

FARGO CITY COMMISSION AGENDA  
Monday, August 18, 2025 – 5:00 P.M.

Executive Session at 4:30 p.m.

Roll Call.

**PLEASE NOTE:** The City Commission will convene at 4:30 p.m. on Monday, August 18, 2025, and retire into Executive Session for the purpose of attorney consultation regarding pending opioid litigation with Purdue Pharma, L.P. and the Sackler Family, and with Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun and Zydus to receive its attorneys' advice and guidance on the legal risks, strengths, and weaknesses of an action of a public entity, which, to discuss these matters in open meeting will have a negative fiscal effect on the bargaining and/or litigation position of the City. Thus, an Executive Session for these matters is authorized pursuant to North Dakota Century Code 44-04-19.1 subsections 2, 5 and 9.

Regular Meeting at 5:00 P.M.

City Commission meetings are broadcast live on TV Fargo Channel 56 and online at [FargoND.gov/Streaming](http://FargoND.gov/Streaming). They are rebroadcast Mondays at 5:00 p.m., Thursdays at 7:00 p.m. and Saturdays at 8:00 a.m. They are also included in the video archive at [FargoND.gov/CityCommission](http://FargoND.gov/CityCommission).

- A. Pledge of Allegiance.
- B. Roll Call.
- C. Approve Order of Agenda.
- D. Minutes (Regular Meeting, August 4, 2025).

**CONSENT AGENDA – APPROVE THE FOLLOWING:**

- 1. Purchase Agreement and Permanent Easement Agreement (Methane Gas Pipeline) with ARD Properties, LLC.
- 2. Agreement with the City of West Fargo for Galvanizers Addition.
- 3. Settlement Agreement and Release, and Assignment of Site Improvement and Work Product with 501 Main Ave DevCorp, LLC.
- 4. Receive and file an Ordinance Amending Sections 25-1506, 25-1507 and 25-1508 of Article 25-15 of Chapter 25 of the Fargo Municipal Code Relating to Licensing and Regulating Businesses and Trades.
- 5. 1st reading of an Ordinance Amending Sections 12-0306, 12-0308, 12-0310, 12-0311 and 12-0314 of Article 12-03 of Chapter 12 of the Fargo Municipal Code Relating to Domestic Fowl, Wild Birds and Pets.
- 6. 2nd reading, waive reading and final adoption of an Ordinance Amending Article 11-04 of Chapter 11 of the Fargo Municipal Code Relating to Automobiles and Personal Property; 1st reading, 8/4/25.

7. 2nd reading, waive reading and final adoption of an Ordinance Amending Section 21.1-0102 of Article 21.1-01 of Chapter 21.1 of the Fargo Municipal Code Relating to the International Residential Code; 1st reading, 8/4/25.
8. 2nd reading, waive reading and final adoption of an Ordinance Amending Section 8-0906 of Article 8-09 of Chapter 8 of the Fargo Municipal Code Relating to the Traffic Code; 1st reading, 8/4/25.
9. 2nd reading, waive reading and final adoption of an Ordinance Amending Section 8-1003 of Article 8-10 of Chapter 8 of the Fargo Municipal Code Relating to the Traffic Code; 1st reading, 8/4/25.
10. 2nd reading, waive reading and final adoption of an Ordinance Amending Section 10-0304 of Article 10-03 of Chapter 10 of the Fargo Municipal Code relating to Public Safety, Morals and Welfare; 1st reading, 8/4/25.
11. 2nd reading, waive reading and final adoption of an Ordinance Amending Section 1-0305, of Article 1-03, of Chapter 1, of the Fargo Municipal Code Relating to Classification of Ordinance Violations; 1st reading, 8/4/25.
12. 2nd reading, waive reading and final adoption of an Ordinance Rezoning Certain Parcels of Land Lying in Sullivan Second Addition to the City of Fargo; 1st reading, 8/4/25.
13. 2nd reading, waive reading and final adoption of an Ordinance Rezoning a Certain Parcel of Land Lying in RLN Business Park Second Addition to the City of Fargo, Cass County, North Dakota; 1st reading, 8/4/25.
14. Applications for Games of Chance:
  - a. Benefit for Karen Smith for a raffle on 8/24/25; Public Spirited Resolution.
  - b. El Zagal Shrine Temple for a calendar raffle 7/1/26-12/31/26.
  - c. Fargo North High School for a raffle on 11/1/25-2/28/26.
  - d. Fargo North High School for a raffle on 8/19/25-1/31/26.
  - e. Fargo North High School for a raffle on 8/19/25-5/31/26.
  - f. Fargo North High School for a raffle on 8/19/25-3/31/26.
  - g. Fargo North High School for a raffle on 3/1/26-6/30/26.
  - h. Fargo North High School for a raffle on 4/1/26.
  - i. Nativity Church of Fargo for a raffle and raffle board on 11/9/25.
  - j. Red River Children's Advocacy Center for a raffle on 10/21/25.
15. 2026 to 2027 State of North Dakota Flex Funds Project Applications.
16. Change Order No. 1 in the amount of \$96,000.00 for Project No. PR-25-A1.
17. Change Order No. 1 in the amount of \$25,800.00 for Project No. TR-25-E1.
18. Negative Final Balancing Change Order No. 1 in the amount of -\$31,194.24 for Project No. DR-21-A1.
19. Task Order No. 1 with Stantec in the amount of \$136,091.00 for Project No. MS-25-F0.
20. Bridge Cost Share Agreement with the City of Moorhead and Amendment No. 1 in the amount of \$420,000.00 (\$210,000.00 City of Fargo's share) for Project No. QN-23-B1.

