



**CITY COUNCIL  
MEETING AGENDA  
MAY 26, 2026 AT 5:30 PM  
HJEMKOMST CENTER AUDITORIUM - 202 1ST AVE N.**

Disclaimer: Voting requirements may be subject to changes in the law, parliamentary procedural matters, or other unforeseen issues. The City Attorney provides opinion on questions of voting requirements by the Moorhead City Code, Minnesota State Statutes, and parliamentary procedure.

1. Call to Order/Roll Call
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.

5. Recognitions/Presentations
  - A. Presentation: Historical and Cultural Society of Clay County, Laura Forde, Executive Director
  - B. Presentation: Legislative Update, Lisa Bode, Governmental Affairs Director
6. Approve Minutes
  - A. May 11, 2026 Meeting Minutes
7. Citizens Addressing the Council (Time Reserved: 15 Minutes)
8. Mayor and Council Appointments
9. Public Hearings (5:45 pm)
  - A. Public Hearing on the Community Development Block Grant (CDBG) 2026 Plan and Amendments to the 5-Year Plan and Program Year (PY) 2024 Plan
10. Community Development Department
  - A. \*Consider Actions Relating to the Moorhead Airport - Florence Klingensmith Field Snow Removal Equipment Procurement
  - B. \*Resolution to Approve Agreement with MNDOT Office of Aeronautics
  - C. \*Resolution to Approve Agreement with US Federal Aviation Administration
  - D. \*Resolution to Award Bid and Approve Agreement with RDO John Deere

- E. \*Resolution to Approve Hangar Land Lease Agreement - Moorhead Airport Florence Klingensmith Field
- F. \*Resolution to Approve Agreements Relating to 2026 Community Garden Grants
- G. \*Second Reading of Ordinance 2026-01: An Ordinance to Amend the Official Zoning Map Rezoning Industrial Parcels and to Amend and Reenact Title 10, Chapter 15B, MU-2: Neighborhood Mixed Use and Chapter 18, Use Regulations
- H. \*Resolution to Approve Title & Summary for Ordinance 2026-01
- I. \*Resolution to Approve Re-establishment of a Non-Conforming Zoning Use at 1418 21st Ave S

11. Economic Development

12. Engineering Department

- A. \*Resolution to Authorize Easement Agreement for the Stormwater Resilience Improvement Project, Phase 1 (Eng. No. 26-05-01)
- B. \*Resolution to Approve MnDOT Agreement No. 1063220 for Federal Participation in an LED Lighting Project (Eng. No. 26-13-02)
- C. \*Resolution to Award Bid for Moorhead Center Mall Redevelopment – Phase 3 Street & Utility Improvements (Eng. No. 24-A6-02)
- D. \*Resolution to Award the Bid for the 2026 Sanitary Sewer Lining Improvements (Eng. No. 26-06-04)

13. Fire Department

14. Moorhead Public Service

15. Parks and Recreation Department

16. Police Department

- A. \*Resolution to Approve the DataPilot Grant
- B. \*Resolution to Approve Budget Adjustment #26-019 to Accept the 2026-2027 Pathway to Policing Grant

17. Public Works

18. Administration

19. Mayor and Council Reports

20. City Manager Reports

21. Executive Session

22. New Business

## 23. Adjourn

Upon request, accommodations for individuals with disabilities, language barriers, or other needs to allow participation in city meetings will be provided. To arrange assistance, call the City Clerk office at 218.299.5166 (voice) or 711 (TDD/TTY). Visit our website at [www.moorheadmn.gov](http://www.moorheadmn.gov)

HISTORICAL AND CULTURAL SOCIETY OF CLAY COUNTY

# ANNUAL REPORT 2025



**Board**

President Deb White - Moorhead  
Vice-president Ineke Justitz - Moorhead  
Secretary Sarah King - Georgetown  
Treasurer Paul Krabbenhoft - Moorhead  
Siham Amedy - Moorhead  
Martha Castañon - Moorhead  
Jon Evert - Moorhead  
Vijay Gaba - Fargo  
Willy Jacobson - Moorhead  
Kathy Meissner - Hawley  
Ryan Nelson - City Rep., Moorhead  
Anna Stenson - Moorhead

**Staff**

Executive Director - Laura Forde  
Collections Manager - Lisa Vedaa  
Research Historian and Outreach Director- Markus Krueger  
Director of Museum Operations - Emily Kulzer  
Visitor Services and Retail Manager -  
Nina Flippance  
Clay County Archivist -Petra Gunderson-Leith  
Programming and Communications Coordinator -  
Levi Magnuson





# A MESSAGE FROM THE EXECUTIVE DIRECTOR

AS WE REFLECT ON 2025, I AM DEEPLY GRATEFUL FOR THE OPPORTUNITY TO LEAD HCSCC AND FOR THE SUPPORT OF OUR MEMBERS, DONORS, VOLUNTEERS, COMMUNITY PARTNERS, BOARD AND STAFF. EVERY DAY WE WORK TO PRESERVE THE HISTORY OF CLAY COUNTY AND SHARE ITS INCREDIBLE STORIES.

LIKE MANY ORGANIZATIONS, 2025 PRESENTED SOME CHALLENGES. MEMBERSHIPS AND ADMISSION WERE DOWN COMPARED TO THE PREVIOUS YEAR. THESE NUMBERS MATTER BECAUSE MEMBERSHIPS AND ADMISSIONS SUPPORT OUR FINANCIAL STABILITY AND REFLECT ON HOW PEOPLE ARE ENGAGING WITH HCSCC. WE ENCOURAGE YOU TO BRING FRIENDS AND FAMILY TO VISIT US AND TALK TO PEOPLE ABOUT BECOMING MEMBERS OF HCSCC SO WE CAN CONTINUE OUR WORK OF PRESERVING AND SHARING YOUR IMPORTANT HISTORY.

DESPITE THE DECREASES MENTIONED ABOVE, WE DID MAKE GREAT STRIEDS IN OTHER AREAS. WE REDUCED EXPENSES ON THE YEAR, INCREASED GIFTSHOP SALES AND EXPANDED OUR SOCIAL MEDIA PRESENCE ATTRACTING NEW AUDIENCES. ALL OF THESE POSITIVES HELPED SUSTAIN US THROUGH 2025. WE HAVE MANY NEW AND EXCITING PROGRAMS AND EXHIBITS COMING UP IN 2026. EACH PROGRAM, EXHIBIT OR EVENT IS AN INVITATION TO LEARN, GATHER AS A COMMUNITY, REFLECT ON HISTORY AND BE PART OF OUR SHARED STORY.

THANK YOU FOR BELIEVING IN THE VALUE OF HISTORY, SUPPORTING HCSCC AND HELPING US MOVE FORWARD INTO THE FUTURE WITH CONFIDENCE. TOGETHER, WE ARE PRESERVING THE PAST, ENGAGING THE PRESENT AND SAHPING A VIBRANT FUTURE FOR HCSCC.

WITH GRATITUDE,

**LAURA FORDE**

EXECUTIVE DIRECTOR

# By the Numbers

**24,687** There were 24,687 visitors to the museum last year.

**1,474** People were educated by HCSCC through outreach programs.

**\$40,441** We were \$40,441.51 under budget for our expenses in 2025.

**-8% & -15%** Admissions and memberships were down 8% and 15% respectively. Admissions were affected largely by trends in tourism and road construction on 1<sup>st</sup> Ave. So far in 2026 admissions seem to be on par or higher than 2024 and 2025.

**+13%** The giftshop sales were up 13% on the year. We hired a new Visitors Services and Retail Manager, Nina Flippance who is bringing in new and exciting products.

**1.1 MILLION** 1.1 Million views on Facebook. Visits up 240% and followers up 700%. YouTube views up 252% and Instagram visits up 85%.

# Highlights from last year!



## January 4

Our first big event of the year was a fantastic Hardanger Fiddle Concert with Fargo Spelemannslag, Bud Larsen, and Vidar Skrede. Over 400 people attended!

## February 11

We opened Land to Table: Food Stories from Clay County! This exhibit highlights how we grow, make, and celebrate food in Clay County.



## March and April

In March and April, HCSCC went to Barnesville, Hawley, Ulen, and Moorhead to do History Harvests on local architecture in these communities!



## June 7

On June 7 we gathered with members of the local Black community for a meal and to discuss ways of preserving their history in the region.

## August 6

The Njals Saga Tapestry, a fantastic modern embroidery project, made a stop here and brought in many new faces!



## October

October was packed! We celebrated the bicentennial of Norwegian-American immigration with several presentations and another fiddle concert! We also had our second annual 5k!

## November

November saw a puzzle night, thanks to Nina Flippance. Pangea also returned again this year, with over 1500 people visit to celebrate our region's culture!



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# WHAT THE FUTURE HOLDS!

## Upcoming Exhibits 2026

- Americana: Objects that Reflect US
  - July
- Rock and Hard Places
  - June
- Bearing Witness (Art Quilts)
  - October

## Coming Soon!

- A redesigned website
- Archeological collections from MSUM

## Future Exhibits

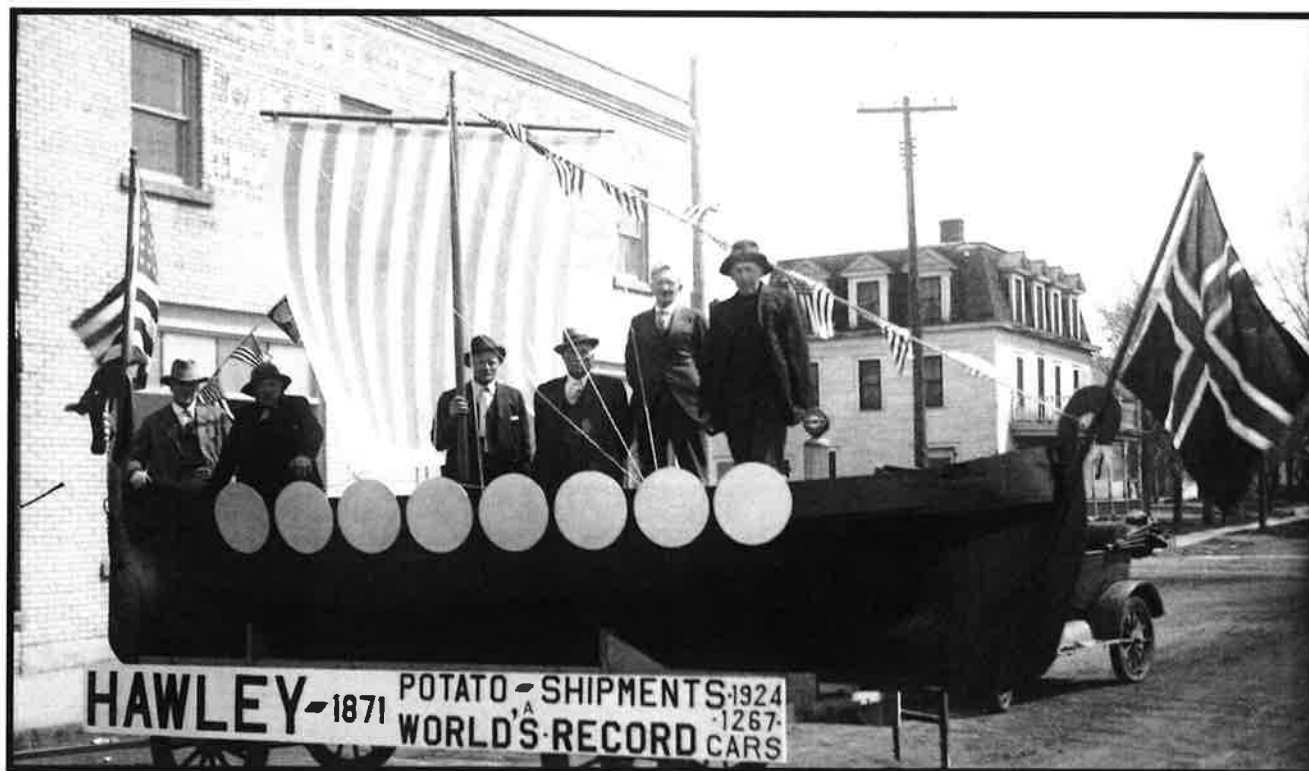
- Legends of Kente and Monstras (2027)
- Trains, Soul Food, and Bison (2028)

## Upcoming Events

- Community Potluck - July 8, 2026
- Silver Plate Photography workshop
- LiberTea event
- Comstock Dinners
- Flashlight & Christmas Tours at Comstock House
- History Thursdays
- Pangea - November 15, 2026
- And more!

## Grant Dependent plans

- Expanded storage
- Memory Lab in the Archives





**MINUTES OF THE CITY COUNCIL  
HJEMKOMST CENTER AUDITORIUM - 202 1ST AVE N.  
May 11, 2026 - 5:30 PM**

1. Call to Order/Roll Call

Roll call of the members was made as follows:

Present (8): Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Present Not Voting (1): Shelly Carlson

Absent (0):

2. Pledge of Allegiance

3. Agenda Amendments

4. Consent Agenda

Motion to Approve made by Heather Nesemeier and seconded by Emily Moore.

For 8: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

**Motion Passed**

5. Recognitions/Presentations

A. MoorHeart Recognition: Moorhead Spudnik Robotics Team

Governmental Affairs Director Lisa Bode presented the MoorHeart Award to the Moorhead Spudnik Robotics team for its efforts to ensure that fellow a Moorhead student could participate in classes by building a digital hand.

B. Check Presentation: Friends of the Moorhead Library

Friends of the Moorhead Library members Jeanne Aske and Karen Jacowitz presented a check for \$22,000.

C. Presentation: Class of 2026 Citizens Government Academy

Assistant City Manager Mike Rietz recognized participants in Moorhead's 2026 Citizens Government Academy. Mayor Carlson presented certificates of graduation.

D. Update: Mayor's Ad Hoc Group on Federal Immigration Enforcement

Mayor Carlson shared an update on the Mayor's ad hoc group on federal immigration control and enforcement. Discussion took place.

6. Approve Minutes

A. April 27, 2026 Meeting Minutes

Motion to Approve made by Sebastian McDougall and seconded by Emily Moore.

For 8: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

**Motion Passed**

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

Four Moorhead residents addressed the City Council regarding federal immigration enforcement activities and support for a federal separation ordinance.

8. Mayor and Council Appointments

A. \*Resolutions for Appointments to Boards and Committees

9. Public Hearings (5:45 pm)

A. Public Hearing for 40th Ave S Mill & Overlay from 8th St to 20th St (Eng. No. 26-A2-01)

Motion to Open Public Hearing made by Deb White and seconded by Heather Nesemeier.

For 8: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

**Motion Passed**

City Engineer Tom Trowbridge presented the proposed transportation improvement project for 40 Ave. S. The work involves a Mill & Overlay from 8 St to 20th St. Three Moorhead residents expressed opposition to a proposed roundabout, one resident spoke in favor, and one resident asked about the train crossing east of 20 Ave S.

Motion to Close Public Hearing made by Heather Nesemeier and seconded by Lisa Borgen.

For 8: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

**Motion Passed**

B. Resolution to Order Improvement and Declare Official Intent for 40th Ave S Mill & Overlay from 8th St to 20th St (Eng. No. 26-A2-01)

Motion to Approve made by Lisa Borgen and seconded by Heather Nesemeier.

For 8: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

**Motion Passed**

C. Resolution to Award Bid for 40th Ave S Mill & Overlay from 8th St to 20th St (Eng. No. 26-A2-01)

Motion to Approve made by Chuck Hendrickson and seconded by Heather Nesemeier.

For 8: Ryan Nelson, Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson

Against 0: None

Abstain/Recuse 0: None

**Motion Passed**

10. Community Development Department

- A. \*Resolution to Approve Conditional Use Permit for excavation, fill and construction of a Floodwall in the Floodway and Flood Fringe at Riverfront and WH Davy-Memorial Parks
- B. \*First Reading of Ordinance 2026-01: An Ordinance to Amend the Official Zoning Map Rezoning Industrial Parcels and to Amend and Reenact Title 10, Chapter 15B, MU-2: Neighborhood Mixed Use and Chapter 18, Use Regulations

11. Economic Development

12. Engineering Department

13. Fire Department

- A. \*Resolution to Approve Budget Adjustment #26-018 for Purchase of Two (2) Fire Engines

14. Moorhead Public Service

- A. \*Resolution to Approve Amendment No. 1 to Contract No. 17-UGPR-45 with Western Area Power Administration

15. Parks and Recreation Department

16. Police Department

- A. \*Resolution Declaring Outdated Tasers and Accessories as Surplus Equipment and Authorizing Sale of Surplus Equipment for Law Enforcement Use Only

17. Public Works

- A. \*Resolution to Accept MNDNR ReLeaf Community Forestry Grant

18. Administration

19. Mayor and Council Reports

Council Member Lisa Borgen attended a community breakfast hosted by Sanford. CM Borgen also attended the Diversion Authority's project partnership agreement ceremony and signing.

