City Commission Meeting
Valley City, North Dakota

Tuesday, September 01, 2026

5:00 PM

The City Commission Meeting will begin on Tuesday, September 01, 2026 at 5:00PM in the City Hall Commissioners Chambers located at 220 3rd St NE in Valley City ND.

The meeting is also available to view online https://us06web.zoom.us/j/89685405454 or listen by calling (1 346 248 7799) Webinar ID: 896 8540 5454.

Board Commissioners	Role	Department Supervisor	Role
Michael Bishop	President	Gwen Crawford	City Administrator
Dick Gulmon	Commissioner	Carl Martineck	City Attorney
Duane Magnuson	Commissioner	Brenda Klein	Finance Director
David Kline	Commissioner	Brandy Johnson	Deputy Auditor
Jeffrey Erickson	Commissioner	Tina Drabus	City Assessor
		Scott Magnuson	Fire Chief
		Nicholas Horner	Police Chief
		KLJ/Moore	City Engineers

Next Resolution: 2538 Next Ordinance: 1192

Call to Order

Roll Call

Pledge of Allegiance (Please Stand)

Oath of Office for Police Officer Joseph Antonutti

Approval of Agenda (Roll Call Vote Needed Only When Changes Are Made to Agenda)

Roll Call: Erickson Magnuson Gulmon Kline Bishop

Approval of Consent Agenda

A. Approve minutes from 08.18.2026 Finance and Commission Meetings
B. Approve Contractors License
    a. American Playground Co.
    b. Apex Contracting LLC
    c. Bakkegard & Schell INC
    d. Bridge City Landscaping & Excavating LLC
    e. Red River Glazing
    f. Richard Lorenz LLC
    g. Vavra Contracting LLC
C. Approve Local Permit
    a. Valley City USBC Association

Roll Call: Magnuson Erickson Kline Gulmon Bishop

PUBLIC COMMENTS

This portion of the meeting provides a limited public forum for Valley City residents, property owners and business owners to address the Board of City Commissioners on topics related to City business. Interested persons must submit a comment card with the individual's name, address, and the topic to be commented upon. Non-residents must provide the address of the City of Valley City business the individual operates or works at or the address of real property which the individual owns within the City of Valley City. Comments cards must be provided to the meeting secretary and approved prior to speaking. Public comments are limited solely to business matters and concerns pertinent to the City.

The following rules apply to Public Comments:

- Limited to five minutes per speaker.
- Must not interfere with the orderly conduct of the meeting.
- Must not be defamatory, abusive, harassing, or unlawful.
- May be prohibited if an alternative procedure exists to bring that particular type of public comment before the City, the public comment includes confidential or exempt information, or the public comment is otherwise prohibited by law.

Submission of written comments: In lieu of speaking, a written comment may be delivered to the meeting secretary prior to the start of the meeting. Written comments are limited to two pages. Any member of the public seeking to comment without attending in person may submit written comments to tplecity@valleycity.us. Written comments hand delivered at the time of the meeting or emailed prior to 4:00 pm on the date of the meeting will be distributed to the Board for their information and maintained in City files. Written comments are not read aloud at the meeting.

Resolution

RES 2535. A resolution imposing a temporary moratorium on city approvals for data centers and on the city's execution or approval of related nondisclosure agreements. (City Attorney)

Roll Call: Gulmon Kline Erickson Magnuson Bishop

RES 2536. A resolution approving final replat of Valley City School Addition, City of Valley City. (City Attorney)

Roll Call: Kline Gulmon Magnuson Erickson Bishop

RES 2537. Approve Cost and Maintenance Agreement with Barnes County for NDDOT Project No. BIP-FXBA-BRP-0200(050), PCN 23549 (Viking Bridge Replacement). (City Administrator)

Roll Call: Erickson Magnuson Gulmon Kline Bishop

New Business

NB1. Approve Change Order #2 for Paving Improvement District No. 133. (City Engineer)

Roll Call: Magnuson Erickson Kline Gulmon Bishop

NB2. Approve Bid of $72/Acre and Award Cropland Lease to Riley Adams. (City Attorney)

Roll Call: Gulmon Kline Erickson Magnuson Bishop

NB3. Approve Renaissance Zone Authority Board recommendation to approve application for Bridgetown Development for a 5-year income tax exemption and 5-year property tax exemption capped at $500,000 located at 1025 12th ST SE and designated as VC- 148. (City Assessor Drabus)

Roll Call: Kline Gulmon Magnuson Erickson Bishop

NB4. Approve Renaissance Zone Authority Board recommendation to approve application for Bridgetown Development for a 5-year income tax exemption and 5-year property tax exemption capped at $500,000 located at 1005 12th ST SE and designated as VC- 147. (City Assessor Drabus)

Roll Call: Erickson Magnuson Gulmon Kline Bishop

City Administrator's Report

City Updates and Reports

Adjourn

City Commission Meeting
Valley City, North Dakota

Tuesday, August 18, 2026

President Bishop called the meeting to order at 5:00 pm.
Members Present: President Bishop, Commissioner Gulmon, Commissioner Kline, Commissioner Magnuson, Commissioner Erickson, City Administrator Crawford, City Attorney Martineck, Finance Director Klein

Pledge of Allegiance

Approval of Agenda

Add to New Business, Consider Approval of Image Enhancement Grant for JS Cleaners in the Amount Of $670.00.
Add to New Business, Consider Approval of Image Enhancement Grant for VC Youth Hockey in the Amount of $1368.40.
Add to New Business, Consider Approval of Image Enhancement Grant for City of Valley City Forestry in the Amount of $20,000.

Motion to approve by Commissioner Gulmon, seconded by Commissioner Magnuson.
Roll Call: Kline-Yes; Magnuson-Yes; Erickson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

Approval of Consent Agenda

A. **Approve Minutes from The July 29, 2026 Special Commission Meeting and August 04, 2026 Commission Meeting.**
B. **Approve Monthly Reports from The Fire Chief, Electrical Superintendent, Building Inspector Finance Director and Municipal Judge.**
C. **Approve Firework Display**
    a. **Valley City Public Schools**
D. **Approve Local Permits**
    a. **Hi-Liners Booster Club**
    b. **SHINE Dance Team – 1 Raffle And 1 Raffle Board**
    c. **VCSU Foundation/Boosters Board**
E. **Approve Contractors License**
    a. **HD Tinting**
    b. **Border States Paving Inc**
    c. **Rock Solid Masonry Inc**

Motion to approve by Commissioner Magnuson, seconded by Commissioner Gulmon.
Roll Call: Erickson-Yes; Kline-Yes; Magnuson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

Public Hearing

Public Hearing on Dangerous Building Located At 454 Viking Dr, Valley City.
Declare Public Hearing Open

The commission discussed the potentially dangerous building at 454 Viking Drive. Scott Cole and Shaun Cole, owners of the property, were present and provided a plan to secure and finish the building. The building remains unfinished and still poses some hazards, though some repairs have been made and work is actively progressing. The commission discussed allowing the owners to continue the work, with a deadline of October 31, 2026, to ensure the building is secured and brought up to code.
Commissioner Magnuson declared a conflict of interest, recused himself from the matter, and abstained from voting.
Motion to close public hearing by Commissioner Erickson, seconded by Commissioner Gulmon.
Roll Call: Magnuson-Abstain; Gulmon-Yes; Kline-Yes; Erickson-Yes; Bishop-Yes Motion Passed

Approve Findings and Order on Dangerous Building At 454 Viking Dr.

Commissioner Gulmon made a motion to declare the garage at 454 Viking Drive a dangerous building, with a deadline of October 31, 2026, for the building to be wrapped and have siding installed. Commissioner Kline seconded the motion.
Roll Call: Gulmon-Yes; Erickson-Yes; Kline-Yes; Magnuson-Abstain; Bishop-Yes Motion Passed

Ordinance

Second and Final Reading of Ordinance 1191, An Ordinance to Amend and Reenact Subsection 1 Of Section 4-01-03 Of the Valley City Municipal Code Related to Golf Course Alcoholic Beverage License.

No changes from previous reading.
Motion to approve by Commissioner Magnuson, seconded by Commissioner Erickson.
Roll Call: Kline-Yes; Magnuson-Yes; Erickson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

New Business

Approve Monthly Bills for The City and Public Works in The Amount Of $3,598,955.

Motion to approve by Commissioner Gulmon, seconded by Commissioner Kline.
Roll Call: Erickson-Yes; Kline-Yes; Magnuson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

Consider Approval for Request of The Home Buyer Assistance Program.

