



**CITY COUNCIL
MEETING MINUTES
AUGUST 26, 2024 AT 5:30 PM
HJEMKOMST CENTER AUDITORIUM**

1. Call to Order and Roll Call

Roll call of the members was made as follows:

Present: Council Member: Ryan Nelson

Council Member: Matthew Gilbertson (left meeting 5:38pm)

Council Member: Heather Nesemeier

Council Member: Laura Caroon

Council Member: Larry Seljevold

Council Member: Sebastian McDougall

Council Member: Chuck Hendrickson

Mayor: Shelly Carlson

Absent: Council Member: Deb White

2. Pledge of Allegiance

3. Agenda Amendments

Item #13A was removed from consent due to a change in the resolution.

4. Consent Agenda

Motion to Approve Consent Agenda made by Chuck Hendrickson and seconded by Heather Nesemeier

Motion Passed

For: 7; Nelson, Gilbertson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson

Against: 0;

Abstain/Recuse: 0;

Absent: 1; White

5. Recognitions - Presentations

A. Presentation: Pastor Devlyn Brooks, Interim CEO at Churches United

Interim CEO at Churches United Pastor Devlyn Brooks shared an update and appreciation for the community's support. The amount raised during a recent plea for help to fund operations is \$400,000. The donations ensure operations through December 2024. An ongoing goal at Churches United is to secure long term sustainable funding.

B. Presentation: 2024C Bond Sale Issuance, Baker Tilly Municipal Advisors

Mikaela Huot with Baker Tilly Financial Advisors shared information on the 2024C Bond Sale Issuance.

6. Approve Minutes
 - A. August 12, 2024 Meeting Minutes

Motion to Approve August 12, 2024 Meeting Minutes made by Sebastian McDougall and seconded by Larry Seljevold
Motion Passed
For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson
Against: 0;
Abstain/Recuse: 0;
Absent: 2; White, Gilbertson
7. Citizens Addressing the Council (Time Reserved: 15 Minutes)
8. *Mayor and Council Appointments
9. Public Hearings (5:45 pm)
 - A. Public Hearing to Consider 2024 Border City Enterprise Zone Program

Motion to Open Public Hearing Public Hearing to Consider 2024 Border City Enterprise Zone Program made by Heather Nesemeier and seconded by Ryan Nelson
Motion Passed
For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson
Against: 0;
Abstain/Recuse: 0;
Absent: 2; White, Gilbertson

Downtown Moorhead Inc President/CEO Derrick LaPoint shared a brief history of the Border City Enterprise Zone program. This year over 100 businesses have participated in the program.

Motion to Close Public Hearing Public Hearing to Consider 2024 Border City Enterprise Zone Program made by Heather Nesemeier and seconded by Sebastian McDougall
Motion Passed
For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson
Against: 0;
Abstain/Recuse: 0;
Absent: 2; White, Gilbertson
 - B. Resolution to Approve 2024 Border City Enterprise Zone Program

Motion to Approve Resolution to Approve 2024 Border City Enterprise Zone Program made by Heather Nesemeier and seconded by Ryan Nelson
Motion Passed
For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson
Against: 0;
Abstain/Recuse: 0;
Absent: 2; White, Gilbertson

10. Economic Development

- A. *Resolution to Approve Second Amendment to the Master Development Agreement for the Compass Apartment TIF Project

11. Community Development Department

- A. *Second Reading of Ordinance 2024-09: An Ordinance to Rezone 4020 35th Ave S (Parcel 58.900.2310) from TZ: Transitional to MU-2: Neighborhood Mixed Use
- B. *Resolution to Approve Title & Summary of Ordinance 2024-09
- C. *Second Reading of Ordinance 2024-07: An Ordinance to Amend and Reenact Title 3, Chapter 7, Section 10, Animals Prohibited in City, of the Moorhead Municipal Code Relating to the Keeping of Chickens
- D. *Resolution to Approve Title and Summary of Ordinance 2024-07
- E. *Resolution to Enter into a Memorandum of Understanding to Workshop the City of Duluth's Solar and Resilience Toolkit

12. Moorhead Public Service

- A. *Resolution to Award Bid for 2024 Lead Service Line Replacement Pilot Project

13. Administration

- A. *Resolution to Approve Contracts with Moorhead Higher Education Institutions for 2024-25 MATBUS U-Pass Program

Mass Transit Manager Lori VanBeek stated a change in the Resolution is due to a revision provided by MSUM & MATBUS in its enrollment of eligible students. A decrease from \$17,139.18 to \$11,419.50 as shown on the Mayor & Council Communication and Resolution is due to online students who should not be counted in the calculation.

