CITY OF WATFORD CITY

CITY COUNCIL MEETING

June 6, 2016

Minutes of the regular City Council meeting held on June 6, 2016 at 6:00 p.m. at City Hall. Present were Mayor Brent Sanford and Council Members Justin Voll, Steve Sanford, Phil Riely, Doug Bolken, Marty Mulder, and Aaron Gravos. Also present were Asst. City Planner Milli Williams, City Auditor Peni Peterson and Attorney Wyatt Voll.

Council Member Mulder moved to approve the minutes of the city council meetings held on May 2 and May 10, 2016. Motion also included approving the agenda. Motion seconded by Council Member Sanford and carried unanimously.

Council Member Voll moved to approve the Application for Abatement or Refund of Taxes submitted by Vantage Retirement Plans LLC and Tara Estates Phase I, LLC. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Bolken, Sanford, Riely, Voll, Mulder, and Gravos; nays: none.

Council Member Sanford moved to renew the Liquor and Beer Licenses, Adjacent Room Licenses, Growler Licenses, and Sunday Alcoholic Beverage Permits as submitted for July 1, 2016 thru June 30, 2017 for the following applicants: Long X Bottle Shop; Coborn’s, Inc; Watford City Hospitality Group, LLC (The Watford Hotel); South Park Extended Stay; Six Shooters, LLC (Outlaws’ Bar & Grill); Six Shooters, LLC (Stonehome Brewery); Six Shooters, LLC (JL Beers); Tokyo Steak Seafood Sushi House; D & M’s Office; Marquardt, Inc (dba TJ’s Pizza & Suds); Watford City Bar, Inc; American Legion Club; Fox Hills Golf & Country Club; Watford City Hotel Partners, LLC (Main Stay Hotel); and American Smoke Wagon. Motion seconded by Council Member Bolken and carried by the following roll call vote: ayes: Voll, Mulder, Bolken, Gravos, Sanford, and Riely; nays: none.

Mary Gumke, Watford City Chamber, requested to serve alcohol in a VIP tent during Ribfest on August 12, 2016, beginning at 4:00 p.m. The VIP tent will be located on Main Street between Meyer’s and Badlands Hardware. Council Member Bolken moved to approve the request contingent on a Chamber representative meet with Chief Walgren prior to the event. Motion seconded by Council Member Voll and carried unanimously.

Chad Larson, Krause-Anderson, presented Pay Application #18 in the amount of $5,015,065.47.

Council Member Voll moved to approve Pay Application #18 from Krause-Anderson (Watford City Events Center) in the amount of $5,015,065.47. Motion seconded by Council Member Bolken and carried by the following roll call vote: ayes: Riely, Bolken, Voll, Sanford, Mulder, and Gravos; nays: none.

Gene Veeder, on behalf of the Roughrider Fund, reviewed a letter the Roughrider Committee had received from the McKenzie County Hospital regarding the Roughrider Grant commitments previously made to the Hospital.

Luke Taylor, Watford City Airport, gave an update on the Airport Terminal.

David Johnson, Fox Hills Golf Course Board, presented a proposed financing plan for the Golf Course Expansion Project. Mr. Johnson requested that Watford City Community Builders, Inc. purchase land owned by the City for $2,000,000 and the funds paid to the City would be used for construction of the project. Also requested from the City was $500,000 to be paid in 2016 and $500,000 to be paid in 2017.

Council Member Mulder moved to pay, out of the Roughrider Fund, $500,000 in 2016 and $500,000 to be paid in 2017. Motion failed due to a lack of a second after it was explained that City Council does not have the authority to approve Roughrider Funds without an application being brought to the Roughrider Committee.

Council Member Riely moved to sell land to Watford City Community Builders, Inc. in the amount of $2,000,000 and the city will use the proceeds for construction of the expansion project. The land sale is contingent on a survey being completed, adequate access to the site is determined, and an agreement not to build on the land currently being used for the existing 9 hole golf course until the additional holes in the project are completed. Motion seconded by Council Member Voll and carried by the following roll call vote: ayes: Riely, Mulder, Bolken, Sanford, Gravos, and Voll; nays: none.

Council Member Voll moved to approve the funding request from the Fox Hills Golf Course Board and pay $500,000 in 2016 and $500,000 in 2017 out of the City Improvements Fund. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Mulder, Bolken, Gravos, and Voll; nays: Sanford and Riely.

Lee Rafferty, Watford City Golf Course, gave an update on the golf course and provided current financial information.

Todd Norton, Advanced Engineering, presented Change Orders and Pay Estimates.

