



**MINUTES OF THE CITY COUNCIL
HJEMKOMST CENTER AUDITORIUM - 202 1ST AVE N.
July 28, 2025 - 5:30 PM**

1. Call to Order/Roll Call

Roll call of the members was made as follows:

Present (7): Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Absent (1): Deb White

2. Pledge of Allegiance

3. Agenda Amendments

4. Consent Agenda

All items listed with an asterisk (*) are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in accordance with the "Council Rules of Procedure". In such event, the item will be removed from the General Order of Business and considered in its normal sequence on the agenda.

Motion to Approve made by Nicole Mattson and seconded by Heather Nesemeier.

For 7: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

Motion Passed

5. Recognitions/Presentations

A. Presentation: Choice Bank

Steve French, Recreation Events Specialist, recognized Calvin Teubner from Choice Bank who presented a check for \$10,000 to assist with the Moorhead Farmers Market.

B. Presentation: 2025 Bond Sale Issuance - Baker Tilly Municipal Advisors

Chris Hogan, Finance Director with Baker Tilly/Municipal Advisors, shared information on the issuance of a 2025 bond sale.

6. Approve Minutes

A. July 14, 2025 Meeting Minutes

Motion to Approve made by Nicole Mattson and seconded by Emily Moore.

For 7: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

Motion Passed

7. Citizens Addressing the Council (Time Reserved: 15 Minutes)

A Moorhead resident addressed the City Council regarding a 2009 Police Investigation.

8. *Mayor and Council Appointments

9. Public Hearings (5:45 pm)

10. Community Development Department

- A. *Resolution to Approve Boulevard Parking Request from FM Auto Sales, LLC at 1702 Main Ave
- B. *Resolution to Approve Vacation of 30-foot Utility Easement within Prairie Parkway 2nd Addition
- C. *Resolution to Approve Conditional Use Permit for Dynamic Display Sign at 1409 Main Ave SE
- D. *Resolution to Approve Conditional Use Permit for Dynamic Display Sign at 1100 30th Ave S
- E. *Consider Actions Relating to Partridge Creek Addition
- F. *First Reading of Ordinance 2025-07: An Ordinance Amending the Official Zoning Map Rezoning Partridge Creek Addition from TZ: Transitional to RLD-3: Residential Low Density-3
- G. *Resolution to Approve Preliminary and Final Plat relating to Partridge Creek Addition
- H. *Resolution to Approve Developer's Agreement for Partridge Creek Addition

11. Economic Development

12. Engineering Department

- A. *Resolution to Approve Task Order Amendment and Budget Adjustment #25-019 for the Bluestem Pedestrian Bridge (Eng. No. 22-13-04)
- B. *Resolution to Order Reports Related to Partridge Creek 1st Addition (Eng. Nos. 25-A6-03 and 25-A2-05)
- C. *Resolution to Receive Report and Order Preparation of Plans & Specifications for Underground Utility Improvements in Partridge Creek 1st Addition (Eng. No. 25-A6-03)
- D. *Resolution to Approve Plans & Specifications and Authorize Advertisement for Bids for Underground utility Improvements in Partridge Creek 1st Addition (Eng. No. 25-A6-03)

13. Fire Department

- A. *Resolution to Enter into a Joint Cooperative Agreement between the City of Moorhead, Minnesota and Harwood Area Fire & Rescue (HAFR)

- 14. Moorhead Public Service
- 15. Parks and Recreation Department
- 16. Police Department
- 17. Public Works
- 18. Administration

- A. Resolution Providing for the Competitive Sale of General Obligation Temporary Improvement Bonds Series 2025A

Motion to Approve made by Heather Nesemeier and seconded by Sebastian McDougall.
For 7: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson
Against 0: None
Abstain/Recuse 0: None

Motion Passed

- B. Resolution Providing for the Competitive Sale of General Obligation Improvement and Wastewater Refunding Bonds Series 2025B

Motion to Approve made by Lisa Borgen and seconded by Chuck Hendrickson.
For 7: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson
Against 0: None
Abstain/Recuse 0: None

Motion Passed

- C. Resolution to Approve Guaranteed Maximum Price Amendment #3 to the Agreement with McGough Construction Co., LLC for Construction Manager at Risk Services for the City Hall Renovation Project

Assistant City Manager Mike Rietz introduced Project Manager Thomas Dahl from McGough Construction to share information about Guaranteed Maximum Price Amendment #3 for the Moorhead City Hall Renovation project.

