

**OFFICIAL PROCEEDINGS
BOARD OF CITY COMMISSIONERS
May 27, 2014 6:00 P.M.
CITY HALL WILLISTON, NORTH DAKOTA**

1. Roll Call of Commissioners

COMMISSIONERS PRESENT: Chris Brostuen, Brad Bekkedahl, Howard Klug, Tate Cymbaluk, and Ward Koeser

COMMISSIONERS ABSENT: None

OTHERS PRESENT: John Kautzman, David Tuan, Chief Lokken, Bob Hanson, Donald Kress, Steven Kjergaard, Pete Furusest, Jordan Evert, Bill Tracy, Kent Jarcik, and Chief Catrambone

Mayor Koeser presented a quorum; there are is one change that needs to be made to the agenda. First, Commission Cymbaluk introduced the new Fire Chief, Jason Catrambone. Mayor Koeser stated that they need to add item 4(B) a public hearing for a vacation of properties.

MOTION BY CYMBALUK, SECONDED BY KLUG, to approve the changes to the agenda.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

2. Consent Agenda

A. Reading and Approval of Minutes for:

(1) Regular Meeting Dated: May 13, 2014

B. Auditor

(1) Accounts, Claims and Bills

Combined Check Register

For checks between: 05/10/14 - 05/23/14

Check #	Vendor/Employee/Payee Number/Name	Check Amount
-73943	14021 BRAD D. BEKKEDAHL	0.00
-73942	56070 TATE A. CYMBALUK	0.00
-73941	56297 BRENDA D'ANGELO	1079.42
-73940	12020 RANDY M DONNELLY	1756.98
-73939	56348 TYLER EMERSON	1014.36
-73938	12017 JOHN L. KAUTZMAN	2844.85
-73937	56240 KAREN D. KUEHL	1441.27
-73936	56363 JUSTINA ROSE	727.74

-73935	56255 CHELSEA S CAVANAUGH	665.20
-73934	13026 KEVIN W. CRAFT	1303.93
-73933	56323 LINDSEY HATCH	738.30
-73932	56392 EMILY NUNLEY	471.96
-73931	56397 MEGAN PETERSON	735.54
-73930	56225 SUSAN E. SCHNEIDER	1127.09
-73929	13025 JOLEEN S. TINKER	1372.72
-73928	56400 SAMMYE TOMPKINS	1158.79
-73927	56378 LAURA WOLTJER	679.72
-73926	56376 ANNA WOOLLEY	742.86
-73925	56344 CARRIE ZELLMER	582.40
-73924	34103 CHRISTOPHER J. BROSTUEN	695.23
-73923	14025 HOWARD D. KLUG	133.04
-73922	56169 KATHERINE E. BERWICK	2259.86
-73921	56252 DIANE THOMPSON	1374.99
-73920	15004 JANET B. ZANDER	2052.76
-73919	56215 MARK W. ANDERSON	1881.50
-73918	56292 CAMERON BRADLEY	1576.26
-73917	56162 JOSHUA A. BUTLER	1349.11
-73916	56374 DAVID CHRISTENSEN	903.37
-73915	56325 DAVID GORDON	1202.83
-73914	18027 STEVEN D. KERZMANN	2459.05
-73913	18096 TRACY C. KERZMANN	1408.96
-73912	56332 ANDREW KINDLE	618.29
-73911	56377 DAVID MOLITOR	701.30
-73910	18099 ERICA J. MYERS	927.90
-73909	18070 JEANNE M. SAGASER RASSIER	1645.38
-73908	56130 ANDREW A. SAILER	2247.95
-73907	18020 RICHARD SHEARER	105.05
-73906	18097 DUANE S. WINTER	37.40
-73905	56174 SAM M. AIDE	1308.27
-73904	56166 RYAN J. ALLEN	1260.51
-73903	56273 JASON BARTEN	1580.10
-73902	19024 DAVID L. BELISLE	1452.34
-73901	56246 HUGH E BENZEN	1116.09
-73900	19092 DUSTIN J. BERTSCH	1534.46
-73899	19028 MARK R. BITZ	1988.10
-73898	56097 ALAN C. BRATT	1361.58
-73897	56121 DUSTIN R. CELANDER	1004.73
-73896	56113 MINDY SUE DEGENSTEIN	1051.02
-73895	56278 DANIEL DERY	1144.59
-73894	56173 RODNEY H. DICKERSON	1462.19
-73893	56354 RYAN EGERMAN	1107.63
-73892	56289 STACEY EISSLINGER	1032.18
-73891	56183 AMBER M. GILMORE	1502.75
-73890	19009 LINDA R. GRANBOIS	1238.03
-73889	56147 JACOB J. GREGORY	1378.48
-73888	56403 KRISTIINA HANNUS	9.35
-73887	56343 ZACHARY HANSEN	1175.48

-73886	56195 JACKIE L. HATCH	760.45
-73885	19082 RANDY M. HAUGENOE	1620.17
-73884	56285 TYLER HOFF	1042.60
-73883	56210 WILLIAM E. HOLLER	1648.26
-73882	56353 JONATHAN HOLTER	1186.44
-73881	56102 MICHAEL A. ISENHOWER JR	1695.35
-73880	56387 AARON KURTENBACH	877.43
-73879	19012 THOMAS L. LADWIG	1939.44
-73878	19011 JAMES L LOKKEN	2740.95
-73877	56082 TRAVIS J. MARTINSON	995.05
-73876	56061 AMY D. NICKOLOFF	1406.44
-73875	19014 KENNETH B. OWENS	2248.30
-73874	56385 JUSTIN PELZL	797.67
-73873	19098 DAVID A. PETERSON	2294.25
-73872	56181 TREVOR J. ROBERTS	1106.21
-73871	56148 JONATHAN D. ROGGENKAMP	860.98
-73870	19077 MICHAEL S. WILSON	1647.87
-73869	56157 BENJAMIN W. ABBEY	1206.74
-73868	20047 KELLY M. ABERLE	1533.33
-73867	26039 DIANE K. ALBRIGHTSON	972.25
-73866	56209 MARTIN L. COLGAN	1383.30
-73865	56296 JOE DOSS	1621.94
-73864	56309 KRYSTINE HEIFORT	974.97
-73863	56308 JAMES LEAHY	1163.81
-73862	56270 WILLIAM TRACY III	1463.06
-73861	56360 NYDEL WALL	156.73
-73860	56220 TRUNG THANH LE	1417.65
-73859	56302 ANTON LEUTY	886.49
-73858	21040 MONTE C. MEIERS	922.93
-73857	21054 WAYNE A WIEDRICH	2963.46
-73856	22020 ROBERT D. KNAPPER	1810.83
-73855	56214 MICHAEL J. BEARCE	1725.78
-73854	56404 DAVID JOHNSON	523.22
-73853	56315 EARL KILLINGSWORTH	1548.97
-73852	56244 ROY LONG	834.08
-73851	56167 MATTHEW TUTAS	1913.70
-73850	56320 PHILIP ARENDS	1532.50
-73849	56370 JEFFREY BRYSON	1950.92
-73848	24019 ROBERT D. COUGHLIN	836.69
-73847	56381 MORKATAA DHINAA	1596.55
-73846	24017 STEVEN W. JENSEN	1481.03
-73845	56356 MITCHELL KERSTING	724.70
-73844	56391 THOMAS MOTTL	2653.02
-73843	56284 SABRINA SIMS	1218.79
-73842	56104 DANIEL W. TUPA	1213.97
-73841	56352 BRIAN YOUNG	725.55
-73840	25110 KENNETH W. BERGSTROM	2134.40
-73839	56409 KENDELL BROWN	629.49
-73838	56393 DUSTIN CUPPS	1168.25

-73837	56187 STEPHEN R. KOHLER	841.17
-73836	56389 THOMAS ATOR	1499.96
-73835	56368 ERICA KELASH	1662.68
-73834	56349 LILLIAN MCGUIRE	704.35
-73833	56164 JACOB T BLOODGOOD	496.68
-73832	27076 DANNY R. GERGEN	1846.51
-73831	56091 JAMES A HAGA JR	949.62
-73830	56128 VERNON L. HENDRICKSON	1708.20
-73829	56303 TROY OSTER	822.14
-73828	56379 WILLIAM REED	1021.84
-73827	56258 BRYAN THOMPSON	1231.12
-73826	56084 KENNETH R. BOYKIN	1536.93
-73825	56313 WILLIAM BRENNY	852.98
-73824	56114 ANTHONY D. DUDAS	1613.11
-73823	56396 EMILY GATHJE	366.29
-73822	56086 STEVEN C. KJERGAARD	2194.42
-73821	12029 LORI A. LARSEN	1006.15
-73820	56395 JAMES MURAWSKI	731.48
-73819	56358 RYAN O'REAR	762.99
-73818	56372 THOMAS SANDO	864.72
-73817	56398 MARK BATES	1843.12
-73816	56340 MICHAEL SIMPSON	1422.43
-73815	56200 GINA MOTT	1149.63
-73814	56347 CHRISTINE EDWARDS	1184.07
-73813	34017 KENT A. JARCIK	2437.73
-73812	56223 DONALD KRESS	1366.71
-73811	56239 RACHEL K. RESSLER	1067.65
-73810	56314 NICK VASUTHASAWAT	1211.62
-73809	35025 JOSILYN F BEAN	1042.30
-73808	56301 TRAVIS MIZZELL	919.14
-73807	56079 BRENDA SEPTKA	1221.38
-73806	56293 DAVID TUAN	2444.43
-73805	56375 KRISTIN WENDT	489.49
-73804	36006 NEIL W. BAKKEN	1768.16
-73803	56366 KENT SKABO	909.06
-73802	56211 WAYNE E. BEARD	1362.27
-73801	56212 AMELIA A. BICKLER	225.65
-73800	56144 CRYSTAL M. BONNER	214.89
-73799	56413 LEXI CASTRO	215.87
-73798	48102 KAYLA J. HELL	732.56
-73797	56333 STEVEN MCGAUGHEY	553.67
-73796	56111 ANDREA L. MITCHELL	217.27
-73795	56412 LEAH RYAN	90.50
-73794	56364 JASON SAGE	74.28
-73793	48013 DEBORAH A. SLAIS	1315.16
-73792	48034 YVONNE A. TOPP	591.55
-73791	56411 LISA WEBB	246.11
-73790	52011 ANN M. KVANDE	1531.61
-73789	56306 MARGARET LUNSFORD	1140.48

