

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

January 2nd, 2025 in the city meeting room at 6pm.

MEMBERS PRESENT: Jaimie Gavin, Auston Creech, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski

OTHERS PRESENT: Darrel Swanson, Jeff Leadbetter, Dave Even, Pat Olofson, Mike Bassingthwaite, Jessica Peterson, Dan Johnson, Jerry Waswick, Kendra Odegard, Dawn Anderson, Mike Huether, Alex Koepke

Motion to approve last month's meeting minutes approved by Bryton, seconded by Michelle. All ayes, motion carried.

Law Enforcement Report: Not present. Bill for wiring for fuel barrel sent to Travis.

Interstate Engineering Report: Mike present. Shared use path extension HWY 13/32 to DG was finalized today, starting March 2025.

Pool Committee: Mike will get with committee to start picking out colors for pool.

Gwinner Park Board: Not present.

Resident Form: -

Hero's Park: -

Local Permits: NS Archery- Raffle, NS Elementary Playground Fundraiser- raffle, American Legion Post 191- Raffle (Michelle/Bryton)

Building Permits: -

Gwinner Housing Authority (GHA): Looking at shorter rental terms 3 months, 6 months. Two units full, coffee hour everyday

Springs Golf Course: tonight at 7pm

Gwinner Activity Center: -

City Auditor Report: CD at Bremer Bank matures on 1/8/25. Jess will call around for the best interest rate for 12 months CD. A new business account will be opened up at the financial bank for the CD and the two signers for the City of Gwinner will be Mayor, Jaimie Gavin and City Auditor, Jessica Peterson. (Kenny/Michelle)

Public Works Report: No written report. New signs needed at the lagoons (Auston/ Kenny), fencing at the lagoons need to be replaced/ fixed Darrel will get estimates, water tower is still not done so bill is not paid for

Attorney: Quit claim deed to Randy Engquist

Council Items: Main Street Light update- Darrel will call, Snowflakes on Hwy 13 not plugged in, JDA meeting 1/8/25, Food Trucks during Gwinner Days, Christmas on Main Street- get the business more involved.

Pay the Bills: (Auston/Kenny) IRS \$9003.71, NDPERS \$7778.99, ND State Tax Commissioner \$525.58, IRS \$.04, Job Service ND \$57.74, IRS \$2778.96, AW Diesel 494.02, CC Suds and Spirits \$1800, City of Fargo \$14, Colliers Securities \$500, Core & Main \$444.63, DRN \$452.54, Full Circle Ag \$114.13, GROTBURG Electric \$1763.09, Hansen Lumber & Hardware \$745.57, Hawkins \$7926.43, Loffler \$250.13, Payroll \$16,868.47, Maguire Iron \$108,350, Midwest Pest Control \$155, MDU \$1215.57, ND Chemistry Lab \$128.18, ND One Call \$15, Ottertail Power \$5119.99, US Postal Service \$365, Ray-Mac \$38.12, Mobridge/NorDak Publishing \$94.84, Sargent County Treasurer \$136,931.39, TEAM Lab \$2007, TIAA \$2042.52, Verizon Wireless \$238.06, Waloch- Johnson \$13,361, Waste Management \$6204.50, Gwinner Housing Authority \$14,575, US Postal Service \$170.80, Waloch- Johnson \$15,861

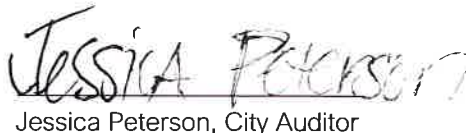
The meeting was recessed at 6:27pm. Next meeting is at 7pm tonight.

Mayor Jaimie opened the meeting at 7pm and the city council has proposed to take over the debt and management of the city golf course from the association to help relieve some stress and assist the association financially with the golf course. We are one big team trying to help each other out. The association asked that the city take on all of the accounting financials, the golf course management and the clubhouse management, with the exception, the association would be listed as the liquor license holder. The association is not interested in running a restaurant. This is not possible, according to the city attorney. The city can take on the city golf course financials and management only. Lots of good discussions went on. Next meeting with the association members will be after city council on February 3rd.

The meeting was adjourned at 7:52pm. Next city council meeting is on February 3rd at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

February 3rd, 2025 in the city meeting room at 6pm.

MEMBERS PRESENT: Jaimie Gavin, Auston Creech, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski

OTHERS PRESENT: Darrel Swanson, Jeff Leadbetter, Dave Even, Pat Olofson, Mike Bassingthwaite, Jessica Peterson, Dan Johnson, Jerry Waswick, Mike Huether, Scott & Shawn Maro, Ramzy Olson, Julie Johnson, Doug & Cheryl Anderson, Jamie Decker, Rachel Nelson, Ryan Johnson, Brandi French, Scott Johnson, Dana Erickson, Dennis Dahl, Travis Paeper, Wyatt Schilling

Motion to approve last month's meeting minutes approved by Michelle, seconded by Auston. All ayes, motion carried.

Law Enforcement Report: Travis and Wyatt present. December and January hours were handed out. Dog issues continue, another issued ticket today, Jeff Leadbetter needs to get his part done so the dogs need to get out of the city. Jeff stated that his office has had some changes and things are slower. He will try to get to it. The owner should be in court on February 12th.

Interstate Engineering Report: Mike present. NDDOT sent Dana Erickson a letter stated she need to remove the shed and fence from their property by the end of Mach 2025. The city can't do much, but the city council will look into backing the bid opening up to April to see if that would give Dana an extra month to get her things moved off NDDOT property. Shed was on the property when she bought the house in 2004, she had no idea this was not her land.

Pool Committee: Not present.

Gwinner Park Board: Not present.

Resident Form: Anderson's and Maro's were present for the dog issues that have been going on for over 2 years. They have had enough. They were asking why the dogs have not been removed from city limits, when it was court ordered. Jeff Leadbetter said he will work on this so they can be in front of a judge again.

Jamie Decker presented her new business plan and is asking for some money out of the first one percent sales tax fund for a new business that will be opening in town. After much discussion and reading over the Home Rule Charter Section 16, Mayor Jaimie asked for a five-minute recess at 5:49pm.

The meeting was opened back up at 5:55pm. Looking into a "STAR PROGRAM" was mentioned. This is going to take time. Mayor Jaimie asked Auston if he had a motion on the floor to keep discussion on Home Rule Charter. Auston made a motion to grant Jamie Decker a third of her total start of cost (\$52,500) out of the sales tax fund to keep the discussion going. Kenny seconded the motion for discussion. Guidelines are needed to get this correct, some research needs to be done, and a committee needs to be formed. Auston and Kenny agreed to retack the motion, at this time. Michelle made a motion to go forward with creating a new committee and guidelines for something like this. Bryton seconded the motion. All ayes, motion carried. Sargent County JDA, GCDC, Renaissance Zone and PILT were also mentioned to Jamie Decker to look into.

Local Permits: -

Building Permits: Comstock Construction for the new aquatic center at 315 1st Ave SE and Jamie Decker "Higher Grounds" new business at 108 1st St NW (Auston/Kenny) Jamie Decker's building permit will be dated Feb 10th, so she has time to get her renaissance zone application into the city, if she so chooses too.

Gwinner Housing Authority (GHA): \$389,897.79 is due to the city, two units full, what did the total project end up coming in at? The mayor has requested to get all the paperwork and information that Jeff Anderson has to be given to the city office, since he resigned from the GHA. The committee is still looking for one more member to be appointed.

Gwinner Activity Center: Met in January and next meeting is on March 27th to go over joint powers agreement changes.

City Auditor Report: CD of \$80,000 at Bank of North Dakota matures on 2/16/25 we will close it out. Jess will call around for the best interest rate for CD. A new business account will be opened at the financial bank for the CD and the two signers for the City of Gwinner will be Mayor, Jaimie Gavin and City Auditor, Jessica Peterson. (Auston/Kenny), Year-end is complete, 2024 financial report was handed out, garbage and recycling bid will go out to bid, Visitors guide full page (Bryton/ Michelle), water bill software was updated, still working on the billing software.

Public Works Report: No written report. Looking for signs for the lagoons, looking for someone to fix the fencing at the lagoons, water tower is completed, and payment was issued to company.

