

LEGAL NOTICES

BEULAH CITY COUNCIL REGULAR MEETING

MARCH 2, 2026

CITY OF BEULAH
March 2, 2026, 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 Adam Baker, Tim Aichele, Cameron Brown, Bill Keller and Kameron Plienis present. Kevin Herrmann and Jason Isaak absent.

Also Present: City Attorney Scott Solem, City Engineer Jerod Klabunde, Asst. Engineer Aidan Kelly, Econ/Op Dir. Beaver Brinkman, City Auditor Heather Ferebee, Beulah residents.

Pledge of Allegiance

Baker moved to dispense with the reading of the minutes of the regular meeting on February 17, 2026 and approve as provided to the Council by email. Brown seconded. Roll call vote found Baker, Brown, Keller, Plienis and Aichele in favor.

APPROVAL OF BILLS

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

CITY ENGINEER

City Engineer

Klabunde stated Main Street Phase II plans are available for review. They will have a public engagement meeting on Wednesday. The plans and specs are covered through DOT funding. Northside Street Project plans are 75% completed; the project will go to bid after the plans are approved by council. M Construction will complete the roadway by the Dairy Queen in early spring.

The City received a letter from the Dept. of Water Resources regarding the dry dam on the northeast side of town. The state requires an updated EAP and a geotechnical evaluation of the dam. The recommendation is for the City to seek a cost-share for both items from the state. The geotechnical evaluation may be \$60,000 with a 60% cost-share and the EAP may be \$10,000 with an 80% cost-share. Aichele moved to give Moore Engineering permission to submit the cost-share funding requests to the Dept. of Water Resources. Plienis seconded. Roll call vote found Aichele, Plienis, Keller, Baker and Brown in favor.

Mercer County submitted a cost-share for a mill and overlay for County Road 21. Although they were not successful, they plan to proceed with construction in 2027. They will not complete the three blocks north of Main Street as this is the city's portion. It was requested that Moore Engineering provide the cost of this portion.

COUNCIL PORTFOLIOS

Mayor Cheatley

Cheatley moved to appoint Cameron Sadowsky to the JDA Board. Keller moved to ratify the appointment. Aichele seconded. Roll call vote found Keller, Aichele, Baker, Brown and Plienis in favor.

Council Member Baker

Mercer County Fair Board/City property map was presented. They would like to create one map showing areas that are owned by each entity. Baker made a motion to approve this preliminary map pending changes by Moore Engineering. Plienis seconded. Klabunde stated they were hired to survey the area and will provide a map of what the city wants. Roll call vote found Baker, Plienis, Keller, Aichele and Brown in favor.

2026 Spraying Agreement was presented. The amount will decrease if some lots are sold. Baker moved to approve the spraying contract for 2026 in the amount of \$23,892.50. Brown seconded. Two areas were removed and the changes will be made to the agreement. Roll call vote found Baker, Brown, Keller, Aichele and Plienis in favor.

Baker stated he requested the CVB investigation be added to the agenda and he was refused by the mayor. He stated two employees that are under investigation work for the City. Cheatley stated he responded with an

email based on legal advice. Baker referenced a section of the email that stated:

This message serves as the one and only warning on this issue. If the matter is raised during the meeting, the individual doing so will be asked to leave. If the request to leave is not honored, the individual will be escorted out.

Baker questioned if the email was approved by legal counsel. Solem stated he has not seen the complaint and cannot advise the council. Solem stated the mayor runs the meeting and it is the mayor's authority under the NDCC to remove people from a council meeting if the meeting becomes disruptive. Aichele asked if there could be a special meeting after Solem has reviewed the complaint. Plienis questioned if it would be appropriate to put Beaver Brinkman on administrative leave until this is settled. Solem stated he and Sarah Wear should review the complaint as there are potential legal ramifications to what is decided. Baker moved to have a special meeting tomorrow to determine if Beaver Brinkman should be put on suspended leave with pay pending the results of the investigation. Plienis seconded. Aichele moved to amend the motion to move the meeting to Wednesday, March 4 at 7:30 pm. Baker seconded. Solem questioned who would be doing the investigation. Baker stated it is the City's investigation. Roll call vote on the amendment found Aichele, Baker, Brown, Plienis and Keller in favor. Point of order by Aichele to have discussion on the motion. Roll call vote on the motion found Baker, Plienis, Aichele, Brown and Keller in favor.

Baker stated that Employee Relations still has an opening for a council member. He stated Brinkman and Senn should not be included on the board regarding this issue. Baker moved to request that the CVB provide the City with a plan going forward by the next council meeting. Brown seconded. Solem questioned if the city has specific questions. Roll call vote found Baker, Brown, Keller, Aichele and Plienis in favor.

Council Member Plienis

A quote for an Auto Crane was presented in the amount of \$20,074. The City has money in the Water Equipment fund. The current one is manual. This one would be electric and safer. Plienis moved to approve the purchase of the Auto Crane. Keller seconded. Roll call vote found Plienis, Keller, Aichele, Baker and Brown in favor.