Council Member Heather Nesemeier shared information on National Police Week, Citizens Police Academy Alumni Association, and the Cass Clay Food Commission.

Council Member Emily Moore shared information about the Moorhead Board of Appeal and Equalization and Moorhead Economic Development Authority.

Mayor Shelly Carlson shared information about financing received by the FM Diversion Authority and attended events related to National Music Week.

20. City Manager Reports

City Manager Dan Mahli shared information on Moorhead Clean-Up Days. Mr. Mahli stated the next regular City Council meeting is Tuesday, May 26 due to City offices being closed on Memorial Day. City Manager Mahli also mentioned the next Reforest

the Red event is scheduled on Tuesday, May 19 from noon to 4:00 at Riverfront Park Moorhead and activities for Arbor Day are scheduled at Woodlawn Park on May 21.

Dan Mahli also thanked Moorhead Police Office Manager Sandy Timian on being honored with the 2026 Minnesota Association of Women in Police Excellence in Service Award. Sandy has served the Moorhead PD for 31 years and is retiring at the end of May. Throughout Sandy's career, she has been a steady source of knowledge and most recently provided invaluable support and guidance during the PD's transition in leadership. City Manager Mahli also thanked all who serve in public safety professions on this National Police Week.

21. Executive Session

22. New Business

A. Discussion regarding development of a Federal Separation Policy/Ordinance

Council members Mattson and Nesemeier spoke about the need to develop a federal separation ordinance or policy and noted they have requested discussion on the subject previously. Discussion occurred.

Motion to close discussion and not have staff research a separation ordinance made by Ryan Nelson and seconded by Chuck Hendrickson. Discussion occurred.

Council Member Borgen called the question and the Mayor recognized Council Member Borgen's request.

For 5: Ryan Nelson, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson, Shelly Carlson

Against 4: Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White

Abstain/Recuse 0: None

**Motion Passed**

The City Council proceeded to vote on the main motion made by Council Member Nelson.

Motion to close discussion and not have staff research a separation ordinance made by Ryan Nelson and seconded by Chuck Hendrickson.

For 5: Ryan Nelson, Lisa Borgen, Sebastian McDougall, Chuck Hendrickson, Shelly Carlson

Against 4: Nicole Mattson, Heather Nesemeier, Emily Moore, Deb White

Abstain/Recuse 0: None

**Motion Passed**

23. Adjourn

Meeting adjourned at 08:28 PM.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
MICHELLE (SHELLY) A. CARLSON, Mayor

\_\_\_\_\_  
CHRISTINA RUST, City Clerk

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



# City Council Communication

May 26, 2026

**SUBJECT:**

Public Hearing on the Community Development Block Grant (CDBG) 2026 Annual Plan and Amendments to the 5 Year Plan and Program Year (PY) 2024 Plan.

**RECOMMENDATION:**

The Mayor and City Council are asked to receive public comments on the draft [2026 Annual Plan](#), adding a [Strategic Goal](#) to the 5 Year Plan, and [Amendment](#) to the PY 2024 Plan. This is a public hearing only. Final consideration of the CDBG programming is scheduled June 8, 2026.

**BACKGROUND/KEY POINTS:**

**Draft 2026 Action Plan:** The City has developed its CDBG Annual Action Plan as part of its corresponding five-year plan as required by the U.S. Department of Housing and Urban Development (HUD). Citizen participation includes:

- Public Meeting (April 20, 2026)
- 30-day comment period PY 2026 Plan and Amendment to 5 Year Plan (May 1, 2026 – May 31, 2026)
- 30-day comment period Amendment to the PY 2024 Plan (May 8, 2026 – June 7, 2026)
- Public Hearing (May 26, 2026)
- Final Plan consideration by City Council (June 8, 2026)

**Proposed 2026 Activities:**

Activity	Description	Budget
Program Administration	Staff support for planning, implementation, reporting, and monitoring of CDBG resources and support for the Moorhead Human Rights Commission. CFR Part 570.206	\$125,000
Home Rehabilitation Loan Program	Citywide rehabilitation loan program assisting owner-occupants of single-family homes whose income falls below 80% of area median income. Funds are provided on a loan basis up to \$25,000 provided sufficient home equity exists. Eligible activity in accordance with CFR Part 570.202(a)(1). National Objective: Activity benefiting low- and moderate-income persons.	\$259,337
Capital Improvements	Public facility or infrastructure activity that will benefit a low to moderate income area. The locations of this project are not yet determined. A public comment period will occur at a later date when project locations are identified. CFR Part 570.201(c), 570.202(a)(2). National Objective: Activity benefiting low- and moderate-income area. Low-Mod Area (LMA)	\$100,000
Affordable Housing - Acquisition	CDBG resources will be used for land acquisition and/or acquisition of assessed infrastructure for affordable housing for qualifying low to moderate income households. This activity will be in partnership with Habitat for Humanity, Cass Clay Community Land Trust, and/or another eligible organization. Location to be determined. Eligible activity in accordance with CFR Part 570.201(a) National Objective: Activity benefiting low to moderate income persons.	\$85,000
Public Services Eligible activities in accordance with CFR Part 570.201(e).	Funds will be used for public service activities that meet CDBG eligibility and meet identified community needs and goals that are outlined in the consolidated 5 year plan. Public service activities may include but are not limited to transportation services for low	\$60,000



# City Council Communication

May 26, 2026

<p>National Objective: Activity benefiting low- and moderate- income persons.</p>	<p>to moderate income residents, youth services, senior services, accessibility for seniors to access their homes through a snow removal program.</p>	
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**Prior Year Amendments:**

- **Consolidated 5 Year Plan Amendment (2025 – 2029)**  
This amendment to the Consolidated Plan is to add a strategic goal. NH3 – Non Housing Community Development Need – Public Facility Rehabilitation and Accessibility. Rehabilitate and improve publicly accessible facilities – prioritizing ADA/UFAS accessibility, safety, energy efficiency, and functional life-safety systems – to expand equitable access to low-and-moderate income residents. Eligible Activity (24CFR): 570.201 (c) – Public facilities and improvements (rehabilitation, accessibility barrier removal, energy-efficiency features). National Objective: Low/Mod Area Benefit (LMA).
- **Amendments to the Program Year 2024 Plan**
  - i) The 2024 Action Plan, approved by City Council on January 8, 2024, included \$8,000 for a youth program activity to be administered by the Afro American Development Association (AADA). AADA did not implement the youth activity and no funds were distributed.
  - ii) Staff recommends reallocating the \$8,000 to the existing Parks and Recreation Scholarship Fund for low- to moderate-income youth. Moorhead Parks and Recreation currently offers scholarships that help eligible youth obtain a pool pass and/or enroll in summer recreation activities. Additional funds will expand access for families who would otherwise be unable to participate.

**FINANCIAL CONSIDERATIONS:**

- \$351,337 – HUD Allocated CDBG Grant Amount
  - \$278,000 – Program Income (estimate)
- Total \$629,337

**Potential Adjustments to Activities & Budget**

- Any reductions to estimated program income will reduce the Home Rehabilitation loan program budget.
- Revenue received that exceeds estimated program income will be applied to home rehabilitation loans, or the City may conduct a plan amendment after public notification.
- Fluctuations greater than \$20,000 or 25% of activity budgets will require a plan amendment with a 30-day public comment period.

**Voting Requirements:** Not Applicable

**Submitted By:**

Dan Mahli, City Manager  
 Lisa Bode, Governmental Affairs Director  
 Tanya Kunza, Community Development Program Administrator

**Attachments:**



# City Council Communication

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May 26, 2026

**SUBJECT:**

Consider Actions Relating to Snow Removal Equipment Procurement – Moorhead Municipal Airport Florence Klingensmith Field

**RECOMMENDATION:**

The Mayor and Council are asked to consider the following Resolutions relating to the Moorhead Airport – Florence Klingensmith Field Snow Removal Equipment Procurement:

- A. Resolution to Approve Agreement with MnDOT Office of Aeronautics
- B. Resolution to Approve Agreement with US FAA
- C. Resolution to Award Bid and Approve Agreement with RDO John Deere

**BACKGROUND/KEY POINTS:**

The U.S. Federal Aviation Administration provides for application to purchase certain types of airport equipment through a federally funded grant process. The City went through the bidding and procurement process to replace two pieces of aging equipment utilized for snow removal at the airport – a 1992 payloader and 2006 snow blower.

**FINANCIAL CONSIDERATIONS:**

The attached resolution awards the bid for the snow removal equipment procurement to RDO John Deere. The snow removal equipment procurement (ie: payloader and blower) is anticipated to be funded as follows:

- RDO John Deere: \$528,690.42 – 95% FAA; 2.5% MnDOT; 2.5% City

The project is funded through the fleet budget and will be included in a FAA grant for 95% funding.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager  
Kristie Leshovsky, Community Development Director

**Attachments:** Draft Resolution

**RESOLUTION**

**Resolution to Approve Agreement with the MN Department of Transportation for the Snow Removal Equipment Procurement – Moorhead Municipal Airport Florence Klingensmith Field**

WHEREAS, the City of Moorhead desires the financial assistance of the MN Department of Transportation – Office of Aeronautics for Snow Removal Equipment Procurement at the Moorhead Municipal Airport Florence Klingensmith Field; and

WHEREAS, the MN Department of Transportation is willing and authorized to provide financial assistance to the City of Moorhead for improvements of the Moorhead Airport.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead as follows:

1. That the City of Moorhead has applied for and been awarded a State Airport Fund grant by the Minnesota Department of Transportation, Agreement Number \_\_\_ (“Agreement”).
2. That the City of Moorhead hereby agrees to the terms and conditions of the Agreement; and
3. That the Mayor and City Manager are authorized to execute the Agreement and any Amendments on behalf of the City of Moorhead for the Snow Removal Equipment Procurement at the Moorhead Municipal Airport Florence Klingensmith Field.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk

**RESOLUTION**

**Resolution to Approve Agreement with the US Federal Aviation Administration for the Snow Removal Equipment Procurement – Moorhead Municipal Airport Florence Klingensmith Field**

WHEREAS, the City of Moorhead desires the financial assistance of the United States Federal Aviation Administration for Snow Removal Equipment Procurement at the Moorhead Municipal Airport – Florence Klingensmith Field; and

WHEREAS, the United States Federal Aviation Administration is willing and authorized to provide financial assistance to the City of Moorhead for improvements of the Moorhead Airport.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead a that the Mayor and City Manager are authorized to execute the necessary Agreements and Amendments with the U.S. Federal Aviation Administration on behalf of the City of Moorhead for the Snow Removal Equipment Procurement at the Moorhead Municipal Airport – Florence Klingensmith Field.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk

**RESOLUTION**

**Resolution to Award Bid and Approve Agreement with RDO John Deere for Snow Removal Equipment Procurement – Moorhead Municipal Airport Florence Klingensmith Field**

WHEREAS, pursuant to an advertisement for bids for new Snow Removal Equipment at the Moorhead Airport Florence Klingensmith Field, bids were received, opened and tabulated according to law and the following bids were received complying with the advertisement:

RDO John Deere     \$528,690.42

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead that:

1. This project is anticipated to be funded by a combination of US Federal Aviation Administration, MnDOT Office of Aeronautics and City funds.
2. The City Council does hereby authorize and direct the Mayor and City Manager to enter into a contract with RDO John Deere for new Snow Removal Equipment at the Moorhead Municipal Airport – Florence Klingensmith Field according to the plans and specifications.
3. The City Manager and/or designee are hereby authorized to approve minor work orders and change orders necessary to satisfactorily complete the procurement to a cumulative total not to exceed a local/City funding amount of \$2,000.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

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May 26, 2026

**SUBJECT:**

Resolution to Approve Hangar Land Lease Agreement – Moorhead Airport Florence Klingensmith Field

**RECOMMENDATION:**

The Mayor and Council are asked to consider a resolution to approve a hangar land lease for an existing private hangar at the Moorhead Airport relating to a private hangar sale.

**BACKGROUND/KEY POINTS:**

The Moorhead Airport Florence Klingensmith Field has eleven privately built and owned hangars. The hangar owners each have a land lease with the city. The private hangar at 3325 70<sup>th</sup> St N is anticipated to be sold to Nelson Legacy Investments LLC. The resolution approves Nelson Legacy Investments to enter into a new lease for the hangar.

**FINANCIAL CONSIDERATIONS:**

The proposed lease includes terms and conditions previously approved by the Moorhead Airport Committee including an established lease rate (\$0.10/square foot with annual 3% increase), insurance, use restrictions and other terms and conditions.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager  
Kristie Leshovsky, Community Development Director

**Attachments:** Draft Resolution

**RESOLUTION**

**Resolution to Approve Hangar Land Lease Agreement – Moorhead Airport  
Florence Klingensmith Field**

WHEREAS, the Moorhead Airport has eleven (11) privately constructed and owned hangars; and

WHEREAS, the owners of said hangars have land lease agreements with the City outlining the terms and conditions of the lease, hangar construction and hangar activities/maintenance; and

WHEREAS, a sale is anticipated of the hangar at 3325 70 St N; and

WHEREAS, the City and Airport encourage and are supportive of the aviation activity and use of the Airport including by the private hangar owners.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead that the Mayor and City Manager are authorized to execute a new Hangar Land Lease for 3325 70 St N with Nelson Legacy Investments or related affiliate pending the sale of the above noted hangar.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

May 26, 2026

**SUBJECT:**

Resolution to Approve Agreements Relating to 2026 Community Garden Grants

**RECOMMENDATION:**

The Mayor and City Council are asked to approve agreements relating to the 2026 Community Garden Grant program.

**BACKGROUND/KEY POINTS:**

The City of Moorhead requested applications for the 2026 Community Garden Grant program on March 23, 2026. The grant is intended to help support organizations and individuals who would like to start or continue to operate a community garden on private land. Community garden plots were required to be open and available to the public. The garden could either be free or have a minimal cost to join/reserve a plot of land. Grant funds must be used to help directly support the community garden. Potential uses of funding could be for seeds, raised beds, weed control, eliminating/reducing membership fees, soil preparation, etc.

Three applications were received and all three submissions are being recommended for funding:

1. **Cornucopia Garden Concordia (\$500):** 1201 11<sup>th</sup> St S. They are establishing a new community garden. Grant will be utilized for garden tools.
2. **Grateful Community Garden (\$500):** 2900 5<sup>th</sup> St S. They have had an established community garden for approximately 9 years. Grant will be utilized for fencing for pest/animal control purposes.
3. **PRAIRIE (\$500):** 4610 34<sup>th</sup> Ave S. They are establishing a new community garden at the 34<sup>th</sup> Avenue location. Grant will be utilized for tools.

These grants are supported by the Onward Moorhead! Comprehensive Plan Goal 5.3 c – Development policies that support individual and community projects such as native landscapes, rain gardens, local food production, and pollinators.

Grant recipients will be required to submit a brief annual report by November 10, 2026.

Since the Community Garden Grant program was established in 2023, over 8,000 pounds of produce has been harvested which has been dispersed to garden participants and donated to local food pantries.

**FINANCIAL CONSIDERATIONS:**

The total costs for implementation of the three grants is \$1,500 which is within the existing 2026 budget.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager  
Robin Huston, Planning / Zoning Administrator  
Ethan Johnk, Assistant City Planner

**Attachments:** Draft Resolution

**RESOLUTION**

**Resolution to Approve Agreements Relating to 2026 Community Garden Grants**

WHEREAS, the City Council approved the 2022 Onward Moorhead! Comprehensive Plan which encourages developing policies that support individual and community projects such as local food production; and

WHEREAS, the City of Moorhead requested grant applications to fund community gardens on privately held land using funds from the 2026 Community Garden Grant program; and

WHEREAS, the applicants submitted proposals for utilizing funds to operate 2026 Community Gardens that will be used to support local food production; and

WHEREAS, the three submissions recommended for funding include:

- Cornucopia Garden Concordia – 1201 11<sup>th</sup> St S (\$500)
- Grateful Community Garden – 2900 5<sup>th</sup> St S (\$500)
- PRAIRIE – 4610 34<sup>th</sup> Ave S (\$500)

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead, Minnesota that the Mayor and City Manager are authorized and directed to execute Agreements and any related Amendments for the three 2026 Community Garden Grant projects.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

May 26, 2026

## **SUBJECT:**

Second Reading of Ordinance 2026-01: An Ordinance to Amend the Official Zoning Map Rezoning Industrial Parcels and to Amend and Reenact Title 10, Chapter 15B, MU-2: Neighborhood Mixed Use and Chapter 18, Use Regulations

## **RECOMMENDATION:**

The Mayor and Council are asked to consider a Second Reading of Ordinance 2026-01: An Ordinance to Amend the Official Zoning Map Rezoning Industrial Parcels and to Amend and Reenact Title 10, Chapter 15B, MU-2: Neighborhood Mixed Use and Chapter 18, Use Regulations.