Attorney: Mayor asked to relieve Jeff from the court cases and have Sargent County take over them for no fee to the city. Jeff stated he enjoys being in court and would take other things off his plate if needed. The council has tabled this idea until next month. There is going to be a lot of time needed for Jeff to do other things for the city in a timely manner. Jessica will talk to Jayne at SC before next meeting also.

THE SPECIAL CITY COUNCIL FOR THE CITY OF GWINNER, ND

February 17th 2025 in the meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski

MEMBERS ABSENT: Auston Creech

OTHERS PRESENT: Jeff Leadbetter, Jessica Peterson

Sales Tax Incentive Program: A committee needs to be informed which would be two city council and three others from the city. No loans at this time, just a grant process. 2026 budget would be the earliest or after that. Lisbon star program was the simplest, Fargo had the point system that we will need to get ideas from, Oakes had a great statement: purpose and work constantly being designed and redesigned, but the focus remains constant making sure the city is viable for generations to come. Starting budget thoughts were \$25,000-\$50,000, when funds are available.

Springs Golf Course: Reviewed the association meeting minutes from 2/5/2025. All golf course employee contracts will need to be new with the City of Gwinner. There was discussion about no personal items kept in the city buildings or on city property without city preapproval. Another idea mentioned would be to "contract" the golf course work out to a license business/persons with an equipment rental agreement. A joint agreement on how things will be run on the golf course will be written up by Jeff Leadbetter this month. The income for the city golf course will be golf memberships/cart memberships and daily green fees/cart rentals will be split (75% city/25% clubhouse) and this will be paid monthly to the city. All golf employees will fall under the city. The Golf Course Manager will report every month at the city council meetings, budget and all estimates are reviewed by the city. The city will have nothing to do with the clubhouse operations. The clubhouse will be solely run and operated by The Spring's Association or rental tenants of the clubhouse building.

The meeting was adjourned at 6:30pm. Next city council meeting is on March 3rd at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

March 3rd, 2025 in the city meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Auston Creech, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski

OTHERS PRESENT: Darrel Swanson, Jeff Leadbetter, Dave Even, Pat Olofson, Mike Bassingthwaite, Jessica Peterson, Dan Johnson, Jerry Waswick, Mike Huether, Julie Johnson, Doug & Cheryl Anderson, Jamie Decker, Rachel Nelson, Ryan Johnson, Brandi French, Scott Johnson, Dennis Dahl, Travis Paeper, Karson Beckstrom, Richard Mower, Ashley Hansen, Torrey Gavin, Alex Koepke

Motion to approve last month's meeting minutes approved by Michelle, seconded by Bryton. All ayes, motion carried.

Interstate Engineering Report: Mike present. No update on the Hwy 13 culverts. Pool will be moving along soon.

Law Enforcement Report: Travis present. No report for February. Dog issues still last month. Affidavit was signed today. The court date will be in March for the dog residents.

Pool Committee Gwinner Park Board: Payment #1 \$43,778.31 for new pool. Wait until the pool committee approves and then city council.

Pool committee needs to sign off on invoice. A new slide was discussed. \$122,500 for slide only, plus concrete.

Hero's Park: Brandi was present. Lumber for pergola was ordered. A picnic table was ordered also. Water is needed to water the plants and trees there. Darrel will get a quote for Brandi.

Resident Form: OPC was inquired about a temporary shipping container on their property. They need a building permit for that. Torrey Gavin was present to ask about the chicken limit (6). He requested it be moved to 12 per household. (Bryton/Kenny) Babe Ruth Base gave update on renovation on field.

Renaissance Zone Application: Higher Grounds/ Jaimie Decker for rehabilitation for a new business in town. (Michelle/ Auston)

Local Permits: BINGO/Meat raffle for the Gwinner Park Board (Auston/Michelle)

Building Permits: None

Gwinner Housing Authority (GHA): Jeff still has all the paperwork/ binder, no one knows if the bond is closed or open, Michelle will reach out to Jeff and Bremer Bank, 3 more showing, 2 website inquires, for ages 55 and older. Total project amount unknown at this time.

Gwinner Activity Center: Next meeting March 27th at 4pm.

City Auditor Report: Garbage bids were opened. WM \$6317.36, Storbakken \$6249, Sweet North \$8500 for garbage per month. Recycling WM was \$1465.67 per month. Free tipping for the city was talked about. This needs to be resolved with Waste Management. WM said they would get ahold of the city attorney, Jeff Leadbetter. No bid awarded at this time. We have 60 days. In the WM contract #5 says a local waste disposal (this is area is what is in question). \$80,000 CD went into the American Bank & Trust in Lisbon for 12 months at 4.25%. City has not received the equalization book from SC yet, sewer project needs to be refinanced as stated from USDA letter, State attorney will take over all city cases (not city ordinances) starting on April 1st 2025. This is a free service to the city. Jeff will keep the current cases he is working on until finished. Jess will notify all parties involved. (Kenny/Michelle)

Public Works Report: No written report. Fence was damaged at the city shop, Darrel and Dave will fix it. Only one bid came in for the East Storage Building. We will ask for more open bids.

Attorney: Jeff met Bryton and Brad from Full Circle. Jeff handed out contracts (golf course) to look over.

Council Items: Incentive Program as a grant to possibly start in 2026,

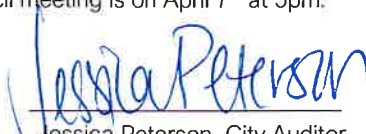
Pay the Bills: (Bryton/Auston) IRS \$5183.70, NDPERS \$7557.73, IRS \$2534.28, Gwinner Housing Authority \$21,199.75, Ottetail Power \$4973.62, Riteway Business Form \$197, Bremer Bank \$15,814.21, USPS \$170.80, AW Diesel \$47.45, Bobcat of Gwinner \$590.94, City of Fargo \$14, David Even \$53.70, DRN \$459.36, Full Circle Ag \$1082.38, Hansen Lumber & Hardware \$17.48, Hawkins \$5054.64, J&M Printing \$147.31, Midwest Pest Control \$155, MDU \$1262.79, ND Chemistry Lab 420.39, Nd One Call \$3, USPS \$154, Ray-Mac \$15.76, Sargent County \$6135.86, Mobridge/NorDak Publishing 4345.05, Sweeney Controls \$2625.93, Teals Market \$11.07, Team Lab \$1019.50, The Home Shop \$401.25, The Spring's Golf Course \$12,049.55, Verizon Wireless \$238.06, Waste Management \$7661.16, Workforce Safety & Insurance \$1139.43

Springs Golf Course: The Spring's association members, Jerry, Mike, Alex and Dan were present. No fourth quarter request, city operation agreement draft was provided and discussed, clubhouse front door was fixed, membership drive in process, concrete bids were opened by the association. The lowest bidder was L&L Construction at \$20,000. First quarter wages for Damon was requested by the association. They didn't know what this amount was. We need a wage report from Olson Accounting to pay the exact number to pay out. Jerry will get it to the city. (Auston/Kenny)

The meeting was adjourned at 7:38pm. Next city council meeting is on April 7th at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL FOR THE CITY OF GWINNER, ND

March 12 2025 in the meeting room at 4:33pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski, Auston Creech

MEMBERS ABSENT:

OTHERS PRESENT: Jeff Leadbetter, Jessica Peterson, Linda and Roger Johnson, Wayne Anderson, Harold R., Mike Huether, Dawn Anderson, Alex Koepke, Jerry Waswick, Dan Johnson, Jeff Anderson, Sam Opdahl, Mike Larson, Micheal Sorlie

Springs Golf Course: Management agreement was passed out and looked over.

Changes needed to be made by Jeff Leadbetter:

#4 add carts fees also,

#5 add 100% of all Sponsorships all go to the clubhouse

#6 add 1-year contract (April 1st 2025 -March 31st 2026)

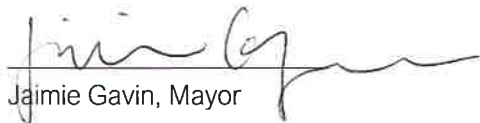
In 2024 there was 45 cart memberships, 72 golf memberships. There was 366 daily fee taken in.