Associated Pools stated they need a deposit of \$5,000 for leak repairs. Plienis moved to approve the leak repairs payment subject to the approval of the Pool Board. Brown seconded. Roll call vote found Keller, Aichele, Baker, Brown and Plienis in favor.

CITY PERSONNEL

City Auditor

A bid was presented for the ND Department of Commerce energy efficiency grant for the Public Works Building Project. The contractor the City was initially working with was not meeting the mutually agreed terms. Straightway Construction visited Beulah on Friday and sent a proposal today. This project must be completed by June 30. The amount in the proposal is covered fully by the grant. It involves insulation, lighting and heating updates. Aichele moved to approve the bid from Straightway Construction for \$191,668.42. Plienis seconded. Roll call vote found Aichele, Plienis, Keller, Baker and Brown in favor.

Economic Development Operations Director

Avery Stratton would like to purchase three lots: Parcels 27-144-88-18-25-826 for \$1,001.00, BB-144-88-08-02-03 for \$1,121.73, and BB-144-88-08-09-06 for \$1,121.73. Keller moved to approve the lot sales as presented. Baker seconded. Baker stated the buyer is aware of the floodplain restrictions. Roll call vote found Keller, Baker, Aichele, Brown and Plienis in favor.

Cody and Lydia Kottre would like to purchase two lots: Parcels BB-144-88-

68-05-05 for \$3,003.59 and BB-144-88-68-05-06 for \$3,003.59. These two lots came back to the City for lack of payment of taxes and the owner would be responsible for the remaining specials. Baker moved to approve the sale of the two lots presented. Aichele seconded. Roll call vote found Baker, Aichele, Keller, Brown and Plienis in favor.

Brinkman stated a blueprint of the area of the fairgrounds was found which will help with the survey.

The meeting adjourned at 7:35 pm.

Sean Cheatley, Mayor
 Heather Ferebee, City Auditor

The following bills were approved and paid in February:

Check Range: 48332 to 48425,
 -99572 to -99564
 Payroll Check Range: -70758 to
 -70657, 48426

Employees	89435.91
NDPERS 457	1212.00
HEALTH INS	39472.32
METLIFE	1421.47
FIT	13551.71
NDPERS 457	1212.00
FIT	13829.33
COLONIAL	513.14
NDPERS Main	6521.90
NDPERS Main 2020	3710.72
NDPERS PD	4592.46
NDPERS DC	41.51
Bank of North Dakota	3500.00
Bank of North Dakota	2650.00
Bank of North Dakota	1190.00
Bank of North Dakota	3350.00
Bank of North Dakota	28040.26

Bank of North Dakota	18750.00
Monex Group	79.33
Principal Life Insurance Co	375.27
US Bank	1633.65
MDU	13999.68
Downtown Gas & Auto	3948.90
West River Telephone	1628.25
Matrix Trust Company	20245.26

EDND	150.00
Mercer County Treasurer	7744.00
North Dakota One Call Inc	7.50
Bronson's Marketplace	196.98
WEX	450.00
Heidi Hamelton	2000.00
Bison Valley Consulting LLC	187.50
Moore Engineering, Inc.	6882.90
Moore Engineering, Inc.	90000.00

Moore Engineering, Inc.	131422.10
Waste Management	985.50
Information Technology Dept	505.60
The Union Bank	10857.69
Roughrider Electric Coop	4912.37
Quill LLC	229.95
North Dakota Dept of Health	81.00
Powerplan	1162.44
BEK Consulting, LLC	40220.62

CapFirst Equipment Finance	47865.00
The Union Bank	16405.17
NAPA Auto Parts	927.21
American Express	2787.23
Beulah JDA	10916.81
Beulah Airport Authority	10916.81

Advanced Business Methods	876.89
Vestis	549.34
Beulah Area Hardware	206.84
AT&T Mobility	695.72
Neuberger Oil Co.	150.00
Ohnstad Twichell, PC	1192.50
Safeguard Business Syst	1311.68
Mercer County Sheriff's Dept	420.00
Mercer County Sheriff's Dept	11500.00
Granville Brinkman	338.85

Dakota Pump & Control, Inc	14519.86
HACH	279.80
Jennifer Gabel	152.25
Coal Country CHC	26.00
Sanford Health Occup Med	35.00
West River Telephone	63.82
NDDEQ	20.39
Hawkins Inc.	60.00
Solem Law Office	7165.50
Mark A. Kaffar	900.00
Vestis	72.94
Millennium Express	24.00
AT&T Mobility	43.73
Marlin Block	148.73
Jessie Mann	166.52
Penworthy	325.86

Lookout Books	170.89
Lakeview Books	74.97
Smart Apple Media	225.34
East West Books	119.95
Learning Opportunities	249.30
Rivistas, LLC	413.79
State Historical Society	40.00
Cengage Learning Inc.	1107.31
Mercer Co Historical Soc	25.00
Beulah Chamber of Comm	50.00
Bronson's Marketplace	7.89
White Cap, L.P.	3694.00
Saber Shred Solutions, Inc.	1867.50
Lucky's Towing & Repair	700.00
Beulah Park District	45942.38
Beulah Park District	7110.75
Beulah Senior Center	1367.45
Beulah Beacon	603.59
Farmers Union Oil Company	5771.51
Beulah Airport Authority	1914.43
Beulah CVB	85.00

