

HAZEN CITY COMMISSION REGULAR MEETING

April 6, 2026
 Hazen City Hall
 Present: President Schiferl, Commissioner Folkerts, Commissioner Haack, Commissioner Stern and Commissioner Wiedrich.
 Others Present: PW Director Brousseau, Editor Arens, Chief Wolff, Transit Director Brennan, Tim Williams, Darrell Wurl, Jerod Klabunde (Moore Eng), Myra Savelkoul, Antoniette Heier, Attorney Donovan, Bob Johnson, Arliss Maas, and Auditor Erhardt. President Schiferl called the meeting to order at 5:30 PM.
 President Schiferl led the pledge of allegiance and said the prayer.
 Minutes: Commissioner Haack moved to suspend the reading and approve the minutes of the March 16th meeting, as presented, second by Commissioner Wiedrich. Motion unanimously approved.
 Agenda: Commissioner Folkerts moved to approve the agenda, as presented, second by Commissioner Wiedrich. Motion unanimously approved.
CONSULTATION WITH ATTORNEY AND ENGINEER
 Engineer's Report: Jerod Klabunde, Moore Engineering, reviewed the engineer's report updating the commission on various projects. Mr. Klabunde indicated that CC Steel will be back soon to complete manhole rehab and then pavement patches will be addressed to complete the sanitary sewer project. Mr. Klabunde stated that he and PW Director Brousseau surveyed the city for areas of asphalt that will need to be addressed and provided photos of the locations. The commission directed Mr. Klabunde to get quotes from the company that will be doing the patches so the commission has information to move forward in selecting where, and how, these conditions will be addressed. Regarding the water service line inventory, Mr. Klabunde informed the commission that the state has retained Moore Engineering, and others, to assist cities in becoming compliant with this EPA requirement. This is an ongoing process and there are currently less than one hundred (100) private services to be identified. At a future meeting, Mr. Klabunde would like to review the capital improvement plan and make updates as determined by the commission.
 Williams Builders/Expedition Estates: Tim Williams, Williams Building Co, appeared before the commission to discuss corrective repairs needed in Expedition Estates and to determine a process going forward. Mr. Williams asked the commission if there was a way to find a middle ground and lift the building permit moratorium and move forward with the project as the company may have lost three (3) potential home sales already this year. Mr. Williams spoke about different cost estimates to repair the sewer line on 11th Ave SW with prices as high as \$800,000, or \$400,000 depending on the method that can be used and stated that there are options on how to proceed discussing sleeving the line vs excavating or that, if he is not allowed to construct more homes, he may have to walk away from the project. Mr. Williams suggested that the city could hold the lots on the west side of 11th Avenue and the commercial lot until the issues are addressed. Commissioner Haack spoke of the leverage the city has and that this is lost if further building is allowed. Mr. Williams responded that there will be no repair if costs can't be covered by additional building sales. There was agreement as to deflection of the pipe and that it should be mandrel tested to determine the best approach to making repairs. Mr. Williams stated that he understands the city's position and that the development is intended to be a benefit to the city through property valuation used to raise funds. President Schiferl would like to see the mandrel test and for the developer to work with the city engineer on options with Mr. Klabunde agreeing this would be beneficial in determining the next steps. Commissioner Wiedrich indicated he was not in favor of lifting the building permit moratorium as it was the only leverage of the city and that he was concerned about the lack of communication from the developer in addressing the issues. Mr. Williams apologized for the lack of communication and stated that the city has no leverage. If he is not allowed to build, he will not be able to afford the cost of the repairs. Commissioner Folkerts echoed concerns about the lack of communication. President Schiferl suggested an "olive branch" in resolving the issue by permitting construction of the three (3) homes that could be lost if a mandrel test and agreement on how to make the repairs could be done by the first meeting in June.