Golf carts are not in great condition. Five are not running at all. There was a mention of having at least 20 golf carts available for tournaments. Damon is looking into pricing in Fargo. This needs to be submitted to the city. No purchasing should be done without the city's acknowledgment. Damon's current contract with the association is March 15-golf season until the course is closed and all related shop/equipment work is complete. Damon has not been to any of the association meetings or city meetings to discuss the changeover. Jerry Waswick said he has been in contact with him, and he has been unable to attend.

All projects need to come through the city. Concrete bids were open through the association for the golf cart pad along the west side of the clubhouse with \$20,000 being the lowest bid. The city council will review this in April.

There is some drain tile that needs to be moved off the property of the new pool.

The meeting was adjourned at 6:01pm. Next city council meeting is on April 7th at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL FOR THE CITY OF GWINNER, ND

March 20 2025 in the meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski, Auston Creech

MEMBERS ABSENT:

OTHERS PRESENT: Mike Huether, Dawn Anderson, Alex Koepke, Jerry Waswick, Sam Opdahl, Damon Fendrick, Kendra Odegard, John Ayers, Jessica Peterson (on phone)

Springs Golf Course: The Spring's Association handed out preliminary 2024 golf course numbers.

Revenue was \$36,290.83. Course operations expense totaled \$208,879.93 with payroll expenses of \$119,411.19, chemical \$12,995.67, fertilizer \$3638.48, fuel \$7538.72, accounting \$8270.07, equipment \$7,857.71, seed \$5706.75, course supplies \$5084.25. No fourth quarter request.

The city council questioned whether the course looked into getting the best pricing for seed, fertilizer and fuel, they have not recently. Damon will look into this. The city council would like to see if we can stay local, if prices are good. Fuel should be used by Rutland Oil, as they have the city contract. Employee overtime was discussed.

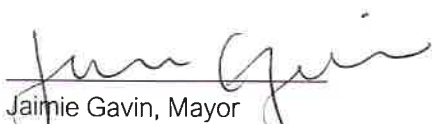
The city council has asked not to take over the golf course until October 1st 2025. We can get through this season with Damon, the way it is. There is not enough time to make the changes. They have asked for a golf course budget to be submitted for this 2025 season. The city council will look it over and then make recommendations on the budget. Once the budget is approved, they have up to that amount to spend on the course.

A 2025 management agreement need to be made so we have one in place. This would be between the city and the Spring's Association.

Golf carts were mentioned but didn't know how many carts need to be fixed or replaced at this time.

Concrete bids were open through the association for the golf cart pad along the west side of the clubhouse with \$20,000 being the lowest bid. \$6700 will come out of the golf course project and \$13,000 will come out of the sales tax fund (Michelle/Kenny)

The meeting was adjourned at 5:59pm. Next city council meeting is on April 7th at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

April 7th 2025 in the city meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Auston Creech, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski

OTHERS PRESENT: Darrel Swanson, Jeff Leadbetter, Dave Even, Pat Olofson, Mike Bassingthwaite, Jessica Peterson, Julie Johnson, Scott Johnson, Dennis Dahl, Travis Paeper, Ashley Hansen, Sam Opdahl, Kari Ulven, 2 Waste Management representatives, Dana Erickson, Harold Rotunda, Tia Bopp, Chris Ferderer, Jay Enderson, Derrick and Paula Hansen, Jerrod & Becky Sandness

Motion to approve last month's meeting minutes approved by Michelle, seconded by Bryton. All ayes, motion carried.

Sealed bids: City Cleanup and Yard Waste. Waste Management was the only bidder. \$167 per lift with disposal fee of \$45.92 per ton. We currently have no disposal fee in our current contract with them.

Interstate Engineering Report: Mike present. Hwy 13 & 32 shared use path bidding was completed and the city portion is \$19,441.25 plus IE bills. (Auston/Bryton)

Law Enforcement Report: Travis present. Dog complaints continues and tickets were given out. Our ordinance fees needs to be updated so it can be upheld in court; the fee needs to go from \$500 to \$1500. Jeff will work on this. State Radio phone number is 701-328-9921, this can be used at all times.

Independent Auditor Update: Harold was present. Gave city council some options on how to move forward with the golf course/clubhouse, while using the city sales tax fund.

Special Liquor Permit: Angry Beaver (Activity Center- July 11th) Needs to work with SC Sheriff's department as well. (Auston/Bryton)

Building Permits: Jay & Karen Enderson- Demo house at 8 Main St S (Auston/Bryton)

Pool Committee Gwinner Park Board: Payment #1 \$43,778.31 for new pool (Auston/Michelle) IE bill for \$20,738.75-hold off until next month. A new added slide project totaling \$153,216 and a change order (siding \$2730) was discussed. Approved \$6734.12 towards slide project at this time (Michelle/Kenny) Park Board said they plan on paying the city back from the slide project with fundraising money.

Gwinner Housing Authority (GHA): Julie and Dennis present. \$21,199.75 monthly loan payment, Auston only wants to pay the GHA up to the agreed yearly \$100,000 for their loan payments. (Auston/Bryton) Discussion was held.

Gwinner Activity Center: Met in March and is looking to change the joint power's agreement.

Springs Golf Course: The Spring's association member Dawn was present. The golf course budget was emailed out to the city council that Damon put together, no clubhouse budget was provided at this time. New management agreement (association/city) was discussed.

Incentive Program Grant: -

First Reading: Update chicken ordinance to move it from 6 to 12 chickens per household. (Kenny/Auston)

City Auditor Report: \$53,126.04 uncollected taxes in 2024, \$137,204.50 came in from the Prairie Dog Fund, city tree grant is in process.

Public Works Report: No written report. Ford truck has recalls, water tower quote came in at \$102,826.25 due to yellow coloring on exterior

Attorney: No update on WM on tipping fees, so garbage bids on hold.

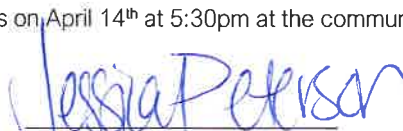
Council Items: Request to have WM representative to come before city council at least quarterly, Auston will get more information on a new temporary Main Street banner, Bobcat Engineering approach was discussed, Zion Church as asking if the city would be interested in taking over the road on the east side (1st ST SE Street) \$1500 repair needs to be done- city take over the street, multiple bids came in for east storage building, at the city shop. JOB Erection & Engineering got the bid for \$19,462 (Bryton/Auston). This will be paid out of the first one percent sales tax fund. Fireworks ordinance as discussed, currently there are no fireworks in city limits. The fire chief, Christopher Ferderer, wrote a supporting letter in support of the new changes to follow the state century code. Fireworks can be sold only between June 27-July 5 and December 26-January 1 in city limits with a wholesalers permit from the city. Fireworks can be used on those dates listed during these times: 8 a.m. CST and ending at 11:59 p.m. CST. The individual use, explosion, or possession of fireworks at any other time during the year, needs to get pre-approval from the current fire chief and city council. (Auston/Kenny) First reading was tonight on these new changes.

Updated ordinance needs to be provided by Jeff.

Pay the Bills: (Bryton/Michelle) IRS \$2674.89, NDPERS \$70492, IRS \$294.70, AW Diesel Service \$55, City of Fargo \$14, Computer Express \$167.98, Core & Main \$640.56, Darrel Swanson \$192.59, DRN \$455.58, Full Circle Ag \$205.97, Gwinner Housing Authority \$21,199.75, Hansen Lumber & Hardware \$97.89, Hawkins \$3367.14, Interstate Engineering \$28,460.42, Kustom Machine \$324.23, Loffler \$34.79, MDU \$1052.98, ND Chemistry Lab \$40.78, Ray-Mac \$15.76, Rutland \$958.43, Sargent County \$6135.86, Mobridge/Nordak Publishing \$250.92, Starion Bond Services \$184,361.25, Swede Plumbing \$418.99, Teal Market \$43.10, Team Lab \$2042.52, Waste Management \$7679.16, Bremer Bank \$15,631.39, Comstock Construction \$145,707.90, Ottertail Power \$111.92, The Spring's Golf Course \$56,985.08, US Postal Service \$170.80

The meeting was recessed. Next equalization meeting is on April 14th at 5:30pm at the community center.