## **BACKGROUND/KEY POINTS:**

During the 2022 Onward Moorhead Comprehensive Plan update, new future land uses were approved throughout the city to reimagine development and redevelopment for the next 10 years. In order to implement those future land use updates, staff must make complimentary citywide zoning map changes and text amendments.

For this group of map amendments, staff evaluated 275 parcels in:

1. LI: Light Industrial Zoning District
2. HI: Heavy Industrial Zoning District
3. Industrial Future Land Use Map designation

Of these 275 parcels, there were only 15 parcels that needed to be updated and no new non-conforming uses were created.

In addition to the proposed Industrial zoning map amendments, staff continues to clean up Title 10, Zoning:

## **Proposed text change 1 – Title 10, Chapter 15.B. MU-2: Neighborhood Mixed Use**

Current language

[New language](#)

### **1. Title 10-15B-7. C. Building Setbacks. 1. Single and Two-Family:**

When the MU-2: Neighborhood Mixed Use Zoning District was updated last year, staff missed adding setbacks for new MU-2 developments on vacant land. The previous code only addressed MU-2 areas along the 8<sup>th</sup> St S/Hwy 75 S corridor from 3<sup>rd</sup> Ave S to 18<sup>th</sup> Ave S . Now, we have added MU-2 to more areas of the city so we need standards for new developments. The following language is recommended to address these new developments:

#### **a. Front Yard:**

- i. [Infill Lot:](#)** The minimum front yard setback may be the average of adjacent structures on the same block except walls with garage doors facing street must be twenty-five feet (25'). If only one adjacent lot is occupied by a structure, the minimum front yard may be that of said principal structure.



# City Council Communication

May 26, 2026

- ii. New developments: Ten feet (10') except walls with garage doors facing street must be twenty-five feet (25').
- b. Rear Yard: Ten feet (10').
- c. Interior Side Yard: Five feet (5').
- d. Common Wall: Zero feet (0').
- e. Street Side Yard:
  - i. Infill Lot: The minimum street yard setback may be the average of adjacent structures on the same block except walls with garage doors facing street must be twenty-five feet (25'). If only one adjacent lot is occupied by a structure, the minimum front yard may be that of said principal structure.
  - ii. New developments: Ten feet (10') except walls with garage doors facing street must be twenty-five feet (25').

## Title 10-2-2: Definitions

INFILL LOT: A vacant or underutilized parcel of land located within an already developed area.

## Proposed text change 2 – Title 10-18-1: Use Tables and Unlisted Uses

Due to changes at the State level, add a Lower-potency Hemp Edible Wholesaler License to the zoning use table and clean up some other lower-potency hemp use language to match State language.

## Title 10-2-2: Definitions

Also add this license type to Definitions.

The Planning Commission held a public hearing on May 4, 2026 and unanimously recommended approval of the Industrial zoning map amendments and text amendments to Title 10, Chapter 15B and 18 with no public comment. The complete Planning Commission packet can be found at: [City of Moorhead : Planning Commission](#)

The City Council approved a first reading of the Ordinance on May 11, 2026.

## FINANCIAL CONSIDERATIONS:

Not Applicable

**Voting Requirements:** Majority of Council

## **Submitted By:**

Dan Mahli, City Manager  
Robin Huston, City Planner/Zoning Administrator

**Attachments:** Draft Ordinance 2026-01  
Draft Title & Summary Resolution

**ORDINANCE 2026-01**

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP IN ACCORDANCE WITH CHAPTER 3 OF TITLE 10 OF THE MOORHEAD CITY CODE REZONING INDUSTRIAL PARCELS WITHIN LI: LIGHT INDUSTRIAL AND HI: HEAVY INDUSTRIAL ZONING DISTRICTS AND PARCELS WITH INDUSTRIAL FUTURE LAND USE DESIGNATION AND TO AMEND AND REENACT TITLE 10, CHAPTER 15B, MIXED USE-2: NEIGHBORHOOD MIXED USE ZONING DISTRICT AND CHAPTER 18, USE REGULATIONS OF THE MOORHEAD CITY CODE**

BE IT ORDAINED by the City Council of the City of Moorhead as follows:

NEW                      DELETE

SECTION 1. The **Official Zoning Map** of the City of Moorhead, Minnesota, in accordance with Chapter 3, Title 10 of the Moorhead City Code, is hereby amended to rezone the following as:

Address	PIN	Current Zone	New Zone
4219 29 <sup>th</sup> AVE S	58.418.0040	LI	INS
4219 29 <sup>th</sup> AVE S	58.418.0050	LI	INS
4220 30 <sup>th</sup> AVE S	58.418.0060	LI	INS
2660 16 <sup>TH</sup> AVE S	58.799.0120	LI	INS
1701 34 <sup>th</sup> St N	58.900.1981	LI	INS
3298 42 <sup>ND</sup> ST S	58.418.0092	LI	INS
3301 43 <sup>RD</sup> ST S	58.420.0080	LI	INS
2399 26 <sup>th</sup> ST S	58.900.1153	HI	INS
3320 46 <sup>th</sup> St S	58.424.0030	LI	P
1700 15 <sup>th</sup> Ave N	58.901.0030	RLD-2	P
3300 43 <sup>rd</sup> St S	58.424.0010	LI	INS
0 40 <sup>th</sup> Ave S	58.900.2302	TZ	LI
2975 50 <sup>th</sup> St S	58.900.1509	TZ	LI
2500 11 <sup>th</sup> St N	58.901.0050	TZ	HI
1402 28 <sup>th</sup> AVE N	58.900.1715	INS	HI

SECTION 2. **Title 10, Chapter 15B, MU-2: Neighborhood Mixed Use Zoning District** of the Moorhead Municipal Code is hereby amended and reenacted to read as follows (unchanged portions of this chapter have been omitted from the text below):

...

**Title 10-15B-7**

...

C. Building Setbacks.

1. Single and Two-Family:

a. Front Yard:

- i. Infill Lot: The minimum front yard setback may be the average of adjacent structures on the same block except walls with garage doors facing street must be twenty-five feet (25'). If only one adjacent lot is occupied by a structure, the minimum front yard may be that of said principal structure.
- ii. New developments: Ten feet (10') except walls with garage doors facing street must be twenty-five feet (25').

...

- e. Street Side Yard:
  - i. Infill Lot: The minimum street yard setback may be the average of adjacent structures on the same block except walls with garage doors facing street must be twenty-five feet (25'). If only one adjacent lot is occupied by a structure, the minimum front yard may be that of said principal structure.
  - ii. New developments: Ten feet (10') except walls with garage doors facing street must be twenty-five feet (25').

SECTION 3. **Title 10, Chapter 2-2: Definitions** of the Moorhead Municipal Code is hereby amended and reenacted to read as follows (unchanged portions of this chapter have been omitted from the text below):

...  
HEMP BUSINESS:

- A. Means either of the following:
  1. Lower-potency hemp edible manufacturer; or
  2. Lower-potency hemp edible retailer; or
  3. Lower-potency hemp edible wholesaler.

...

IMPOUNDED VEHICLES:

INFILL LOT: A vacant or underutilized parcel of land located within an already developed area.

JUNKYARD:

...

SECTION 4. **Title 10, Chapter 18-1: Use Tables and Unlisted Uses** of the Moorhead Municipal Code is hereby amended and reenacted to read as follows (unchanged portions of this chapter have been omitted from the text below):

See attached table

This Ordinance shall take effect after publication in accordance with the Moorhead City Charter.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk

First Reading: 05/11/2026  
E-Post: 05/16/2026  
Second Reading: 05/26/2026  
Publication:

**10-18-1: USE TABLES AND UNLISTED USES:**

The following table specifies permitted, provisional and conditional land uses in the city of Moorhead:

- P = Permitted use
- CU = Conditional use permit
- () = Letters in round brackets refer to the corresponding subsection of section 10-18-2 of this chapter
- PU = Provisional use
- Blank = Prohibited

Current language

New language

~~Delete language~~

Use Category (General)	Use Type (Detailed)	Residential Districts					Mixed Use & Commercial Districts					Industrial Districts	
		RLD-1	RLD-2	RLD-3	RMD	RHD	MU-1	MU-2	MU-3	MU-4	CC	LI	HI
...													
Cannabis and hemp related													
...													
	State-licensed lower-potency hemp edible, cannabis edible or medical cannabis edible production <u>manufacturing</u> (breweries and small-batch baking/cooking with associated packaging <u>utilizing already made concentrates only</u> )						P		P	P	P	P	P
	State-licensed lower-potency hemp <u>edible concentrate</u> manufacturing and the following cannabis-related uses: cultivator, manufacturer, transporter and wholesaler											P	P
	State-licensed lower-potency hemp <u>edible wholesaler</u>								P	P	P	P	P
...													

**RESOLUTION**

**Resolution to Approve Title & Summary for Ordinance 2026-01**

WHEREAS, the City Council of the City of Moorhead did pass Ordinance 2026-01: An Ordinance amending the Official Zoning Map in accordance with Chapter 3 of Title 10 of the Moorhead City Code rezoning industrial parcels within LI: Light Industrial and HI: Heavy Industrial Zoning Districts and parcels with Industrial Future Land Use designation and to amend and reenact Title 10, Chapter 15b, Mixed Use-2: Neighborhood Mixed Use Zoning District and Chapter 18, Use Regulations of the Moorhead City Code; and

WHEREAS, a title and summary for publication of the above Ordinance was submitted to the City Council for its review in accordance with Section 3.07 of the Moorhead City Charter; and

WHEREAS, the City Council has reviewed the Title and Summary for said Ordinance for approval and has determined that the Title and Summary informs the public of the intent and effect of the Ordinance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead, Minnesota that the Title and Summary for Ordinance 2026-01: An Ordinance amending the Official Zoning Map in accordance with Chapter 3 of Title 10 of the Moorhead City Code rezoning industrial parcels within LI: Light Industrial and HI: Heavy Industrial Zoning Districts and parcels with Industrial Future Land Use designation and to amend and reenact Title 10, Chapter 15b, Mixed Use-2: Neighborhood Mixed Use Zoning District and Chapter 18, Use Regulations of the Moorhead City Code is hereby approved. A copy of said Title and Summary was before the City Council and is now of record and on file in the Office of the City Clerk.

BE IT FURTHER RESOLVED by the City Council of the City of Moorhead, Minnesota that the City Clerk is hereby authorized and directed to publish said Title and Summary in accordance with Section 3.08 of the Moorhead City Charter.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk

## TITLE AND SUMMARY OF ORDINANCE 2026-01

The following Ordinance is hereby published by Title and Summary:

### 1. Title of Ordinance

Ordinance 2026-01: An Ordinance amending the Official Zoning Map in accordance with Chapter 3 of Title 10 of the Moorhead City Code rezoning industrial parcels within LI: Light Industrial and HI: Heavy Industrial Zoning Districts and parcels with Industrial Future Land Use designation and to amend and reenact Title 10, Chapter 15b, Mixed Use-2: Neighborhood Mixed Use Zoning District and Chapter 18, Use Regulations of the Moorhead City Code.

### 2. Summary of Ordinance

An Ordinance amending the Official Zoning Map in accordance with Chapter 3 of Title 10 of the Moorhead City Code rezoning industrial parcels within LI: Light Industrial and HI: Heavy Industrial Zoning Districts and parcels with Industrial Future Land Use designation and to amend and reenact Title 10, Chapter 15b, Mixed Use-2: Neighborhood Mixed Use Zoning District and Chapter 18, Use Regulations of the Moorhead City Code

### 3. Availability of Ordinance

A complete, printed copy of this Ordinance is available for inspection by any person during regular business hours in the Office of the City Clerk, City Hall, 403 Center Avenue, Moorhead, MN.

The Ordinance was passed by the City Council of the City of Moorhead this 26th day of May 2026.

First Reading: 05/11/2026  
E-Post: 05/16/2026  
Second Reading: 05/26/2026  
Publication:



# City Council Communication

May 26, 2026

**SUBJECT:**

Resolution to Approve Re-establishment of a Non-Conforming Zoning Use at 1418 21<sup>st</sup> Ave S

**RECOMMENDATION:**

The Mayor and City Council are asked to consider Re-establishment of a Non-Conforming Zoning Use at 1418 21<sup>st</sup> Ave S.

**BACKGROUND/KEY POINTS:**

The residential structure at 1418 21<sup>st</sup> Ave S was built as a two-family dwelling in 1964 and complied with two-family zoning standards at the time. In 2022, a former owner requested that the property be re-classified as a single-family unit, nullifying its protected status as a legal non-conforming zoning use as a two-family residence.

The new owners are now requesting to re-establish the former non-conforming two-family dwelling. In order to do so, per Title 10-18-4-D-11, a majority of the City Council must approve the re-establishment of the non-conforming zoning use.

The property is zoned RLD-2: Residential Low Density – 2 which permits two-family dwellings but requires 12,000 square feet of lot area. This lot is only 9,172 square feet but does meet off-street parking requirements for both units. Because of this and the continuous need for additional dwelling units in Moorhead, staff is recommending the request.



**FINANCIAL CONSIDERATIONS:**

Not Applicable

**Voting Requirements:** Majority of Council



# City Council Communication

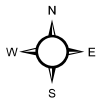
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May 26, 2026

**Submitted By:**

Dan Mahli, City Manager  
Robin, Huston, City Planner / Zoning Administrator  
Ethan Johnk, Assistant City Planner

**Attachments:** General Location Map  
Property Owner Request  
Draft Resolution



**From:** Jerilyn Sellheim  
**Sent:** Thursday, May 7, 2026 3:26 PM  
**To:** Robin Huston  
**Cc:** Alan Cooper; Ryan Sellheim  
**Subject:** Request to reestablish property

Hi Robin,

We would like to formally request to reestablish the non-conforming use of the property at 1418 and 1420 21st Avenue S Moorhead, MN to two units as it has been two units in the past.

Thank you in advance for your assistance.

Ryan and Jerilyn Sellheim

**RESOLUTION**

**Resolution to Approve the Re-establishment of a Non-Conforming Zoning Use at 1418 21<sup>st</sup> Avenue South (Parcel 58.805.0070)**

WHEREAS, R and J Sellheim have requested approval to re-establish a non-conforming zoning use for a two-family dwelling at 1418 21<sup>st</sup> Avenue South (Parcel 58.805.0070) legally described as:

Lot 8, Block 1, Village Estates First Addition, City of Moorhead, Clay County, Minnesota;  
and

WHEREAS, the residential structure was built as a two-family dwelling in 1964 and complied with two-family zoning at the time; and

WHEREAS, the property was re-classified as a single-family dwelling in 2022 by former owners; and

WHEREAS, Moorhead City Code 10-18-4-D-11 allows for any legal non-conforming zoning use which has been discontinued for 12 months or more to be resumed if approved by a majority of the City Council.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead, Minnesota hereby approves the request of R and J Sellheim to re-establish a two-family dwelling at 1418 21<sup>st</sup> Avenue South, subject to the following conditions:

1. City of Moorhead Rental Registration Approval required, if rented.
2. Owner shall receive all other required federal, state and local permits.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

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May 26, 2026

**SUBJECT:**

Resolution to Authorize Easement Agreement for the Stormwater Resilience Improvement Project, Phase 1 (Eng. No. 26-05-01)

**RECOMMENDATION:**

The Mayor and City Council are asked to consider a resolution to authorize an easement agreement with the State of Minnesota for the above-referenced project.

**BACKGROUND/KEY POINTS:**

In 2022, the City received a grant from the Minnesota Pollution Control Agency (MPCA) to evaluate climate resilience strategies to reduce risk to private and public structures, critical infrastructure, sanitary and storm sewer systems, transportation systems and community spaces. Under this grant, a previously developed model of the City's storm sewer system was used to conduct a risk assessment, identify vulnerable locations, and potential improvements within the study area. The full resilience study report is located on the City's website at [Climate Change Resilience Study | City of Moorhead](#).

In 2024, the MPCA solicited applications for grant funding to support the implementation of construction projects identified in resilience studies. The City Council authorized an application to construct phase 1 of a multiple phase project. Phase 1 (see the attached map) consists of upgrading various existing storm sewers that are currently undersized (including associated street reconstruction) and constructing a dry retention pond. Dry retention ponds temporarily retain stormwater in response to rain events (i.e. there is no permanent water pool).

In May 2025, the City received notice of a grant award of up to \$5,000,000. This is the maximum award under this competitive solicitation. The grant funding is anticipated to cover the full cost of construction and a portion of the cost for engineering services. A local match of at least 10% is required for the grant. All grant related work must be completed by July 2027.

On April 13, 2026, the City Council awarded the bid for construction of the project.

