 19, 2022, the Bondurant City Council will hold their required annexation public hearing and will vote on a resolution approving the annexation. After this meeting, the City will send the annexation application to the State's City Development Board so they can begin their review process. The City Development Board must set a public hearing and hold a public hearing, where the Board must then approve with a 4/5 vote and then implement a 30-day wait period.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this annexation request during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the attached resolution setting the annexation public hearing date for December 19, 2022.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-259
2. Annexation_AreaLocation
3. Annexation_AreaOwners_11-15-22

CITY OF BONDURANT
RESOLUTION NO. 221121-259

RESOLUTION AFFIXING A DATE FOR A PUBLIC HEARING ON THE PROPOSED 80-20 ANNEXATION OF TERRITORY INTO THE CITY OF BONDURANT, IOWA

WHEREAS, the Bondurant City Council will hold a public hearing regarding the annexation of property under the 80-20 voluntary annexation provision of the Iowa Code (Section 368.7(1)) to create more uniform boundaries and to avoid the creation of islands of unincorporated land; AND

WHEREAS, the annexation area falls within two miles of the City of Altoona's and the City of Mitchellville's city limits; AND

WHEREAS, the annexation area is comprised of 1,019.09 acres and is described as follows:

THE SW ¼ OF THE SW ¼ AND NW ¼ OF THE SW ¼ (EXCEPT THE WEST 283.5 FEET OF THE SOUTH 1071.65 FEET); ALL IN SECTION 32, TOWNSHIP 80, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA; AND THE SOUTH 10 ACRES OF LOT 2 OF THE OFFICIAL PLAT OF SW ¼ OF NW ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA; AND

THE WEST FRACTIONAL HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA EXCEPT A PARCEL DESCRIBED AS: BEGINNING AT THE NORTHWEST CORNER OF THE WEST FRACTIONAL ONE-HALF OF THE NORTHEAST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M. THENCE EAST 494 FEET ALONG THE NORTH LINE OF SAID SECTION, THENCE SOUTH PARALLEL WITH THE SECTION LINE A DISTANCE OF 400 FEET, THENCE WEST PARALLEL WITH THE NORTH SECTION LINE 494 FEET, THENCE NORTH TO THE POINT OF BEGINNING; AND

THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., IN POLK COUNTY, IOWA, LYING NORTH OF INTERSTATE HIGHWAY 80; AND

BEGINNING AT THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., THENCE SOUTH 1,937.3 FEET, THENCE EAST 2,272.3 FEET, THENCE SOUTH 325.8 FEET, THENCE WEST 2,272.6 FEET, THENCE NORTH 325.8 FEET, EXCEPT ALL ROADS AND HIGHWAYS, POLK COUNTY, IOWA. (THIS PARCEL IS ALSO KNOWN AS TRACT B OF THE SURVEY FILED FEBRUARY 13, 1947, AND RECORDED IN BOOK 2067, PAGE 194, IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA); AND

BEGINNING AT THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., THENCE SOUTH 1,937.3 FEET, THENCE EAST 2,272.3 FEET, THENCE NORTH 1,918.2 FEET, THENCE WEST 2,270.4 FEET TO THE POINT OF BEGINNING. (THIS PARCEL IS ALSO DESCRIBED AS: TRACT C OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA AS SHOWN BY SURVEY FILED FEBRUARY 13, 1947, AND RECORDED IN BOOK 2067 PAGE 194, IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA.) EXCEPT PARCEL “B” OF THE SURVEY FILED OCTOBER 28, 1998, AND RECORDED IN BOOK 8043 PAGE 898, AND FILED NOVEMBER 13, 1998, AND RECORDED IN BOOK 8049 PAGE 921 IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA. AND EXCEPT PARCEL ‘D’ OF THE SURVEY FILE JUNE 23, 2011 AND RECORDED IN BOOK 13885 PAGE 904-905 IN THE OFFICE OF THE RECORDER OF POLK COUNTY; AND

PARCEL "F" BEING ALL THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., DESCRIBED ON PLAT OF SURVEY FILED JUNE 23, 2011, IN BOOK 13885 PAGE 906 IN THE OFFICE OF THE POLK COUNTY RECORDER; AND

THE WEST ONE-HALF (W 1/2) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION FIVE (5), TOWNSHIP SEVENTY-NINE (79) NORTH, RANGE TWENTY-TWO (22) WEST OF THE FIFTH P.M.; AND

EAST FRACTIONAL HALF OF THE NORTHEAST QUARTER (EXCEPT THE SOUTH 820 FEET THEREOF) OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., IOWA; AND

PARCEL A IN BOOK 9521 PAGE 12 IN THE SE ¼ OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, LYING NORTH OF INTERSTATE 80; AND

THE SOUTH 120 ACRES OF THE SW ¼ LYING NORTH OF INTERSTATE HIGHWAY 80 LESS .92 ACRES OF ROAD IN SECTION 4, TOWNSHIP 79, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA AND THE NORTH 40 ACRES OF THE SW ¼ OF SECTION 4, TOWNSHIP 79, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, EXCEPT THEREFROM THE SOUTH 311 FEET OF THE NORTH 530 FEET OF THE WEST 561.66 FEET; AND

OUTLOT Z OF TIMMINS ACRES IN POLK COUNTY, IOWA; AND

COMMENCING AT THE EAST QUARTER CORNER OF SECTION 5, IN TOWNHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA; THENCE N 0°00’E 505.00 FEET ALONG THE SECTION LINE; THENCE S 89°51’15” W 290.00 FEET; ALONG A LINE PARALLEL WITH THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 5, TO THE POINT OF BEGINNING; THENCE S

89°51’15” W 84.00 FEET; THENCE N 0°00’ W 315.00 FEET; THECE N 89°51’15” E 147.00 FEET; THENCE S 4°21’15” W 164.00 FEET; THENCE S 53°59’ W 62.43 FEET; THENCE S 0°00’ E 115.00 FEET TO THE POINT OF BEGINNING CONTAINING 0.84 ACRES, MORE OR LESS; AND

THE SOUTH 820 FEET OF THE EAST FRACTIONAL HALF OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., POLK COUNTY, IOWA; EXCEPT THE NORTH 315 FEET OF THE EAST 374 FEET THEREOF; AND

THE NORTH ONE HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN, EXCEPT BEGINNING 50 FEET NORTH OF THE SOUTHWEST CORNER, THENCE NORTH 622.1 FEET, THENCE EAST 702 FEET, THENCE SOUTH 622.1 FEET, THENCE WEST 698.46 FEET TO THE POINT OF BEGINNING; AND

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

LOT 1 OF TIMMINS ACRES IN POLK COUNTY, IOWA; AND

THE WEST 283.5 FEET OF THE NORTH 153.65 FEET OF THE SOUTH 1,071.65 FEET OF THE N ½ SW ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22, WEST OF THE 5TH P.M., POLK COUNTY, IOWA, LESS 0.12 ACRES IN ROADWAY RIGHT-OF-WAY; AND

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTH ½ OF THE SOUTHWEST ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22, WEST OF THE 5TH P.M., IN POLK COUNTY, IOWA, THENCE EAST 283.5 FEET, THENCE NORTH 918 FEET, THENCE WEST 283.5 FEET, THENCE SOUTH 918 FEET TO THE POINT OF BEGINNING, LESS ROAD AND EXCEPT THE SOUTH 160 FEET THEREOF; AND

BEGINNING AT A POINT ON THE WEST LINE OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SAID POINT BEING 1310.2 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 32; THENCE NORTH 160 FEET; THENCE NORTH 89°46’ EAST 283.5 FEET; THENCE

SOUTH 160 FEET; THENCE SOUTH 89°46' WEST 283.5 FEET TO POINT OF BEGINNING, CONTAINING 1 ACRE MORE OR LESS AND SUBJECT TO EXISTING ROADWAY; AND

PARCEL "B" OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, AS SHOWN IN PLAT OF SURVEY RECORDED IN BOOK 8082 PAGE 319 IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA; AND

PARCEL "C" LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN, POLK COUNTY, IOWA; ACCORDING TO THE PLAT THEREOF APPEARING OF RECORD IN BOOK 8082, PAGE 319, IN THE POLK COUNTY RECORDER'S OFFICE; AND

BEGINNING AT A POINT ON THE EAST LINE OF THE NORTHEAST ¼ OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SAID POINT BEING 505.00 FEET NORTH OF THE EAST ¼ CORNER OF SAID SECTION 5; THENCE S 89°51'15" W 290.00 FEET ALONG A LINE PARALLEL WITH THE SOUTH LINE OF SAID NORTHEAST ¼; THENCE N 0°00'W 115.0 FEET; THENCE N 53°59' E 62.43 FEET; THENCE N 4°21'15" E 164.00 FEET; THENCE N 89°51'15" E 227 FEET TO THE SECTION LINE; THENCE S 0°00' E 315.00 FEET TO THE POINT OF BEGINNING CONTAINING 1.86 ACRES MORE OR LESS AND SUBJECT TO EXISTING ROAD RIGHT-OF-WAY; AND

THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHWEST FRACTIONAL QUARTER, SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SUBJECT TO LEGALLY ESTABLISHED HIGHWAYS; AND

BEGINNING AT A POINT BEING 219.00 FT. S00°00'00"W OF THE WEST ¼ CORNER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SAID POINT BEING ON THE WEST LINE OF THE NORTH 40 ACRES OF THE S.W. ¼ OF SAID SECTION 4-79-22 AND ALSO BEING IN THE CENTERLINE OF PUBLIC ROADWAY; THENCE N89°05'40" E, 561.66 FT.; THENCE S00°00'00"W, 311.00 FT.; THENCE S89°05'40"W, 561.66 FT. TO A POINT ON THE WEST LINE OF THE NORTH 40 ACRES OF THE S.W. ¼ OF SAID SECTION 4-79-22 AND ALSO TO A POINT IN THE CENTERLINE OF PUBLIC ROADWAY; THENCE N00°00'00"E, ALONG THE WEST LINE OF THE NORTH 40 ACRES OF THE S.W. ¼ OF SAID SECTION 4-79-22 AND ALSO ALONG THE CENTERLINE OF PUBLIC ROADWAY, 311.00 FT. TO THE POINT OF BEGINNING. ALL OF SAID PARCEL BEING LOCATED IN THE NORTH 40 ACRES OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 78 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, AND CONTAINS APPROXIMATELY 4.0095 ACRES. SAID PARCEL IS SUBJECT TO AN EXISTING PUBLIC ROADWAY EASEMENT ON THE WEST 33.00 FT THEREOF; AND

A PART OF THE SOUTH HALF OF SECTION 4 AND A PART OF THE SOUTHEAST QUARTER OF SECTION 5, ALL BEING IN TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIDAN, IN POLK COUNTY, STATE OF IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE NORTH RIGHT OF WAY OF INTERSTATE 80 AND THE EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE SOUTH ALONG THE SAID EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4 TO THE SOUTH RIGHT OF WAY OF INTERSTATE 80; THENCE SOUTHWEST ALONG THE SAID SOUTH RIGHT OF WAY OF INTERSTATE 80 TO THE SOUTH LINE OF SAID THE SOUTHEAST QUARTER OF SECTION 5; THENCE WEST ALONG SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 5 TO THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER OF SECTION 5; THENCE NORTH ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF SECTION 5 TO THE NORTH LINE OF INTERSTATE 80 AND THE NORTH LINE OF THE CONDEMNATION IN BOOK 3230 PAGE 425; THENCE NORTHEAST ALONG THE SAID NORTH LINE OF THE CONDEMNATION IN BOOK 3230 PAGE 425 TO THE EAST LINE OF SAID SOUTHEAST QUARTER OF SECTION 5; THENCE SOUTH ALONG SAID EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 5 TO THE NORTH RIGHT OF WAY OF INTERSTATE 80; THENCE NORTHEAST ALONG THE NORTH RIGHT OF WAY LINE OF INTERSTATE 80 TO THE POINT OF BEGINNING; AND

THE ANNEXATION ALSO INCLUDES ANY AND ALL COUNTY ROAD RIGHT-OF-WAY TO THE CENTERLINES OF THE ADJACENT ROADS.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BONDURANT, IOWA THAT:

A public hearing will be held on the 19th day of December, 2022, AD, at 6:00 p.m. at the Bondurant City Center at 200 2nd Street NE, Bondurant, Iowa at which time the Council will hear public comments on the proposed annexation of said property.

The City Clerk is hereby directed to publish notice of said hearing, as required by law.

Passed and approved by the City Council of the City of Bondurant, Iowa, this 21st day of November, 2022.

By: ______________________________________

Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

NOTICE OF PUBLIC HEARING

The Bondurant City Council will hold a public hearing regarding the annexation of property under the 80-20 voluntary annexation provision of the Iowa Code (Section 368.7(1)) to create more uniform boundaries and to avoid the creation of islands of unincorporated land. The annexation area falls within two miles of the City of Altoona's and the City of Mitchellville's city limits. The area proposed for annexation is comprised of 1,019.09 acres and is legally described as follows:

THE SW ¼ OF THE SW ¼ AND NW ¼ OF THE SW ¼ (EXCEPT THE WEST 283.5 FEET OF THE SOUTH 1071.65 FEET); ALL IN SECTION 32, TOWNSHIP 80, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA; AND THE SOUTH 10 ACRES OF LOT 2 OF THE OFFICIAL PLAT OF SW ¼ OF NW ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA; AND

THE WEST FRACTIONAL HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA EXCEPT A PARCEL DESCRIBED AS: BEGINNING AT THE NORTHWEST CORNER OF THE WEST FRACTIONAL ONE-HALF OF THE NORTHEAST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M. THENCE EAST 494 FEET ALONG THE NORTH LINE OF SAID SECTION, THENCE SOUTH PARALLEL WITH THE SECTION LINE A DISTANCE OF 400 FEET, THENCE WEST PARALLEL WITH THE NORTH SECTION LINE 494 FEET, THENCE NORTH TO THE POINT OF BEGINNING; AND

THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., IN POLK COUNTY, IOWA, LYING NORTH OF INTERSTATE HIGHWAY 80; AND

BEGINNING AT THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., THENCE SOUTH 1,937.3 FEET, THENCE EAST 2,272.3 FEET, THENCE SOUTH 325.8 FEET, THENCE WEST 2,272.6 FEET, THENCE NORTH 325.8 FEET, EXCEPT ALL ROADS AND HIGHWAYS, POLK COUNTY, IOWA. (THIS PARCEL IS ALSO KNOWN AS TRACT B OF THE SURVEY FILED FEBRUARY 13, 1947, AND RECORDED IN BOOK 2067, PAGE 194, IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA); AND

BEGINNING AT THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., THENCE SOUTH 1,937.3 FEET, THENCE EAST 2,272.3 FEET, THENCE NORTH 1,918.2 FEET, THENCE WEST 2,270.4 FEET TO THE POINT OF BEGINNING. (THIS PARCEL IS ALSO DESCRIBED AS: TRACT C OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA AS SHOWN BY SURVEY FILED FEBRUARY 13, 1947, AND RECORDED IN BOOK 2067 PAGE 194, IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA.) EXCEPT PARCEL "B" OF THE SURVEY FILED OCTOBER 28, 1998, AND RECORDED IN BOOK 8043 PAGE

898, AND FILED NOVEMBER 13, 1998, AND RECORDED IN BOOK 8049 PAGE 921 IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA. AND EXCEPT PARCEL ‘D’ OF THE SURVEY FILE JUNE 23, 2011 AND RECORDED IN BOOK 13885 PAGE 904-905 IN THE OFFICE OF THE RECORDER OF POLK COUNTY; AND

PARCEL "F" BEING ALL THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., DESCRIBED ON PLAT OF SURVEY FILED JUNE 23, 2011, IN BOOK 13885 PAGE 906 IN THE OFFICE OF THE POLK COUNTY RECORDER; AND

THE WEST ONE-HALF (W 1/2) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION FIVE (5), TOWNSHIP SEVENTY-NINE (79) NORTH, RANGE TWENTY-TWO (22) WEST OF THE FIFTH P.M.; AND

EAST FRACTIONAL HALF OF THE NORTHEAST QUARTER (EXCEPT THE SOUTH 820 FEET THEREOF) OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., IOWA; AND

PARCEL A IN BOOK 9521 PAGE 12 IN THE SE ¼ OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, LYING NORTH OF INTERSTATE 80; AND

THE SOUTH 120 ACRES OF THE SW ¼ LYING NORTH OF INTERSTATE HIGHWAY 80 LESS .92 ACRES OF ROAD IN SECTION 4, TOWNSHIP 79, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA AND THE NORTH 40 ACRES OF THE SW ¼ OF SECTION 4, TOWNSHIP 79, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, EXCEPT THEREFROM THE SOUTH 311 FEET OF THE NORTH 530 FEET OF THE WEST 561.66 FEET; AND

OUTLOT Z OF TIMMINS ACRES IN POLK COUNTY, IOWA; AND

COMMENCING AT THE EAST QUARTER CORNER OF SECTION 5, IN TOWNHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA; THENCE N 0°00’E 505.00 FEET ALONG THE SECTION LINE; THENCE S 89°51’15” W 290.00 FEET; ALONG A LINE PARALLEL WITH THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 5, TO THE POINT OF BEGINNING; THENCE S 89°51’15” W 84.00 FEET; THENCE N 0°00’ W 315.00 FEET; THECE N 89°51’15” E 147.00 FEET; THENCE S 4°21’15” W 164.00 FEET; THENCE S 53°59’ W 62.43 FEET; THENCE S 0°00’ E 115.00 FEET TO THE POINT OF BEGINNING CONTAINING 0.84 ACRES, MORE OR LESS; AND

THE SOUTH 820 FEET OF THE EAST FRACTIONAL HALF OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22, WEST OF THE 5TH P.M., POLK COUNTY, IOWA; EXCEPT THE NORTH 315 FEET OF THE EAST 374 FEET THEREOF; AND

THE NORTH ONE HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN, EXCEPT BEGINNING 50 FEET NORTH OF THE SOUTHWEST CORNER, THENCE NORTH 622.1 FEET, THENCE EAST 702 FEET, THENCE SOUTH 622.1 FEET, THENCE WEST 698.46 FEET TO THE POINT OF BEGINNING; AND

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN; AND

LOT 1 OF TIMMINS ACRES IN POLK COUNTY, IOWA; AND

THE WEST 283.5 FEET OF THE NORTH 153.65 FEET OF THE SOUTH 1,071.65 FEET OF THE N ½ SW ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22, WEST OF THE 5TH P.M., POLK COUNTY, IOWA, LESS 0.12 ACRES IN ROADWAY RIGHT-OF-WAY; AND

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTH ½ OF THE SOUTHWEST ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22, WEST OF THE 5TH P.M., IN POLK COUNTY, IOWA, THENCE EAST 283.5 FEET, THENCE NORTH 918 FEET, THENCE WEST 283.5 FEET, THENCE SOUTH 918 FEET TO THE POINT OF BEGINNING, LESS ROAD AND EXCEPT THE SOUTH 160 FEET THEREOF; AND

BEGINNING AT A POINT ON THE WEST LINE OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SAID POINT BEING 1310.2 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 32; THENCE NORTH 160 FEET; THENCE NORTH 89°46' EAST 283.5 FEET; THENCE SOUTH 160 FEET; THENCE SOUTH 89°46' WEST 283.5 FEET TO POINT OF BEGINNING, CONTAINING 1 ACRE MORE OR LESS AND SUBJECT TO EXISTING ROADWAY; AND

PARCEL "B" OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, AS SHOWN IN PLAT OF SURVEY RECORDED IN BOOK 8082 PAGE 319 IN THE OFFICE OF THE RECORDER OF POLK COUNTY, IOWA; AND

PARCEL “C” LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIAN, POLK COUNTY, IOWA; ACCORDING TO THE PLAT THEREOF APPEARING OF RECORD IN BOOK 8082, PAGE 319, IN THE POLK COUNTY RECORDER’S OFFICE; AND

BEGINNING AT A POINT ON THE EAST LINE OF THE NORTHEAST ¼ OF SECTION 5, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SAID POINT BEING 505.00 FEET NORTH OF THE EAST ¼ CORNER OF SAID SECTION 5; THENCE S 89°51’15” W 290.00 FEET ALONG A LINE PARALLEL WITH THE SOUTH LINE OF SAID NORTHEAST ¼; THENCE N 0°00’W 115.0 FEET; THENCE N 53°59’ E 62.43 FEET; THENCE N 4°21’15” E 164.00 FEET; THENCE N 89°51’15” E 227 FEET TO THE SECTION LINE; THENCE S 0°00’ E 315.00 FEET TO THE POINT OF BEGINNING CONTAINING 1.86 ACRES MORE OR LESS AND SUBJECT TO EXISTING ROAD RIGHT-OF-WAY; AND

THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHWEST FRACTIONAL QUARTER, SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SUBJECT TO LEGALLY ESTABLISHED HIGHWAYS; AND

BEGINNING AT A POINT BEING 219.00 FT. S00°00’00”W OF THE WEST ¼ CORNER OF SECTION 4, TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, SAID POINT BEING ON THE WEST LINE OF THE NORTH 40 ACRES OF THE S.W. ¼ OF SAID SECTION 4-79-22 AND ALSO BEING IN THE CENTERLINE OF PUBLIC ROADWAY; THENCE N89°05’40” E, 561.66 FT.; THENCE S00°00’00”W, 311.00 FT.; THENCE S89°05’40”W, 561.66 FT. TO A POINT ON THE WEST LINE OF THE NORTH 40 ACRES OF THE S.W. ¼ OF SAID SECTION 4-79-22 AND ALSO TO A POINT IN THE CENTERLINE OF PUBLIC ROADWAY; THENCE N00°00’00”E, ALONG THE WEST LINE OF THE NORTH 40 ACRES OF THE S.W. ¼ OF SAID SECTION 4-79-22 AND ALSO ALONG THE CENTERLINE OF PUBLIC ROADWAY, 311.00 FT. TO THE POINT OF BEGINNING. ALL OF SAID PARCEL BEING LOCATED IN THE NORTH 40 ACRES OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 78 NORTH, RANGE 22 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, AND CONTAINS APPROXIMATELY 4.0095 ACRES. SAID PARCEL IS SUBJECT TO AN EXISTING PUBLIC ROADWAY EASEMENT ON THE WEST 33.00 FT THEREOF; AND