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

EQUALIZATION FOR THE CITY OF GWINNER, ND

April 7th 2025 at the Fire Hall Building at 6:32pm.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle, Auston Creech, Bryton Ciesynski, Kenny Wiederholt

MEMBERS ABSENT: -

OTHERS PRESENT: (See attached sheets) Scott Johnson, Tia Bopp, Darrel Shelbers, Mike Larson, Charlene Smith, Jay Enderson, Adam Wrage, Nancy Wrage, Joleen Hardy, Dewey Johnson, Paula Hansen, Seth Aberle, James Tindall, Klancy Tindall, Geneva Waswick, Rodney Hansen, Lucas Melroe, Scott Melroe, Jan Melroe, Grover Riebe, GCDC, Jan Reibe, Derrick Hansen, Jerrod Sandness, Becky Sandness, Paula Hansen, Bradley Bartl, Stefan Dudas, Melvin Block, Randy Christensen, Brandi and Sam French, Shane Swanson, Kent Johnson, Julie Johnson, Dennis Dahl, Dana Erickson, Kari Ulven, Samantha Opdahl, Ashley Hansen, Sean Anderson, Dawn Anderson, Delores Bohnenkamp, Larry Bohnenkamp, Walter Wrage, AW Diesel Service, Brendan Ciesynski, Michelle Ciesynski, Hope Ciesynski, Danny McKeever, Doug Anderson, Travis Swanson, Shawn Enge, Jason Arth, Tyler Henderson, Rod Utecht, Ginger Utecht, Cindy Enderson, Lisa Schwab, Kevin Schwab, Ida Shipton, Chad Crandall, Brodie Crandall, Cheryl Anderson, Donna Anderson, Heather Swanson, Patricia Essig, Corey Essig, Danny Johnson, Dorenda Johnson, Bonna Schultz, Rosie Odegard, Lola Decker, Gary Decker, Brad Lien, Adam Hill, Spencer Brockman, Randall Brockman, Jeff Anderson, Joan Johnson, Jerry Waswick, Shirley Waloch, David Hansen, Donna Hansen, Lonnie Hoechst, Derek Bohnenkamp, Vanessa Bohnenkamp, Dominic Olson, Christopher Ferderer, Jaime Decker, Pat Olofson, Christian Creech, Bryton Ciesynski, Michelle Goettle, Kenneth Wiederholt, Jaimie Gavin, Jessica Peterson

Jaimie opened up the meeting and gave the floor to LaJuana.

We need to be in 90-100% with the state for sale ratio tolerance. Sargent County is ending at 92.47%. There were ⁴⁸~~30~~ good sales in the county that were used in the formula.

The average resident in Gwinner would see a 10-20% increase on their property assessment values. There was much discussion and questions asked by many residents.

The meeting was adjourned at 7:45pm. Next equalization meeting is on April 14th at 5:30pm in the Community Center on Main Street North.



Jaimie Gavin, Council President



Jessica Peterson, City Auditor

SECOND EQUALIZATION MEETING FOR THE CITY OF GWINNER, ND

April 14th 2025 at the Community Center at 5:30pm.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle, Auston Creech, Bryton Ciesynski

MEMBERS ABSENT: Kenny Wiederholt

OTHERS PRESENT: (See attached sign-up sheets) Dustin Schreiner, Kevin Dietz, Eric Johnson, Rodney Hansen, Shirley Waloch, Jennifer Wangler, Derek Wangler, Tyler Henderson, Jay Enderson, Shawn Maro, Scott Maro, Jim Asche, Shane Swanson, Corey Essig, Patrica Essig, Loal Decker, Michelle Ciesynski, Hope Ciesynski, Shawn Enge, Brad Lien, Dan Johnson, Delores Bohnenkamp, Dylan Ekstrom, Adam Hill, Walter Wrage, Carter Anderson, Wes Stocker, Travis Paeper, Jeff Anderson, Corey Fuss, Sean Anderson, Dawn Anderson, Samuel Helm, Scott Melroe, Lulas Melroe, Melvin Block Chad Crandall, Brand Nelson, Jan Riebe, Grover Riebe, GCDC, Marge Asche, Joe Burgard, Julie Johnson, Gary Decker, Brendan Ciesynski, Taylor Waloch, Emma Waloch, Kari Ulven, Jessica Peterson, Michelle Goettle, Rosalie Odegard, Dana Erickson, Mary Rotenberg, Jaimie Gavin, Mark Brecker, James Tindall, Klancy Tindall, Robert Kelsen, Jerry Waswick, Mike Larsen, Carrili Larson, Joshua Hansana, Roger Bopp, Paula Hansen, Derrick Hansen, Paula Hansen, Cheryl Anderson, Doug Anderson, Joan Johnson, Duane Bergmann, Darrel Salbers, Jay Enderson, Dennis Dahl, Becky Sandness, Jerrod Sandness, Dave Hansen, Linda Johnson, Ashley Hansen, Seth Aberle, Connie Kracht, Geniva Waswick, Jan Melroe, Charlene Smith, Stefan Dudas, Rhonda Weight, Denis Dah, Joleen Hardy, Larry Bohnencamp, Samantha Opdahl, Beth Stocker, Brandi French, Dominic Olson, Bonna Schultz, Ida Shipton, Donna Anderson, Paula Hansen, Adam Wrage

Mayor Jaimie opened up the meeting and gave the floor to LaJuana.

LaJuana handed a booklet out to some residents, some had to share.

Sales are looked at as a whole throughout the whole county and not just by city. Real Estate sales are much higher than valuations. Valuations are sale driven. Values start with cost but then must be adjusted to market conditions. The entire county saw a New Manual Cost Adjustment. (That together with the market adjustment and depreciation got the county to 88.20%.)

2024 assessed values and the 2024 sales were ten percent higher than last year.

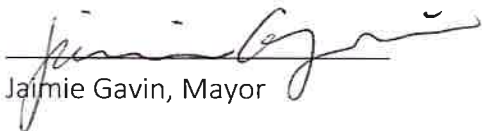
Gwinner was at 96% median ratio after the cost adjustment. COD: Coefficients of Dispersion was at 52.42%, a good COD is 15-25. PRD: Price Related Differential is one. Gwinner was at 1.3 for 2024. This shows the lower end homes are carrying the tax burden. There was much discussion and questions asked to LaJuana.

No Real Estate Exemptions were listed, so none to approve.

Ten Homestead credits and six Veteran credits were approved (Auston/ Michelle)

City Council Recommendations: Equalization Book not approved, as is. Mayor Jaimie requested that the City of Gwinner get reassessed by having Vanguard come back as soon as possible. (Auston/Bryton)

Meeting was adjourned at 7:22pm. Next city council meeting is on April 21st at 5pm.



Jaimie Gavin, Mayor



Jessia Peterson, City Auditor

THE SPECIAL CITY COUNCIL FOR THE CITY OF GWINNER, ND

April 21 2025 in the meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski(phone), Auston Creech(phone)

MEMBERS ABSENT:

OTHERS PRESENT: Brian Gullickson, Mike Huether, Dan Johnson, Dawn Anderson, Alex Koepke, Kendra Odegard, Jeff Leadbetter, Jessica Peterson

Pledge of Allegiance

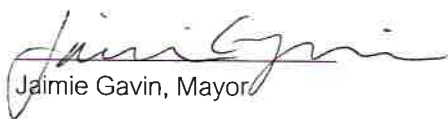
Springs Golf Clubhouse: The Spring's Association has been working with Brian Gullickson (Mulligans at The Spring's, LLC) to come up with a draft to lease the clubhouse from the City of Gwinner. After much discussion, Brian will have his attorney, Charley, to work with Jeff Leadbetter to draw up a draft lease agreement for the city to look over and sign. (Michelle/ Kenny)

Liquor License: Mulligans at the Springs, LLC for On & Off-Sale for alcoholic beverages, this will include a beer cart on the course. The motion was approved pending the approval of the lease agreement with the city. June 1st is looking to be a start date after working with the State of ND. (Kenny/ Michelle)