The Development Corporation requests up to $240,000 for the third year (starting January 2027) of the Single-Family Home Buyer Assistance Program, with $60,000 from the City Electric Fund and the remaining $180,000 from sales tax funds.
Motion to approve by Commissioner Gulmon, seconded by Commissioner Magnuson.
Roll Call: Magnuson-Yes; Gulmon-Yes; Kline-No; Erickson-No; Bishop-Yes Motion Passed

Consider Approval of Image Enhancement Grant for Js Cleaners in The Amount Of $670.00.

Mary Lee Nielson, chair of the Visitors Committee, reviewed the grant, and the Visitors Committee supports and approves moving forward with it.
Motion to approve by Commissioner Magnuson, seconded by Commissioner Erickson.
Roll Call: Erickson-Yes; Kline-Yes; Magnuson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

Consider Approval of Image Enhancement Grant for VC Youth Hockey in The Amount Of $1368.40.

Mary Lee Nielson, chair of the Visitors Committee, reviewed the grant, and the Visitors Committee supports and approves moving forward with it.
Motion to approve by Commissioner Gulmon, seconded by Commissioner Magnuson.
Roll Call: Kline-Yes; Magnuson-Yes; Erickson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

Consider Approval of Image Enhancement Grant for City of Valley City Forestry for Year 2027 In the Amount Of $20,000.

Mary Lee Nielson, chair of the Visitors Committee, reviewed the grant, and the Visitors Committee supports and approves moving forward with it.
Motion to approve by Commissioner Gulmon, seconded by Commissioner Magnuson.
Roll Call: Erickson-Yes; Kline-Yes; Magnuson-Yes; Gulmon-Yes; Bishop-Yes Motion Passed

City Administrator's Report

City Administrator Crawford provided an update on the Public Works Service Center project, noting it remains on schedule and within budget. The final plans for the perimeter fence, including barbed wire similar to the substation, have been approved and remain within budget.

City Updates & Commission Reports

Police Chief Horner gave a reminder to everyone that school is starting, meaning school buses will be back on the roads. Drivers are urged to follow bus safety laws; red flashing lights require all traffic to stop until the stop arm retracts. Everyone should also watch for children walking to and from school, use extra caution at crosswalks, and allow pedestrians to fully cross before proceeding. Additionally, Chief Horner clarified that the parking lot south of the HAC is reserved for business parking only; students who park there may receive a $20 citation.
City Engineer Petersen reported that construction for Paving Improvement 133 has been delayed. The seal coat portion of the project will not occur in 2026 and has been moved to 2027. The mill and overlay work will still take place in 2026 but has been postponed until after Labor Day. Additional updates will be shared on social media once a definitive start date is confirmed.
City Engineer Eslinger reported on the progress of the new water tower, noting a concrete foundation cap will be placed over the piling for the steel part of the tower and work is expected to start in the next few weeks. The overall project remains on schedule.

Adjourn

Meeting adjourned at 5:36pm

Attested to by:

_____ _____

Brenda Klein, Finance Director
City of Valley City

Michael Bishop, President of the
City of Valley City Commission

City Commission Finance Meeting
Valley City, North Dakota
Tuesday August 18, 2026

Called to Order

President Bishop called the meeting to order at 2:30 pm.

Roll Call

Members Present: President Bishop, Commissioner Gulmon, Commissioner Magnuson, Commissioner Kline, Commissioner Erickson, City Administrator Crawford, City Attorney Martineck, Finance Director Klein

Agenda Items

Recognition: Sam Nielsen-Public Works.

Operations Super Intendent Klemisch introduced new employee Sam Nielsen.

Discuss Paving and Waterfront Meadows

The council discussed requests from waterfront homeowners to pave the street and reviewed the estimated costs for paving within the subdivision, with potential special assessments per lot. The discussion noted that the existing developer agreement addresses paving and may place responsibility on the developer, while proceeding with assessments could significantly affect nearby property owners who are not part of the agreement. The council also discussed the importance of supporting future development in the area.

Review Monthly Expenditures Reports.

Discuss Housing Incentive.

Jennifer Feist, VCBC Development, discussed the Home Buyer Assistance Program with the commissioners. The housing program was established to help increase housing construction, attract new residents, and make homeownership possible for families who otherwise could not build. There was also discussion about focusing more on affordable homes for young families.

Discuss Data Center Regulations.

The commission discussed preparing for potential data center development. Although no project is currently proposed, it was recommended to establish guidelines in a moratorium so the city can have regulations in place before being approached by developers.

Discuss Construction Delays and Proposed Timeline for Seal Coat Work Associated with Paving 133.

City Engineer Peterson and the commissioners discussed the delay on Paving Project 133 and the options available to address it. KLJ will be working on a change order to be approved at a future meeting.

Department Reports

Sanitation Department: Supervisor Swart reported that they are getting quotes for scale repairs and improvements, including a possible portable scale to use during repairs. Several trucks have needed repairs, with two back in service and another still being worked on. Electronics were also hauled to Jamestown for disposal. She reminded residents that only tree branches should be placed at the grass sites; processed wood must be taken to the Transfer Station.

Water Department: Water Treatment Superintendent Hesch reported that summer operations are still ongoing. He also reported on the water usage for June and July.

Electric Department: Electrical Superintendent Senf reviewed outages for the month and updated the commissioners on the progress of summer projects.

Fire Department: Fire Chief Magnuson reported on the chief calls for the month and provided an update on dangerous buildings.

Police Department: Police Chief Horner reported that all department vehicles are back in service. Officers also conducted room-clearing training with the Sheriff's Office and Highway Patrol, along with cybersecurity training at the HAC. Due to the positive response, the department is considering offering additional cybersecurity education for students in the future.

Street Department: Operations Superintendent Klemisch provided updates on finishing school zone and crosswalk painting before school starts and will then begin hot-mix repairs on East Main Street and other areas. The city's sanitary sewer and lagoon systems passed the annual DEQ inspection, and fall hydrant flushing will begin August 31. Work has also started on the new inert cell while the old cell is being capped.

Adjourn

Meeting adjourned at 4:49pm

City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 – May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: American Playground Company

Owner: Todd LaVigne

Mailing Address: 12330 Cary Cir

City, State Zip Code: La Vista, NE 68128

Phone Number: 531-329-4400

Email Address: j.haake@americafence.com

Today's Date: 8/19/26

Type of License Applying For *(check all that apply):*

X Contractor _____ Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber 0000052108 Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following <u>must</u> be filed with the City Auditor as part of this application:

✓ **Certificate of Liability Insurance**, City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

✓ **Current copy of State Contractor License,**

No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.

If applicant does not provide state contractor license and states that it is not required please sign here:

_____.

LICENSE FEE: X $100 if **initial application**, make checks payable to City of Valley City

_____ $50 if **renewal application** Pd 8.28.2026

RETURN TO: Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

Revised 03.10.2026

State of North Dakota
SECRETARY OF STATE

CONTRACTOR LICENSE

NO: 000052108
CLASS: A

The undersigned, as Secretary of State of the state of North Dakota and Registrar of Contractors, certifies that **American Playground Company** whose address is in LAVISTA, NE, has filed in this office proper documents for a Contractor License valid until March 1, 2027, and has complied with all requirements of North Dakota Century Code, chapter 43-07.

American Playground Company is entitled to bid on and accept contracts as authorized by law under this license without limit as to the value of any single contract project.

Dated: March 16, 2026

Michael Howe
Secretary of State

The North Dakota Secretary of State verifies that:

American Playground Company

is the holder of a North Dakota Class A Contractor License which is in force until March 1, 2027 unless sooner suspended or revoked as provided by NDCC 43-07.

License # 000052108

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 8/19/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
FNIC
14010 FNB Parkway Suite 300
Omaha NE 68154

CONTACT NAME: Charise Stine
PHONE (A/C, No, Ext):
FAX (A/C, No):
E-MAIL ADDRESS: charise.stine@fnicgroup.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : United Fire & Casualty	13021
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED AME72223
American Playground & Recreation Sioux Falls
46919 Cody Trl
Ste 100
Tea SD 57064-2453

COVERAGES **CERTIFICATE NUMBER:** 1333968615 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE [ ] OCCUR [X] GEN'L AGGREGATE LIMIT APPLIES PER: POLICY [ ] PRO-JECT [ ] LOC [ ] X OTHER: Contractual Liab	Y	Y	10137842907	9/19/2025	9/19/2026	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG Data Liability	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $ 1,000,000
A	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY [ ] HIRED AUTOS ONLY [ ] SCHEDULED AUTOS [ ] NON-OWNED AUTOS ONLY [ ]	Y	Y	10116854381	9/19/2025	9/19/2026	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB [ ] CLAIMS-MADE DED X RETENTION $ 10,000	Y	Y	10114731838	9/19/2025	9/19/2026	EACH OCCURRENCE AGGREGATE	$ 6,000,000 $ 6,000,000 $
A A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N [N] If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	Y	10179770953 - IA, KS, MT, NE, WI 10141098344 - MN, MO, SD	9/19/2025 9/19/2025	9/19/2026 9/19/2026	X PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Project Name, Additional Insureds and waiver of subrogation details are on page 2;
- Certificate holder and owner are primary, non-contributory additional insured for General Liability, including ongoing and completed operations, Auto Liability and Umbrella if required by written contract executed prior to loss. Primary & noncontributory status is governed by the terms & conditions of the insurance policies of all parties to the contract.;
- Waiver of Subrogation applies regarding General Liability, Auto Liability, Workers' Compensation and Umbrella if required by written contract executed prior to loss.;
- Umbrella is excess of General Liability, Auto and Workers' Compensation and is following form

