

PUBLIC NOTICES

BEULAH CITY COUNCIL MEETING OCTOBER 20, 2025

CITY OF BEULAH
OCTOBER 20, 2025, 6:30 PM
BEULAH CITY HALL COUNCIL
CHAMBERS

CITY COUNCIL MEETING
The regular meeting of the Beulah City Council was called to order at 6:30 pm by Mayor Sean Cheatley with Council Members Tim Aichele, Jason Isaak, Adam Baker, Gina Campbell, Cameron Brown, Kevin Herrmann, Kameron Plienis and Bill Keller present.

Also Present: City Attorney Scott Solem, City Engineer Jerod Klabunde, Econ/Op Director Beaver Brinkman, Police Chief Frank Senn, Engineer Aidan Kelly, Chandra Zapata, Residents.

Pledge of Allegiance
MINUTES

Campbell moved to dispense with the reading of the minutes of the regular meeting on September 2, 2025 and approve as provided to the Council by email. Aichele seconded. Roll call vote found Campbell, Aichele, Baker, Keller, Brown, Plienis, Isaak and Herrmann in favor.

CITY ENGINEER
City Engineer

Klabunde presented information on the design of Main Street Phase II. Asphalt patching was completed. Concrete roadway by the Dairy Queen will not be completed this year but will be completed for the same amount right away in the spring. Discussion followed on whether it should be rebid. Campbell moved to extend the contract for the project with M Construction. Brown seconded. Roll call vote found Campbell, Brown, Aichele, Baker, Keller, Plienis, Isaak and Herrmann in favor.

Klabunde gave a presentation on the Northside Street Improvement District for 2026. This would be a street rehabilitation project. Ground penetrating radar and core samples were taken. Klabunde presented a map showing the ratings of each street in the area. Alternatives for a project were presented, with micro-surfacing being the recommended alternative at an estimated cost of \$4.2 million. The city currently has a BND low-interest loan of \$3.2 million. The project would be backed by special assessments. The arterial road costs are separated out so the city can pay for those through Sales Tax. Isaak mentioned the storm water issues that need to be addressed. It was stated that the Storm Water fund would have money available. The next step is to go through four resolutions, go through the protest process, and in December Council will decide to move forward with the project if it does not protest out. There will be publications in the newspaper and a public meeting.

Isaak moved to approve the Resolution Creating and Defining the Boundaries for SID #27. Aichele seconded. The area for improvement is north of

7th Street. Roll call vote found Isaak, Aichele, Baker, Keller, Brown, Plienis, Campbell and Herrmann in favor.

Campbell moved to approve the Resolution Approving Engineer's Report and Directing Preparation of Detailed Plans and Specifications for SID #27 Alternative C. Baker seconded. Roll call vote found Campbell, Baker, Aichele, Keller, Brown, Plienis, Isaak and Herrmann in favor.

Aichele moved to approve the Resolution Approving Engineer's Plans and Specifications and Estimates for SID #27. Campbell seconded. Roll call vote found Aichele, Campbell, Baker, Keller, Brown, Plienis, Isaak and Herrmann in favor.

Isaak moved to approve the Resolution of Necessity for SID #27. Brown seconded. Roll call vote found Isaak, Brown, Campbell, Aichele, Baker, Keller, Plienis and Herrmann in favor.

Klabunde stated the city did not get awarded the CDGB grant for work on 3rd Ave.

Isaak moved to approve the invoice from Knife River for 2026 Asphalt Patching for \$53,330.90. Aichele seconded. Roll call vote found Isaak, Aichele, Baker, Keller, Brown, Plienis, Campbell and Herrmann in favor.

COUNCIL PORTFOLIOS
Mayor Cheatley

Campbell moved to approve the Local Permit for a raffle for Zion Lutheran WELCA at Zion Lutheran Church on December 6, 2025. Keller seconded. Roll call vote found Campbell, Keller, Isaak, Aichele, Brown, Plienis and Herrmann in favor. Baker abstained. Motion passed.

Isaak moved to approve the Local Permit for a 50/50 raffle for the Beulah Education Foundation at the Beulah High School Gym on January 15, January 23, February 17 and March 3, 2026. Baker seconded. Roll call vote found Isaak, Baker, Aichele, Keller, Brown, Plienis and Campbell in favor. Herrmann opposed. Motion passed.

Cheatley proclaimed November 1, 2025 as Extra Mile Day.