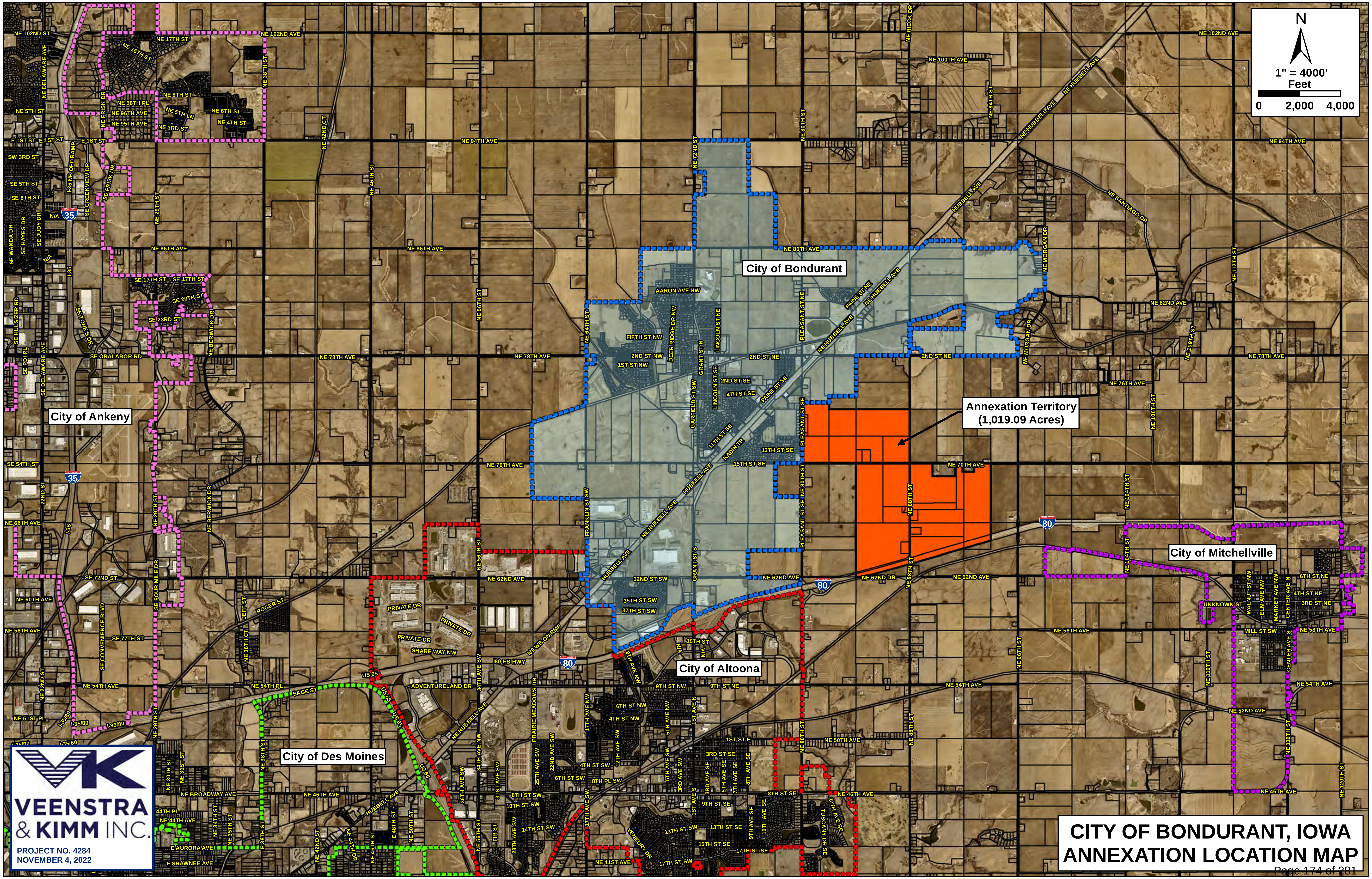
A PART OF THE SOUTH HALF OF SECTION 4 AND A PART OF THE SOUTHEAST QUARTER OF SECTION 5, ALL BEING IN TOWNSHIP 79 NORTH, RANGE 22 WEST OF THE FIFTH PRINCIPAL MERIDIDAN, IN POLK COUNTY, STATE OF IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE NORTH RIGHT OF WAY OF INTERSTATE 80 AND THE EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE SOUTH ALONG THE SAID EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4 TO THE SOUTH RIGHT OF WAY OF INTERSTATE 80; THENCE SOUTHWEST ALONG THE SAID SOUTH RIGHT OF WAY OF INTERSTATE 80 TO THE SOUTH LINE OF SAID

THE SOUTHEAST QUARTER OF SECTION 5; THENCE WEST ALONG SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 5 TO THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER OF SECTION 5; THENCE NORTH ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF SECTION 5 TO THE NORTH LINE OF INTERSTATE 80 AND THE NORTH LINE OF THE CONDEMNATION IN BOOK 3230 PAGE 425; THENCE NORTHEAST ALONG THE SAID NORTH LINE OF THE CONDEMNATION IN BOOK 3230 PAGE 425 TO THE EAST LINE OF SAID SOUTHEAST QUARTER OF SECTION 5; THENCE SOUTH ALONG SAID EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 5 TO THE NORTH RIGHT OF WAY OF INTERSTATE 80; THENCE NORTHEAST ALONG THE NORTH RIGHT OF WAY LINE OF INTERSTATE 80 TO THE POINT OF BEGINNING; AND

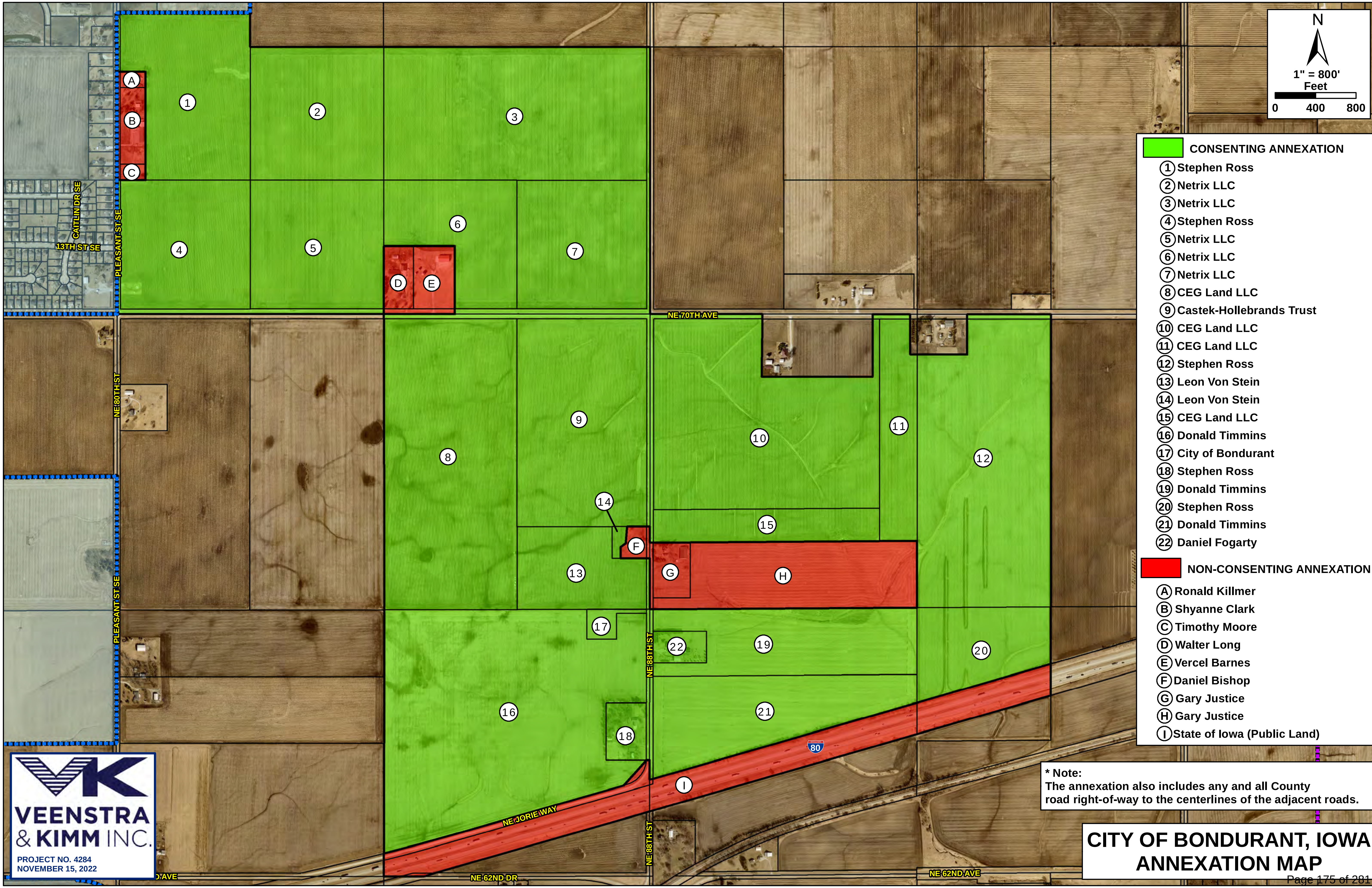
THE ANNEXATION ALSO INCLUDES ANY AND ALL COUNTY ROAD RIGHT-OF-WAY TO THE CENTERLINES OF THE ADJACENT ROADS.

City Council will hold a public hearing on the 19th day of December, 2022 at 6:00 p.m. at the Bondurant City Center at 200 2nd Street NE, Bondurant, Iowa at which time the Council will hear public comments on the proposed annexation of said property.

SHELBY HAGAN,
CITY CLERK



CITY OF BONDURANT, IOWA
ANNEXATION LOCATION MAP
N
1" = 4000'
Feet
0 2,000 4,000
Annexation Territory
(1,019.09 Acres)
City of Bondurant
City of Ankeny
City of Mitchellville
City of Altoona
City of Des Moines
VEENSTRA
& KIMM INC.
PROJECT NO. 4284
NOVEMBER 4, 2022
NE 102ND AVE
NE 100TH AVE
NE 94TH AVE
NE 86TH AVE
NE 82ND AVE
NE 78TH AVE
NE 76TH AVE
NE 70TH AVE
NE 62ND AVE
NE 62ND DR
NE 58TH AVE
NE 54TH AVE
NE 52ND AVE
NE 50TH AVE
NE 46TH AVE
NE HUBBELL AVE
HUBBELL AVE
NE SANTIAGO DR
NE MORGAN DR
NE RIECK DR
NE 72ND ST
NE 80TH ST
NE 88TH ST
NE 96TH ST
NE 104TH ST
NE 106TH ST
NE 109TH ST
NE 110TH ST
NE 112TH ST
NE 118TH ST
NE 120TH ST
NE 64TH ST
NE 56TH ST
NE 46TH ST
NE 42ND CT
NE 38TH ST
NE 29TH ST
NE BERWICK DR
PLEASANT ST NE
PLEASANT ST SE
2ND ST NE
2ND ST NW
1ST ST NW
FIFTH ST NW
AARON AVE NW
DEER RIDGE DR NW
GRANT ST N
GRANT ST S
GARFIELD ST SW
LINCOLN ST NE
LINCOLN ST SE
PAINE ST NE
PAINE ST SE
2ND ST SE
4TH ST SE
11TH ST SE
13TH ST SE
15TH ST SE
KADINTR
FRANKLIN ST SW
32ND ST SW
35TH ST SW
37TH ST SW
80
35
I-35
US 65
I80 EB HWY
I80 WB ON RMP
ADVENTURELAND DR
PRIVATE DR
SHARE WAY NW
ROGER ST
SAGE ST
NE 54TH PL
NE BROADWAY AVE
E AURORA AVE
E SHAWNEE AVE
SE ORALABOR RD
SE 72ND ST
SE 77TH ST
SE CONVENIENCE BLVD
SE FOUR MILE DR
SE DELAWARE AVE
NE DELAWARE AVE
NE FRISK DR
SE FRISK DR
NE 96TH AVE
NE 95TH AVE
NE 96TH PL
NE 17TH ST
NE 18TH ST
NE 8TH ST
NE 6TH ST
NE 5TH LN
NE 4TH ST
NE 3RD ST
NE 102ND ST
NE 5TH ST
E 1ST ST
SE 17TH ST
SE 20TH ST
SE 23RD ST
SE 54TH ST
NE 66TH AVE
NE 60TH AVE
NE 58TH AVE
NE 51ST PL
UNKNOWN ST
WALNUT ST NW
ELM AVE NW
MARKET AVE NW
CENTER AVE N
CENTER AVE S
MILL ST SW
6TH ST NE
4TH ST NE
3RD ST NE
NE 58TH AVE
9TH ST NW
9TH ST NE
6TH ST NW
4TH ST NW
1ST ST E
3RD ST SE
8TH ST SE
9TH ST SE
13TH ST SE
15TH ST SE
17TH ST SE
13TH ST SW
17TH ST SW
VENBURY DR
TUSCANY DR SE
NE 41ST AVE
PRAIRIE MEADOWS DR
15TH ST



N
1" = 800'
Feet
0 400 800
CONSENTING ANNEXATION
1 Stephen Ross
2 Netrix LLC
3 Netrix LLC
4 Stephen Ross
5 Netrix LLC
6 Netrix LLC
7 Netrix LLC
8 CEG Land LLC
9 Castek-Hollebrands Trust
10 CEG Land LLC
11 CEG Land LLC
12 Stephen Ross
13 Leon Von Stein
14 Leon Von Stein
15 CEG Land LLC
16 Donald Timmins
17 City of Bondurant
18 Stephen Ross
19 Donald Timmins
20 Stephen Ross
21 Donald Timmins
22 Daniel Fogarty
NON-CONSENTING ANNEXATION
A Ronald Killmer
B Shyanne Clark
C Timothy Moore
D Walter Long
E Vercel Barnes
F Daniel Bishop
G Gary Justice
H Gary Justice
I State of Iowa (Public Land)
* Note:
The annexation also includes any and all County road right-of-way to the centerlines of the adjacent roads.
CITY OF BONDURANT, IOWA
ANNEXATION MAP
VEENSTRA & KIMM INC.
PROJECT NO. 4284
NOVEMBER 15, 2022
NE 70TH AVE
NE 80TH ST
PLEASANT ST SE
CATTLIN DR SE
13TH ST SE
NE 88TH ST
NE JORIE WAY
NE 62ND DR
NE 62ND AVE
80

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.u.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Change Order No. 1 for additional bore in place footage needed for the Franklin Street Water Main Project in the amount of $6,020.00

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: Staff recommends the attached resolution to approve change order #1 in the amount of $6,020.00 related to additional footage to the length of the bore in place water main for the project. The Edgeland townhome development construction had already paved their new access street connection prior to our contractor being able to get water main in place.

This change order represents the additional footage needed to get under that new street connection and will be a quantity overrun on the original bid item at the same contracted price. This also reflects the bid quantity reduction of 140 feet of open cut placement that will not happen due to the added length of the bore, so there is a balance of $6,020 between the two bid quantities.

FUNDING SOURCE: Water Utility Fund/Connection Fee District

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-260
2. Change Order No. 1

CITY OF BONDURANT
RESOLUTION NO. 221121-260

RESOLUTION APPROVING CHANGE ORDER NO. 1 FOR THE FRANKLIN STREET WATER MAIN PROJECT TO THORPE CONTRACTING LLC. IN THE AMOUNT OF $6,020.00

WHEREAS the Franklin Street Water Main Project Change Order No. 1 was submitted on November 3rd, 2022; AND

WHEREAS the change order No. 1 is for additional bore in place footage for water main; AND

WHERAS, Engineers from Veenstra & Kimm, Inc. and City Staff have reviewed the change order for accuracy; AND

WHEREAS the amount for Change Order No. 1 is $6,020.00.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the change order no. 1 to Thorpe Contracting LLC for the Franklin Street Water Main Project in the amount of $6,020.00 is hereby approved.

Passed this 21st day of November,2022,

By: ______________________________
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

Change Order Request #1

Thorpe Contracting, LLC
PO Box 220
Adel, IA 50003

To:	City of Bondurant	**From:**	Thorpe Contracting, LLC
Attn:	John Horton	**Attn:**	Chris Field
Project:	Franklin St. Water Main 2022	**Date**	11/16/2022

Description of Change Order:

With the North entrance to Edgeland Bondurant poured, we will need to include additional directional bore water main. There is also newly installed storm sewer on the South side of the entrance. In order to bore under the new entrance, and the new storm sewer we will be adding an extra 60 LF of 12" directionally bored water main. To ensure the correct clearance between the new storm sewer and the 12" water main, our new top of water main will be 8' deep. The new 12" water main depth of 8' deep will create a new set of circumstances on the North side of the new entrance to Edgeland Bondurant. Per Addendum #2 we will be adding a 12"x8" tee on the North side of the new entrance. With the 12" water main depth of 8' at the 12"x8" tee, we will have additional elevation adjustments. We will need a vertical offset on the 8" side of the tee in order to connect to the existing water main for Edgeland Bondurant. We would also need a 12" vertical offset on North side of the tee in order to make the hydrant elevation at station 29+80.02. We would be able to eliminate the 12" vertical offset on the North side of the tee by directionally drilling from the South side of the new entrance all the way to station 29+80.02. Doing so would add roughly another 90 LF of 12" directional bore from the new tee to station 29+80.02. The total new directionally bored 12" water main would need to be 140 LF. The upcharge in price from trenchless installation to directionally bored will be $6,020.00. The breakdown of the price change is on the following page

Description	Unit	Estimated Quantity	Extended Cost
12” Water Main Directionally Bored	LF	140	$140.00
		Total Directional Bore Price =	**$19,600.00**

Description	Unit	Estimated Quantity	Extended Cost
12” Water Main in Open Cut	LF	140	$97.00
		Total Trenched Price =	**$13,580.00**

Change Order Total **$6,020.00**

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.v.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Pay Request No. 1 to Thorpe Contracting LLC. for the Franklin Street Water Main Project in the amount of $245,712.75

CONTACT PERSON:
John Horton, Public Works Director

BRIEF HISTORY & ANALYSIS: Staff recommends the attached resolution to approve pay app #1 in the amount of $245,712.75 related to the Franklin Street Water Main Public Infrastructure Improvement Project.

This pay application has been reviewed by City Staff for accuracy and is for work completed from October 28th through November 16th, 2022.

FUNDING SOURCE: Water Utility Fund/ Connection Fee District

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-261
2. Pay Request No. 1

CITY OF BONDURANT
RESOLUTION NO. 221121-261

RESOLUTION APPROVING PAY REQUEST NO. 1 TO THORPE CONTRACTING LLC. FOR THE FRANKLIN STREET WATER MAIN PUBLIC IMPROVEMENT PROJECT IN THE AMOUNT OF $245,712.75

WHEREAS the Franklin Street Water Main Public Improvements Project Pay Application #1 was submitted on November 16th, 2022; AND

WHEREAS the pay request no. 1 is for work completed on Franklin Street Water Main Public Improvement Project from October 28th thru November 16th, 2022; AND

WHEREAS, City Staff have reviewed the pay request for accuracy.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the pay request no. 1 to Thorpe Contracting LLC. in the amount of $245,712.75 hereby approved.

Passed this 21st day of November 2022,

By: ______________________________
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

EJCDC
ENGINEERS JOINT CONTRACT DOCUMENTS COMMITTEE

Contractor's Application for Payment No. 1

To (Owner): City of Bondurant	Application Period: 11/16/2022	Application Date: 11/16/2022	
Project: Franklin St Watermain Extension	From (Contractor): Thorpe Contracting, LLC	Via (Engineer): V & K	
Owner's Contract No.:	Contract:		
	Contractor's Project No.:	Engineer's Project No.:	

Application For Payment

Change Order Summary

Approved Change Orders

Number	Additions	Deductions
TOTALS	$0.00	$0.00
NET CHANGE BY CHANGE ORDERS	**$0.00**	

1. ORIGINAL CONTRACT PRICE	$	**$417,550.00**
2. Net change by Change Orders	$	**$0.00**
3. Current Contract Price (Line 1 ± 2)	$	**$417,550.00**
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates)	$	**$258,645.00**
5. RETAINAGE:		
a. 5% X $258,645.00 **Work Completed**	$	**$12,932.25**
b. 5% X $0.00 **Stored Material**	$	**$0.00**
c. Total Retainage (Line 5.a + Line 5.b)	$	**$12,932.25**
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5.c)	$	**$245,712.75**
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	$	
8. AMOUNT DUE THIS APPLICATION	$	**$245,712.75**
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above)	$	**$0.00**

Contractor's Certification

The undersigned Contractor certifies, to the best of its knowledge, the following:
(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;
(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all Liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such Liens, security interest, or encumbrances); and
(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Payment of: $ $245,712.75

(Line 8 or other - attach explanation of the other amount)

is recommended by: John Horton 11/15/2022

(Engineer) Public Works Director
City of Bondurant (Date)

and is not defective.

