

Ray City Commission Minutes

**UNAPPROVED
RAY CITY COMMISSION
MEETING
Ray City Hall
March 11, 2026
6 p.m.**

A regular meeting of the Ray City Commission was called to order by Kupper at 6:00 p.m., with the following Commissioners present: Eric Barman, and Richard Liesener. Absent: Casey Brunner and Andrew Nelson. Also in attendance: Dean Peterson & Harvey Fitzgerald (IEI), Hal Hickel, Mark Weyrauch, Jan Dancer, Avonlea Brown, (Crosby Journal), Chief of Police, Greg Pinski; Deputy Auditor Jan Dancer and Ronda Rustad, Auditor. Via Zoom: Dave Wiosna (IEI), and Brad Nygaard (Crosby Journal).

The Pledge of Allegiance is recited.

Public comment: NONE

BID OPENING Property #: Lot 11R Rearrangement of Lots 1-22. Block 4 Jordan Heights Property ID: 02-000-00-21-04-115. Known as 502 8th Ave W, Ray ND. Only one bid was received. Liesener moved to accept the bid of Bryan and Tamara Kuck for Lot 11R Rearrangement of Lots 1-22. Block 4 Jordan Heights in the amount of \$27,060.17, conditioned upon bidder's execution of the purchase agreement included in the bid packet and payment of an earnest money deposit in the amount of \$2,060.02. Seconded by Barman, RCV MCU.

Barman moves to approve the cancellation of: Lot 1R Rearrangement of lots 1-7. Block 2 Jordan Heights (Parcel ID: 02-000-00-21-02-015) ("Lot 1R") Known as 204 9th Ave W, Ray ND, and Lot 2R Rearrangement of lots 1-7. Block 2 Jordan Heights (Parcel ID: 02-000-00-21-02-025) ("Lot 2R") Known as 206 9th Ave W, Ray ND 58849; for Andrew and Chelsie Walen of Ray. Returning earnest money minus advertising costs incurred. Seconded by Liesener, RCV MCU.

Barman moves to allow only sales of single lots in the Jordan Heights subdivision. Seconded by Liesener, RCV MCU.

PLANNING & ZONING
Advertisement in Site Selection Magazine- IEI Marketing team is

working with the City Auditor on the advertisement for the Auditor to send to the magazine.

ENGINEERING
Streets / Sidewalks / Drainage-

The project is substantially complete. The Final Payment Application has been submitted to NDDOT, showing a total construction cost of \$363,270.56 with \$293,994.86 being covered by TAP funding and \$69,275.70 as the City's cost share amount.

South Park Roads- Liesener moves to authorize Interstate Engineering to advertise the project for bids with a bid opening date of April 9, 2026. Seconded by Barman, RCV MCU.

Lead service line inventory- City Public Works will be receiving correspondence regarding Category C (Phase III) in the coming months.

Surge Tank Project- IEI plans to submit the final ND DWR Draw No. 6 in April 2026.

Funding Opportunities - BND IRLF Loan. Barman moved to authorize the President and Auditor to sign BND Requisition for Payment No. 5 in the amount of \$1,464.50. Seconded by Liesener, RCV MCU.

West Side Public Infrastructure- IEI has completed the as-built drone survey and exhibit. Task Order 15 was signed on February 11, 2026, for IEI to perform engineering services related to the West Side Public Infrastructure Improvements. IEI tasks include:

Project update: Surveys have been performed. Base drawings are being created. Preliminary plat layout has begun. Geotechnical borings have been scheduled.

d. Ceynar property update- on-board w/storm water on property.

e. School property update.

f. Funding: IEI will pursue SRF Funding for water and sewer and BND for street and stormwater improvements.

Liesener moved for Interstate Engineering to submit the FIND preapplication. Seconded by Barman, RCV MCU.

West Side Development- At the February commission meeting, the commission approved the President to sign the agreement pending attorney review. The tasks 1-4 and 7 were approved in that motion. IEI

will continue to work in good faith, but our subconsultants will begin invoicing soon.