The City is partnering with Minnesota State University-Moorhead (MSUM) to construct the dry retention pond on an existing parking lot. Rather than purchasing the land, MSUM has proposed an easement. Staff reviewed the draft easement and recommends approval subject to City Attorney review.

**FINANCIAL CONSIDERATIONS:**

MSUM has proposed an easement subject to the following conditions:

- There will be no direct compensation for the easement.
- The City will pay off all existing special assessments for previous projects on lots owned by MSUM. Estimated cost: \$176,000.
- The City will fund a study to evaluate conversion of one-way traffic on 11 St S and 14 St S to two-way traffic. This study will be initiated in 2026. Estimated cost: \$180,000.

Although not specified in the easement, the City and MSUM have agreed to develop the dry retention pond as a multi-function facility to serve other beneficial functions (educational,



# City Council Communication

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May 26, 2026

aesthetic, etc.). Design of these enhancements will be a collaborative effort between the City and MSUM. This work will follow completion of the pond construction to minimize potential conflict with the grant schedule and funding. Estimated cost: up to \$100,000 (funded by the City).

The cost of the acquisition of property rights is not eligible for grant funding and cannot be used as part of the local cost-share. These costs (approximately \$456,000) will be funded through the Stormwater Utility.

The total estimated cost for the project is \$5,510,000. This includes construction, design services, construction administration services, materials testing, geotechnical services, other miscellaneous expenses, and the costs associated with the MSUM easement. The MPCA grant will fund approximately \$4,593,590 with the balance (\$916,410) paid through a General Obligation Improvement Bond. Debt service on the bond will be paid from the Stormwater Utility. There will be no special assessments for this project.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager

Robert A. Zimmerman, Engineering Director

**Attachments:** Location Map

# CONSTRUCTION PLANS FOR MOORHEAD, MINNESOTA STORMWATER RESILIENCE IMPROVEMENTS PHASE 1 MOORHEAD, MINNESOTA MARCH 2026 CITY ENG NO. 26-05-01

**GOVERNING SPECIFICATIONS:**

THE 2025 EDITION OF THE MINNESOTA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR CONSTRUCTION" ALONG WITH THE CITY OF MOORHEAD STANDARD SPECIFICATIONS AND THE SPECIAL PROVISIONS SHALL GOVERN.

**UTILITY NOTE:**

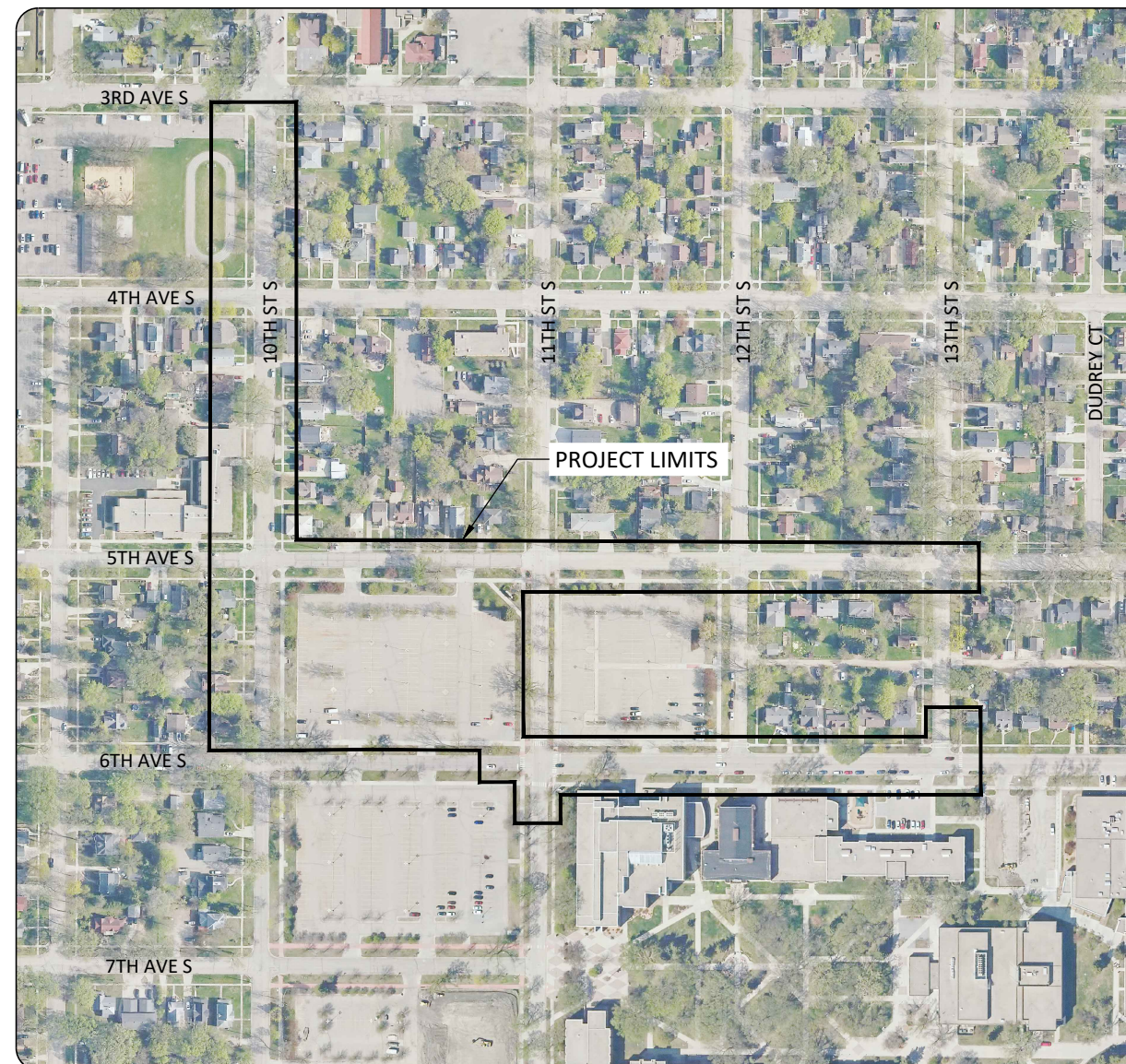
THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION, AS-BUILT MAPS AS PROVIDED BY MUNICIPALITIES OR UTILITY COMPANIES, AND/OR EXISTING DRAWINGS. THERE IS NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN INDICATE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. NOR IS THERE A GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES. THE CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MAY RESULT FROM THEIR FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.

**INDEX OF DRAWINGS**

SHEET NO.	DESCRIPTION
1	COVER
2	CONSTRUCTION NOTES AND LEGEND
3	APPROVED HAUL ROUTES
4	OVERALL PLAN
5	POND PLAN
6-8	TRAFFIC CONTROL PLAN
9-12	REMOVAL PLAN
13	MSUM Electrical Plan
14	STORM SEWER PIPE & STRUCTURE TABLES
15-20	UTILITY PLAN AND PROFILES
21-23	WATERMAIN CROSSING PLAN AND PROFILES
24-29	PAVING PLAN AND PROFILES
30	BITUMINOUS TYPICAL SECTIONS
31	11TH ST CONCRETE TYPICAL SECTION
32	4TH AVE INTERSECTION TYPICAL SECTION
33	POND TYPICAL SECTION
34-36	DETAILED GRADING
37-67	GENERAL DETAILS
68-71	EROSION CONTROL PLAN
72-75	PAVEMENT MARKINGS PLAN
X1-X13	ROADWAY CROSS SECTIONS

**SURVEY CONTROL**

HORIZONTAL: MOORHEAD COORDINATE SYSTEM  
VERTICAL: NAVD 1988 DATUM



**LOCATION MAP**



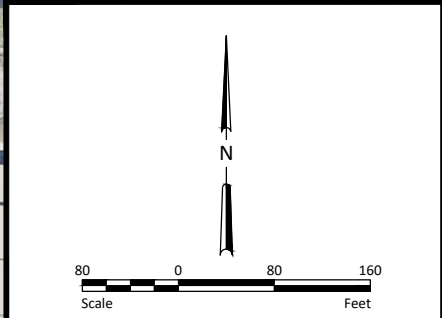
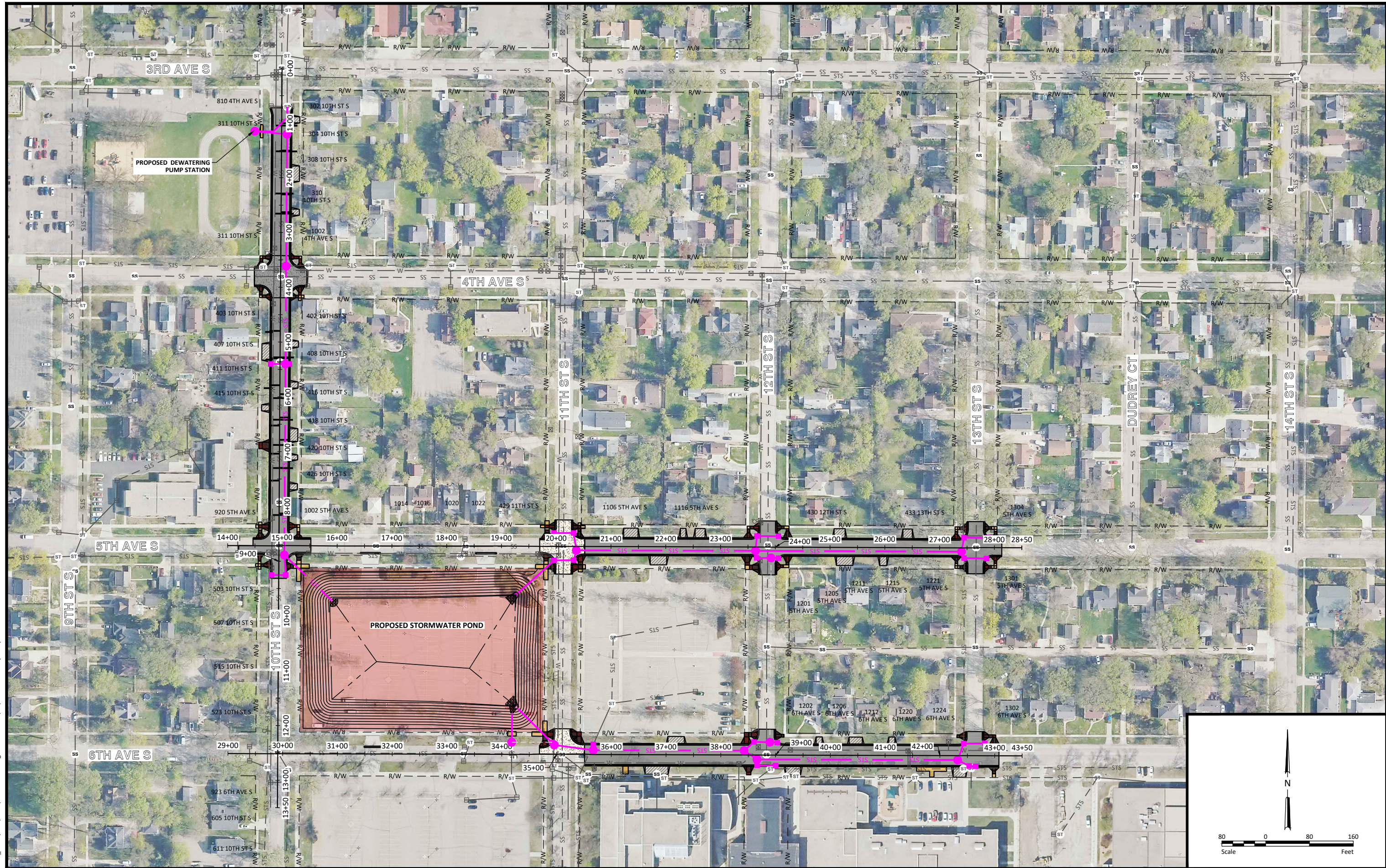
**CERTIFICATION**

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the state of Minnesota.

Signature: *Michael P. Love*  
Michael P. Love  
Date: 3/19/2026  
License Number: 45726

H:\JBN\6000\6019\6019\_0170\CAD\Plans\Cover.dwg-COVER-3/19/2026 1:46 AM-(bwall)

H:\JBN\6000\6019\_0170\CAD\Plans\Overall Plan.dwg-Overall Plan-3/19/2026 1:52 AM-(bwall)



No.	Revision	Date	By

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

*Michael P. Love*  
 Michael P. Love  
 License No. 45726

Date: 3/19/2026



Drawn by: TJO  
 Date: 3/19/2026  
 Checked by: BKW  
 Scale: AS SHOWN

STORMWATER RESILIENCE IMPROVEMENTS PHASE 1  
 CITY OF MOORHEAD  
 MOORHEAD, MINNESOTA

OVERALL PLAN  
 PROJECT NO. 26-05-01

SHEET  
 4

**RESOLUTION**

**Resolution to Authorize Easement Agreement for the Stormwater Resilience Improvement Project, Phase 1 (Eng. No. 26-05-01)**

WHEREAS, the City of Moorhead entered into a stormwater implementation grant agreement with the State of Minnesota through the Minnesota Pollution Control Agency for the construction of the Stormwater Resilience Improvement Project, Phase 1; and

WHEREAS, the project includes upgrading various undersized storm sewers and the construction of a dry retention pond; and

WHEREAS, under the grant agreement, the State will provide up to \$5,000,000 for construction of the project; and

WHEREAS, the City will provide a local match of at least 10% plus any costs associated with obtaining property rights; and

WHEREAS, an easement agreement with the State of Minnesota is required to secure the property rights necessary to construct the dry retention pond; and

WHEREAS, in lieu of direct compensation for the easement, the City will make certain commitments with an estimated cost of up to approximately \$456,000.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead, Minnesota that the Mayor and City Manager are authorized to execute the easement agreement and related documents with the State of Minnesota and any amendments necessary to complete the project.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

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May 26, 2026

**SUBJECT:**

Resolution to Approve MnDOT Agreement No. 1063220 for Federal Participation in an LED Lighting Project (Eng. No. 26-13-02)

**RECOMMENDATION:**

The Mayor and City Council are asked to consider a resolution to approve MnDOT Agreement No. 1063220 to purchase LED street lighting equipment on a Force Account basis using Federal funds.

**BACKGROUND/KEY POINTS:**

The City of Moorhead and the Minnesota Department of Transportation (MnDOT) executed MnDOT Agreement No. 1052209 that enables the use of Federal funds on the local transportation system. This agreement, which was approved by the City Council on January 9, 2023, establishes a Delegated Contract Process (DCP) where MnDOT is authorized to receive and disburse Federal funding on behalf of the City, and the City is responsible for letting, payment, and other procedures for a Federally funded contract. In this case, the Federal funding is Carbon Reduction Program (CRP) funding that will be used to replace non-LED street light bulbs with more energy-efficient LED street light bulbs. A map of the project area is attached. Approximately 76 lights are proposed to be converted to LED. Rather than letting a construction contract, the City has proposed to use the CRP funds only for the purchase of the light bulbs. The installation of the bulbs will be completed by Moorhead Public Service. Since this is not a typical construction contract, under the terms of the existing DCP agreement the City and MnDOT must enter into a Force Account agreement for the City to be reimbursed for the purchase of the LED lights.

MnDOT has prepared Agreement No. 1063220 which authorizes the City to use the Force Account process for the proposed LED project. Staff and the City Attorney have reviewed the agreement and recommend that it be approved.

