

Posting Date: April 16, 2021

*\*Due to the COVID-19 concerns and social distancing recommendations, a virtual meeting is being offered. Participants wishing to speak on a topic should message the meeting moderator. All participants are asked to mute their individual computers at times when they are not speaking to minimize background noise.* Join: <https://us02web.zoom.us/j/89769362259>

**NOTICE OF A REGULAR MEETING  
BONDURANT CITY COUNCIL  
APRIL 19, 2021**

**NOTICE IS HEREBY GIVEN** that a Regular Meeting of the City Council will be held at 6:00 p.m. on Monday, April 19, 2021, in the Bondurant City Center, 200 Second Street, Northeast, Bondurant, Polk County, Iowa. Said meeting is open and the public is encouraged to attend.

**AGENDA**

1. Roll Call
2. Call to Order and Declaring a Quorum
3. Abstentions declared
4. Perfecting and Approval of the Agenda
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 the City Council Meeting Minutes of April 5, 2021
- b. Receive and File – Planning & Zoning Commission Meeting Minutes of April 8, 2021
- c. Receive and File - Library Board Meeting Minutes of March 3, 2021 & Director's Report
- d. Receive and File – Annual Audit & Finance Report
- e. Claims List
- f. Applications for Council Approval
- g. **RESOLUTION NO. 210419-87** – Resolution approving Pay Application No. 1 to Ryan Companies for the Project Omega Phases 2 & 3 Offsite Improvements Project in the amount of \$3,971.11
- h. **RESOLUTION NO. 2104019-88** – Resolution approving Pay Application No. 6 to Multiple Vendors for the Library Expansion and Renovation Project Management by Story Construction in the amount of \$445,790.56

The Bondurant City Council maintains the right to waive the first and second readings of ordinances presented and may pass the third and final reading of the same ordinance within the same council meeting.

Any person with a disability who requires a modification or accommodation in order to participate in the meeting, or any person with limited English proficiency (LEP) who requires language assistance to communicate with the City Council during the meeting, should contact the City Clerk, (515) 967-2418 or [shagan@cityofbondurant.com](mailto:shagan@cityofbondurant.com), no fewer than two business days prior to the meeting to enable the City of Bondurant to make reasonable arrangements to assure accessibility or language assistance for the meeting.

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- i. **RESOLUTION NO. 210419-89** – Resolution approving Pay Application No. 1 to Shive-Hattery for the Professional Services Agreement for Commerce Crossings Development Public Improvements Project
  - j. **RESOLUTION NO. 210419-90** – Resolution approving Pay Application No. 2 to McAninch Corporation for the 23<sup>rd</sup> Street, SW and Shiloh Rose Parkway, SW Public Infrastructure Improvement Project in the amount of \$215,162.80
  - k. **RESOLUTION NO. 210419-91** – Resolution approving Change Orders Totaling \$85,945.19 for the 2021 Bondurant Community Library Expansion Project
  - l. **RESOLUTION NO. 210419-92** – Resolution approving Adjustment to Board of Adjustment Fees
  - m. **RESOLUTION NO. 210419-93** - Resolution Setting Date for Public Hearing on Designation of the Expanded Bondurant Urban Renewal Area and on Urban Renewal Plan Amendment
  - n. **RESOLUTION NO. 210419-94** – Resolution rescinding and replacing Resolution No. 210405-82 related to Disbursement of Funds from the Spring Bags Tournament
6. Guests requesting to address City Council
7. **PRESENTATIONS** –
- a. Audit Report
8. Action Items:
- a. **RESOLUTION NO. 210419-95** - Resolution approving the Professional Services Agreement with EOR for Design and Construction Phase Services for the Ditch #2 Stream Bank Stabilization Project
  - b. **RESOLUTION NO. 210419-96** – Resolution approving Memorandum of Understanding with Bondurant Commercial, LLC
  - c. **RESOLUTION NO. 210419-97** – Resolution approving Commerce Crossings Site Plan
  - d. **RESOLUTION NO. 210419-98** – Resolution approving the Site Plan for the Bondurant Retail Building (100/104 Main Street, SE)
  - e. **RESOLUTION NO. 210419-99** – Resolution approving Highpoint Estates Preliminary Plat
  - f. **RESOLUTION NO. 210419-100** - Resolution approving the Site Plan for 96 Paine Circle, SE

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9. Discussion –
  - a. M2 Uses
10. Reports / Comments and appropriate action thereon:
  - a. Mayor
  - b. Council Members
  - c. Administrator
  - d. Directors
11. **CLOSED SESSION** – Pursuant to Iowa Code 21.5.1(j) to discuss property acquisition and 21.5.1(c) potential or pending litigation
12. Adjournment

City Council Meetings:

- Regular Session, May 3, 2021
- Regular Session, May 17, 2021
- Regular Session, June 7, 2021
- Regular Session, June 21, 2021

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