Harold: He broke it down on the two ways, still using the first percent sales tax fund, the golf course could be set up for the future. First way, The Spring's Association can manage the golf course completely by a set budget that is approved by the city council each year and if there were any short falls the Spring's Association would need to find other resources to cover the shortfall costs, if there are any overages from the set budget it will then roll over to the next year budget. Spring's Association would still do their own books, and all the bills will go to the Spring's Association. Financials will be provided monthly to the city from the Spring's Association. This would need an agreement created and signed by both parties. Second way, a Golf Advisory Committee could be set up and the city will take on all management of the golf course completely. The city will do all the financials, and all the bills will go directly to the City of Gwinner. The golf employees will be city employees. The Golf Advisory Committee could help with sponsorships, golf memberships, golf fundraisers, course supervision, and planning for future events/projects for the golf course. The Spring's Association will take all this information back to their board meeting and see which way they would like to continue going forward. We are all working together to make the golf course the best it can be! New golf carts were mentioned. 20 leased golf carts for \$130,000 (60 months) or 5 used golf carts for \$25,000. \$27,950 (Golf Course Manager wages), \$9035.08 (Fertilizer), \$5000 previous expenses for golf course, \$15,000 future expenses for golf course = \$56,985.08 from the first one percent sales tax (Auston/Michelle)

Garbage Bids: All residential and commercial garbage bids were rejected at this time.

The meeting was adjourned at 7:10pm. Next city council meeting is on May 5th at 5pm.


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

May 5th 2025 at the Fire Hall Building at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle, Auston Creech, Bryton Ciesynski (on phone), Kenny Wiederholt

OTHERS PRESENT: Darrel Swanson, Jessica Peterson, Travis Paeper, Dave Even, Mike Bassingthwaite, Dennis Dahl, Sam Opdahl, Ashley Hansen, Scott Johnson, Jerry Waswick, Roger Bopp, Dan Johnson, Grover Reibe, Mike Huether, Pat Olofson

Motion to approve last month's meeting minutes approved by Michelle, seconded by Kenny. All ayes, motion carried

Law Enforcement Report: Travis Paeper present. 35 service calls this month, 148 hours total, dog issues continue

Interstate Engineering Report: Mike was present. Hwy 13/32 sidewalk project will start in June. Agreement was signed for project.

Gwinner Park Board/Pool Committee: Payment #3 request \$4,970.16, IE Bills \$20,738.75+\$12,430 (Sam took them with her to look over them and approve them through the pool committee), Invoices paid by Park Board total around \$54,722.30, they will get the invoices to Jess, and we will add it to the pool project total (Michelle/Kenny), Pool project officially started today!

Local Permits: Legendary Steaks in the CC's Parking Lot-(Auston/Michelle), El Zagal Viking Patrol, Inc in Overtime Bar/Springs/Mulligans (Auston/Kenny)

Building Permits: Bobcat (55 Hwy 13 E) add water and sewer to east building (Auston/Michelle), Elwood Odegard (402 3rd Ave N) new canvas carport 7x12 in backyard- no flags were placed in area (Tabled)

Gwinner Housing Authority (GHA): Spent \$71,549.50 of the \$100,000, there will be no one in the building by the end of May.

Springs Golf Course: The committee said they would like to manage the golf course instead of being an advisory committee. A management contract will then be written up between the city and the spring association.

Mulligans at the Springs: Contract with Mulligans was reviewed with some changes. The contract will be with the City and Mulligans only. Jeff will send it back to his attorney for the changes.

Incentive Program: Tabled

City Auditor Report: Mayor Proclamation Arbor Day to be on 5/8 with a tree planting celebration in front of the fire hall, Cleanup & Yard Waste bid were rejected (Auston/Michelle), rehiring Isabella for the summer, NDDOT Letter, Senior meals at the community center was in discussed and Kenny and Jess will meet with Valley Senior Services. Grover wanted to know who will be present for the city at the Sargent County Equalization Meeting in Forman. He shared some talking points that he came up with.

Fireworks: No draft was present for reading. The first reading will be when the draft is provided to the city council.

Second Reading: Update chicken ordinance. (Kenny/Michelle)

First Reading: Update definition of terms ordinance (Auston/Kenny)

Public Works Report: Main water tower quote \$102,826.25 tabled, tree trimming needs to be done by residents around town, Pump main lift station went down today, towels getting stuck in the pumps again. Membranes for the water plant will be around \$100,000.

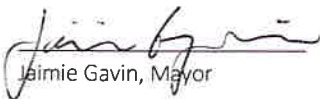
Council Items: Dakota View (205 3rd St NW) Dietrich asked for some changes on their tax abatement- not at this time, Banners/snowflakes need to replace and taken down if they are broken or not working correctly, Speed limit sign needs to be adjusted back, Hwy 13 light out is out (Scott Electric) – Darrel and Dave need to take care of these items ASAP. If they need to rent something for the day, they have got the ok to do that.

Pay the Bills: (Auston/Michelle) IRS \$2755.31+\$2813.48, ND State Tax Commissioner \$531.65 NDPERS \$7880.54, AW Diesel \$43.72, Bobcat of Gwinner \$167.56, Comstock Construction \$4970.16, Dacotah Paper \$108.66, DRN \$454.46, Electric Pump \$39,476.60, END OF WOODS \$1000, Full Circle \$544.02, Grotberg Electric \$397.80, Gwinner Civic Club \$4735.61, Hansen Lumber \$279.75, Hawkins \$1020.75, Leadbetter Law Office \$6030.60, MDU \$820.77, ND Dept. of Health \$77, ND One Call \$18, Rutland Oil Company \$346.25, Sanitation Products \$232.97, Sargent County \$6135.86, Mobridge/Nordak Publishing \$245.88, Teals Market \$18.64, Team Lab \$2650, Titan \$42.44, Verizon Wireless \$342.86, Waste Management \$1465.66, Bremer Bank \$16,560.03, Gwinner Businessmen's Association \$100, Gwinner Housing Authority \$21,199.75, Interstate Engineering \$16,965.20, Waste Management \$6204.50, The Spring's golf Course \$20,000, US Postal Service \$170.80

Attorney: Jeff Leadbetter requested to go into executive session. "Executive Session – Pursuant to 44-04-19.1 (2) & (09) NDCC –Waste Management." This item will be discussed in the executive session. The legal authority for closing this portion of the meeting is NDCC Section 44-04-19.1 (2) & (09). The topic or purpose of this executive session is for attorney consultation on Waste Management. We will now ask the members of the public who are attending the meeting to leave the room. We anticipate adjourning the executive session and reconvening the open portion of the meeting as soon as possible. The minutes will show that the executive session began at 6:52PM and was attended by City Council Members Michelle Goettle, Auston Creech, Bryton Ciesynski (on phone), Kenny Wiederholt Mayor Jaimie Gavin, Attorney Jeff Leadbetter, and City Auditor Jessica Peterson. The minutes will show that the executive session was adjourned at 7:04PM. The public has been invited to return to the meeting room, and we are now back in an open meeting.

The meeting was adjourned at 7:12pm. Next city council meeting is on June 2nd at 5pm

Equalization Meeting for Sargent County June 3rd at 9:30am


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL FOR THE CITY OF GWINNER, ND

May 19 2025 in the meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski(phone), Auston Creech(phone)

OTHER PRESENT: Mike Huether, Alex Koepke, Jerry Waswick, Jeff Leadbetter, Jessica Peterson

Pledge of Allegiance

Springs Golf Clubhouse: Mulligans at the Springs contract was gone over and approved. Mayor Jaimie and Jessica will sign the contract with Brian when Brian comes down. (Kenny/Michelle)

Golf Course- Spring's Management Contract/ Budget: Jeff handed out a draft "Lease" that none of the city council has seen. This is not what the city council had in mind, looking at a management agreement instead. Spring's association is not sure if they want to manage the golf course since they were taken out of Mulligan's contract. There has been some back in forth on the spring association on how to go forward. They are going to meet again as a group to see what they want to do.

