



Regular City Council Meeting

Monday, July 15, 2024, at 5:30 PM

City Council Chambers, City Hall (10 3rd Ave SW)

Any person needing special accommodation for the meeting is requested to notify the City Clerk's office at 857-4752.

1. ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. MAYOR'S REPORT
4. REPORTS
 - 4.1. CITY MANAGER'S REPORT
5. PLANNING COMMISSION
 - 5.1. JULY 2024 PLANNING COMMISSION MEETING MINUTES
 - 5.2. PUBLIC HEARING: ZONING MAP AMENDMENT - THOMPSON'S FIFTH ADDITION

Public hearing request by Scott Louser, representing Henslayer, LLC, owner for a request of a zone change for a "C2" General Commercial District lot to a "RH" High Density Residential district. The legal description for the property is Lots 13, 14 & Sublot A of Lot 15 of Thompson's Fifth Addition, East ½ Section 35, Township 155 north, Range 83 west, County of Ward, North Dakota.

Subject property address is 3205 4th Street SW

RECOMMENDED ACTION

It is recommended City Council approve the Zoning Map Amendment on first reading based on the recommendation of the Planning Commission.

6. PUBLIC HEARING
 - 6.1. RENAISSANCE ZONE FINAL APPROVAL: CASE NO. M-102 - 108 MAIN STREET S.

RECOMMENDED ACTION

It is recommended City Council approve the request and authorize staff to submit the application to the State of North Dakota for Final Approval.

6.2. RENAISSANCE ZONE CONDITIONAL APPROVAL: CASE NO. M-106 - 110 4TH AVE. NW

RECOMMENDED ACTION

It is recommended City Council approve the request and authorize staff to submit the application to the State of North Dakota for Conditional Approval.

6.3. SPECIAL USE PERMIT FOR ADDITIONAL ANIMALS REQUESTED

RECOMMENDED ACTION

It is recommended City Council approve the Special Use Permit and allow three additional animals at 801 11th Avenue Southeast.

7. CONSENT ITEMS

7.1. CITY COUNCIL MEETING MINUTES

RECOMMENDED ACTION

It is recommended City Council approve the minutes of the July 1, 2024 Special City Council meeting and the July 1, 2024 Regular City Council meeting.

7.2. ADMINISTRATIVE APPROVALS

RECOMMENDED ACTION

It is recommended City Council ratify the following administratively approved requests:

- 1. Special Event Permit for Atypical Brewery & Barrelworks (510 E Central Ave).**
- 2. Two Special Event Permits for the Blue Rider (118 1st Ave SE).**
- 3. Two Special Event Permits for Sports on Tap (220 S Broadway).**
- 4. Special Event Permit for The Ranger Lounge (1218 S Broadway).**
- 5. Special Event Permit for the 19th Hole (2400 14th Ave SW).**
- 6. Two Special Event Permits for Saul's (105 1st St SE Basement).**
- 7. Throttle n Gears to conduct a raffle on July 8, 2024 at Corbett Field (1124 E Burdick Exwy).**
- 8. Dance Team Boosters of Minot to conduct a calendar raffle and raffle boards during September 9, 2024 through December 23, 2024 at Minot High School (1100 11th Ave SW).**
- 9. Project Bee to conduct a raffle on July 4, 2024 at Corbett Field (1124 E Burdick Exwy).**
- 10. The Difference - A - Holistic Approach to conduct a raffle on**

August 10, 2024 at Corbett Field (1124 E Burdick Exwy).

- 11. Minot Social Club for Exceptional Persons, 2nd Story to conduct a calendar raffle in August 2024 at 2nd Story Social Club (13 1st Ave SW).**
- 12. Souris Valley United Way to conduct a raffle on July 18, 2024 at Minot Country Club (1912 Valley Bluffs Dr).**
- 13. Hardy Family Benefit to conduct a raffle on August 11, 2024 at the Moose Lodge (400 9th St SW).**
- 14. Ronald McDonald House Charities Bismarck to conduct a raffle on June 28, 2024 at Corbett Field (1124 E Burdick Exwy).**
- 15. 705 MUNS Rising Five to conduct a raffle on June 31, 2024 at Starbucks (1780 22nd Ave SW).**

7.3. BONES BBQ TRANSFER OF ALCOHOL LICENSE PREMISES

RECOMMENDED ACTION

It is recommended City Council approve the transfer of alcohol premises for license BL23-0491 for Bones BBQ to 437 N Broadway, Minot, ND contingent on the final inspections, certificate of occupancy, and approval of Chief John Klug.

7.4. GAMING SITE AUTHORIZATION - BISHOP RYAN CATHOLIC SCHOOL

RECOMMENDED ACTION

It is recommended City Council approve the gaming site authorization for Bishop Ryan Catholic Schools to conduct games of chance during the licensing year of July 15, 2024, through June 30, 2025, at Bones BBQ Smokehouse & Grill located at 437 N Broadway, contingent on the issuance of a certificate of occupancy for the building.

7.5. GAMING SITE AUTHORIZATION AMENDMENTS

RECOMMENDED ACTION

It is recommended City Council approve the amendment to add calcuttas to the gaming site authorizations for July 1, 2024, through June 30, 2025, at the following locations with the following organizations:

- MSU Beaver Boosters, Inc. - Sports on Tap (220 S Broadway)**
- Minot Junior Golf Association, Inc. - Capri (2030 Burdick Exwy E)**
- Minot Junior Golf Association, Inc. - Lucky Strike (1901 N Broadway)**

7.6. BID FOR 2-TON PICKUPS (X2) WITH DUMP BEDS (4848)

RECOMMENDED ACTION

It is recommended City Council approve the bid from Nelson Auto Center for the two 2-ton (7.3L gas) trucks with dump beds in the amount of \$73,801 per vehicle (\$147,602.00 total).