Commissioner Wiedrich suggested some type of contract to ensure the processes continue after the June meeting. Attorney Donovan spoke about the city's risk of whether the matter is addressed or not and that, in the end, the city may have to have the work completed and specially assess the costs. Commissioner Stern spoke about cost to purchase property that has not been made and that the commercial lot was to revert to the city after a specified period, if not developed. Mr. Williams indicated a willingness to complete the three (3) homes and come back in June with a plan to make the repairs. President Schiferl moved to allow building permits for three (3) homes with a requirement to have mandrel testing and a plan, agreeable to the city engineer, to address the sewer line issues by June 1st, second by Commissioner Folkerts. Upon discussion, this will be for three (3) lots with buildings. On roll call vote: Schiferl, "Aye", Folkerts, "Aye", Haack, "Nay", Stern, "Nay", Wiedrich, "Nay", motion failed.
REQUEST OF CITIZENS
 Local Permit-Raffle – Common Thread Quilters Guild:
 Local Permit-Raffle & Free/Reduced Hall Rent – SMC Hospice: Commissioner Haack moved to approve local permit #2026-11 as requested by the Common Threads Quilters Guild to conduct a raffle on September 25, 2026, and to approval local permit #2026-12 as requested by SMC Hospice to conduct a raffle during Grape Escape on April 10, 2026 and to allow free use of city hall, subject to a kitchen fee, if necessary, second by Commissioner Wiedrich. Motion unanimously approved.
APPROVAL OF APPLICATIONS AND BUILDING PERMITS
 Rental Agreement – Water Plant Building to Knutson Properties: The commission reviewed the updated proposed rental agreement for the water plant building, based on recommendations from the previous meeting. Commissioner Wiedrich moved to approve the proposed agreement for a one-month period at a cost of \$3500, second by Commissioner Stern. On roll call vote: Wiedrich, "Aye", Stern, "Aye", Folkerts, "Aye", Haack, "Aye", Schiferl, "Aye", motion carried.
 Building Permit w/Variance Request – S. Kadrmās: The commission reviewed a building permit, with variance, application of Shannon Kadrmās to construct a small garage on his property using existing concrete base which is less than the required side yard setback. Commissioner Wiedrich moved to approve the building permit, with a side yard setback variance, second by Commissioner Haack. On roll call vote: Wiedrich, "Aye", Haack, "Aye", Folkerts, "Aye", Stern, "Aye", Schiferl, "Aye", motion carried.
 Building Permit – Concession Remodel – All Season Arena: The commission reviewed an application for building permit to remodel the concession area of the All-Season Arena. Since this is in the recreational district and has commercial use, it was presented to the full commission. Commissioner Folkerts moved to approve the building permit, as presented, second by Commissioner Haack. President Schiferl indicated he would abstain from voting since he is a member of the Hazen Winter Sports board of directors. On roll call vote: Folkerts, "Aye", Haack, "Aye", Stern, "Aye", Wiedrich, "Aye", motion carried.
REPORTS
 Water/Sewer/Garbage: Commissioner Stern had nothing to report at this time.
 Street/Cemetery: Commissioner Haack had nothing to report. PW Director Brousseau informed the commission that crack sealing will continue as weather permits.
 Finance/Busing/Library: Commissioner Folkerts had nothing to report at this time. Transit Director Brennan had nothing to report. The position for a part-time driver will be re-advertised.
 Police/Fire/Forestry: Commissioner Wiedrich reported on police department calls for service with Officer Blekestad responding to five (5) calls during limited working hours, Sgt. A. Melberg responded to thirty-one (31) calls for service, Officer S. Melberg responded to thirty-seven (37) calls for service, and Chief Wolff responded to fifty-four (54) calls for service. Commissioner Wiedrich has received more calls regarding pedestrian safety at 701 Therapy on 1st Ave SW and requested the police department to study this matter again stating that 10:00 am and 3:30 pm are the times when most "near misses" seem to be happening. Chief Wolff reported that the in-vehicle camera systems are scheduled to be installed on April 14th. Commissioner Wiedrich spoke about the fire