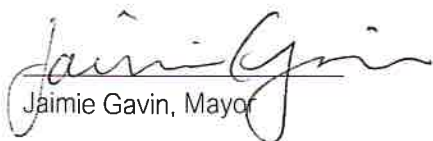
GHA-Senior Living Center: Discussion on incentive options as the building is going to be empty and no current leases are active. Looking at having the one-bedroom start at \$1200 and the two-bedroom to start at \$1400 with 2 months of free garage use, if they sign a twelve-month lease by the fall of 2025.

Fireworks: No draft complete as of now.

Building Permit: Elwood Odegard- no flags out as of now. He will need to let us know when he will put the flags out.

Waste Management: Council wants to use the same language from the original.

The meeting was adjourned at 6:56pm. Next city council meeting is on June 2nd at 5pm.


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

June 2nd 2025 at the Fire Hall Building at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle, Auston Creech, Bryton Ciesynski, Kenny Wiederholt

OTHERS PRESENT: Travis Paeper, Dave Even, Mike Bassingthwaite, Dennis Dahl, Sam Opdahl, Jerry Waswick, Roger Bopp, Dan Johnson, Pat Olofson, Isabella Ferderer, Dana Erickson, Joel and Megan, Damon and Max, Julie Johnson, Jesse Herman, Jessica Peterson

Motion to approve last month's meeting minutes approved by Michelle, seconded by Kenny. All ayes, motion carried

Law Enforcement Report: Travis Paeper present. 40 service calls this month, 130 hours total, click it or ticket

Interstate Engineering Report: Mike was present. Electrical line easement near new pool to Ottetail Power – tabled, emailed resolution of policy regarding public comment requirements at regular meetings

Joel with KJJ: Multi- Hazard Mitigation Plan – this needs to be done every 5 years. Surveys need to be filled out and returned to them.

Gwinner Park Board/Pool Committee: Payment #4 request \$241,075.80, IE Bills \$63,929.50 (Kenny/ Auston) Sam reported that they put half the money down on the slide.

Local Permits: Feel Good Food 7/10-7/12 food truck, and Effie's LLC 7/10-7/12 food truck- we need a better food truck permit form.

(Auston/Michelle)

Building Permits: Joe Litch (5 4th AVE SE) – New roof, Old Purple Cow Diner (25 HWY 13 E)- Enclose south end of diner, Katie Mock & Jake Hejtmanek (150 Maplewood Drive)- repaint exterior home and garage, USW Local (402 Eagle Lane) – movable 12x10 shed – Auston/Michelle

Elwood Odegard (402 3rd Ave N) new canvas carport 7x12 in backyard (no flags were placed in area) – Jeff was instructed to create letter and include the alley access, which all the residents on that block on both sides should get. (Auston/Kenny)

Gwinner Housing Authority (GHA): Julie, Dennis and Kenny mentioned Cindy Enderson is the newest board member, the Senior living center has lowered their rates.

Springs Golf Course: The committee said they would like to manage the golf course with a budget. Need to get a management agreement complete so the budget can be approved. June 11th at 6:30pm to go over that. \$1600 from gaming funds was short, needs to be replaced.

Mulligans at the Springs: Contract with Mulligans was signed on 5/21/2025. Hoping to open around the 20th of June.

Incentive Program: Tabled – Jaimie is working on this and found one committee member. Let her know if you are interested.

Gwinner Activity Center: Kenny reported that some updates need to be amended on the operating agreement.

Public Comment: Jesse Herman had questions on old pool bids for demo, Roger Bopp has questions on the first percent sales tax, Julie Johnson asked about the holes at Hero's Park.

City Auditor Report: Senior meals at the community center could be a possibility in the future, this weekend will be busy, JDA meeting last month, NDPERS approved a reduction of one percent on health premium.

First Reading Fireworks: (Auston/Kenny)

Second Reading: Update definition of terms ordinance (Auston/Michelle)

Public Works Report: Darrel on vacation. Snowflakes, and other lights need to come down and get repaired along with the speed sign. All banners need to be fixed as well. They will rent a Bobcat lift from Fargo. \$1200 per week

Council Items: Kenny, Auston and Bryton will not be around next week.

Attorney: Jeff left early nothing from WM, charitable gaming site authorization policy draft – tabled

Pay the Bills: (Auston/Michelle) IRS \$2747.10 & \$2746.25, NDPERS \$7808.14, Bobcat of Gwinner \$92.09, Comstock Construction \$241,075.80, Don Krassin \$85, DRN \$453.45, Electric Pump \$1349.25, Gwinner Civic Club \$1350, Hansen Lumber & Hardware \$89.41, Hawkins, Inc \$5784.37, Interstate Engineering \$63,929.50, J & M Printing \$585.51, Jessica Peterson \$34.54, Jet-Way Inc \$3415, Lake Agassiz Water Authority \$100, MDU \$572.94, ND Chemistry Lab \$14.56, Ottetail Power \$5531.49, RDO Equipment \$128.92, Rutland Oil Company \$550.81, Sanitation Products \$290, Sargent County \$6135.86, Team Lab \$3033.50, TIAA \$2042.52, Verizon Wireless \$238.06, Bobcat of Gwinner \$300, Full Circle Ag \$165.58, Gwinner Housing Authority \$21,199.75, Hawkins \$1083.45, ND Chemistry Lab \$20.39, ND One Call \$24, ND Rural Water Systems \$270, Ottetail Power \$5461.21, Mobridge/NorDak Publishing \$339.72, Ten11auto \$30,150, USA Blue Book \$280.23, Waste Management \$8769.91, US Postal Service \$170.80

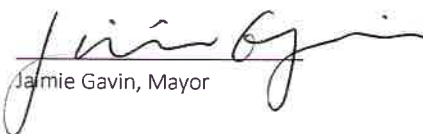
The meeting was recessed at 6:48pm. Next city council meeting is on June 3rd in Forman at 9:30am equalization Meeting for Sargent County.

Recessed meeting on June 3rd 2025 at 9:30am in Forman at City Hall.

MEMBERS PRESENT: Jaimie Gavin, Auston Creech, Bryton Ciesynski and City Auditor Jessica Peterson

There were no motions being made, and no discussion was held with the present members at the SC equalization meeting.

Adjourned at 10:52am.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL MEETING FOR THE CITY OF GWINNER, ND

June 4th 2025 in the meeting room at 6:30pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski, Auston Creech

OTHER PRESENT: Dawn Anderson, Alex Koepke, Jerry Waswick, Dan Johnson, Kendra Odegard, Damon and Max, Jeff Leadbetter, Jessica Peterson

Pledge of Allegiance

Golf Course: The Management Agreement was reviewed line by line, as a group. Jeff will provide a draft for both parties to look over again. 1. Spring Association will manage all aspects of a golf course, the grounds and the rental carts, 2. City of Gwinner will manage the clubhouse consisting of the bar and restaurant, 3. Golf course will run on an approved budget each year, with access to monthly reports and quarterly reports. All income will be City of Gwinner, 4. Premises to comply with all state laws, ordinances, rules and orders, 5. Insurance and Licenses, 6. Sponsorship Fund, 7. Setting prices and collecting memberships, 8. Employees, payrates and contracts. Budget will be reviewed after the management agreement is signed by both parties.

Fireworks 2nd Reading: Auston/Michelle

Permit for Raffle: Vikings, Inc. for June 6-8. Kenny/Bryton

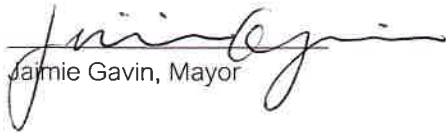
The meeting was recessed at 7:58pm. Next regular city council meeting is on July 7th at 5pm.

Recessed meeting on June 10th 2025 at 7pm in Forman at City Hall.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle and City Auditor Jessica Peterson

There was no quorum present at the SC equalization meeting.