**FINANCIAL CONSIDERATIONS:**

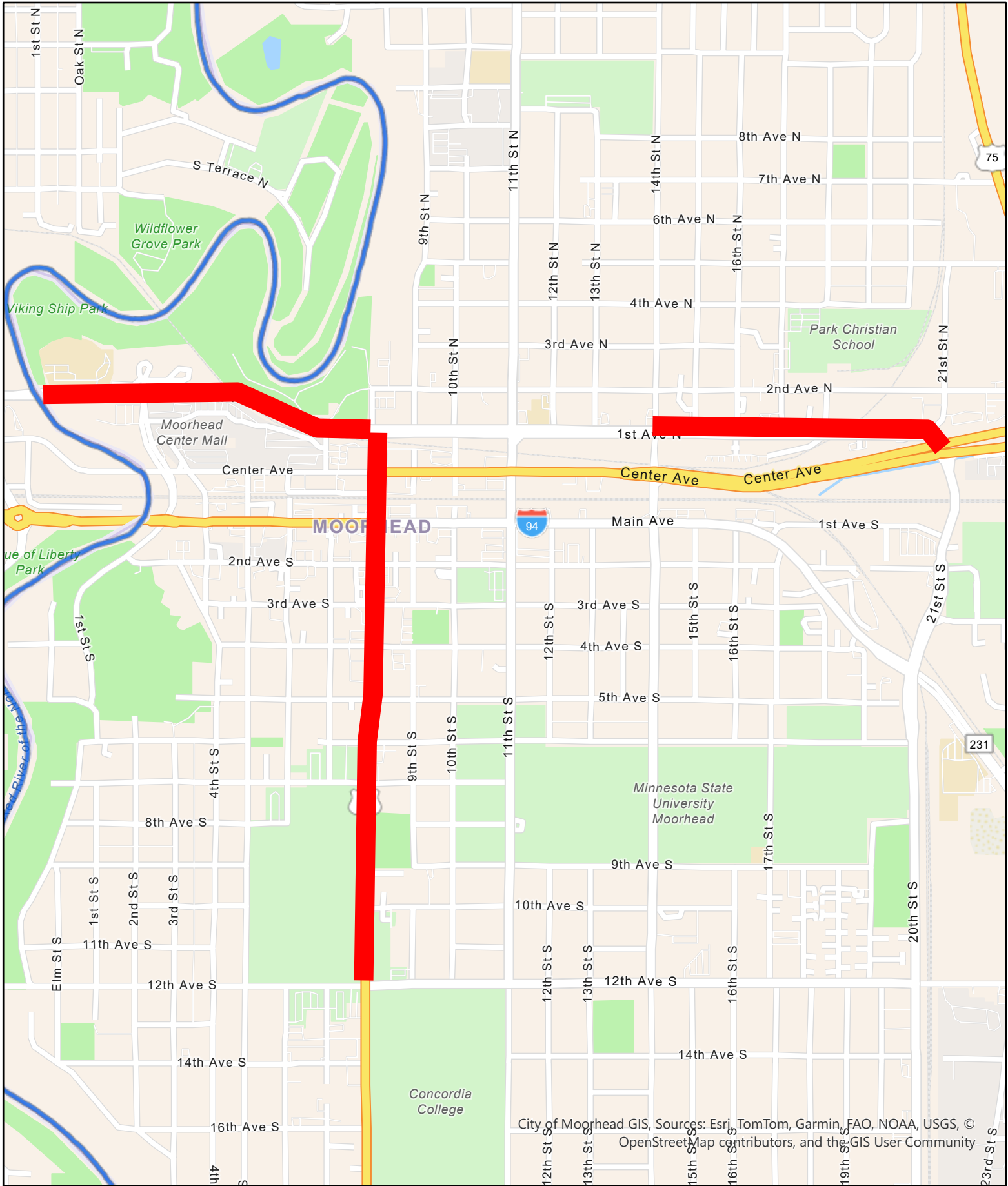
The estimated total cost of the Force Account is \$232,650.00. This will be paid using up to \$170,000.00 in CRP funds. The remaining \$62,650.00 is the minimum required local cost-share and will be paid from Street Light Utility funds. The project and funding sources are included in the City's 2026-2030 Capital Improvement Plan.

**Voting Requirements:** Majority of Council

**Submitted By:**

Dan Mahli, City Manager  
Tom Trowbridge, City Engineer

**Attachments:** Location Map



City of Moorhead GIS, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

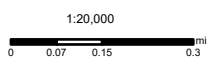


This map is for reference purposes only. It is not a substitute for an accurate field survey. Moorhead, MN is not responsible for any inaccuracies herein contained. This map is in the public domain and may be copied without permission. Citation of the source will be appreciated.

### 2026 Moorhead CRP Program Map



Date: 12/3/2025 Time: 11:32 AM



**RESOLUTION**

**Resolution to Approve MnDOT Agreement No. 1063220 for Federal Participation in an LED Lighting Project (Eng. No. 26-13-02)**

WHEREAS, the City of Moorhead has been authorized to receive up to \$170,000.00 in Federal Carbon Reduction Program (CRP) funds in Fiscal Year 2026 to replace existing non-LED street light bulbs with more energy-efficient LED light bulbs; and

WHEREAS, a Force Account agreement will allow the City to purchase the LED bulbs and to have Moorhead Public Service install them; and

WHEREAS, that pursuant to Minnesota Stat. Sec. 161.36, the Commissioner of Transportation be appointed as Agent of the City of Moorhead to accept as its agent federal aid funds which may be made available for eligible transportation related projects.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead that the Mayor and City Manager are hereby authorized and directed for and on behalf of the City of Moorhead to execute and enter into an agreement, and any amendments to the agreement, with the Commissioner of Transportation prescribing the terms and conditions of said federal aid participation as set forth and contained in "Minnesota Department of Transportation Agency Agreement No. 1063220", a copy of which said agreement was before the City Council/County Board and which is made a part hereof by reference.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

May 26, 2026

**SUBJECT:**

Resolution to Award Bid for Moorhead Center Mall Redevelopment – Phase 3 Street & Utility Improvements (Eng. No. 24-A6-02)

**RECOMMENDATION:**

The Mayor and City Council are asked to consider a resolution to award the bid for the Moorhead Center Mall Redevelopment – Phase 3 Street & Utility Improvements (Eng. No. 24-A6-02).

**BACKGROUND/KEY POINTS:**

This project is the final phase of a multi-year series of projects to construct a new grid system of public streets and utilities in the Center Mall Redevelopment project area to serve City Hall, The Loop, and numerous private developments. The improvements include new pavement, curb & gutter, sidewalk, sanitary sewer, storm sewer, water, lighting, utility accommodations, and landscaping. The improvements are being financed using a General Obligation Improvement Bond backed by special assessments to the benefitting property in accordance with Minnesota Statutes Annotated, Chapter 429 (MS § 429).

In June and July of 2024, the Council received the report and ordered the improvements and the preparation of plans & specifications for the entire Center Mall Redevelopment. Due to the extensive scope of the work, the Council ordered the improvements to be completed in multiple phases over a 3-year period. Phase 1 of the project began construction in August 2024 and Phase 2 began in Summer of 2025. Phases 1 and 2 were substantially completed in 2025.

On Tuesday, May 19, 2026, the City received three bids to construct the proposed improvements. Staff recommends awarding the bid to Park Construction Co. of Minneapolis, MN who was the lowest responsive, responsible bidder.

Below is an outline of the proposed project schedule.

PROJECT SCHEDULE	
Activity	Date
Order Preliminary Engineer’s Report	April 22, 2024
Receive Engineer’s Report, Order Plans & Specs, and Call for a Public Hearing	June 10, 2024
Hold Public Hearing, Order Improvements, Declare Intent to Assess	July 22, 2024
Approve Plans & Specs and Authorize Ad for Bids for Phase 3	April 27, 2026
Receive Bids for Phase 3	May 19, 2026
Award Bid for Phase 3 Improvements	May 26, 2026
Construct Phase 3 Improvements	Summer/Fall 2026
Hold Assessment Hearing	Fall 2027



# City Council Communication

May 26, 2026

## **FINANCIAL CONSIDERATIONS:**

Three bids for the Phase 3 improvements were received on May 19, 2026. The bids are detailed in the attached bid tabulation and summarized below:

<b>Bidder</b>	<b>Base Bid</b>
<b>Park Construction Co.</b>	<b>\$3,843,931.50</b>
Sellin Brothers, Inc.	\$4,236,684.00
Border States Paving, Inc.	\$4,303,268.09
<b>Engineer's Estimate</b>	<b>\$3,284,030.25</b>

The total cost of the Phase 3 improvements, including contingencies, testing and fees, is approximately \$5,200,000

The low bid received is approximately 17%, or approximately \$560,000, over the Engineer's Estimate. Upon review of the estimate, numerous bid items were generally higher than expected which is likely attributed to rising material and fuel costs. Staff has discussed the bids and recommend that the bid be awarded to the low bidder. The bids were competitive and rebidding the project would require delaying the completion of the streets by a year and is not expected to provide significantly more favorable bids.

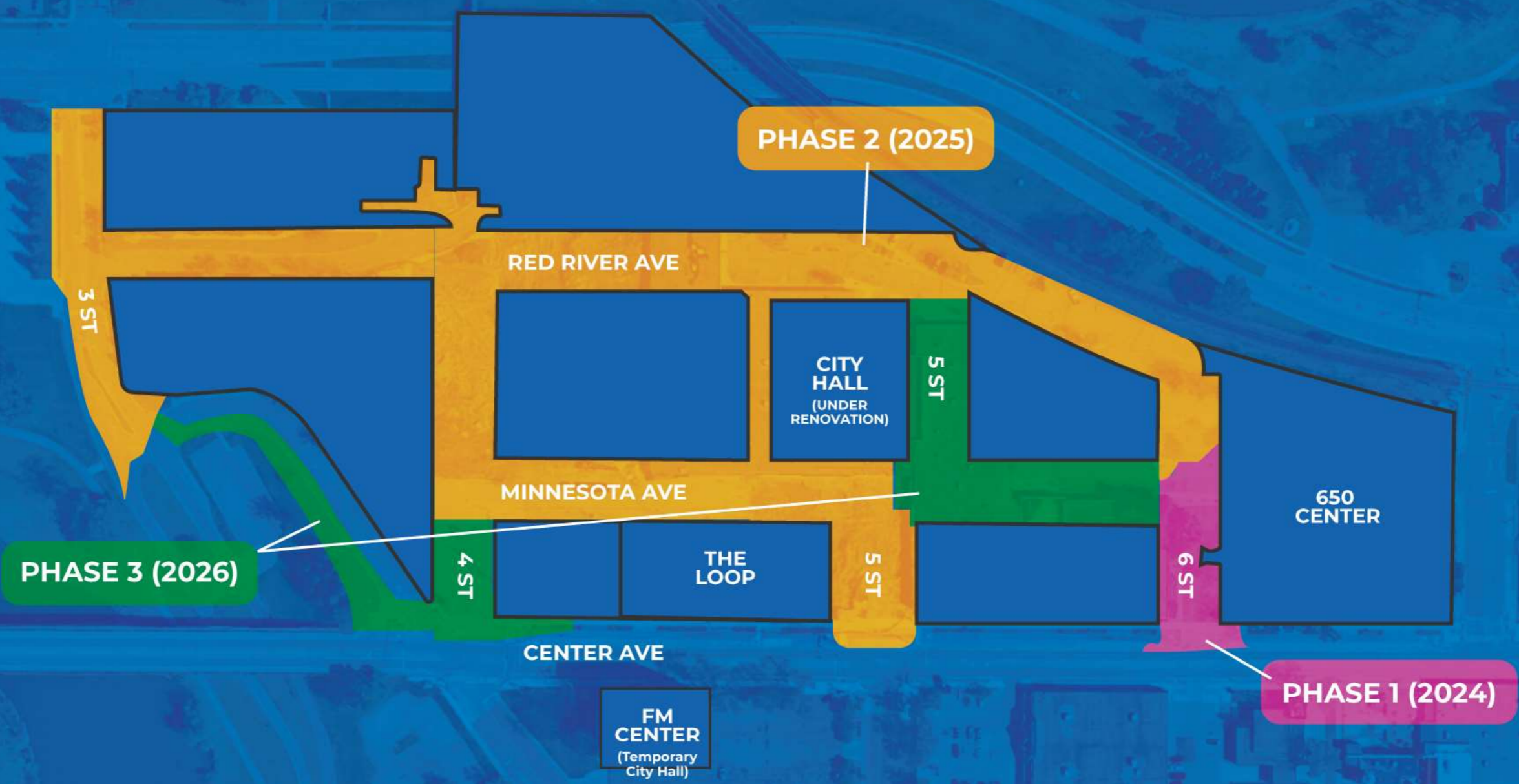
Based on the current estimate, the total cost of the entire project is expected to be within the range of costs that was considered at the time the improvements were ordered in July of 2024. At that time, the total cost was estimated to be in the range of \$15,000,000 to \$18,000,000. It is proposed to finance the project, including the Phases 1, 2, and 3 improvements, through the PIR Fund using a General Obligation Improvement Bond, and to assess the entire cost of all phases of the street & utility project to the benefiting properties in accordance with the City's Special Assessment Policy.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager  
Clay Lexen, Assistant City Engineer

**Attachments:** Location Map, Bid Tabulation



**Bid Tabulation For City of Moorhead Eng. No. 24-A6-02 PH3**  
**Moorhead Center Mall Redevelopment - Street & Utility Improvements Phase 3 (#10183180)**

Bid Opening 5/19/26 10:00 AM (Virtually via Microsoft Teams)