IEI has scheduled the kick-off meeting for the Master Planning phase with the Owner's Committee for Tuesday, March 10 and begun work on a website.

IEI has prepared a draft CMAR Selection Process and potential Proposal Opening packet, Request for Qualifications (RFQ) for a potential opening on April 9 at City Hall. The packet includes the Selection Procedures and Construction Contract Documents, Letter from Owner's Advisor to Owner Requesting Instructions Concerning Bonds and Insurance, Standard General Conditions of the CMAR Contract, Supplementary Conditions of the Construction Manager at Risk Contract, and Proposal Bond.

Barman moves to authorize publication of the Request for Qualifications (RFQ) for the CMAR Selection Process, subject Owner's Instructions to Owner's Advisor Concerning Bonds and Insurance, which requires input by the City Attorney and NDRIF. Seconded by Liesener, RCV MCU.

Schedule

A delay in the project is likely due to several factors: the procedures outlined in State Law, the federal funding considerations that need to be in the RFQ advertisement (upon City decision), the time needed by the City attorney/auditor and likely NDRIF to advise on the CMAR bonds/insurance, and coordination of the selection committee to advise on the selection criteria. However, we will continue to pursue an April 9 CMAR RFQ Proposal opening per the attached schedule and update the city as progress is made.

Funding - In late February, IEI met with City officials to review potential funding options for the project. Funding through USDA Rural Development (USDA-RD), as well as financing from local financial institutions, were presented as possible options. The advantages and considerations associated with USDA-RD funding are outlined in the attached letter. Discussions have also begun with local financial institutions to gauge interest in financing the project, and additional informa-

tion will be provided as it becomes available. If federal funding will be used for the west side development, then those requirements need to be known to the future CMAR in the RFQ process, therefore, time is of the essence, and we will continue to work with the city to provide information to allow for an informed decision.

Liesener moved to approve the February 11th, Regular; February 13th Special Meeting; February 23rd Special Commission Minutes as presented. Seconded by Barman, RCV MCU.

Barman moves to approve the financials and checks for February 2026 and checks for March 2026 as presented. Seconded by Liesener, RCV MCU. February checks of \$294,693.96 and payroll of \$51,452.18.

February 2026 CHECKS:

Acme Tools	199.00
Astro-Chem	30.00
Black Mountain Software	11,928.76
Blue Rock Oilfield	4,576.32
BND	5,887.50
BoDo's	210.00
Brian Talsma	603.75
Circle Sanitation	9,960.00
Creation Carpets	2,834.90
Dakota Fence	9,157.50
Evolve	49.00
FUSA	253.00
FSBT	20.00
AT&T	278.34
General Equip.	7,607.78
Horizon	190.87
ITD	122.30
Interstate Engineering	69,931.50
Journal Publishing	446.88
Marco	255.20
McGee, Hankla & Backes	5,437.00
MDU	5,499.36
Menards	47.43
MFOA	120.00
Midstates Wireless	405.60
Mon-Dak Heating	547.50
MWEC	706.68
NDLoC	690.00
NCC	821.38
Office of the Adjutant General	600.00
Oster Elec.	1,925.00
Peggy Schill	575.00
Pro IT	762.50
Prosafe	480.00
R&R Tree Service	1,000.00
R&T	11,974.93

Radio Time Billing	374.00
Ray Foods	30.08
Ray Napa	572.77
Tioga Hardware	161.52
Verizon	40.01
Vestis	65.80
Visa	1,869.35
WC Recorder	20.00
Williston Daily Herald	168.45
Willston Vector Control ..	16,032.00
General	72,936.91
Highway	1,505.57
Law Enforcement	5,529.31
O&G Prod Tax-Infra .	145,494.50
O&G Prod Tax-Equip	8,180.55
City Sales Tax-Infra	23,829.95
Water	15,283.48
Sewer	3,025.68
Solid Waste	10,509.83
Total	294,693.96

COMMISSION REPORTS

Resolution 2026-04- Resolution Authorizing The City Of Ray, ND To Utilize The Construction Manager-At-Risk (Cmar) Project Delivery Method For The West Side Development Project And Establishing A Selection Committee is read. (copies are available upon request of Ray City Hall).