Motion to Approve made by Chuck Hendrickson and seconded by Heather Nesemeier.
For 7: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson
Against 0: None
Abstain/Recuse 0: None

Motion Passed

- D. *Resolution to Approve a Minnesota Lawful Gambling Premise Permit Application for MN Strong at 803 Belsly Blvd Ste 100 & 808 30th Ave. S
- E. *Resolution to Approve a Minnesota Lawful Gambling Premise Permit Application for MN Strong (808 30th Ave S)
- F. Resolution to Approve Pledge and Naming Rights Agreement for Donations to The Loop | Moorhead Public Library & Community Center

Governmental Affairs Director Lisa Bode shared pledge and naming rights information regarding donations to Moorhead Public Library Community Center.

Motion to Approve made by Lisa Borgen and seconded by Heather Nesemeier.
For 7: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

Motion Passed

19. Mayor and Council Reports

Council Member Heather Nesemeier shared updates from the Moorhead Public Housing Board. Council Member Nesemeier also attended a meeting with the Solid Waste Advisory Committee as well as a Resource Recovery Center Committee meeting.

Council Member Emily Moore attended the FM Coalition to End Homelessness workshop with Chief Helmick and Tanya Kunza. Council Member Moore attended the West Central Initiative and the Lake Agassippi Regional Library Finance Committee meetings. Council Members Nesemeier, Mattson, White and Moore participated in a Conversations with Council Members event. Council Member Moore also attended the Coalition of Greater Minnesota Cities summer conference in Bemidji.

Council Member Ryan Nelson shared updates on a new executive director with the Historical and Cultural Society of Clay County, Laura Forde. Council Member Nelson also shared information on the Red River Regional Dispatch Center.

Council Member Mattson shared information on the Moorhead Farmers Market and vendors participating. Council Member Mattson also mentioned the Moorhead Global Market.

Mayor Shelly Carlson mentioned that the Battle of the Badge Blood Drive is coming up as well as the first annual Battle of the Cities. Mayor Carlson attended Safe City Night and shared an update from Sgt. Scott Kostohryz. Mayor Carlson attended the Coalition of Greater Minnesota Cities conference and mentioned that Lisa Bode and Senator Rob Kupec received award recognitions. Mayor Carlson also attended the Chamber of Commerce's Minnesota Legislative Update. Mayor Carlson read a proclamation declaring July 21 as Maureen Kelly Jonason Day and attended Maureen's retirement party. Mayor Carlson was on The Chamber Link radio show with Derick LaPoint and Stacia Sytsma, from the Moorhead Business Association. Mayor Carlson met with the Chattanooga, Tennessee Mayor, Tim Kelly, and with the new US Army Corps of Engineers, Colonel Chase, who is working on the FM Diversion Project.

20. City Manager Reports

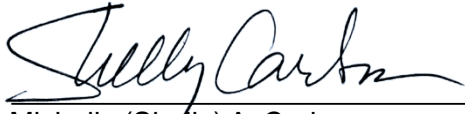
21. Executive Session

22. New Business

23. Adjourn

Meeting adjourned at 6:20pm.

APPROVED BY:

A handwritten signature in black ink, appearing to read "Shelly Carlson", written over a horizontal line.

Michelle (Shelly) A. Carlson
Mayor

ATTEST:

A handwritten signature in black ink, appearing to read "Christina Rust", written over a horizontal line.

Christina Rust
City Clerk

The proceedings of this meeting are digitally recorded and are available for public review.