

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

BONDURANT CITY COUNCIL

Minutes

February 21, 2023

Bondurant City Council

1. Roll Call

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

Absent: Council Member Matt Sillanpaa

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

2. Call to Order and Declaring a Quorum

Mayor Elrod called the meeting to order at 06:03 PM and declared a quorum.

3. Abstentions declared

None.

4. Perfecting and Approval of the Agenda

Motion by Pepper, seconded by Cox, to amend the agenda by striking items #6p and #6q. Vote on Motion 4-0. Motion carried. Motion by Pepper, seconded by Cox, to approve the agenda as amended. Vote on Motion 4-0. Motion carried.

5. Guests requesting to address the City Council

a. Greg Edwards, Convention & Visitors Bureau (Catch Des Moines)
Greg Edwards and Brock Konrad, Convention & Visitors Bureau, presented an update to the Council and public.

b. Presentation of FY22 Audit
Ryan Roof, Faller, Kinchloe & Co, PLC, presented the FY22 Audit to the Council and public. He mentioned the City received the highest modified opinion, which is the highest you can receive.

6. Consent Agenda:

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

a. Approval of February 6, 2022 City Council Meeting Minutes

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- b. Claims List and Treasurer's Report
- c. Applications for Council Approval
- d. Receive & File - FY22 Audit
- e. Receive & File - January 4, 2023 Library Board Meeting Minutes & Director's Report
- f. O-230206-207 - (Second Reading) Ordinance Amending Chapter 92, Water Rates
- g. O-230206-208 - (Second Reading) Ordinance regarding Chapters 105 & 106, Garbage and Recycling Rates
- h. O-230117-205 - (Third - and Final - Reading) Ordinance rezoning property from the Medium Industrial (M-2) District to the Central Business (C-4) District and the High Density Residential (R-3) District at Parcel 231/00220-017-000 (excluding the southern portions of this parcel that front 2nd Street SE and are currently zoned Medium Density Residential (R-2))
- i. R-230222-29- Resolution affixing a date for a public hearing for March 20, 2023 to consider a 100% voluntary annexation within two miles of the City of Mitchellville's city limits
- j. R-230222-30- Resolution affixing a date for a public hearing to consider a request for rezoning from the Medium Density Residential (R-2) District to the Transitional Commercial (C-1) District on 5.89 acres at 8383 NE 72nd Street
- k. R-230222-31- Resolution reappointing Cody Case and Kristi Walmsley to the Tree Board
- l. O-230117-206 - (Third Reading) Ordinance amending the Code of Ordinance of Bondurant, Iowa by amending Chapter 23, Planning and Zoning Commission

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- m. R-230222-32- Resolution approving a contract to provide GIS Mapping Services to the City of Bondurant from SAM Surveying and Mapping, LLC in an amount not to exceed \$40,000
- n. R-230222-33- Resolution approving a certificate of substantial completion to Synergy Contracting for the Eagle Park Restoration and Ditch #2 Bid Pack #2
- o. R-230222-34- Resolution endorsing the City of Bondurant's grant application request to the Iowa DNR's Community Forestry Grant Program
- p. R-230222-35- Resolution affixing date of public hearing for FY23/24 City of Bondurant Budget
- q. R-230222-36- Resolution levying assessment for costs of delinquent water for 305 Main Street, Bondurant
- r. R-230222-37- Resolution levying assessment for costs of delinquent water for 103 3rd St SE, Bondurant
- s. R-230222-39- Consideration of Resolution adopting 2023-2024 Strategic Priorities
Motion by Cox, seconded by Driscoll, to Approve the Consent Agenda.
Roll Call: Ayes: Cox, McKenzie, Peffer, Driscoll. Nays: None. Absent: Sillanpaa. Motion carried 4-0.

7. **Public Hearing**

- a. Public Hearing regarding Rezoning of Parcels 231/00214-004-000 and 231/00214-002-000 from the Agricultural (A-1) District to the Limited Industrial (M-1) District (G Holds and Bondurant Land Parcels)
Mayor Elrod opened the public hearing at 06:30 PM.

Planning & Community Development Director Murray explained the rezoning and the comments received. Council Member Driscoll questioned the 10th Street, SE extension.

Mayor Elrod closed the public hearing at 06:32 PM.

8. **Action Items**

- a. R-230222-38- Resolution repealing the July 1, 2023 expiration date language included as part of Section 4 of Ordinance No. 220418-203

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Motion by Cox, seconded by Driscoll, to Approve R-230221-38. Roll Call: Ayes: Cox, McKenzie, Pepper, Driscoll. Nays: None. Absent: Sillanpaa. Motion carried 4-0.

- b. O-230222-210 - (First Reading) Ordinance approving a request for rezoning from the Agricultural (A-1) District to the Light Industrial (M-1) District on land at Parcels 231/00214-004-000 and 231/00214-002-000
Motion by Pepper, seconded by Cox, to Approve the first reading of O-230221-210. Roll Call: Ayes: Cox, McKenzie, Pepper, Driscoll. Nays: None. Absent: Sillanpaa. Motion carried 4-0.

- c. O-230222-211 - (First Reading) Ordinance amending Chapter 115, Cemetery
City Administrator Oliver explained the amendment to the Council and the public regarding some language referring to the opening and closing of the interment space.

Motion by Pepper, seconded by Driscoll, to Approve the first reading of O-230221-211. Roll Call: Ayes: Cox, McKenzie, Pepper, Driscoll. Nays: None. Absent: Sillanpaa. Motion carried 4-0.

9. Discussion Items -

- a. -Budget and Legislative Issue Discussion
City Administrator Oliver presented the budget to the Council, and the latest legislative issue was discussed.

10. Reports / Comments and appropriate action thereon:

- a. Mayor
Meta representative update, MPO update.
- b. Council Members
Cox - DART update, EPIC update.
Pepper - None.
McKenzie - ICON update.
Driscoll - WRA update.
- c. Administrator
Upcoming Chamber Dinner, Chamber update, BDI update, Tree Board Board Member update.
- d. Directors
Jess - None.
Murray - None.
Horton - RFQ update, staff update.
Sanders - Upcoming Library Board meeting.

11. **Closed Session**- Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and 21.5.1(c) potential or pending litigation

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Motion by Driscoll, seconded by Pepper, to Move into Closed Session at 08:35 PM. Roll Call: Ayes: Cox, McKenzie, Pepper, Driscoll. Nays: None. Absent: Sillanpaa. Motion carried 4-0.

Mayor Elrod closed the Closed Session at 08:47 PM.

12. Adjournment

Motion by Pepper, seconded by Cox, to adjourn the meeting at 08:47 PM. Vote on Motion 4-0. Motion carried.

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 February 21, 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