Barman moved to approve Resolution 2026-04 as read. Seconded by Liesener, RCV MCU.

Liesener moves that the city accept WeDak LLC's offer to sell:

Lots 1-12, Block 1 of WEDAK ADDITION 02-000-00-71-01-010 to 01-120

Lots 1-12, Block 2 of WEDAK ADDITION 02-000-00-71-02-010 to 02-120

Lots 1-30, Block 3 of WEDAK ADDITION 02-000-00-71-03-010 to 03-300

for \$1 Million, subject to: (1) negotiation of a mutually acceptable purchase and sale agreement, and (2) completion of a title examination confirming marketable title. Providing no warranty on utilities as lots are sold. Seconded by Barman, RCV MCU.

FEMA is requesting floodplain Management Ordinance. A brief overview of the 18-page ordinance is shared. Purpose: Reduce flood risk to people, property, infrastructure, and public funds. Protect life, maintain a stable tax base, and ensure flood safe development in Ray, ND. All FEMA mapped Special Flood Hazard Areas (SFHAs) in Ray, based

on the Williams County Flood Insurance Study and Flood Insurance Rate Maps (FIRMs). A permit is required for any construction, grading, filling, or development inside the SFHA. Applicants must provide elevation data, floodproofing details, and any proposed watercourse changes. Any change to a stream channel requires notice to nearby jurisdictions, water resource districts, and state agencies. Flood carrying capacity must be preserved. (copies are available upon request of Ray City Hall).

Liesener moves to approve first reading/review of a new Floodplain Management Ordinance as presented. Seconded by Barman, RCV MCU.

Barman moves to accept the 2025 Fuoter Trust 4th quarter and Annual Statement as presented. Seconded by Liesener, RCV MCU.

Liesener moved to access the 2025 W.S. Raymond Annual Statement as presented. Seconded by Barman, RCV MCU.

Barman moved to approve purchasing "The Big Chair" for the bid amount of \$7,178.37 with Park Board approved location in the north park; to include a sign stating donated by "the City of Ray" and hoping to add the Ray Jay logo. Seconded by Liesener, RCV MCU.

Barman moved to look at rehiring Craig Ketelsen as the Nuisance Officer, seconded by Liesener, RCV MCU.

Liesener moved to approve the crack sealing bid of \$118,266.50 for the 2026 season, with amendments noted by Dean Peterson, which will result in a lower price. Seconded by Barman, RCV MCU.

City Hall will be closed for state staff training, March 17th- 19th.

Next regular meeting is April 8th, at 6:00 p.m..

Equalization meeting is April 20, at 6:00 p.m.

Unanimous roll call. Meeting adjourned at 7:43 p.m..

RCV MCU = roll call vote motion carries unanimously
Ronda Rustad
Auditor, City of Ray
Troy Kupper, President
Ray City Commission

Notice of Tax Equalization Meeting
Ambrose Township
Tuesday, April 14, 2026
9 a.m.
Ambrose City Hall
Kathy Radenic ~ Clerk

Elkhorn Township Tax Equalization Meeting
Monday, April 13, 2026
at 8 p.m.(CT)
at Westby Old Town Hall
Jennifer Pulvermacher ~ Clerk

Notice of Tax Equalization Meeting
DeWitt Township
Thursday, April 9
7 p.m.
Fortuna Fire Hall
~ Clerk

MISSOURI RIVER ROYALTY CORPORATION (MRRC)
Leasing and Buying Core Bakken minerals!
Please contact Sander Kopseng at 701-226-6128 or at skopseng@unitedenergycorp.com



Top senior scams and how to avoid them

Savvy Senior
By Jim Miller

*Dear Savvy Senior,
My adult kids keep warning me about scams, but it's hard to know which calls and messages are dangerous. What scams are most commonly aimed at seniors right now?*

--Almost 80

Dear Almost,
Your kids' concerns are well founded. Financial fraud is a massive – and rapidly growing – problem for older Americans. In 2024 alone, scams cost older adults an estimated \$81.5 billion, according to the Federal Trade Commission. That staggering figure includes both reported losses and the many crimes that likely go unreported.