Council Member Riely moved to approve Task Order 32b (11th Ave Southeast Improvements – Construction and Post Construction Phase Services) in the amount of $704,000 and Task Order 41b (12th Street Southeast Street Improvements – Construction and Post Construction Phase Services) in the amount of $268,000. Motion seconded by Council Member Mulder and carried by the following roll call vote: ayes: Voll, Bolken, Sanford, Riely, Mulder, and Gravos; nays: none.

Council Member Voll moved to approve the KLJ Agreement to Perform Cultural Resource Investigation for the Golf Course Project in the amount of $6,200. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Gravos, Bolken, Voll, Mulder, and Riely; nays: Sanford.

Council Member Mulder moved to approve Pay Estimate #3 from Strata Corporation (HS/EC Offsite Improvements – Electrical Const) in the amount of $227,828. Motion seconded by Council Member Riely and carried by the following roll call vote: ayes: Riely, Sanford, Mulder, Bolken, Gravos, and Voll; nays: none.

Council Member Voll moved to approve Pay Estimate #6 from Knife River (HS/EC On-site Paving) in the amount of $907,986.65. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Bolken, Sanford, Riely, Mulder, Voll, and Gravos; nays: none.

Council Member Mulder moved to approve Change Order #4 from Rice Lake Construction Group (Fox Hills Regional Lift Station) in the amount of $48,411. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Voll, Sanford, Mulder, Bolken, Gravos, and Riely; nays: none.

Council Member Riely moved to approve Pay Estimate #7 from Rice Lake Construction Group (Fox Hills Regional Lift Station) in the amount of $148,252. Motion seconded by Council Member Sanford and carried by the following roll call vote: ayes: Bolken, Sanford, Riely, Voll, Mulder, and Gravos; nays: none.

Council Member Gravos moved to approve Pay Estimate #19 from Rice Lake Construction Group (Water Resource Reclamation Facility) in the amount of $576,204. Motion seconded by Council Member Mulder and carried by the following roll call vote: ayes: Voll, Gravos, Mulder, Bolken, Sanford, and Riely; nays: none.

Council Member Riely moved to approve Pay Estimate #8 from Rice Lake Construction Group (Water Resource Reclamation Facility – Phase II) in the amount of $1,013,731. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Sanford, Bolken, Riely, Voll, Mulder, and Gravos; nays: none.

Chief Walgren gave an update on the Police Department.

Council Member Bolken moved to approve the recommendations from the Planning Commission from their May 31, 2016 meeting with the exception of items numbered 1 and 2 to be voted on separately. Approved the following: Preliminary Plat submitted for Bison Run; Simple Lot Split Application submitted by PMV Watford, LLC located Lot 125 Hunter’s Run Subdivision, 9.96 acres; Zone Change Application submitted by Lee Rafferty located Lot 2, Block 3 Stevens Addition to Watford City rezoning from MH to R1; Variance Application submitted by Lee Rafferty located Lot 2, Block 3 Stevens Addition to Watford City approving a variance from 30’ to 20’ in front of garage; Simple Lot Split Application submitted by Warren Hovland located Lots 7, 8, 9 Block 1 of Cherry Creek 2nd Addition to Watford City combining 3 lots into one lot; Preliminary Plat submitted for Long X Commercial Town Centre; Zone Change Application submitted by Cash Flow Gold – Jason Simpson located Section 36, T150N, R99W rezoning 28.93 acres to Commercial, 16.81 to Industrial, and .97 dedicated park; Simple Lot Split Application submitted by Milton Bakogiannis located Lot 8 & 9, Block 1 Second Addition to Watford City, combining two lots into one; Conditional Use Permit Application submitted by Douglas Voll for property located SW1/4 SE1/4 Section 1, T150N, R99W allowing for a wireless telecommunications transmission facility. Motion seconded by Council Member Mulder and carried by the following roll call vote: ayes: Sanford, Riely, Gravos, Voll, Bolken, and Mulder: nays: none.

Council Member Bolken moved to approve the First Reading on an Ordinance Amending Section 14 of Article XXX of Chapter XV Relating to Exceptions to Subdivision Requirements. Motion seconded by Council Member Sanford and carried unanimously.

Council Member Gravos moved to approve the Replat of Rolling Hills Lots 1 & 2, Block 3, Lots 16 & 17, Block 5 contingent on the land swap between the City and Stenehjem Development being completed. Motion seconded by Council Member Voll and carried by the following roll call vote: ayes: Riely, Sanford, Gravos, Bolken, Mulder, and Voll; nays: none.

Council Member Gravos moved to approve the recommendation from the Planning Commission to deny the Final Plat of the Homestead. Motion seconded by Council Member Mulder and carried by the following roll call vote: ayes: Sanford, Riely, Gravos, Bolken, Voll, and Mulder; nays: none.