-73788	56041 BARBARA J. PETERSON	1319.08
-73787	52003 THOMAS C. ROLFSTAD	1578.05
-73786	52020 SHAWN WENKO	1711.55
-73785	56222 VIVIAN KALMIK	116.22
-73784	53002 AMY A. KRUEGER	1920.30
-73783	56271 SABRINA A RAMEY	1210.61
-73782	56310 JENNIFER STRIETZEL	1083.32
-73781	56390 DENICE SUESS	1057.24
-73780	56399 JENNIFER WILSON	958.31
-73779	56213 ROBERT JASON HILLARD	1427.37
-73778	56234 JOSEPH REIFENSTAHL	2293.37
-73777	56080 BRAD E. SEPTKA	2589.42
-73776	56150 SAMANTHA R. YODER	2116.37
-73775	IAFF LOCAL 3743 IAFF LOCAL 3743	275.00
-73774	DEFER COMP ROTH NATIONWIDE RETIREMENT SO	17499.86
-73773	ND CHILD SUPPOR ND CHILD SUPPORT ENFORCE	1051.90
-73772	FIT U.S. TREASURY	133184.66
-73771	WEAPON CITY OF WILLISTON	606.42
63810	999999 KRISTOPHER BERGSTROM	500.00
63811	999999 LUCAS AMUNDSON	480.00
63812	1243 NEFF EIKEN & NEFF PC	700.00
63813	999999 MICHAEL WALTERS	480.00
63814	521 WILLISTON PARK DISTRICT	1247081.22
63815	19 AMERICAN STATE BANK	1247096.21
63816	999999 DAKOTAH ASSET HOLDING, LLC	91.37
63817	12026 KAREN P. LARSON	1323.48
63818	14020 E. WARD KOESER	256.32
63819	17016 THOMAS J. GLENN	1203.97
63820	56337 DARIN JOHNSON	2078.25
63821	56382 ETHAN JOHNSON	2175.36
63822	56269 CLAY KAUTZER	1054.17
63823	56107 VICTORIA L. KREGER	391.92
63824	56290 BRADLEY SCHERER	1009.85
63825	18046 GARVIN SEMENKO	37.40
63826	56408 SAMANTHA VENDITTO	1938.75
63827	56388 RUSSELL ANTHONY	1024.30
63828	19095 WALTER H. HALL	1732.44
63829	56243 JACOB R. HENDRICKS	1106.21
63830	56279 ALEC RAISBECK	1215.70
63831	13027 CRYSTAL A. SCHAUBEL	1052.39
63832	56406 RICHARD RADEMACHER	1359.23
63833	25030 PEDAR A. ANDRE	1258.47
63834	21041 ROBERT E HANSON	2569.94
63835	22021 LES CHRISTENSEN	1829.82
63836	22014 GARY L. GLOVATSKY	1751.79
63837	56402 CHRISTOPHER BHRONSSON	1743.29
63838	23136 JAMES B. ENGEN	3101.76
63839	23126 BRENT E. HANSON	2359.80
63840	23039 BRUCE A. JOHNSON	1596.83

63841	56288 CHRISTOPHER MALONE	754.89
63842	56414 TREVOR WAGSTAFF	388.30
63843	56362 JOHN WELKER	875.57
63844	56189 AMANDA M. KAISER	842.00
63845	27058 DAVID LEE BELL	2324.37
63846	25106 RICHARD S. ODEGARD	1716.44
63847	27067 RICHARD D. BORUD	1500.14
63848	56202 GUNNAR CORCORAN	562.76
63849	56355 TIMOTHY JEWELL	1304.92
63850	27096 RUSSELL E. MOMBERG	1709.94
63851	27091 JOSEPH G. MONSON	1300.38
63852	22022 KATELYN CHRISTENSEN	1207.52
63853	31051 GORDON L. SMESTAD	1607.10
63854	56099 MARK C. AMONSON	21.47
63855	56361 JUSTIN EDWARDS	1562.80
63856	56367 TONY SCOTT	480.44
63857	32006 WILLIAM M. MCQUISTON	1308.74
63858	56253 STEPHEN OLEGARIO	659.15
63859	37008 LAVERN GOHL	1877.50
63860	56180 DIANE C. HAGEN	419.16
63861	56276 ELTON LARSON	110.82
63862	56298 SAWYER ZENT	211.47
63863	56410 CAITLYN BELEY	608.47
63864	56066 ZACHARY G. CORCORAN	1830.24
63865	54065 PATRICIA K. FIORENZA	1982.47
63866	999999 BRITNEY ROBB	550.00
63867	999999 CAROL BUTTS	750.00
63868	999999 LACEY TWEETEN	100.00
63869	999999 RYAN BRAGG	820.00
63870	999999 AARON ATCHISON	230.00
63871	999999 BROOKE ANDERSON	400.00
63872	999999 JASON OSTER	400.00
63873	673 CLERK OF DISTRICT COURT	750.00
63874	673 CLERK OF DISTRICT COURT	750.00
63875	673 CLERK OF DISTRICT COURT	750.00
63876	673 CLERK OF DISTRICT COURT	750.00
63877	673 CLERK OF DISTRICT COURT	750.00
63878	673 CLERK OF DISTRICT COURT	750.00
63879	673 CLERK OF DISTRICT COURT	750.00
63880	673 CLERK OF DISTRICT COURT	750.00
63881	377 POWERPLAN OIB	97.78
63882	999998 MICHAEL SIMPSON	165.02
63883	2114 ROSEMOUNT INC	6107.48
63884	460 TRACTOR & EQUIPMENT CO.	21775.00
63885	270 MURPHY MOTORS, INC.	31370.00
63886	1132 STEVEN KJERGAARD	259.40
63887	DCI CREDIT DCI CREDIT SERVICES INC	348.21
63888	DEL CHILD SUPPO DCSE	135.00
63889	DEPENDANT CARE DISCOVERY BENEFITS	3062.43

63890	EMPLOYMENT SECU EMPLOYMENT SECURITY DEPA	185.49
63891	ID CHILD SUPPOR IDAHO CHILD SUPPORT RECE	377.50
63892	MN CHILD SUPPOR MINNESOTA CHILD SUPPORT	554.30
63893	NC CHILD SUPPOR NC CHILD SUPPORT	205.00
63894	ND PEA NDPEA	56.00
63895	UNITED WAY UNITED WAY	138.00
63896	673 CLERK OF DISTRICT COURT	750.00
63897	673 CLERK OF DISTRICT COURT	750.00
63898	999999 JAKE HANSEN	380.00
63899	549 CASH WISE FOODS	4.00
63900	999999 LARISSA LAKE	350.00
63901	999999 BARNEY BEASLEY	400.00
63902	999999 SIERRA SENNETT	500.00
63903	162 HORIZON RESOURCES	1025.80
63904	ND HEALTH ND PUBLIC EMPLOYEES RETI	136381.98
63905	489 VISA	2224.29
63906	673 CLERK OF DISTRICT COURT	20.00
63907	673 CLERK OF DISTRICT COURT	750.00
63908	999999 REYNA FUNEZ-MENDOZA	120.00
63909	999999 JC HOLMEN	250.00
63910	489 VISA	480.85
63911	2156 Tarpon 1, LLC	10000.00
63912	970 API WILLISTON CHAPTER	5000.00
63913	459 TOM ROLFSTAD	519.24
63914	139 GAFFANEY'S	399.00
63915	1975 BLONDIE'S	909.00
63916	2158 Caitlyn Beley	1000.00
63917	2056 Castle Walz, Inc. c/o Tony Vasque	500.00
63918	1521 Little Lambs Childcare	20000.00
63919	415 SELECT FORD	32706.45
63920	415 SELECT FORD	30633.25
63921	1483 WEATHERFORD	484500.99
63922	999998 AMANDA M. KAISER	144.79
63923	999998 STEVEN W. JENSEN	147.45
63924	AFLAC AMERICAN FAMILY LIFE ASS	2156.93
63925	AMERICAN NATION AMERICAN NATIONAL LIFE I	205.56
63926	DEF COMP PERS1 NORTH DAKOTA PUBLIC EMPL	325.00
63927	USABLE USABLE	227.04
63928	518 WILLISTON HERALD	235.11
63929	2112 Mercy Occupational Health Clinic	450.00
63930	162 HORIZON RESOURCES	1168.20
63931	548 DAKOTA DIESEL	6347.94
63932	162 HORIZON RESOURCES	7365.47
63933	526 WILLISTON TRUE VALUE	272.87
63934	1945 CUSTOM CONVEYOR CORPORATION	7201.55
63935	650 ETHANOL PRODUCTS, LLC	411.11
63936	80 CITY OF WILLISTON	64.53
63937	343 OLYMPIC SALES, INC.	13350.00
63938	164 HOTSY EQUIPMENT CO.	365.00

