

CITY OF BEULAH REGULAR MEETING MINUTES

September 8, 2026

**CITY OF BEULAH
SEPTEMBER 8, 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 Olivia Akin with Council Members KC Unruh, Mike Heidel, Anthony Deavers, Adam Baker, Bill Keller, Kevin Herrmann, Kameron Plenis and Cameron Brown 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 Auditor Heather Ferebee, Beulah residents.

MINUTES

Baker moved to approve the regular meeting minutes from August 17, 2026, as provided to the Council by email. Herrmann seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Plenis in favor.

APPROVAL OF BILLS

Keller moved to approve the bills as presented and reviewed. Unruh seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Plenis in favor.

CITY ENGINEER

City Engineer

Klabunde reported Main Street Phase II awaits construction funding. Baker asked about the timeline; Klabunde stated completion depends entirely on funding and is unlikely before 2028.

Astech projects starting Northside Street micro-surfacing September 21, with substantial completion this fall. The Special Assessment public hearing is September 22.

Baker moved to approve SID 27 Change Order #1 for storm structure rehabilitations to manholes as recom-

mended by Moore Engineering in the amount of \$33,670. Herrmann seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Plenis in favor.

Baker moved to approve SID 27 Change Order #2 for additional work as recommended by Moore Engineering in the amount of \$6,969.05. Herrmann seconded. The amount covers weed spraying, valve repairs, and culvert cleaning. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Plenis in favor.

Baker moved to approve SID 27 Pay Application #3 for \$1,641,618.01 to Bechtold Paving. Herrmann seconded. Project is 75% complete. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Plenis in favor.

Klabunde presented two \$20,000 micro surfacing quotes for west Main Street and for 2nd Avenue. Baker and Keller noted upcoming infrastructure and repair preferences. Council declined to pursue the work.

M Construction will finish the Frontage Road this month, coordinating schedules with Dairy Queen's drive-thru work. Capital Improvement Plan will take place this winter and it's planned for a June 2027 completion. Fairgrounds surveying continues. An updated EAP is underway to satisfy state requirements, and clean water funding questionnaires were submitted.

COUNCIL PORTFOLIOS

Mayor Akin

Akin appointed Jennifer Gabel as City Assessor. Plenis moved to approve the appointment of Jennifer Gabel as City Assessor. Brown seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Plenis in favor.

Keller moved to approve an assessor services agreement with Heidi Hughes of Wildstrem Consulting to assist Gabel as needed. Unruh seconded. Mike Heidel arrived. Roll call vote found Unruh, Brown, Deavers, Baker,

Keller, Herrmann and Plenis in favor. Heidel abstained. Motion passed.

Akin appointed Larry Lueck to the Planning & Zoning Commission. Brown moved to approve the appointment as presented. Unruh seconded. Roll call vote found Unruh, Brown,

Deavers, Baker, Keller, Herrmann, Plenis and Heidel in favor.

Unruh moved to approve the peddler's permit for Edyta Gawrysiak for Southwestern Advantage Educational Book Sales September 9-16, 2026. Keller seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann, Plenis and Heidel in favor.

Baker moved to approve the local permit for a calendar raffle for Beulah Little People Preschool from December 1-31, 2026. Unruh seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann and Heidel in favor. Plenis abstained. Motion passed.

Unruh moved to approve the liquor license for the Main Bar for Danny's Bar & Bottle Shop DBA Main Bar. Keller seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann, Plenis and Heidel in favor.

Council Member Herrmann

Herrmann proposed adding language to prohibit new curb stops in driveways. Solem will update the language to clarify the city covers curb stop replacement and installation fees, while property owners pay for driveways, sidewalks, and landscaping. Gabel removed unenforceable language regarding curb stops from the building permit application. The city will also assist with the relocation of a curb stop during replacement if feasible. Baker moved to table Ordinance No. 438. Herrmann seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann, Plenis, and Heidel in favor.

Council Member Keller

The Employee Relations Committee recommended increasing the 2027 wage budget from 4% to 4.5%. Herrmann noted wages haven't kept up with cost of living. Baker is concerned percentage raises widen the gap for lower earners. Akin and Keller stated that capping department heads

discourages leadership and devalues long-term service. Herrmann moved to approve the 4.5% wage increase to all employees. Keller seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann, Plenis and Heidel in favor.

Council Member Baker

The 2027 budget discussion included adding a public works employee. Keller stated a new tar machine will be purchased. Baker requested changing the funding for the Senior Center back to the current 5% of State Aid. Senn stated emergency sirens must transition from analog to digital communication with an estimated cost of \$21,932.40 without state funding. Herrmann moved to table this item until the next meeting. Plenis seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann, Plenis and Heidel in favor.

CITY PERSONNEL

Economic/Op Director

An Extraterritorial Zone map was provided after city representatives met with Mercer County. The city holds jurisdiction over the first half mile. Discussion is being held and remains under review regarding enforcement authority for the second half mile.

An updated Civic Center survey map was presented defining City, Fairgrounds, Fire Department, and Museum property lines. Entities will share this data internally before the scheduled meeting in October to discuss further layouts. Brinkman noted the area will be rezoned as a Planned Unit Development (PUD) and replatted, with MDU providing GIS data to verify easements.

Baker moved to approve an Interstate Engineering Pay Application for the Main Street Phase I project to BEK Consulting for \$290,006. Plenis seconded. Roll call vote found Unruh, Brown, Deavers, Baker, Keller, Herrmann, Plenis and Heidel in favor. It was noted that a retainage balance of \$163,162.48 remains on the project.