Chicken petition: Solem stated the ordinance that was circulated with the petition cannot be changed. It can be changed and recirculated, essentially starting over. Cheatley recommended withdrawing the petition, forming a chicken committee, and preparing a draft of an ordinance for the June 2026 ballot. Some council members stated that it should be on the ballot for the residents to decide on. Solem stated nothing can be done until the petition is withdrawn, otherwise a special election will need to be scheduled or pushed forward to the June election. Chandra Zapata questioned why the council isn't voting on it tonight as stated previously. Campbell stated they don't want to vote on an ordinance that is not correct. Zapata stated she would agree to pull the petition and form a chicken committee. Cheatley appointed people to the Chicken Committee: Senn, Solem,

Gabel, Keller, Isaak, Plienis and three residents.

Council Member Campbell
P&Z has a recommendation for Conex buildings for long-term storage for Farmers Union at the propane plant. This is located by Strata. Isaak moved to approve the deviation as presented. Plienis seconded. Roll call vote found Isaak, Plienis, Aichele, Baker, Keller, Brown, Campbell and Herrmann in favor.

Council Member Baker
Black Sands Golf Course would like to expand the current building. Baker moved to allow Black Sands Golf Course to utilize current assets and investments in the property to open funding for capital improvements and expand its operations pending legal review. Campbell seconded. Baker stated currently the land is leased from the city, and they would like to use the current buildings and assets to acquire a loan to expand the clubhouse. Discussion followed on how the loan could be obtained without liability to the city. Solem would like to have an understanding of the collateral and personal guarantees. Baker withdrew his motion. Baker moved to allow the city attorney to review using city assets for the Black Sands Golf Course expansion. Isaak seconded. Roll call vote found Baker, Isaak, Plienis, Aichele, Keller, Brown, Campbell and Herrmann in favor.

Council Member Brown
The Library Board met and the Director shared year-to-date information including patronage of 13,505 people. Brown stated a Library Board member questioned if the library had the money for a new building and is the library able to own the building or would it be owned by the city. Solem stated that State Statute does not allow libraries to own buildings. Cities or Library Foundations can own buildings.

CITY PERSONNEL
Economic Development

Vision West will have a natural resources and energy conference in Beulah on October 29.

City Attorney
Isaak moved to approve Resolution 2025-03 setting Water & Sewer rates for 2026. Keller seconded. The new rates take effect January 1, 2026. Increases in rates are: Water \$4.00, Sewer \$1.00 and Garbage \$2.00 for residential and 25% for commercial. The 2026 budget was approved with these increases. Roll call vote found Isaak, Keller, Plienis, Aichele, Baker, Brown, Campbell and Herrmann in favor.

Keller moved to approve Resolution 2025-04 setting Garbage rates for 2026. Campbell seconded. Roll call vote found Keller, Campbell, Isaak, Plienis, Baker, Herrmann, Brown and Aichele in favor.

The meeting adjourned at 8:43 pm.
Sean Cheatley, Mayor
Heather Ferebee, City Auditor
(11-06-2025)

ceed thirty (30) days from the date of the bid opening.

All bids shall be submitted on the bidder's proposal furnished by Mercer County.

The price bid for the new Motor Grader shall be FOB Beulah, North Dakota. The unit shall be assembled, and ready to operate at the point of delivery.

Dated this 15th, day of October 2025.

By Order of the Board of Mercer County Commissioners.
Carmen Reed,
Mercer County Auditor
Stanton, North Dakota 58571
(10-23-2025, 10-30-2025, 11-06-2025)

LAND NOTICE

NOTICE IS HEREBY GIVEN, that the undersigned does have, own and claim to be the owner of an undivided interest in and to the oil, gas, other hydrocarbons, coal, clay, sand and gravel, uranium and other minerals of any kind and nature, unless otherwise noted, underlying the real estate described below in Mercer County, North Dakota.

Township One Hundred Forty-Four (144) North, Range Eighty-Five (85) West

Section 21: Southwest Quarter (SW1/4)

FURTHER, that the undersigned

desires to preserve such interest as reflected in the office of the County Recorder of said County, and do not intend to abandon the same. The names and addresses of the owners are:

Jamie Jacobson, Trustee of the Jamie Jacobson Family Land Trust

2600 93rd St SE
Bismarck, ND 58504

Executed this 9 day of October, 2025.