CERTIFICATE HOLDER
City of Valley City
220 3rd St. NE
Valley City ND 58072

CANCELLATION
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 – May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: Apex Contracting LLC

Owner: Grant Hayden Paul Jones

Mailing Address: 359 3rd St NW

City, State Zip Code: Valley City ND, 58072

Phone Number: 701-840-8792

Email Address: haydnjones238@gmail.com

Today's Date: 08/12/26

Type of License Applying For *(check all that apply)*:

✓ Contractor _____ Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber _____ Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following must be filed with the City Auditor as part of this application:

✓ **Certificate of Liability Insurance**, City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

_____ **Current copy of State Contractor License,**

No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.

If applicant does not provide state contractor license and states that it is not required please sign here:

_____.

LICENSE FEE: ✓ $100 if **initial application**, make checks payable to City of Valley City

_____ $50 if **renewal application** pd 08.11.2026

RETURN TO: Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

Revised 03.10.2026

APEXAPP-01 JBERTSCH

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 8/17/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Heritage Insurance Services
202 Central Avenue South Suite 5
Valley City, ND 58072

CONTACT NAME: Trent Moritz
PHONE (A/C, No, Ext): (701) 845-4186 FAX (A/C, No): (701) 552-7837
E-MAIL ADDRESS: tmoritz@heritageinsservices.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : North Star Mutual Ins. Co.	14850
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Apex Contracting, LLC
359 3rd St NW
Valley City, ND 58072-2917

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE [X] OCCUR			CM68166	7/23/2026	7/23/2027	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 300,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	X POLICY [ ] PRO-JECT [ ] LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Valley City
220 3rd St. NE
Valley City, ND 58072

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Jessica J. Bertsch

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City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 – May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: Bakkegard & Schell Inc

Owner: Justin Mueller

Mailing Address: 159 12th Ave SE

City, State Zip Code: Valley City ND 58072

Phone Number: 701 845-3665

Email Address: Office@BS3665.com

Today's Date: 08/24/2026

Type of License Applying For *(check all that apply)*:

X Contractor X Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber _____ Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following must be filed with the City Auditor as part of this application:

_____ **Certificate of Liability Insurance**, City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

_____ **Current copy of State Contractor License,**
No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.
If applicant does not provide state contractor license and states that it is not required please sign here:
_____.

LICENSE FEE: _____ $100 if **initial application**, make checks payable to City of Valley City
X $50 if **renewal application** Pd 8.28.2026

RETURN TO: Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

State of North Dakota
SECRETARY OF STATE

CONTRACTOR LICENSE

NO: 33359
CLASS: A

The undersigned, as Secretary of State of the state of North Dakota and Registrar of Contractors, certifies that **BAKKEGARD AND SCHELL, INC.** whose address is in VALLEY CITY, ND, has filed in this office proper documents for a Contractor License valid until March 1, 2027, and has complied with all requirements of North Dakota Century Code, chapter 43-07.

BAKKEGARD AND SCHELL, INC. is entitled to bid on and accept contracts as authorized by law under this license without limit as to the value of any single contract project.

Dated: January 22, 2026

Michael Howe
Secretary of State

The North Dakota Secretary of State verifies that:

BAKKEGARD AND SCHELL, INC.

is the holder of a North Dakota Class A Contractor License which is in force until March 1, 2027 unless sooner suspended or revoked as provided by NDCC 43-07.

License # 33359

State Electrical Board

State of North Dakota

Master Electrician's License

This is to Certify that JOSH AVERILL *is a duly licensed Master Electrician in the State of North Dakota and as such is entitled to all the rights and privileges appertaining thereto, and to hold this license to the period indicated on current card, unless sooner suspended, revoked or expires by operation of law.*

Date September 1, 2022

License No. 4179

"The state electrical board issues an identification card to currently licensed and registered electricians. The identification card shall be in the possession of the electrician when doing electrical work.

IN WITNESS WHEREOF, the North Dakota State Electrical Board has caused the seal of said Board to be hereunto affixed, and this Certificate to be signed by its President and Secretary.

PRESIDENT

SECRETARY

© GOES 74

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 08/24/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
FEDERATED MUTUAL INSURANCE COMPANY
HOME OFFICE: P.O. BOX 328
OWATONNA, MN 55060

CONTACT NAME: CLIENT CONTACT CENTER
PHONE (A/C, No, Ext): 888-333-4949 FAX (A/C, No): 507-446-4664
E-MAIL ADDRESS: CLIENTCONTACTCENTER@FEDINS.COM

INSURERS AFFORDING COVERAGE	NAIC #
INSURER A: FEDERATED MUTUAL INSURANCE COMPANY	13935
INSURER B:	
INSURER C:	
INSURER D:	
INSURER E:	
INSURER F:	

INSURED
BAKKEGARD AND SCHELL, INC.
159 12TH AVE SE
VALLEY CITY, ND 58072-3521

COVERAGES — CERTIFICATE NUMBER: 76 — REVISION NUMBER: 0

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE / X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY / PRO-JECT / LOC OTHER:	N	N	1928766	04/20/2026	04/20/2027	EACH OCCURRENCE	$1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	$100,000
							MED EXP (Any one person)	EXCLUDED
							PERSONAL & ADV INJURY	$1,000,000
							GENERAL AGGREGATE	$2,000,000
							PRODUCTS & COMP/OP AGG	$2,000,000
A	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY / SCHEDULED AUTOS HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY	N	N	1928766	04/20/2026	04/20/2027	COMBINED SINGLE LIMIT (Ea accident)	$1,000,000
							BODILY INJURY (Per Person)	
							BODILY INJURY (Per Accident)	
							PROPERTY DAMAGE (Per Accident)	
A	X UMBRELLA LIAB / X OCCUR EXCESS LIAB / CLAIMS-MADE DED / RETENTION	N	N	1928767	04/20/2026	04/20/2027	EACH OCCURRENCE	$2,000,000
							AGGREGATE	$2,000,000
A	~~WORKERS COMPENSATION AND EMPLOYERS' LIABILITY~~ ANY PROPRIETOR/PARTNER/ EXECUTIVE OFFICER/MEMBER EXCLUDED? Y/N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A	N	1928766	04/20/2026	04/20/2027	PER STATUTE / OTHER	
							E.L. EACH ACCIDENT	$1,000,000
							E.L. DISEASE - EA EMPLOYEE	$1,000,000
							E.L. DISEASE - POLICY LIMIT	$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
STOP-GAP (EMPLOYER'S LIABILITY) COVERED STATE(S) ND

CERTIFICATE HOLDER
CITY OF VALLEY CITY
254 2ND AVE NE
VALLEY CITY, ND 58072-3008
76 0

CANCELLATION
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Nicholas R. Zaver

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The ACORD name and logo are registered marks of ACORD

NORTH DAKOTA STATE

ELECTRICAL

EXAMINING BOARD

MASTER LICENSE

EXAM/ND

Number: M 4179 Expires: April 30, 2027

Issued To: JOSH AVERILL
WALUM, ND 58448

President: Rod Mayer

Secretary: James Brandenburg

City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 – May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: Bridge City Landscaping & Excavating LLC

Owner: Blake Stephens

Mailing Address: 921 19th Ave SW

City, State Zip Code: Valley City ND, 58072

Phone Number: 701-840-3261

Email Address: BridgeCityExcavating@gmail.com

Today's Date: 8-14-26

Type of License Applying For *(check all that apply):*

X Contractor _____ Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber X Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following must be filed with the City Auditor as part of this application:

_____ **Certificate of Liability Insurance**, City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

_____ **Current copy of State Contractor License,**

No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.