63939	144 GRAYMONT WESTERN CANADA	6174.01
63940	359 PRAXAIR DISTRIBUTION INC	154.24
63941	151 HAWKINS, INC.	2015.35
63942	93 DAKOTA SUPPLY GROUP	6569.92
63943	144 GRAYMONT WESTERN CANADA	6166.32
63944	568 DPC INDUSTRIES, INC	2721.75
63945	1965 GRAINGER	2546.75
63946	151 HAWKINS, INC.	7683.08
63947	2003 CAPITAL SCALE CO	1285.35
63948	540 AQUA-PURE INCORPORATED	16187.00
63949	1866 Vivid Ink and Toner	142.20
63950	585 MCCODY CONCRETE PRODUCTS, INC	440.00
63951	30 ASTRO-CHEM LAB, INC.	358.00
63952	134 FORT UNION SUPPLY & TRADE	187.05
63953	1533 MOTION INDUSTRIES	5111.02
63954	539 HACH	1061.27
63955	52 BORDER STATES ELECTRIC	341.30
63956	271 MVTL/MINNESOTA VALLEY	67.00
63957	460 TRACTOR & EQUIPMENT CO.	3020.32
63958	162 HORIZON RESOURCES	10773.00
63959	550 HEDAHL'S PARTS PLUS	362.66
63960	69 CARQUEST AUTO PARTS STORES	298.01
63961	275 NAPA AUTO PARTS	318.95
63962	275 NAPA AUTO PARTS	1565.47
63963	77 CITY OF WILLISTON	168.95
63964	161 HOME OF ECONOMY	24.96
63965	1225 NORTHSTAR SAFETY INC.	433.23
63966	1299 KNIFE RIVER-NORTH CENTRAL	5280.00
63967	139 GAFFANEY'S	12.15
63968	2128 EXPRESSWAY INN	1120.50
63969	2154 TRACER ELECTRONICS LLC	2205.00
63970	219 LAWSON PRODUCTS, INC.	312.00
63971	175 INTERSTATE ENGINEERING	842.00
63972	175 INTERSTATE ENGINEERING	8038.00
63973	175 INTERSTATE ENGINEERING	4945.90
63974	52 BORDER STATES ELECTRIC	212.34
63975	822 COUNTRY FLORAL	160.00
63976	416 SELID PLUMBING & HEATING INC	627.90
63977	460 TRACTOR & EQUIPMENT CO.	306.65
63978	1394 RDO EQUIPMENT CO	772.05
63979	1772 MYGOV, LLC	600.00
63980	30 ASTRO-CHEM LAB, INC.	465.00
63981	668 FASTENAL COMPANY	318.57
63982	93 DAKOTA SUPPLY GROUP	3533.29
63983	93 DAKOTA SUPPLY GROUP	2958.92
63984	485 VESSCO, INC.	1441.94
63985	1623 CHEMSEARCH	4211.20
63986	724 ARBOR DAY FOUNDATION	34.80
63987	873 FRONTIER PRECISION, INC.	619.00

63988	261 MON-DAK HTG & PLG, INC.	549.90
63989	275 NAPA AUTO PARTS	95.58
63990	1249 WASTE NOT RECYCLING LLC	3191.40
63991	718 AMERIPRIDE LINEN AND APPAREL SERV	160.04
63992	874 BEST WESTERN KELLY INN & SUITES	149.40
63993	1926 BRAUN INTERTEC CORPORATION	6596.25
63994	718 AMERIPRIDE LINEN AND APPAREL SERV	59.10
63995	1391 AMERICAN ENGINEERING TESTING INC	2063.90
63996	166 HUSKY OIL MARKETING CO.	7561.95
63997	1630 EPIC ENGINEERING	12991.25
63998	1665 EAST & WEST EXCAVATING LLC	5500.00
63999	2045 WORKLIFE	116.00
64000	903 DIAMOND VOGEL	12464.55
64001	359 PRAXAIR DISTRIBUTION INC	69.72
64002	1609 JMAC RESOURCES	5082.36
64003	2155 JHF	506.00
64004	275 NAPA AUTO PARTS	40.48
64005	161 HOME OF ECONOMY	5.88
64006	162 HORIZON RESOURCES	252.00
64007	161 HOME OF ECONOMY	65.94
64008	30 ASTRO-CHEM LAB, INC.	465.00
64009	1299 KNIFE RIVER-NORTH CENTRAL	194902.56
64010	144 GRAYMONT WESTERN CANADA	6202.46
64011	151 HAWKINS, INC.	1213.51
64012	320 NEMONT	343.73
64013	271 MVTL/MINNESOTA VALLEY	67.00
64014	134 FORT UNION SUPPLY & TRADE	61.92
64015	161 HOME OF ECONOMY	278.95
64016	275 NAPA AUTO PARTS	43.35
64017	124 ELECTRIC & MAGNETO, INC.	7.17
64018	1942 EVERSON FUNERAL HOME	2994.93
64019	4 AGRI INDUSTRIES, INC.	233.21
64020	409 SANITATION PRODUCTS	190.80
64021	1357 BLAINS AUTO BODY & SALES, inc.	955.00
64022	750 UPS	47.50
64023	93 DAKOTA SUPPLY GROUP	7071.68
64024	1084 CA TURNER COMPANY	2100.00
64025	1610 ULTEIG	92792.74
64026	1610 ULTEIG	46838.56
64027	1610 ULTEIG	30972.53
64028	1610 ULTEIG	1736.93
64029	1666 CIVIL SCIENCE	4769.50
64030	1666 CIVIL SCIENCE	13958.50
64031	275 NAPA AUTO PARTS	14.64
64032	159 HOLIDAY INN	942.12
64033	124 ELECTRIC & MAGNETO, INC.	107.34
64034	52 BORDER STATES ELECTRIC	91.52
64035	1054 C & D WATER SERVICES	22.50
64036	2084 PHILLIPS & JORDAN INC	18261.93

64037	503 WESTLIE MOTOR CO.	476.44
64038	319 NELSON INTERNATIONAL	1312.84
64039	124 ELECTRIC & MAGNETO, INC.	308.95
64040	550 HEDAHLS PARTS PLUS	1.09
64041	69 CARQUEST AUTO PARTS STORES	4.90
64042	275 NAPA AUTO PARTS	210.46
64043	80 CITY OF WILLISTON	25.75
64044	333 NORTHWEST SUPPLY CO.	119.90
64045	319 NELSON INTERNATIONAL	388.56
64046	210 KOHLER COMMUNICATIONS	255.60
64047	460 TRACTOR & EQUIPMENT CO.	155.40
64048	1947 NEESE INC	166.58
64049	905 FALCON PUMP & SUPPLY	610.68
64050	550 HEDAHLS PARTS PLUS	40.85
64051	139 GAFFANEY'S	1200.77
64052	275 NAPA AUTO PARTS	23.86
64053	718 AMERIPRIDE LINEN AND APPAREL SERV	9.56
64054	514 WILLISTON COMMUNITY LIBRARY	138.21
64055	139 GAFFANEY'S	320.70
64056	260 MODERN MACHINE WORKS	46.48
64057	489 VISA	2659.83
64058	67 CAR TUNZ	79.99
64059	526 WILLISTON TRUE VALUE	29.56
64060	196 KADRMAS LEE & JACKSON INC	2062.95
64061	8 ALL SEASONS SPORT ABOUT	10.00
64062	999998 ANTHONY D. DUDAS	346.13
64063	320 NEMONT	189.84
64064	2159 ADB AIRFIELD SOLUTIONS, LLC	1071.79
64065	718 AMERIPRIDE LINEN AND APPAREL SERV	142.73
64066	1339 BOBCAT OF WILLISTON	393.18
64067	463 TRIANGLE ELECTRIC	2868.71
64068	359 PRAXAIR DISTRIBUTION INC	89.18
64069	33 BAKER & TAYLOR CO.	20.32
64070	616 CENTER POINT LARGE PRINT	79.08
64071	618 H W WILSON COMPANY	237.50
64072	207 KIDS REFERENCE COMPANY	292.81
64073	1267 City Directories - Infogroup	313.00
64074	52 BORDER STATES ELECTRIC	337.50
64075	1154 GOOSENECK IMPLEMENT	40.50
64076	134 FORT UNION SUPPLY & TRADE	191.50
64077	708 AT&T	367.56
64078	320 NEMONT	266.52
64079	526 WILLISTON TRUE VALUE	359.94
64080	514 WILLISTON COMMUNITY LIBRARY	62.25
64081	1772 MYGOV,LLC	350.00
64082	1898 RDG Planning & Design	18620.00
64083	344 ONE FULFILLMENT	402.50
64084	243 MONTANA DAKOTA UTILITIES	301.52
64085	1320 Marvin Jordan	375.00