Line Item	Item Code	Item Description	Units	Quantity	Engineer Estimate		Park Construction Co.		Sellin Brothers, Inc.		Border States Paving, Inc.	
					Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
SECTION I - MISCELLANEOUS												
1	2021.501	MOBILIZATION	LS	1	\$325,000.00	\$325,000.00	\$365,000.00	\$365,000.00	\$600,000.00	\$600,000.00	\$483,789.17	\$483,789.17
2	2101.502	CLEARING	EA	7	\$650.00	\$4,550.00	\$1,110.00	\$7,770.00	\$750.00	\$5,250.00	\$767.00	\$5,369.00
3	2101.502	GRUBBING	EA	7	\$550.00	\$3,850.00	\$825.00	\$5,775.00	\$1,000.00	\$7,000.00	\$1,500.00	\$10,500.00
4	2102.518	PAVEMENT MARKING REMOVAL	SF	737	\$3.00	\$2,211.00	\$14.00	\$10,318.00	\$14.00	\$10,318.00	\$13.70	\$10,096.90
5	2104.502	REMOVE MONUMENT SIGN	EA	1	\$5,000.00	\$5,000.00	\$15,800.00	\$15,800.00	\$5,000.00	\$5,000.00	\$8,290.00	\$8,290.00
6	2104.502	SALVAGE SIGN	EA	8	\$100.00	\$800.00	\$52.70	\$421.60	\$53.00	\$424.00	\$52.50	\$420.00
7	2104.502	SALVAGE SIGN PANEL	EA	2	\$50.00	\$100.00	\$52.70	\$105.40	\$53.00	\$106.00	\$52.50	\$105.00
8	2104.503	REMOVE CURB AND GUTTER	LF	2,861	\$6.50	\$18,596.50	\$10.90	\$31,184.90	\$7.00	\$20,027.00	\$12.30	\$35,190.30
9	2104.503	SAWING CONCRETE PAVEMENT (FULL DEPTH)	LF	206	\$6.00	\$1,236.00	\$8.35	\$1,720.10	\$5.50	\$1,133.00	\$6.15	\$1,266.90
10	2104.503	SAWING BITUMINOUS PAVEMENT (FULL DEPTH)	LF	831	\$3.50	\$2,908.50	\$3.00	\$2,493.00	\$2.00	\$1,662.00	\$6.15	\$5,110.65
11	2104.504	REMOVE BITUMINOUS PAVEMENT	SY	5,602	\$8.50	\$47,617.00	\$24.80	\$138,929.60	\$15.00	\$84,030.00	\$13.00	\$72,826.00
12	2104.504	REMOVE CONCRETE PAVEMENT	SY	574	\$30.00	\$17,220.00	\$30.30	\$17,392.20	\$25.00	\$14,350.00	\$16.90	\$9,700.60
13	2104.504	REMOVE CONCRETE APPROACH PANEL	SY	245	\$100.00	\$24,500.00	\$94.20	\$23,079.00	\$200.00	\$49,000.00	\$188.00	\$46,060.00
14	2104.518	REMOVE CONCRETE SIDEWALK	SF	6,611	\$1.75	\$11,569.25	\$4.25	\$28,096.75	\$3.00	\$19,833.00	\$1.10	\$7,272.10
15	2104.602	SALVAGE & REINSTALL MONUMENT	EA	1	\$2,500.00	\$2,500.00	\$10,500.00	\$10,500.00	\$9,000.00	\$9,000.00	\$12,900.00	\$12,900.00
16	2104.602	SALVAGE SIGN SPECIAL	EA	1	\$100.00	\$100.00	\$52.70	\$52.70	\$53.00	\$53.00	\$52.50	\$52.50
17	2104.607	REMOVE DEBRIS	CY	500	\$40.00	\$20,000.00	\$36.20	\$18,100.00	\$100.00	\$50,000.00	\$97.00	\$48,500.00
18	2105.607	SELECT GRANULAR BORROW (CV)	CY	55	\$50.00	\$2,750.00	\$122.00	\$6,710.00	\$100.00	\$5,500.00	\$54.30	\$2,986.50
19	2106.607	EXCAVATION-COMMON (EV)	CY	4,000	\$10.00	\$40,000.00	\$13.50	\$54,000.00	\$15.00	\$60,000.00	\$15.30	\$61,200.00
20	2105.607	COMMON BORROW (CV)	CY	500	\$30.00	\$15,000.00	\$41.00	\$20,500.00	\$25.00	\$12,500.00	\$31.70	\$15,850.00
21	2105.607	COMMON EXPORT (EV)	CY	3,500	\$18.00	\$63,000.00	\$20.25	\$70,875.00	\$18.00	\$63,000.00	\$19.70	\$68,950.00
22	2106.601	CONTAMINATED GROUNDWATER TREATMENT SYSTEM	LS	1	\$80,000.00	\$80,000.00	\$99,700.00	\$99,700.00	\$65,000.00	\$65,000.00	\$55,900.00	\$55,900.00
23	2106.606	PUMPING (SANITARY)	GAL	2,500	\$3.00	\$7,500.00	\$3.25	\$8,125.00	\$1.00	\$2,500.00	\$26.60	\$66,500.00
24	2106.606	PUMPING (OFFSITE TREATMENT)	GAL	2,500	\$8.00	\$20,000.00	\$5.20	\$13,000.00	\$1.00	\$2,500.00	\$61.30	\$153,250.00
25	2106.607	EXCAVATION SPECIAL (EV)	CY	1,000	\$10.00	\$10,000.00	\$14.70	\$14,700.00	\$30.00	\$30,000.00	\$69.50	\$69,500.00
26	2106.607	STOCKPILE CONTAMINATED MATERIAL (EV)	CY	1,000	\$15.00	\$15,000.00	\$34.80	\$34,800.00	\$30.00	\$30,000.00	\$137.00	\$137,000.00
27	2108.504	GEOTEXTILE FABRIC TYPE 9	SY	5,197	\$4.00	\$20,788.00	\$4.55	\$23,646.35	\$4.00	\$20,788.00	\$4.90	\$25,465.30
28	2112.604	SUBGRADE PREPARATION	SY	2,836	\$2.50	\$7,090.00	\$3.35	\$9,500.60	\$4.00	\$11,344.00	\$2.55	\$7,231.80
29	2123.610	MACHINE TIME	HR	30	\$800.00	\$24,000.00	\$385.00	\$11,550.00	\$900.00	\$27,000.00	\$704.00	\$21,120.00
30	2123.610	TRUCK TIME	HR	30	\$225.00	\$6,750.00	\$240.00	\$7,200.00	\$185.00	\$5,550.00	\$184.00	\$5,520.00
31	2211.507	AGGREGATE BASE (CV) CLASS 5 MODIFIED (P)	CY	1,711	\$55.00	\$94,105.00	\$71.00	\$121,481.00	\$90.00	\$153,990.00	\$74.80	\$127,982.80
32	2211.604	AGGREGATE BASE SPECIAL	SY	387	\$5.00	\$1,935.00	\$60.30	\$23,336.10	\$10.00	\$3,870.00	\$45.00	\$17,415.00
33	2232.504	MILL BITUMINOUS SURFACE (2.0")	SY	30	\$10.00	\$300.00	\$64.00	\$1,920.00	\$42.00	\$1,260.00	\$149.00	\$4,470.00
34	2301.503	INTEGRANT CURB DESIGN B6	LF	30	\$50.00	\$1,500.00	\$80.70	\$2,421.00	\$80.00	\$2,400.00	\$39.90	\$1,197.00
35	2301.504	8" CONCRETE PAVEMENT	SY	1,725	\$120.00	\$207,000.00	\$111.00	\$191,475.00	\$111.00	\$191,475.00	\$119.00	\$205,275.00
36	2301.602	TEST PANEL - CONCRETE PAVEMENT	EA	2	\$1,400.00	\$2,800.00	\$538.00	\$1,076.00	\$530.00	\$1,060.00	\$1,390.00	\$2,780.00
37	2301.604	8" COLORED CONCRETE PAVEMENT	SY	760	\$155.00	\$117,800.00	\$167.00	\$126,920.00	\$165.00	\$125,400.00	\$161.00	\$122,360.00
38	2360.509	TYPE SP 12.5 WEARING COURSE MIX (C)	TON	258	\$100.00	\$25,800.00	\$268.00	\$69,144.00	\$265.00	\$68,370.00	\$307.00	\$79,206.00
39	2360.509	TYPE SP 12.5 NON WEAR COURSE MIX (B)	TON	391	\$100.00	\$39,100.00	\$214.00	\$83,674.00	\$265.00	\$103,615.00	\$246.00	\$96,186.00
40	2406.604	8" CONCRETE DECK APRON	SY	233	\$400.00	\$93,200.00	\$430.00	\$100,190.00	\$425.00	\$99,025.00	\$1,050.00	\$244,650.00
41	2411.618	ARCHITECTURAL SURFACE FINISH (CONCRETE STAIN)	SF	569	\$20.00	\$11,380.00	\$10.80	\$6,145.20	\$11.00	\$6,259.00	\$11.00	\$6,259.00
42	2502.503	4" PERF PVC PIPE DRAIN	LF	1,782	\$12.00	\$21,384.00	\$13.50	\$24,057.00	\$18.00	\$32,076.00	\$14.20	\$25,304.40
43	2521.518	4" CONCRETE WALK	SF	13,169	\$10.00	\$131,690.00	\$9.70	\$127,739.30	\$14.00	\$184,366.00	\$8.75	\$115,228.75
44	2521.518	6" CONCRETE WALK	SF	4,734	\$12.50	\$59,175.00	\$14.00	\$66,276.00	\$18.00	\$85,212.00	\$14.40	\$68,169.60
45	2521.518	4" COLORED CONCRETE WALK TYPE 1	SF	417	\$95.00	\$39,615.00	\$103.00	\$42,951.00	\$105.00	\$43,785.00	\$95.40	\$39,781.80
46	2521.518	4" COLORED CONCRETE WALK TYPE 2	SF	812	\$20.00	\$16,240.00	\$22.60	\$18,351.20	\$26.00	\$21,112.00	\$15.50	\$12,586.00

**Bid Tabulation For City of Moorhead Eng. No. 24-A6-02 PH3**  
**Moorhead Center Mall Redevelopment - Street & Utility Improvements Phase 3 (#10183180)**

Bid Opening 5/19/26 10:00 AM (Virtually via Microsoft Teams)

Line Item	Item Code	Item Description	Units	Quantity	Engineer Estimate		Park Construction Co.		Sellin Brothers, Inc.		Border States Paving, Inc.	
					Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
SECTION I - MISCELLANEOUS (CONTINUED)												
47	2521.518	4" COLORED CONCRETE WALK TYPE 3	SF	1,123	\$20.00	\$22,460.00	\$22.60	\$25,379.80	\$26.00	\$29,198.00	\$16.50	\$18,529.50
48	2521.518	6" COLORED CONCRETE WALK TYPE 1	SF	130	\$25.00	\$3,250.00	\$37.70	\$4,901.00	\$41.00	\$5,330.00	\$25.70	\$3,341.00
49	2521.518	4" COLORED CONCRETE WALK - STAMPED TYPE 1	SF	1,328	\$40.00	\$53,120.00	\$26.90	\$35,723.20	\$31.00	\$41,168.00	\$19.70	\$26,161.60
50	2521.518	4" COLORED CONCRETE WALK - STAMPED TYPE 2	SF	2,749	\$40.00	\$109,960.00	\$26.90	\$73,948.10	\$31.00	\$85,219.00	\$18.10	\$49,756.90
51	2521.518	4" COLORED CONCRETE WALK - STAMPED TYPE 3	SF	474	\$35.00	\$16,590.00	\$26.90	\$12,750.60	\$31.00	\$14,694.00	\$15.50	\$7,347.00
52	2521.602	TEST PANEL - CONCRETE WALK	EA	4	\$1,250.00	\$5,000.00	\$807.00	\$3,228.00	\$800.00	\$3,200.00	\$2,730.00	\$10,920.00
53	2521.602	INSTALL DECORATIVE EMBED	EA	10	\$250.00	\$2,500.00	\$915.00	\$9,150.00	\$900.00	\$9,000.00	\$236.00	\$2,360.00
54	2531.503	CONCRETE CURB AND GUTTER TYPE B618	LF	151	\$33.00	\$4,983.00	\$54.90	\$8,289.90	\$55.00	\$8,305.00	\$49.40	\$7,459.40
55	2531.503	CONCRETE CURB AND GUTTER TYPE B624	LF	2,096	\$36.00	\$75,456.00	\$54.90	\$115,070.40	\$55.00	\$115,280.00	\$41.00	\$85,936.00
56	2531.504	7" CONCRETE DRIVEWAY	SY	411	\$115.00	\$47,265.00	\$130.00	\$53,430.00	\$125.00	\$51,375.00	\$99.30	\$40,812.30
57	2531.618	TRUNCATED DOMES	SF	381	\$80.00	\$30,480.00	\$75.30	\$28,689.30	\$75.00	\$28,575.00	\$63.00	\$24,003.00
58	2531.503	CONCRETE CURB DESIGN B6 (MODIFIED)	LF	19	\$100.00	\$1,900.00	\$80.70	\$1,533.30	\$80.00	\$1,520.00	\$96.70	\$1,837.30
59	2540.602	REMOVE & REPLACE BOLLARD COVER	EA	5	\$200.00	\$1,000.00	\$807.00	\$4,035.00	\$800.00	\$4,000.00	\$142.00	\$710.00
60	2563.601	TRAFFIC CONTROL	LS	1	\$30,000.00	\$30,000.00	\$11,400.00	\$11,400.00	\$75,000.00	\$75,000.00	\$11,300.00	\$11,300.00
61	2564.502	INSTALL SIGN	EA	9	\$500.00	\$4,500.00	\$543.00	\$4,887.00	\$545.00	\$4,905.00	\$541.00	\$4,869.00
62	2564.518	SIGN	SF	107	\$80.00	\$8,560.00	\$111.00	\$11,877.00	\$110.00	\$11,770.00	\$110.00	\$11,770.00
63	2564.518	SIGN PANEL	SF	18	\$60.00	\$1,080.00	\$111.00	\$1,998.00	\$110.00	\$1,980.00	\$110.00	\$1,980.00
64	2564.602	INSTALL SIGN SPECIAL	EA	1	\$500.00	\$500.00	\$633.00	\$633.00	\$630.00	\$630.00	\$630.00	\$630.00
65	2564.618	SIGN SPECIAL	SF	9	\$110.00	\$990.00	\$111.00	\$999.00	\$110.00	\$990.00	\$110.00	\$990.00
66	2573.501	STABILIZED CONSTRUCTION EXIT	LS	1	\$5,000.00	\$5,000.00	\$5,820.00	\$5,820.00	\$5,000.00	\$5,000.00	\$30,400.00	\$30,400.00
67	2573.502	STORM DRAIN INLET PROTECTION	EA	50	\$220.00	\$11,000.00	\$210.00	\$10,500.00	\$200.00	\$10,000.00	\$205.00	\$10,250.00
68	2573.503	SILT FENCE; TYPE HI	LF	215	\$4.50	\$967.50	\$4.30	\$924.50	\$5.00	\$1,075.00	\$4.20	\$903.00
69	2573.503	SEDIMENT CONTROL LOG TYPE STRAW	LF	320	\$3.50	\$1,120.00	\$3.75	\$1,200.00	\$4.00	\$1,280.00	\$3.70	\$1,184.00
70	2574.507	SELECT TOPSOIL BORROW (LV)	CY	900	\$55.00	\$49,500.00	\$40.30	\$36,270.00	\$120.00	\$108,000.00	\$52.80	\$47,520.00
71	2575.604	TURF ESTABLISHMENT	SY	6,920	\$2.50	\$17,300.00	\$2.15	\$14,878.00	\$2.25	\$15,570.00	\$2.10	\$14,532.00
72	2582.503	4" SOLID LINE BLUE-EPOXY	LF	939	\$20.00	\$18,780.00	\$16.10	\$15,117.90	\$16.00	\$15,024.00	\$15.80	\$14,836.20
73	2582.503	4" SOLID LINE YELLOW-EPOXY	LF	8,490	\$2.00	\$16,980.00	\$8.05	\$68,344.50	\$8.00	\$67,920.00	\$7.90	\$67,071.00
74	2582.503	6" SOLID LINE WHITE-EPOXY (WR)	LF	297	\$6.00	\$1,782.00	\$21.50	\$6,385.50	\$21.00	\$6,237.00	\$21.00	\$6,237.00
75	2582.503	4" SOLID LINE BLUE-EPOXY GROUND IN (WR)	LF	168	\$30.00	\$5,040.00	\$32.30	\$5,426.40	\$32.00	\$5,376.00	\$31.50	\$5,292.00
76	2582.503	4" SOLID LINE WHITE-EPOXY GROUND IN (WR)	LF	446	\$5.00	\$2,230.00	\$6.45	\$2,876.70	\$6.50	\$2,899.00	\$6.30	\$2,809.80
77	2582.503	4" DOUBLE LINE YELLOW-EPOXY GROUND IN (WR)	LF	229	\$10.00	\$2,290.00	\$12.90	\$2,954.10	\$13.00	\$2,977.00	\$12.60	\$2,885.40
78	2582.503	4" BROKEN LINE YELLOW-EPOXY GROUND IN (WR)	LF	30	\$5.00	\$150.00	\$6.45	\$193.50	\$6.50	\$195.00	\$6.30	\$189.00
79	2582.503	6" SOLID LINE WHITE-EPOXY GROUND IN (WR)	LF	553	\$8.00	\$4,424.00	\$34.40	\$19,023.20	\$34.00	\$18,802.00	\$33.60	\$18,580.80
80	2582.503	8" SOLID LINE WHITE-EPOXY GROUND IN (WR)	LF	909	\$10.00	\$9,090.00	\$14.00	\$12,726.00	\$14.00	\$12,726.00	\$13.70	\$12,453.30
81	2582.503	12" SOLID LINE WHITE-EPOXY GROUND IN (WR)	LF	54	\$15.00	\$810.00	\$23.70	\$1,279.80	\$23.00	\$1,242.00	\$23.10	\$1,247.40
82	2582.503	24" SOLID LINE WHITE-EPOXY GROUND IN (WR)	LF	108	\$20.00	\$2,160.00	\$25.80	\$2,786.40	\$25.00	\$2,700.00	\$25.20	\$2,721.60
83	2582.518	PAVEMENT MESSAGE - BIKE LANE PREF THERMO GROUND IN (ESR)	SF	11	\$30.00	\$330.00	\$40.90	\$449.90	\$40.00	\$440.00	\$39.90	\$438.90
84	2582.518	PAVEMENT MESSAGE - BIKE LANE EXTENSION PREF THERMO GROUND IN (ESR)	SF	241	\$30.00	\$7,230.00	\$40.90	\$9,856.90	\$40.00	\$9,640.00	\$39.90	\$9,615.90
85	2582.518	PAVEMENT MESSAGE - ACCESSIBLE PARKING EPOXY	SF	192	\$30.00	\$5,760.00	\$37.70	\$7,238.40	\$37.00	\$7,104.00	\$36.80	\$7,065.60
86	2582.518	PAVEMENT MESSAGE - RAILROAD CROSSING EPOXY GROUND IN (WR)	SF	62	\$40.00	\$2,480.00	\$37.70	\$2,337.40	\$37.00	\$2,294.00	\$36.80	\$2,281.60
87	2582.518	PAVEMENT MESSAGE - ACCESSIBLE PARKING EPOXY GROUND IN (WR)	SF	48	\$40.00	\$1,920.00	\$37.70	\$1,809.60	\$37.00	\$1,776.00	\$36.80	\$1,766.40
88	2582.518	CROSSWALK - 24" SOLID LINE WHITE-EPOXY GROUND IN (WR)	SF	220	\$20.00	\$4,400.00	\$25.80	\$5,676.00	\$20.00	\$4,400.00	\$20.00	\$4,400.00
SECTION I - TOTAL						\$2,252,997.75		\$2,700,199.30		\$3,130,959.00		\$3,192,167.97

**Bid Tabulation For City of Moorhead Eng. No. 24-A6-02 PH3**  
**Moorhead Center Mall Redevelopment - Street & Utility Improvements Phase 3 (#10183180)**

Bid Opening 5/19/26 10:00 AM (Virtually via Microsoft Teams)