		Payment of:	$
			(Line 8 or other - attach explanation of the other amount)
		is approved by:	
			(Owner) (Date)
Contractor Signature			
By: [signature]	Date: 11/16/22	Approved by:	
			Funding or Financing Entity (if applicable) (Date)

Progress Estimate - Lump Sum Work

Contractor's Application

For (Contract):	0	Application Number:	1
Application Period:	44881	Application Date:	11/16/2022

			Work Completed		E	F		G
A		B	C	D	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (F / B)	Balance to Finish (B - F)
Specification Section No.	Description	Scheduled Value ($)	From Previous Application (C+D)	This Period				
			$0.00			$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
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						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
						$0.00		$0.00
	Totals	$0.00	$0.00	$0.00	$0.00	$0.00		$0.00

Progress Estimate - Unit Price Work

Contractor's Application

For (Contract): Franklin St Watermain

Application Number: 1

Application Period: 11/16/2022

Application Date: 11/16/2022

A					B	C	D	E	F		
Item		Contract Information									
Bid Item No.	Description	Item Quantity	Units	Unit Price	Total Value of Item ($)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
1	12" Watermain in Opencut	1980	LF	$97.00	$192,060.00	1060	$102,820.00	$44,885.00	$147,705.00	76.9%	$44,355.00
2	12" Watermain Directionally Bored	376	LF	$140.00	$52,640.00	376	$52,640.00		$52,640.00	1	$0.00
3	12" Watermaon Augered in Casing	80	LF	$625.00	$50,000.00		$0.00		$0.00		$50,000.00
4	12" Tapping Sleeze and Valve	1	EA	$5,000.00	$5,000.00	1	$5,000.00		$5,000.00	1	$0.00
5	12" Gate Valve	10	EA	$3,400.00	$34,000.00	5	$17,000.00		$17,000.00	0.5	$17,000.00
6	Hydrant Assembly	6	EA	$7,500.00	$45,000.00	3	$22,500.00		$22,500.00	50.0%	$22,500.00
7	Connections to Existing 12" Watermain	2	EA	$900.00	$1,800.00	2	$1,800.00		$1,800.00	100.0%	$0.00
8	Sampling Station	1	EA	$3,200.00	$3,200.00		$0.00		$0.00		$3,200.00
9	Granular Surfacing	10	Ton	$60.00	$600.00		$0.00		$0.00		$600.00
10	Seeding	2.5	AC	$4,700.00	$11,750.00		$0.00		$0.00		$11,750.00
11	Erosion Control	1	LS	$19,000.00	$19,000.00	0.5	$9,500.00		$9,500.00	50.0%	$9,500.00
12	Traffic Control	1	LS	$2,500.00	$2,500.00	1	$2,500.00		$2,500.00	1	$0.00
13					$0.00		$0.00		$0.00		$0.00
14					$0.00		$0.00		$0.00		$0.00
15					$0.00		$0.00		$0.00		$0.00
16					$0.00		$0.00		$0.00		$0.00
17					$0.00		$0.00		$0.00		$0.00
18					$0.00		$0.00		$0.00		$0.00
19					$0.00		$0.00		$0.00		$0.00
					$0.00		$0.00		$0.00		$0.00
					$0.00		$0.00		$0.00		$0.00
					$0.00		$0.00		$0.00		$0.00
					$0.00		$0.00		$0.00		$0.00
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					$0.00		$0.00		$0.00		$0.00
					$0.00		$0.00		$0.00		$0.00
					$0.00		$0.00		$0.00		$0.00
	Totals				**$417,550.00**		**$213,760.00**	**$44,885.00**	**$258,645.00**	61.9%	**$158,905.00**

Stored Material Summary

Contractor's Application

For (Contract): 0

Application Number: 1

Application Period: 44881

Application Date: 11/16/2022

	A	B		C	D		E		F		G
					Stored Previously				Incorporated in Work		
Bid Item No.	Supplier Invoice No.	Submittal No. (with Specification Section No.)	Storage Location	Description of Materials or Equipment Stored	Date Placed into Storage (Month/Year)	Amount ($)	Amount Stored this Month ($)	Subtotal Amount Completed and Stored to Date (D + E)	Date (Month/ Year)	Amount ($)	Materials Remaining in Storage ($) (D + E - F)
1	R648061		On Site	12" Watermain Pipe	11/2022	$0.00	$95,500.00	$95,500.00	11/2022	$50,615.00	$44,885.00
								$0.00			$0.00
								$0.00			$0.00
								$0.00			$0.00
								$0.00			$0.00
								$0.00			$0.00
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								$0.00			$0.00
								$0.00			$0.00
								$0.00			$0.00
								$0.00			$0.00
				Totals		$0.00	$95,500.00	$95,500.00		$50,615.00	$44,885.00

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.w.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution certifying TIF report and TIF request for FY24

CONTACT PERSON:
Marketa Oliver, City Administrator
Jene Jess, Finance Director

BRIEF HISTORY & ANALYSIS: The resolution will be available at Monday's Council meeting. The purpose of the resolution is to certify to the County the TIF revenue needed to fulfill the obligations for FY24, including debt payments, as well project and administrative reimbursements.

FUNDING SOURCE: TIF

STAFF RECOMMENDATION: Approve resolution on a roll call vote.

APPROVED FOR SUBMITTAL:

ATTACHMENTS: None

BUSINESS OF THE CITY COUNCIL

BONDURANT, IOWA

AGENDA STATEMENT

Item No. 5.i.
For Meeting of 11/21/2022

TITLE: ORDINANCE – Third and Final Reading of Ordinance Amending Sections 175.02, 177.15 and 178 of the Zoning Code Regarding Home Occupations.

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: Section 177.15 regulates Home Occupations in residential districts.

The state of Iowa passed HF 2431 establishing Iowa Code Section 414.33. This code section defines "home-based business" and "no-impact home-based business" and sets specific parameters for counties and cities for regulating "no-impact home-based businesses". The state defines "no-impact home-based business" as follows:

> *c. "No-impact home-based business" means a home-based business for which all of the following apply:*
>
> *(1) The total number of on-site employees and clients does not exceed the city occupancy limit for the residential property.*
>
> *(2) The business activities are characterized by all of the following:*
>
> *a) The activities are limited to the sale of lawful goods and services*
>
> *b) The activities do not generate on-street parking or a substantial increase in traffic through the residential area.*
>
> *c) The activities occur inside the residential dwelling or in the yard of the residential property.*
>
> *d) The activities are not visible from an adjacent property or street.*

The state code does allow counties and cities to "…establish reasonable regulations on a home-based business if the regulations are narrowly tailored…". These regulations are detailed in Section 414.33.4. Staff has reviewed 177.15 and made amendment recommendations that will bring the Bondurant Zoning Code into compliance with State code.

Proposed code changes are also proposed for various sections of Chapter 178. These code sections require a Conditional Use Permit for home occupations not detailed in chapter 177.15. Per State Code Section 414.33.3 cities cannot require a person to "…*apply, register, or obtain any permit, license, variance, or other type of prior approval from the city to operate a no-impact home-based business*…".

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning and Zoning Commission held their text amendment public hearing on September 22, 2022 and voted 7-0 to recommend approval of the proposed text amendment to Sections 175.02, 177.15 and 178 of the Zoning Code.

Staff recommends approval of the attached ordinance.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:

1. Proposed changes to City Code
2. Adopted State Code Changes

CITY OF BONDURANT
ORDINANCE NO. 221017-212

AN ORDINANCE AMENDING THE CITY CODE OF BONDURANT, IOWA, BY AMENDING THE FOLLOWING SECTION OF THE ZONING ORDINANCE: 175.02, 177.15 AND 178 REGARDING HOME OCCUPATIONS

BE IT ENACTED by the City Council of the City of Bondurant, Polk County, Iowa:

Section 1. **SECTIONS AMENDED.** Sections 175.02, 177.15 and 178 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, are amended to read as follows:

177.15 HOME OCCUPATIONS. "Home occupation" means any activity carried out for gain by a resident, conducted in the resident's dwelling unit~~. A conditional use permit must be applied for and received from the Board of Adjustment for any home occupation that does not meet the requirements set forth in this section.~~ Those requirements are as follows:

1. The home occupation complies with the lot size, bulk regulations and parking requirements of the zoning district in which the home occupation is located.

~~2. The only permitted home occupations are:~~

~~A. Homebound employment of physically, mentally or emotionally handicapped persons who are unable to work away from home by reason of their disabilities.~~

~~B. Office facilities for salespeople, sales representatives, and manufacturer's representatives when no retail or wholesale sales are made or transacted on the premises.~~

~~C. Studio or laboratory of an artist, musician, craftsman, writer, tailor, seamstress, or similar person provided that the existence of the home occupation will not increase the number of average daily automobile trips generated by the residence in which the home occupation is generated.~~

~~D. Any day care facility, operating as home business and accepting compensation for providing child care regardless of being registered with the State of Iowa must obtain a conditional use permit.~~

~~3~~2. Home occupations shall meet the following requirements:

A. No persons other than a member of the immediate family occupying such dwelling shall be employed.

B. The home occupation shall be conducted only within the enclosed living area of the dwelling unit provided that not more than one-fourth of the area of one floor shall be used for such purposes.

C. In no way shall the appearance of the structure be altered or the occupations within the residence be conducted in a manner which would cause the premises to differ from its residential character either by the use of colors, materials, construction, lighting, signs or the emission of sounds, noise or vibrations.

43. In addition to the requirements of the zoning district in which it is located, all home occupations shall comply with the following restrictions:

A. No stock in trade shall be displayed or sold on the premises.

B. There shall be no outdoor storage of equipment or materials used in the home occupation.

C. No more than one vehicle shall be used in the conduct of the home occupation.

D. Any need for parking generated by the conduct of such home occupation shall be met off the street and other than in a required front yard.

E. There shall be no use of utilities or community facilities beyond that normal to the use of the property for residential purposes.

F. No home occupation shall be permitted which is noxious, offensive or hazardous by reason of vehicular traffic, generation or emission of noise, vibration, smoke, dust or other particulate matter, odorous matter, heat, humidity, glare, refuse, radiation or other objectionable emissions.

~~G. All home occupation requests must be presented in writing to the Building Department. If the home occupation has not been specifically identified by this section of the Zoning Code, the written request will be filed by the Building Department for referral to the Board of Adjustment, for its approval, before engaging in such business.~~

178.01 A-1 Agricultural

3. Permitted Conditional Uses.

~~A. Home Occupations which do not meet the requirements set forth in Section 177.15 of the Zoning Code – General Regulations. A conditional use permit must be applied for and received from the Board of Adjustment for any such home occupation.~~

178.02 R-1 Low Density Residential

3. Permitted Conditional Uses.

~~A. Home occupations. A conditional use permit must be applied for and received from the Board of Adjustment for a home occupation which does not meet the requirements set forth in Section 177.15 of the Zoning Code - General Regulations.~~

178.03 R-2 Medium Density Residential

3. Permitted Conditional Uses.

~~A. Home occupations. A conditional use permit must be applied for and received from the Board of Adjustment for a home occupation which does not meet the requirements set forth in Section 177.15 of the Zoning Code - General Regulations.~~

178.04 R-3 High Density Residential

3. Permitted Conditional Uses.

~~A. Home occupations. A conditional use permit must be applied for and received from the Board of Adjustment for a home occupation which does not meet the requirements set forth in Section 177.15 of the Zoning Code – General Regulations.~~

178.06 R-5 Planned Unit Development

3. Permitted Conditional Uses.

~~A. Home occupations. A conditional use permit must be applied for and received from the Board of Adjustment for a home occupation, which does not meet the requirements set forth in Section 177.15 of the Zoning Code - General Regulations.~~

178.10 C-4 Central Business

3. Permitted Conditional Uses.

~~C. Home Occupations are not an allowed conditional use.~~

178.13 M-1 Limited Industrial

1. **<u>Permitted Conditional Uses</u>.**

    C. ~~Home Occupations are not an allowed conditional use.~~

<u>Section 2.</u> **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

<u>Section 3.</u> **SEVERABILITY.** If any section, provisions, sentence, clause, phrase, or part of this ordinance shall be adjudicated, invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any provision, section, subsection, sentence clause, phrase or part thereof not adjudged invalid or unconstitutional.

<u>Section 4.</u> **EFFECTIVE DATE.** This ordinance shall be in full force and effect following its passage, adoption and publication as required by law.

PASSED AND APPROVED by the City Council this _____ day of ________, 2022

CITY OF BONDURANT, POLK COUNTY, IOWA

____

DOUG ELROD, MAYOR

ATTEST:

____

SHELBY HAGAN, CITY CLERK

(SEAL)

FIRST CONSIDERATION: October 17, 2022
SECOND CONSIDERATION: November 7, 2022
THIRD CONSIDERATION: November 21, 2022

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 5.y.
For Meeting of 11/21/2022
Ordinance

TITLE: - (Second Reading) Ordinance amending Sections 175.02, 177.09, and 178.13 of the Zoning Code regarding M-1 Uses and other related items

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: On July 28, 2022 the Planning & Zoning Commission held a public hearing regarding proposed text amendments to the following sections of the Zoning Code: 175.02 - Definitions, 177.09 - Off-Street Parking Area Required, and 179.13 - Limited Industrial District. It should be clarified too that per Section 178.14.1.A of the Zoning Code, any use determined as permitted within the M-1 District is also considered permitted within the Medium Industrial (M-2) District. Following the public hearing, the Commission voted to table consideration of the corresponding resolution, noting that staff should further research parking requirements. The Commission also had a preliminary discussion on this text amendment topic during their meeting on May 12, 2022. This discussion stemmed from the fact that City Staff has received several recent inquiries regarding potentially locating a fitness center and dance studio within the M-1 District.

The proposed text amendment would add the following uses to the Limited Industrial (M-1) District: Fitness center, or like business AND Dance Studio, or like business. It should be noted that the previous P&Z agenda statement also included Music studio, or like business AND Photographic studio, or like business - these two additional uses are not currently included in the attached resolution, as it is anticipated these uses will be addressed at a later date as part of a larger, more comprehensive zoning code text amendment process.

The proposed text amendment would remove any reference to regulating the location of Fireworks structures/tents since the City can no longer regulate this per SF2285. The City Attorney provided guidance that the City should remove this fireworks language from the M-1 (and M-2) Districts.

The proposed text amendment would add the following definition: "Fitness Center" means an establishment providing physical fitness facilities and services to the public for a fee, including but not limited to: game courts, exercise equipment, exercise areas, running tracks, swimming pools, physical fitness maintenance and weight control services and instructors, locker rooms, saunas, and associated retail shop intended for members of club only.

The proposed text amendment would add the following sections of the Off-Street Parking section of the Zoning Code.

- Fitness Center: one (1) space per 200 square feet of gross floor area. Typical parking stall count requirements for fitness centers generally range from 1 per 150 SF to 1 per 250 SF.
- If a building contains two or more differing uses, the parking requirement shall be determined by the addition of the parking requirements for each use. Several other metro communities also include this language. The previous P&Z agenda statement back in July also proposed establishing a parking stall count standard for industrial flex buildings - this is no longer proposed, as the code will now clearly state that if multiple uses are proposed within a building, the parking will be determined by the addition of the parking requirements for each use. For example, an industrial flex building having both warehousing uses and a fitness center use will need to meet requirements for both the warehousing use portions (1 per employee) and also the fitness center portion (1 per 200 SF).

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this text amendment topic during their meeting on October 13, 2022 and voted on recommended approval.

Staff recommends approval of the second ordinance reading. This is not time sensitive and no waiver of readings is requested.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. ORDINANCE NO. 221107-213

CITY OF BONDURANT
ORDINANCE NO. 221107-213

AN ORDINANCE AMENDING THE CITY CODE OF BONDURANT, IOWA, BY AMENDING THE FOLLOWING SECTIONS OF THE ZONING ORDINANCE: 175.02 – DEFINITIONS, 177.09 – OFF-STREET PARKING AREA REQUIREMENTS, AND 178.13 – LIMITED INDUSTRIAL (M-1) DISTRICT

BE IT ENACTED by the City Council of the City of Bondurant, Polk County, Iowa:

Section 1. **SECTIONS AMENDED.** Section 175.02 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to include the following definition:

> "Fitness Center" means an establishment providing physical fitness facilities and services to the public for a fee, including but not limited to: game courts, exercise equipment, exercise areas, running tracks, swimming pools, physical fitness maintenance and weight control services and instructors, locker rooms, saunas, and associated retail shop intended for members of club only.

Section 177.09 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows:

> 6. Dance halls, assembly halls: one (1) space for each ~~100~~ 200 square feet of floor area used for dancing or assembly.
>
> 27. Fitness Center: one (1) space per 200 square feet of gross floor area.
>
> 28. If a building contains two or more differing uses, the parking requirement shall be determined by the addition of the parking requirements for each use.

Section 178.13 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows:

1. **Principal Permitted Uses.** Only the uses of structures or land listed in this section shall be permitted in the "M-1" District, provided, however, that all manufacturing, assembling, compounding, processing, packaging or other comparable treatment, including storage of any and all materials and equipment shall take place within completely enclosed buildings, except those allowable outdoor use exclusions listed in the definition of Outdoor Storage ~~and except for Temporary Fireworks Sales Facilities~~. All open areas not used for off-street parking or loading shall be planted with grass, shrubs and trees, properly maintained, and kept free from refuse and debris

~~HH. Fireworks sales facilities, providing that they are located more than 500 feet from any residential areas, school, child care facility or elderly residential~~

~~facility. If the facility is a Temporary Fireworks Sales Facility, only one per lot is permitted.~~

Section 2. **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. **SEVERABILITY.** If any section, provisions, sentence, clause, phrase or part of this ordinance shall be adjudicated, invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any provision, section, subsection, sentence clause, phrase or part thereof not adjudged invalid or unconstitutional.

Section 4. **EFFECTIVE DATE.** This ordinance shall be in full force and effect following its passage, adoption and publication as required by law.

PASSED AND APPROVED by the City Council this _____ day of ________, 2022

CITY OF BONDURANT, POLK COUNTY, IOWA

____

DOUG ELROD, MAYOR

ATTEST:

____

SHELBY HAGAN, CITY CLERK

(SEAL)

FIRST CONSIDERATION: November 7, 2022
SECOND CONSIDERATION: November 21, 2022
THIRD CONSIDERATION:

BUSINESS OF THE CITY COUNCIL

BONDURANT, IOWA

AGENDA STATEMENT

Item No. 5.v
For Meeting of 12/05/2022

TITLE: RESOLUTION - Text amendment to Bondurant City Code regarding ATV/UTV Regulations.

CONTACT PERSON:
Isaac Pezley, City Planner

BRIEF HISTORY & ANALYSIS: Chapter 321I of Iowa Code was amended to include the allowance of all-terrain vehicles (ATVs) and off-road utility vehicles (UTVs) on City Streets. The changes in Iowa Code allow for cities to designate streets where ATVs and UTVs may operate. The Iowa Code changes took effect July 1, 2022.

Staff researched various City Codes around the state concerning the regulation of ATVs and UTVs. The majority of the Des Moines metro communities have adopted city code mirroring State Code. On October 3, 2022 City Council discussed ATV/UTV code and indicated they would like to see code mirroring State Code with additions prohibiting UTVs from operating on and crossing specific streets and limiting the hours of use of ATVs/UTVs.

The proposed amendments to Chapter 875 prohibits the travel of UTVs on street as addressed in the proposed 75.05.2 and 75.05.3.. The proposed amendments to Chapter 75 also restricts the use of ATVs and UTVs to daylight hours.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Staff recommends approval of the amendments to Chapter 75 regarding ATV and UTV regulations.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:

1. Ordinance 221121-XXX

CITY OF BONDURANT
ORDINANCE NO. 221121-214

AN ORDINANCE AMENDING THE CITY CODE OF BONDURANT, IOWA, BY AMENDING THE FOLLOWING SECTION OF CITY CODE: CHAPTER 83 REGARDING UTV AND ATV REGULATIONS

BE IT ENACTED by the City Council of the City of Bondurant, Polk County, Iowa:

Section 1. **SECTIONS AMENDED.** Sections 83, are amended to read as follows:

CHAPTER 75
ALL-TERRAIN VEHICLES, SNOWMOBILES AND OFF-ROAD UTILITY VEHICLES

75.01 Purpose	**75.05 Operation of All-Terrain Vehicles and Off-Road Utility Vehicles**
75.02 Definitions	**75.06 Negligence**
75.03 General Regulations	**75.07 Accident Reports**
75.04 Operation of Snowmobiles	

75.01 PURPOSE. The purpose of this chapter is to regulate the operation of all-terrain vehicles and snowmobiles within the City.

75.02 DEFINITIONS. For use in this chapter the following terms are defined:

1. "All-terrain vehicle" or "ATV" means ~~a motorized flotation-tire vehicle with not less than three (3) low pressure tires, but not more than six (6) low pressure tires, or a two-wheeled, off-road motorcycle, that is limited in engine displacement to less than eight hundred (800) cubic centimeters and in total dry weight to less than seven hundred fifty (750) pounds and that has a seat or saddle designed to be straddled by the operator and handlebars for steering control. Two-wheeled, off-road motorcycles shall be considered all-terrain vehicles only for the purpose of titling and registration. An operator of a two-wheeled, off-road motorcycle is exempt from the safety instruction and certification program requirement of Sections 321I.24 and 321I.25 of the Code of Iowa.~~ a motorized vehicle with not less than three and not more than six nonhighway tires that is limited in engine displacement to less than one thousand (1,000) cubic centimeters and in total dry weight ot less than one thousand two hundred pounds (1,200) and that has a seat or saddle designed to be straddled by the operator and handlebars for steering control.

~~(Code of Iowa, Sec. 321I.1[1])~~

~~***(Ordinance. 02-208)***~~

2. "Off-road motorcycle" means a two-wheeled motor vehicle that has a seat or saddle designed to be straddled by the operator and handlebars for steering control and that is intended by the manufacturer for use on natural terrain. "Off-road motorcycle" includes a motorcycle that was originally issued a certificate of title and registered for highway use under Chapter 321 of the *Code of Iowa*, but the contains design features that enable operation over natural terrain. An operator of an off-road motorcycle is also subject to the provisions of this chapter governing the operation of all-terrain vehicles.

3. “Off-road utility vehicle” or “utility terrain vehicle” or “UTV” means a motorized vehicle with not less than four and not more than eight nonhighway tires or rubberized tracks that has a seat that is of bucket or bench design, not intended to be straddled by the operator, and a steering wheel or control levers for control. “Off-road utility vehicle” includes the following vehicles

A. “Off-road utility vehicle – type 1” means an off-road utility vehicle with a total dry weight of one thousand two hundred (1,200) pounds ore less and a width of fifty inches or less

B. “Off-road utility vehicle – type 2” means an off-road utility vehicle, other than off-road utility vehicle – type 1, with a total dry weight of two thousand (2,000) pounds or less, and a width of sixty-five (65) inches or less.

C. “Off-road utility vehicle – type 3) means an off-road utility vehicle with a total dry weight of more than wo thousand (2,000) pounds or a width of more than sixty-five (65) inches, or both.

4. “Snowmobile” means a motorized vehicle weighing less than one thousand (1,000) pounds which uses sled-type runners or skis, endless belt-type tread, or any combination of runners, skis or tread, and is designed for travel on snow or ice.

(Code of Iowa, Sec. 321G.1 [18])

75.03 GENERAL REGULATIONS. No person shall operate an ATV, off-road motorcycle(s) or UTV within the City in violation of Chapter 321I of the Code of Iowa or a snowmobile within the City in violation of the provisions of Chapter 321G of the Code of Iowa or in violation of rules established by the Natural Resource Commission of the Department of Natural Resources governing their registration, numbering, equipment and manner of operation.

(Code of Iowa, Ch. 321G & Ch. 321I)

75.04 OPERATION OF SNOWMOBILES. The operators of snowmobiles shall comply with the following restrictions as to where snowmobiles may be operated within the City.

1. Streets. Snowmobiles shall be operated only upon streets, which have not been plowed during the snow season and on such other streets as may be designated by resolution of the Council.

(Code of Iowa, Ch. 321G.9[4a])

2. Exceptions. Snowmobiles may be operated on prohibited streets only under the following circumstances:

a. Emergencies. Snowmobiles may be operated on any street in an emergency during the period of time when and at locations where snow upon the roadway renders travel by conventional motor vehicles impractical.

(Code of Iowa, Sec. 321G.9[4c])

b. Direct Crossing. Snowmobiles may make a direct crossing of a prohibited street provided all of the following occur:

(1) The crossing is made at an angle of approximately ninety degrees (90°) to the direction of the street and at a place where no obstruction prevents a quick and safe crossing;

(2) The snowmobile is brought to a complete stop before crossing the street;

(3) The driver yields the right-of-way to all on-coming traffic, which constitutes an immediate hazard; and

(4) In crossing a divided street, the crossing is made only at an intersection of such street with another street.