While many scams today target people of all ages, older adults are often singled out or suffer the greatest financial harm. From urgent phone calls and alarming emails to online romance schemes and bogus investment opportunities, scammers use high-pressure tactics, fear and emotional manipulation to convince seniors to hand over money or sensitive personal information.

Knowing the most common scams is the first line of defense. Here's a list of scams seniors should watch for:

Imposter and government scams: Fraudsters pretend to be from Social Security, Medicare, the IRS, the police, banks, or utility companies. They claim there's a problem requiring immediate payment or personal information and may threaten arrest or loss of benefits.

Tech support scams: Calls, emails, or pop-ups warn your computer has a virus. The scammer offers to "fix" it but instead steals money, personal data, or access to

your device.

Grandparent or family emergency scams: Callers pose as a relative—often a grandchild—in distress and urgently request money. Some even use AI to mimic a loved one's voice.

Investment and cryptocurrency scams: Offers for "too good to be true" investments, including crypto or high-yield retirement schemes, often promise big returns but lead to large financial losses.

Romance scams: Scammers build fake online relationships on social media, dating sites and other interactive platforms, then invent emergencies or investment opportunities to get money. Seniors have lost millions to these schemes.

Medicare scams: Calls or texts claim to be from Medicare, asking you to verify your number, offering special plans, or warning of fraud. Medicare will not contact you this way.

Sweepstakes and lottery scams: You're told you've won a prize but must pay fees or taxes first. Real lotteries never require payment.

Charity scams: Scammers call or email, asking for donations to fake charities, often after disasters. Always verify before giving.

Phishing and online fraud: Emails, texts, and pop-ups that look like they're from banks, Amazon, or PayPal try to steal passwords, account numbers, or trick you into clicking harmful links.

Employment scams: Seniors seeking part-time work or ways to supplement

their retirement should watch out for fake job offers on LinkedIn, Indeed, and other online job sites. Scammers may promise easy income or work-from-home opportunities but ask for upfront fees, personal information, or involve illegal tasks like package reshipping. Always verify employers and never pay to apply.

How to protect yourself

Awareness and caution are your best defenses. Slow down when a call, email or text pressures you to act immediately. That sense of urgency is a red flag. Hang up, don't click suspicious links, and verify any request by calling the organization directly using a number you look up yourself, or by checking with a trusted family member.

Never send money using gift cards, wire transfers or cryptocurrency. Legitimate organizations will not ask for payment this way. Stay informed through trusted resources like the AARP Fraud Watch Network (aarp.org/fraudwatchnetwork), the National Cybersecurity Center (nationalcybersecuritycenter.org) and the Federal Trade Commission (consumer.ftc.gov).

Protect your accounts by setting up bank alerts, regularly checking your credit reports, and using strong, unique passwords. Some seniors also find it helpful to have a trusted family member or financial ally review unusual account activity. Report suspicious calls, messages or offers at reportfraud.ftc.gov.

Being informed, cautious, and deliberate can greatly reduce your risk of fraud – giving you and your family peace of mind.

Send your questions or comments to questions@savvysenior.org, or to Savvy Senior, P.O. Box 5443, Norman, OK 73070.

Daneville Township Tax Equalization
Notice is hereby given that the Equalization Meeting of Daneville Township will be held:
Wednesday, April 15, 2026
8 p.m.
Writing Rock Lutheran Church
~ Dale Erickson, Clerk

2026 SPRING
COMMUNITY BLOOD DRAW
March 31st - April 30th
Call St. Luke's Clinic for more information and to schedule your appointment today!
ST. LUKE'S CROSBY CLINIC
702 1st Street SW
Crosby, ND 58730
701-965-6364