Line Item	Item Code	Item Description	Units	Quantity	Engineer Estimate		Park Construction Co.		Sellin Brothers, Inc.		Border States Paving, Inc.	
					Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
<b>SECTION II - SANITARY SEWER</b>												
89	2451.602	ANTI-SEEP COLLAR - SANITARY SEWER	EA	4	\$3,600.00	\$14,400.00	\$5,910.00	\$23,640.00	\$2,000.00	\$8,000.00	\$8,360.00	\$33,440.00
90	2503.503	8" PVC SDR 35 PIPE SEWER	LF	440	\$100.00	\$44,000.00	\$97.50	\$42,900.00	\$150.00	\$66,000.00	\$85.00	\$37,400.00
91	2503.603	CLEAN AND VIDEO TAPE PIPE SEWER	LF	308	\$3.75	\$1,155.00	\$2.10	\$646.80	\$2.25	\$693.00	\$4.90	\$1,509.20
92	2503.602	8"x8" WYE SEWER	EA	4	\$1,200.00	\$4,800.00	\$875.00	\$3,500.00	\$1,500.00	\$6,000.00	\$1,500.00	\$6,000.00
93	2506.602	CONNECT TO EXISTING SANITARY SEWER	EA	2	\$3,300.00	\$6,600.00	\$3,080.00	\$6,160.00	\$2,500.00	\$5,000.00	\$1,980.00	\$3,960.00
94	2506.602	CONSTRUCT DRAINAGE STRUCTURE DESIGN 48-4007	EA	2	\$8,000.00	\$16,000.00	\$11,300.00	\$22,600.00	\$10,000.00	\$20,000.00	\$11,100.00	\$22,200.00
<b>SECTION II - TOTAL</b>						\$86,955.00		\$99,446.80		\$105,693.00		\$104,509.20
<b>SECTION III - WATERMAIN</b>												
95	2104.602	SALVAGE HYDRANT	EA	1	\$1,500.00	\$1,500.00	\$1,420.00	\$1,420.00	\$3,000.00	\$3,000.00	\$3,180.00	\$3,180.00
96	2451.602	ANTI-SEEP COLLAR - WATERMAIN	EA	2	\$3,600.00	\$7,200.00	\$5,910.00	\$11,820.00	\$2,000.00	\$4,000.00	\$8,360.00	\$16,720.00
97	2504.602	8" 45 DEGREE BEND	EA	14	\$1,100.00	\$15,400.00	\$1,220.00	\$17,080.00	\$1,750.00	\$24,500.00	\$1,610.00	\$22,540.00
98	2504.602	8"x6" TEE	EA	1	\$1,350.00	\$1,350.00	\$1,080.00	\$1,080.00	\$1,500.00	\$1,500.00	\$1,710.00	\$1,710.00
99	2504.602	8"x8" TEE	EA	3	\$1,550.00	\$4,650.00	\$1,590.00	\$4,770.00	\$1,750.00	\$5,250.00	\$1,960.00	\$5,880.00
100	2504.602	12"x6" REDUCER	EA	1	\$1,500.00	\$1,500.00	\$1,380.00	\$1,380.00	\$1,250.00	\$1,250.00	\$1,740.00	\$1,740.00
101	2504.602	8" HYMAX PLUG	EA	3	\$1,350.00	\$4,050.00	\$1,130.00	\$3,390.00	\$1,250.00	\$3,750.00	\$1,790.00	\$5,370.00
102	2504.602	8" GATE VALVE & BOX	EA	6	\$4,200.00	\$25,200.00	\$3,960.00	\$23,760.00	\$5,000.00	\$30,000.00	\$4,230.00	\$25,380.00
103	2504.602	HYDRANT	EA	1	\$9,500.00	\$9,500.00	\$9,590.00	\$9,590.00	\$12,000.00	\$12,000.00	\$13,100.00	\$13,100.00
104	2504.602	INSTALL SALVAGED HYDRANT	EA	1	\$4,000.00	\$4,000.00	\$3,430.00	\$3,430.00	\$3,500.00	\$3,500.00	\$9,070.00	\$9,070.00
105	2504.602	CONNECT TO EXISTING WATER MAIN	EA	2	\$4,000.00	\$8,000.00	\$2,810.00	\$5,620.00	\$4,000.00	\$8,000.00	\$2,330.00	\$4,660.00
106	2504.603	6" PVC WATERMAIN	LF	15	\$200.00	\$3,000.00	\$69.80	\$1,047.00	\$200.00	\$3,000.00	\$79.90	\$1,198.50
107	2504.603	8" PVC WATERMAIN	LF	198	\$105.00	\$20,790.00	\$75.70	\$14,988.60	\$185.00	\$36,630.00	\$93.40	\$18,493.20
108	2504.603	8" DIP WATERMAIN	LF	198	\$135.00	\$26,730.00	\$89.60	\$17,740.80	\$225.00	\$44,550.00	\$159.00	\$31,482.00
<b>SECTION III - TOTAL</b>						\$132,870.00		\$117,116.40		\$180,930.00		\$160,523.70
<b>SECTION IV - STORM SEWER</b>												
109	2104.502	REMOVE MANHOLE OR CATCH BASIN	EA	2	\$900.00	\$1,800.00	\$564.00	\$1,128.00	\$1,000.00	\$2,000.00	\$2,140.00	\$4,280.00
110	2104.503	REMOVE SEWER PIPE (STORM)	LF	93	\$23.00	\$2,139.00	\$25.20	\$2,343.60	\$20.00	\$1,860.00	\$46.10	\$4,287.30
111	2104.602	SALVAGE CATCH BASIN	EA	1	\$1,000.00	\$1,000.00	\$878.00	\$878.00	\$1,000.00	\$1,000.00	\$3,140.00	\$3,140.00
112	2104.603	ABANDON SEWER PIPE (STORM)	EA	73	\$28.00	\$2,044.00	\$19.90	\$1,452.70	\$25.00	\$1,825.00	\$181.00	\$13,213.00
113	2451.602	ANTI-SEEP COLLAR - STORM SEWER	EA	4	\$4,100.00	\$16,400.00	\$5,910.00	\$23,640.00	\$2,500.00	\$10,000.00	\$7,510.00	\$30,040.00
114	2502.503	4" PVC PIPE DRAIN	LF	263	\$45.00	\$11,835.00	\$38.90	\$10,230.70	\$30.00	\$7,890.00	\$44.20	\$11,624.60
115	2503.503	12" RC PIPE SEWER DESIGN 3006 CL III	LF	366	\$140.00	\$51,240.00	\$86.10	\$31,512.60	\$125.00	\$45,750.00	\$107.00	\$39,162.00
116	2503.503	15" RC PIPE SEWER DESIGN 3006 CL III	LF	47	\$150.00	\$7,050.00	\$91.70	\$4,309.90	\$150.00	\$7,050.00	\$114.00	\$5,358.00
117	2503.503	18" RC PIPE SEWER DESIGN 3006 CL III	LF	205	\$150.00	\$30,750.00	\$96.50	\$19,782.50	\$175.00	\$35,875.00	\$118.00	\$24,190.00
118	2503.503	24" RC PIPE SEWER DESIGN 3006 CL III	LF	286	\$150.00	\$42,900.00	\$122.00	\$34,892.00	\$200.00	\$57,200.00	\$167.00	\$47,762.00
119	2503.603	CLEAN AND VIDEO TAPE PIPE SEWER	LF	904	\$3.75	\$3,390.00	\$3.70	\$3,344.80	\$4.00	\$3,616.00	\$4.90	\$4,429.60
120	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN 48"- 4020	EA	6	\$6,000.00	\$36,000.00	\$7,020.00	\$42,120.00	\$6,500.00	\$39,000.00	\$6,760.00	\$40,560.00
121	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN 60"- 4020	EA	3	\$8,300.00	\$24,900.00	\$10,800.00	\$32,400.00	\$10,000.00	\$30,000.00	\$10,000.00	\$30,000.00
122	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN 72"- 4020	EA	1	\$12,700.00	\$12,700.00	\$11,900.00	\$11,900.00	\$15,000.00	\$15,000.00	\$13,100.00	\$13,100.00
123	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN G OR H	EA	10	\$4,200.00	\$42,000.00	\$5,030.00	\$50,300.00	\$4,500.00	\$45,000.00	\$4,400.00	\$44,000.00
124	2506.602	CONNECT TO EXISTING STORM SEWER	EA	4	\$3,000.00	\$12,000.00	\$2,230.00	\$8,920.00	\$2,500.00	\$10,000.00	\$2,360.00	\$9,440.00
125	2506.602	CONNECT INTO EXISTING MANHOLE	EA	3	\$3,500.00	\$10,500.00	\$3,070.00	\$9,210.00	\$3,500.00	\$10,500.00	\$5,180.00	\$15,540.00
126	2506.602	ADJUST FRAME & RING CASTING	EA	3	\$1,500.00	\$4,500.00	\$2,460.00	\$7,380.00	\$1,000.00	\$3,000.00	\$2,320.00	\$6,960.00
127	2506.602	INSTALL SALVAGED CATCH BASIN	EA	1	\$1,500.00	\$1,500.00	\$6,030.00	\$6,030.00	\$2,500.00	\$2,500.00	\$5,930.00	\$5,930.00
<b>SECTION IV - TOTAL</b>						\$314,648.00		\$301,774.80		\$329,066.00		\$353,016.50

**Bid Tabulation For City of Moorhead Eng. No. 24-A6-02 PH3  
Moorhead Center Mall Redevelopment - Street & Utility Improvements Phase 3 (#10183180)**

Bid Opening 5/19/26 10:00 AM (Virtually via Microsoft Teams)

Line Item	Item Code	Item Description	Units	Quantity	Engineer Estimate		Park Construction Co.		Sellin Brothers, Inc.		Border States Paving, Inc.	
					Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
<b>SECTION V - 3RD ST N LOOP</b>												
128	2104.503	REMOVE CURB AND GUTTER	LF	175	\$6.50	\$1,137.50	\$12.80	\$2,240.00	\$12.00	\$2,100.00	\$12.20	\$2,135.00
129	2104.503	SAWING BITUMINOUS PAVEMENT (FULL DEPTH)	LF	219	\$3.50	\$766.50	\$3.00	\$657.00	\$2.00	\$438.00	\$6.15	\$1,346.85
130	2104.504	REMOVE BITUMINOUS PAVEMENT	SY	452	\$8.50	\$3,842.00	\$15.50	\$7,006.00	\$18.00	\$8,136.00	\$13.00	\$5,876.00
131	2104.504	REMOVE CONCRETE PAVEMENT	SY	46	\$30.00	\$1,380.00	\$50.20	\$2,309.20	\$30.00	\$1,380.00	\$13.40	\$616.40
132	2104.518	REMOVE CONCRETE SIDEWALK	SF	58	\$1.75	\$101.50	\$56.70	\$3,288.60	\$3.00	\$174.00	\$1.10	\$63.80
133	2108.504	GEOTEXTILE FABRIC TYPE 9	SY	440	\$4.00	\$1,760.00	\$4.55	\$2,002.00	\$4.00	\$1,760.00	\$4.90	\$2,156.00
134	2211.507	AGGREGATE BASE (CV) CLASS 5 MODIFIED (P)	CY	98	\$65.00	\$6,370.00	\$93.90	\$9,202.20	\$100.00	\$9,800.00	\$74.80	\$7,330.40
135	2232.504	MILL BITUMINOUS SURFACE (2.0")	SY	589	\$10.00	\$5,890.00	\$20.50	\$12,074.50	\$15.00	\$8,835.00	\$30.30	\$17,846.70
136	2360.509	TYPE SP 12.5 WEARING COURSE MIX (C)	TON	105	\$100.00	\$10,500.00	\$268.00	\$28,140.00	\$265.00	\$27,825.00	\$307.00	\$32,235.00
137	2360.509	TYPE SP 12.5 NON WEAR COURSE MIX (B)	TON	90	\$100.00	\$9,000.00	\$214.00	\$19,260.00	\$265.00	\$23,850.00	\$246.00	\$22,140.00
138	2502.503	4" PERF PVC PIPE DRAIN	LF	150	\$12.00	\$1,800.00	\$13.50	\$2,025.00	\$20.00	\$3,000.00	\$12.00	\$1,800.00
139	2503.503	12" RC PIPE SEWER DESIGN 3006 CL III	LF	143	\$120.00	\$17,160.00	\$79.50	\$11,368.50	\$125.00	\$17,875.00	\$107.00	\$15,301.00
140	2503.603	CLEAN AND VIDEO TAPE PIPE SEWER	LF	143	\$3.50	\$500.50	\$3.70	\$529.10	\$4.00	\$572.00	\$4.90	\$700.70
141	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN 48"- 4020	EA	1	\$5,800.00	\$5,800.00	\$8,630.00	\$8,630.00	\$6,500.00	\$6,500.00	\$6,490.00	\$6,490.00
142	2506.502	CONSTRUCT DRAINAGE STRUCTURE DESIGN G OR H	EA	2	\$4,200.00	\$8,400.00	\$4,610.00	\$9,220.00	\$4,500.00	\$9,000.00	\$4,890.00	\$9,780.00
143	2506.602	CONNECT INTO EXISTING MANHOLE	EA	1	\$3,500.00	\$3,500.00	\$3,070.00	\$3,070.00	\$4,000.00	\$4,000.00	\$5,220.00	\$5,220.00
144	2521.518	6" CONCRETE WALK	SF	75	\$12.50	\$937.50	\$14.00	\$1,050.00	\$18.00	\$1,350.00	\$17.80	\$1,335.00
145	2531.503	CONCRETE CURB AND GUTTER TYPE B618	LF	178	\$33.00	\$5,874.00	\$54.90	\$9,772.20	\$54.00	\$9,612.00	\$63.00	\$11,214.00
146	2531.603	CONCRETE VALLEY GUTTER	LF	111	\$40.00	\$4,440.00	\$54.90	\$6,093.90	\$54.00	\$5,994.00	\$68.30	\$7,581.30
147	2531.618	TRUNCATED DOMES	SF	10	\$80.00	\$800.00	\$75.30	\$753.00	\$74.00	\$740.00	\$63.10	\$631.00
148	2564.518	SIGN	SF	30	\$80.00	\$2,400.00	\$111.00	\$3,330.00	\$110.00	\$3,300.00	\$110.00	\$3,300.00
149	2571.601	LANDSCAPING	LS	1	\$25,000.00	\$25,000.00	\$11,700.00	\$11,700.00	\$12,000.00	\$12,000.00	\$11,500.00	\$11,500.00
150	2573.502	STORM DRAIN INLET PROTECTION	EA	6	\$220.00	\$1,320.00	\$210.00	\$1,260.00	\$200.00	\$1,200.00	\$205.00	\$1,230.00
151	2575.604	TURF ESTABLISHMENT	SY	80	\$10.00	\$800.00	\$2.15	\$172.00	\$2.25	\$180.00	\$2.10	\$168.00
152	2582.503	4" DOUBLE LINE YELLOW-EPOXY GROUND IN (WR)	LF	50	\$10.00	\$500.00	\$34.40	\$1,720.00	\$13.00	\$650.00	\$12.60	\$630.00
153	2582.503	6" SOLID LINE WHITE - EPOXY GROUND IN (WR)	LF	50	\$8.00	\$400.00	\$34.40	\$1,720.00	\$34.00	\$1,700.00	\$21.00	\$1,050.00
154	2582.503	24" SOLID LINE WHITE-EPOXY GROUND IN (WR)	LF	27	\$20.00	\$540.00	\$25.80	\$696.60	\$25.00	\$675.00	\$25.20	\$680.40
155	2582.518	PAVEMENT MESSAGE - LEFT TURN ARROW EPOXY GROUND IN (WR)	SF	16	\$40.00	\$640.00	\$48.40	\$774.40	\$40.00	\$640.00	\$36.80	\$588.80
<b>SECTION V - TOTAL</b>						\$121,559.50		\$160,064.20		\$163,286.00		\$170,946.35
<b>SECTION VI - LIGHTING</b>												
156	2104.502	REMOVE LIGHTING SYSTEM	EA	1	\$20,000.00	\$20,000.00	\$18,600.00	\$18,600.00	\$17,500.00	\$17,500.00	\$17,100.00	\$17,100.00
157	2545.501	LIGHTING SYSTEM	LS	1	\$200,000.00	\$200,000.00	\$239,900.00	\$239,900.00	\$222,500.00	\$222,500.00	\$220,244.37	\$220,244.37
<b>SECTION VI - TOTAL</b>						\$220,000.00		\$258,500.00		\$240,000.00		\$237,344.37
<b>SECTION VII - TRAFFIC SIGNALS</b>												
158	2565.601	REVISE EMERGENCY VEHICLE PREEMPTION SYSTEM	LS	1	\$5,000.00	\$5,000.00	\$4,530.00	\$4,530.00	\$4,250.00	\$4,250.00	\$4,160.00	\$4,160.00
159	2565.616	REVISE SIGNAL SYSTEM	SYS	1	\$150,000.00	\$150,000.00	\$202,300.00	\$202,300.00	\$82,500.00	\$82,500.00	\$80,600.00	\$80,600.00
<b>SECTION VII - TOTAL</b>						\$155,000.00		\$206,830.00		\$86,750.00		\$84,760.00
<b>BASE BID TOTAL</b>						<b>\$3,284,030.25</b>		<b>\$3,843,931.50</b>		<b>\$4,236,684.00</b>		<b>\$4,303,268.09</b>

**RESOLUTION**

**Resolution to Award Bid for Moorhead Center Mall Redevelopment – Phase 3 Street & Utility Improvements (Eng. No. 24-A6-02)**

WHEREAS, bids for the Moorhead Center Mall Redevelopment - Phase 3 Street & Utility Improvements (Eng. No. 24-A6-02) were received, opened and tabulated according to law, and the following bids were received:

<b><u>Bidder</u></b>	<b><u>Base Bid</u></b>
<b>Park Construction Co.</b>	<b>\$3,843,931.50</b>
Sellin Brothers, Inc.	\$4,236,684.00
Border States Paving, Inc.	\$4,303,268.09
<b>Engineer's Estimate</b>	<b>\$3,284,030.25</b>

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead, Minnesota:

1. It is found, determined and declared that the lowest responsive, responsible bid with respect to the proposed improvement was received from Park Construction Co., of Minneapolis, MN in the amount of \$3,843,931.50. Said bid is in all respects in accordance with the plans and specifications heretofore approved by the City Council. Thus, said bid is hereby in all things approved and accepted.
2. The project will be financed through the PIR fund and 100% of the cost will be assessed to the benefiting properties in accordance with the City's Special Assessment Policy.
3. The Mayor and City Manager are hereby authorized and directed to enter into a Contract with Park Construction Co., of Minneapolis, MN, for the Moorhead Center Mall Redevelopment - Phase 3 Streets & Utility Improvements (Eng. No. 24-A6-02), according to the plans and specifications therefore approved by the City Council and on file in the office of the City Engineer.
4. The City Clerk is hereby authorized and directed to return forthwith to all bidders the deposits made with their bid, except the deposits of the successful bidder and the next lowest bid shall be retained until a contract has been signed.
5. The City Manager is hereby authorized to approve minor extra work orders and change orders as necessary to satisfactorily complete the work up to a cumulative total not-to-exceed 5% (\$192,196.58) of the total contract amount.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

May 26, 2026

**SUBJECT:**

Resolution to Award the Bid for the 2026 Sanitary Sewer Lining Improvements (Eng. No. 26-06-04)

**RECOMMENDATION:**

The Mayor and City Council are asked to consider a resolution to award the bid for the 2026 Sanitary Sewer Lining Improvements (Eng. No. 26-06-04) to Visu-Sewer, LLC of Pewaukee, WI in the amount of \$90,752.00.

