

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

BONDURANT CITY COUNCIL

Minutes

June 19, 2023

Bondurant City Council

1. Roll Call

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

Absent: Council Member Bob Pepper, Council Member Matt Sillanpaa

City Officials Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, Finance Director Jene Jess, Public Works Director John Horton, Library Director Jill Sanders, City Engineer Bob Veenstra, Fire Chief Aaron Kreuder

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 Cox, seconded by Driscoll, to approve the agenda. Vote on Motion 3-0. Motion carried.

5. Proclamations

a. A Day to Celebrate Juneteenth

Mayor Elrod presented the proclamation to the public and the council recognizing June 19, 2023 as a Day to Celebrate Juneteenth.

6. Guests requesting to address the City Council

None.

7. 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 June 5, 2023 City Council Meeting Minutes

b. Applications for Council Approval

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- c. Claims List & Treasurer's Report
- d. Receive & File - Library Board Meeting Minutes of May 3, 2023, & Director's Report
- e. O-230522-215 - (Third Reading) Ordinance amending the City Code of the City of Bondurant, Iowa by amending Chapter 15 - Mayor and 17 - City Council
- f. O-230522-216 - (Third Reading) Ordinance regarding approval of the request for rezoning from the Agricultural (A-1) District to the Light Industrial (M-1) District at Parcel ID 170/00001-001-000, Parcel ID 170/00001-003-000 and Parcel ID 170-00001-002-000
- g. O-230605-217 - (Second Reading) Ordinance amending Section 177.09 regarding off-street parking area required for restaurants, drive-thrus or night clubs
- h. R-230619-120- Resolution approving the Bondurant Emergency Services Member Stipend for Fiscal Year 2024
- i. R-230619-121- Resolution to fix a date for a public hearing on proposal to enter into a Water Revenue Loan and Disbursement Agreement and to borrow money thereunder in a principal amount not to exceed \$8,100,000
- j. R-230619-122- Resolution approving the 28E Agreement for Polk County Emergency Management Commission
- k. R-230619-123- Resolution approving pay request no. 6 to Synergy Contracting for the Eagle Park Restoration and Ditch #2 Bid Pack #2 in the amount of \$8,661.62
- l. R-230619-124- Resolution approving pay request No. 7 (Release of Retainage) to Synergy Contracting for the Eagle Park Restoration and Ditch #2 Bid Pack #2 in the amount of \$36,454.90
- m. R-230619-125- Resolution approving pay request no. 11 to Jenco Construction Inc. for the Highway 65 Underpass Public Improvement Project TAP-T-0747(613)-8V-77

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- n. R-230619-126- Resolution affixing a date for a public hearing to consider a text amendment to Section 177.10 of the Zoning Code regarding outdoor storage surface requirements
City Administrator Oliver reported an update from the Planning & Zoning Commission regarding item #7n.

Motion by Driscoll, seconded by McKenzie, to Approve the Consent Agenda. Roll Call: Ayes: Cox, McKenzie, Driscoll. Nays: None. Absent: Pepper, Sillanpaa. Motion carried 3-0.

8. **Public Hearing**

- a. Public Hearing regarding disposal of public Right-of-Way in the Downtown Bondurant
Mayor Elrod opened the public hearing at 06:09 PM.

City Administrator Oliver reported on the disposal of public right-of-way, addressed downtown parking, and discussed future development in the area.

Mayor Elrod closed the public hearing at 06:10 PM.

9. **Action Items**

- a. R-230619-127- Resolution considering approval of Site Plan for 601 23rd Street, SW
Motion by Driscoll, seconded by Cox, to Approve R-230619-127. Roll Call: Ayes: Cox, McKenzie, Driscoll. Nays: None. Absent: Pepper, Sillanpaa. Motion carried 3-0.
- b. R-230619-128- Resolution considering approval of Site Plan for 1306 Prairie Drive, SW
Motion by Cox, seconded by Driscoll, to Approve R-230619-128. Roll Call: Ayes: Cox, McKenzie, Driscoll. Nays: None. Absent: Pepper, Sillanpaa. Motion carried 3-0.
- c. R-230619-129- Resolution authorizing the disposal of Public Right-of-Way in Downtown Bondurant
Motion by Cox, seconded by McKenzie, to Approve R-230619-129. Roll Call: Ayes: Cox, McKenzie, Driscoll. Nays: None. Absent: Pepper, Sillanpaa. Motion carried 3-0.

10. **Discussion Items -**

- a. Future Water Treatment and Production
Ted Corrigan, Des Moines Water Works CEO, provided an update to the council. The council and Corrigan discussed future plans, capacity, infrastructure, etc. Suzanne Gerlach, PFM, presented the numbers for

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the City's future water treatment and production. City Engineer Veenstra informed the council about the process of water treatment and production.

b. DEI Committee

Motion by Driscoll, seconded by McKenzie, to move until the July 10th City Council meeting. Vote on Motion 3-0. Motion carried.

c. Citizen request to address stormwater issues in Wilke Addition (Blaine Street NW)

Debbie Bensley, 114 Blaine Street, NW, expressed her concerns about the stormwater on her property. Public Works Director Horton provided a history of the issue. The council discussed a possible solution and provided recommendations to Bensley.

11. Reports / Comments and appropriate action thereon:

a. Mayor

None.

b. Council Members

Driscoll - BRAVO update, WRA meeting tomorrow, thanked City Clerk Hagan for her service with GCMOA.

McKenzie - None.

Cox - Chamber & DART update.

c. Administrator

Flaming Wok is opening soon, project updates, Eagle Park opening, and Certified Site opening.

d. Directors

Jess - None.

Horton - Project updates.

Kreuder - Department update.

Sanders - Library update.

12. **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 McKenzie, to move into Closed Session at 09:01 PM. Vote on Motion 3-0. Motion carried.

Mayor Elrod closed the Closed Session at 09:25 PM.

13. Adjournment

Motion by Cox, seconded by Driscoll, to adjourn at 09:26 PM. Vote on Motion 3-0. Motion carried.

Shelby Hagan, City Clerk

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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 June 19, 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