

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

BONDURANT CITY COUNCIL  
Minutes  
January 29, 2024  
Bondurant City Council

1. Roll Call

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

City Officials Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, Planning & Community Development Director Maggie Murray, Fire Chief Aaron Kreuder, Finance & Employee Services Director Jene Jess, Public Works Director John Horton, City Planner Isaac Pezley

2. Call to Order and Declaring a Quorum

Mayor Elrod called the meeting to order at 06:02 PM and declared a quorum.

3. Abstentions declared

None.

4. Perfecting and Approval of the Agenda

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

5. Guests requesting to address the City Council

None.

Council Member Cox arrived at 06:03 PM.

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. O-240102-200 - (Third Reading) Ordinance approving a request for rezoning from the Agricultural (A-1) District to the Planned Unit Development (R-5) District in the Morgan Estates Plat 3 Preliminary Plat area
- b. O-240102-201 - (Third Reading) Ordinance amending the 2019-approved Harvest Meadows Planned Unit Development related to Area 'D'

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- c. O-240116-203 - (Second Reading) Ordinance amending Chapter 1.15 of the City Code of Ordinances to add an appeal section for fines and judgments  
Motion by Peffer, seconded by McKenzie, to Approve the Consent Agenda. Roll Call: Ayes: Cox, McKenzie, Peffer, Driscoll. Nays: None. Absent: Sillanpaa. Motion carried 4-0.

## 7. Action Items

- a. R-240129-24- Resolution of endorsement for the City of Bondurant's pre-application to the Iowa Economic Development Authority's Community Catalyst Grant Program to be used for remediation and rehabilitation of a building in the Downtown Area  
Planning & Community Development Director Murray presented the Catalyst Grant Program to the Council.

Josh LaRue, 13 Main Street, SE, presented his business plan to the Council. They wish to open an electronic bike shop along with providing homemade chocolates, a lounge area, and eventually, bike repairs.

Council Member Sillanpaa arrived at 06:08 PM.

Motion by Peffer, seconded by Cox, to Approve R-240129-24. Roll Call: Ayes: Cox, McKenzie, Peffer, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.

- b. R-240129-25- Resolution of endorsement for the City of Bondurant's pre-application to the Iowa Economic Development Authority's Destination Iowa Program for funding to assist with implementation of the public improvements proposed as part of the Grain District Downtown Development Plan  
Planning & Community Development Director Murray explained the proposed public improvements to the Council.

Motion by Cox, seconded by Driscoll, to Approve R-240129-25. Roll Call: Ayes: Cox, McKenzie, Peffer, Sillanpaa, Driscoll. Nays: None. Absent: None. Motion carried 5-0.

## 8. Discussion Items -

- a. DART Update  
Council Member Cox updated the Council on DART. The Mayor and Council discussed the formula, services, budget, etc.
- b. Zoning Code (signage)

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The Council discussed the sign code related to electric changeable signs. The Bondurant Community Library would like to install an electronic sign in front of their building on the corner. Planning & Community Director Murray will draft an amendment to the Sign Code for Council's approval at a future meeting.

- c. Zoning Code: Subdivision ordinance (Pavement Management Study Discussion)  
The Council and Staff discussed the Pavement Management Study.
- d. Downtown Parking Project  
The Council and Staff discussed the options, and agreed on Option 1.
- e. Bondurant Emergency Services
  - Facility
  - Contract ServicesThe Council and Staff discussed the concept plan, budget, site plan, timeline, etc.

City Administrator Oliver updated the Council that meetings will need to be held at the library during the months the Census workers are using the Chambers as an office.

Mayor Elrod updated the Council on the collector road near the Hubbell Realty development north of town.

Council Member Sillanpaa left at 08:09 PM.

9. Adjournment

Motion by Peffer, seconded by Cox, to adjourn at 08:14 PM. Vote on Motion 4-0. Motion carried.

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Shelby Hagan, City Clerk

ATTEST:

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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 January 29, 2024, 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

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for public inspection within ten business days and prior to the next convened meeting of said body.

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Doug Elrod, Mayor