64086	611 MABLE'S TASTE OF HOME	168.61
64087	41 BERRY DAKOTA	827.00
64088	584 NMN, INC.	776.20
64089	333 NORTHWEST SUPPLY CO.	138.00
64090	971 COCA-COLA OF WILLISTON	74.40
64091	1002 NORTH DAKOTA HORIZONS	66.00
64092	320 NEMONT	198.79
64093	687 BUTTONS BY FISH, INC.	241.90
64094	516 WILLISTON CVB	36.00
64095	1054 C & D WATER SERVICES	19.50
64096	1133 SANDERSON STEWART	457.73
64097	718 AMERIPRIDE LINEN AND APPAREL SERV	80.02
64098	148 HANDY ANDY'S NURSERY	1332.50
64099	415 SELECT FORD	153.96
64100	139 GAFFANEY'S	183.87
64101	275 NAPA AUTO PARTS	16.26
64102	52 BORDER STATES ELECTRIC	40.88
64103	261 MON-DAK HTG & PLG, INC.	102.00
64104	271 MVTL/MINNESOTA VALLEY	526.00
64105	999998 KELLY M. ABERLE	136.00
64106	807 WILLISTON AREA BUILDERS ASSOCIATI	395.00
64107	290 ND DEPT OF TRANSPORTATION	27326.11
64108	999998 CHRISTINE EDWARDS	45.55
64109	8 ALL SEASONS SPORT ABOUT	4828.38
64110	1167 STRATA CORPORATION	299775.35
64111	333 NORTHWEST SUPPLY CO.	249.00
64112	571 FEE INSURANCE AGENCY, INC	2601.00
64113	817 STEIN'S, INC	129.00
64114	822 COUNTRY FLORAL	105.00
64115	531 WILLIAMS COUNTY AUDITOR	4573.13
64116	1903 ACME CONCRETE PAVING INC	355812.75
64117	390 RICHARD A. JOHNSON	2941.50
64118	69 CARQUEST AUTO PARTS STORES	775.88
64119	79 CITY OF WILLISTON	997.75
64120	162 HORIZON RESOURCES	62041.91
64121	718 AMERIPRIDE LINEN AND APPAREL SERV	27.77
64122	162 HORIZON RESOURCES	84.46
64123	526 WILLISTON TRUE VALUE	62.99
64124	79 CITY OF WILLISTON	963.33
64125	1261 CHAMBER OF COMMERCE	1000.00
64126	247 MERCY MEDICAL CENTER	1974.61
64127	415 SELECT FORD	87.35
64128	646 APPLIED CONCEPTS, INC	8686.50
64129	34 BALCO UNIFORM CO., INC.	357.37
64130	38 BASIN PRINTERS, INC.	554.00
64131	1349 CENTURYLINK	983.04
64132	1517 COAST TO COAST SOLUTIONS	321.98
64133	139 GAFFANEY'S	22.63
64134	2160 INTOXIMETERS	80.00

64135	596 ITC	403.00
64136	247 MERCY MEDICAL CENTER	50.00
64137	1506 KEEPRS, INC.	936.79
64138	54 BOUND TREE MEDICAL	2106.56
64139	255 MILLY'S ALTERATIONS	29.00
64140	320 NEMONT	2368.48
64141	285 ND CHAPTER OF A.P.C.O.	1350.00
64142	2150 PORTER LEE CORPORATION	212.00
64143	2161 Dan's Tire Service	1092.24
64144	134 FORT UNION SUPPLY & TRADE	162.10
64145	153 HEIMAN FIRE EQUIPMENT, INC.	10057.15
64146	585 MCCODY CONCRETE PRODUCTS, INC	277.04
64147	1310 MED-TECH RESOURCE, INC.	723.62
64148	245 MEDQUEST INC	282.50
64149	243 MONTANA DAKOTA UTILITIES	2026.56
64150	1417 NORTH DAKOTA FIRE FIGHTERS ASSOCI	400.00
64151	333 NORTHWEST SUPPLY CO.	39.90
64152	320 NEMONT	19.13
64153	320 NEMONT	99.74
64154	362 PRO SAFE PEST CONTROL	203.00
64155	453 THRIFTY WHITE PHARMACY	434.97
64156	2162 PRAXAIR DISTRIBUTION INC.	26.50
64157	38 BASIN PRINTERS, INC.	133.00
64158	2072 TriZetto Provider Solutions	39.00
64159	364 PURCHASE POWER	979.14
64160	139 GAFFANEY'S	485.21
64161	2023 WALTER CURTIS CO.	8.00
64162	648 WILLIAMS COUNTY SHERIFF'S OFFICE	30550.00
64163	523 WILLISTON POLICE ASSN.	135.00
64164	488 VISA	860.97
64165	488 VISA	69.41
64166	488 VISA	595.08
64167	526 WILLISTON TRUE VALUE	88.30
64168	623 Wex Bank	2964.19
64169	518 WILLISTON HERALD	3940.40
64170	527 WILLISTON VOLUNTEER	43620.83
64171	2163 Tecta America Dakotas	4200.00
64172	718 AMERIPRIDE LINEN AND APPAREL SERV	80.02
64173	517 WILLISTON FIRE & SAFETY	51.62
64174	463 TRIANGLE ELECTRIC	526.50
64175	243 MONTANA DAKOTA UTILITIES	2816.92
64176	320 NEMONT	1608.17
64177	496 WCS TELECOM	1023.65
64178	243 MONTANA DAKOTA UTILITIES	44366.86

Grand Total# of
Checks: 542

5345640.82

Total Claims
4781754.5

Total Payroll 563886.32

- (2) Application for a Local Permit or Charity Local Permit
 - a. Mercy Medical Center – Raffle – June 1st thru June 30th, 2014
 - b. Entertainment Inc! – Raffle – July 1st, 2014 thru June 30th, 2015
 - (3) Special Permit to Sell Alcoholic Beverages
 - a. American Legion Edgar M. Boyd Post #37 – Play – May 17th, 2014
 - b. Outlaw's Bar & Grill – NBSU Social – June 10th, 2014
 - (4) Taxi License
 - (5) Arborist License
 - a. Yard Supreme, Inc.
- C. Building Official
- (1) Master Mechanical
 - Brad Wellard – Alpha Mechanical Heating & A/C
 - Jerid Allard – Minot Plumbing & Heating
 - (2) Master Plumber
 - Tyler Resseman – Prospective Plumbing, LLC
 - (3) Fuel and Gas Installer
 - Roy Smith – Alpha Mechanical Heating & A/C
 - Matt Wellard – Alpha Mechanical Heating & A/C
 - Christopher Stohl – Alpha Mechanical Heating & A/C
 - Chanse Wellard – Alpha Mechanical Heating & A/C
 - Brad Wellard – Alpha Mechanical Heating & A/C
 - Ryan Wellard – Alpha Mechanical Heating & A/C
 - Tyler Peterson – Alpha Mechanical Heating & A/C
 - Austin Hope – Alpha Mechanical Heating & A/C
 - (4) Journeyman Mechanical
 - Matt Wellard – Alpha Mechanical Heating & A/C
 - Christopher Stohl – Alpha Mechanical Heating & A/C
 - Chanse Wellard – Alpha Mechanical Heating & A/C
 - Ryan Wellard – Alpha Mechanical Heating & A/C
 - Roy Smith – Alpha Mechanical Heating & A/C
 - Austin Hope – Alpha Mechanical Heating & A/C
 - Tyler Peterson – Alpha Mechanical Heating & A/C
 - (5) Sign Hanger
 - Carl E Johnson Plumbing & Heating, Inc.
 - Nagle Signs, Inc.
- D. City Planner
- (1) Request for public hearing, for a plat and zone change, “The Villages at Spring Lake” located in the NW1/4 of Sec. 1, T154N, R101W, city of Williston – New Frontier Development/Civil Science
 - (2) Request for public hearing on proposed Ordinance No. 993 regarding billboards in the C-2 zone
- E. City Engineer
- (1) Nemont & Reservation Telephone Co-op Easements
- F. Assessor
- (1) Abatement
 - (2) Exemptions

MOTION BY BEKKEDAHL, SECONDED BY CYMBALUK, to approve the Consent Agenda as presented.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

3. Bid Openings

A. ½ Ton 4X4 Pickup for Cemetery Department

Director of Public Works, David Tuan presented information on this item.

Bids were opened on Thursday, May 8th, 2014 at City Hall for this piece of equipment. The 2014 budget for this pickup was \$33,000. Select Ford bid this pickup at \$30,097.45 and Murphy Motors bid at \$27,672.

Mr. Tuan stated that he recommends award of the Regular Cab 4X4 Pickup for the Cemetery Department to low-bidder Murphy Motors, in the amount of \$27,672.

MOTION BY CYMBALUK, SECONDED BY KLUG, to approve the request to award the Regular Cab 4X4 Pickup for the Cemetery Department to low-bidder Murphy Motors, in the amount of \$27,672.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk, and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

B. Tandem Axle Dump Truck for Roads & Streets Department

Director of Public Works, David Tuan presented information on this item.

Bids were opened on May 8th, 2014 at City Hall for this piece of equipment. The 2014 Budget for this truck was \$130,000. There was one bid from Nelson International in the amount of \$102,025.

Mr. Tuan stated that he recommends award of the Tandem Axle Dump Truck for the Roads and Streets Department to Nelson International, in the amount of \$102,025.

MOTION BY KLUG, SECONDED BY BEKKEDAHL, to approve the request to award the Tandem Axle Dump Truck for the Roads and Streets Department to Nelson International, in the amount of \$102,025.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

4. Public Hearings

- A. Public hearing for a convenience store off-sale liquor and beer license for the property at 4203 2nd Avenue W, described as Outlot #1 in Section 2 of unplatted City of Williston, North Dakota, known as Racers Store 102, LLC

Mayor Koeser stated he would open the public hearing and there would be a presentation and that after they would give time for public input.

