

# LEGAL NOTICES

## CITY OF BEULAH REGULAR MEETING MINUTES

April 6, 2026

### CITY OF BEULAH APRIL 6, 2026, 8:00 PM BEULAH CITY HALL COUNCIL CHAMBERS

#### CITY COUNCIL MEETING

The regular meeting of the Beulah City Council was called to order at 8:00 pm by Mayor Sean Cheatley with Council Members Jason Isaak, Adam Baker, Tim Aichele, Cameron Brown, Bill Keller, Kevin Herrmann and Kameron Plienis present.

Also Present: City Attorney Scott Solem, City Engineer Jerod Klabunde, Asst. Engineer Aidan Kelly, Police Chief Frank Senn, Econ/Op Dir. Beaver Brinkman, City Assessor Heidi Hamelton, Deputy Assessor/Op Assist Jennifer Gabel, City Auditor Heather Ferebee, Beulah residents.

#### Pledge of Allegiance

Keller moved to dispense with the reading of the minutes of the regular meeting on March 16, 2026 and approve as provided to the Council by email. Aichele seconded. Roll call vote found Keller, Aichele, Baker, Isaak, Brown, Plienis and Herrmann in favor. Plienis moved to dispense with the reading of the minutes of the special meeting on March 22, 2026 and approve as provided to the Council by email. Baker seconded. Roll call vote found Plienis, Baker, Isaak, Brown and Keller in favor. Aichele and Herrmann abstained. Motion passed.

#### APPROVAL OF BILLS

Keller moved to approve the bills as presented and reviewed. Brown seconded. Roll call vote found Keller, Brown, Baker, Aichele, Herrmann, Isaak and Plienis in favor.

#### CITY ENGINEER City Engineer

The Main Street Phase II plans have been submitted to approval authorities. The City will be notified next year if grant funding is available. Highway 49 is scheduled for a mill and overlay next year as well. The Northside Street Project bids will be opened on Thursday; project alternates to be discussed at the next council meeting. The Concrete Roadway near DQ does not have a start date yet. Two cost share applications have been submitted for the dry dam. The City, engineer, and contractor have discussed the Main Street Phase I punch list. Moore Engineering was asked to provide information and it will be sent to the project's engineer and contractor. The water service line inventory work is ongoing.

#### PUBLIC COMMENT

Monica Johner is concerned about possible property annexations that may come before the council. She presented a list that was distributed

at the P&Z meeting. She is opposed to the annexation as it would devalue her property. There is a concern for increased taxes. Johner questioned if the City is able to provide the extra services if people are forced to annex into the city. Keller stated the list was provided for a different reason and was distributed without explanation. Discussion followed. Herrmann asked for a Point of Order. Chris Renner and Monica Johner had a discussion. Isaak requested that the meeting follow the agenda.

Christina Barbot presented information to the council. Barbot stated the individuals on this annexation list should be able to vote in June if they are to be annexed in. She stated she left city limits because of overreach of power. Herrmann requested the topic remain on annexations.

Rainalda Burns stated she does not want to be annexed into the city. She said the charge for a water line to her property would be \$18,000. She presented a \$500 bill to the city for a drainage ditch on her property.

Cheatley stated there is a new list that will be provided to P&Z that does not include these properties discussed.

#### COUNCIL PORTFOLIOS Mayor Cheatley

Conditional Use Permit (CUP) Application for Verizon Wireless Cell Tower:

P&Z Chair, Chris Renner, stated P&Z recommends approving the permit application contingent on Verizon submitting completed engineer drawings that will need to be approved by the City Engineer. The cell tower would be located on the north side of the Dakota Farms parking lot. Baker asked if that is the only area available. Isaak questioned the area of fencing around it. Gabel stated Dakota Farms and Verizon have a lease in place. The residents will have two hearings to protest. Isaak questioned if there would be a benefit to the City or only the leaser. Klabunde stated they still need to meet some of the requirements. Keller requested they find a better location rather than in the middle of a residential area. Solem stated it is appropriate to accept the P&Z recommendation but not to approve the Conditional Use Permit before the hearings. Baker moved to accept the P&Z recommendation and schedule the hearing for May 4, 2026 at 6:30 pm. Keller seconded. P&Z will have a hearing on April 27, and the council will have a hearing on May 4 for consideration of final approval. Roll call vote found Baker, Keller, Brown and Aichele in favor. Herrmann, Plienis and Isaak opposed. Motion passed.