Motion to Approve Resolution to Approve Contracts with Moorhead Higher Education Institutions for 2024-25 MATBUS U-Pass Program with the change noted by Transit Manager made by Heather Nesemeier and seconded by Larry Seljevold

Motion Passed

For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson

Against: 0;

Abstain/Recuse: 0;

Absent: 2; White, Gilbertson

- B. Resolution to Approve Interim Joint Powers Agreement with the City of Fargo for Implementation of the Transit Reorganization Study

Transit Manager Lori VanBeek shared the request to approve a Joint Powers Agreement with the City of Fargo for implementation of the Transit Reorganization Study.

Motion to Approve Resolution to Approve Interim Joint Powers Agreement with the City of Fargo for Implementation of the Transit Reorganization Study made by Chuck Hendrickson and seconded by Heather Nesemeier

Motion Passed

For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson

Against: 0;

Abstain/Recuse: 0;

Absent: 2; White, Gilbertson

- C. Resolution Providing for the Competitive Sale of General Obligation Temporary Tax Increment Financing Bonds, Series 2024C

Motion to Approve Resolution Providing for the Competitive Sale of General Obligation Temporary Tax Increment Financing Bonds, Series 2024C made by Heather Nesemeier and seconded by Laura Caroon

Motion Passed

For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson

Against: 0;

Abstain/Recuse: 0;

Absent: 2; White, Gilbertson

- D. Consider actions relating to the City Hall Renovation

Assistant City Manager Mike Rietz shared the recommendation regarding Construction Manager at Risk services for the City Hall renovation project and presented the lease agreement for a temporary City Hall location at the Frederick Martin Hotel (former US Bank) building. Spencer Hilde and Rich Slagle from McGough were available to answer questions.

- E. Resolution to approve an Agreement with McGough Construction for Construction Manager At Risk Services for the Moorhead City Hall Renovation

Motion to Approve Resolution to approve an Agreement with McGough Construction for Construction Manager At Risk Services for the Moorhead City Hall Renovation made by Heather Nesemeier and seconded by Laura Caroon

Motion Passed

For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson

Against: 0;

Abstain/Recuse: 0;

Absent: 2; White, Gilbertson

- F. Resolution to approve Lease Agreement with Frederick Martin Building, LLC group for temporary City Hall relocation during the renovation project

Motion to Approve Resolution to approve an Agreement with McGough Construction for Construction Manager At Risk Services for the Moorhead City Hall Renovation made by Heather Nesemeier and seconded by Laura Caroon

Motion Passed

For: 6; Nelson, Nesemeier, Caroon, Seljevold, McDougall, Hendrickson

Against: 0;

Abstain/Recuse: 0;

Absent: 2; White, Gilbertson

14. Mayor and Council Reports

Council members White, McDougall, and Nesemeier attended the Indigenous Picnic as well as the Technology Summit at Dakota Cares.

Council member Nesemeier stated Inclusive Moorhead and the Moorhead Human Rights Commission are hosting a community social at MState after the Greater Moorhead Days Parade on September 6.

Council member Caroon attended Swing Barrel's 4th Birthday Bash. It was well attended. Council member Caroon also attended and spoke at Concordia College's Hands for Change event with first year students.

Council member Nelson attended the annual retreat for the Historical & Cultural Society of Clay County.

Mayor Carlson applauded the FM Area Foundation for being a voice for Churches United and fundraising during this challenging time. Mayor Carlson added the Diversion Authority Executive Director position continues to be open with anticipation of a selection by the end of October.

15. City Manager Reports

City Manager Dan Mahli shared information about Greater Moorhead Days September 5-14.

Mr. Mahli recognized members of the Moorhead Police Department who are incredibly stretched and have borne witness horrific tragedy and violence. Mr. Mahli extended appreciation to the Police Department for its professionalism and compassion, as well as to their families. He stated the Moorhead City Council and leadership team are aware that the PD has a short bench right now and is working to address the challenge. Law enforcement has a difficult mission and Moorhead is proud and grateful.

16. Executive Session

17. New Business

18. Adjourn

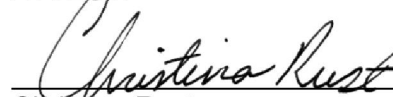
Meeting adjourned at 6:19pm.

APPROVED BY:


Michelle (Shelly) A. Carlson

Mayor

ATTEST:



Christina Rust

City Clerk

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