**BACKGROUND/KEY POINTS:**

The proposed project is part of the City’s asset management program covering approximately 168 miles of gravity sanitary sewer. The program includes a condition assessment (to define the probability of a failure) combined with a consequence assessment (to define the severity of a failure) to establish a risk assessment ranking for each segment of sanitary sewer. Each year, a portion of the system is inspected via televising. The televising schedule is generally informed by risk assessment rankings. Based on the inspection results, gravity sewers in need of rehabilitation are identified. Whenever possible, trenchless lining is the preferred, most common, and most cost-effective method of rehabilitation. The proposed project includes trenchless lining of five (5) gravity sewer segments (see attached map). The asset management program is a tool that allows staff to prioritize projects and maintain the system in a fiscally responsible manner. Projects are programmed into the Wastewater Treatment budget annually.

**FINANCIAL CONSIDERATIONS:**

Four bids were received on May 20, 2026, and are summarized below:

<b><u>Bidder</u></b>	<b><u>Bid</u></b>
<b>Visu-Sewer</b>	<b>\$90,752.00</b>
Insituform Technologies	\$112,255.40
CC Steel LLC	\$117,216.00
MOCON PACIFIC, INC	\$124,366.00
<b>Engineer’s Estimate</b>	<b>\$143,992.00</b>

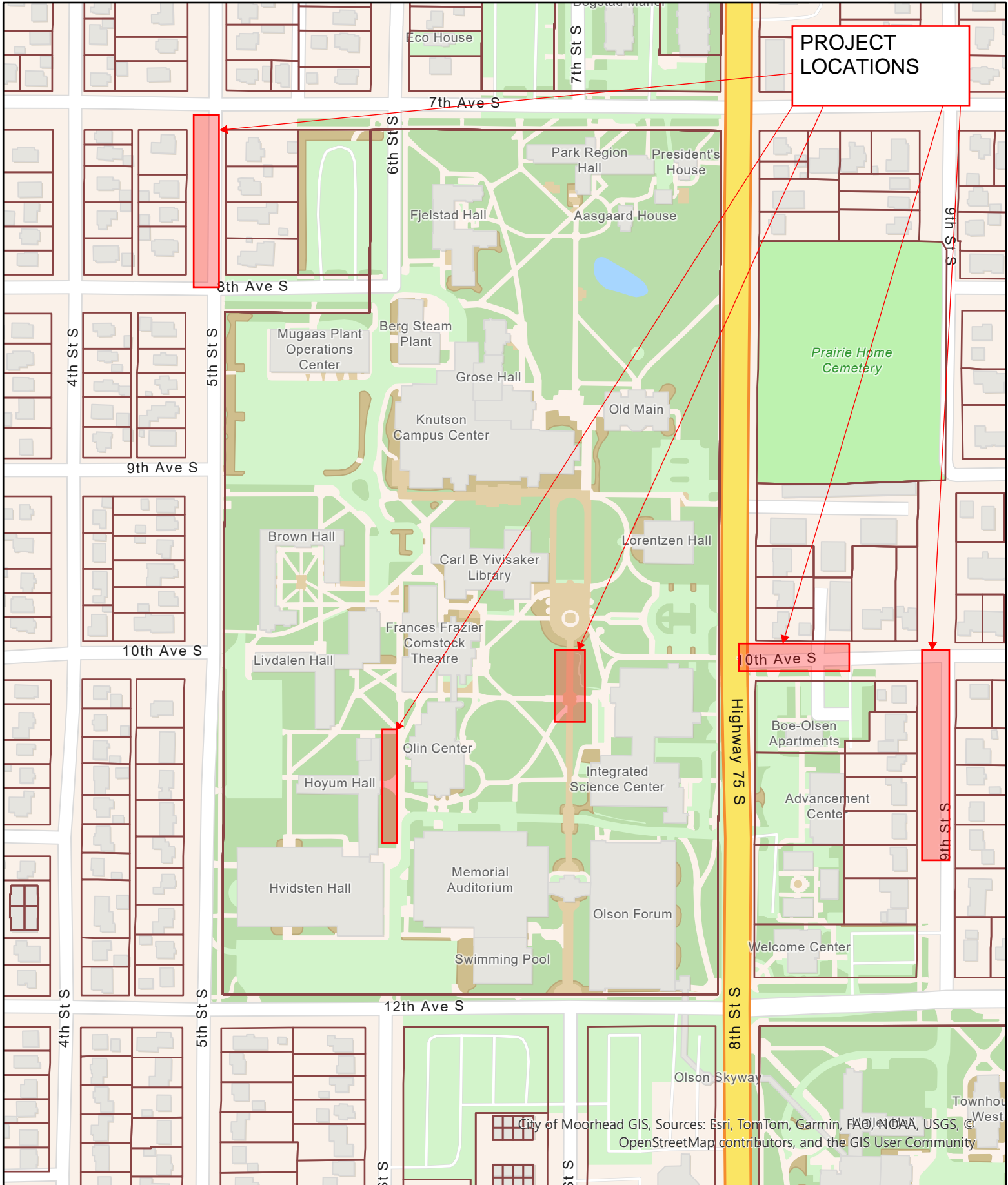
The total cost of the project, including contingencies and fees, is estimated to be approximately \$95,300 and will be financed through the approved 2026 Wastewater Treatment budget.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager  
Clay Lexen, Assistant City Engineer

**Attachments:** Map, Bid Tab



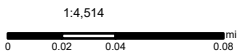
**PROJECT LOCATIONS**

City of Moorhead GIS, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, OpenStreetMap contributors, and the GIS User Community

**2026 Sanitary Sewer Lining Improvements**  
**ENG NO. : 26-06-04**



This map is for reference purposes only. It is not a substitute for an accurate field survey. Moorhead, MN is not responsible for any inaccuracies herein contained. This map is in the public domain and may be copied without permission. Citation of the source will be appreciated.



BID TAB FOR ENG. NO. 26-06-04  
 2026 Sanitary Sewer Lining Improvements

Bid Opening May 20, 2026				Engineer Estimate		Visu-Sewer		Insituform Technologies USA, LLC		CC Steel LLC		MOCON PACIFIC, INC.		
No.	Item Code	Item Description	Units	Qty	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
<b>SECTION I - STREET IMPROVEMENTS</b>														
1	2021.501	MOBILIZATION	LS	1	\$15,000.00	\$ 15,000.00	\$6,900.00	\$ 6,900.00	\$6,795.98	\$ 6,795.98	\$12,500.00	\$ 12,500.00	\$20,000.00	\$ 20,000.00
2	2563.601	TRAFFIC CONTROL	LS	1	\$10,000.00	\$ 10,000.00	\$2,500.00	\$ 2,500.00	\$3,888.89	\$ 3,888.89	\$4,500.00	\$ 4,500.00	\$1,400.00	\$ 1,400.00
3	SPEC PROV	LINING VCP 8" SANITARY SEWER	LF	624	\$55.00	\$ 34,320.00	\$44.50	\$ 27,768.00	\$48.28	\$ 30,126.72	\$56.00	\$ 34,944.00	\$55.50	\$ 34,632.00
4	SPEC PROV	LINING VCP 10" SANITARY SEWER	LF	380	\$65.00	\$ 24,700.00	\$45.00	\$ 17,100.00	\$56.59	\$ 21,504.20	\$63.00	\$ 23,940.00	\$55.50	\$ 21,090.00
5	SPEC PROV	LINING VCP 12" SANITARY SEWER	LF	230	\$85.00	\$ 19,550.00	\$62.60	\$ 14,398.00	\$89.67	\$ 20,624.10	\$68.00	\$ 15,640.00	\$68.00	\$ 15,640.00
6	SPEC PROV	LINING VCP 15" SANITARY SEWER	LF	134	\$125.00	\$ 16,750.00	\$127.00	\$ 17,018.00	\$148.27	\$ 19,868.18	\$71.00	\$ 9,514.00	\$136.00	\$ 18,224.00
7	SPEC PROV	OPEN SEWER WYES	EA	32	\$100.00	\$ 3,200.00	\$100.00	\$ 3,200.00	\$51.55	\$ 1,649.60	\$175.00	\$ 5,600.00	\$95.00	\$ 3,040.00
8	SPEC PROV	TEMPORARY BYPASS PUMPING	LS	1	\$15,000.00	\$ 15,000.00	\$500.00	\$ 500.00	\$1,573.33	\$ 1,573.33	\$7,500.00	\$ 7,500.00	\$3,500.00	\$ 3,500.00
9	SPEC PROV	TELEWISE SANITARY SEWER POSM FORMAT	LF	1368	\$4.00	\$ 5,472.00	\$1.00	\$ 1,368.00	\$4.55	\$ 6,224.40	\$2.25	\$ 3,078.00	\$5.00	\$ 6,840.00
<b>BID TOTAL</b>						<b>\$143,992.00</b>		<b>\$90,752.00</b>		<b>\$112,255.40</b>		<b>\$117,216.00</b>		<b>\$124,366.00</b>

**RESOLUTION**

**Resolution to Award the Bid for the 2026 Sanitary Sewer Lining Improvements  
(Eng. No. 26-06-04)**

WHEREAS, bids were received, opened and tabulated according to law, and the following bids were received:

<b>Bidder</b>	<b>Bid</b>
<b>Visu-Sewer</b>	<b>\$90,752.00</b>
Insituform Technologies	\$112,255.40
CC Steel LLC	\$117,216.00
MOCON PACIFIC, INC	\$124,366.00
<b>Engineer's Estimate</b>	<b>\$143,992.00</b>

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead:

1. It is found, determined and declared that the lowest responsive, responsible bid with respect to the proposed project was received from Visu-Sewer, LLC of Pewaukee, WI in the amount of \$90,752.00. Said bid is in all respects in accordance with the plans and specifications for the project.
2. The project will be financed through the 2026 Wastewater Treatment Fund budget.
3. They Mayor and City Manager are hereby authorized and directed to enter into a Contract with Visu-Sewer, LLC of Pewaukee, WI for 2026 Sanitary Sewer Lining Improvements (Eng. No. 26-06-04), according to the plans and specifications on file in the office of the City Engineer.
4. The City Clerk is hereby authorized and directed to return forthwith to all bidders the deposits made with their bid, except the deposits of the successful bidder and the next lowest bid shall be retained until a contract has been signed.
5. The City Manager is hereby authorized to approve minor extra work orders and change orders as necessary to satisfactorily complete the work up to a cumulative total not-to-exceed 5% (\$4,537.60) of the total contract amount.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

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May 26, 2026

**SUBJECT:**

Resolution to accept a grant for the purchase of cell phone forensic software from DataPilot

**RECOMMENDATION:**

The Mayor and City Council are asked to approve a resolution formally accepting a grant from DataPilot to purchase their software at a reduced cost.

**BACKGROUND/KEY POINTS:**

DataPilot provides hardware and software that expedites the gathering of important evidence from mobile devices where consent is given to collect the evidence. This grant is provided by their law enforcement partners who do not use or underutilize their licenses and devices. This program allows our agency to gather evidence without having to send the device to another agency to recover the data.

This hardware and software would be used in those cases where we have consent from the victim and/or witness to capture the necessary evidence. It will allow us to build better cases with better data. This grant also provides training for the equipment.

**FINANCIAL CONSIDERATIONS:**

The total cost of the DataPilot hardware and software is \$12,785. The grant award covers \$5,790, and the remaining \$6,995 will be funded through the police investigations budget.

**Voting Requirements:** 3/4 of Council (6)

**Submitted By:**

Dan Mahli, City Manager  
Chris Helmick, Police Chief  
Mike Detloff, Lieutenant

**Attachments:**

**RESOLUTION**

**Resolution to Approve the DataPilot Grant**

WHEREAS, the DataPilot grant allows the reduced purchase price for cell phone forensic hardware and software; and

WHEREAS, the reduced cost of the DataPilot hardware/software package is \$6,995.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead that the Mayor and City Manager are authorized and directed to approve participation in the DataPilot grant.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk



# City Council Communication

May 26, 2026

**SUBJECT:**

Resolution to Authorize Continued Participation in the Pathway to Policing (P2P) Grant through the State of Minnesota 2026-2027 and approve Budget Adjustment #26-019.

**RECOMMENDATION:**

The Mayor and City Council are asked to approve a resolution formally supporting and continuing the City of Moorhead Police Department's involvement in the Pathway to Policing Grant.

**BACKGROUND/KEY POINTS:**

The Pathways to Policing program is funded by the Minnesota Legislature through the Minnesota Office of Justice Programs (OJP). Reimbursement grants are awarded to departments to cover a portion of wages and salaries, training, equipment, tuition and books for candidates pursuing law enforcement degrees, among other costs. The grant requires match funding from the local department and covers 50 percent of candidates' eligible expenses.

The City of Moorhead would be the fiscal agent for the grant, as it is administered through the Office of Justice Programs.

The Pathway to Policing grant prioritizes recruiting non-traditional candidates. This will allow the department to focus on recruiting qualified individuals that will help the department be more reflective of the greater community.

The department integrates this grant into our Cadet program. We are intentional in focusing this grant money to assist candidates in meeting all eligibility requirements so they can be hired as a sworn officer through the Minnesota Peace Officer Standards and Training Board.

**FINANCIAL CONSIDERATIONS:**

The total amount awarded for the 2026 Pathway to Policing grant was \$33,100. This award covers eligible expenses to qualified applicants from June 1, 2026 – June 30, 2027. The grant provides 50% of eligible expenses, requiring the City of Moorhead to contribute an equal 50% as the local match. The local match share is included in the 2026 city budget. Budget Adjustment #26-019 is included with the resolution to amend the budget to match the grant award.

**Budget Adjustment #26-019**

Fund Name	Account Description	Expenditure	Funding Source
General Fund	State Grant		\$33,100
General Fund	Wages & Benefits	\$16,800	
General Fund	Travel & Training	\$16,300	
	Total	\$33,100	\$33,100

**Voting Requirements:** 3/4 of Council (6)



# City Council Communication

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May 26, 2026

**Submitted By:**

Dan Mahli, City Manager  
Chris Helmick, Police Chief  
Joseph Brannan, Sergeant

**Attachments:**

**RESOLUTION**

**Resolution to Approve Budget Adjustment #26-019 to Accept the 2026-2027 Pathway to Policing Grant**

WHEREAS, the Pathway to Policing grant prioritizes recruiting non-traditional candidates. This will allow the department to focus on recruiting qualified individuals that will help the department be more reflective of the greater community; and

WHEREAS, the City of Moorhead would be the fiscal agent for the grant, as it is administered through the Office of Justice Programs; and

WHEREAS, the grant requires match funding from the City of Moorhead and covers 50 percent of candidates' eligible expenses.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Moorhead that the Mayor and City Manager are authorized and directed to approve Budget Adjustment #26-019 for participation in the 2026-2027 Pathway to Policing grant.

PASSED: May 26, 2026 by the City Council of the City of Moorhead.

APPROVED BY:

ATTEST:

\_\_\_\_\_  
Michelle (Shelly) A. Carlson, Mayor

\_\_\_\_\_  
Christina Rust, City Clerk