The Mandan City Commission met in regular session at 5:30 PM on September 16, 2025 in the Ed "Bosh" Froehlich Meeting Room at City Hall, Mandan, North Dakota. Mayor Froelich called the meeting to order.

A. ROLL CALL

1. *Roll call of all City Commissioners*. Those present were Dennis Rohr, Mike Braun, James Froelich, Craig Sjoberg, Ryan Heinsohn. Department heads present were City Administrator Neubauer, Finance Director Welch, Assistant Finance Director Schulz, Assessor Markley, Human Resource Director Berger, City Engineer Wigness, Assistant City Engineer McAdoo-Roesler, Police Chief Ziegler, Building Official Singer, Fire Chief Bitz, Public Works Director O'Keefe, Business Development & Communications Director Cermak, Contracted Planner Laqua, CIS Manager Mischel, and Attorney Oster.

B. THE PLEDGE OF ALLEGIANCE

C. ANNOUNCEMENTS

1. *Quarterly Employee Anniversary Recognition*. HR Director Berger presented.

2. *New Employee Introductions*.

a. *Police Department New Employee Introductions*. Police Chief Ziegler presented.

b. *Public Works Jace Rebel*. Public Works Director O'Keefe presented.

3. *Construction Update*. City Engineer Wigness presented.

4. *Water Main Breaks*. Public Works Director O'Keefe presented.

5. *Please remove campers/trailers from streets*. Police Chief Ziegler presented.

6. *Art Alley Update*. City Administrator Neubauer presented.

D. PUBLIC COMMENT

1. *The Mandan City Commission values public input. To speak, submit a completed speaker card before the meeting begins. Comments must relate to an item on the current or previous meeting agenda. Speakers have 3 minutes each, in the order cards are received. The total comment period is limited to 30 minutes.*. There was no one in attendance for the public comment portion of the meeting, and no comments were received prior to the meeting.

E. APPROVAL OF AGENDA Commissioner Braun moved and Commissioner Sjoberg seconded to approve. Roll Call vote: Aye 5, Nay 0. The motion passed.

F. MINUTES

1. *Consider approval of the September 2, 2025 Board of City Commission Meeting Minutes*. Commissioner Sjoberg moved and Commissioner Heinsohn seconded to approve. Roll Call vote: Aye 5, Nay 0. The motion passed.

G. PUBLIC HEARING

1. *Public hearing scheduled at 6 p.m. for Ordinance No. 1473 (2026 Budget)*. Finance Director Welch presented. Mayor Froelich opened the public hearing and invited the public to come forward to comment. One comment was received. A second and third invitation for comment was given. Hearing none, the public hearing closed. Commissioner Heinsohn moved and Commissioner Rohr seconded to approve to close the public hearing for Ordinance No. 1473 (2026 Budget). Roll Call vote: Aye 5, Nay 0.

The motion passed.

2. *Consider a preliminary plat for Evergreen Heights Fifth Addition*. City Building Official Singer presented. Mayor Froelich opened the public hearing and invited the public to come forward to comment. Ben Kappel of EXP Realty came forward. Trisha Dietz of Realty ONE Group Encore came forward. A second and third invitation for comment was given. Hearing none, the public hearing closed. Commissioner Sjoberg moved and Commissioner Heinsohn seconded to approve the Preliminary Plat for Evergreen Heights 5th Addition, contingent on final plat approvals and the vacation of Living Water Drive being completed prior to any approval of the final plat. Roll Call vote: Aye 5, Nay 0. The motion passed.

H. BIDS

1. *Consider bids for Shores at Lakewood Phase 2 Storm Sewer Improvements*. City Engineer Wigness presented. Commissioner Sjoberg moved and Commissioner Heinsohn seconded to approve. Roll Call vote: Aye 5, Nay 0. The motion passed.

I. CONSENT AGENDA Commissioner Heinsohn requested to remove item number 10. Commissioner Braun moved and Commissioner Sjoberg seconded to approve consent agenda items 1-9 and 11 as presented. Roll Call Vote: Aye 5, Nay 0. The motion passed.

1. *Consider approval of monthly bills*.
2. *Consider approval of the Lexipol Master Service Agreement*.
3. *Consider a 2024 Veterans Credit Abatement for Schatz*.
4. *Consider approval of the raffle permit for Mandan Boys Soccer Booster Club*.
5. *Consider a minor plat for Ideal Image Addition*.
6. *Consider amendments to the Retirement Plan to update eligibility and add Roth option*.
7. *Consider approval of City's Financial Policies*.
8. *Consider appointment of alternate Municipal Court Judges*.
9. *Consider entering into an encroachment agreement with Intermountain Infrastructure Group*.