Adjourned at 7:58 pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL MEETING FOR THE CITY OF GWINNER, ND

June 17th 2025 in the meeting room at 7pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski, Auston Creech

OTHER PRESENT: Dawn Anderson, Alex Koepke, Jerry Waswick, Dan Johnson, Kendra Odegard, Mike Larson, Micheal Sorlie, Sam Opdahl, Ashley Hansen, Christina Ferderer, Jesse Herman, Jessica Peterson

Pledge of Allegiance

Golf Course: The group went line by line on the draft management agreement contract changes will be sent over to Jeff to review and change. The association requested 13 – 2022 Yamaha Drive 2 fuel injected – mica with updated seats for \$4800 per golf cart. They would like to trade in the 11-2008 Club Cart DS for \$2000 per golf cart. The difference in delivery charge is \$41,050. Bryton made a motion to approve 9- 2022 golf carts for purchase at \$4800 each and trade in 9-2008 golf carts for \$2000. Total price with delivery is \$25,850; this would be taken out of the sales tax fund. All future purchases of golf carts in to be in annual budget. Kenny seconded the motion. All ayes. Motion passed.

Jerry came back into the meeting and said the association approved to use the Manny Hegle funds to purchase one more 2022 golf cart for \$4800. They will write a \$4800 check to the City of Gwinner and the city will write one check for the amount of \$30,650 for ten 2022 golf carts after the nine trade golf carts. All the golf carts will be property of the City of Gwinner. (Kenny/Bryton)

Park Board: There has been miscommunication on the use of the parks on Gwinner Days with the Civic Club, city courage the park board to make some rental forms up and add events to the City of Gwinner calendar so things don't get double booked. Do what you can this year and then sit down with civic leaders to come up with a plan for years to come. Interstate Engineering is overseeing the aquatic center project for the city; there have been issues that have come up on-site and have not been dealt with professionally. We need to clear up on what each person role is. The city need to request to get an estimate of what the IE will be costing for the complete project for budget purposes. Construction meetings need to happen so we can talk to the contractors and make decisions, so the project is not delayed. Next meeting is next Tuesday at 5pm- this will be a public meeting with all parties involved. The large waterslide costs \$122,500. The park board requested to borrow \$61,000 from the city with no interest for 4 years, if and when they might need the funds. (Auston/Michelle)

Waste Management: Host agreement was discussed. Need to move forward on the language from the original host agreement contract we had. Only section 5 – local waste disposal needs the update. Jeff should be able to finalize this ASAP, as waste management has agreed to change it back. The meeting was adjourned at 9:15pm. (Auston/ Kenny)

Next special meeting is on June 24th at 5pm.

Next regular city council meeting is on July 7th at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL MEETING FOR THE CITY OF GWINNER, ND

June 19th 2025 in the meeting room at 3pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt (on phone), Michelle Goettle, Bryton Ciesynski, Auston Creech

OTHER PRESENT: Isabella Ferderer, Jessica Peterson

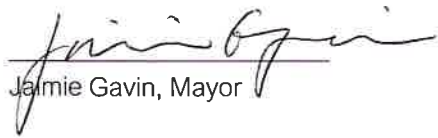
Pledge of Allegiance

Golf Course: Bryton requested on behalf of The Spring's Association to change the trade in one of the golf carts from 2008 to 2014. 2008 golf cart trade was \$2000 and the 2014 golf cart value is \$2500. (Auston/Michelle) All ayes. Motion passed.

The check will be written and given to ten11auto for the amount of \$30,150.00.

Next special meeting is on June 24th at 5pm.

Next regular city council meeting is on July 7th at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL MEETING FOR THE CITY OF GWINNER, ND

June 24th 2025 in the meeting room at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski, Auston Creech

OTHER PRESENT: Mike Bassingthwaite, Connor Koppany, Taylor Lies, Aaron Bell, Chelsen Anderson, Stephan Nienceber, Dan Dumal, bed Heinert, Dennis Dahl, Ashley Hansen, Sam Opdahl, Isabella Ferderer, Jessica Peterson
Pledge of Allegiance

Gwinner Aquatics Center – Construction progress and coordination meeting #1 – Dan with My Aquatics announced his retirement.

Change order in the amount of \$65,740.61. (Kenny/Michelle)

Payment #5 is \$346,661.10, will go through pool committee approval first.


J & M Printing has concerns with its delivery of trucks coming on the back of its business. The plan is to keep the street and not tear it up, so there is no interruptions to his business. If there is going to be, he needs to be notified.

Interstate Engineering / Park Board / Pool Committee – Roles were layout for each group and Mike will communicate will all of the pool committee with request he receives.

Next construction progress meeting is on July 9th at 5pm in the meeting room.

Meeting was adjourned at 6:56pm.

Next regular city council meeting is on July 7th at 5pm.


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

July 7th 2025 at the Fire Hall Building at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle, Auston Creech, Bryton Ciesynski, Kenny Wiederholt

OTHERS PRESENT: Travis Paeper, Dave Even, Mike Bassingthwaite, Dennis Dahl, Sam Opdahl, Darrel Swanson, Ashley Hansen, Mike Huether, Jessica Peterson

Motion to approve last month's meeting minutes approved by Auston, seconded by Michelle. All ayes, motion carried

Law Enforcement Report: Travis Paeper present. 32 service calls this month, 147 hours total. Gwinner Days this weekend.

Interstate Engineering Report: Mike was present. The new aquatic center had a change order #2 for the amount of \$65,743.61 and a new completion date of June 2, 2026. (Auston/Kenny), the HWY 13/32 path is complete, West side drainage under HWY 13 was discussed and the next step would be to send the state a request letter for the change. (Auston/ Michelle)

Gwinner Park Board/Pool Committee: Payment #5 request \$346,661.10, looking to get quotes for demo of the old pool, Gwinner Days

Building Permits: NS school (16 1st ST SW)- two-bathroom remodel, SDM Properties LLC (21 Main Street N)- new windows, new east wall, new HVAC and electrical, Dan and Stacy McKeever (505 Eagle Lane) – new shingles and window wells on patio (Auston/ Michelle)

Local Permits: Overtime Bar- July 10th and 12th on Main Street and 12th at the park with park board approval (Auston/ Bryton), Gwinner Fire Department for gun raffle (Kenny/Auston)

City Attorney: WM- no update, charitable gaming site authorization draft- tabled, public comment draft-no motion at this time, draft for building permit and alley access is on Jeff's desk, he will send to Jess on Thursday.

Gwinner Housing Authority (GHA): Meridian bill for extended gutters for \$1369.50 (Kenny/Michelle), interest payment (Kenny/Auston), Issues in hallway and with the heaters in the garage. Open houses are scheduled for Thursday and Sunday of Gwinner days! Lots of lookers on Facebook and website since the rental price has been dropped.

Springs Golf Course: Mike present. The management agreement has not been looked over by Jeff yet, and the budget has not been approved for 2025. Golf carts are very nice. Request for \$12,000 for golf course payroll out of their 2025 budget (Bryton/Kenny) Jess needs some request in writing. The dry goods that are left over will be donated to the Gwinner Food Pantry. The clubhouse items (tables/ chairs) will be stored in the shed until the city is ready to sell all of the items.

Mulligans at the Springs: First day they got in was on 7/7/25. Plans to open on 7/8/2025.

Gwinner Activity Center: Kenny and Dennis reported that some updates need to be amended on the operating agreement.

City Auditor Report: The value of the 2022 golf carts should be \$8000, 2021 golf carts should be \$7500 (Auston/Bryton) through Waloch-Johnson Insurance. The NDDOT project was discussed and Auston and Bryton will meet with them next week; all the lights should not be the responsibility of the city. Bismarck annual conference is 9/16-9/18, 2026 budget is in process, Isabella is on military leave, airborne spraying is still waiting on one federal approval before we can get sprayed, their planes did get some damage from the storms. They would like next year dates by March or April.

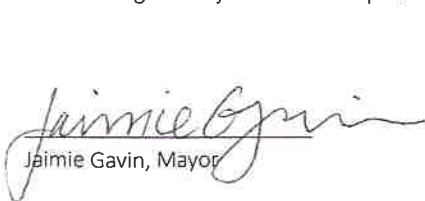
Public Works Report: Water quote at the community center is around \$400-500 for Hero's Park (Auston/Bryton). The community center needs a new air conditioning/heating unit \$5176 (Bryton/Michelle), went over wish list for next year it is around \$1,048,500 and most of those items need to be done.