Cheatley read the statement that was presented at the March 31 P&Z meeting regarding annexations. It was clarified that the submitted document to

P&Z was a draft and not intended as a recommendation to council to annex all listed properties.

#### Council Member Plienis

Plienis stated that P&Z has not done a good job of communicating. Brinkman commented that the City Attorney recommended it not be put on social media. Plienis stated he was waiting for a call back from Brinkman.

#### Council Member Baker

Baker stated he sent an email and is awaiting a response from the CVB regarding a list of out-of-community donations and who is paying their legal fees. Aichele stated he has questions as well regarding staff salaries and what will happen to the Civic Center loan. Plienis also questioned who is paying the CVB's legal bills. He requested the tax revenue the City collects not be paid to the CVB until the lawsuit is settled. Ferebee stated the City pays the funds to the CVB in December for the tax revenue and there is an ordinance the City follows.

#### Council Member Isaak

The City Personnel Policy is updated. Changes to the policy include: NDPERS retirement fund updates, sliding scale for sick leave paid out after years of service, inclement weather approved by the supervisor instead of City Council, the addition of Christmas Eve as a holiday instead of the mayor deciding who can leave early, leave of absence to be awarded by Employee Relations instead of City Council and to follow the grievance policy, and the addition of personal protective equipment language. Isaak moved to approve the policy as updated. Herrmann seconded. Roll call vote found Isaak, Herrmann, Keller, Brown, Baker, Aichele and Plienis in favor.

The Water Wastewater Operator position was offered to Dustin Burgard and he accepted. Summer Help will be increased to \$20 per hour.

#### CITY PERSONNEL

##### City Auditor

Plienis moved to approve the local permit for a 50/50 raffle for the Mercer County 4-H Council at the Mercer County Fair Grounds on June 26, 2026. Keller seconded. Herrmann stated he would like to see a representative at the meeting. Roll call vote found Keller, Brown, Baker, Isaak and Plienis in favor. Herrmann and Aichele opposed. Motion passed.

Herrmann moved to approve the March financial reports. Isaak seconded. Roll call vote found Herrmann, Isaak, Keller, Brown, Baker, Aichele and Plienis in favor.

#### Economic Development Operations Director

Community Development Block Grant (CDBG): While the City previously qualified, they must undergo a new

survey process to re-approve the grant. Plienis moved to complete the survey to restore the City's eligibility for the grant. Brown seconded. Roll call vote found Plienis, Brown, Keller, Baker, Aichele, Herrmann and Isaak in favor.

Brinkman presented information from the EERC, Next Era Energy – River Run Energy Center, and Associated Data Center. Brinkman commented on city streets that need work. The City is waiting for information from Interstate Engineering regarding whether repairs will be covered by SRF on the Main Street Phase I punch list.

#### Police Chief

Starting July 1, all North Dakota municipal courts need to transition to a court of record. To ensure compliance, the NDLC put together a Municipal Court of Recording Audio Package for \$1,616 to procure the equipment. Aichele moved to purchase the equipment as presented. Brown seconded. Roll call vote found Aichele, Brown, Keller, Baker, Herrmann, Isaak and Plienis in favor. The video and LPR equipment will be installed on April 16 in the five police vehicles.

The meeting adjourned at 9:33 pm.