(Code of Iowa, Sec. 321G.9[2])

3. Railroad Right-of-way. Snowmobiles shall not be operated on an operating railroad right-of-way. A snowmobile may be driven directly across a railroad right-of-way only at an established crossing and notwithstanding any other provisions of law may, if necessary, use the improved portion of the established crossing after yielding to all oncoming traffic.
(Code of Iowa, Sec. 321G.13[h])

4. Trails. Snowmobiles shall not be operated on all-terrain vehicle trails except where so designated.
(Code of Iowa, Sec. 321G.9[4g])

5. Parks and Other City Land. Snowmobiles shall not be operated in any park, playground or upon any other City-owned property without the express permission of the City. A snowmobile shall not be operated on any City land without a snow cover of at least one-tenth of one inch.

6. Sidewalk or Parking. Snowmobiles shall not be operated upon the public sidewalk or that portion of the street located between the curb line and the sidewalk or property line commonly referred to as the "parking" except for purposes of crossing the same to a public street upon which operation is authorized by this chapter.

75.05 OPERATION OF ALL-TERRAIN VEHICLES AND OFF-ROAD UTILITY VEHICLES. The operators of ATVs and UTVs shall comply with the following restrictions as to where ATVs and UTVs may be operated within the City:

1. Streets. ATVs and UTVs may be operated on streets only in accordance with Section 321.234A of the Code of Iowa or on such streets as may be designated by resolution of the Council for the ~~sport of driving ATVs~~ operation of registered ATVs or registered UTVs. In designating such streets, the Council may authorize ATVs and UTVs to stop at service stations or convenience stores along a designated street.
(Code of Iowa, Sec. 321I.10[1 & 2A])

2. Primary road extensions where UTVs cannot travel on but shall be allowed to cross:
   a. NE 86th Avenue
   b. 2nd Street, NE/2nd Street, NW
   c. 15th Street, SE/NE 70th Avenue
   d. 23rd Street, SW
   e. 32rd Street, NW/32nd Street, SE/NE 62nd Avenue
   f. Franklin Street, NW/Franklin Street, SE/NE 64th Street
   g. Shiloh Rose Parkway, SW, south of 15th Street, SW
   h. Commerce Parkway, SW
   i. Grant Street, North, except in areas where crossing is prohibited in 75.05.3
   j. Grant Street, South, except in areas where crossing is prohibited in 75.05.3
   k. Pleasant Street, NE/Pleasant Street, SE/NE 80th Street

3. Primary road extension where UTVs cannot travel on AND cannot cross:
   a. Highway 65/Hubbell Avenue

b. Garfield Street, SW, between 1st Street, SW, and the south edge of right-of-way
c. 13th Street, NE
d. Grant Street, between Aspen Drive, NE/NW and 13th Street, NE/NW
e. Grant Street, between 1st Street, SE/SW and 10th Street, SE/SW

(Code of Iowa, Sec 321I.10[1 and 3])

4. Trails. ATVs and UTVs shall not be operated on snowmobile trails except where designated.

(Code of Iowa, Sec. 321I.10[3])

5. Railroad Right-of-way. ATVs and UTVs shall not be operated on an operating railroad right-of-way. An ATV or UTV may be driven directly across a railroad right-of-way only at an established crossing and notwithstanding any other provisions of law may, if necessary, use the improved portion of the established crossing after yielding to all oncoming traffic.

(Code of Iowa, Sec. 321I.14[h])

6. Parks and Other City Land. ATVs and UTVs shall not be operated in any park, playground or upon any other City-owned property without the express permission of the City.

7. Sidewalk or Parking. ATVs and UTVs shall not be operated upon the public sidewalk or that portion of the street located between the curb line and the sidewalk or property line commonly referred to as the "parking."

8. Hours of Operation. ATVs and UTVs may be operated on city streets and alleys as permitted by 75.05 only between sunrise and sunset, except during times when the snow ordinance is in effect, at which time UTV operation is prohibited.

9. Direct Cross. An ATV or UTV may make a direct crossing of a highway provided all of the following occur:

a. The crossing is made at an angle of approximately ninety degrees to the direction of the highway and at a place where no obstruction prevents a quick and safe crossing.
b. The ATV or UTV is brought to a complete stop before crossing the shoulder or main traveled way of the highway.
c. The driver yields the right-of-way to all oncoming traffic which constitutes an immediate hazard
d. In crossing a divided highway, the crossing is made only at an intersection of such highway with another public street or highway.
e. The crossing is made from a street, roadway, or highway designated as an ATV or UTV trail by a state agency, county, or city to a street, roadway, highway designated as an ATV or UTV trail by a state agency, county, or city.

(Code of Iowa, Sec 321I.10[5])

75.06 NEGLIGENCE. The owner and operator of an ATV, UTV or snowmobile are liable for any injury or damage occasioned by the negligent operation of the ATV, UTV or snowmobile. The owner of an ATV, UTV or snowmobile shall be liable for any such injury or damage only if the owner was the operator of the ATV, UTV or snowmobile at the time the injury or damage occurred or if the operator had the owner's consent to operate the ATV, UTV or snowmobile at the time the injury or damage occurred.

(Code of Iowa, Sec. 321G.18 & 321I.19)

75.07 ACCIDENT REPORTS. Whenever an ATV, UTV or snowmobile is involved in an accident resulting in injury or death to anyone or property damage amounting to one thousand five hundred dollars ($1,500.00) or more, either the operator or someone acting for the operator shall immediately notify a law enforcement officer and shall file an accident report, in accordance with State law.

(Code of Iowa, Sec. 321G.10 & 321I.11)

(Ordinance No. 04-211)
(Ordinance No. 14-200)

Section 2. **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. **SEVERABILITY.** If any section, provisions, sentence, clause, phrase, or part of this ordinance shall be adjudicated, invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any provision, section, subsection, sentence clause, phrase or part thereof not adjudged invalid or unconstitutional.

Section 4. **EFFECTIVE DATE.** This ordinance shall be in full force and effect following its passage, adoption and publication as required by law.

PASSED AND APPROVED by the City Council this _____ day of ________, 2022

CITY OF BONDURANT, POLK COUNTY, IOWA

____
DOUG ELROD, MAYOR

ATTEST:

____
SHELBY HAGAN, CITY CLERK

(SEAL)

FIRST CONSIDERATION: November 21, 2022
SECOND CONSIDERATION:
THIRD CONSIDERATION:

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 7.a.
For Meeting of 11/21/2022
Resolution

TITLE: Public Hearing regarding TEXT AMENDMENTS TO SECTIONS 178.02, 178.03, AND 178.06 OF THE ZONING CODE AND TO SECTION 180.05 OF THE SUBDIVISION CODE REGARDING THE TOPIC OF BASEMENTS

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: On October 3, 2022 the Bondurant City Council approved a resolution establishing a moratorium on the approval of preliminary plats within the Low Density Residential (R-1) and Medium Density Residential (R-2) Districts where such moratorium is set to expire at 8:00 a.m. on Tuesday, December 20, 2022 or upon enactment of an ordinance amending the Zoning Code relative to basements within the R-1 and R-2 Zoning Districts. The moratorium was established to provide the time necessary to study and possibly bring forward text amendments regarding this topic of basements.

On September 26, 2022 the Bondurant City Council adopted the Building Bondurant Comprehensive Plan, after receiving a recommendation from the Planning & Zoning Commission for recommended approval. Chapter 5 of the Building Bondurant Comprehensive Plan addresses the topic of Housing + Neighborhoods. Throughout the public engagement process, the topic of safety of housing for owners and renters came up frequently and as such, the following key housing theme emerged from this engagement: the need to provide safety for homeowners and renters through the provision of basements and/or storm shelters. A Policy of the Housing + Neighborhoods Chapter reads as follows: Encourage all new single family development be constructed with basements and new multi-family residential to have hardened common areas that can serve as storm shelters.

The ordinance attached as part of the first ordinance reading agenda statement under Action Items includes the following proposed Zoning Code and Subdivision Code text amendments relative to this basement topic -

- **178.02 Low Density Residential (R-1), Bulk Regulations** - 4.k. Basement Required: A basement, containing the square footage of at least 60% of the dwelling's first story square footage at the time of original building permit approval, is required in all single-family dwellings. This section applies to all R-1 District lots within preliminary plats approved after December 19, 2022.

- **178.03 Medium Density Residential (R-2), Bulk Regulations** - 4.k. basement, containing the square footage of at least 60% of the dwelling's first story square footage at the time or original building permit approval, is required in all single-family detached and single-family, semi-attached dwellings. This section applies to all R-2 District lots within preliminary plats approved after December 19, 2022.
- **178.06 Planned Unit Development (R-5), Bulk Regulations -** 4.S The provision of basements, tornado safe rooms, and/or other high wind safety measures may be required for dwelling units.
- **180.05 Subdivision Design Standards** - 4.E Water and Sewers. Shall meet the following:
    1. Water mains, sanitary sewer lines, and storm sewers and their appurtenances shall be constructed and installed in accordance with ~~the~~ Iowa Statewide Urban Design and Specifications (SUDAS) ~~"Urban Design Standards for Public Improvements" and the "Urban Standard Specifications for Public Improvements"~~ and the plans and specifications adopted by the Council.
    2. Water and sewer lines shall be made accessible to each lot and to the subdivision's outermost boundaries and extending across the adjacent arterial/collector road at the maximum depth possible, as deemed necessary by the City Engineer, to facilitate the service and development of adjoining and nearby properties within the city.
    3. At a minimum, water mains shall be eight (8) inches in size, sanitary sewers shall be eight (8) inches in size but may be required to be twelve (12) inches if deemed necessary by the City Engineer, hydrants shall not be farther apart than 350 feet, and storm sewer shall be designed for 5-year storms.

It is anticipated that the topic of basements and/or hardened common areas for multi-family uses of the High Density Residential (R-3) District will be considered at a later date once this multi-family topic has been researched in further detail.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this basements text amendment topic during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the first ordinance reading. It is anticipated the second ordinance reading will be considered at the December 5, 2022 meeting and the third ordinance reading will be considered at the December 19, 2022 meeting. The R-1 and R-2 preliminary plat approval moratorium is set to expire at 8:00 a.m. on December 20, 2022.

APPROVED FOR SUBMITTAL:

ATTACHMENTS: None

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 7.b.
For Meeting of 11/21/2022
Public Hearing

TITLE: Public hearing regarding AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BONDURANT, IOWA, 2002, BY AMENDING SECTIONS 177.07.8, 178.02, AND 178.03 THE ZONING CODE REGARDING THE TOPIC OF USE AND BULK REQUIREMENTS WITHIN THE LOW-DENSITY RESIDENTIAL (R-1) AND MEDIUM RESIDENTIAL (R-2) DISTRICTS

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: On September 8, 2022 the Planning & Zoning Commission had an initial discussion on the topic of increasing the minimum R-2 District lot width requirement for single-family detached lots from 65' to 70' and increasing the minimum side yard setback requirements of the R-2 District from 7' if 2-story and 5'- if ranch to a minimum 7.5' on each side, regardless of the number of stories. Uploaded as an attachment to this agenda statement is the September 8, 2022 P&Z agenda statement - this agenda statement includes research on other metro communities' R-2-equivalent lot width requirements. The Commission provided guidance to staff to initiate this text amendment. Uploading as an attachment to this agenda statement is a document showing the proposed changes with descriptions why the changes are proposed. In addition to making the R-2 District lot width and side yard setback amendments, some other minor clean-up items are also proposed for inclusion as part of this current round of amendments.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this text amendment during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the first ordinance reading.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. Draft Ordinance Changes

177.07 EXCEPTIONS, MODIFICATIONS AND INTERPRETATIONS.

8. Single-family, Semi-attached. Single-family, semi-attached dwellings are permitted only under the following terms and conditions:

   A. A "single-family, semi-attached dwelling is a building designed for or occupied by one (1) family only and which is erected on a separate lot and is joined to another such residence on one (1) side only by a wall located on the lot line and has yards on the remaining sides.

   B. Must have an "R-2" or "R-3" zoning.

   C. ~~The lot width requirement where approved by plat approval by the Council shall be forty (40) feet.~~

   D. Each unit must have its own water service, sewer service, and secondary storm sewer service.

   E. The joining wall must be a party wall and must be a fire wall having a one-hour rating.

   F. Covenants must be submitted which address all legal implications associated with shared walls.

   F. ~~The lot setback requirement shall be thirty-five (35) feet.~~

Commented [MM1]: Already addressed by the R-2 and R-3 Districts.

Commented [MM2]: Added to better align with the R-3 section of the code which already requires this for single-family, semi-attached dwellings.

Commented [MM3]: Already addressed by the R-2 and R-3 Districts.

178.02 R-1 LOW DENSITY RESIDENTIAL.

2. Permitted Accessory Uses.

A. Uses of land and or structures customarily incidental and subordinate to one of the principal permitted uses, unless otherwise excluded.

B. Temporary buildings for uses incidental to construction work, which buildings shall be removed upon the completion or abandonment of the construction work.

C. Private swimming pools. ~~when enclosed by a fence at least six (6) feet in height.~~

D. TV Dish Antennas in accordance with Chapter 177.11 of the Zoning Code - General Regulations.

E. Home Occupations, see Section 177.15 of the Zoning Code – General Regulations.

4. Bulk Regulations. The following minimum requirements shall be observed, subject to the modifications contained in Section 177.07.

A. Overall Density within the R-1 District shall not exceed 4 units per net acre of land. Calculation of net acres is based on the gross land area less any lands that are prohibited by law or code from development including wetlands, floodways, arterial or collector street right-of-way, and required park land dedication.

B. Minimum Lot Area: 9,600 square feet, 20,000 square feet where public sewer is not available.

C. Minimum Floor Area: 1,150 square feet for dwelling; if building is two or more stories, first floor shall be a minimum of 800 square feet.

D. Lot Width: 80 feet; 85 feet for corner lots; 100 feet where public sewer is not available. ~~Minimum lot width at right-of-way line of 40 feet.~~

E. Front Yard: 30 feet. 50 feet for permitted uses other than single family.

F. Side Yards: 8 feet each side for single-family dwellings; 3 feet for any other accessory building. 50 feet for permitted uses other than single family.

G. Rear Yard: 35 feet for dwellings, and 3 feet for accessory buildings; 50 feet for permitted uses other than single family.

H. Maximum Height: Principal building - 35 feet; Accessory building - 12 feet.

I. Maximum Number of Stories: Principal building - 2½ stories; Accessory building - 1 story.

J. Accessory Buildings: Maximum area of accessory Garage – 1,000 sq. ft. Maximum area of Yard shed – 160 sq. ft.

Commented [MM4]: Removing since pools are regulated by V&K through international residential code requirements.

Commented [MM5]: Removing since minimum lot width requirement is 80 for interior, 85 for corner, and 100 where public sewer is not available.

Summary of R-1 Bulk Regulations:

(A) Minimum Lot Area	9,600 sq. ft. 20,000 sq. ft. where sanitary not available
(B) Minimum Floor Area	1,150 sq. ft. / dwelling 1st floor min. 800 sq. ft., if 2 story
(C) Lot Width	80 ft. 85 ft. for corner lots 100 ft. if sanitary sewer not available ~~40 ft., minimum lot width at ROW line~~
(D) Front Yard	30 ft. for dwellings 50 ft. for any permitted use other than single family
(E) Side Yard	8 ft. each side 3 ft. accessory buildings 50 ft. for any permitted use other than single family
(F) Rear Yard	35 ft. for single family 3 ft. accessory buildings 50 ft. for any permitted use other than single family
(G) Maximum Height	35 ft. principal buildings 12 ft. accessory buildings
(H) Maximum Stories	2½ stories for principal buildings 1 story for accessory buildings
(I) Accessory Buildings	1,000 sq. ft – Maximum Area for Accessory Garage 160 sq. ft. – Maximum Area for Yard Shed

178.03 R-2 MEDIUM DENSITY RESIDENTIAL. The "R-2" District is intended and designed for certain medium density residential areas of the City now developed with one-family and two-family dwellings, and areas where similar residential development seems likely to occur.

1. **Principal Permitted Uses.** Only the uses of structures or land listed in this section shall be permitted in the "R-2" District.

   A. Single-family detached dwellings, to include manufactured homes and family homes. A manufactured home must be located and installed according to the same standards for a foundation system, setback, and minimum square footage which would apply to a site-built, single-family dwelling on the same lot.

   B. ~~Two-family dwellings~~ Single-family, semi-attached dwellings, as regulated by Section 177.07.8.

   ~~C. Alterations and conversions of single-family dwellings into two-family dwellings in accordance with the lot area, frontage and yard requirements as set forth in this section and the fire separation provisions of the Building Code.~~

   D. Churches, cathedrals, temples, and similar places of worship, provided that all principal buildings be set back a minimum of fifty (50) feet from all property lines.

   E. Parks, playgrounds and similar uses operated by the City.

   F. Golf courses, country clubs, tennis courts and similar recreational uses, provided that any such us be not operated primarily for commercial gain.

   G. Private plant nurseries and greenhouses not exceeding two hundred forty (240) square feet of floor area and not involving retail or wholesale sales.

   H. Public and parochial schools, elementary and secondary, and other educational institutions, but excluding boarding schools, nursery schools and child care centers, provided that all principal buildings are set back a minimum of fifty (50) feet from all property lines.

2. **Permitted Accessory Uses.**

   A. Uses of land and or structures customarily incidental and subordinate to one of the principal permitted uses, unless otherwise excluded.

   B. Temporary buildings for uses incidental to construction work, which buildings shall be removed upon the completion or abandonment of the construction work.

   C. Private swimming pools when enclosed by a fence at least six (6) feet in height.

   D. TV Dish Antennas in accordance with Chapter 177.11 of the Zoning Code - General Regulations.

   E. Home Occupations, see Section 177.15 of the Zoning Code – General Regulations.

Commented [MM6]: Removing this language is consistent with the following Building Bondurant Comprehensive Plan Policy: Discourage the conversion of older single-family homes into multi-family home conversions.

Commented [MM7]: Removing since pools are regulated by V&K through international residential code requirements.

~~F. No exterior advertising signs or displays shall be permitted except an indirectly lighted name plate not to exceed two (2) square feet in area, attached flat against the building. Furthermore, Signs must be in accordance with Chapter 181 of the Codes of Ordinances.~~

3. Permitted Conditional Uses.

~~A. Home occupations. A conditional use permit must be applied for and received from the Board of Adjustment for a home occupation which does not meet the requirements set forth in Section 177.15 of the Zoning Code – General Regulations.~~

B. Communication towers (freestanding type), see section 177.12 of the Zoning Code – General Regulations.

C. Communication towers (building-supported type), see Section 177.13 of the Zoning Code – General Regulations.

D. Wind Energy Conversion Systems (WECS), see section 177.14 of the Zoning Code – General Regulations.

4. Bulk Regulations. The following minimum requirements shall be observed, subject to the modifications contained in Section 177.07.

A. Overall Density within the R-2 District shall not exceed 6 units per net acre of land. Calculation of net acres is based on the gross land area less any lands that are prohibited by law or code from development including wetlands, floodways, arterial or collector street right-of-way, and required park land dedication.

B. Lot Area: Single-family detached dwelling – 7,500 square feet; ~~two family dwelling – 10,000 square feet~~; Single-family, semi-attached – 5,000 square feet per lot (10,000 square feet combined) ~~each additional unit thereafter add 2,000 square feet.~~

C. Minimum Floor Area: Ranch style - 950 square feet; two story – 1,000 square feet of livable space; split level style - 875 square feet on two (2) adjacent levels; and split foyer style – 850 square feet on the main floor.

D. Lot Width: Single-family detached dwelling – ~~65~~ 70 feet for interior lot and 80 feet for corner lot; ~~two family dwelling - 85 feet~~ Single-family, semi-attached – 42.5 feet per lot (85 feet combined); ~~each additional unit add 20 feet~~; ~~corner lot - 75 feet.~~

E. Front Yard: Dwelling - 30 feet. All other principal uses - 50 feet.

F. Side Yards: ~~One (1) and one and one half (1 ½) stories – 15 feet side yard, 5 feet minimum on each side; two (2) and three (3) stories – (15) feet total side yard, 7 feet minimum on each side~~ Single-family detached dwelling - 7.5 feet minimum for both side yards unless a structure existing prior to December 19, 2022 has a pre-existing, non-conforming side yard setback of less than 7.5 feet

Commented [MM8]: Removing, as this sign language is unnecessary since already regulated by Sign Code

Commented [MM9]: A note that this section is being considered for removal as part of the current Home Occupation text amendment.

Commented [MM10]: Removing - this language creates confusion since nothing more dense than single-family, semi-attached dwellings are permitted in the R-2 District.

Commented [MM11]: Removing - this language creates confusion since nothing more dense than single-family, semi-attached dwellings are permitted in the R-2 District.

Commented [MM12]: Placing under single-family detached category (and increasing to 80' for consistency with Subdivision Code)

Commented [MM13]: Adjusting to minimum 7.5 on each side, based on previous feedback received by the Commission.

where such structure may be extended to align with the pre-existing, non-conforming side yard setback only but shall not further encroach than what is existing; Single-family, semi-attached – 7.5 minimum for one side yard (where other size yard is the common wall at 0') ~~church or school – 35 feet on each side~~; 3 feet for any accessory building. All other principal uses - 50 feet.

(Ordinance 04-202)

G. Rear Yard: Dwelling - 35 feet and 3 feet for accessory buildings. All other principal uses - 50 feet.

H. Maximum Height: Principal building - 35 feet; Accessory building - 12 feet.

I. Maximum Number of Stories: Principal building – 3 stories; Accessory building - 1 story.

J. Accessory Buildings: Maximum area for accessory Garage – 1,000 sq. ft. Maximum area for Yard shed – 160 sq. ft.

Commented [MM14]: This is inconsistent with Section 178.03.1.H, which would require a 50' setback. By removing this 35' langauge, now these uses would all under the 'All other principal uses' category of 50'.