Matrix Trust Company	11235.82
Axon Enterprise, Inc.	5849.28
Arntson Stewart Wegner PC	5517.40
Stein's Inc	128.88
The Hub Convenience Stores	196.82
Bobcat of Mandan, Inc	82.04
Krebs Auto Body LLC	360.00
Hazen Welding	3135.80
Beulah Chamber of Comm	700.00
Marco Technologies LLC	197.90
AE2S, LLC	5851.00
Butler Machinery Company	416.34
Baker & Taylor	469.14
Eric Bickerstaff	25.00
Shirley Bowlds	50.00
Andrew Hinojosa	19.69
Charles Andrew Johnson	75.00
NDDEQ	50.00
Postmaster	426.92

(March 19, 2026)

BEULAH CITY COUNCIL SPECIAL MEETING

March 4, 2026

CITY OF BEULAH
March 4, 2026, 7:30 pm
Beulah City Hall Council Chambers

SPECIAL CITY COUNCIL MEETING

The Special Meeting of the Beulah City Council was called to order at 7:30 pm by Mayor Sean Cheatley with Council Members Tim Aichele, Bill Keller, Jason Isaak, Adam Baker, Cameron Brown and Kameron Plienis present. Kevin Herrmann absent.

Also Present: City Attorney Scott Solem, City Auditor Heather Ferebee, Deputy Auditor Darla Knutson, Beulah

residents.

City Employee Administrative Leave After consulting with legal counsel and Police Commissioner Jason Isaak, Supervisor Sean Cheatley suspended Beaver Brinkman until Tuesday. Similarly, Marcie Krumwiede was placed on suspension for the same duration.

There will be a Special Council Meeting on Monday, March 9 at 6:00 pm with the HR Attorney to advise the council of the next steps.

The meeting adjourned at 7:31 pm.
 Sean Cheatley, Mayor
 Heather Ferebee, City Auditor
 (March 19, 2026)

BEULAH CITY COUNCIL SPECIAL MEETING

March 9, 2026

CITY OF BEULAH
March 9, 2026, 6:00 pm
Beulah City Hall Council Chambers

SPECIAL CITY COUNCIL MEETING

The Special Meeting of the Beulah City Council was called to order at 6:00 pm by Mayor Sean Cheatley with Council Members Tim Aichele, Bill Keller, Jason Isaak, Adam Baker, Cameron Brown, Kameron Plienis present and Kevin Herrmann.

Also Present: HR City Attorney Sarah Wear, City Attorney Scott Solem, City Auditor Heather Ferebee, Police Chief Frank Senn, Beulah residents.

Administrative Leave of City Employees

Cheatley the next item on the agenda is the AG Complaint against the Beulah CVB as it relates to City employees. This item may be discussed in an executive session. The executive session is for the purpose of receiving its attorney's advice and guidance on the legal risks, strengths and weaknesses of an action of a public entity and regarding reasonably predictable and/or threatened litigation relating to the AG Complaint against the Beulah CVB as it relates to City employees as authorized by North Dakota Century Code § 44-04-19.1 subsections 2 and 5 and North Dakota Century Code § 44-04-19.2. At this time, a motion would be in order to discuss the next topic in executive session rather than in an open meeting. Keller moved to go into Executive Session. Isaak seconded.

Baker questioned if there are specific items that the attorney can provide so the public knows what is going to be discussed. Sarah Wear stated in Executive Session they are limited only to discussion about the AG

Complaint against the Beulah CVB as it relates to City employees involved in that complaint. Wear stated it would be tied to their job description as it relates to the city employees in their capacity as a city employee.

The council cannot discuss the CVB complaint in general, only how the complaint relates to their specific jobs for the city. Wear stated it isn't a complaint against the City, and the City is not involved in it. Wear stated it is with the CVB and the employees of the CVB. Two of the individuals are also City employees and it what implications that might have for the City. The City is not a direct party to this complaint. Roll call vote found Keller, Isaak, Baker, Brown, Aichele, Plienis and Herrmann in favor.

The executive session will be recorded, and all members of the governing body are reminded to limit their discussion during the executive session to the announced topic. Any collective decision, collective commitment, or other final action by the governing body must occur after it reconvenes in an open meeting, unless final action is specifically required by law to be taken during the executive session. The prohibition on taking final action during the executive session does not apply to providing guidance or instructions to our attorney.

The public was asked to leave. Executive session started at 6:07 pm.

Executive Session adjourned at 8:10 pm

The public was invited to rejoin the meeting.

Keller moved to adjourn the special meeting. Isaak seconded. Roll call vote found Keller, Isaak, Baker, Brown, Aichele, Plienis, and Herrmann in favor.

The meeting adjourned at 8:12 pm.
 Sean Cheatley, Mayor
 Heather Ferebee, City Auditor
 (march 19, 2026)

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 Local Journalism*