

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS
OF THE FARGO PARK DISTRICT OF April 11, 2023**

The regular monthly meeting of the Board of Commissioners of the Park District of the City of Fargo was held on Tuesday, April 11, 2023, at 5:30 p.m. at the Fargo Park District office at 701 Main Avenue, Fargo, North Dakota and via Restream. Present at the meeting were Commissioners Joe Deutsch, Dawn Morgan, Aaron Hill, Jerry Rostad and Vicki Dawson. Also present were: Dave Leker, Carolyn Boutain, Dave Bietz, Susan Faus, and attorney Jeffrey Gunkelman.

Approval of Agenda

Commissioner Aaron Hill moved and Commissioner Vicki Dawson seconded a motion to approve the agenda. Upon call of the roll, the motion passed unanimously.

Commissioner Dawn Morgan appeared at the meeting at this time.

Approval of Consent Agenda

Commissioner Vicki Dawson moved and Commissioner Aaron Hill seconded a motion to approve the following actions on the consent agenda:

- (a) The minutes from March 14, 2023 meeting;
- (b) The March 2023 bills;
- (c) Updates to HR Policies – Personnel Manual Definitions page, Policy No. 200 – Keeping us Informed, Police No. 410 – Hiring Policy Benefitted Staff, Policy No 460 – Technology and Policy No. 490 – Conflict of Interest
- (d) Lease Agreement with Lutheran Immigration and Refugee Services (LIRS) and Growing Together Community Gardens for community garden at Village West Park
- (e) Approve and award bid for Self-Propelled Ice Resurfacer to Zamboni Company in the amount of \$101,479.95;
- (f) Approve and award bid for 2023 Tractor with Cab and Front Wheel Assist to RDO Equipment Co. in the amount of \$69,350.00;
- (g) Memorandum of Understanding with Audubon Dakota for the Urban Woods and Prairies Initiative dedicated as the Urban Pollinator Plots Project.
- (h) Request to solicit bids for the Sports Arena Reroof Project.

Upon call of the roll, the motion passed unanimously.

Executive Director's Report

Dave Leker presented on this matter and provided an informational update to the Board on the respective departments. No action was taken on this matter.

Commissioner Jerry Rostad appeared at the meeting at this time.

Department Update - Golf

The golf professionals for the Park District presented to the Board on the upcoming golf season. No action was taken on this matter.

Approval of Utilizing Private Funds Raised for the Pool by Fargo Park District Foundation to Increase the Funding for Island Park Pool Construction Project

Dave Leker presented on this matter. It was noted that the Park District currently has a budget of \$16.9 million for the Island Park Pool Project. It was noted that due to increased costs, in order for the Park District to get all desired features, the project would cost up to \$17.9 million. It was noted that the Fargo Park District Foundation has been able to secure \$1 million in donations to be utilized for the Island Park Pool Project and that staff is requesting that the budget for the pool be increased as a result.

Commissioner Vicki Dawson moved and Commissioner Joe Deutsch seconded a motion to approve utilizing private funds raised by the Fargo Park District Foundation to increase the Island Park Pool construction as presented. Upon call of the roll, the motion passed unanimously.

Approval of Bids for Island Park Pool Replacement Project

Dave Leker presented on this matter. It was noted that the Park District opened a second round of bids that were opened on March 16, 2023. It was noted that Park District staff and construction team met and recommended the approval of the bids that were presented.

Commissioner Joe Deutsch moved and Commissioner Aaron Hill seconded the motion to approve the bids for Island Park Pool Replacement project as follows:

3A Concrete – All Finish Concrete - Base Bid \$512,605.00
No Alternates

4 Masonry – Huesman Schreiber Masonry, LLC – Base Bid \$315,500.00
Alternate 15 Arena Shell Restroom & Storage \$62,200.00

5B Metal Fabrications – Red River Fabrication, Inc. – Base Bid \$31,660.00
Alternate 1 Arena Roof Top Patio \$20,440.00
Alternate 15 Arena Shell Restroom & Storage \$68,550.00

6A General Work and Labor – Gast Construction Co, Inc. – Base Bid \$582,339.00
Alternate 1 Arena Roof Top Patio \$12,682.00
Alternate 15 Arena Shell Restroom & Storage \$93,354.00

7A EPDM Roofing – A&R Roofing Co., Inc. – Base Bid \$234,530.00
Alternate 1 Arena Roof Top Patio \$119,970.00
Alternate 15 Arena Shell Restroom & Storage \$49,940.00
Alternate 20 Ballasted Roof System vs. EPDM *Deduct* (\$67,410.00)

7B Metal Wall Panel – Lemke Home Improvements, Inc. – Base Bid \$109,150.00
No Alternates

7C Caulking & Sealants – Ellenson Caulking, L.L.C. – Base Bid \$49,400.00
Alternate 2B Integral Wall Base \$2,300.00
Alternate 15 Arena Shell Restroom & Storage \$1,250.00

8B Aluminum Openings & Glazing – Red River Glazing, Inc. – Base Bid \$39,590.00
Alternate 17 Automatic Sliding Main Entrance Doors *Deduct* (\$2,500.00)