10. *Consider approval of the Motorola Solutions Body Cam Agreement*. Police Chief Ziegler presented. Commissioner Heinsohn moved to approve consent agenda item 10 and Commissioner Braun seconded. Roll Call Vote: Aye 5, Nay 0. The motion passed.

11. *Consider construction & maintenance agreement with the North Dakota Department of Transportation and Burlington Northern Santa Fe (BNSF) for the Memorial Highway Project*.

J. OLD BUSINESS

K. NEW BUSINESS

1. *Consider approval of the verification of five Special Assessment Districts:*

i. Street Improvement District #231, 8th Ave NW
ii. Street Improvement District #235, Street Rehabilitation 2024
iii. Trail Improvement District #1, Highway 6 Trail
iv. Trail Improvement District #2, Old Red Trail Shared Use Path Mill & Overlay
V. Water & Sewer District #64, Northwest Trunk Sewer. City Engineer Wigness presented.

Commissioner Heinsohn moved and Commissioner Sjoberg seconded to approve the special assessments for Street Improvement Districts #231 & #235, Trails Improvement District #1 & #2, and Water Sewer District 64. Roll Call vote: Aye 5, Nay 0. The motion passed.

2. *Consider Class A Liquor License transfer from Lonesome Dove Bar to Missouri Riverboat, Inc.*. City Administrator Neubauer presented. Commissioner Sjoberg moved and Commissioner Rohr seconded to approve the transfer of the Class A Liquor License, effective Oct. 1, 2025, from Lonesome Dove, Inc. to Lonesome Dove, Inc., a subsidiary of Missouri Riverboat, Inc., contingent upon new ownership meeting all fire, building, health, and safety codes. Roll Call vote: Aye 5, Nay 0. The motion passed.

3. *Consider entering into a 3-way agreement with TRX developers for the construction of water and sewer related to Shores at Lakewood Phase 2*. City Engineer Wigness presented. Commissioner Braun moved and Commissioner Heinsohn seconded to enter into the 3-way agreement, as presented. Roll Call vote: Aye 5, Nay 0. The motion passed.

4. *Consider selecting engineering firms for the following projects:*.

a. *Mandan Proper NW*. Assistant City Engineer McAdoo-Roesler presented. Commissioner Rohr moved and Commissioner Sjoberg seconded to select Moore Engineering as the engineering firm to complete preliminary engineering for Mandan Proper NW. Roll Call vote: Aye 5, Nay 0. The motion passed.

b. *Master Lift Station Interim Improvements*. Assistant City Engineer McAdoo-Roesler presented. Commissioner Heinsohn moved and Commissioner Braun seconded to select APEX Engineering as the consultant to complete engineering for Master Lift Station interim improvements. Roll Call vote: Aye 5, Nay 0. The motion passed.

c. *Street Rehabiliation 2026 - 3A*. Assistant City Engineer McAdoo-Roesler presented. Commissioner Braun moved and Commissioner Sjoberg seconded to select Moore Engineering as the consultant to complete preliminary engineering for the 2026 street rehabilitation project. Roll Call vote: Aye 5, Nay 0. The motion passed.

5. *Consider petition of Street Improvement District for Shores at Lakewood Phase II*. City Engineer Wigness presented. Commissioner Braun moved and Commissioner Sjoberg seconded to approve the resolutions creating Street Improvement District 240. Roll Call vote: Aye 5, Nay 0. The motion passed.

6. *Consider bid advertisement for Street Improvement District (SID) 240* . City Engineer Wigness presented. Commissioner Heinsohn moved and Commissioner Rohr seconded to approve the resolutions directing advertisement and approving plans and specs for bids of Street Improvement District 240. Roll Call vote: Aye 5, Nay 0. The motion passed.

L. <u>RESOLUTIONS AND ORDINANCES</u>

1. *Second and final consideration of Ordinance No. 1476, relating to traffic and vehicles*. City Attorney Oster presented. Commissioner Rohr moved and Commissioner Heinsohn seconded to approve. Roll Call vote: Aye 5, Nay 0. The motion passed.

2. *Introduction and first consideration of Ordinance No. 1477, Relating to Retirement Plan Eligibility*. HR Director Berger presented. Commissioner Braun moved and Commissioner Sjoberg seconded to approve. Roll Call vote: Aye 5, Nay 0. The motion passed.

M. <u>OTHER BUSINESS</u>

N. FUTURE MEETING DATES FOR BOARD OF CITY COMMISSIONERS

- *October 7, 2025 at 5:30 p.m.*
- *October 21, 2025 at 5:30 p.m.*
- *November 4, 2025 at 5:30 p.m.*

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O. ADJOURN There being no other business to come before the Board, the meeting adjourned at 6:45 p.m.

/s/ James Neubauer
James Neubauer
City Administrator

/s/ James Froelich
James Froelich
Board of City Commissioners