If applicant does not provide state contractor license and states that it is not required please sign here:

_____.

LICENSE FEE:

_____ $100 if **initial application**, make checks payable to City of Valley City

X $50 if **renewal application** Pd 08.14.2026

RETURN TO:

Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

Revised 03.10.2026

Bridge City Landscaping & Excavating LLC

Class D - 000049260

Request Certificate

Class Type	Class D
License Num	000049260
Status	Active
Renewal Date	3/1/2027
Inactive Date	N/A
Mailing Address	921 19TH AVE SW VALLEY CITY, ND 58072-4418
Standing - Other	Good
Standing - WSI	Good
Standing - Job Service	Good
Standing - Business	Good
Business Phone	(701) 840-3261
Registration Date	08/25/2023
Certification of Liability Insurance Expiration Date	08/04/2027

View History

BRIDCIT-04

JBERTSCH

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 7/20/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Heritage Insurance Services
202 Central Avenue South Suite 5
Valley City, ND 58072

CONTACT NAME: Trent Moritz
PHONE (A/C, No, Ext): (701) 845-4186 FAX (A/C, No): (701) 552-7837
E-MAIL ADDRESS: tmoritz@heritageinsservices.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Secura Insurance Company	22543
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Bridge City Landscaping & Excavation, LLC
920B 18th Ave SW
Valley City, ND 58072

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			CP3394833	8/4/2026	8/4/2027	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE / OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 300,000
							MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	X POLICY / PRO-JECT / LOC						PRODUCTS - COMP/OP AGG	$ 1,000,000
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y / N	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Location 1: 1110 5th Ave NW. Valley City, ND 58072
Location 2: 1334 2nd Street NE. Valley City, ND 58072

CERTIFICATE HOLDER

City of Valley City
220 3rd St. NE
Valley City, ND 58072

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Jessica J. Bertsch

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City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 - May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: Red River Glazing,

Owner: PO Box 7279

Mailing Address: Fargo, ND

City, State Zip Code: 58106-7279

Phone Number: 701-232-471

Email Address: Accounting@redriverglazing.com Attn: Lorna Rivera Lrivera@redriverglazing.com

Today's Date: April 20, 2026

Type of License Applying For *(check all that apply):*

X Contractor _____ Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber _____ Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following must be filed with the City Auditor as part of this application:

X **Certificate of Liability Insurance,** City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

X **Current copy of State Contractor License,**

No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.

If applicant does not provide state contractor license and states that it is not required please sign here:

_____.

LICENSE FEE: X $100 if **initial application**, make checks payable to City of Valley City

_____ $50 if **renewal application** Pd 8.20.2026

RETURN TO: Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

Revised 3/9/2026

E-MAILED 6/4/2026

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 4/20/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Bell Insurance
PO Box 1470
Fargo ND 58107

CONTACT NAME: Hailey Ziegler
PHONE (A/C, No, Ext): 701-765-6513 FAX (A/C, No): 701-239-0009
E-MAIL ADDRESS: hziegler@bell.insurance

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Sentry Insurance	
INSURER B : Westchester Surplus Lines Ins	
INSURER C : Lloyds of London	1122000
INSURER D :	
INSURER E :	
INSURER F :	

INSURED RRGLAZI-01
Red River Glazing, Inc
300 43rd St N
Fargo ND 58102

COVERAGES **CERTIFICATE NUMBER:** 1618084935 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT LOC OTHER:			A0235577005	12/31/2025	12/31/2026	EACH OCCURRENCE	$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 500,000
							MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 1,000,000
							GENERAL AGGREGATE	$ 3,000,000
							PRODUCTS - COMP/OP AGG	$ 2,000,000
							ND Stop Gap	$ 1,000,000
A	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY / SCHEDULED AUTOS X HIRED AUTOS ONLY / X NON-OWNED AUTOS ONLY			A0235577001	12/31/2025	12/31/2026	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
							BODILY INJURY (Per person)	$
							BODILY INJURY (Per accident)	$
							PROPERTY DAMAGE (Per accident)	$
								$
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED X RETENTION $ 0			A0235577009	12/31/2025	12/31/2026	EACH OCCURRENCE	$ 5,000,000
							AGGREGATE	$ 5,000,000
								$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		A0235577007	12/31/2025	12/31/2026	X PER STATUTE / OTH-ER	MN, AZ
							E.L. EACH ACCIDENT	$ 500,000
							E.L. DISEASE - EA EMPLOYEE	$ 500,000
							E.L. DISEASE - POLICY LIMIT	$ 500,000
A C B	Leased/Rented Equipment Professional Liability Contractors Pollution Liability			A0235577003 ANE5442306.24 G71669002 001	12/31/2025 11/3/2025 12/31/2025	12/31/2026 11/3/2026 12/31/2026	Limit Each Error / Agg Each Occ / Agg	200,000 2M / 2M 2M / 2M

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Valley City
220 3rd St. NE
Valley City ND 58072

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Annette Ambuehl

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The ACORD name and logo are registered marks of ACORD

State of North Dakota
SECRETARY OF STATE

CONTRACTOR LICENSE

NO: 27072
CLASS: A

The undersigned, as Secretary of State of the state of North Dakota and Registrar of Contractors, certifies that **RED RIVER GLAZING, INC.** whose address is in FARGO, ND, has filed in this office proper documents for a Contractor License valid until March 1, 2027, and has complied with all requirements of North Dakota Century Code, chapter 43-07.

RED RIVER GLAZING, INC. is entitled to bid on and accept contracts as authorized by law under this license without limit as to the value of any single contract project.

Dated: February 4, 2026

Michael Howe
Secretary of State

City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 – May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: RICHARD LORENZ LLC.

Owner: RICHARD LORENZ

Mailing Address: 1140 3RD ST SE

City, State Zip Code: VALLEY CITY ND 58072

Phone Number: 701-840-1137

Email Address: IMDATAMANG MSN.COM

Today's Date: 8-14-26

Type of License Applying For *(check all that apply)*:

X Contractor _____ Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber _____ Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following must be filed with the City Auditor as part of this application:

_____ **Certificate of Liability Insurance**, City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

_____ **Current copy of State Contractor License,**
No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.
If applicant does not provide state contractor license and states that it is not required please sign here:
_____.

LICENSE FEE: ✓ $100 if **initial application**, make checks payable to City of Valley City
_____ $50 if **renewal application** pd 08.18.2026

RETURN TO: Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

D L Rentals
imdataman@msn.com

My Contractor Records

File Amendment

Request Certificate

Form Info	SOS Control ID#
	0002841464
	0005813975

Class Type	Class D
License Num	000046334
Status	Active
Renewal Date	3/1/2027
Inactive Date	N/A
Mailing Address	1140 3RD ST SE VALLEY CITY, ND 58072-3516
Standing - Other	Good
Standing - WSI	Good
Standing - Job Service	Good
Standing - Business	Good
Business Phone	(701) 840-1137
Registration Date	03/14/2022
Certification of Liability Insurance Expiration Date	03/01/2027

View History

Manage User Access

© 2026 ND Secretary of State

Contact Us
Security Po

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 08/18/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Brian Yanish
457 W Main St

Valley City ND 58072

CONTACT NAME: Brian Yanish
PHONE (A/C, No, Ext): (701) 845-2314 FAX (A/C, No): (701) 845-2314
E-MAIL ADDRESS: brian.yanish@fumic.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Farmers Union Insurance	
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Richard Lorenz LLC

404 E Main St

Valley City ND 58072
(701) 840-1137

COVERAGES

SB CERTIFICATE NUMBER: Cert ID 4065 (3) REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE [ ] OCCUR [X]			33-156433-25-1001	03/01/2026	03/01/2027	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 50,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	[X] POLICY [ ] PRO-JECT [ ] LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE / OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					E.L. EACH ACCIDENT	$
							E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
								$
								$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Per Claim - Bodily Injury Liability and/or Property Damage Liability Combined $500 deductible

CERTIFICATE HOLDER

City of Valley City

220 3rd St NE

Valley City ND 58072

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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City of Valley City, North Dakota
Application for
Contractor, Electrician, Plumber and/or Mechanical Contractor License(s)

FOR PERIOD: June 1, 2026 – May 31, 2027

The undersigned hereby makes application for a license to the City of Valley City, North Dakota, and agrees to comply with the requirements of City Ordinances pertaining thereto.

Name of Business: Vavra Contracting LLC

Owner: Jesse Vavra

Mailing Address: 4606 12th Ave NE

City, State Zip Code: Valley City, ND 58072

Phone Number: 320-808-6283

Email Address: vavracontracting@gmail.com

Today's Date: 08/18/26

Type of License Applying For *(check all that apply)*:

✓ Contractor _____ Electrician _____ Plumber _____ Mechanical

State License Numbers *(provide all that apply)*:

_____ Electrician _____ Plumber 000051149 Contractor

Licenses will only be issued to master electricians (NDCC 43-09-20) and master plumbers (NDCC 43-18-10).

A copy of the following must be filed with the City Auditor as part of this application:

_____ **Certificate of Liability Insurance**, City of Valley City as certificate holder

_____ **Current copy of State Electrician and/or Plumber License**

_____ **Current copy of State Contractor License,**

No person may engage in the business nor act in the capacity of a contractor within this city when the cost, value, or price per job exceeds the sum of $1,000 without first having a license.

