

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

BONDURANT CITY COUNCIL

Minutes

January 3, 2023

Bondurant City Council

1. Roll Call

Present: Mayor Doug Elrod, Council Member Tara Cox, Council Member Angela McKenzie, Council Member Bob Pepper, Council Member Matt Sillanpaa, Council Member Chad Driscoll

City Officials Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, Public Works Director John Horton, Planning & Community Development Director Maggie Murray, Fire Chief Aaron Kreuder, Library Director Jill Sanders, Finance Director Jene Jess

2. Call to Order and Declaring a Quorum

Mayor Elrod called the meeting to order at 06:01 PM and declared a quorum.

3. Abstentions declared

None.

4. Perfecting and Approval of the Agenda

Motion by Pepper, seconded by Driscoll, to approve the agenda. Vote on Motion 5-0. 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 December 19, 2022

b. Claims List

c. Applications for City Council Approval

d. Recieve & File - Mayor Pro Tem appointment of Robert Pepper effective January 1, 2023

e. R-230103-1- Resolution approving modified Water Disconnect Policy

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- f. R-230103-2- Resolution requesting ownership transfer of the Iowa Department of Transportation-owned NE Jorie Way to the City of Bondurant for public roadway purposes
 - g. R-230103-3- Resolution approving an invoice for street lighting from Mid-American energy for the placement of streetlights for the newly constructed Commerce Parkway, SW and 35th Street, SW project in the amount of \$196,181.96
 - h. R-230103-4- Resolution authorizing the disposal of Surplus Property (Signs)
Motion by Driscoll, seconded by Cox, to Approve the Consent Agenda.
Roll Call: Ayes: Cox, McKenzie, Peffer, Sillanpaa, Driscoll. Nays: None.
Absent: None. Motion carried 5-0.
6. Guests requesting to address the City Council
- a. Presentation of Bondurant Community Library Annual Report (Jill Sanders, Library Director)
Library Director Jill Sanders presented the Library's Annual Report to the Council and public.
 - b. Polk County Sheriff's Report
Not present.
7. **Public Hearing**
- a. PUBLIC HEARING - regarding a request for rezoning from the Agricultural (A-1) District to the Medium Industrial (M-2) District, pending annexation finalization, on Parcels 140/00062-000-000 and 140/00050-002-000
Mayor Elrod opened the public hearing at 06:09 PM.

Planning & Community Development Director Murray explained the rezoning to the Council and public. Mayor Elrod updated the council on the percentage of consenting property owners.

Mayor Elrod closed the public hearing at 06:11 PM.
 - b. PUBLIC HEARING - regarding a request for rezoning from the Agricultural (A-1) District to the Limited Industrial (M-1) District, pending annexation finalization, on Parcel 170/00002-000-000
Mayor Elrod opened the public hearing at 06:11 PM.

Planning & Community Development Director Murray explained the rezoning to the Council and public. Council Member Cox questioned the difference between the M-1 and M-2 rezonings.

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Mayor Elrod closed the public hearing at 06:13 PM.

- c. PUBLIC HEARING - regarding a request for rezoning from the Agricultural (A-1) District to the Medium Industrial (M-2) District, pending annexation finalization, on Parcels 140/00052-005-000, 140/00053-000,000, and 140/00054-001-000

Mayor Elrod opened the public hearing at 06:13 PM.

Planning & Community Development Director Murray explained the rezoning to the Council and public.

Mayor Elrod closed the public hearing at 06:14 PM.

- d. PUBLIC HEARING - regarding a request for rezoning from the Agricultural (A-1) District to the Limited Industrial (M-1) District, pending annexation finalization, on Lots 1 and Outlot Z of the Timmins Acres Final Plat and on Parcels 140/00058-000-000 and 140/00057-001-000

Mayor Elrod opened the public hearing at 06:14 PM.

Planning & Community Development Director Murray explained the rezoning to the Council and public.

Mayor Elrod closed the public hearing at 06:15 PM.

- e. PUBLIC HEARING - regarding a request for rezoning from the Agricultural (A-1) District to the Limited Industrial (M-1) District, pending annexation finalization, on the following Parcels 230/00463-000-000, 230/00464-002-003, 230/00466-003-000, 230/00466-004-000, and 230/00466-001-000

Mayor Elrod opened the public hearing at 06:15 PM.

Planning & Community Development Director Murray explained the rezoning to the Council and public.