Council Items: Ground mosquito spraying done by the City of Lisbon is \$775 per spray, they can spray on 7/8/25 (Auston/Michelle). A new sprayer shared cost was discussed, plus chemicals of \$800-1000 and then the employee wages to do it. Look to see if Lisbon is willing to do it for us for the \$775 each time, we need it done.

Incentive Program: On hold until 2027.

Pay the Bills: (Auston/Kenny) IRS \$5323.38, ND State Tax Commissioner \$648.28, Auto Value Lisbon \$96.37, Comstock construction \$346,661.70, Core & Main \$123.86, Darrel Swanson \$102.50, Display Sales \$103, DRN \$4985.21, Enderson Construction \$1816.71, Full Circle Ag \$165.58, Grotberg Electric \$671.81, Gwinner Housing Authority \$22,569.25, Gwinner Park Board \$5000, Hawkins \$2961.74, Immense Impact \$737, Interstate Engineering \$31,277.95, J&M Printing \$142.15, Job Erection & Engineering \$19,462, Leadbetter Law Office \$5081.30, Midwest Pest Control \$155, ND One Call \$27, NDPERS \$8434.75, Ray-Mac \$367.36, Riteway Business Forms \$176.69, Sanitation Productions \$189.64, Sargent County 46135.86, Mobridge/NorDak Publishing \$596.66, Team Lab \$3652, TITAN \$58.23, USA Blue Book \$788.21, Walock-Johnson Insurance \$16030, AW Diesel \$4.88, Full Circle Ag \$2.45, Hansen Lumber & Hardware \$387.20, Loffler \$35.30, MDU \$517.68, ND Dept of Health \$4, Spring Golf Course \$12,000, Waste Management \$7672.77, IRS \$118.79, Ottertail Power Company \$5029.68, US Postal Service \$186.05, Waloch- Johnson Insurance \$69

The meeting was adjourned at 7:20pm.


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

THE REGULAR CITY COUNCIL FOR THE CITY OF GWINNER, ND

August 4th 2025, at the Fire Hall Building at 5pm.

MEMBERS PRESENT: Jaimie Gavin, Michelle Goettle, Auston Creech, Bryton Ciesynski, Kenny Wiederholt

OTHERS PRESENT: Mike Bassingthwaite, Dennis Dahl, Jon Wold, Scott Johnson, Grover and Jan Riebe and family, Jeff Leadbetter, Max and Damon, Larry Dahl, Jerry Waswick, Alex Koepke, Dawn Anderson, Sam Opdahl, Darrel Swanson, Ashley Hansen, Mike Huether, Jessica Peterson

Motion to approve last month's meeting minutes approved by Kenny, seconded by Auston. All ayes, motion carried

FAA Presentation for Grover Riebe. Family and friends were present. Congratulations to Grover!!!!

Law Enforcement Report: Jon Wold present. 147 hours total in July.

Interstate Engineering Report: Mike was present. Ottetail easement signed and approved (Auston/Bryton), Flex fund grant was mentioned, the new aquatic center had a change order #3 for \$11,493.40 (Auston/Michelle), DRN billed IE for the wires that needed to be moved near the pool, this should be Bobcat's bill. Jess will email Bobcat on payment of \$4432.35.

Gwinner Park Board/Pool Committee: Payment #6 \$486,008.22, IE \$29,593.50 (Auston/Michelle), paved parking lot on hold for right now due to change in design and cost, old pool is getting bids for the demo of the pool structure. This project should be done this fall.

Local Permits: NS Public School for football raffle. (Kenny/Michelle)

City Attorney: WM- no update, council would like to request a 6-month extension on current contract, charitable gaming site authorization drafted, current Renaissance Zone is set to expire in February 2026, city council would like to keep it going (Auston/Kenny)

Gwinner Housing Authority (GHA): El Zagel donation of \$2500 for lawn equipment for Greendale, trying to keep the bills as low as possible, most everything is shut off.

Springs Golf Course: Discussed the new golf course management agreement with some of Harold's recommendations, after some changes; it will be ready to be signed by both parties. 2025 budget was discussed \$237,624.39 was approved (Auston/Kenny) pending a signed agreement. 2026 budget will be approved by October 1st; the requested amount is \$385,801.07.

Gwinner Activity Center: Kenny and Dennis reported that some updates need to be amended on the operating agreement, Jeff will work on this.

City Auditor Report: Bismarck Annual Conference is September 16-18, senior meals start in September when a cook is hired, alley letters went out last month, August 12th is the equalization meeting in Bismarck, ground spraying feedback was ok. Preliminary budget was approved.


(Kenny/Michelle)

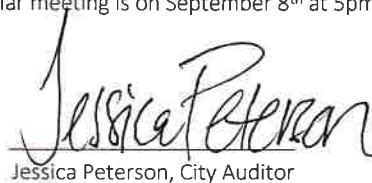
Public Works Report: Darrel would like to train a couple of council members on the water plant and generators, Bryton, Auston and Kenny said they would help cover Darrel's vacation at the end of the month. Jaimie would also be shown at some point. Lagoons were discussed.

Council Items: Auston wrote a letter to NDDOT on behalf of the city council, and it was sent to them.

Pay the Bills: (Bryton/Kenny) Bank of ND \$98,250, IRS \$8284.94, NDPERS \$8709.48, IRS \$1751.13, Comstock Construction \$486,008.22, Interstate Engineering \$29,593.50, The Spring Golf Course \$156,589.76, Bobcat of Gwinner \$334.39, Computer Express \$79.98, Core & Main \$2323.55, Dacotah Paper \$113.38, Deglass Shop \$219, Don Krassin \$195.50, DRN \$455.44, Grotberg Electric \$6043.43, Gwinner Park Board \$58,000, Hawkins \$5356.75, Interstate Engineering \$5234, J & M Printing \$91.20, Montana- Dakota Utilities \$399.87, ND Chemistry Lab \$5.83, ND Dept of Health \$27, ND Dept of Transportation \$19,103.54, ND Dept. of Environmental \$20.39, ND One Call \$8.35, ND Water Users \$125, Ottetail Power \$4265, 56, Ray-Mac \$81.30, Red River Valley & western \$50, Rutland Oil \$797.72, Team Lab \$950, Waste Management \$7672.77, Welton's Tire Service \$35, Gwinner Housing Authority \$21,199.75, Ottetail Power \$186.89, US Postal Service \$186.05

The meeting was adjourned at 7:02pm. Next regular meeting is on September 8th at 5pm.


Jaimie Gavin, Mayor


Jessica Peterson, City Auditor

THE SPECIAL CITY COUNCIL MEETING FOR THE CITY OF GWINNER, ND

August 19th 2025 in the meeting room at 7pm.

MEMBERS PRESENT: Jaimie Gavin (on phone), Kenny Wiederholt, Michelle Goettle, Bryton Ciesynski, Auston Creech

OTHER PRESENT: Mike Bassingthwaite, Sam Opdahl, Ashley Hansen, Jessica Peterson

Pledge of Allegiance

Building Permits: Ron Jacobson (204 1st St SE) to store a storage container in their back yard, this needs to be removed by August 1st 2026. (Bryton/Kenny), Kari Ulven (22 Bobcat Drive) to roof the house. (Michelle/Kenny)

Flex Grant Application was discussed. Projects are the following: #1- To finish off 5th Ave NW to parking lot of the Golf Course, #2-To finish off 5th Ave NW to 1st St NW, #3- To finish off Hwy 13 to the parking lot of the Golf Course, #4 To continue with the multi-use path along the golf course on the west side. Mike will get working on this and present it at the September meeting for final approval. City would provide a twenty percent match if project was approved. The main project would be around \$600,000 and our portion would be around \$120,000, this would come out the sales tax fund.


Pool Project: Lots of rainwater at the site. Slowing things down a little.

Charitable gaming ordinance was discussed. Tabled at this time, for lack of interest. (Michelle/Kenny)

Golf Course agreement was signed and approved budget monies were given to them. 2026 budget needs to be approved by October 1st 2025. City council needs more time to look it over.

Meeting was adjourned at 7:32pm.

Next regular city council meeting is on September 8th at 5pm.



Jaimie Gavin, Mayor



Jessica Peterson, City Auditor