Summary of R-2 Bulk Regulations:

(A) Minimum Lot Area	7,500 sq. ft., single-family detached ~~10,000 sq. ft. for two family dwellings~~ 5,000 square feet per lot (10,000 square feet combined), single-family, semi-attached ~~Add 2,000 sq. ft. for each additional unit~~
(B) Minimum Floor Area	950 sq. ft., ranch style 1000 sq. ft., two story 875 sq. ft., split level style 850 sq. ft., split foyer style
(C) Lot Width	~~65~~ 70 ft. interior lot and 80 feet corner lot, single family detached ~~85 ft., two-family~~ 42.5 per lot (85 feet combined), single-family, semi-attached; ~~Add 20 ft. for every additional unit~~ ~~75 ft. for corner lots~~
(D) Front Yard	30 ft. for dwellings 50 ft. for any permitted use other than dwellings
(E) Side Yard	~~15 ft. total side yard, 5 ft. minimum on each side, 1 and 1 ½ stories~~ ~~15 ft. total side yard, 7 ft. minimum on each side, 2 and 3 stories~~ 7.5 feet minimum for both side yards (what about making an accommodation here for R-2 final plats approved prior to 1/2/2023?), single-family detached 7.5 minimum for one side yard (where other size yard is the common wall at 0'), single-family, semi-attached ~~35 ft on each side, church or school~~ 3 ft. accessory buildings 50 ft. for any permitted use other than dwellings
(F) Rear Yard	35 ft. for single family 3 ft. accessory buildings 50 ft. for any permitted use other than dwellings
(G) Maximum Height	35 ft. principal buildings 12 ft. accessory buildings
(H) Maximum Stories	3 stories for principal buildings 1 story for accessory buildings

(I) Accessory Buildings	1,000 sq. ft – Maximum Area for Accessory Garage 160 sq. ft. – Maximum Area for Yard Shed

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 7.c.
For Meeting of 11/21/2022
Public Hearing

TITLE: Public Hearing on AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BONDURANT, IOWA, 2002, BY AMENDING THE FOLLOWING SECTIONS OF THE ZONING CODE: 177.10, 178.07, 178.08, 178.09, 178.10, 178.11, 178.13, 178.14,179, AND TO CHAPTER 182 OF THE CITY CODE, TITLED OPEN SPACE & LANDSCAPING

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: There are currently several different and inconsistent sections of the Zoning Code that regulate outdoor screening, buffering, and landscaping. The attached staff-initiated text amendments look to clean up the code to assist with both staff and public interpretation of the City Code.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this text amendment during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the first ordinance reading.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. Draft Ordinance

177.10 DEVELOPMENT AND MAINTENANCE OF PARKING AREAS. All proposed off-street parking, including commercial parking lots and automobile, trailer or other vehicular sales lots, in conjunction with any multi-family residential, commercial, industrial, public or semi-public land use, whether such use is existing or proposed, shall meet all of the required development standards set forth in this section:

1. No part of any parking space shall be closer than ~~three (3)~~ ten (10) feet to any established street right-of-way or alley line. ~~In case the parking lot adjoins an "R" District, it shall be set back at least fifteen (15) feet from the "R" District boundary and shall be effectively screen planted by any one or approved combination of the following options:~~

   ~~A. A buffer yard of fifteen (15) feet in width; a six (6) foot high masonry wall to be designed with face brick, stucco or similar finished surface facing toward the residential district; or~~

   ~~B. A buffer yard of 35 feet or more in width; four (4) foot high earth berm or opaque wood fence; and four (4) over-story trees, six (6) understory trees, six (6) coniferous trees, and fifteen (15) shrubs for each 100 lineal feet.~~

   ~~The buffer yard shall be located on the entire common perimeter of the contrasting uses, and extend to the lot lines. No part of any required buffer shall be used for parking, storage, loading, active recreation, locating refuse containers or similar activity which may create a nuisance. Where a residentially zoned area has been subdivided, the developer of a vacant commercial property shall be responsible for providing the buffer; where commercial buildings exist or are under construction, the developer of a vacant residential area shall provide the buffer.~~

7. Interior parking area landscaping shall be installed in accordance with Section 182.04, Landscape Requirements. ~~When visible from a public street or land zoned for residential use, the interior of such parking area shall be developed as follows:~~

   ~~A. Not less than five percent (5%) shall be landscaped and continuously maintained.~~

   ~~B. Planting along the perimeter of the parking area, whether required for screening or general beautification will not be considered as part of the five percent (5%) interior landscaping.~~

9. ~~All commercial or industrial driveways installed, altered, changed, replaced or extended after March 18, 2002, shall meet the following requirements:~~

Commented [MM1]: With the existing front yard tree requirements of Chapter 182, this width should be increased to allow for sufficient space for trees. Plus, 3' is quite narrow when compared to other communities.

Commented [MM2]: Consolidating to Chapter 179 to reduce inconsistencies/redundancies.

Commented [MM3]: Moving same regulations to Chapter 182.

~~A. Islands between successive driveway openings shall be a minimum of twelve (12) feet with six (6) feet between the driveway opening and the lot lines. All distances are to be measured at the right-of-way line.~~

10. ~~Lots directly abutting arterial streets shall not exceed one drive access onto each such arterial street except as provided below.~~ Common drives between adjacent landowners shall be encouraged and may be required by the City Engineer in lieu of individual drives~~, recommended to be located with the common property line as the centerline of the drive and required to be located a minimum of forty (40) feet from any other drive as measured from centerline to centerline.~~ Where such common drive is provided and joint access easements to parking areas are provided, required parking spaces on each lot as regulated by Section 177.09 may be reduced in number by up to five percent (5%).

Commented [MM4]: Removing since driveway locations and spacing are regulated by SUDAS.

Commented [MM5]: Removing since driveway locations and spacing are regulated by SUDAS. There are sites along arterial streets with more than one drive access (Amazon, High School/Junior High), which technically should have required a variance with this current language.

Commented [MM6]: Removing since driveway locations and spacing are regulated by SUDAS.

178.07 C-1 TRANSITIONAL COMMERCIAL.

4. **Bulk Regulations.** The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

   ~~A. A minimum of 15% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features, in accordance with Chapter 180 of this Code of Ordinances.~~

Commented [MM7]: Moving to Chapter 182, Landscaping

Summary of C-1 Bulk Regulations:

~~(J) Open Space~~	~~15% of lot area (*See Landscape Ordinance, Chapter 180*)~~

5. **Performance Standards.**

   A. Where property zoned "C-1" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.4, a 15'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance.

Commented [MM8]: Added to better provide clear guidance on width and requirements of a buffer yard between the C-1 District and any residential districts.

178.08 C-2 GENERAL COMMERCIAL.

4. **Bulk Regulations.** The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

   A. Side Yard. None except where side yard is adjacent to an "R" District, in which case a buffer yard shall be provided. See subsection 5, Performance Standards. ~~subparagraph F.~~

   ~~B. A minimum of 15% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features.~~

Commented [MM9]: Moving to Chapter 182.

Summary of C-2 Bulk Regulations:

(C) Side Yard Setbacks	None, unless adjacent to an "R" District then see Subsection 5 ~~Buffer if adjacent to "R"~~
~~(G) Open Space~~	~~15%~~

5. **Performance Standards.**

   A. Accessory outdoor activities shall be limited to outdoor dining and the display of merchandise for retail sale and storage, provided that such storage ~~shall be fully enclosed and screened from view from adjacent streets and residentially zoned parcels by a six-foot high masonry fence supplemented by coniferous plantings as necessary to further screen such storage~~ complies with Section 179.02.5; further provided, that no dining, display or storage shall be permitted in the required front yard ~~unless expressly allowed~~. An exception to this standard is hereby granted to sales and storage lots for new and used motor vehicles, which shall be regulated in the same manner as a parking area.

Commented [MM10]: Accessory added to better clarify that these requirement apply to accessory uses (you would not want a primary outdoor storage use in C-2 District).

Commented [MM11]: Already allowing at C-2 locations (Brick Street, Los Altos, Abbie's, so should clarify in code that it's allowed).

Commented [MM12]: Removing since already regulated by 179.02.5

Commented [MM13]: Removing as this leaves too much subjectivity as is.

   ~~B. All refuse collection areas shall be fully enclosed by a six-foot high opaque wood fence or masonry wall and shall be of a similar design character to the principal building on the site.~~

Commented [MM14]: Removing here from the C-2 District and instead placing a dumpster screening requirement for all sites subject to site plan review - to help with consistency of regulations.

   C. Where property zoned "C-2" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.4, a 15'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance. ~~by any one or approved combination of the following options:~~

      ~~(1) A buffer yard of 15 feet in width; 1 6-foot high masonry wall to be designed with face brick, stucco or similar finished surface facing toward the residential district; or~~

~~(2) A buffer yard of 26 feet or more in width; and 5 over story trees, 10 under story trees, and 20 shrubs for each 100 lineal feet; or~~

~~(3) A buffer yard 35 feet or more in width; 4-foot high earth berm or opaque wood fence; and 4 over story trees, 6 coniferous trees, and 15 shrubs for each 100 lineal feet.~~

~~The buffer yard shall be located on the entire common perimeter of the contrasting uses, and extend to the lot lines. No part of any required buffer shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance. Where a residentially zoned area has been subdivided, the developer of a vacant commercial property shall be responsible for providing the buffer; where the commercial buildings exist or are under construction, the developer of a vacant residential area shall provide the buffer.~~

~~D. For those properties in nonconformance with this chapter, refer to Chapter 176 of this Code of Ordinances.~~

Commented [MM15]: This contradicts the existing 179.02.5. Removing for consistency/to reduce confusion.

Commented [MM16]: Reorganized where shown in the green text in paragraph C above.

Commented [MM17]: Removing this since Section 179.02.5 already addresses - where the more intense development would be responsible for providing this screen.

Commented [MM18]: This statement is not necessary, as Chapter 176 applies to all nonconformities and not just C-2 District nonconformities.

178.09 C-3 PLANNED COMMERCIAL.

~~5.~~ **Landscaping.** ~~A minimum of 15% of the area shall be returned as landscaped open space to include such items as walks, trees, shrubs, fountains or other ornamental features.~~

Commented [MM19]: Moving to Chapter 182.

178.10 C-4 CENTRAL BUSINESS. The "C-4" District is intended to accommodate the variety of retail stores and related activities which occupy the prime area within the central business district.

2. **<u>Permitted Accessory Uses</u>.**

   A. Uses clearly subordinate and customarily incidental to the principal uses, including storage of merchandise and preparation of certain products, shall be permitted. Outside storage must be located in the rear yard and must meet the screening requirements of Section 179.02.5. ~~be completely obstructed from view by means of an enclosure and landscaping, as required by the Screening Ordinance Section 179.02~~.

178.11 C-5 OFFICE PARK.

4. **Bulk Regulations.** The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

   ~~A. A minimum of 20% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features.~~

   ~~**Summary of C-5 Bulk Regulations:**~~

~~(H) Open Space~~	~~20%~~

5. **Performance Standards.**

   ~~C. All refuse collection areas shall be fully enclosed by a 6 foot high opaque fence or masonry wall which matches the exterior of the principle building. Recycling facilities must be incorporated into the refuse collection area.~~

   D. Where the lot abuts property zoned for residential uses, a 50 foot buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance.

   ~~E. Lots directly abutting arterial streets shall not exceed one drive access onto each such arterial street except as provided below. Common drives between adjacent landowners shall be encouraged in lieu of individual drives, recommended to be located with the common property line as the centerline of the drive and required to be located a minimum of 125 feet from any other drive as measured from centerline to centerline.~~

   ~~One additional drive access may be permitted for a lot with continuous frontage in excess of 300 feet, or two additional drive accesses for continuous frontage in excess of 600 feet, if proper spacing is provided.~~

Commented [MM20]: Removing since now addressed in Chapter 179.

Commented [MM21]: Adding to better clarify the purpose of the buffer yard.

Commented [MM22]: Removing since already addressed by SUDAS and Section 177.10.

178.13 M-1 LIMITED INDUSTRIAL.

1. **Principal Permitted Uses.** Only the uses of structures or land listed in this section shall be permitted in the "M-1" District, provided, however, that all manufacturing, assembling, compounding, processing, packaging or other comparable treatment~~, including storage of any and all materials and equipment~~ shall take place within completely enclosed buildings~~, except those allowable outdoor use exclusions listed in the definition of Outdoor Storage and except for Temporary Fireworks Sales Facilities.~~ ~~All open areas not used for off-street parking or loading shall be planted with grass, shrubs and trees, properly maintained, and kept free from refuse and debris~~

   M. Contractor's offices and storage buildings ~~(not including outside storage yards)~~; including general contractors, plumbers, electricians, heating, ventilating, and air conditioning contractors, masons, painters, refrigeration contractors, roofing contractors and other such construction occupations, or like business.

   P. Lumber and building materials sales, or like business~~, provided that outside storage areas typically associated with such uses are subject to the Conditional Use Permit noted in Section 178.13.4.~~

2. **Required Conditions.**

   B. Outdoor storage yards, accessory or principal in use, shall meet screening requirements of Section 179.02.5.

   C. Where property zoned "M-1" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.4, a 25'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance.

3. **Permitted Conditional Uses.**

   A. ~~Outside storage yards, accessory or principal in use, and provided that they are fenced and screened in their entirety such that no materials stored are visible from the street or another property.~~

4. **Bulk Regulations.** The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

   ~~A. A minimum of 15% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features.~~

   ~~B. Screening of a sufficient height and density to obscure structures and activities shall be erected at all locations where an Industrial "M" District is immediately adjacent to a Residential "R" District.~~

   Summary of M-1 Bulk Regulations:

Commented [MM23]: Already regulated by Chapter 182, Landscaping.

Commented [MM24]: Removing since contradicting. New language now clearly states that outdoor storage is allowed but that is must meet Section 179.02.5 for screening.

Commented [MM25]: Statement no longer needed since outdoor storage is allowed if meeting the screening requirements of Section 179.02.5.

Commented [MM26]: Added to better provide clear guidance on width and requirements of a buffer yard between the M-1 District and any residential districts.

Commented [MM27]: Instead of requiring Board of Adjustment conditional use permit approval for outdoor storage areas, moving to the Required Conditions section of the M-1 District. This is based on precedent of recent Board of Adjustment approvals and for consistency with the following Policy of the Building Bondurant Comprehensive Plan: Maintain flexible industrial zoning codes to readily accommodate new uses and technologies.

Commented [MM28]: Moving to Chapter 182

Commented [MM29]: Sufficient height and density is too vague, plus Chapter 179 already regulates via the screening table.

~~(G) Open Space~~	~~15%~~
~~(H) Screening~~	~~Sufficient height and density~~

178.14 M-2 MEDIUM INDUSTRIAL. In the M-2 District is intended and designed to primarily accommodate wholesale and warehouse activities and industrial operations whose external effects are restricted to the area of the district and are not detrimental to adjoining or surrounding districts by reason of any gas, fumes, vibrations, dust, cinders, smoke, noise, or unsightly appearance. It is not intended that any new residential development be permitted in the M-~~1~~ 2 District.

3. **Required Conditions.**

   A. Where property zoned "M-2" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.5, a 50'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance, and further that all principal buildings and all accessory buildings or structures~~, including loading and unloading facilities,~~ shall be located at least one hundred (100) feet from any "R" District boundary, except where separated by an adjoining railroad right-of-way. No setback is required where adjacent to an active railroad right-of-way.

   C. Outdoor storage yards, accessory or principal in use, shall meet screening requirements of Section 179.02.5.

Commented [MM30]: This is the M-2 District not the M-1 District.

Commented [MM31]: Added to better provide clear guidance on width and requirements of a buffer yard between the M-2 District and any residential districts.

Shouldn't ever run into this much, as M-2 is not located adjacent to R Districts.

Commented [MM32]: This should be listed in bulk.

Commented [MM33]: Including to clarify that outdoor storage is subject to 179.02.5

CHAPTER 179 - ADDITIONAL PROVISIONS

179.01 SITE PLANS. ~~To assure that the design and location of commercial and industrial areas will be in conformance with the zoning standards of this Zoning Code and are properly related to and in harmony with the existing and future business and industrial development of the City, including generally accepted principles of commercial, industrial and civic design, a detailed site plan shall be submitted, in accordance with the "Site Plan and Specification Submittal Procedure" found in the Urban Standard Design Manual, showing the proposed use and development of all commercial and industrial sites for recommendation by the Planning and Zoning Commission to the Council for their approval. This section, along with the Urban Design Standards Manual, should be coordinated.~~ A detailed site plan shall be submitted in accordance with the requirements of this Chapter to assure proper site design and location of development proposed for recommendation by the Planning and Zoning Commission to the Council for their consideration.

Commented [MM34]: Consolidating and rewording since site plans apply to more than just commercial and industrial.

1. **Procedure**.

   A. A site plan review is required whenever a person or other group wishes to develop any tract or parcel of land or locate a Temporary Fireworks Sales Facility, within all zoning districts, except for any detached single-family residence and two-family residences including any accessory structure thereto; agriculturally zoned property; new construction of non-residential accessory buildings less than 1,000 square feet in gross floor area; and additions to existing non-residential buildings when the addition is less than ten (10) percent of the existing building's gross floor area or the addition does not exceed one thousand (1000) square feet, whichever is more restrictive. Also where no new curb cuts are required and where new construction does not reduce existing parking or significantly modify existing on-site circulation as determined by the City Engineer. Said person shall cause to be prepared a site plan of such development and shall submit ~~four (4) hard copies and~~ an electronic copy of said site plan to the City Clerk. The provisions of this section shall be applicable to the redevelopment, enlargement or extension of any ~~commercial or industrial~~ uses and structures not specifically listed as excluded in this section that are existing at the time of adoption of the ordinance codified herein (3-18-2002). The site plan shall contain such information and data as outlined herein.

Commented [MM35]: Electronic only is fine.

Commented [MM36]: Chapter 179 regulates more than just commercial and industrial.

B. The Clerk shall refer a copy of the site plan to the City Engineer, or such other person as shall be designated from time to time by the Council, who shall review said site plan as to its compliance with the ordinances of the City, its effect upon public utilities and the public street system, and submit findings, within thirty (30) days, to the Planning and Zoning Commission.

C. The Clerk shall also forward a copy of the site plan to each member of the Planning and Zoning Commission. The Commission shall, after receiving the engineer's report, review the site plan for conformity with the regulations and design standards contained herein, and may confer with the developer on changes deemed advisable in such site plan.

D. The Commission shall forward its recommendation of action to the Clerk within forty-five (45) days of the date of submission of the site plan. If the Commission does not act within 45 days, the site plan shall be deemed to be approved by the Commission unless the developer agrees to an extension of time.

E. The Commission may, in its discretion, hold a public hearing on the site plan of the proposed development and prescribe the notice thereof and to whom such notice shall be given.

F. The Council shall, upon receipt of the recommendation of the Commission, either approve or disapprove the site plan of the proposed development.

G. No building permit or certificate of occupancy for any structure within any distance within which a site plan is required shall be issued until the site plan has been approved as provided herein.

H~~. Upon final action by the Commission on any site plan, a copy of said site plan with the action of the Commission noted thereon and signed by the chairman of the Commission shall be filed with the Clerk.~~

Commented [MM37]: This section is not necessary, as D & E already speak to the Commission's recommendation.

I. If the administrative official finds that any construction or proposed construction or occupancy of a development on a tract of land for which a site plan has been approved will not substantially comply with the site plan as approved, or if the administrative official finds that the construction and development of the tract is not being carried out in accordance with the development schedule filed with the site plan, the administrative official shall suspend all building permits for the development and order all construction stopped until such time as the owner of the project or any successors in interest shall have provided the administrative official with proof satisfactory to said administrative official that the site plan will be complied with. The administrative official shall not issue a certificate of occupancy for any structure within the development while the building permit for the development has been suspended pursuant to this paragraph. Any person aggrieved by any decision or action of the administrative official under this paragraph may appeal such action or decision to the Board of Adjustment.

J. If the owner or developer of a tract of land for which a site plan has been approved determines that ~~an extension of time is necessary or that~~ a modification of the site plan would provide for a more appropriate or more practicable development of the site, the owner or developer may apply for an amendment of the site plan. The Commission and Council may grant ~~an extension of time or~~ a modification of a previously approved site plan if it determines that such modification of the site plan would provide for a more appropriate development of the site.

Commented [MM38]: Site plan time extensions already mentioned elsewhere in Chapter 179.

Commented [MM39]: Since Commission is the recommending authority, Council had been added to clarify that Council would also need to review the amendment.

K. Pre-application Conference. Whenever any person, partnership, corporation or any other group, public or private, proposed to develop any tract or parcel of land or modify any existing development which requires a site plan submittal, a request shall be made to the Department of Planning & Community Development for a Pre-application Conference. The conference may ~~shall~~ include the applicant or representative, ~~the Director of~~ Planning & Community Development staff, the City Engineer, the City Building Inspector, and the Public Works Director. The purpose of the conference shall be to acquaint the City Staff with proposed development and to acquaint the applicant or representative with the procedures and with any special problems that might relate to the development. ~~The applicant shall furnish a legal description of the property to be developed at the time of requesting the Pre-application Conference, and the conference shall be held within fifteen (15) days of such request.~~

Commented [MM40]: Statement not needed.

2. Design Standards. The standards of design are intended as minimum requirements so that the general arrangement and layout of the development requiring the site plan may be adjusted to a wide variety of circumstances.

A. All proposed developments for which site plans are required shall conform to the Comprehensive Plan of the City; the provisions of this Zoning Code, the Subdivision Regulations, if applicable; Statewide Urban Design and Specifications (SUDAS); ~~the Urban Standard Specifications for Public Improvements and Urban Design Standards for Public Improvements~~, and all other applicable City ordinances and statutes and regulations of the State.

Commented [MM41]: Old name for SUDAS

B. The proposed development shall have such entrances and exits upon public streets as are necessary for safety and the general welfare and shall have such interior drives as are necessary for free movement of emergency vehicles; and shall have such pedestrian walkways as are necessary for safety and general welfare. The proposed development shall have such entrances and exits upon adjacent streets and such internal traffic circulation pattern as will not unduly increase congestion on adjacent or surrounding public streets or create undue hazards to traffic safety.

C. The proposed development shall be designed with a proper regard to topography, surface drainage, natural drains and streams, wooded areas, and other natural features, which will lend themselves to proper, harmonious and attractive development of the site. The design of the proposed improvements shall make adequate provisions for surface and subsurface drainage, for connections to water and sanitary sewer lines, each so designed as to neither overload existing public utility lines nor increase the danger of erosion, flooding, landslide, or other endangerment of adjoining or surrounding property.

D. The proposed development shall be designed with adequate water mains, provisions for sanitary sewage facilities, storm sewers (storm sewers to be designed for 5-year storm calculations) and drains and flood control, in accordance with the ordinances and regulations of the City and statutes and regulations of the State and good engineering practice to protect the public health and welfare and not overload any existing public utilities. Surface drainage shall be directed to on-site detention, where required, and to storm sewers in accordance with applicable design standards, including the requirement to extend public storm sewer if deemed necessary. All storm drainage calculations shall include capacity of downstream facilities and be sized to accommodate existing facilities.

E. The proposed development shall be designed and the buildings and improvements located in such a manner as not to unduly diminish or impair the use and enjoyment of adjoining or surrounding property and to such end shall have such buffers, screen fences and landscaping as may be proper and shall minimize the adverse effects on such adjoining property from automobile headlights, illuminations of required perimeter yards, refuse containers, and impairment of light and air. For the purpose of this section, the term "use and enjoyment of adjoining property" means the use and enjoyment presently being made of such adjoining property, unless such property is vacant. If vacant, the term "use and enjoyment of adjoining property" means those uses permitted under the zoning districts in which such adjoining property is located.