If applicant does not provide state contractor license and states that it is not required please sign here:

_____.

LICENSE FEE: X **$100 if initial application**, make checks payable to City of Valley City

_____ **$50 if renewal application** pd 8.21.2026

RETURN TO: Valley City Auditor
220 3rd St. NE
Valley City, ND 58072

Phone: (701) 845 – 1700
Email: tplecity@valleycity.us

Revised 03.10.2026

State of North Dakota
SECRETARY OF STATE

CONTRACTOR LICENSE

NO: 000051149
CLASS: D

The undersigned, as Secretary of State of the state of North Dakota and Registrar of Contractors, certifies that **Jesse R Vavra** whose address is in VALLEY CITY, ND, has filed in this office proper documents for a Contractor License valid until March 1, 2027, and has complied with all requirements of North Dakota Century Code, chapter 43-07.

Jesse R Vavra is entitled to bid on and accept contracts as authorized by law under this license provided that any single contract project may not exceed $100,000 in value.

Dated: March 9, 2026

Michael Howe
Secretary of State

VAVRCON-01

SABERNATHEY

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 8/21/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Heritage Insurance Services
202 Central Avenue South Suite 5
Valley City, ND 58072

CONTACT NAME: Trent Moritz
PHONE (A/C, No, Ext): (701) 845-4186 FAX (A/C, No): (701) 552-7837
E-MAIL ADDRESS: tmoritz@heritageinsservices.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Grinnell Mutual Reinsurance Company	14117
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Jesse Vavra DBA: Vavra Contracting LLC
466 12th Ave NE
Valley City, ND 58072-2413

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE / OCCUR			0001118042	7/29/2026	7/29/2027	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 100,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY / PRO-JECT / LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						PER STATUTE / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y / N	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Valley City
220 3rd St NE
Valley City, ND 58072

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Scott Abernathy

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Pd 08.24.2026
#25 ck

APPLICATION FOR A LOCAL PERMIT OR RESTRICTED EVENT PERMIT

NORTH DAKOTA OFFICE OF ATTORNEY GENERAL
GAMING DIVISION
SFN 9338 (8-2025)

Applying for *(check one)*

☒ Local Permit ☐ Restricted Event Permit*

Games to be conducted ☐ Raffle by a Political or Legislative District Party

☐ Bingo ☒ Raffle ☐ Raffle Board ☐ Calendar Raffle ☐ Sports Pool ☐ Poker* ☐ Twenty-One* ☐ Paddlewheels*

**See Instruction 2 (f) on Page 2. Poker, Twenty-One, and Paddlewheels may be conducted Only with a Restricted Event Permit. Only one permit per year.*

LOCAL PERMIT RAFFLES MAY NOT BE CONDUCTED ONLINE AND CREDIT CARDS MAY NOT BE USED FOR WAGERS

ORGANIZATION INFO

Name of Organization or Group		Dates of Activity *(Does not include dates for the sales of tickets)*	
VALLEY CITY USBC ASSOCIATION		**11/8/2026 TO 5/2/2027**	
Organization or Group Contact Person	E-mail	Telephone Number	
TODD WEBSTER	**tewebster@msn.com**	**701-490-3061**	
Business Address	City	State	ZIP Code
11672 35M ST SE	**VALLEY CITY**	**ND**	**58072**
Mailing Address (if different)	City	State	ZIP Code

SITE INFO

Site Name		County	
SKY LANES BOWLING ALLEY		**BARNES**	
Site Physical Address	City	State	ZIP Code
2379 ELM ST	**VALLEY CITY**	**ND**	**58072**

Provide the exact date(s) & frequency of each event & type *(Ex. Bingo every Friday 10/1-12/31, Raffle - 10/30, 11/30, 12/31, etc.)*

RAFFLE 11/8/2026, 1/28/2027, 2/15/2027, 3/11/2027, 4/5/2027, 5/2/2027 (SEE ATTACHED)

PRIZE / AWARD INFO (If More Prizes, Attach An Additional Sheet)

Game Type	Description of Prize	Exact Retail Value of Prize
	Total *(limit $50,000 per year)*	$ 1800.00

ADDITIONAL REQUIRED INFORMATION

Intended Uses of Gaming Proceeds
JR - VC Bowling Assn - Kids Tournaments & Shirts

Does the organization presently have a state gaming license? *(If yes, the organization is not eligible for a local permit or restricted event permit and should call the Office of Attorney General at 1-800-326-9240)*

☐ Yes ☒ No

Has the organization or group received a restricted event permit from any city or county for the fiscal year July 1 - June 30 (If yes, the organization or group does not qualify for a local permit or restricted event permit)

☐ Yes ☒ No

Has the organization or group received a local permit from an city or county for the fiscal year July 1 - June 30 *(If yes, indicate the total retail value of all prizes previously awarded)*

☒ No ☐ Yes - Total Retail Value: _____ (This amount is part of the total prize limit for $50,000 per fiscal year)

Is the organization or group a state political party or legislative district party? *(If yes, the organization or group may only conduct a raffle and must complete SFN 52880 "Report on a Restricted Event Permit" within 30 days of the event. Net proceeds may be for political purposes.)*

☐ Yes ☒ No

Printed Name of Organization Group's Permit Organizer	Telephone Number	E-mail Address	
TODD WEBSTER	**701-490-3061**	**tewebster@msn.com**	
Signature of Organization Group's Permit Organizer	Title		Date
Todd E Webster	Association Mgr		8/22/26

Information required to be preprinted on a standard raffle ticket:

1. Name of organization;
2. Ticket number;
3. Price of the ticket, including any discounted price;
4. Prize, description of an optional prize selectable by a winning player, or option to convert a merchandise prize to a cash prize that is limited to the lesser of the value of the merchandise prize or fifteen thousand dollars. However, if there is insufficient space on a ticket to list each minor prize that has a retail price not exceeding twenty-five dollars, an organization may state the total number of minor prizes and their total retail price;
5. For an organization that has a permit, print the authorizing city or county and permit number;
6. A statement that a person is or is not required to be present at a drawing to win;
7. Date and time for each drawing and, if the winning player is to be announced later, date and time of that announcement. For a calendar raffle, if the drawings are on the same day of the week or month, print the day and time of the drawing;
8. Location and physical street address of the drawing;
9. If a merchandise prize requires a title transfer involving the Department of Transportation, a statement that a winning player is or is not liable for sales or use tax;
10. If a purchase of a ticket or winning prize is restricted to a person of a minimum age, a statement that a person must be at least "-" years of age to buy a ticket or win a prize;
11. A statement that a purchase of the ticket is not a charitable donation;
12. If a secondary prize is an unguaranteed cash or merchandise prize, a statement that the prize is not guaranteed to be won and odds of winning the prize based on numbers of chances; and
13. If a prize is live beef or dairy cattle, horse, bison, sheep, or pig, a statement that the winning player may convert the prize to a cash prize that is limited to the lesser of the market value of the animal or fifteen thousand dollars.

PRIZE RESTRICTIONS:

A single cash prize cannot exceed $15,000

The retail value of a merchandise prize cannot exceed $15,000.

The **total** of all cash prizes and retail value of all merchandise prizes for all games cannot exceed $50,000 per year.

If the value of the planned cash and merchandise prizes exceed $50,000, the organization or group must reduce the prizes to this limit or a nonprofit corporation may apply for a state gaming license with the Office of Attorney General.

LOCAL PERMIT AND RESTRICTED EVENT PERMIT DIFFERENCES:	**Local Permit**	**Restricted Event Permit**
Number of events per year	Limited by prizes	One
Must file an information report	Yes, if political party	Yes
May pay employees compensation	Yes	No
Must use chips as wagers	No	Yes
Use of net income	Unrestricted	Restricted
Games allowed	Bingo Raffles Sports Pools	Bingo Raffles Sports Pools Poker Twenty-One Paddlewheels

Compared to a "Local Permit," an organization or group with a "Restricted Event Permit" may conduct three more game types, but is restricted to one event per year, must file a "Report on a Restricted Event Permit" with the city or county and Office of Attorney General, and disburse net income to eligible uses. These uses are described by North Dakota Century Code 53-06.1-11.1(2) and North Dakota Administrative Code 99-01.3-14-02. Refer to the backside of the "Report on a Restricted Event Permit" form for a general list of eligible uses.

For a Restricted Event Permit, one method to ensure that the total of all cash prizes and retail value of all merchandise prizes do not exceed $50,000 is to charge each player a standard amount at the start of the event for a certain number or value of chips. If a player loses all of the player's chips, the player may re-buy chips. The player would play games and, at the end of the event, the organization would auction merchandise prizes to the players. The player who bid the highest number or value of chips for a prize would win that prize. For those players who have chips but did not successfully bid on a prize, the organization may redeem the chips for a predetermined cash value per chip. For this method, the value of the players' chips redeemed for cash is no a prize.