Mayor Koeser opened the public hearing for a convenience store off-sale liquor and beer license for the property at 4203 2nd Avenue W, described as Outlot #1 in Section 2 of unplatted City of Williston, North Dakota, known as Racers Store 102.

City Auditor, John Kautzman stated that this is a transfer of license from the Missouri Club to be licensed for the property at 4203 2nd Avenue W, known as The Fuel Stop. The revised floor plan for the existing building was reviewed by the liquor committee on May 13th and was approved for submission to the Board.

The recommendation is to approve the license with the revised floor plan "C".

Mayor Koeser called three times for public input; none was heard and Mayor Koeser closed the hearing.

Commissioner Klug asked what happens if the transfer has not taken place yet or it gets held up.

City Attorney, Pete Furuseth said the commission could approve contingent on the proper transfer of the liquor license.

MOTION BY KLUG, SECONDED BY BROSTUEN, to approve the convenience store off-sale liquor and beer license for the property at 4203 2nd Avenue W, described as Outlot #1 in Section 2 of unplatted City of Williston, North Dakota, known as Racers Store 102, LLC, contingent on their agreement that exhibit number 3 is the floor plan being approved and also, with the proper paperwork being provided that the liquor license has been properly transferred.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- B. Public hearing to consider a vacation of a road easement containing .68 acres in the SW1/4 of Section 21, T154N, R101W, on an unplatted parcel east of Lot 2R of Sublot 12, west of Chandler Loop W, north of Highway 2/85

Mayor Koeser opened up the public hearing to consider a vacation of property.

City Attorney, Jordan Evert presented information on the Agreement with North by Northwest (Chandler Field Development), Cactus Development, LLC (owner of what is known as the Frontier Property), and the City of Williston.

On October 23, 2012, the City Commission addressed the need to condemn certain property on the westerly border of Chandler Field Development. In doing so, the commission voted to grant the City Attorney the authority to act on behalf of the city of Williston to begin the initiation for the condemnation of certain property located in the City of Williston that connects 2B Chandler Field W to Highway 2/85. The commission determined the right of way was necessary for the City of Williston to adequately serve the public as continued expansion and development occurred within the city.

As the City Attorney's office began undertaking the condemnation process, the attorney's office determined it appropriate to see if the parties could come to some sort of agreement prior to incurring significant legal fees and unnecessary court costs. The results of the efforts were the parties, identified above, executed a Stipulation and Settlement Agreement.

As part of the agreement, the city of Williston agreed to vacate their right-of-way on the westerly boarder of the Frontier Property in exchange for Cactus Development/Frontier Property dedicating a thirty foot right-of-way running north and south along the easterly boarder of the Frontier Property. Further, the city decided to forego assessing the costs of the initial construction of the road to Cactus Development/Frontier Property as North by Northwest undertook this obligation.

The Frontier Property is the property located along Highway 2/85, in which a road is currently constructed around an existing building. The road is barricaded so the public cannot currently travel the road. Further, one of the purposes condemnation proceedings were considered was due to the currently existing entrance onto Highway 2/85 and the difficulty or impossibility of designing a road around the Frontier Property. Engineering determined it would not be feasible for the road to be designed with that sharp of a curve coming off of Highway 2/85, which is why and how the current circumstances have come into existence.

This hearing is for the City Commission to consider vacating the right-of-way on the westerly boarder of the Frontier Property.

If the City Commission determines it is necessary to vacate the right-of-way on the Frontier Property, it is the city's suggestion the approval of the vacation must be made contingent upon Cactus Development executing and delivering an original dedication of right-of-way for thirty foot right-of-way running north and south along the easterly boarder of the Frontier Property.

Mayor Koeser called three times for public input; none was heard and the hearing was closed.

MOTION BY COMMISSIONER CYBALUK, SECONDED BY COMMISSIONER BROSTUEN, to approve the vacation as presented.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

CARRIED: 5-0

5. Accounts, Claims and Bills Not Approved in the Consent Agenda

6. Ordinances

A. Ordinance No. 994 – Taxicabs – First Reading

Commissioner Klug presented the first reading of Ordinance No. 994 regarding taxicabs. The taxicab committee met and came up with a taxicab ordinance with an amendment that there is a requirement of a picture ID of the driver that is posted in the cab. Once the ordinance is approved, they will come back and decide by resolution what fares will be and what fees will be on a yearly basis.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER KLUG, to approve the first reading of Ordinance No. 994 regarding taxicabs.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

B. Ordinance No. 995 – Transfer of Title – First Reading

The City Attorney, Pete Furuseth stated that this is a city court matter. They need to bring the city law to match the state law regarding the transferring of titles of motor vehicles.

MOTION BY COMMISSIONER BROSTUEN, SECONDED BY COMMISSIONER CYMBALUK, to approve the first reading of Ordinance No. 995 regarding transfer of title.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

C. Ordinance No. 996 – Lawn Watering – First Read

Director of Public Works, David Tuan presented information on this proposed ordinance.

As summer weather approaches, they are anticipating an increase in domestic water demand. With the recent increase in capacity at the WTP, they do not foresee a water emergency or shortage occurring this year, however, Mr. Tuan is recommending an amendment to the existing ordinance governing water use. In many communities, an even/odd day lawn watering schedule is used to reduce peak demands on the water system. The city ordinance currently has provisions to govern water use in this manner, but only under emergency situations. Mr. Tuan said that the Public Works Department is proposing amending the existing ordinance to put this even/odd schedule into effect at all times. This would be on a voluntary basis and would not require any reinforcement.

Mayor Koeser, expressed concern that this may discourage people from watering their lawns.

Mr. Tuan said that it is strictly on a voluntary basis and there would be no reinforcement.

Commissioner Cymbaluk asked if they were getting pressure from WAWS to adopt this.

Mr. Tuan stated that there was no pressure from WAWS and is just being brought up from the Public Works Department.

Commissioner Klug said that if this is on a voluntary basis it is a win-win.

Bruce Kaiser made a comment that the sprinkler system goes on days of the week and not by the date so he would have to change his system every week.

There was discussion about changing it so if you are an even/odd number you water your lawn certain days of the week and instead of going by even/odd dates.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER KLUG, to table this item and come back with a different plan.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- D. Ordinance No. 997 – Amending the Adopted State Building Code – Second Reading (first read was April 8th)

Bill Tracy from the Building Department presented information on this ordinance. This proposed ordinance contains amendments to the current North Dakota State Building Code which the city has adopted. The amendments are broken down into the 2012 International Residential Code and the 2012 International Building Code.

Commissioner Brostuen said that he, Mr. Tracy, and Commissioner Klug sat down and went through the five commercial and the five residential amendments that the city would like to make. None of the ten amendments seem to put any excess burdens on residents or developers. They are all common sense amendments.

Commissioner Klug said that they are making these amendments because it is safer for the people of Williston and there is no extra burden to contractors or residents. What they are proposing is safety, is not a hardship on contractors, and is enforceable.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BROSTUEN, to approve the second reading of Ordinance No. 997 as presented.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

7. Petitions, Communications and Remonstrance's
 - A. Clean-Up of Vacant Lot – Kathy Henneberry

Mayor Koeser stated that this item was a concern from Kathy Henneberry regarding a vacant lot filled with junk and an abandoned truck.

Chief Lokken said that this problem goes back to 2012, when there was a bunch of trailers parked there and a small sewer problem. As of last summer, there have been chunks of concrete and construction equipment. They talked to the Jason Scarborough who is doing construction of the development, along with Brigham Construction. They were told to clean up the property. In the spring, the compliance officer went back and asked what was going on. Jason said that they were waiting for the houses across the street to sell. Jason Scarborough and Brigham Construction were told they needed to clean up the lot or they will be cited. On the 30th both parties will have to go to court.

Commissioner Cymbaluk asked if they could shut them down by not giving them anymore building permits or doing any more building inspections.

There was discussion about finding out if the city can do that and what steps the city will need to take.

Commissioner Klug said that if they couldn't get their issues taken care of by city staff, they could contact him at his office or any of the commissioners.

8. Report of Commissioners
 - A. President of the Board
 - (1) Mayor for the Day Award

Mayor Koeser said that for years they always have a Mayor for the Day Contest. A young man from Williston won the State Mayor for a Day Award. Mayor Koeser asked Michael Lawson to come up and read his essay.

- B. Vice-President; Finance Commissioner
 - C. Street and Improvement, Sanitation, Cemetery and Public Works Commissioner
 - D. Fire, Police, and Ambulance Commissioner
 - E. Water Works, Sewer, Airport, Building and Planning Commissioner
9. Report of Department Heads
 - A. City Auditor
 - (1) Eide Bailley Proposed Contract for 2013, 2014, and 2015

City Auditor, John Kautzman stated that that Eide Bailley is looking for new renewed contract. This is the company that audits the city per state requirement. Mr. Kautzman is looking for authorization for Mayor Koeser to sign the contract with Eide Bailley.

MOTION BY BEKKEDAH, SECONDED BY KLUG, to approve the authorization for Mayor Koeser to sign the contract with Eide Bailley for 2013, 2014, and 2015 in the amount of \$85,500.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

Mayor Koeser said that there was a rumor going around that the city of Williston does not submit Impact Grants because they do not want to be audited, which isn't the true. The city of Williston does submit Impact Grants and every year the city gets audited. Mayor Koeser said he would like to put an end to that rumor.