G. **Architectural Standards**. As part of the submittal of a site plan for development within any of the zoning districts and for any of the uses except one and two family dwellings, architectural plans for buildings shall be submitted for review and approval by the City Council after recommendation from the Planning and Zoning Commission. Documentation to be submitted shall include color building elevations showing the building's design on all sides and a description of structural and exterior materials to be used. Exterior materials samples shall also be submitted upon request. The following standards shall be used by the City to review architectural plans:

1. **General Requirements:**

a. Building Orientation: Adequate treatment or screening of negative aspects of buildings (loading docks, loading areas, outside storage areas, non-residential overhead doors, ~~garbage dumpsters~~ and HVAC mechanical units) from any public street and adjoining properties shall be required. Buildings shall be designed or oriented not to expose loading docks, or loading areas to the public or residential areas unless screening of those areas is proposed. Screening must comply with Section 175.02 ~~(128)~~ of the City Code~~, which describes screening requirements. Section 175.02 (128) states, "Screening; to lessen the transmission from one lot to another of noise, dust and glare; to lessen visual pollution by providing an impression of separation of spaces or entirely shielding one land use from; and/or establishing a sense of privacy from visual or physical intrusion. Typical screening methods include fences, berms and/or a living screen of deciduous or coniferous type vegetation."~~

Commented [MM42]: This language is not necessary here, as new language to this chapter has been added to clearly regulate garbage dumpster screening requirements for all site plans.

Commented [MM43]: No need to list the definition of screening here since it is already listed in 175.02.

3. **Site Plan Requirements.** All site plans shall be drawn at a scale not less than 1" = 50'. ~~Fourteen (14) copies of the site plan shall be submitted to the Clerk.~~ The purpose of the site plan is to show all information needed to enable ~~the engineer~~ City staff, the Commission and the Council to determine if the proposed development meets the requirements of this Zoning Code. All site plans shall be certified by an architect, engineer, or landscape architect licensed by the State of Iowa, unless this requirement is specifically waived by the administrative official.

Commented [MM44]: Paper copies no longer required.

5. **Required Illustrations.** The site plan shall clearly set forth the following information concerning the proposed development:

L. Facilities for the collection and disposal of garbage and recycling ~~trash~~. Such facilities shall be fully enclosed on all sides by a six-foot high opaque fence (excluding chain link fencing with slats) or masonry wall.

Commented [MM45]: Garbage = trash.

M. A landscaping plan in accordance with Chapter182, Open Space and Landscaping Requirements, showing the location, size, and type of all plants, grass and trees to be used in the landscape of the proposed development. Landscaping to be used for screening purposes shall be illustrated in the elevation and perspective as well as the plan~~, with the approximate size and name of plants, shrubs or trees to be planted clearly indicated. Size, type, and location of required street tree shall be shown.~~

Commented [MM46]: Already stated in M.

S. ~~Three (3) copies of~~ Architectural elevations of all proposed buildings, for the purpose of understanding the structures, the location of windows, doors, overhangs, projection height, etc., and the grade relationship to floor elevation, and the number of stories or each existing building to be retained and of each proposed building.

Commented [MM47]: Electronic only is fine.

6. **Expiration of Approval.** All site plan approvals shall expire and terminate one hundred eighty (180) days after the date of the Council approval unless a building permit has been issued for the construction provided for in the site plan. The Council may, upon written request by the developer, extend the time for the issuance of a building permit for sixty (60) days. In the event the building permit for the construction provided for in a site plan expires or is canceled, then such site plan approval shall thereupon terminate.

179.02 SCREENING.

1. **Intent.** The intent of screening regulations is to lessen the transmission from one lot to another of noise, dust and glare; to lessen visual pollution by providing an impression of separation of spaces or entirely shielding one land use from another; and/or establishing a sense of privacy from visual or physical intrusion. The provisions of this chapter are necessary to safeguard the public health, safety and welfare.
2. **General Screening.** Every development shall provide sufficient screening so that neighboring properties are shielded from any adverse external effects of that development; and the development is shielded from the negative impacts of adjacent uses including streets and railroads.
3. **Compliance with General Standard.** The following table illustrates the type of screen required between zoning classifications. Where such screening is required the applicant ~~or~~ of the burdened/more intense use is responsible for installation prior to receiving an occupancy permit for the use in questions. A description of the screen types (A, B, and C) are described in the following subsection. Where screening is to be approved at site plan review (*), the screening objectives described in the Site Plan Ordinance, Section 179.01 are to be adhered. The City Council may require additional screening where deemed appropriate.

Commented [MM48]: Added to better clarify that the more intense use is responsible for installing the required screening.

TABLE OF SCREENING REQUIREMENTS

Benefited Zoning Classification/Use

Zone	R-1	R-2	R-3	R-4	R-5	C-1	C-2	C-3	C-4	C-5	~~C-6~~	M-1	M-2
R-1	-	-	A	A	*	B	B	*	B	*	*	C	C
R-2	-	-	A	A	*	B	B	*	B	*	*	C	C
R-3	A	A	-	-	*	A	B	*	B	*	*	C	C
R-4	A	A	-	-	*	A	B	*	B	*	*	C	C
R-5	*	*	*	*	*	*	*	*	*	*	*	*	*
C-1	B	B	A	A	*	-	A	*	A	*	*	C	C
C-2	B	B	B	B	*	A	-	*	-	*	*	C	C
C-3	*	*	*	*	*	*	*	*	*	*	*	*	*
C-4	B	B	B	B	*	A	-	*	-	*	*	C	C
C-5	*	*	*	*	*	*	*	*	*	*	*	*	*
~~**C-6**~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~	~~*~~
M-1	C	C	C	C	*	C	C	*	C	*	*	-	B
M-2	C	C	C	C	*	C	C	*	C	*	*	B	-

* Screening to be approved with site plan review.
- No screening required.
A,B,C Described below.

4. <u>Descriptions of Screens.</u> The following three basic types of screens are established and are used as the basis for the table of screening requirements.

A. **Broken Screen, Type A.** A screen composed of intermittent visual obstructions from the ground to a height of at least twenty feet. The broken screen is intended to create the impression of a separation of spaces without necessarily eliminating visual contact between the spaces. It may be composed of a wall, opaque fence (excluding chain link fencing with slats), landscaped earth berm, planted vegetation, or existing vegetation. Compliance of planted vegetative screens or natural vegetations will be judged on the basis of the average mature height and density of foliage of the subject species, or field observation of existing vegetation. The screen may contain deciduous plants.

Commented [MM49]: There is no C-6 District in the Zoning Code.

Commented [MM50]: There is no C-6 District in the Zoning Code.

B. **Semi-opaque Screen, Type B.** A screen that is opaque from the ground to a height of three feet, with intermittent visual obstruction from above the opaque portion to a height of at least twenty feet. The semi-opaque screen is intended to partially block visual contact between uses and to create a strong impression of the separation of spaces. The semi-opaque screen may be composed of a wall, opaque fence (excluding chain link fencing with slats), landscaped earth berm, planted vegetation, or existing vegetation. Compliance of planted vegetative screens or natural vegetation will be judged on the basis of the average mature height and density of foliage of the subject species, or field observation of existing vegetation. At maturity, the portion of intermittent visual obstructions should not contain any completely unobstructed openings more than ten feet wide. The zone of intermittent visual obstruction may contain deciduous plants.

C. **Opaque Screen, Type C.** A screen that is opaque from the ground to a height of at least six feet, with intermittent visual obstructions from the opaque portion to a height of at least twenty feet. An opaque screen is intended to exclude all visual contact between uses and to create a strong impression of spatial separation. The opaque screen may be composed of a wall, opaque fence (excluding chain link fencing with slats), landscaped earth berm, planted vegetation, or existing vegetation. Compliance of planted vegetative screens or natural vegetation will be judged on the basis of the average mature height and density of foliage of the subject species, or field observation of existing vegetation. The opaque portion of the screen must be opaque in all seasons of the year. At maturity, the portion of intermittent visual obstructions should not contain any completely unobstructed openings more than ten feet wide. The portion of intermittent visual obstructions may contain deciduous plants.

5. **<u>Storage areas.</u>** The outdoor storage of materials, equipment or supplies, when permitted in a~~ny~~ commercial or industrial district, shall be so located or screened, fenced or landscaped so as to effectively prevent visibility of such storage from all abutting residential zoning districts, all abutting residential uses, and all public rights-of-way. ~~or abutting existing residential uses. Such screening shall be sufficient if it prevents visibility of such storage are by persons traveling on public right-of-ways or standing at grade level on the side or rear lot lines of such property.~~ Such screening shall comply with the standard for an opaque screen Type "C" as described in Section 179.02.4 ~~17.67.040(C). (Ord. 1056 §1 (part), 1989).~~

Commented [MM51]: Not all commercial districts allow

Commented [MM52]: Removing since this section already notes that a Type C must be met.

Commented [MM53]: Old reference.

CHAPTER 182 - OPEN SPACE AND LANDSCAPING REQUIREMENTS

182.02 SCOPE. The requirements of this chapter apply to all ~~commercial and industrial development or redevelopment within the City~~ all development regulated by Section 179.01, titled Site Plans.

182.03 DEFINITIONS. ~~As used in this chapter, "quick growing tree" includes, but is not limited to, Acacia, Catalpa, Silver Maple, Tree-of-Heaven, Silk Tree, Alder, Beefwood, Eucalyptus, Ficus species, or any tree determined by a nursery to be a quick growing tree.~~

1. "**Deciduous Ornamental Tree**" means a deciduous tree that reaches a mature height of less than thirty (30) feet.

2. "**Deciduous Shade Tree**" means a deciduous tree that reaches a mature height of at least thirty (30) feet.

3. "**Evergreen/Coniferous Tree**" means a tree that has needle-shaped or scale like leaves that remain green throughout the year; commonly referred to as pine, fir, and spruce trees.

4. "**Ground Cover**" means live plants that may include turf grass, prairie grass plantings, plant beds, shrubs, and trees. Noxious weeds as regulated by Chapter 50.02 of the Code are not considered ground cover.

5. "**Open Space**" means any area not covered by a building, structure, parking lot, loading area, driveway, or other similarly paved area. Open space may include sidewalks, trails, pedestrian plazas and patios, and landscaped parking lot islands.

6. "**Quick Growing Tree**" means the following types of trees: Acacia, Catalpa, Silver Maple, Tree-of-Heaven, Silk Tree, Alder, Beefwood, Eucalyptus, and Ficus species.

~~**182.04 SIZE REQUIREMENTS.**~~

~~1. Ground Covers and Shrubs. If ground covers or shrubs are utilized in areas required to be landscaped, planting shall be a minimum of two (2) to five (5) gallon pot size and spaced no more than four (4) feet on center depending upon species.~~

Commented [MM54]: Added to better clarify that Chapter 182 applies to all developments regulated by Chapter 179. The way this section currently reads only notes commercial and industrial, however, there are other uses that would also be subject to Section 179.01, such as multi-family and governmental projects.

Commented [MM55]: Keeping this language, just including as part of a definitions list.

2. ~~Deciduous Shade Tree. A minimum of 1¾ inch caliper measured at a point six (6) inches above the immediate ground level and normally capable of growing to a height of thirty (30) feet or more at maturity.~~

3. ~~Deciduous Ornamental Tree. A minimum of 1¼ inch caliper measured at a point six (6) inches above the immediate ground level and normally growing to height of less than thirty (30) feet at maturity.~~

4. ~~Evergreen or Coniferous Tree. A minimum height of five (5) feet measured above the immediate ground level.~~

Commented [MM56]: Removing here and instead listing in the Trees section of this Chapter.

182.05 (Now 182.04) LANDSCAPE REQUIREMENTS.

1. Minimum Open Space. ~~The total land area developed as open space and landscaping shall not be less than ten percent (10%) of the gross land area included in the building lot. Such open space shall be maintained as grassed and landscaped area and shall not include access drives, parking areas, structures or buildings; except ornamental structures included as part of the landscaping theme.~~ On each lot there shall be provided open space equal to at least the following minimum percentage of the total lot area for each zoning district.

Commented [MM57]: Currently the R-3, C-5, C-1, C-2, C-3, and M-1 Districts regulate open space at a calculation other than this 10%. The minimum open space requirements are being removed from the individual zoning districts and are better reorganized in this table. It is assumed the M-2 and C-4 Districts require 10% open space since their individual districts don't currently specify a minimum greenspace requirement like all other districts do.

District	Minimum Percentage of Open Space
C-4, M-2	10%
C-1, C-2, C-3, M-1	15%
R-3, C-5	20%

2. ~~Landscaping~~ Groundcover. At least ninety percent (90%) of the required open space area shall be landscaped and maintained with living ground cover. ~~Poured asphalt, concrete, or similar hard surfacing shall not be used. Landscape areas must be capable of providing substantially full expanse of foliage within three (3) years after planting.~~

Commented [MM58]: Removing here since already addressed by new definition of groundcover.

Commented [MM59]: Removing since not relevant to this 90% groundcover statement.

3. Right-of-way. The unpaved portion of a dedicated public right-of-way abutting any development shall be landscaped with sod or grass seed. Nonliving ground cover, including but not limited to rock, stone, brick, concrete, asphalt, or other similar material shall not be used as a landscape material in such areas, except that the Community Planning Director may authorize the use of non-living ground cover when it is determined that a location will not allow for adequate maintenance of sod, grass seed or other living ground cover.

4. Trees. Valuing the benefits provided from the use of trees in reducing heat, pollution, and the loss of habitat resulting from the use of expansive areas of hard

surfacing for parking and other purposes, the following standards shall be met and maintained.

A. ~~Number Required~~ General Tree Requirements.

1. Number Required. General trees shall be required at the rate of one tree per fifty (50) feet of street frontage or one tree per six (6) parking, loading and stacking spaces provided on the site, whichever is greater. Where fractional numbers of trees result, the number of required trees shall be rounded to the nearest whole number.

2. Existing Tree Credit. The preservation of existing trees on site is encouraged when they are in good condition and when they meet the size and type requirements. Such existing trees may be counted as part of the minimum required general trees on a site at the following rate: a credit of two (2) trees toward the number of required general trees shall be given for each existing tree on site that is of the type of tree listed in the Types Required section and which is over ten (10) in caliper in size measured six (6) inches above the immediate ground level.

3. Placement Required. Of the total number of general trees required, a minimum of one tree per fifty (50) feet of street frontage shall be planted in the required front yard setback. General trees shall also be located no closer than four (4) to the public right-of-way.

4. Types and Sizes Required.

    1. Up to one hundred percent (100%) of required general trees may be deciduous shade trees. Required deciduous shade trees shall be a minimum 1 ¾ inch caliper measured at a point six (6) inches above the immediate ground level at the time of planting.

    2. Up to twenty-five percent (25%) of required general trees may be deciduous ornamental and evergreen/coniferous. Required deciduous ornamental trees shall be a minimum 1 ¼ inch caliper measured at a point six (6) inches above the immediate ground level at the time of planting. Required evergreen/coniferous trees shall be a minimum of five (5) feet measured from the immediate ground level at the time of planting.

    3. Up to fifty percent (50%) of required general trees may be quick growing trees.

Commented [MM60]: Same language as was existing, just reorganized to this section.

Commented [MM61]: Same language as was existing, just reorganized to this section.

Commented [MM62]: Same language as was existing, just reorganized to this section.

B. Interior Parking Lot Tree Requirements.

1. When parking spaces are provided on the site, one tree shall be placed in the parking lot for every eighteen (18) parking spaces. Every interior parking lot tree shall be located in a planting island within the hard surfaced parking area. Said islands shall be a least five (5) feet wide and contain a minimum of thirty-six (36) square feet per tree. Planting islands shall utilize raised curbs. ~~or wheel stops.~~

2. All required interior parking lot trees shall be deciduous shade. Required interior deciduous shade trees shall be a minimum 1 ¾ inch caliper measured at a point six (6) sinches above the immediate ground level at the time of planting.

~~C. Existing Trees. The preservation of existing trees on a site is encouraged when they are in good condition and at least 1¾ inch caliper in size. Such trees may be counted as part of the required number of trees on a site. A credit of two (2) trees toward the number trees shall be given for each existing tree on a site that is of the type of tree listed in the above sections which is over ten (10) inch caliper in size measured six (6) inches above the immediate ground level. However, this credit may not be applied in reducing the number of required interior parking lot trees, unless the tree is located within the parking lot area.~~

~~D. Placement According to Type and Percentage.~~

~~(1) Deciduous Shade Tree. Such trees may be utilized for 100 percent of the total tree requirement. Only such trees may be utilized for required interior parking lot trees.~~

~~(2) Deciduous Ornamental, Evergreen or Coniferous Tree. Up to twenty-five percent (25%) of the required trees may be of these types. However, they shall not be planted in a driveway or intersection safety zone.~~

~~(3) Quick Growing Trees. No more than fifty percent (50%) of all required trees shall be of these types.~~

~~E. Placement. Of the total number of required trees, a minimum of one tree per fifty (50) feet of street frontage shall be planted in the required front yard setback. Trees shall be located no closer than four (4) feet to the public right-of-way and all landscape materials required by this section shall be installed in accordance with accepted industry standards.~~

Commented [MM63]: Curbs look better than wheel stops.

Commented [MM64]: Same information as was existing, just reorganized.

Commented [MM65]: Keeping, just reorganizing up to General Trees.

Commented [MM66]: Keeping, just reorganizing up to General Trees.

Commented [MM67]: Keeping, just reorganizing up to General Trees.

C. Interior Parking Area Landscaping. When visible from a public street or land zoned for residential use, the interior of such parking area shall be developed as follows:

1. Not less than five percent (5%) of the visible parking area shall be landscaped with living groundcover and continuously maintained.

2. Planting along the perimeter of the parking area, whether required for screening or general beautification, will not be considered as part of the five percent (5%) interior landscaping.

5. Maintenance. Property owners shall be responsible for the proper maintenance of all required landscape materials and any dead or substantially damaged landscape materials shall be replaced. The use of a sprinkler system is encouraged, and, at a minimum, water services shall be conveniently located to provide permanent and easily accessible means of watering.

~~**182.06 SITE PLAN.** Landscaping required by this chapter shall be shown on the Site Plan for the property and shall include the types of landscaping to be used, the designation of the trees to be used, the total number of trees, and the number of trees by designation.~~

Commented [MM68]: Language not necessary, as already regulated by Chapter 179.

Bondurant
Life Connecting

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.a.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments to the BRAVO Board for CY 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The attached resolution approves the BRAVO Board appointment for the calendar year 2023. Once the Council determines who that is, staff can insert the name and Council can adopt the resolution.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote after determining representation.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-262

CITY OF BONDURANT
RESOLUTION NO. 221121-262

RESOLUTION APPROVING APPOINTMENTS TO THE BRAVO BOARD FOR CY 2023

WHEREAS, BRAVO of Greater Des Moines requests the City of Bondurant to appoint an elected official, member of city council, mayor or community member to serve on its Board of Directors for calendar year 2022; AND

WHEREAS, the appointments must be a Primary Board Appointment and a Board Alternate Appointment; AND

WHEREAS, XXX has agreed to appointment as Primary Board Representative and XXX has agreed to appointment as Board Alternate Representative,

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the appointments to the BRAVO Board are hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.b.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution appointing representatives to the Polk County Emergency Management Commission for calendar year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The County Board of Supervisors, City Councils and school district Boards of Education in each county shall cooperate with the Homeland Security and Emergency Management Division of the Department of Public Defense to establish a local emergency management commission (Commission) to carry out the provisions of Iowa Code Chapter 29C. The Commission shall be composed of a member of the Board of Supervisors or an appointed representative, the Sheriff or the Sheriff's representative, and the Mayor or the Mayor's representative from each city within the county. The resolution appoints the Mayor as the primary representative and the City Administrator and Fire Chief as alternates. Another space is vacant in the resolution if the Council wishes to appoint a council member as another alternate represnetative.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote, after determining the status of the alternate position.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-263

CITY OF BONDURANT
RESOLUTION NO. 221121-263

RESOLUTION APPOINTING A REPRESENTATIVE AND ALTERNATIVE REPRESENTATIVE TO THE POLK COUNTY EMERGENCY MANAGEMENT COMMISSION

WHEREAS, the County Board of Supervisors, City Councils and school district Boards of Education in each county shall cooperate with the Homeland Security and Emergency Management Division of the Department of Public Defense to establish a local emergency management commission (Commission) to carry out the provisions of Iowa Code Chapter 29C; AND

WHEREAS, the Commission shall be composed of a member of the Board of Supervisors or an appointed representative, the Sheriff or the Sheriff's representative, and the Mayor or the Mayor's representative from each city within the county and members shall be the operations liaison officers between their respective jurisdiction and the Commission; AND

WHEREAS, the Commission shall meet monthly to determine the mission of its agency and program and provide direction for the delivery of the emergency management services of planning, administration, coordination, training, and support for local governments and their departments and the Commission shall coordinate emergency services in the event of a disaster.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Polk County, Iowa, that Doug Elrod be appointed as the Polk County Emergency Management Commission Representative for calendar year 2023; AND

NOW THEREFORE, BE IT FURTHER RESOLVED, by the City Council of Bondurant, Polk County, Iowa, that __________________________, City Administrator Oliver, and Chief Aaron Kreuder be appointed as the Alternative Representatives for calendar year 2023; AND

NOW, THEREFORE, BE IT FURTHER RESOLVED, by the City Council of the City of Bondurant, Polk County, Iowa, that the Representative or Alternative Representative attends the monthly Commission meetings on behalf of the City of Bondurant, Polk County, Iowa.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____

Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.c.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments to MWA Board for CY 2023

CONTACT PERSON:

BRIEF HISTORY & ANALYSIS:

FUNDING SOURCE:

STAFF RECOMMENDATION:

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-264

CITY OF BONDURANT
RESOLUTION NO. 221121-264

RESOLUTION APPROVING APPOINTMENTS TO MWA BOARD FOR CY 2023

WHEREAS the Metro Waste Authority requests the City of Bondurant to appoint an elected official, member of city council or mayor to serve on its Board of Directors for calendar year 2023; AND

WHEREAS the appointments must be a Primary Board Appointment and a Board Alternate Appointment; AND

WHEREAS ____________________________ has agreed to appointment as Primary Board Representative and City Administrator Marketa Oliver has agreed to reappointment as Board Alternate Representative,

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the appointments to the MWA Board are hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.d.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments to the Des Moines Convention and Visitors Bureau Board of Directors for calendar year 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: Attached is a resolution appointing two City representatives to the Des Moines Convention and Visitors Bureau. There are spaces in which the names of the representatives can be inserted once the representation is determined by the City Council.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote, after inserting names of the representatives who will serve for the 2023 calendar year.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-265

CITY OF BONDURANT
RESOLUTION NO. 221121-265

RESOLUTION APPROVING APPOINTMENTS TO THE DES MOINES CONVENTION AND VISITORS' BUREAU BOARD OF DIRECTORS

WHEREAS, the City is a member of the Des Moines Convention and Visitors Bureau (CVB); AND

WHEREAS, the Des Moines CVB markets the region as a visitor destination increasing economic growth; AND

WHEREAS, City representation is requested on the Board of Directors; AND

WHEREAS, ______________________________ and ______________________________ have offered to represent Bondurant at the quarterly CVB Board of Director meetings,

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that ______________________________ and ______________________________ are named as primary and alternate representatives respectively to the Des Moines CVB Board of Directors for the 2023 calendar year.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

Bondurant
Life Connecting

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.e.
For Meeting of 11/21/2022
Resolution

TITLE: - Resolution approving Appointments to WRA Board and Technical Committee for CY 2023

CONTACT PERSON:
Shelby Hagan, City Clerk

BRIEF HISTORY & ANALYSIS: The Des Moines Metropolitan Wastewater Reclamation Authority (WRA) requests the City Council to appoint a representative and alternate to serve on the Board for calendar year 2023. Representatives also need to be appointed to the Technical Committee. The attached resolution appoints the City Administrator as an alternate for the policy committee and appoints the Public Works Director as the primary and Water Superintendent as the alternate to the Technical Committee. There is a vacant space in which to insert the name of the primary policy representative once that person is determined.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: Approve resolution on a roll call vote once the name of the primary policy committee representatives is determined and inserted.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. RESOLUTION NO. 221121-266

CITY OF BONDURANT
RESOLUTION NO. 221121-266

RESOLUTION APPROVING APPOINTMENTS TO WRA BOARD AND TECHNICAL COMMITTEE FOR CY 2023

WHEREAS, the Des Moines Metropolitan Wastewater Reclamation Authority (WRA) requests the City Council to appoint a representative and alternate to serve on the Board for the calendar year; AND

WHEREAS, the Des Moines Metropolitan WRA requests appointees to the WRA Technical Committee; AND

WHEREAS, Council Member ________________ has agreed to appointment as Primary Board Representative and City Administrator Marketa Oliver has agreed to reappointment as Alternate Representative and Public Works Director John Horton has agreed to reappointment as WRA Technical Committee Primary and Water Superintendent Pat Collison has agreed to reappointment as the Alternate.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Bondurant, Iowa, that the appointments to the WRA Board and Technical Committee are hereby approved as presented.