department report of the previous meeting stating that, based on incorrect information he received, his report was not accurate, and he wished to apologize to Roughrider Electric for the incorrect information, as they were not called to the property prior to the incident in question.
 HCD: Myra Savelkoul reported this would be her last official meeting as Hazen Community Development has appointed Antoinette Heier as the new executive director. Ms. Savelkoul reported that the nail salon in the West Dakota Lumber building is expected to be operational very soon. Antoinette Heier addressed the board stating she will do her best to keep up the great work of HCD.
 President: President Schiferl had nothing to report at this time.
CORRESPONDENCE
 NDIRF Annual Meeting: The annual meeting of the ND Insurance Reserve Fund will be held in Bismarck ND on May 7th. If any commissioner wishes to attend the auditor will complete the RSVP, if no one can attend the auditor will submit the proxy for the City of Hazen.
NEW BUSINESS
 NDIRF – Public Sewer Backup/Water Main Break Coverage Endorsement: The commission reviewed information about sewer backup and water main break coverage available to municipalities. This coverage is in addition to any coverage a resident has and can be purchased for \$10,000/occurrence, \$25,000/occurrence, or \$40,000/occurrence. The commission would like to review this information further and discuss it again at the next meeting. No further action taken.
 Courtroom Recording Equipment Quote: The commission was informed that, effective July 1, 2026, the municipal court is a "court of record" and will be required to maintain recordings of sessions/hearings of the court. The commission reviewed a quote provided by FORTE of the Office of Management and Budget in the amount of \$1,616 to purchase recording equipment. Based on the equipment currently available in the city, the commission does not see the need to expend funds on this matter.
PUBLIC COMMENTS
 Bob Johnson appeared before the commission as a potential property owner within Expedition Estates. Mr. Johnson has been in contact with the developer about purchasing a lot for a new home. Ms. Heier asked what will happen with the development now and was informed that the matter is still in the hands of the developer. Commissioner Stern commented that the city still has residential lots available, and Mr. Johnson commented that builders for a project are hard to get.
 Approval of Bills: Commissioner Wiedrich moved to approve the bills, as presented, second by Commissioner Folkerts. Pre-paid and bills approved for payment are as follows: Fuelman Fleet, 571.71; Menards, 114.90; US Postal Service, 420.34; Ashley Neuberger, 120.50; Beulah ND Hardware, 308.93; Bobcat of Mandan, 364.65; Butler Machinery Co, 98.77; Cenex, 5687.01; Cory Beery, 300.00; D&E Supply, 281.67; Dale Mulske, 120.50; David Brousseau, 19.00; Donovan & Kaffar PLLP, 1200.00; Elan Financial Service, 607.01; HCD, 60.00; Hazen Mercantile Inc, 198.27; Hazen Motor Co, 2678.37; Hazen Motor Farm Equip, 445.50; Hazen Rural Fire Dept, 3524.50; Hazen Star, 785.49; Hazen Welding, 512.75; Industrial Chem Labs, 151.43; ITD, 157.80; Jim Block, 114.00; Krause's, 84.46; Marco Technologies, 413.15; Matthew Bender & Co, 79.93; Mercer Co Treasurer, 5911.50; Monte Erhardt, 37.40; Moore Engineering Inc, 666.75; Murray & Renae Snyder, 10.00; ND Dept. of Health, 54.00; ND One Call Inc, 9.90; Northern Safety, 176.54; OK Tire, 25.70; Roughrider Electric Coop, 55.00; Share Corp, 715.98; SW Water Authority, 25426.40; Stamps.com, 99.90; T-M Tree Service, 2750.00; Tractor Supply Credit Plan, 539.94; Verizon Wireless, 503.48; Vestis, 465.17; West River Telecommunications, 924.58. On roll call vote: Wiedrich, "Aye", Folkerts, "Aye", Haack, "Aye", Stern, "Aye", Schiferl, "Aye", motion carried.
 There being no further business, the meeting was adjourned at 6:58 PM CT. The next regular meeting of the commission is scheduled for Monday, April 20, 2026, at 5:30 PM CT in the Commission Room of the Hazen City Hall.
 Approved: Jesse Schiferl, President
 Attest: Monte J. Erhardt, Auditor
 (04-30-2026)

CITY OF HAZEN BOARD OF EQUALIZATION MEETING

April 7, 2026
 Hazen City Hall
 Present: President Schiferl, Commissioner Folkerts, Commissioner Stern and Commissioner Wiedrich
 Others Present: Assessor/Auditor Erhardt.
 The Board of City Commissioners met as the City Board of Equalization and the meeting was called to order at 5:00 PM by President Schiferl.
 Assessor/Auditor Erhardt informed the commission that thirty (30) sales were used to calculate a median ratio of 92.89, bringing the total property value to \$205,396,835, an increase of 2.98% from the previous year. This increase is represented by \$1,132,926 in new construction with the balance coming from the increased value of sales of property. In accordance with new regulations, every parcel of property in the city was mailed an evaluation notice. There were 1,571 notices

prepared and sent at a cost of more than \$1000 for postage. The commission was also informed that one hundred thirteen (113) Homestead Credit applications were sent out, with all but thirty-one (31) having been returned and sixteen (16) properties have applied/qualified for exemptions. As there are still notices being returned as undeliverable, which are re-sent if a new address is available, President Schiferl recessed the meeting of the Board of Equalization and the board will reconvene on Monday, May 4, 2026, at 5:30 PM to continue the equalization process. There being no further business before the board, the meeting was adjourned at 5:10 PM CT.
 Approved: Jesse Schiferl, President
 Attest: Monte J. Erhardt, Auditor
 (04-30-2026)