- B. Attorney
- C. Director of Public Works
 - (1) Ad for Bids
 - a. Landfill Scale House Expansion

Director of Public Works, David Tuan presented information on this item.

Public Works is seeking approval to advertise the Landfill Scale House Expansion Project. This project includes 2 new scales, a new scale house and shop expansion at the existing landfill site. Alliance Engineering is completing the design work for this project, which they tend to advertise June 1st, 8th, and 15th, with bids being opened on June 19th.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BEKKEDAH, to approve the request to advertise the Landfill Scale House Expansion Project.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- (2) Cemetery Resolution for Price Amendment

Director of Public Works, David Tuan presented information on this item.

The Cemetery Advisory Board has revised this year's rates for services at the city's cemeteries and is recommending price increases as detailed in the rate sheet present to the Board. Rates have not been adjusted since 2008, and after evaluation of the increases in equipment and operating costs, it is their recommendation that prices be amended as presented.

Commissioner Cymbaluk asked if the children and infant price could stay at \$200 instead of increasing to \$300.

Commissioner Klug said they could leave it at \$200.

MOTION BY COMMISSIONER KLUG, SECONDED BY COMMISSIONER BEKKEDAHL, to approve the price amendments to Cemetery Resolution 14-029 as recommended by the Cemetery Advisory Board except for burial lots identified as infants and children's lots in the Garden of Angels area of the G.M. Thomas subdivision will remain \$200.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- D. City Engineer
(1) Water, Sewer, and Street District 14-2 Change Order – LED Street Lights

Director of Engineering, Bob Hanson presented information on this item.

The City Electrician has requested that the city investigate the use of LED Street Lights in lieu of the conventional High Pressure Sodium Street Lights specified for the University Avenue Reconstruction Project between 26th Street and 34th Street. LED Lights have a longer service life and lower electrical consumption rate and should result in long term savings to the city. Northern Improvement offers to install LED Street Lights at an added cost of \$590 per light for a total project cost of \$13,570.

A similar change order has been requested from Knife River for their 42nd Street and University Avenue Reconstruction Project.

While they recommend the acceptance of this change order, it is purely discretionary and not required for successful completion of this project.

MOTION BY COMMISSIONER BEKKEDAHL, SECONDED BY COMMISSIONER CYMBALUK, to approve Water, Sewer, and Street District 14-2 Change Order #1 in the amount of \$13,570.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- E. Fire Chief
F. Chief of Police
(1) Permission to Advertise for Bids Parking Authority Vehicle

Chief Lokken presented a request to go out for bids for a Parking Authority Vehicle to enforce downtown parking.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER KLUG, to approve the request to advertise for bids for a Parking Authority Vehicle.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- G. Building Official
H. City Planner

- (1) Final plat, Hawkeye Village Subdivision; located in the SE1/4 of Section 16, T154N, R101W – Bakken Housing Company, LLC/Hagen Family Partnership LLP and American State Bank

Principal Planner, Donald Kress presented a request from Bakken Housing Company, LLC for approval of the final plat for SE1/4 of Section 16, T154N, R101W, City of Williston to be known as Hawkeye Village to create the following lots:

- 216 Single Family Lots
- 4 Multi-family Lots (3 zoned R-4; 1 zoned R-3)
- 7 Commercial Lots
- 3 Park and Open Space Lots

Zone changes from A: Agricultural to the following zones was approved by the City Commission on January 10th, 2014:

- R-1: Single Family Residential (13.34 acres)
- R-2: Single Family, Two Family, and Twinhome Residential (41.5 acres)
- R-3: Townhouse and Low Rise Multifamily Residential (11.5 acres)
- R-4: High Rise Multifamily Residential (13.1 acres)
- C-2: General Commercial (30.4 acres)
- P: Parks and Open Space (37.15 acres)

These zone changes will become effective upon recordation of the final plat.

One access to this project will be from 11th Street W, which borders the southerly boundary of the project site. In order for 11th Street to be connected to its existing terminus at West Dakota Parkway, right of way must be obtained through land owned by the Hagan Family. The developer does not own this land. At the January 14th, 2014 meeting, the City Commission moved to require memorandum of understanding between the city, Hagan family, and the developers regarding the acquisition of right of way across the Hagan family property for 11th Street. The memorandum has now been finalized.

The lots will take access from 11th Street W and 32nd Avenue W. A continuation of Bison Drive will be the main east-west street within the project site.

The applicant is dedicating Blocks 13, 14, and 17 to the Williston Park District as parks (Blocks 14 and 17) and open space (Block 13), a total area of 37.15 acres (23% of the total project site area). The Park District will own and maintain these lots. The Williston Park Board has provided Planning staff with a document verifying their acceptance of these lots.

At the April 21, 2014, Planning and Zoning Commission meeting, the commission heard the project as presented by staff. Discussion at the meeting included:

LOT SIZE IN THE R-2 ZONE: Prior to the Planning Commission meeting, the applicant had increased the size of lots in the R-2 zone to 8,000 square feet or greater. Though it was the developer's stated intent that the lots be intended for single-family residences, it would be possible to build a duplex on lots of 8,000 square feet or greater in the R-2, and this project was not reviewed for such a density. These lots have since been reconfigured to have areas less than 8,000 square feet, so only single-family residences can be built on them.

EXISTING POWER LINES CROSSING CERTAIN LOTS: Lots 11 and 12, and 21 through 26, Block 12, and Lots 7 and 8, Block 11 are currently crossed by an electrical transmission line. These lots cannot be platted as individual lots until the power line is relocated. They must be depicted on the plat as unplatted areas, with a plat note that states they can be platted to their original proposed configuration once the electrical transmission line has been relocated. The applicant has stated that the power line cannot be relocated until the applicant is in possession of the property so this will be some time out yet and until then this will be "blank" property. The applicant is revising the plat with a plat note provided by Planning staff regarding future subdivision of these lots.

SUBSTATION RELOCATION: An electrical substation that had been proposed for a location adjacent to the west of the project site would have obstructed the continuation of Unions Street to the west. The substation will be relocated across 32nd Avenue so it will not be on this property at all and the current utility easement leading to this substation will be vacated.

COMMERCIAL LOTS: ACCESS AND RECIPROCAL ACCESS EASEMENTS: Four proposed commercial lots (Lots 1, 2, 3, and 4, Block 2) face 32nd Avenue, an arterial street. The lots will not be allowed to take access off of 32nd Avenue.

The applicant would have to provide an additional access easement in either one access on to an off of 32nd Avenue between the middle two lots and then creating a "T" on the back side of the lots for further access or creating an access behind them from 11th Street. The City Engineer stated that drive ways in either location are questionable, because of the short distances from intersections, but that with the addition of proper turn lanes, at the developer's expense, he would defer to the applicant's traffic specialist.

The applicant requested that access to those lots from 32nd Avenue not be barred until the development is further along as they would like to not take away that possibility from a purchaser right away. The applicant stated that the traffic studies show that with proper turn lanes, 32nd Avenue would work and feels that removing this possibility right now will harm the sale and development of the lots. Staff stated that a reciprocal access easement be depicted on the plat along the west side of these four lots to prevent these lots from being land-locked. Staff suggested that a plat note could be added that there is a "no access" easement along the east side of these lots to prohibit direct access onto 32nd Avenue. At the request of the commission, the City Engineer clarified his position that with proper turn lanes he would not be opposed to one access in the middle of the four lots (between Lots 2, 3). It is further clarified that staff would recommend an easement behind the lots. The applicant has not depicted any access easements for these lots on the current final plat. The "T" access between Lots 2

and 3 will only be granted if a center left turn lane and a right turn lane in the southbound lane of 32nd Avenue W is installed at the developer's expense.

Since the April 21st Planning Commission meeting, the applicant has revised the plat to divide the R-4 area into two smaller R-4 lots. This is consistent with Planning Department policy that multi-family lots that are intended to be divided and sold as separate lots in the future should be divided at the time of original platting. Consistent with public safety, two accesses to large multi-family lots are preferred to a single access.

This project will require the following documents:

- Standard development agreement with the following project specific special provisions:
 - Non-protest agreement for future street improvements on 32nd Street W and 1st Avenue W
 - Documented agreement with the city that the developer will pay his fair share of the cost of building 11th Street W
 - "T" access from 32nd Avenue W between Lots 2 and 3, Block 1 is not authorized until right and left turn lanes have been installed at the developer's expense in 32nd Avenue W to the satisfaction of the City Engineer
 - The developer shall provide a method for ownership maintenance of any detention basins
 - The developer shall provide screening of any detention basins with shrubbery or attractive fencing
 - The developer shall provide a 6-foot vinyl fencing along the backyards of residences along the western boundary of the subdivision
 - The developer shall make the owners of all lots that require fencing aware of this fact through a statement in the homeowners' associate documents or deeds
 - Access to Block 17 from Bison Drive must be configured to provide adequate stacking distance in relation to the intersection of Bison Drive and 32nd Avenue W at the time of development of those blocks
 - Access to Lots 1, 2, 3, and 4 of Block 1 must be configured to provide adequate stacking distance in relation to the intersection of Bison Drive and 32nd Avenue W, 11th Street W and 32nd Avenue W, and any internal access points
 - Blocks 15, 16, and 17 must provide two access points
- General performance lien
- Non-protest of future street improvements
- Product layout diagram showing driveway spacing and lengths for any areas of twinhome or townhouse development
- Updated title opinion required prior to recordation

The development agreement is to be recorded with the final plat.