Council Member Gravos moved to approve the WCCBA placing an ice machine on the north side of the Long X Visitor Center. Motion seconded by Council Member Riely and carried by the following roll call vote: ayes: Riely, Sanford, Gravos, Mulder, and Voll; nays: Bolken.

Council Member Bolken moved to approve the Second Reading on Ordinance #428 Amending Section 9-605 of Article VI of Chapter IX Relating to Sale and Discharge of Fireworks – Date and Time. Motion seconded by Council Member Mulder and carried by the following roll call vote: ayes: Bolken, Riely, Voll, Gravos, Sanford, and Mulder; nays: none.

Council Member Bolken moved to approve Raffle Permit #740 – Williston Area Woodworkers Club. Motion seconded by Council Member Sanford and carried unanimously.

Council Member Bolken moved to approve the Special Liquor Permit for Six Shooters, LLC for June 18, 2016 from 6 p.m. – 12 a.m. at the Tourist Park. Motion seconded by Council Member Sanford and carried unanimously.

Council Member Voll moved to amend the Employee Handbook to reflect PTO Leave effective January 1, 2017. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Gravos, Riely, Voll, Sanford, Mulder, and Bolken; nays: none.

Council Member Voll moved to approve Resolution 2016-06 – Resolution Setting Costs to Private Property Mowed by City. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Sanford, Voll, Bolken, Mulder, Gravos, and Riely; nays: none.

Council Member Sanford moved to approve Mayor Sanford’s appointment of Doug Bolken to the McKenzie County Ambulance Board replacing Shane Homiston. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Sanford, Bolken, Riely, Voll, Mulder, and Gravos; nays: none.

Council Member Bolken moved to approve the Task Agreement with Brosz Engineering for 10th Street SW and Park Avenue Roadway Improvements. Motion seconded by Council Member Riely and carried by the following roll call vote: ayes: Mulder, Bolken, Riely, Voll, Sanford, and Gravos; nays: none.

Council Member Riely moved to adopt the Drought Management Plan of 2016 and the Water Conservation Plan of 2016. Motion seconded by Council Member Gravos and carried unanimously.

Council Member Gravos moved to approve the Joint Powers Agreement between the City of Watford City, McKenzie County School District #1, and Watford City Park Board. Motion seconded by Council Member Riely and carried by the following roll call vote: ayes: Riely, Voll, Sanford, Mulder, Bolken, and Gravos; nays: none.

Council Member Voll moved to approve the amendments to the Agreement for Public Library Services to be Provided Jointly by McKenzie County and the City of Watford City. Motion seconded by Council Member Gravos and carried by the following roll call vote: ayes: Bolken, Gravos, Voll, Mulder, Sanford, and Riely; nays: none.