NOTICE TO CREDITORS

IN DISTRICT COURT SOUTH CENTRAL JUDICIAL DISTRICT
 MERCER COUNTY, NORTH DAKOTA
 Probate No. 29-2026-PR-00006
 In the Matter of the Estate of Carlyle W. Sailer, Deceased.
NOTICE TO CREDITORS
NOTICE IS HEREBY GIVEN that the undersigned has been appointed personal representative of the above estate. All persons having claims against the said deceased are required to present their claims within three months after the date of the first publication or mailing of this notice or said claims will be forever barred. Claims must either be presented to Jane Sailer, personal representative of the estate, P.O. Box 488,

Hazen, ND 58545, or filed with the Court. Dated this 17th day of April, 2026.
 /s/ Jane Sailer
 Personal Representative
 P.O. Box 337, Hazen, ND 58545
 Address:
 Donovan & Kaffar PLLP
 Patrick A. Donovan
 P.O. Box 488
 Hazen, ND 58545
 (701) 748-2206
 hazenlaw@westriv.com
 Attorneys for the Personal Representative
 (04-23-2026)(04-30-2026)(05-07-2026)

NOTICE OF PUBLIC HEARING

NOTICE OF PUBLIC HEARING
 Zoning Ordinance Amendment
 May 11, 2026
 Please take notice that the Hazen Planning and Zoning Board will conduct a public hearing on May 11, 2026 beginning at 4:30 pm (CT) at Hazen City Hall. The commission will hear objections and give consideration to amendments to the city zoning ordinance. A copy of the proposed amendments is

available for review at City Hall during normal business hours. The public is invited to attend and express an opinion either orally or in writing. Dated this 17th day of April, 2026.
 Monte Erhardt, Planner/Assessor
 City of Hazen
 (04-30-2026)(05-07-2026)

PUBLIC NOTICE

PLEASE TAKE NOTICE that the Mercer County Planning & Zoning Subcommittee will meet Tuesday May 5th, 2026 beginning at 6:00 PM, Central Time, at the Mercer County Courthouse in Stanton. The subcommittee consists of 3 board members and SRF Consulting. The purpose of this meeting is to discuss wind, solar & sand/gravel ordinances.
TAKE FURTHER NOTICE that the public

is hereby invited to attend the above public meeting or forward written comments prior to the meeting to: Land Use Administrator – Box 39 – Stanton, ND 58571 or email jlneumiller@nd.gov
 Jen Neumiller
 Mercer County Land Use Administrator
 (04-30-2026)(05-07-2026)

INVITATION TO BID

PROPANE FUEL
 The City of Hazen is accepting sealed bids for the delivery of propane fuel to the City Hall, City Shop (west & south), Library, Parks & Recreation Shop, Lewis & Clark RV Park, Antelope Creek RV Park, and Swimming Pool for the period of June 1, 2026, to May 31, 2027.
 The City Commission will accept a bid for the purchase of up to 35,000 gallons of propane. Payment option(s) and any time limit on acceptance should be outlined in the bid and include all applicable taxes. The bid is to include an additional 7,500 gallons of propane to be delivered, and billed, to the Mercer County Regional Airport, Hazen, ND.

Bids must be submitted by 4:00 PM CT on May 29, 2026, to the City Auditor, PO Box 717, Hazen ND 58545-0717 and marked "Propane Bid". The bids will be opened and read at the regular City Commission Meeting at Hazen City Hall on June 1, 2026. The City of Hazen reserves the right to reject any one or all the bids submitted; to waive any irregularity in any bid; and to hold all bids for a period not to exceed thirty (30) days from the said date of opening of bids. Dated this 27th day of April 2026
 Monte J. Erhardt
 Hazen City Auditor
 (04-30-2026)