Valley City USBC Permit

Dates and Amounts of Drawings

November 8, 2026

1 - $100

1 - $75

1 - $50

3 - $25 = Total $300

Jan 28, 2027 - 5 - $50 = $250

Feb 15, 2027 – 5 - $50 = $250

March 11, 2027 – 5 - $50 = $250

April 5, 2027 – 5 - $50 = $250

May 2, 2027 – 5 - $100 = $500

Total $1500

Total Both $1800

RESOLUTION NO. 2535

A RESOLUTION IMPOSING A TEMPORARY MORATORIUM ON CITY APPROVALS FOR DATA CENTERS AND ON THE CITY'S EXECUTION OR APPROVAL OF RELATED NONDISCLOSURE AGREEMENTS

WHEREAS, the City of Valley City may receive inquiries and applications regarding the siting and operation of Data Centers within the City limits and within the City's extraterritorial jurisdiction; and

WHEREAS, Data Centers, by their nature, may present substantial and unique land use, infrastructure, environmental, public safety, and fiscal considerations, including but not limited to electrical power demand and distribution capacity, water supply and wastewater capacity, stormwater management, air emissions and noise, heat generation and dissipation, traffic and transportation impacts, compatibility with surrounding land uses, fire and life-safety risks, law enforcement and emergency response demands, and potential effects on tax base and municipal finances, and

WHEREAS, the City's current ordinances, plans, standards, and procedures may not adequately address the cumulative and project-specific impacts associated with Data Centers; and

WHEREAS, a temporary pause on approvals is necessary to allow the City sufficient time to study and evaluate the potential impacts of Data Centers; to review and, as appropriate, update the City's comprehensive plan, zoning and land use regulations, development standards, building and fire codes as applicable, and related permitting procedures; to assess and plan for electric, water, wastewater, stormwater, transportation, and other infrastructure and utility needs; to evaluate environmental and noise impacts; to review public safety, emergency response, and community health implications; to analyze fiscal impacts, fees, and cost recovery; and to develop appropriate regulations, policies, and guidance to protect the public health, safety, and welfare; and

WHEREAS, during the study period, the City also finds it necessary to refrain from executing or approving nondisclosure agreements related to proposed Data Center projects, in order to maintain transparency, preserve the integrity of the City's planning processes, and avoid precommitments that could undermine the City's regulatory evaluation and policymaking; and

WHEREAS, the Board desires to impose this temporary, time-limited moratorium as a reasonable measure to maintain the status quo while the City undertakes the foregoing work.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF VALLEY CITY, BARNES COUNTY, NORTH DAKOTA:

Section 1. Definitions.

For purposes of this Resolution, the following terms shall have the meanings set forth below:

"Data Center" means a facility, building, or group of buildings used primarily to house, store, process, manage, or transmit digital data, including but not limited to computer servers, networking equipment, and associated infrastructure, together with support areas such as mechanical, electrical, and plumbing systems, energy storage, cooling systems, backup generators, and security or administrative areas. "Data Center" includes facilities commonly referred to as data processing

centers, cloud computing centers, colocation facilities, cryptocurrency or digital asset mining operations, high-performance computing centers, or similar uses where the principal use is the operation of computing or data processing equipment. “Data Center” does not include incidental server rooms or information technology closets accessory to another principal use on the same premises where data processing is clearly subordinate to and supports the principal non–data center use.

“Permit or Approval” means any City-issued or City-approved authorization, consent, or entitlement required for the location, development, construction, establishment, enlargement, modification, or operation of a use or facility, including but not limited to zoning approvals, conditional use permits, variances, site plan approvals, subdivision or plat approvals, building, electrical, mechanical, plumbing, grading, right-of-way, driveway, or sign permits, occupancy permits, development agreements, utility service commitments or will-serve letters, franchises, and any other similar municipal approvals, whether administrative, quasi-judicial, or legislative in nature.

“Extraterritorial Jurisdiction” means the area outside the City limits within which the City of Valley City is authorized by law to exercise planning, zoning, subdivision, and related regulatory authority.

“Nondisclosure Agreement” or “NDA” means any agreement, contract, memorandum of understanding, or other instrument by which the City agrees to restrict disclosure of information relating to a proposed Data Center project, whether mutual or unilateral, regardless of title or form.

Section 2. Moratorium; Scope.

There is hereby imposed a moratorium for the period specified in Section 5 during which:

The City shall not accept, process, review, approve, issue, or finalize any Permit or Approval for a Data Center within the City limits or within the City’s Extraterritorial Jurisdiction, including but not limited to any application to establish a new Data Center, to expand or intensify an existing Data Center, or to convert an existing use to a Data Center.

The City shall not negotiate, execute, approve, or become a party to any Nondisclosure Agreement relating to any proposed Data Center project within the City limits or within the City’s Extraterritorial Jurisdiction.

During the moratorium term, any application or request falling within the scope of this Section received by the City shall be deemed incomplete and held in abeyance without processing, and any applicable processing timelines are tolled until the moratorium expires or is earlier lifted as to the affected application.

Section 3. Exceptions and Vested Rights.

The moratorium established by this Resolution shall not apply to the following:

Permits or Approvals necessary to address an emergency condition presenting an immediate threat to public health, safety, or welfare, as determined in writing by the City Administrator or designee.

Permits or Approvals solely for routine maintenance, repair, or like-for-like replacement of

existing equipment or structures at an existing Data Center, provided such activity does not increase building area, electrical load, water or wastewater demand, noise or environmental emissions, or otherwise expand or intensify the use.

Permits or Approvals for uses that are not Data Centers, including incidental and accessory information technology rooms or equipment that are clearly subordinate to a principal non–data center use on the same premises.

The issuance of a certificate of occupancy for a structure or phase that has received all necessary Permits or Approvals prior to the Effective Date, where no further discretionary approval related to Data Center use remains outstanding.

Applications determined by the City to be both legally vested and complete prior to the Effective Date under applicable law. Any claimed vested right shall be supported by a written determination by the City Attorney and City Administrator confirming vesting.

Nothing in this Ordinance shall be construed to prohibit the City from communicating with applicants or property owners, or from conducting studies, adopting interim policies for study purposes, or developing proposed regulations during the moratorium period.

Section 4. Administration and Enforcement.

The City Administrator, the City Engineer/Planner, City Attorney, and their respective designees are authorized to administer and implement this Resolution, including making determinations regarding applicability, exceptions, and vesting, and to take necessary actions to carry out the intent of this Resolution. Violations of this Resolution may be enforced by any remedy available at law or in equity, including but not limited to withholding, suspension, or revocation of Permits or Approvals; issuance of stop-work or cease-and-desist orders; civil penalties as provided by ordinance; and injunctive relief.

Section 5. Term; Extension.

The moratorium established by this Resolution shall commence on the Effective Date and shall remain in effect for six (6) months thereafter, unless earlier terminated by the Board. The Board may extend the moratorium for additional period(s) upon the adoption of a resolution or ordinance finding that additional time is reasonably necessary to complete the studies, evaluations, and regulatory updates described in the recitations above. Any single extension shall not exceed six (6) months. Nothing herein precludes the Board from modifying or lifting the moratorium, in whole or in part, by resolution or ordinance prior to expiration.

Section 6. Effective Date.

This Resolution shall be in full force and effect from and after its passage and approval on this 1st day of September, 2026.

_____

Michael Bishop, President
Board of City Commissioners

ATTEST:

_____

Brenda Klein, Finance Director

RESOLUTION NO. 2536

A RESOLUTION APPROVING FINAL REPLAT OF VALLEY CITY SCHOOL ADDITION, CITY OF VALLEY CITY

WHEREAS, an application was submitted to the Valley City Planning and Zoning Commission requesting approval to replat land within the City of Valley City, Barnes County, North Dakota, for the purpose of realigning property lines, vacating unused easements, and providing new utility easements for construction of a new public school; and

WHEREAS, the Planning and Zoning Commission, following a public hearing on August 11, 2026, approved the preliminary plat of Valley City School Addition, a Replat of Lots 1 & 3 Hanna Field Addition to the City of Valley City; and

WHEREAS, the final plat has been completed and certified by the surveyor and submitted for approval of the Board of City Commissioners of the City of Valley City; and

WHEREAS, the plat meets the presentation requirements and applicable design standards set forth in N.D.C.C. ch. 40-50.1 and V.C.M.C. ch. 16-01; and

WHEREAS, pursuant to N.D.C.C. § 40-50.1-04 a plat cannot be accepted for recording unless the plat officially notes the final approval of the governing body of the jurisdiction and acknowledgment of the planning and zoning commission.