21. Reimbursement to Cass County Electric Cooperative in the amount of \$25,852.14 for Improvement District No. BN-23-F1.
22. Private Utility Relocation Reimbursement to Cass County Electric Cooperative in the amount of \$16,664.67 for Improvement District No. BN-24-B1.
23. Change Order No. 1 in the amount of \$21,197.94 and 8-day time extension to the substantial completion date to 8/8/25 for Improvement District No. BR-25-F1.
24. Design decision for the future project on 4th Street from Main Avenue to 1st Street North (Improvement District No. BR-26-F1).
25. Bid award in the amount of \$182,000.00 and Agreement with KLJ Engineering, LLC for HVAC Design and Construction Planning Services at the Police Department Headquarters (RFP25199).
26. Items from the FAHR Meeting:
  - a. Receive and file Sales Tax update.
  - b. Receive and file General Fund - Budget to Actual through 6/30/25.
  - c. Receive and file General Fund - Budget to Actual through 7/31/25.
  - d. Authorize the Finance Director to work with the City Attorney to update Municipal Code language for the Capital Asset Policy.
27. Extension of FMLA leave for Firefighter Peter Amstrup.
28. Notice of Grant Award from ND Department of Health and Human Services for PHEP City Readiness Initiative (CFDA# 93.069).
29. Strategic Planning Consultant and Dashboard Interface Agreement with AchieveIt Online, LLC (RFP25146).
30. Set Tuesday, September 2, 2025 as the date and time for a Public Hearing on a dangerous building located at 1202-1204 1st Avenue South and 103, 105, 105 1/2 12th Street South.
31. Memorandum of Understanding with Scheels All Sports, Inc. and the Fargo Police Department for the establishment and use of a remote work station within the Fargo Scheels facility.
32. Allow the Police Department to use seized asset forfeiture funds in the amount of \$17,716.22 for Detective Justin Valenti to attend a 10-week National Forensic Academy Training.
33. Change Order No. 1 in the amount of \$0.00 for the GTC Deck Overlay Project.
34. Contractor Work Order Request - State Contract #283 with GMV Syncromatics Corp.
35. Bills.

**REGULAR AGENDA:**

36. Presentation of the 2025 Accreditation Renewal to the Fargo Fire Department.

37. Recommendations for Amendments to the Home Rule Charter and Fargo Municipal Code to comply with changes in State Law.
  - a. Resolution (Amendment of Article 3(F) of Home Rule Charter).
  - b. Resolution (Amendment of Article 2(A)(12) and (13) of Home Rule Charter).
  - c. Resolution (Removal of Article 11 of Home Rule Charter).
  - d. Receive and file an Ordinance Amending Section 2-0202 of Article 2-02 of Chapter 2 of the Fargo Municipal Code Relating to Election Dates.
  - e. Receive and file an Ordinance Amending Section 2-0205 of Article 2-02 of Chapter 2 of the Fargo Municipal Code Relating to Election Procedures.
38. Recommendation to approve the Second Amendment to the Developer Agreement with Grove Enclave, LLC.
39. Recommendation to adopt a policy that requires business operations to begin or construction to start within three years of the City Commission granting a property tax exemption.
40. Recommendation to approve the Core Neighborhood Housing Payment in Lieu of Taxes (PILOT) Guidelines.
41. Recommendation for reappointments to the Planning Commission.
42. Liaison Commissioner Assignment Updates.
43. **RESIDENT COMMENTS (Fargo residents will be offered 2.5 minutes for comment with a maximum of 30 minutes total for all resident comments. Residents who would like to address the Commission, whether virtually or in person, must sign-up at [FargoND.gov/VirtualCommission](https://FargoND.gov/VirtualCommission)).**

People with disabilities who plan to attend the meeting and need special accommodations should contact the Commission Office at 701.241.1310 at least 48 hours before the meeting to give our staff adequate time to make arrangements.

Minutes are available on the City of Fargo web site at [FargoND.gov/CityCommission](https://FargoND.gov/CityCommission).