Sean Cheatley, Mayor  
Heather Ferebee, City Auditor

The following bills were approved and paid in March:

Check Range: 48427 to 48507, -99563 to -99561  
Payroll Check Range: -70688 to -70616, 48503, 48504

Employees	93212.91
NDPERS 457	1212.00
HEALTH INS	39472.32
METLIFE	1462.40
FIT	14315.76
NDPERS 457	1212.00
FIT	13998.38
COLONIAL	513.14
NDPERS Main	6521.90
NDPERS Main 2020	3714.58
NDPERS PD	4592.46
NDPERS DC	493.58
NY Life 457B	3120.72
NY Life 457B	3120.72
Monex Group	48.35
US Bank	2065.40
Principal Life Insurance Co	414.77
Starion Bond Services	77503.75
Starion Bond Services	54730.00
American Express	2473.26
MDU	14089.47
Vestis	549.34
Starion Bond Services	56117.50
Heidi Hamelton	2000.00
Moore Engineering, Inc.	2497.25
Moore Engineering, Inc.	60000.00
Downtown Gas & Auto	5200.91
Joe Green Lawn Care	

John Schneider	23237.00
Waterly LLC	32.85
High Plains Concepts	5000.00
Quill LLC	2880.00
Quill LLC	171.19
Mercer County Treasurer	7471.00
North Dakota One Call Inc	4.50
Waste Management	888.50
Bronson's Marketplace	83.04
Hawkins Inc.	6888.64
Information Technology Dept	494.95
North Dakota Dept of Health	81.00
Powerplan	5307.74
Bison Valley Consulting LLC	1451.74
West River Telephone	1635.44
AE2S, LLC	6285.78
MARC	1873.76
Lucky's Towing & Repair	175.00
Butler Machinery Company	2743.00
Hazen Welding	1265.49
Advanced Business Methods	3486.14
Associated Pool Builders, Inc.	11129.00
Marcie Krumwiede	116.00
Axon Enterprise, Inc.	400.00
Ecolab Pest Elim Div	179.90
Beulah JDA	9501.72
Beulah Airport Authority	9501.72
Roughrider Electric Coop	4807.41
Moore Engineering, Inc.	179260.20

Beulah Area Hardware	195.77
Gary Bovkoon	183.55
William Elmore	61.76
Youthworks	1802.00
West River Telephone	63.82
Mark A. Kaffar	900.00
Vestis	72.94
Millennium Express	12.00
AT&T Mobility	43.73
AT&T Mobility	695.72
Bronson's Marketplace	51.38
Willow Lane Education	211.84
Broad Reach Books	280.21
Ron McCloud	14.00
The Hub Convenience Stores	81.30
NAPA Auto Parts	1473.24
Beulah Beacon	953.26
Solem Law Office	2835.00
The Union Bank	37337.38
Farmers Union Oil Company	4298.73
Postmaster	370.00
Core & Main LP	511.66
Sanitation Products	4420.27
Jessie Mann	171.96
Michael Todd Ind Supply	1391.28
API Garage Door, Inc.	578.00
Electronic Communications	17785.00
OzTech Electric, LLC	495.00
Lexipol LLC	899.10
Lignite Tire	171.55
Beulah Quarterback Club	250.00
Beulah Park District	23349.23
Beulah Park District	5626.14
Beulah Senior Center	1081.95
Beulah Airport Authority	1514.73
Heather Ferebee	138.00
Darla Knutson	138.00
Postmaster	421.44
Computer Projects of Il. Inc.	700.00
Sanford Health Occup Med	35.00

(April 30, 2026)

## CITY OF DODGE REGULAR MEETING MINUTES

April 14, 2026

### CITY OF DODGE BOARD MEETING APRIL 14, 2026

The Dodge City Council met on April 14, 2026 at 6:20 PM. Presiding; Director Acosta, Wolff, Frederick and Jones. Also present: Mark Kaffar and Jenn Beckman. Auditor Beckman took notes for the meeting. Absent Mayor Gervers, Philip Gustafson and Mark Klein.

Director Acosta called the meeting to order.

Director Acosta made a change to the agenda under old business regarding the Conditional Vehicle Amendment and the Amendment to the Ordinance about chickens. These were tabled until the next meeting which is on May 12, 2026.

New Business cameras were also removed from the agenda.

Visitors Leonard Striefel, Kenny Weisz and Brad Duttenhefer.