7.7. LEASE AMENDMENT L3HARRIS TECHNOLOGIES, INC

RECOMMENDED ACTION

It is recommended City Council approve the first amendment to the lease between Minot International Airport and L3Harris Technologies, Inc., and authorize the Mayor to sign applicable documentation.

7.8. ACCEPTANCE OF MINOT COMMUNITY ENDOWMENT FUND GRANT FOR POLICE WELLNESS K9 PROGRAM

RECOMMENDED ACTION

- 1. It is recommended City Council approve the application and acceptance of the \$7,500 Minot Area Community Endowment Fund grant;**
- 2. Authorize the Mayor to sign the grant acceptance; and**
- 3. Approve the proposed ordinance for the Minot Area Community Endowment Fund grant on first reading.**

7.9. ASSIGNMENT OF LEASE FROM SHAWN HUIZENGA TO M20K, LLC FOR HANGAR S6 SOUTHSIDE FIRST ADDITION LOT 1

RECOMMENDED ACTION

It is recommended City Council approve the consent to assign lease to M20K LLC from Shawn Huizenga, and authorize the Mayor to sign consent to assign lease.

7.10. SECOND AMENDMENT TO THE GRANT FUNDING AGREEMENT BETWEEN THE CITY OF MINOT AND SOURIS BASIN PLANNING COUNCIL

RECOMMENDED ACTION

It is recommended City Council approve the Second Amendment to the Grant Funding Agreement Between the City of Minot and Souris Basin Planning Council and authorize the Mayor to sign the agreement.

7.11. STREETLIGHT DISTRICT 65 - FINAL PAYMENT (4808)

RECOMMENDED ACTION

It is recommended City Council approve the final payment to Main Electric Construction in the amount of \$54,044.58.

8. ACTION ITEMS

8.1. CITY OF MINOT V. LOYAL ORDER OF THE MOOSE MINOT LODGE #822 (EMINENT DOMAIN) SETTLEMENT

RECOMMENDED ACTION

It is recommended City Council authorize the Mayor and City Staff to execute the attached Settlement Agreement and Purchase Agreement (settlement documents) and take all steps necessary to complete the terms of the agreements, including payment in the sum of \$314,775.83 for property acquisition, just compensation, damages, and payment in the sum of \$22,700.00 for attorneys' fees and costs.

8.2. TAXIWAY C REHABILITATION - BID AWARD, CONTRACTS, AND GRANTS (AIP 3-38-0037-073-2024)

RECOMMENDED ACTION

- 1. It is recommended City Council accept bids for the Taxiway C Rehabilitation, award the contract to Strata Corporation for the Base Bid and alternate 1 in the amount of \$5,771,753.00 contingent on federal and state grants;**
- 2. Approve the Taxiway C and C3 Rehabilitation and Edge Lighting Replacement construction administration to be conducted by Short Elliott Hendrickson Inc. (SEH) in the amount of \$599,200 contingent on federal and state grants;**
- 3. Approve the proposed budget amendment on first reading;**
- 4. Authorize Mayor to sign the agreements and other related documentation; and**
- 5. Authorize the Mayor, City Attorney, and the Airport Director to apply for, accept and sign grant awards and other related documents as appropriate.**

8.3. PURCHASE OF PROPERTY (LOT 5 KEMPER ADDITION) - FLOOD CONTROL ACQUISITION

RECOMMENDED ACTION

- 1. It is recommended City Council approve the purchase price of \$920,000 for Kemper Addition Lot 5;**
- 2. Authorize the Mayor to sign the purchase agreement and closing documents;**
- 3. Approve a budget amendment to allocate funds for this purchase from sales tax infrastructure; and**
- 4. Authorize earnest money in the amount of \$9,200 being issued**

prior to second reading of the budget amendment.

8.4. CITY COUNCIL DIRECTION ON RFP FOR BROADWAY CIRCLE

RECOMMENDED ACTION

It is recommended City Council direct staff on how to advertise the Request for Proposals (RFP) for the Broadway Circle Project and authorize staff to proceed with advertisement and solicitation through an RFP.

8.5. NAWS BIOTA PLANT OPERATIONS AND MAINTENANCE - BUDGET AMENDMENT

RECOMMENDED ACTION

It is recommended City Council approve the budget amendment to allocate funds in 2024 to hire and train water plant staff. Funding will come from the NAWS Biota Plant fund and will be reimbursed once the funding agreement with Reclamation is finalized.

8.6. ORDINANCE UPDATE - CHAPTER 6 - PAWN AND SECONDHAND

RECOMMENDED ACTION

It is recommended City Council approve the ordinance repealing and reenacting Chapter 18, Article III, Division 6 (Pawnbrokers, Secondhand Dealers, Scrap Dealers, and Dealers in Precious Metals and Precious Gems).

8.7. MEN'S WINTER REFUGE LEASE RENEWAL

RECOMMENDED ACTION

It is recommended City Council approve the renewal of the lease between the City of Minot and Men's Winter Refuge and authorize the Mayor to sign.

9. PERSONAL APPEARANCES

10. MISCELLANEOUS AND DISCUSSION ITEMS

10.1. MINOT DOWNTOWN BUSINESS AND PROFESSIONAL ASSOCIATION - CHAD WRIGHT

10.2. MACEDC BIENNIAL PRESENTATION

10.3. OPIOID TASK FORCE PLAN

10.4. CITY MANAGER'S PRESENTATION OF THE 2025 BUDGET

11. LIAISON REPORTS

12. ADJOURNMENT