THEREFORE, BE IT HEREBY RESOLVED, by the Board of City Commissioners of the City of Valley City, Barnes County, North Dakota, hereby approves the final plat of Valley City School Addition, a Replat of Lots 1 & 3 Hanna Field Addition to the City of Valley City, as more fully described in the plat map which is incorporated herein.

.

Passed, adopted and approved this 1st day of September, 2026.

_____
Michael Bishop, President
Board of City Commissioners

ATTEST:

_____
Brenda Klein, Finance Director

Valley City Planning and Zoning
APPLICATION

Procedures and submission requirements can be found in the Valley City Municipal Code. Application and fees must be submitted as soon as possible in order to allow sufficient time for publication of required public hearing notices. The Planning and Zoning Commission generally meets and holds public hearings the 2nd Tuesday of every month at 4pm. Additional fees will be assessed if it is determined a meeting is needed to be held outside of regularly scheduled meeting dates.

Please check all that apply and submit payment with application. This application may be utilized for more than one request or applicant may copy and attach a separate application for each item as needed.

- [x] Plat/Replat ($150 + $2 per lot)
- [x] Recording Fee (1- 49 lots - $30 - 50+ lots $60)*
- [ ] Variance ($100)
- [ ] Vacation of Street/Alley ($150)
- [ ] Zoning Ordinance Text Amendment ($200)
- [ ] Zoning Map Amendment (Zone/Rezone) ($200)
- [ ] Conditional Use Permit ($200)
- [ ] PUD/PUD Amendment ($200)
- [ ] Other: _____ ($TBD)

*Recording fee is refundable if plat/replat is denied

Applicant Name: Lowry Engineering - Jon Lowry Phone: 701-235-0199

Applicant Address: 5306 51st Ave S Suite A

City, State, Zip: Fargo, ND 58104 Email Address: jlowry@lowryeng.com

Owner Name: Valley City Public Schools - Josh Johnson Phone: 701-845-0483

Owner Address: 460 Central Ave N

City, State, Zip: Valley City, ND 58072 Email Address: josh.johnson@k12.nd.us

Owner Authorization: Josh Johnson Date: 07-09-26

If the applicant is not the same as the owner, the owner must sign the application or submit a letter authorizing the applicant to proceed on behalf of the owner.

Physical Address of Property (if assigned): 1150 Central Ave N & 205 9th St NE

Property Description (attach addt'l sheet if necessary):

Parcel ID# 63-2260010 & 63-2260030 Lot 1&3 Block 1 Subdivision Hanna Field Addition

Section 21 Twp 140N Range 58W Metes and Bounds: _____

Briefly describe the reason for request:

The plat combines Lots 1 and 3 to accommodate the construction of the new addition to Jefferson Elementary School. It also vacates existing utility easements and establishes new utility easements needed for demolition and installation of electrical service.

Applicant Signature: _____ Date: 07/08/26

The signature of the applicant and owner (or written permission of the owner) certifies that permission is granted by the owner to all authorized City personnel to enter the property for the purpose of review of this application. The applicant and owner further certify that all City Ordinances will be complied with and that the information given within this application as well as the plans submitted are in all respects true and correct to the best of my knowledge and belief.

VALLEY CITY USE ONLY:

Application and fees. Rec'd on date: _____ in the amount of $_____ Cash/Check

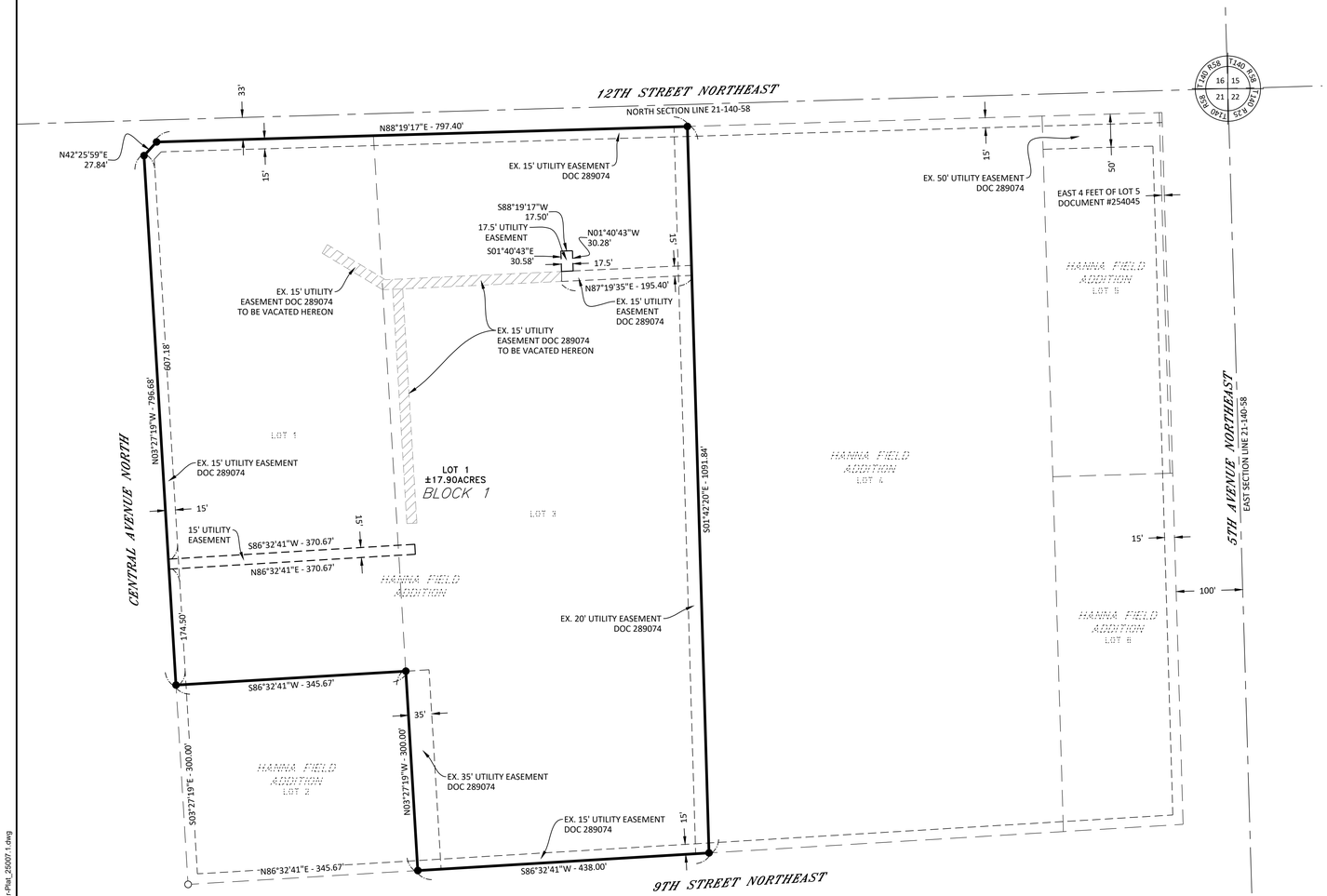
Application/Supporting documents deemed complete. Date: _____. Initials _____.

P&Z: **Hearing Date** _____ Approval: ☐ Yes ☐ Yes with conditions ☐ No
Publication Dates:
P&Z findings and recommendations sent to City Commission. Date: _____.

City Commission: **Hearing Date** _____ Approval: ☐ Yes ☐ Yes with conditions ☐ No
Publication Dates:

VALLEY CITY SCHOOL ADDITION

A REPLAT OF LOTS 1 & 2 HANNA FIELD ADDITION TO THE CITY OF VALLEY CITY, NORTH DAKOTA



OWNERS' CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT VALLEY CITY PUBLIC SCHOOLS, IS THE OWNER OF THAT PART OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 140 NORTH, RANGE 58 WEST OF THE 5TH PRINCIPAL MERIDIAN TO THE CITY OF VALLEY CITY, COUNTY OF BARNES, STATE OF NORTH DAKOTA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 1 & 2 OF HANNA FIELD ADDITION TO THE CITY OF VALLEY CITY, BARNES COUNTY, NORTH DAKOTA.

SAID OWNER HAS CAUSED THE ABOVE DESCRIBED TRACT OF LAND SHOWN ON THIS PLAT TO BE SURVEYED AND PLATTED AS VALLEY CITY SCHOOL ADDITION TO THE CITY OF VALLEY CITY, NORTH DAKOTA. SAID OWNER ALSO HEREBY DEDICATES AND CONVEYS TO THE PUBLIC, FOR PUBLIC USE, ALL STREET RIGHT OF WAYS AND UTILITY EASEMENTS SHOWN ON SAID PLAT. SAID VALLEY CITY SCHOOL ADDITION, CONSISTS OF 1 LOT AND 1 BLOCK, AND CONTAINS 17.90 ACRES, MORE OR LESS TOGETHER WITH EASEMENTS AND RIGHT OF WAYS OF RECORD.