Passed and adopted this 21st day of November 2022,

____
Doug Elrod, Mayor

ATTEST: I, Shelby Hagan, City Clerk 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.

____
Shelby Hagan, City Clerk

Name	Yay	Nay	Abstain	Absent
Cox				
Driscoll				
McKenzie				
Peffer				
Sillanpaa				

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.f.
For Meeting of 11/21/2022
Ordinance

TITLE: - (First Reading) Ordinance amending Sections 178.02, 178.03, and 178.06 of the Zoning Code and to Section 180.05 of the Subdivision Code regarding basements

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: For Brief History and Analysis, see corresponding public hearing agenda statement.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this basements text amendment topic during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the first ordinance reading. It is anticipated the second ordinance reading will be considered at the December 5, 2022 meeting and the third ordinance reading will be considered at the December 19, 2022 meeting. The R-1 and R-2 preliminary plat approval moratorium is set to expire at 8:00 a.m. on December 20, 2022.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. ORDINANCE NO. 221121-215

CITY OF BONDURANT
ORDINANCE NO. 221121-215

AN ORDINANCE AMENDING THE CITY CODE OF BONDURANT, IOWA, BY AMENDING THE FOLLOWING SECTIONS OF THE ZONING CODE AND SUBDIVISION CODE: 178.02, 178.03, 178.06, AND 180.05

BE IT ENACTED by the City Council of the City of Bondurant, Polk County, Iowa:

Section 1. **SECTIONS AMENDED.** Section 178.02 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to include the following additional language:

4.k. Basement Required: A basement, containing the square footage of at least 60% of the dwelling's first story square footage at the time of original building permit approval, is required in all single-family dwellings. This section applies to all R-1 District lots within preliminary plats approved after December 19, 2022.

Summary of R-1 Bulk Regulations:

(K) Basements	A basement containing the square footage of at least 60% of the dwelling's first story square footage at the time of original building permit approval is required in single-family dwellings. This section applies to all R-1 District lots within preliminary plats approved after December 19, 2022.

Section 178.03 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to include the following additional language:

4.k. Basement Required: A basement, containing the square footage of at least 60% of the dwelling's first story square footage at the time or original building permit approval, is required in all single-family detached and single-family, semi-attached dwellings. This section applies to all R-2 District lots within preliminary plats approved after December 19, 2022.

Summary of R-1 Bulk Regulations:

(K) Basements	A basement containing the square footage of at least 60% of the dwelling's first story square footage at the time of original building permit approval is required in all single-family detached and single-family, semi-attached dwellings. This section applies to all R-2 District lots within preliminary plats approved after December 19, 2022.

Section 178.06 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to include the following additional language:

4.S. The provision of basements, tornado safe rooms, and/or other high wind safety measures may be required for dwelling units.

Section 180.05 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows:

4.E Water and Sewers. Shall meet the following:

1. Water mains, sanitary sewer lines, and storm sewers and their appurtenances shall be constructed and installed in accordance with ~~the~~ Iowa Statewide Urban Design and Specifications (SUDAS) ~~"Urban Design Standards for Public Improvements" and the "Urban Standard Specifications for Public Improvements"~~ and the plans and specifications adopted by the Council.
2. Water and sewer lines shall be made accessible to each lot and to the subdivision's outermost boundaries and extending across the adjacent arterial/collector road at the maximum depth possible, as deemed necessary by the City Engineer, to facilitate the service and development of adjoining and nearby properties within the city.
3. At a minimum, water mains shall be eight (8) inches in size, sanitary sewers shall be eight (8) inches in size but may be required to be twelve (12) inches if deemed necessary by the City Engineer, hydrants shall not be farther apart than 350 feet, and storm sewer shall be designed for 5-year storms.

Section 2. **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. **SEVERABILITY.** If any section, provisions, sentence, clause, phrase or part of this ordinance shall be adjudicated, invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any provision, section, subsection, sentence clause, phrase or part thereof not adjudged invalid or unconstitutional.

Section 4. **EFFECTIVE DATE.** This ordinance shall be in full force and effect following its passage, adoption and publication as required by law.

PASSED AND APPROVED by the City Council this _____ day of ________, 2022

CITY OF BONDURANT, POLK COUNTY, IOWA

____

DOUG ELROD, MAYOR

ATTEST:

____

SHELBY HAGAN, CITY CLERK

(SEAL)

FIRST CONSIDERATION: November 21, 2022
SECOND CONSIDERATION:
THIRD CONSIDERATION:

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.g.
For Meeting of 11/21/2022
Ordinance

TITLE: -(First Reading) Ordinance amending Sections 177.10, 178.07, 178.08, 178.09, 178.10, 178.11, 178.13, 178.14, 179, and 182 of the Zoning Code/City Code regarding outdoor storage, screening, and landscaping

CONTACT PERSON:

BRIEF HISTORY & ANALYSIS: Please see Public Hearing agenda statement on this agenda for additional information.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this text amendment during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the first ordinance reading.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. ORDINANCE NO. 221121-216

CITY OF BONDURANT
ORDINANCE NO. 221121-216

AN ORDINANCE AMENDING THE CITY CODE OF BONDURANT, IOWA, BY AMENDING THE FOLLOWING SECTIONS OF THE CITY CODE: 177.10, 178.07, 178.08, 178.10, 178.11, 178.13, 178.14, 179, 182

BE IT ENACTED by the City Council of the City of Bondurant, Polk County, Iowa:

Section 1. **SECTIONS AMENDED.** Section 177.10 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 177.10 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

1. No part of any parking space shall be closer than ~~three (3)~~ ten (10) feet to any established street right-of-way or alley line. ~~In case the parking lot adjoins an "R" District, it shall be set back at least fifteen (15) feet from the "R" District boundary and shall be effectively screen planted by any one or approved combination of the following options:~~

    ~~A. A buffer yard of fifteen (15) feet in width; a six (6) foot high masonry wall to be designed with face brick, stucco or similar finished surface facing toward the residential district; or~~

    ~~B. A buffer yard of 35 feet or more in width; four (4) foot high earth berm or opaque wood fence; and four (4) over-story trees, six (6) understory trees, six (6) coniferous trees, and fifteen (15) shrubs for each 100 lineal feet.~~

    ~~The buffer yard shall be located on the entire common perimeter of the contrasting uses, and extend to the lot lines. No part of any required buffer shall be used for parking, storage, loading, active recreation, locating refuse containers or similar activity which may create a nuisance. Where a residentially zoned area has been subdivided, the developer of a vacant commercial property shall be responsible for providing the buffer; where commercial buildings exist or are under construction, the developer of a vacant residential area shall provide the buffer.~~

7. Interior parking area landscaping shall be installed in accordance with Section 182.04, Landscape Requirements. ~~When visible from a public street or land zoned for residential use, the interior of such parking area shall be developed as follows:~~

    ~~A. Not less than five percent (5%) shall be landscaped and continuously maintained.~~

    ~~B. Planting along the perimeter of the parking area, whether required for screening or general beautification will not be considered as part of the five percent (5%) interior landscaping.~~

9. ~~All commercial or industrial driveways installed, altered, changed, replaced or extended after March 18, 2002, shall meet the following requirements:~~

   ~~A. Islands between successive driveway openings shall be a minimum of twelve (12) feet with six (6) feet between the driveway opening and the lot lines. All distances are to be measured at the right-of-way line.~~

10. ~~Lots directly abutting arterial streets shall not exceed one drive access onto each such arterial street except as provided below.~~ Common drives between adjacent landowners shall be encouraged and may be required by the City Engineer in lieu of individual drives~~, recommended to be located with the common property line as the centerline of the drive and required to be located a minimum of forty (40) feet from any other drive as measured from centerline to centerline.~~ Where such common drive is provided and joint access easements to parking areas are provided, required parking spaces on each lot as regulated by Section 177.09 may be reduced in number by up to five percent (5%).

Section 178.07 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.07 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

~~4. A. minimum of 15% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features, in accordance with Chapter 180 of this Code of Ordinances.~~

Summary of C-1 Bulk Regulations:

~~(J) Open Space~~	~~15% of lot area~~ ~~*(See Landscape Ordinance, Chapter 180)*~~

5. Performance Standards.

A. Where property zoned “C-1” is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.4, a 15’-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance.

Section 178.08 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.08 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

4. Bulk Regulations. The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

A. Side Yard. None except where side yard is adjacent to an "R" District, in which case a buffer yard shall be provided. See subsection 5, Performance Standards. ~~subparagraph F.~~

~~B. A minimum of 15% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features.~~

Summary of C-2 Bulk Regulations:

(C) Side Yard Setbacks	None, unless adjacent to an "R" District then see Subsection 5 ~~Buffer if adjacent to "R"~~
~~(G) Open Space~~	~~15%~~

5. **Performance Standards**.

A. Accessory outdoor activities shall be limited to outdoor dining and the display of merchandise for retail sale and storage, provided that such storage ~~shall be fully enclosed and screened from view from adjacent streets and residentially zoned parcels by a six-foot high masonry fence supplemented by coniferous plantings as necessary to further screen such storage~~ complies with Section 179.02.5; further provided, that no dining, display or storage shall be permitted in the required front yard ~~unless expressly allowed~~. An exception to this standard is hereby granted to sales and storage lots for new and used motor vehicles, which shall be regulated in the same manner as a parking area.

~~B. All refuse collection areas shall be fully enclosed by a six-foot high opaque wood fence or masonry wall and shall be of a similar design character to the principal building on the site.~~

C. Where property zoned "C-2" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.4, a 15'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance. ~~by any one or approved combination of the following options:~~

~~(1) A buffer yard of 15 feet in width; 1 6-foot high masonry wall to be designed with face brick, stucco or similar finished surface facing toward the residential district; or~~

~~(2) A buffer yard of 26 feet or more in width; and 5 over story trees, 10 under story trees, and 20 shrubs for each 100 lineal feet; or~~

~~(3) A buffer yard 35 feet or more in width; 4-foot high earth berm or opaque wood fence; and 4 over story trees, 6 coniferous trees, and 15 shrubs for each 100 lineal feet.~~

~~The buffer yard shall be located on the entire common perimeter of the contrasting uses, and extend to the lot lines. No part of any required buffer shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance. Where a residentially zoned area has been subdivided, the developer of a vacant commercial property shall be responsible for providing the buffer; where the commercial buildings exist or are under construction, the developer of a vacant residential area shall provide the buffer.~~

~~D. For those properties in nonconformance with this chapter, refer to Chapter 176 of this Code of Ordinances.~~

Section 178.09 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.09 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

~~5. **Landscaping**. A minimum of 15% of the area shall be returned as landscaped open space to include such items as walks, trees, shrubs, fountains or other ornamental features.~~

Section 178.10 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.07 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

2. **Permitted Accessory Uses**.

   A. Uses clearly subordinate and customarily incidental to the principal uses, including storage of merchandise and preparation of certain products, shall be permitted. Outside storage must be located in the rear yard and must meet the screening requirements of Section 179.02.5. ~~be completely obstructed from view by means of an enclosure and landscaping, as required by the Screening Ordinance Section 179.02~~.

Section 178.11 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.11 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

4. **Bulk Regulations**. The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

   ~~A. A minimum of 20% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features.~~

   Summary of C-5 Bulk Regulations:

~~(H) Open Space~~	~~20%~~

5. **Performance Standards**.

~~C. All refuse collection areas shall be fully enclosed by a 6 foot high opaque fence or masonry wall which matches the exterior of the principle building. Recycling facilities must be incorporated into the refuse collection area.~~

D. Where the lot abuts property zoned for residential uses, a 50 foot buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance.

~~E. Lots directly abutting arterial streets shall not exceed one drive access onto each such arterial street except as provided below. Common drives between adjacent landowners shall be encouraged in lieu of individual drives, recommended to be located with the common property line as the centerline of the drive and required to be located a minimum of 125 feet from any other drive as measured from centerline to centerline.~~

~~One additional drive access may be permitted for a lot with continuous frontage in excess of 300 feet, or two additional drive accesses for continuous frontage in excess of 600 feet, if proper spacing is provided.~~

Section 178.13 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.13 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

1. **Principal Permitted Uses**. Only the uses of structures or land listed in this section shall be permitted in the "M-1" District, provided, however, that all manufacturing, assembling, compounding, processing, packaging or other comparable treatment~~, including storage of any and all materials and equipment~~ shall take place within completely enclosed buildings~~, except those allowable outdoor use exclusions listed in the definition of Outdoor Storage and except for Temporary Fireworks Sales Facilities. All open areas not used for off-street parking or loading shall be planted with grass, shrubs and trees, properly maintained, and kept free from refuse and debris~~

M. Contractor's offices and storage buildings ~~(not including outside storage yards)~~; including general contractors, plumbers, electricians, heating, ventilating, and air conditioning contractors, masons, painters, refrigeration contractors, roofing contractors and other such construction occupations, or like business.

P. Lumber and building materials sales, or like business~~, provided that outside storage areas typically associated with such uses are subject to the Conditional Use Permit noted in Section 178.13.4.~~

2. **Required Conditions.**

A. Outdoor storage yards, accessory or principal in use, shall meet screening requirements of Section 179.02.5.

B. Where property zoned "M-1" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.4, a 25'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance.

3. **Permitted Conditional Uses.**

A. ~~Outside storage yards, accessory or principal in use, and provided that they are fenced and screened in their entirety such that no materials stored are visible from the street or another property.~~

4. **Bulk Regulations.** The following minimum requirements shall be observed subject to the modifications contained in Section 177.07.

~~A. A minimum of 15% of the lot area shall be retained as landscaped open space to include such items as walks, trees, shrubs, fountains, or other ornamental features.~~

~~B. Screening of a sufficient height and density to obscure structures and activities shall be erected at all locations where an Industrial "M" District is immediately adjacent to a Residential "R" District.~~

Summary of M-1 Bulk Regulations:

~~(G) Open Space~~	~~15%~~
~~(H) Screening~~	~~Sufficient height and density~~

Section 178.14 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.14 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

178.14 M-2 MEDIUM INDUSTRIAL. In the M-2 District is intended and designed to primarily accommodate wholesale and warehouse activities and industrial operations whose external effects are restricted to the area of the district and are not detrimental to adjoining or surrounding districts by reason of any gas, fumes, vibrations, dust, cinders, smoke, noise, or unsightly appearance. It is not intended that any new residential development be permitted in the M-~~1~~ 2 District.

3. **Required Conditions.**

A. Where property zoned "M-2" is adjacent to any property zoned for residential use, in addition to the screening requirements of 179.02.5, a 50'-wide buffer yard shall be provided whereby no part of any required buffer yard shall be used for parking, storage, loading, active recreation, locating refuse containers, or similar activity which may create a nuisance, and further that all principal buildings and all accessory buildings or structures~~, including loading and unloading facilities,~~ shall be located at least one hundred (100) feet from any "R" District boundary, except where separated by an adjoining railroad right-of-way. No setback is required where adjacent to an active railroad right-of-way.

C. Outdoor storage yards, accessory or principal in use, shall meet screening requirements of Section 179.02.5.

Section 179 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 179 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

CHAPTER 179 - ADDITIONAL PROVISIONS

179.01 SITE PLANS. ~~To assure that the design and location of commercial and industrial areas will be in conformance with the zoning standards of this Zoning Code and are properly related to and in harmony with the existing and future business and industrial development of the City, including generally accepted principles of commercial, industrial and civic design, a detailed site plan shall be submitted, in accordance with the "Site Plan and Specification Submittal Procedure" found in the Urban Standard Design Manual, showing the proposed use and development of all commercial and industrial sites for recommendation by the Planning and Zoning Commission to the Council for their approval. This section, along with the Urban Design Standards Manual, should be coordinated.~~ A detailed site plan shall be submitted in accordance with the requirements of this Chapter to assure proper site design and location of development proposed for recommendation by the Planning and Zoning Commission to the Council for their consideration.

1. **Procedure.**

A. A site plan review is required whenever a person or other group wishes to develop any tract or parcel of land or locate a Temporary Fireworks Sales Facility, within all zoning districts, except for any detached single-family residence and two-family residences including any accessory structure thereto; agriculturally zoned property; new construction of non-residential accessory buildings less than 1,000 square feet in gross floor area; and additions to existing non-residential buildings when the addition is less than ten (10) percent of the existing building's gross floor area or the addition does not exceed one thousand (1000) square feet, whichever is more restrictive. Also where no new curb cuts are required and where new construction does not reduce existing parking or significantly modify existing on-site circulation as determined by the City Engineer. Said person shall cause to be prepared a site plan of such development and shall submit ~~four (4) hard copies and~~ an electronic copy of said site plan to the City Clerk. The provisions of this section shall be applicable to the redevelopment, enlargement or extension of any ~~commercial or industrial~~

uses and structures not specifically listed as excluded in this section that are existing at the time of adoption of the ordinance codified herein (3-18-2002). The site plan shall contain such information and data as outlined herein.

H. ~~Upon final action by the Commission on any site plan, a copy of said site plan with the action of the Commission noted thereon and signed by the chairman of the Commission shall be filed with the Clerk.~~

J. If the owner or developer of a tract of land for which a site plan has been approved determines that ~~an extension of time is necessary or that~~ a modification of the site plan would provide for a more appropriate or more practicable development of the site, the owner or developer may apply for an amendment of the site plan. The Commission and Council may grant ~~an extension of time or~~ a modification of a previously approved site plan if it determines that such modification of the site plan would provide for a more appropriate development of the site.

K. Pre-application Conference. Whenever any person, partnership, corporation or any other group, public or private, proposed to develop any tract or parcel of land or modify any existing development which requires a site plan submittal, a request shall be made to the Department of Planning & Community Development for a Pre-application Conference. The conference may ~~shall~~ include the applicant or representative, ~~the Director of~~ Planning & Community Development staff, the City Engineer, the City Building Inspector, and the Public Works Director. The purpose of the conference shall be to acquaint the City Staff with proposed development and to acquaint the applicant or representative with the procedures and with any special problems that might relate to the development. ~~The applicant shall furnish a legal description of the property to be developed at the time of requesting the Pre-application Conference, and the conference shall be held within fifteen (15) days of such request.~~

2. Design Standards. The standards of design are intended as minimum requirements so that the general arrangement and layout of the development requiring the site plan may be adjusted to a wide variety of circumstances.

A. All proposed developments for which site plans are required shall conform to the Comprehensive Plan of the City; the provisions of this Zoning Code, the Subdivision Regulations, if applicable; Statewide Urban Design and Specifications (SUDAS); ~~the Urban Standard Specifications for Public Improvements and Urban Design Standards for Public Improvements~~, and all other applicable City ordinances and statutes and regulations of the State.

G. **Architectural Standards**. As part of the submittal of a site plan for development within any of the zoning districts and for any of the uses except one and two family dwellings, architectural plans for buildings shall be submitted for review and approval by the City Council after recommendation from the Planning and Zoning Commission. Documentation to be submitted shall include color building elevations showing the building's design on all sides and a description of structural and exterior materials to be used. Exterior materials samples shall also be submitted upon request. The following standards shall be used by the City to review architectural plans:

1. **General Requirements:**

   a. Building Orientation: Adequate treatment or screening of negative aspects of buildings (loading docks, loading areas, outside storage areas, non-residential overhead doors, ~~garbage dumpsters~~ and HVAC mechanical units) from any public street and adjoining properties shall be required. Buildings shall be designed or oriented not to expose loading docks, or loading areas to the public or residential areas unless screening of those areas is proposed. Screening must comply with Section 175.02 ~~(128)~~ of the City Code~~, which describes screening requirements. Section 175.02 (128) states, "Screening; to lessen the transmission from one lot to another of noise, dust and glare; to lessen visual pollution by providing an impression of separation of spaces or entirely shielding one land use from; and/or establishing a sense of privacy from visual or physical intrusion. Typical screening methods include fences, berms and/or a living screen of deciduous or coniferous type vegetation."~~

3. **<u>Site Plan Requirements</u>.** All site plans shall be drawn at a scale not less than 1" = 50'. ~~Fourteen (14) copies of the site plan shall be submitted to the Clerk.~~ The purpose of the site plan is to show all information needed to enable ~~the engineer~~ City staff, the Commission and the Council to determine if the proposed development meets the requirements of this Zoning Code. All site plans shall be certified by an architect, engineer, or landscape architect licensed by the State of Iowa, unless this requirement is specifically waived by the administrative official.

5. **<u>Required Illustrations</u>.** The site plan shall clearly set forth the following information concerning the proposed development:

   L. Facilities for the collection and disposal of garbage and recycling ~~trash~~. Such facilities shall be fully enclosed on all sides by a six-foot high opaque fence (excluding chain link fencing with slats) or masonry wall.