8C Overhead Doors – Advanced Garage Door, Inc. – Base Bid \$16,972.00
No Alternates

9B Gypsum Board Assemblies – Miller & Sons Drywall, Inc. – Base Bid \$13,000.00
No Alternates

9D Painting & Coatings – Trail Painting Company, LLC – Base Bid \$125,000.00
Alternate 2A Epoxy Quartz Floor Upgrade *Deduct* (\$21,500.00)
Alternate 15 Arena Shell Restroom & Storage \$35,000.00

9E Epoxy Concrete Flooring – All Finish Concrete – Base Bid N/A
Alternate 2A Epoxy Quartz Floor Upgrade \$77,751.00
Alternate 2B Integral Wall Base \$13,110.00
Alternate 15 Arena Shell Restroom & Storage \$34,425.00

13 Pool Construction – Associated Pool Builders, Inc. – Base Bid \$8,892,000.00
Alternate 5 Alternate Pool Filter Aquify RM Filters *Deduct* (\$62,000.00)
Alternate 8 Lazy River Vortex \$30,000.00
Alternate 9 5M Diving Platform \$75,600.00
Alternate 14 Enlarged Rec. Pool Structure \$161,000.00

21 Fire Sprinkler – Nova Fire Protection, Inc. – Base Bid \$16,361.00
No Alternates

22/23 Plumbing/ HVAC – BDT Mechanical, LLC – Base Bid \$753,604.00
Alternate 12 Mini Split HVAC unit at Life Guard \$7,956.00
Alternate 15 Arena Shell Restroom & Storage \$66,193.00

26 Electrical – Vinco, Inc. – Base Bid \$546,028.00
Alternate 15 Arena Shell Restroom & Storage \$17,026.00
Alternate 16 New Parking Lot Light Poles \$20,413.00
Alternate 21 Exterior Light Fixture to BB Series *Deduct* (\$747.00)

31 Earthwork & Site Work Demolition

33 Utilities – Earthwork Services, Inc. – Combined Tied Base Bid \$1,493,685.00
No Alternates

32A Asphalt & Milling Overlay – FM Asphalt LLC – Base Bid \$103,000.00
No Alternates

32B Concrete Paving – Quality Concrete Inc. – Base Bid \$319,090.00
No Alternates

32C Site Fencing – Dakota Fence Company – Base Bid \$97,785.00
No Alternates

32D Landscape – S&S Landscaping Co. Inc. – Base Bid \$64,150.00
No Alternates

32E Artificial Turf – ForeverLawn Minnesota, Inc – Base Bid \$31,000.00
No Alternates

Upon call of the roll, the motion passed unanimously.

Approval of Amendment No. 3 to Development Agreement with Sanford

Dave Leker presented on this matter. It was noted that this Amendment Number includes the following changes: (1) extends the responsibilities for architectural services and construction administration through Phase 2; (2) defines how the initial \$7,000,000.00 will be due at the completion of Phase 2 and how the remaining \$8,000,000.00 will be paid out; (3) clarifies that any change orders requested by Sanford above and beyond the original GMP shall be paid by Sanford; and (4) clarifies the nature of the naming rights conferred by the Park District.

Commissioner Jerry Rostad moved and Commissioner Joe Deutsch seconded the motion to approve Amendment No. 3 to the Development Agreement with Sanford as presented. Upon call of the roll, the motion passed unanimously.

Approval of Nick Dawson Reimbursement Overage Request from Fargo Park District Foundation Grant Matching Program

Craig Bjur presented on this matter. It was noted that Nick Dawson participated in the Matching Grant Program in 2022 with project plans for dog park features at Brandt Crossing Dog Park. It was noted that the estimated construction cost was \$2,600.00 with the Foundation contributing \$1,300.00. It was noted that the total actual construction costs were \$3,646.02 and that Nick Dawson is requesting an additional reimbursement of \$432.01 for one half of the overage costs. It was noted that the request was reviewed and approved by the Foundation Board.

Commissioner Aaron Hill moved and Commissioner Jerry Rostad seconded the motion to approve Nick Dawsons' request for reimbursement for cost overage from the Fargo Park District Foundation Grant Matching Program as presented. Upon call of the roll, the motion passed 4-0 with Commissioner Vicki Dawson abstaining.

Approval of Resolution to Declare an Emergency Exists for 2023 Flood

Dave Bietz presented to the Board on this matter. It was noted that this request allows the Park District to move quickly in hiring contractors that may exceed \$50,000.00 requiring a bid notice. It was noted that declaring an emergency allows the Park District to forego this advertisement process, however, the Park District will still be required to obtain multiple bids. It was noted that this also allows the Park District to request reimbursement from FEMA.

Commissioner Jerry Rostad moved and Commissioner Joe Deutsch seconded a motion to approve the Resolution to Declare an Emergency Exists for the 2023 flood as presented. Upon call of the roll, the motion passed unanimously.

At the conclusion of the above agenda items, a motion to adjourn was made and seconded, and upon unanimous consent the meeting adjourned at approximately 6:50 p.m.

Dave Leker, Clerk