

BONDURANT CITY COUNCIL
Minutes
November 4, 2019
Bondurant City Council

1. Roll Call

Present: Mayor Curt Sullivan, Council Member Wes Enos, Council Member Jen Keeler, Council Member Doug Elrod, Council Member Tara Cox, Council Member Bob Pepper

City Officials

Present: City Administrator Marketa Oliver, City Clerk Shelby Hagan, Public Works Director John Horton, Fire Chief Aaron Kreuder, City Engineer Greg Roth, Planning & Community Development Director Maggie Murray, City Attorney David Brick

2. Call to Order and Declaring a Quorum

Mayor Sullivan called the meeting to order at 6:00 p.m. and declared a quorum.

3. Pledge of Allegiance

4. Abstentions and Approval of the Agenda – None.

5. Perfecting and Approval of the Agenda

Motion made by Enos, seconded by Elrod, to amend the agenda by striking items #12, #14, #15 and #16. Vote on Motion 5-0. Motion declared carried unanimously.

Motion made by Enos, seconded by Pepper, to approve the agenda as amended. Vote on Motion 5-0. Motion declared carried unanimously.

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 the City Council Meeting Minutes of October 21, 2019
- b. Receive and File – Planning & Zoning Commission Meeting Minutes of September 23, 2019
- c. Claims Report
- d. Tax Abatements
- e. **RESOLUTION NO. 191104-144** – Resolution approving mobile phone stipend for Communications and Events Specialist

- f. **RESOLUTION NO. 191104-145** – Resolution authorizing the Tax Increment Financing (TIF) Indebtedness Certification to the County Auditor for Fiscal Year 2021
- g. **RESOLUTION NO. 191104-146** – Resolution approving the Final Project Acceptance for the Park Side Water Main Project
- h. **RESOLUTION NO. 191104-147** – Resolution setting the date for public hearings on proposals to enter into a General Obligation Loan Agreement and to borrow money thereunder in a principal amount not to exceed \$6,700,000

Motion by Enos, seconded by Elrod, to approve the Consent Agenda. Roll Call: Ayes: Keeler, Pepper, Enos, Cox, Elrod. Nays: None. Absent: None. Motion carried 5-0.

7. Guests requesting to address the City Council

Brad Lewis, Home Boy Enterprises, LTD., updated the Council on the proposed downtown project and plans to break ground in March.

Rita Rostenbach, 112 Blaine Street, Northwest, questioned Fall Clean-up, air traffic, the stormwater master plans and the truck traffic along 2nd Street, Northwest.

- 8. Polk County Sheriff's Report – Captain VanHoozer reported over 460 calls of service which included building checks, traffic stops, arrests, etc.
- 9. **RESOLUTION NO. 191104-148** – Resolution approving the Site Plan for Generation Next Daycare Project

Motion by Elrod, seconded by Enos, to approve RESOLUTION NO. 191104-148. Roll Call: Ayes: Keeler, Pepper, Enos, Cox, Elrod. Nays: None. Absent: None. Motion carried 5-0.

- 10. **RESOLUTION NO. 191104-149** – Resolution approving the Professional Services Agreement for the 2020 Washington Street Improvements Deceleration Lane and Water Main Crossing to Veenstra & Kimm, Inc. in the amount of \$41,500.00

Motion by Enos, seconded by Elrod, to approve RESOLUTION NO. 191104-149. Roll Call: Ayes: Keeler, Pepper, Enos, Cox, Elrod. Nays: None. Absent: None. Motion carried 5-0.

- 11. **RESOLUTION NO. 191104-150** – Resolution approving the Professional Services Agreement for the Main Street Storm Sewer Improvements in the amount of \$7,200.00

Motion by Elrod, seconded by Keeler, to approve RESOLUTION NO. 191104-150. Roll Call: Ayes: Keeler, Pepper, Enos, Cox, Elrod. Nays: None. Absent: None. Motion carried 5-0.

12. Discussion and Possible Consideration of **RESOLUTION NO. 191104-151**– Resolution approving the Development Agreement with Ryan Companies

Deleted.

13. **RESOLUTION NO. 191104-152** – Resolution approving Professional Services Agreement with Terracon for Geotechnical Engineering Services

Motion by Enos, seconded by Pepper, to approve RESOLUTION NO. 191104-152. Roll Call: Ayes: Keeler, Pepper, Enos, Cox, Elrod. Nays: None. Absent: None. Motion carried 5-0.

14. **RESOLUTION NO. 191104-153**– Resolution approving professional services agreement with Ryan Companies for Construction Management

Deleted.

15. **RESOLUTION NO. 191104-154** – Resolution approving the Professional Services Agreement with Veenstra and Kimm for Building Inspection and Plan Review

Deleted.

16. **RESOLUTION NO. 191104-155**– Resolution approving the Professional Services Agreement with Shive-Hattery for design of Public Improvement Projects

Deleted.

17. Discussion Items –

- a. Ankeny Airport Agreement – The Council discussed the 28E Agreement that expires in 18 months.
- b. City Hall
 - i) Bathrooms – Council discussed updating the public restrooms to make them ADA compliant. The project would be funded with GO Bond funds.
 - ii) Moving Day – Staff plans to start moving tomorrow. City Administrator Oliver suggested closing on December 6th to transfer hardware and technology. Council agreed.
- c. Truck Traffic – Mayor Sullivan reported a meeting was held regarding the truck traffic. The ordinance will be updated at a future Council meeting.
- d. Downtown Stormwater – Addressed as an action item on the agenda.
- e. Insurance Renewals – City Administrator Oliver reported that a 28E Agreement will be on a future agenda as the City has changed insurance brokers and will be pooled in with a larger group which in turn gets the City better rates.

18. Reports / Comments and appropriate action thereon:

- a. Mayor – Election Day tomorrow, Certified Site designation ceremony, Metro Mayors meeting, Board appointments.
- b. Council Members
 - Elrod – DART update.
 - Cox – Chamber update.
 - Enos – MWA update.
 - Peffer – EPIC update.
 - Keeler – Upcoming BDI meeting, CVB update, upcoming Library meeting.
- c. City Administrator – Certified Site Announcement Ceremony, utility billing update.
- d. Directors
 - Horton – Winterization update.
 - Kreuder – Panel interviews, Department promotions.
 - Murray – None.
- e. City Attorney – None.

Motion by Enos, seconded by Keeler, to close the Regular Meeting and move into Closed Session at 6:56 p.m. Roll Call: Ayes: Keeler, Peffer, Cox, Enos, Elrod. Nays: None. Absent: None. Motion Carried 5-0.

19. **CLOSED SESSION** – Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition

Mayor Sullivan closed the Closed Session and moved back to the Regular Meeting at 7:30 p.m.

20. Adjournment

Moved by Peffer, seconded by Cox, to adjourn the meeting at 7:31 p.m. Vote on Motion 5-0. Motion declared carried unanimously.

Shelby Hagan, City Clerk

ATTEST:

Curt Sullivan, 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 November 4, 2019, 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.

Curt Sullivan, Mayor