   M. A landscaping plan in accordance with Chapter182, Open Space and Landscaping Requirements, showing the location, size, and type of all plants, grass and trees to be used in the landscape of the proposed development. Landscaping to be used for screening purposes shall be illustrated in the elevation and perspective as well as the plan~~, with the approximate size and name of plants, shrubs or trees to be planted clearly indicated. Size, type, and location of required street tree shall be shown.~~

   S. ~~Three (3) copies of~~ Architectural elevations of all proposed buildings, for the purpose of understanding the structures, the location of windows, doors, overhangs, projection height, etc., and the grade relationship to floor elevation, and the number of stories or each existing building to be retained and of each proposed building.

179.02 SCREENING.

3. **Compliance with General Standard.** The following table illustrates the type of screen required between zoning classifications. Where such screening is required the applicant or of the burdened/more intense use is responsible for installation prior to receiving an occupancy permit for the use in questions. A description of the screen types (A, B, and C) are described in the following subsection. Where screening is to be approved at site plan review (*), the screening objectives described in the Site Plan Ordinance, Section 179.01 are to be adhered. The City Council may require additional screening where deemed appropriate.

TABLE OF SCREENING REQUIREMENTS Benefited Zoning Classification/Use													
Zone	**R-1**	**R-2**	**R-3**	**R-4**	**R-5**	**C-1**	**C-2**	**C-3**	**C-4**	**C-5**	**~~C-6~~**	**M-1**	**M-2**
R-1	-	-	A	A	*	B	B	*	B	*	*	C	C
R-2	-	-	A	A	*	B	B	*	B	*	*	C	C
R-3	A	A	-	-	*	A	B	*	B	*	*	C	C
R-4	A	A	-	-	*	A	B	*	B	*	*	C	C
R-5	*	*	*	*	*	*	*	*	*	*	*	*	*
C-1	B	B	A	A	*	-	A	*	A	*	*	C	C
C-2	B	B	B	B	*	A	-	*	-	*	*	C	C
C-3	*	*	*	*	*	*	*	*	*	*	*	*	*
C-4	B	B	B	B	*	A	-	*	-	*	*	C	C
C-5	*	*	*	*	*	*	*	*	*	*	*	*	*
~~C-6~~	*	*	*	*	*	*	*	*	*	*	*	*	*
M-1	C	C	C	C	*	C	C	*	C	*	*	-	B
M-2	C	C	C	C	*	C	C	*	C	*	*	B	-

* Screening to be approved with site plan review.
- No screening required.
A,B,C Described below.

4. **Descriptions of Screens.** The following three basic types of screens are established and are used as the basis for the table of screening requirements.
   A. **Broken Screen, Type A.** A screen composed of intermittent visual obstructions from the ground to a height of at least twenty feet. The broken screen is intended to create the impression of a separation of spaces without necessarily eliminating visual contact between the spaces. It may be composed of a wall, opaque fence (excluding chain link fencing with slats), landscaped earth berm, planted vegetation, or existing vegetation. Compliance of planted vegetative screens or natural vegetations will be judged on the basis of the average mature height and density of foliage of

the subject species, or field observation of existing vegetation. The screen may contain deciduous plants.

B. **Semi-opaque Screen, Type B.** A screen that is opaque from the ground to a height of three feet, with intermittent visual obstruction from above the opaque portion to a height of at least twenty feet. The semi-opaque screen is intended to partially block visual contact between uses and to create a strong impression of the separation of spaces. The semi-opaque screen may be composed of a wall, opaque fence (excluding chain link fencing with slats), landscaped earth berm, planted vegetation, or existing vegetation. Compliance of planted vegetative screens or natural vegetation will be judged on the basis of the average mature height and density of foliage of the subject species, or field observation of existing vegetation. At maturity, the portion of intermittent visual obstructions should not contain any completely unobstructed openings more than ten feet wide. The zone of intermittent visual obstruction may contain deciduous plants.

C. **Opaque Screen, Type C.** A screen that is opaque from the ground to a height of at least six feet, with intermittent visual obstructions from the opaque portion to a height of at least twenty feet. An opaque screen is intended to exclude all visual contact between uses and to create a strong impression of spatial separation. The opaque screen may be composed of a wall, opaque fence (excluding chain link fencing with slats), landscaped earth berm, planted vegetation, or existing vegetation. Compliance of planted vegetative screens or natural vegetation will be judged on the basis of the average mature height and density of foliage of the subject species, or field observation of existing vegetation. The opaque portion of the screen must be opaque in all seasons of the year. At maturity, the portion of intermittent visual obstructions should not contain any completely unobstructed openings more than ten feet wide. The portion of intermittent visual obstructions may contain deciduous plants.

5. **Storage areas.** The outdoor storage of materials, equipment or supplies, when permitted in a~~ny~~ commercial or industrial district, shall be so located or screened, fenced or landscaped so as to effectively prevent visibility of such storage from all abutting residential zoning districts, all abutting residential uses, and all public rights-of-way. ~~or abutting existing residential uses. Such screening shall be sufficient if it prevents visibility of such storage are by persons traveling on public right-of-ways or standing at grade level on the side or rear lot lines of such property.~~ Such screening shall comply with the standard for an opaque screen Type "C" as described in Section 179.02.4 ~~17.67.040(C). (Ord. 1056 §1 (part), 1989).~~

Section 182 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 182 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

CHAPTER 182 - OPEN SPACE AND LANDSCAPING REQUIREMENTS

182.02 SCOPE. The requirements of this chapter apply to all ~~commercial and industrial development or redevelopment within the City~~ all development regulated by Section 179.01, titled Site Plans.

182.03 DEFINITIONS. ~~As used in this chapter, "quick growing tree" includes, but is not limited to, Acacia, Catalpa, Silver Maple, Tree-of-Heaven, Silk Tree, Alder, Beefwood, Eucalyptus, Ficus species, or any tree determined by a nursery to be a quick growing tree.~~

1. "**Deciduous Ornamental Tree**" means a deciduous tree that reaches a mature height of less than thirty (30) feet.

2. "**Deciduous Shade Tree**" means a deciduous tree that reaches a mature height of at least thirty (30) feet.

3. "**Evergreen/Coniferous Tree**" means a tree that has needle-shaped or scale like leaves that remain green throughout the year; commonly referred to as pine, fir, and spruce trees.

4. "**Ground Cover**" means live plants that may include turf grass, prairie grass plantings, plant beds, shrubs, and trees. Noxious weeds as regulated by Chapter 50.02 of the Code are not considered ground cover.

5. "**Open Space**" means any area not covered by a building, structure, parking lot, loading area, driveway, or other similarly paved area. Open space may include sidewalks, trails, pedestrian plazas and patios, and landscaped parking lot islands.

6. "**Quick Growing Tree**" means the following types of trees: Acacia, Catalpa, Silver Maple, Tree-of-Heaven, Silk Tree, Alder, Beefwood, Eucalyptus, and Ficus species.

~~182.04 SIZE REQUIREMENTS.~~

~~1. Ground Covers and Shrubs. If ground covers or shrubs are utilized in areas required to be landscaped, planting shall be a minimum of two (2) to five (5) gallon pot size and spaced no more than four (4) feet on center depending upon species.~~

2. ~~Deciduous Shade Tree. A minimum of 1¾ inch caliper measured at a point six (6) inches above the immediate ground level and normally capable of growing to a height of thirty (30) feet or more at maturity.~~

3. ~~Deciduous Ornamental Tree. A minimum of 1¼ inch caliper measured at a point six (6) inches above the immediate ground level and normally growing to height of less than thirty (30) feet at maturity.~~

4. ~~Evergreen or Coniferous Tree. A minimum height of five (5) feet measured above the immediate ground level.~~

182.05 (Now 182.04) LANDSCAPE REQUIREMENTS.

1. Minimum Open Space. ~~The total land area developed as open space and landscaping shall not be less than ten percent (10%) of the gross land area included in the building lot. Such open space shall be maintained as grassed and landscaped area and shall not include access drives, parking areas, structures or buildings; except ornamental structures included as part of the landscaping theme.~~ On each lot there shall be provided open space equal to at least the following minimum percentage of the total lot area for each zoning district.

District	**Minimum Percentage of Open Space**
C-4, M-2	10%
C-1, C-2, C-3, M-1	15%
R-3, C-5	20%

2. ~~Landscaping~~ Groundcover. At least ninety percent (90%) of the required open space area shall be landscaped and maintained with living ground cover. ~~Poured asphalt, concrete, or similar hard surfacing shall not be used. Landscape areas must be capable of providing substantially full expanse of foliage within three (3) years after planting.~~

3. Right-of-way. The unpaved portion of a dedicated public right-of-way abutting any development shall be landscaped with sod or grass seed. Nonliving ground cover, including but not limited to rock, stone, brick, concrete, asphalt, or other similar material shall not be used as a landscape material in such areas, except that the Community Planning Director may authorize the use of non-living ground cover when it is determined that a location will not allow for adequate maintenance of sod, grass seed or other living ground cover.

4. Trees. Valuing the benefits provided from the use of trees in reducing heat, pollution, and the loss of habitat resulting from the use of expansive areas of hard surfacing for parking and other purposes, the following standards shall be met and maintained.

   A. ~~Number Required~~ General Tree Requirements.

1. Number Required. General trees shall be required at the rate of one tree per fifty (50) feet of street frontage or one tree per six (6) parking, loading and stacking spaces provided on the site, whichever is greater. Where fractional numbers of trees result, the number of required trees shall be rounded to the nearest whole number.

2. Existing Tree Credit. The preservation of existing trees on site is encouraged when they are in good condition and when they meet the size and type requirements. Such existing trees may be counted as part of the minimum required general trees on a site at the following rate: a credit of two (2) trees toward the number of required general trees shall be given for each existing tree on site that is of the type of tree listed in the Types Required section and which is over ten (10) in caliper in size measured six (6) inches above the immediate ground level.

3. Placement Required. Of the total number of general trees required, a minimum of one tree per fifty (50) feet of street frontage shall be planted in the required front yard setback. General trees shall also be located no closer than four (4) to the public right-of-way.

4. Types and Sizes Required.

    1. Up to one hundred percent (100%) of required general trees may be deciduous shade trees. Required deciduous shade trees shall be a minimum 1 ¾ inch caliper measured at a point six (6) inches above the immediate ground level at the time of planting.

    2. Up to twenty-five percent (25%) of required general trees may be deciduous ornamental and evergreen/coniferous. Required deciduous ornamental trees shall be a minimum 1 ¼ inch caliper measured at a point six (6) inches above the immediate ground level at the time of planting. Required evergreen/coniferous trees shall be a minimum of five (5) feet measured from the immediate ground level at the time of planting.

    3. Up to fifty percent (50%) of required general trees may be quick growing trees.

B. Interior Parking Lot Tree Requirements.

1. When parking spaces are provided on the site, one tree shall be placed in the parking lot for every eighteen (18) parking spaces. Every interior parking lot tree shall be located in a planting island within the hard surfaced parking area. Said islands shall be a least five (5) feet wide and contain a minimum of thirty-six (36) square

feet per tree. Planting islands shall utilize raised curbs. ~~or wheel stops.~~

2. All required interior parking lot trees shall be deciduous shade. Required interior deciduous shade trees shall be a minimum 1 ¾ inch caliper measured at a point six (6) sinches above the immediate ground level at the time of planting.

~~C. Existing Trees. The preservation of existing trees on a site is encouraged when they are in good condition and at least 1¾ inch caliper in size. Such trees may be counted as part of the required number of trees on a site. A credit of two (2) trees toward the number trees shall be given for each existing tree on a site that is of the type of tree listed in the above sections which is over ten (10) inch caliper in size measured six (6) inches above the immediate ground level. However, this credit may not be applied in reducing the number of required interior parking lot trees, unless the tree is located within the parking lot area.~~

~~D. Placement According to Type and Percentage.~~

~~(1) Deciduous Shade Tree. Such trees may be utilized for 100 percent of the total tree requirement. Only such trees may be utilized for required interior parking lot trees.~~

~~(2) Deciduous Ornamental, Evergreen or Coniferous Tree. Up to twenty-five percent (25%) of the required trees may be of these types. However, they shall not be planted in a driveway or intersection safety zone.~~

~~(3) Quick Growing Trees. No more than fifty percent (50%) of all required trees shall be of these types.~~

~~E. Placement. Of the total number of required trees, a minimum of one tree per fifty (50) feet of street frontage shall be planted in the required front yard setback. Trees shall be located no closer than four (4) feet to the public right-of-way and all landscape materials required by this section shall be installed in accordance with accepted industry standards.~~

C. Interior Parking Area Landscaping. When visible from a public street or land zoned for residential use, the interior of such parking area shall be developed as follows:

1. Not less than five percent (5%) of the visible parking area shall be landscaped with living groundcover and continuously maintained.

2. Planting along the perimeter of the parking area, whether required for screening or general beautification, will not be considered as part of the five percent (5%) interior landscaping.

5. Maintenance. Property owners shall be responsible for the proper maintenance of all required landscape materials and any dead or substantially damaged landscape materials shall be replaced. The use of a sprinkler system is encouraged, and, at a minimum, water services shall be conveniently located to provide permanent and easily accessible means of watering.

~~**182.06 SITE PLAN.** Landscaping required by this chapter shall be shown on the Site Plan for the property and shall include the types of landscaping to be used, the designation of the trees to be used, the total number of trees, and the number of trees by designation.~~

Section 2. **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. **SEVERABILITY.** If any section, provisions, sentence, clause, phrase or part of this ordinance shall be adjudicated, invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any provision, section, subsection, sentence clause, phrase or part thereof not adjudged invalid or unconstitutional.

Section 4. **EFFECTIVE DATE.** This ordinance shall be in full force and effect following its passage, adoption and publication as required by law.

PASSED AND APPROVED by the City Council this _____ day of ________, 2022

CITY OF BONDURANT, POLK COUNTY, IOWA

____
DOUG ELROD, MAYOR

ATTEST:

____
SHELBY HAGAN, CITY CLERK

(SEAL)

FIRST CONSIDERATION: November 21, 2022
SECOND CONSIDERATION:
THIRD CONSIDERATION:

Bondurant
Life Connecting

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 8.h.
For Meeting of 11/21/2022
Ordinance

TITLE: - (First Reading) Ordinance amending Sections 177.07.8, 178.02, and 178.03 of the Zoning Code regarding certain use and bulk requirements of the R-1 and R-2 Districts

CONTACT PERSON:
Maggie Murray, Planning & Community Development Director

BRIEF HISTORY & ANALYSIS: For Brief History & Analysis, see corresponding public hearing agenda statement.

FUNDING SOURCE: N/A

STAFF RECOMMENDATION: The Planning & Zoning Commission reviewed this text amendment topic during their meeting on November 10, 2022 and voted on recommended City Council approval.

Staff recommends approval of the first ordinance reading.

APPROVED FOR SUBMITTAL:

ATTACHMENTS:
1. ORDINANCE NO. 221121-217

CITY OF BONDURANT
ORDINANCE NO. 221121-217

AN ORDINANCE AMENDING THE CITY CODE OF BONDURANT, IOWA, BY AMENDING THE FOLLOWING SECTIONS OF THE CITY CODE: 177.07.8, 178.02, AND 178.03

BE IT ENACTED by the City Council of the City of Bondurant, Polk County, Iowa:

Section 1. **SECTIONS AMENDED.** Section 177.07.8 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows:

177.07 EXCEPTIONS, MODIFICATIONS AND INTERPRETATIONS.

8. Single-family, Semi-attached. Single-family, semi-attached dwellings are permitted only under the following terms and conditions:

   A. A “single-family, semi-attached dwelling is a building designed for or occupied by one (1) family only and which is erected on a separate lot and is joined to another such residence on one (1) side only by a wall located on the lot line and has yards on the remaining sides.

   B. Must have an “R-2” or “R-3” zoning.

   C. ~~The lot width requirement where approved by plat approval by the Council shall be forty (40) feet.~~

   D. Each unit must have its own water service, sewer service, and secondary storm sewer service.

   E. The joining wall must be a party wall and must be a fire wall having a one-hour rating.

   F. Covenants must be submitted which address all legal implications associated with shared walls.

   F. ~~The lot setback requirement shall be thirty-five (35) feet.~~

Section 178.02 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.02 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

2. Permitted Accessory Uses.

C. Private swimming pools. ~~when enclosed by a fence at least six (6) feet in height.~~

4. Bulk Regulations. The following minimum requirements shall be observed, subject to the modifications contained in Section 177.07.

D. Lot Width: 80 feet; 85 feet for corner lots; 100 feet where public sewer is not available. ~~Minimum lot width at right-of-way line of 40 feet.~~

Summary of R-1 Bulk Regulations:

(C) Lot Width	80 ft. 85 ft. for corner lots 100 ft. if sanitary sewer not available ~~40 ft., minimum lot width at ROW line~~

Section 178.03 of the Code of Ordinances of the City of Bondurant, Iowa, 2002, is amended to read as follows (those sections of Section 178.03 not listed below are not proposed for amending, except that their numbering will automatically be updated based on any additions or deletions shown below):

1. **Principal Permitted Uses.** Only the uses of structures or land listed in this section shall be permitted in the "R-2" District.

   A. Single-family detached dwellings, to include manufactured homes and family homes. A manufactured home must be located and installed according to the same standards for a foundation system, setback, and minimum square footage which would apply to a site-built, single-family dwelling on the same lot.

   B. ~~Two-family dwellings~~ Single-family, semi-attached dwellings, as regulated by Section 177.07.8.

   ~~C. Alterations and conversions of single-family dwellings into two-family dwellings in accordance with the lot area, frontage and yard requirements as set forth in this section and the fire separation provisions of the Building Code.~~

2. **Permitted Accessory Uses.**

   C. Private swimming pools when enclosed by a fence at least six (6) feet in height.

   ~~F. No exterior advertising signs or displays shall be permitted except an indirectly lighted name plate not to exceed two (2) square feet in area, attached flat against the building. Furthermore, Signs must be in accordance with Chapter 181 of the Codes of Ordinances.~~

3. **Permitted Conditional Uses.**

   ~~A. Home occupations. A conditional use permit must be applied for and received from the Board of Adjustment for a home occupation which does not meet the requirements set forth in Section 177.15 of the Zoning Code - General Regulations.~~

4. **Bulk Regulations**. The following minimum requirements shall be observed, subject to the modifications contained in Section 177.07.

B. Lot Area: Single-family detached dwelling – 7,500 square feet; ~~two family dwelling – 10,000 square feet~~; Single-family, semi-attached – 5,000 square feet per lot (10,000 square feet combined) ~~each additional unit thereafter add 2,000 square feet.~~

D. Lot Width: Single-family detached dwelling – ~~65~~ 70 feet for interior lot and 80 feet for corner lot; ~~two-family dwelling - 85 feet~~ Single-family, semi-attached – 42.5 feet per lot (85 feet combined); ~~each additional unit add 20 feet~~; ~~corner lot - 75 feet.~~

F. Side Yards: ~~One (1) and one and one half (1 ½) stories – 15 feet side yard, 5 feet minimum on each side; two (2) and three (3) stories – (15) feet total side yard, 7 feet minimum on each side~~ Single-family detached dwelling - 7.5 feet minimum for both side yards unless a structure existing prior to December 19, 2022 has a pre-existing, non-conforming side yard setback of less than 7.5 feet where such structure may be extended to align with the pre-existing, non-conforming side yard setback only but shall not further encroach than what is existing; Single-family, semi-attached – 7.5 minimum for one side yard (where other size yard is the common wall at 0') ~~church or school – 35 feet on each side~~; 3 feet for any accessory building. All other principal uses - 50 feet.

(A) Minimum Lot Area	7,500 sq. ft., single-family detached ~~10,000 sq. ft. for two family dwellings~~ 5,000 square feet per lot (10,000 square feet combined), single-family, semi-attached ~~Add 2,000 sq. ft. for each additional unit~~
(C) Lot Width	~~65~~ 70 ft. interior lot and 80 feet corner lot, single family detached ~~85 ft., two-family~~ 42.5 per lot (85 feet combined), single-family, semi-attached ~~Add 20 ft. for every additional unit~~ ~~75 ft. for corner lots~~
(E) Side Yard	~~15 ft. total side yard, 5 ft. minimum on each side, 1 and 1 ½ stories~~ ~~15 ft. total side yard, 7 ft. minimum on each side, 2 and 3 stories~~ 7.5 feet minimum for both side yards unless a structure existing prior to December 19, 2022 has a pre-existing, non-conforming side yard setback of less than 7.5 feet where such structure may be extended to align with the pre-existing, non-conforming side yard setback only but shall not further encroach than what is existing, single-family detached 7.5 minimum for one side yard (where other size yard is the common wall at 0'), single-family, semi-attached

	~~35 ft on each side, church or school~~ 3 ft. accessory buildings 50 ft. for any permitted use other than dwellings

Section 2. **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. **SEVERABILITY.** If any section, provisions, sentence, clause, phrase or part of this ordinance shall be adjudicated, invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any provision, section, subsection, sentence clause, phrase or part thereof not adjudged invalid or unconstitutional.

Section 4. **EFFECTIVE DATE.** This ordinance shall be in full force and effect following its passage, adoption and publication as required by law.

PASSED AND APPROVED by the City Council this _____ day of ________, 2022

CITY OF BONDURANT, POLK COUNTY, IOWA

____
DOUG ELROD, MAYOR

ATTEST:

____
SHELBY HAGAN, CITY CLERK

(SEAL)

FIRST CONSIDERATION: November 21, 2022
SECOND CONSIDERATION:
THIRD CONSIDERATION:

BUSINESS OF THE CITY COUNCIL
BONDURANT, IOWA
AGENDA STATEMENT

Item No. 9.a.
For Meeting of 11/21/2022
Discussion Item

TITLE: Discussion of Targeted Business/Industry Program

CONTACT PERSON:
Marketa Oliver, City Administrator
Maggie Murray, Planning & Community Development Director
Tiffany Luing, Economic Development Coordinator
Jene Jess, Finance Director

BRIEF HISTORY & ANALYSIS: The general strategy for the Targeted Business/Industry Program and the effort to be undertaken pursuant to Chapter 15A of the Code of Iowa and Chapter 6 of the Building Bondurant Comprehensive Plan, is to build on the community's strength, to promote businesses strategically, and to retain and create employment for the community. Additionally, the City adopted an Economic Development Incentive Program & Policy on August 1, 2022. The Economic Development Incentive Program & Policy provides the context for policies, programs, and capital investments that governments undertake to attract and retain business and residents, increase employment, promote private investment, and influence the type and location of development within a community. This policy currently guides how the City uses TIF for economic development and highlights the process used in mitigating risk and evaluating projects. Pursuant to Action item 9C of the Building Bondurant Plan which states, "Continue to incentivize business development and expansion in a strategic manner," staff is recommending the adoption of a program for target businesses/industries, that would operate under the Economic Development Incentive Program & Policy adopted earlier this year.Staff will present the framework for this prospective program at the Council meeting.

FUNDING SOURCE: TIF/Grant/LOSST

STAFF RECOMMENDATION: This is a discussion item.

APPROVED FOR SUBMITTAL:

ATTACHMENTS: None