Mayor Elrod closed the public hearing at 06:16 PM.

8. Action Items

- a. O-230103-200 - (First Reading) Ordinance rezoning property from the Agricultural (A-1) District to the Medium Industrial (M-2) District, pending annexation finalization, on Parcels 140/00062-000-000 and 140/00050-002-000

Motion by Cox, seconded by Driscoll, to Approve O-230103-200. Roll Call: Ayes: Cox, McKenzie, Peffer, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.

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- b. O-230103-201 - (First Reading) Ordinance rezoning property from the Agricultural (A-1) District to the Limited Industrial (M-1) District, pending annexation finalization, on Parcel 170/00002-000-000
Motion by Cox, seconded by Pepper, to Approve O-230103-201. Roll Call: Ayes: Cox, McKenzie, Pepper, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.
 - c. O-230103-202 - (First Reading) Ordinance rezoning property from the Agricultural (A-1) District to the Medium Industrial (M-2) District, pending annexation finalization, on Parcels 140/00052-005-000, 140/00053-000,000, and 140/00054-001-000
Motion by Cox, seconded by Driscoll, to Approve O-230103-202. Roll Call: Ayes: Cox, McKenzie, Pepper, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.
 - d. O-230103-203 - (First Reading) Ordinance rezoning property from the Agricultural (A-1) District to the Limited Industrial (M-1) District, pending annexation finalization, on Lots 1 and Outlot Z of the Timmins Acres Final Plat and on Parcels 140/00058-000-000 and 140/00057-001-000
Motion by Cox, seconded by Pepper, to Approve O-230103-203. Roll Call: Ayes: Cox, McKenzie, Pepper, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.
 - e. O-230103-204 - (First Reading) Ordinance rezoning property from the Agricultural (A-1) District to the Limited Industrial (M-1) District, pending annexation finalization, on the following Parcels 230/00463-000-000, 230/00464-002-003, 230/00466-003-000, 230/00466-004-000, and 230/00466-001-000
Motion by Cox, seconded by Driscoll, to Approve O-230103-204. Roll Call: Ayes: Cox, McKenzie, Pepper, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.
 - f. R-230103-5- Discussion and possible consideration of Resolution approving City of Bondurant Employee Handbook
City Administrator Oliver updated the Council on the updates related to the City of Bondurant Employee Handbook.

Motion by Driscoll, seconded by Cox, to Approve R-230103-5. Roll Call: Ayes: Cox, McKenzie, Pepper, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.
9. Discussion Items -
- a. New Year's Eve Fireworks
The Council is not in favor of allowing New Year's Eve fireworks.
 - b. Discussion of automatic Liquor License Renewals
The Council is in favor of allowing automatic renewals, and directed staff to draft language for the city code.

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- c. Discussion of Request from Impact Community Action Partnership
City Administrator Oliver presented the request to the Council. The Council is in favor of the request in partnership.
10. Reports / Comments and appropriate action thereon:
- a. Mayor
Hope everyone had a great holiday season, relinquished the DART chair role today.
 - b. Council Members
Cox - Chamber meeting next week, EPIC update, DART update.
Driscoll - Upcoming Legislative Reception, upcoming WRA update.
Peffer - Upcoming MWA meeting, upcoming Homeless Coordinating Council meeting.
McKenzie - Absent at next meeting.
Sillanpaa - No updates.
 - c. Administrator
Animal Management Committee update, thanks the Library and Fire Department for the Letters to Santa Program, shout-out to the Public Works Department for the snow removal and the water main break, cardboard recycling bin update.
 - d. Directors
Horton - Cardboard bin update.
Murray - Mitchellville Annexation update.
Kreuder - Department fleet update.
Sanders - None.
Jess - None.
11. **Closed Session**- Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and 21.5.1(c) potential or pending litigation
Motion by Driscoll, seconded by Cox, to move into Closed Session at 07:02 PM. Vote on Motion 5-0. Motion carried.
- Mayor Elrod closed the Closed Session at 07:09 PM.
- Mayor Elrod updated the Council on the letter to the City of Mitchellville regarding annexation.
12. Adjournment
Motion by Peffer, seconded by Cox, to adjourn at 07:23 PM. Vote on Motion 5-0. Motion carried.

ATTEST:

Shelby Hagan, City Clerk

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Doug Elrod, Mayor

I, the undersigned 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 January 3, 2023, 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