

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS  
OF THE FARGO PARK DISTRICT OF FEBRUARY 10, 2026**

The regular monthly meeting of the Board of Commissioners of the Park District of the City of Fargo was held on Tuesday, February 10, 2026, at 5:30 p.m. via Restream. Present at the meeting were Commissioners Aaron Hill, Zoé Absey, Joe Deutsch, and Jerry Rostad. Also present were: Susan Faus, Dave Bietz, Jayne Gust and attorney Jeff Gunkelman.

**Approval of Agenda**

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

**Approval of Consent Agenda**

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

- (a) The minutes of the January 13, 2026 meeting;
- (b) The January bills;
- (c) Accepting the following bid packages
  - From MTI Distributing, Inc. in the amount of \$539,425.23 for the following items:
    - Item #1-Toro 5910 16'Rotary Mower
    - Item #3-Toro Workman HDX/Multipro200 Gallon Cart Sprayer
    - Item #4-Toro 3500-D Small Area Rotary Mower
    - Item #5- Toro 4000-D 10' Rotary Mower
    - Item #6-Two (2) Toro Workman MDX Lithium Medium Duty Electric Cart
    - Item #7-Toro Workman MDX/Fairway Cafe Grande Medium Duty Electric Cart w/Concessions Box
    - Item #8-Two (2) Toro Workman MDX Medium Duty Gas Vehicles
    - Item #9-Toro 5040 Sand Bunker Maintenance Rake
    - Item #10-Toro Workman GTX Utility Vehicle w/Ball Picker Cage
    - Item #11-Two (2) Toro Workman GTX Light Duty Electric Utility Vehicles
  - From Valley Plains Equipment in the amount of \$148,000.00 for:
    - Item #2-Eight (8) John Deere Z994R Zero Turn Radius Mowers
  - From Ditch Witch of North Dakota in the amount of \$56,655.65 for:
    - Item #12- Ditch Witch HX20G Vacuum Excavator in the bid amount of \$56,655.65
- (d) Selkirk 4<sup>th</sup> Addition MOU
- (e) Brookstone Payment In Lieu Agreement
- (f) Updated Governance Policies

Upon call of the roll, the motion passed unanimously.

## **Public Comments**

Members of the public were afforded the opportunity to discuss issues with the Board. Several members of the community made comments to the Board regarding senior services offered at Broadway Station.

## **Director's Report**

Susan Faus updated the board on various Park District matters. No action was taken on this matter.

### **Easement Agreement with Inter Midwest Holdings, LLC The Fargo Park District And Metro Sports Foundation, Inc.**

Jon Kram, General Manager of Metro Sports Foundation, presented to the Board on this matter. It was noted that the non-exclusive easement grants users of the Scheels Arena that right to park in the to be constructed parking lot described in the easement agreement. It was noted that no construction, maintenance, repairs, or other expenses associated with the parking would be assessed to the Park District.

Commissioner Aaron Hill moved and Commissioner Joe Duetsch seconded the motion to approve the Easement Agreement with Inter Midwest Holdings, LLC, The Fargo Park District, and Metro Sports Foundation, as presented. Upon call of the roll, the motion passed unanimously.

### **Broadway Station Lease Agreement**

Jayne Gust and Susan Faus presented to the Board on this matter. Jayne Gust provided a comprehensive review of the actions the Park District took over the last year regarding the Broadway Station lease. It was noted that Broadway Station has several strengths, including natural light, a dedicated kitchen, efficient meal delivery, a familiar location, and proximity to Total Balance. It was noted that Broadway Station also has several weaknesses, including poor parking lot, shared restrooms, it is a leased space, lack general maintenance and oversight, and high rent and operating costs. It was noted that the Park District researched 14 possible alternative locations, including churches, community organizations, and recreational facilities. It was noted that the total cost for Broadway Station for 2025 was \$87,404.69. Susan Faus presented the recommendation of the Park District to the Board. Park District staff recommended renewing the lease for three years. It was noted that the Park District recognizes that Broadway Station is more than just a meal sight, it is a community hub and a gathering space for senior citizens. It was noted that a three-year lease would allow staff to develop programs and evaluate long-term options. It was noted that the estimated cost over the three years would total approximately \$312,813.00.

Commissioner Deutsch thanked the northside community for being engage in the process. He noted that the Park District needs to provide recreation for everyone in the community and that the Park District should make efforts to expand programming at Broadway Station. Commissioner Absey thanked the community and staff for their efforts to allow the board to make an informed decision. Commissioner Hill noted that the process worked. He further noted that this is not the long term location because it is leased space in a retail building. Commissioner Rostad noted that the timing of this renewal fits well with the Park District finishing up its long-term master plan. He noted that social activities are very important to senior citizens.

Commissioner Zoé Absey moved and Commissioner Joe Duetsch seconded the motion to approve the three-year lease renewal at Broadway Station, as presented. Upon call of the roll, the motion passed unanimously.

### **2025 Foundation Update**

Craig Bjur, Executive Director of the Fargo Park District Foundation, provided an update on the Foundation and its 2025 fiscal year. No action was taken on this matter.

### **Governance Committee Update**

Commissioner Jerry Rostad presented to the Board on updates from the Governance Committee. No action was taken on this matter.

### **Planning Committee Update**

Commissioner Aaron Hill presented to the Board on updates from the Planning Committee. No action was taken on this matter.

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 6:40 p.m.

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Jeff Gunkelman, Kennelly Business Law, Clerk