Comments on the plat include:

- Depict reciprocal access easements for commercial lots in Block 1, and identify these easements as being for access and utilities. Recommended width is 60 feet
- The MWEC power line presents a significant problem to platting. Lots cannot be platted if there is a power line running through them
- Lots 1 through 4 of Block 1 cannot take access directly from 32nd Avenue W, but from an access easement that runs along with the west side of these properties, with that reciprocal access easement depicted on the plat

Additional Comments:

- The standard design considerations that they have started to use should be utilized for the development as well, including that garage entrances should either be at the same or further setback from the front door, or should be turned so they are perpendicular to the street
- Commercial development areas should also utilize 360 degree architecture, given that houses will be facing what could be the back of lots. There should also perhaps be reciprocal access easements between those 4 commercial lots, since it is hard to imagine each of them developing as their own development rather than one cohesive development.
- Developer to provide a sign plan for commercial areas
- The proposed street names should be numbered in accordance with the city's street numbering protocol

The Planning Commission recommends to the City Commission, approval of the final plat, Hawkeye Village Subdivision, located in the SE1/4 of Section 16, T154N, R101W, City of Williston, contingent upon:

- All lots in the R-2 zone to be less than 8,000 square feet
- Standard development agreement, with project specific amendments
- Completion of plat revisions related to platting lots crossed by power lines
- Documentation from Williston Park District accepting the dedication of park and open spaces, finalized memorandum of understanding between the city, the Hagen family, and developer regarding the acquisition of right of way for 11th Street W across Hagen property
- An updated title opinion
- Any necessary plat revision
- Addressing all staff comments, including a reciprocal easement on the west side of the 4 lots along 32nd Avenue
- Plat notation that access to those Lots 1-4 could be possible in the future, with staff approval, if the north and south turn lanes are constructed

Commissioner Cymbaluk asked who was going to pay for the turning lanes.

Mr. Hanson said that it would be the cost of the developer.

There was concern from Mr. Hanson and Commissioner Cymbaluk regarding the timing of construction and the necessity of getting the construction done in a timely manner.

MOTION BY COMMISSIONER BROSTUEN, SECONDED BY COMMISSIONER BEKKEDAHL, to approve the final plat, Hawkeye Village Subdivision, located in the SE1/4 of Section 16, T154N, R101W, City of Williston, contingent upon:

- All lots in the R-2 zone to be less than 8,000 square feet
- Standard development agreement, with project specific amendments
- Completion of plat revisions related to platting lots crossed by power lines
- Documentation from Williston Park District accepting the dedication of park and open spaces, finalized memorandum of understanding between the city, the Hagen family, and developer regarding the acquisition of right of way for 11th Street W across Hagen property
- An updated title opinion
- Any necessary plat revision
- Addressing all staff comments, including a reciprocal easement on the west side of the 4 lots along 32nd Avenue
- Plat notation that access to those Lots 1-4 could be possible in the future, with staff approval, if the north and south turn lanes are constructed

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- I. Economic Development
- J. Airport
 - (1) Hangar/Owner Comments Regarding Rent Raise

Airport Manager, Steven Kjergaard presented information on this item.

Mr. Kjergaard stated that during the hangar tenant concern comment period about rent rising, he has only received one phone call about the increase. The gentlemen who contacted him, does not live in Williston and is only using the airport as a cheap location to store his aircraft. On the phone he stated that he would be interested in selling his hangar due to the increase. That was never the intent of this; however, Mr. Kjergaard said he feels that the airport should buy the hangar and rent it back out to other individuals.

The \$0.225 per a square foot that is the new rate is consistent with the market rate of the rest of the state.

Bruce Kaiser who is renting Hangar #7 expressed concern about the 550% increase of his hangar. Mr. Kaiser is upset that the city is trying to solve the issue of high rent costs and he feels that the city is doing the same thing to their renters as what the landlords are doing to their renters.

Commissioner Bekkedahl asked Mr. Kaiser if he thinks that having a hangar at the airport benefits the citizens of Williston. Mr. Bekkedahl said that this is how the City Commission needs to look at situations. They need to do what is best for the citizens of Williston.

Mike Ames rents one of the Church Hangars stated that general aviation is a declining market. Mr. Ames said that his airplane is 35 years old and could not sit outside; it is a terrible thing to have airplanes sit outside. He stated that as rates keep raising it takes more and more people out of the market. Dickinson does not have a city hangar. In Minot there is a waiting list and their hangars are \$60, which is less than what they are paying today. Mr. Ames said he feels they should enhance and encourage general aviation.

Commissioner Bekkedahl said that the last time he was at the airport going through statistics with staff; there were 100-130 aviation events per a 24 hour period at their current facility.

Commissioner Bekkedahl said that it is important to know that the airport does not bring the city any money; it usually brings in large deficits.

Mayor Koeser suggested that they send this issue to a committee.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY BROSTUEN, to form a committee to come back with a recommendation along with Steven Kjergaard's help.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

(2) Parking Lot Update

Airport Manager, Steven Kjergaard presented an update on the paid parking lot. Mr. Kjergaard said that revenue is higher this month and he expects it to climb over the next couple of month with the additional flights. They have grossed about \$150,000 total sales for the airport parking. They have taken about \$63,561.94 for airport rents. This was not put in place for the airport to make money, it was to free up parking space.

Commissioner Brostuen asked Mr. Kjergaard to tell the commission how it has freed up staff to do other things.

Mr. Kjergaard stated that he had two – four staff member dedicating about 4 hours a day each in the parking lot every Wednesday. They had passengers constantly coming asking where there vehicles were because over a period of 2 years, they have had to tow over 1,000 vehicles. Customers now know upfront they have to pay before they go into the terminal and they have only towed 10 vehicles so far.

- K. Assessor
- L. Convention and Visitor's Bureau
- 10. Appointments and Consultations with Officers

11. Unfinished Business

- A. Request from Executive Services, Inc. to use City Owned Parking Lot & Parking Authority Confirmation

This is a request from Executive Services, Inc. to use the city owned parking lot located at 417 1st Avenue E to host the Chamber's Business After Hours event on June 12th for half the day.

MOTION BY COMMISSIONER KLUG, SECONDED BY COMMISSIONER CYMBALUK, to approve the request for Executive Services, Inc. to use the city owned parking lot located at 417 1st Avenue E to host the Business After Hours event on June 12th for half of the day with the requirement that the city not held liable for anything.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

B. Taxi License

- a. Black Gold Taxi & Shuttle, LLC – Additional Vehicle: 2000 Ford Expedition – VIN #1FMPU18L7YLA05788
- b. The Cab Dude – Additional Vehicles: 2001 Chevy Suburban – VIN #3GNGK26G51G217797 & 2002 Chevrolet Malibu – VIN #1G1ND512M5505522 (Removed at applicant's request)
- c. Yellow Cab, Inc. – New Application

These will be put back on the Consent Agenda and approved under the old ordinance.

MOTION BY COMMISSIONER KLUG, SECONDED BY COMMISSIONER CYMBALUK, to approve the taxi licenses listed with The Cab Dude's 2002 Chevy being removed per applicant's request.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

C. Towing Service

This item is a request for a proposal to put out bids, due to the increase in demand of vehicles being towed by the city, the city has determined that it is going to require the availability of towing services to provide a 24 hour, 7 days a week service for the removal of towing of certain motor vehicles. Chief Lokken provided some numbers – the city towed 446 vehicles in 2013 and has currently towed 186 this year. They are looking for approval to submit this request for proposals and move into the bidding process.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BROSTUEN, to approve the request to submit the request for proposals and move into the bidding process.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- D. Public hearing for preliminary plat to be known as Cottonwood Hollow, a rearrangement of Lot 1, Block 5, Highland Heights 2nd Subdivision, SW1/4 of Section 25, T155N, R101W, City of Williston and proposed zone change from A: Agricultural to R-1: Single Family Residential for 3.45 acres, and from A: Agricultural to R-3: Lowrise Multifamily and Townhouse Residential for 2.88 acres

Principal Planner, Donald Kress presented the request for preliminary plat to be known as Cottonwood Hollow, a rearrangement of Lot 1, Block 5, Highland Heights 2nd Subdivision, SW1/4 of Section 25, T155N, R101W, City of Williston and proposed zone change from A: Agricultural to R-1: Single Family Residential for 3.45 acres, and from A: Agricultural to R-3: Lowrise Multifamily and Townhouse Residential for 2.88 acres.

At the March 17th, 2014 Planning and Zoning Commission meeting, the Planning Commission received a letter from a neighbor to this project site who opposed the earlier version of this project at the January 27th, 2014, public hearing. The neighbor had questions about water drainage and provided photographs of drainage issues along 1st Avenue as it comes down to 70th Street. The City Engineer reviewed the photos and stated that the detailed drainage plan that will be required of the developer for this project will address the concerns. The City Engineer further stated that the 70th Street designed to drain east and there are planned changes to detention systems and other things in that area that should take care of drainage. In response to the commission's concern that the area near the project site is a low lying area and everything drains into it, the City Engineer acknowledged that is true and that it is being looked at, and he feels it can be handled.

At the March 17th, 2014 Planning and Zoning Commission meeting, the commission directed that this plat not go forward to the City Commission with an approved drainage plan.

At the April 8th and 22nd, 2014 City Commission meeting, the commission tabled this project as the applicant's drainage plan had not been approved by the City Engineer.