Brad Duttenhefer discussed instead of buying gravel for the City of Dodge. That the council should consider asking the company that is doing the project for NDDOT highway 200 if we could get the millings from that project to put in the alleys and bring in a roller

to pack it down. Brad stated that he talked to a few guys from the state and they said if it is done right it will act as an asphalt foundation. It would save the city a lot of money.

Director Wolff made a motion to approve the agenda. Director Jones seconded the motion- Motion carried.

Director Jones made a motion to approve the minutes for the March 10, 2026 meeting. Director Frederick seconded the motion- Motion Carried.

Director Wolff made a motion to approve the financial report. Director Frederick seconded the motion- Motion Carried.

Director Jones made a motion to approve the bills. Director Wolff seconded the motion- Motion Carried.

Bills presented for April 14, 2026: 2K Electric, LLC- \$1754.92, Beulah Beacon- \$55.00, NDDEQ- \$105.00, Midwest Doors- \$597.90, Southwestern District Health Unit- \$30.00, Farmers Union Oil- \$178.28, MDU- \$1151.92, Consolidated- \$131.48.

Commissioner of Police- Nothing to Report

Commissioner of Utilities\_ Nothing to Report

Commissioners of Streets- Director

Acosta stated that the chip seal for the streets should start around May 20, 2026. Depending on weather.

Commissioner of Buildings and Property- Nothing to Report

Mark Kaffar discussed attending a wind tower ordinance meeting. He stated that Halliday is willing to have a joint letter written up with Dodge which would address a 2-mile exclusionary zone around the extra territorial around the City of Dodge. Director Wolff made a motion to have Mark Kaffar form a letter to address the City of Dodge and wind towers for a 2-mile radius from the city. Direct Jones seconded the motion- Roll call vote with all council members voting Aye- Motion Carried.

Auditor Beckman discussed that she was asked about residents wanting ducks with chickens. I asked the council if that could be a possibility if someone wanted a few ducks. Director Frederick made a motion to allow ducks and chickens 8 per person per household meaning 4 chickens and 4 ducks. Director Jones seconded the motion- Roll call vote with 2 council members saying Aye and 1 council member Nah- Motion Carried.

Auditor Beckman discussed MDU contacting her about Marvin Berg's grain bins and he would like power to those bins. He would need to dig on the city property to do this. Council stated that they would allow it if he gave the City of Dodge the sewer and water easement on his property. Auditor Beckman stated she will contact Marvin Berg immediately to get this taken care of.

Auditor Beckman brought a quote back from 2K ELECTRIC, LLC for the Auditorium. The original estimate for bid was \$1,754.92. The new estimate would be \$2,259.92 with an increase of \$505.00. Director Wolff made a motion to accept the increase of the new bid as long as it does not exceed new bid price. Director Frederick seconded the motion- Roll call vote with all council members voting Aye- Motion Carried.

Auditor Beckman addressed that Dunn County is coming to Dodge on April 22, 2026 from 9:30 AM to 11:30 AM to help with clean- up. If anyone wants to help them that would be great.

Director Wolff made a motion to table the concrete quote to the next meeting May 12, 2026. Director Frederick seconded the motion-

Motion Carried.

Director Jones made a motion to approve the contract for The Wolff's Den new rental gaming permit with the North Dakota Cowboy Hall of Fame. Director Wolff seconded the motion- Roll call vote with all council members voting Aye- Motion Carried.

Council discussed trapping stray cats in town and asking rancher's if anyone would need cats at their farms. They discussed when trapping them letters will be out to the residents to keep their cats indoor at that time. This issue will be discussed at the next meeting May 12, 2026.

Director Jones made a motion to approve the ground breaking contract with the USPS. Director Wolff seconded the motion- Roll call vote with all council members saying Aye- Motion Carried.

Director Jones made a motion to approve the Beulah Beacon subscription. Director Wolff seconded the motion- Motion Carried.

Director Jones made a motion to adjourn the meeting. Director Frederick seconded the motion- Motion Carried.

Brenda Acosta, President  
Jenn Beckman, City Auditor  
(April 23, 2026)