Council Member Mulder moved to approve the bills as listed. Motion seconded by Council Member Gravos and carried unanimously. EFTPS $100,139.03; TASC $396.48; NDPERS $4,125.00; Nationwide Financial $940.00; Nationwide Retirement Solutions $1,995.00; Payroll $228,744.55; BCBS $41,838.75; NDPERS $39,359.33; NDPERS $313.44; Symetra $674.41; AFLAC $4,012.52; Addie Gross $45.50; Accusource Inc. $601.00; Acme Tools $159.99; Advanced Engineering $172,659.23; Airgas $258.12; Almquist Welding & Fab $127.50; American Legion Post #29 $239.00; Andrew Eisenschenk $164.50; Andrew Langowski $219.30; Arthur Walgren $63.00; Astro Chem $158.00; Auto Property Solutions $90,300.00; Badlands Hardware $1,124.18; Badlands Occupational Testing $800.00; Balco $1,243.96; Ben Meadows $421.26; BHG Inc. $104.50; BioQuip Products $1,070.25; Blue Lube $458.99; BlueTarp Financial $1,354.72; Border States Electric Supply $1,200.00; Brian Oakley $191.00; Brosz Engineering, Inc. $9,642.50; Buttons by Fish Inc. $950.00; C&D Water Services $45.00; Capital City Restaurant Supply $3,916.40; CIM Sanitary Tech $7,500.00; City of Watford City $792.64; Coborn’s $69.61; Cole Papers $346.90; Comfort Inn-Dickinson $375.00; Comfort Suites-Bismarck $160.00; Cornerstone Bank $12,375.29; Country Inn and Suites Fargo $178.00; Craig’s Small Engine Repair $149.97; Curtis & Jennifer Sorenson $30,600.00; Dakota Back & Neck $240.00; Dakota Farm Equipment, Inc. $980.26; Dakota Fire Extinguishers, Inc. $2,799.75; Dakota Hose & Fittings LP $55.65; DC Entertainment $26,000.00; Dealers Electrical Supply $147.65; Denise Frost $40,662.33;  DW Excavating $7,525.00; Dylan Bostic $154.54; Electronic Communications $2,988.00; Farmer’s Union Oil $4,094.46; Fastenal $853.47; First International Bank $74,296.00; First International Insurance $1,398.00; Flexible Pipe Tool Co $498.50; Foley Brothers LLC $1,759.00; Forterra Pipe & Precast $220.00; Galls $109.38; Gene’s Tree Service $265.00; Glacken & Associates $225.00; Glenn & Tina Wahus $9,900.00; Gould & Goodrich Inc. $1,138.22; Handy Andy’s Nursery $159.00; Hawkeye Oilfield Supply $145.74; Hawkins $3,130.62; Heggen Equipment Inc. $296.13; Helena Chemical $1,598.00; High Country Tree Galleries $140.00; Holiday Credit Office $1,940.05; Holiday Inn-Fargo $160.02; Homestead Management $2,051.00; Hymark HVAC $1,624.50; International Assoc. of Chiefs $150.00; ITD $528.95; Jack & Jill $315.72; Jamar Company $108.00; Jesse Wellen $111.66; Jim Hanson Masonry Inc. $9,059.00; JLG Architects $100,616.37; JN Tire & Auto Repair $1,760.00; Johnson & Sundeen $87.50; Kelcee Wright $829.68; Ken Prentice $164.50; Kimberly Clemons $395.56; Knife River North Central $907,986.65; Kraus Anderson Const. $5,015,065.47; Kylee Roff $42.00; Larsen Service Drug Inc. $15.99; Lori Huberty $40,662.33; Lund Oil Inc. $1,406.44; Lupine Construction, Inc. $11,683.00; Lyle Signs $55.70; Marco $1,418.25; Marnae Klungseth $45.50; McKennett Law $15,381.50; McKenzie County Farmer $1,128.74; McKenzie County GIS $10,000.00; McKenzie County Healthcare $36.00; McKenzie County Landfill $16,512.30; McKenzie County Tourism $5,551.12; McKenzie County Water Resource $119,157.60; McKenzie Electric $3,529.00; Meuchel Enterprises $11,654.69; Michael Todd & Company $535.46; Montana Dakota Utilities $14,991.06; MVTL Laboratories $1,866.00; NCL of Wisconsin $242.40; ND Safety Council $967.31; ND State Board of Accountancy $85.00; NDAAO Annual Conference $220.00; NDACO Resources Group $3,461.27; Nelson Contracting $129.50; Northern Pump & Compression $783.00; Office Depot $704.73; Ohnstad Twichell PC $1,800.00; OK Implement $1,979.25; OK Tire Stores $2,796.47; Olympic Sales $331.62; One Call Concepts $307.60; Peni Peterson $260.87; Phil Mula $65.00; Post Board $45.00; Postmaster $449.20; PowerPlanOIB $1,191.78; Pro Auto Body $4,765.61; Pursuit Zone Inc. $26,500.00; Ramada $178.00; Ray Anderson $276.00; RDO Equipment $175.00; Red Carpet $68.58; Reservation Telephone $2,667.69; Rhonda Lewis $6.38; Rice Lake Construction $1,738,187.00; Ritchie Bros Auctioneers $5,125.00; River Aggregates $64,262.09; Roadworx $22,896.70; S&S Motors $631.90; Schock’s Safe & Lock $1,313.70; Shannon Wellen $45.50; Smith Equipment $33,641.00; Sonia Thompson $40,662.32; South Dakota Solid Waste Mgmt Assn $215.00; Stein’s $124.85; Strata Corp $227,828.00; Sunrise Heating & Cooling $270.00; Summit Counseling Services $4,170.00; Swanston Equipment $276.91; Titanium Plumbing $150.00; Triple AAA Safety $822.89; True North Surveys $2,135.00; UPS $1,204.78; Van Diest Supply $28,979.80; Verizon $2,959.30; Vermont Systems $518.22; Visa $6,627.58; Warne Chemical $12,132.95; Watford City Enterprises $550.00; Watford City Express Laundry $541.52; Watford City Vet Clinic $163.21; Weiland Designs $17,208.70; Whitehall Truck & Towing $200.00; YP of Watford City $149.00; Zcreated $1260.00.

The next regularly scheduled City Council meeting will be on Wednesday, July 6, 2016 at 6:00 p.m. at City Hall.

There being no further business, the meeting was adjourned at 9:49 p.m. These minutes are published subject to the City Council’s Review and Revision pursuant to NDCC 40-01-09.1.

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Peni Peterson, Auditor Brent Sanford, Mayor