Jamie Jacobson
Jamie Jacobson, Trustee of the Jamie Jacobson Family Land Trust
(10-30-2025, 11-6-2025, 11-13-2025)

CITY OF BEULAH STREET IMPROVEMENT DISTRICT 27

The City of Beulah hired Moore Engineering, Inc. to complete a study on the City Streets north of 7th St. A presentation on the condition of the infrastructure and the proposed improvement project will be held November 19, 2025, at 6:00 o'clock P.M. (CT)

at the City Hall, City of Beulah, Mercer County, North Dakota. The project FAQ may be found on the City's website. Other questions may be directed to project engineer Aidan Kelly with Moore Engineering at 701-751-8388.
(11-06-2025)

RESOLUTION FOR STREET IMPROVEMENT

CITY OF BEULAH, NORTH DAKOTA
RESOLUTION OF NECESSITY
FOR STREET IMPROVEMENT
DISTRICT NO. 27

BE IT RESOLVED by the governing body of the City of Beulah, North Dakota, as follows:

1. It is hereby found, determined and declared that it is necessary and expedient for the City to construct in and for Street Improvement District No. 27, an improvement consisting of but not limited to, street replacement, overlay, repair, patching and sealing, replacement of curbs as needed, street leveling and reshaping with related repairs and the acquisition of any necessary rights-of-way in connection therewith, as well as all other items of work and materials which are necessary or reasonably incidental to the completion of said improvements in accordance with and as described in the Resolution Creating said District, adopted October 20, 2025, and in accordance with the engineer's report as to the general nature, purpose and feasibility of the proposed improvement and estimate of costs, which has been prepared by Moore Engineering, Inc. of 4503 Coleman St, Suite 105, Bismarck, North Dakota 58503, approved by the City Council, and is on file in the Office of the City Auditor and subject to inspection by anyone interested herein. The improvements shall be as follows:
7th Street and area North of 7th Street

2. The cost of said improvements, or a portion thereof, shall be paid by special assessments to be levied upon properties within the improvement district in amounts proportionate to and, not exceeding the benefits to be derived by them respectively, from said improvements.

3. The City Auditor is hereby authorized and directed to cause this Resolution together with a map of the City of Beulah showing the proposed improvement district, and areas in which

improvements are to be made within same, to be published once each week for two consecutive weeks in the official newspaper of the City and the owners of the property in each of the separate property areas included within the improvement district and liable to be specially assessed for said improvement shall be afforded opportunity to file written protests against the making of the improvements of that area with the said City Auditor at any time within thirty days after the first publication of this Resolution and this Board shall at its next meeting, after the expiration of said period, to-wit:

December 1, 2025, at 6:30 o'clock P.M. (CT), at the City Hall, City of Beulah, Mercer County, North Dakota, meet for the purpose of hearing and determining the sufficiency of any protest so filed and taking any such further action with reference to said improvement as may then be deemed necessary and expedient.

4. The owners of property in the Improvement District may file a written protest against the making of the improvements in said Improvement District.

Dated and adopted October 20, 2025.

CITY OF BEULAH, MERCER COUNTY

SEAN CHEATLEY, Mayor

ATTEST:
HEATHER FEREBEE, City Auditor
(S E A L)

The governing body of the political subdivision acted on the foregoing resolution on October 20, 2025, as follows:

Adoption moved by Isaak .

Seconded by Brown .

Roll Call Vote (List Last Names)

"Aye" Isaak, Brown, Aichele, Baker, Plienis, Campbell, Keller, Herrmann

"Nay" None

Absent None

Abstain None

After the vote the presiding officer declared the resolution adopted.

(10-30-2025)

NOTICE OF BIDS

NOTICE IS HEREBY GIVEN, that the Mercer County Board of Commissioners will receive bids until 10:00 am (CT) on November 19, 2025 for one (1) 2025 or newer Motor Grader.

Bids will be opened and read thereafter in the Commission meeting room of the Mercer County Courthouse in Stanton, North Dakota.

Specifications are available from Mercer County Road Superintendent Office, PO Box 412 Beulah, North Dakota 58523 and the Mercer County Auditor's Office, PO Box 39 Stanton, North Dakota 58571.

Bids shall be enclosed in a sealed envelope addressed to the Mercer County Auditor, Mercer County Court-

house, Stanton, North Dakota 58571, and shall designate that the bid is for "Motor Grader".

The bid shall be accompanied by a separate envelope containing a bidder's bond, pursuant to Section 11-11-28 NDCC, in the sum of five percent (5%) of the full amount of the bid. Executed by the bidder as principal and by a security company authorized to do business in this state, as a guarantee that the bidder will enter into the contract if awarded.

The Board of County Commissioners reserves the right to reject any or all bids, and to waive any technical defects or irregularities in any bids, and to hold all bids for a period not to ex-

Thanks for reading

CAN THEY DO THAT?






NORTH DAKOTA NEWSPAPER ASSOCIATION

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