The Main Street Phase I punch list should be finished within two weeks. Brinkman discussed tripped breakers in Main Street tree electrical boxes stating business owners must now check out keys to access them, ensuring GFI-protected light usage and

allowing the city to track outlet users.

Brinkman thanked Gaylen Sailer for the beatification on Main Street. "My Town" filmed in Beulah for three days and will air in February. BRIC 23 Beulah Flood Study Project, which covers the study of both local tributaries, is moving forward. The city has been approved for approximately \$300,000 in funding under the FEMA program. Moore Engineering has continued working to maintain the City of Beulah's placement of the Army Corps of Engineers, an initiative that originally began in 2016.

Brinkman met with MDU to review the electricity rates at the Sun Valley property. The CVB is scheduled to meet regarding Sun Valley moving forward. Brinkman will present options on how to proceed at the next city council meeting, which will include potential rate increases.

Police Chief

Police Officer Anthony Moore started September 1. The Clerk of Court position was offered to an applicant with a start date of October 1. Unruh questioned the scooter ordinance. Senn stated it is difficult to enforce, but he contacted the superintendent and is hoping to get in front of kids at the school. Brown asked if a flyer could be distributed.

Ferebee stated the council hearing for the special assessments for SID #27 will be held at 6:30 pm on October 19. The Special Assessment Commission Hearing is on September 22.

The meeting adjourned at 8:50 pm.

Olivia Akin, Mayor

Heather Ferebee, City Auditor

The following bills were approved and paid in August:

Check Range: 48889 to 48976, -99541 to -99533

Payroll Check Range: -70170 to -70040, 48952

Employees	123626.17
COLONIAL	269.96
NDPERS 457	1217.00
FIT	17144.65
HEALTH INS	35616.89
METLIFE	1285.02

NDPERS 457	1067.00
FIT	17846.34
NDPERS Main	6521.90
NDPERS Main 2020	3699.31
NDPERS PD	4592.46
NDPERS DC	1215.30
NY Life 457B	3560.28
Bank of North Dakota	33500.00
Bank of North Dakota	22650.00
Bank of North Dakota	10190.00
Bank of North Dakota	15350.00
Monex Group	130.11
Bank of North Dakota	68750.00
Bank of North Dakota	134257.86
Principal Life Insurance Co	380.21
US Bank	1552.28
MDU	17624.06
AE2S, LLC	336.07
Heidi Hughes	2000.00
Bison Valley Consulting	1925.84
Moore Engineering, Inc.	4175.70
Moore Engineering, Inc.	63224.36
Moore Engineering, Inc.	5000.00
Moore Engineering, Inc.	6000.00
Straightway Construction	10095.00
Moore Engineering, Inc.	1141.50
Ohnstad Twichell, PC	556.00
Black Mountain Software	31887.70
Quill LLC	167.96
Bechtold Paving Inc	629006.51
Dustin Burgard	200.00
Mercer County Treasurer	9480.50
North Dakota One Call Inc	129.90
American Express	1518.52
Information Tech Dept	505.60
Vestis	101.77
Roughrider Electric Coop	7060.35
Powerplan	1100.48
Downtown Gas & Auto	7250.99
West River Telephone	1633.71
Vestis	972.03
Loren Daede	25.00
Shaye Yeager	29.02
Walter Wagner	4000.00
NAPA Auto Parts	880.83
NDDEQ	862.80
Beulah JDA	330.95
Beulah Airport Authority	330.96

Hawkins Inc.	11164.10	AT&T Mobility	43.73
Millennium Express	24.00	Mark A. Kaffar	1200.00
Farmers Union Oil Company	813.35	AT&T Mobility	655.34
North Dakota Dept of Health	81.00	Beulah Park District	51809.35
SCP Distrib - RecSupply		Bronson's Marketplace	171.08
	14816.34	Beulah Park District	8124.78
Lucky's Towing & Repair	300.00	Beulah Senior Center	1562.46
Neuberger Oil Co.	780.00	Beulah Beacon	2069.52
Bryan Tomchuk	195.00	Beulah Airport Authority	2187.44
Ben Baasch	200.00	Beulah Area Hardware	377.72
City of Beulah	129.50	Bronson's Marketplace	1875.63
DirectMED	16.46	Beulah CVB	68808.84
EDND	300.00	Associated Pool Builders	
Jennifer Gabel	159.60		58484.00
Michael Todd Indust Supply	291.70	Flexible Pipe Tool Co	288.55
Schirado Boys Lawn Care	225.00	Petty Cash	83.97
Colonial Research Chem	404.23	Amy Prince	662.41
Farmers Union Oil Co	3328.15	Forte	455.88
Lignite Tire	1440.00	Waste Management	888.50
Olson Electric	727.45	Solem Law Office	3161.00
Titan Machinery	1009.94	Kenny Yeager	47.95
Minnesota Valley Testing	61.00	Frank Senn	243.20
Associated Supply Co Inc	613.89	NDDEQ	165.00
Print-Ever Designs	43.00	Derrick Thompson	200.00
Sletten Excavating, Inc.		Solem Law Office	325.00
	14081.30	West River Telephone	63.96
Sletten Excavating, Inc.	4166.30	Postmaster	456.82
Sletten Excavating, Inc.	5609.00		
Vestis	153.30	(September 24, 2026)	