An earlier version of this project, with smaller single family lots and a different arrangement of multi-family units with less parking than the current proposal, was denied by the Planning and Zoning Commission at the January 27th, 2014 meeting due to high density and needing to respect the properties and owners already established in the area. The applicant revised and resubmitted the plat, which the Planning and Zoning Commission recommended approval of at their March 17th, 2014 meeting. This is the plat before the commission tonight:

The applicants, Dan and Karen Broome, request a preliminary plat and zone change Lot1, Block 5, Highland Heights 2nd Subdivision (approximately 6.33 acres) City of Williston, and a zone change from A: Agricultural to R-1: Single Family Residential for 3.45 acres, and from A: Agricultural to R-3: Lowrise Multi-family and Townhouse Residential for 2.88 acres, to create the following lots:

- 7 R-1 zoned single-family lots, each with an area between 16,804 square feet (0.39 acres) and 17,962 square feet (0.41 acres)
- 2 R-3 zoned multi-family lots, each with an area between 1.11 acres and 1.24 acres

The lots will be accessed by a dedicated public street (60-foot right of way) to be built down the center of the existing lot. Lots that have frontage on both this street and 1st Avenue W will not be allowed to take access from 1st Avenue W. Public utilities will run down this street to serve the lots.

The Planning Commission recommends that the City Commission approve the preliminary plat for the rearrangement of Lot 1, Block 5, Highland Heights 2nd Subdivision, SW1/4 of Sec. 25, T155N, R101W, City of Williston, contingent upon:

- A complete drainage plan needs to be completed to ensure that 70th Street has the surface drainage capacity to carry this added storm water before this rearrangement can be approved (This has been done)
- Development agreement with project specific amendments
- Addressing all staff comments

The Planning Commission also recommends that the City Commission approve the zone change for Lot 1, Block 5 of Highland Heights 2nd Subdivision, SW1/4 of Sec. 25, T155N, R101W, City of Williston, from A: Agricultural to R-1: Single-family Residential for 3.45 acres and from A: Agricultural to R-3: Lowrise and Multi-family Residential for 2.88 acres, contingent on the recordation of final plat, and approved drainage plan with hydraulic calculations, and addressing all staff comments.

Ryan Geltel, the applicant's attorney made a presentation to the commission about how the multi-family area would work. There are two separate plats but they are basically one project. Drainage was a big issue but they have a plan to take care of any possible drainage issues. The developers have worked very well with the surrounding land owners and any issues they have had, have been solved.

The commission agreed they would like to discuss the matter of the city taking over the dedicated street. There was agreement that it looks and acts like a private road.

MOITION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BROSTUEN, to approve preliminary plat for the rearrangement of Lot 1, Block 5, Highland Heights 2nd Subdivision, SW1/4 of Sec. 25, T155N, R101W, City of Williston, contingent upon:

- **A complete drainage plan needs to be completed to ensure that 70th Street has the surface drainage capacity to carry this added storm water before this rearrangement can be approved**
- **Development agreement with project specific amendments**
- **Addressing all staff comments**
- **Making the current roadway as presented a private drive with access to public utilities**

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BEKKEDAH, to approve the zone change for Lot 1, Block 5 of Highland Heights 2nd Subdivision, SW1/4 of Sec. 25, T155N, R101W, City of Williston, from A: Agricultural to R-1: Single-family Residential for 3.45 acres and from A: Agricultural to R-3: Lowrise and Multi-family Residential for 2.88 acres, contingent on the recordation of final plat, and approved drainage plan with hydraulic calculations, and addressing all staff comments.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

- E. Preliminary plat, rearrangement of Lots 4 and 5, Block 1, Highland Heights 2nd Subdivision, SW1/4 of Section 25, T155N, R101W, City of Williston – Terry Ness/Jay Mikolinski

Principal Planner, Donald Kress stated that this preliminary plat ties with the previous preliminary plat that the commission just approved.

The applicant, Jay Mikolinski, requests a preliminary plat for Lots 4 and 5, Block 1, of Highland Heights 2nd Subdivision (approximately 2.74 acres), City of Williston, to create five lots, each with an area of one half acre. This area is currently zoned R-1A: Rural Residential. This lots size meets the minimum lot area requirement for the R-1A zone. No zone change is requested.

The lots will take access from 1st Avenue W, a dedicated public street. Public utilities will run through an easement on the westerly (rear) edge of the lots. The utilities will come to this property through a subdivision south across 72nd Street W, proposed to be developed by the same developer (the subdivision the commission just approved). No lots on this subdivision can be built on until the utilities are extended to them to the satisfaction of the city.

The Planning Commission recommends that the City Commission approve the preliminary plat, rearrangement of Lots 4 and 5, Block 1, Highland Heights 2nd Subdivision, SW1/4 of Sec. 25, T155N, R101W, City of Williston, contingent on no construction being done on the lots until public utilities reach them, addressing all staff comments, and a development agreement being signed and recorded.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BROSTUEN, to approve the preliminary plat, rearrangement of Lots 4 and 5, Block 1, Highland Heights 2nd Subdivision, SW1/4 of Sec. 25, T155N, R101W, City of Williston, contingent on no construction being done on the lots until public utilities reach them, addressing all staff comments, and a development agreement being signed and recorded.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

F. MDU Electrical Transmission request in Industrial Park – East Side of town

Director of Public Works, David Tuan made a request to either table or remove this item.

MOTION BY COMMISSIONER KLUG, SECONDED BY COMMISSIONER BEKKEDAHL, to remove this item from the agenda.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

G. WSC Foundation Letter or Commitment

Mayor Koeser stated that they received a letter from both Williston State College and the foundation to request the extension of the East Highland Drive to connect with Dakota Parkway. The foundation has pledged up to \$250,000 in support of this project.

City Auditor, John Kautzman said he would have a tentative agreement ready at the next meeting.

There was an agreement to table this item until the next meeting.

H. 2013 Water & Sewer Extension (REC Road) Change Orders

There was agreement to table this item until the next meeting.

I. Contract Build Decision

Commissioner Bekkedahl state that this is regarding the Development Center negotiations. The city went through one bid process and denied the bid and went to a secondary agency. The first, with Burke Construction and the secondary was with JE Dunn. The prices they got from the straight bid were much higher than they anticipated and asked for revisions. They went back and got 700 bid requests and received great numbers. The cost is still about \$465 per square foot construction costs. Not much has changed in the construction market for this facility and the committee is recommending that they turn down the bids from JE Dunn at this time and also pay any appropriate fees if there are any.

MOTION BY COMMISSIONER BEKKEDAHL, SECONDED BY COMMISSIONER KLUG, to turn down the bids from JE Dunn at this time and pay any appropriate fees, if any.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

J. Discussion of an Affordable Housing Needs Assessment and Action Plan as part of the Mayor's Committee on Affordable Housing

Kent Jarcik from Planning and Zoning presented information on this item. Mr. Jarcik presented the commission with four documents:

- An outline of what the housing needs assessment and implementation plan would produce or address
- Some pages from the City of Rockville, Maryland website on housing, outlining the process for purchasing a home in the moderately priced dwelling unit program. See number 5 on maintaining turnover of homes in the moderately priced category and the 30 year control period.
- Draft RFP to solicit proposals from consultants to perform a housing needs assessment and implementation plan.
- The 2008 City of Pittsburg, Kansas Housing Needs Assessment and implementation plan for housing.

Producing a housing plan would allow the city to better analyze their specific conditions, provide some broad based stakeholder input and look for a variety of strategies that could help the city's short term and long term housing, from maintenance and rehabilitation of older stock housing and assisting elderly and moderate income elderly with maintenance to looking at possibilities to incentivize affordable units in the low to moderate income levels.

Mr. Jarcik said that they are requesting direction from the commission on pursuing the development of a housing plan if more time is needed to review materials; if this is something that should be considered with the new budget cycle or other budgetary financing as directed by the commission; if the commission wishes to further address this item at the state level; or other direction as provided by the commission.

MOTION BY COMMISSIONER BEKKEDAHL, SECONDED BY COMMISSIONER CYMBALUK, to authorize the Planning Department, with the assistance of the housing committee, to advertise for an RFP for the Affordable Housing Plan.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

Mayor Koeser asked for volunteer from the commission to help put together the RFP. Commissioner Cymbaluk and Commissioner Klug volunteered; Mr. Jarcik also asked Shawn Wenko and Deanne Long to help as well.

K. IHD/JMAC Landfill Letter of Support

Director of Public Works, David Tuan presented information on this item. Mr. Tuan said that after deliberation in committee, it was determined that a resolution in support of private landfills in Williams County would declare support for our existing landfill that has a gradually decreasing, finite capacity, while benefiting any private entities seeking to establish a landfill to share the demand.

It was recommended that the city not exclusively endorse any specific location or company, therefore, the proposed resolution was amended as shown.

Mr. Tuan recommends approval of this resolution in support of private landfills.

MOTION BY COMMISSIONER CYMBALUK, SECONDED BY COMMISSIONER BROSTUEN, to approve the resolution in support of private landfills, along with Williams County.

AYE: Brostuen, Bekkedahl, Klug, Cymbaluk and Koeser

NAY: None

ABSENT AND NOT VOTING: None

CARRIED: 5-0

L. MDU Easement Agreement

This item is the same as item F and was removed.

12. New Business
13. Executive Session
14. Adjourn

MOTION BY COMMISSIONER BEKKEDAHL, SECONDED BY COMMISSIONER CYMBALUK, to adjourn the meeting.

UNANIMOUS BY VOICE VOTE

E. Ward Koeser, President
Board of City Commissioners

John Kautzman, City Auditor