BY: _____
JACKIE CORDIE, BUSINESS MANAGER

STATE OF _____)
)SS
COUNTY OF _____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED JACKIE CORDIE, BUSINESS MANAGER, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

_____
NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____

CITY ENGINEER'S APPROVAL

THIS PLAT IN THE CITY OF VALLEY CITY IS HEREBY APPROVED THIS _____ DAY OF _____ 2026.

_____
CHAD PETERSON
CITY ENGINEER

STATE OF _____)
)SS
COUNTY OF _____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED CHAD PETERSON , TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

_____
NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____

CITY COMMISSION APPROVAL

THIS PLAT IN THE CITY OF VALLEY CITY IS HEREBY APPROVED THIS _____ DAY OF _____ 2026.

_____
DAVE CARLSRUD
PRESIDENT

STATE OF _____)
)SS
COUNTY OF _____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DAVE CARLSRUD , TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

_____
NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____

PLANNING & ZONING COMMISSION APPROVAL

THIS PLAT IN THE CITY OF VALLEY CITY IS HEREBY APPROVED THIS _____ DAY OF _____ 2026.

_____
MIKE SCHELL
CHAIR PLANNING COMMISSION

STATE OF _____)
)SS
COUNTY OF _____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MIKE SCHELL , TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

_____
NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____

SURVEYORS CERTIFICATE

I, COLE A. NESET, REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NORTH DAKOTA, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS VALLEY CITY SCHOOL ADDITION; THAT THIS PLAT IS A CORRECT REPRESENTATION OF SAID SURVEY; THAT ALL DISTANCES ARE SHOWN CORRECTLY ON SAID PLAT IN FEET AND HUNDREDTHS OF A FOOT; THAT ALL MONUMENTS ARE OR WILL BE INSTALLED CORRECTLY IN THE GROUND AS SHOWN; AND THAT THE EXTERIOR BOUNDARY LINES ARE CORRECTLY DESIGNATED.
DATED THIS _____ DAY OF _____, 2026.

_____
COLE A. NESET,
REGISTERED LAND SURVEYOR
LS-7513

STATE OF NORTH DAKOTA)
)SS
COUNTY OF CASS)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED COLE A. NESET, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

_____
NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA

LEGEND

- MONUMENT SET
- MONUMENT FOUND
- EX. EASEMENT
- EX. PROPERTY LINE
- EX. SECTION LINE
- PROPERTY BOUNDARY LINE
- NEW EASEMENT LINE
- EX. 15' UTILITY EASEMENT TO BE VACATED

SURVEY INFORMATION

DATE OF SURVEY:
OCTOBER 2025
BASIS OF BEARING:
NAD83 ND STATE PLANE COORDINATE SYSTEM, SOUTH ZONE

N

0 100 200

SHEET 1 OF 1

LOWRY ENGINEERING
5306 51ST AVENUE SOUTH, SUITE A
FARGO, NORTH DAKOTA 58104

07/02/26 10:33:23AM Z:\Lowry Shared Files\Projects_2025\25007.1 - Valley City High School\Drawings\25007.1_Project\Survey\X-Plat_25007.1.dwg

Valley City Planning Commission – August 11, 2026 Agenda

Action Request: Replat

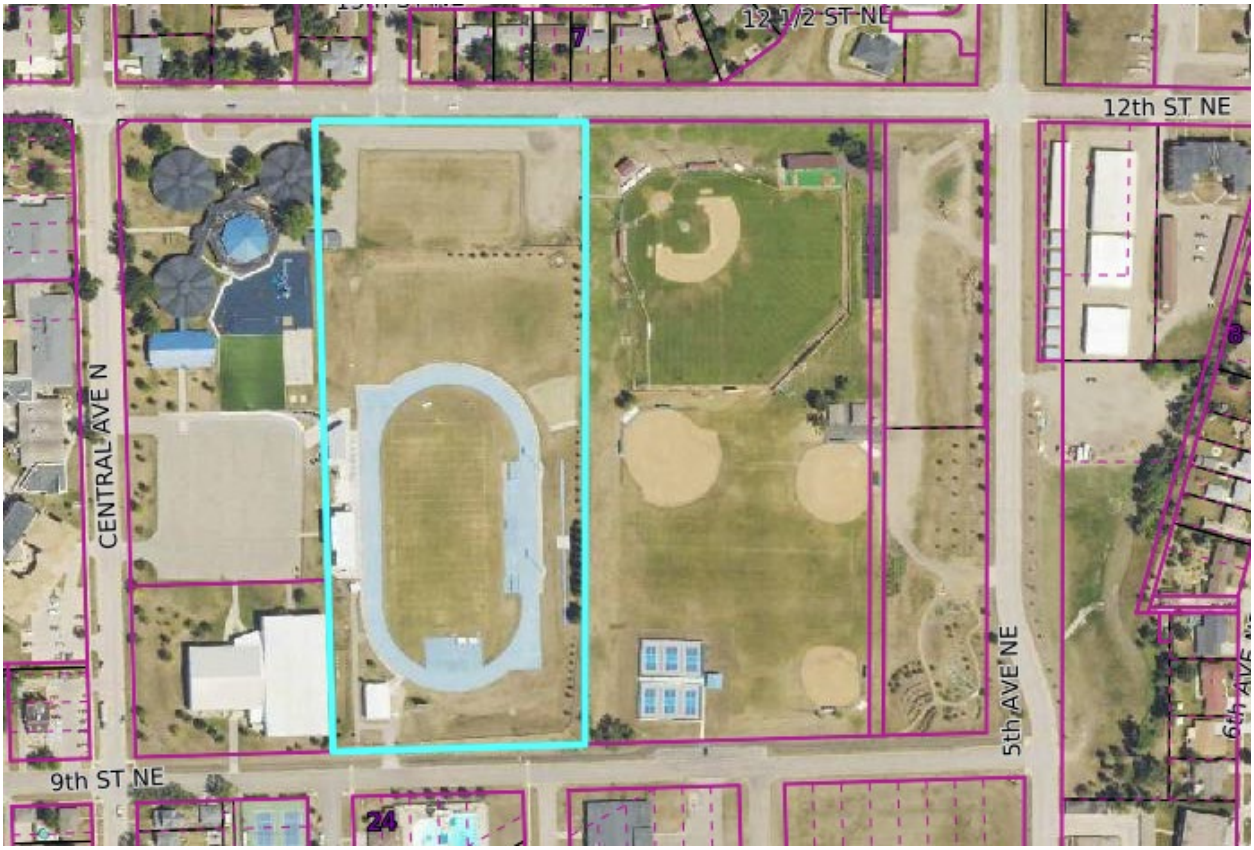
Applicant: Jon Lowry, Lowry Engineering

Objective: Approve a replat application to combine two lots into one lot, vacate existing utility easements, and establish new utility easements

Property Owner: Valley City Public School District

Legal Description: Lots 1 & 3 Hanna Field Addition to the City of Valley City located in part of Section 21 Township 140 North, Range 58 West within the City of Valley City

Project Location: The property is located on the east side of Central Avenue between 9th Street NE and 12th Street NE (The map below outlines lot 3; lot 1 contains the existing elementary school and parking lot to the left of lot 3).



Plat Application Analysis: The parcels involved in this plat request are zoned R-4 Multi-Family Residential District and are the site of the new grade 3-12 school building being constructed in Valley City. The applicant wishes to clean up the legal description for the school campus and combine both existing lots into a single lot while removing easements that do not have value and adding new easements needed for the utilities on site. Elementary schools, junior high schools, and high schools are a permitted use in the R-4 District. The proposed construction site was previously granted variances from landscaping and buffer requirements pertaining to the placement of hedges and the tree canopy coverage.

The proposed preliminary plat and construction plans conforms with the remainder of the R-2 District zoning requirements. When initially reviewed this plat needed some minor corrections to meet the subdivision requirements. Based on comments received from city staff and planning staff review these include:

1. Verify location of fire hydrant and any related easements required.
2. Verify correct location for all new easements
3. Address previously identified questions pertaining to exterior lot line and related street and access design.
4. Confirm necessary stormwater system is properly documented.
5. Verify correct language is included for the Owner's Certificate
6. Correct City Commission Approval signature line

Findings of Fact:

1. The existing and proposed land use is consistent with current zoning.
2. The proposed lot, buildings, and construction plans meet all applicable setback and yard requirements.
3. Easements required for certain utilities are being established.
4. Corrections to Owner's Certificate and City Commission Approval are needed

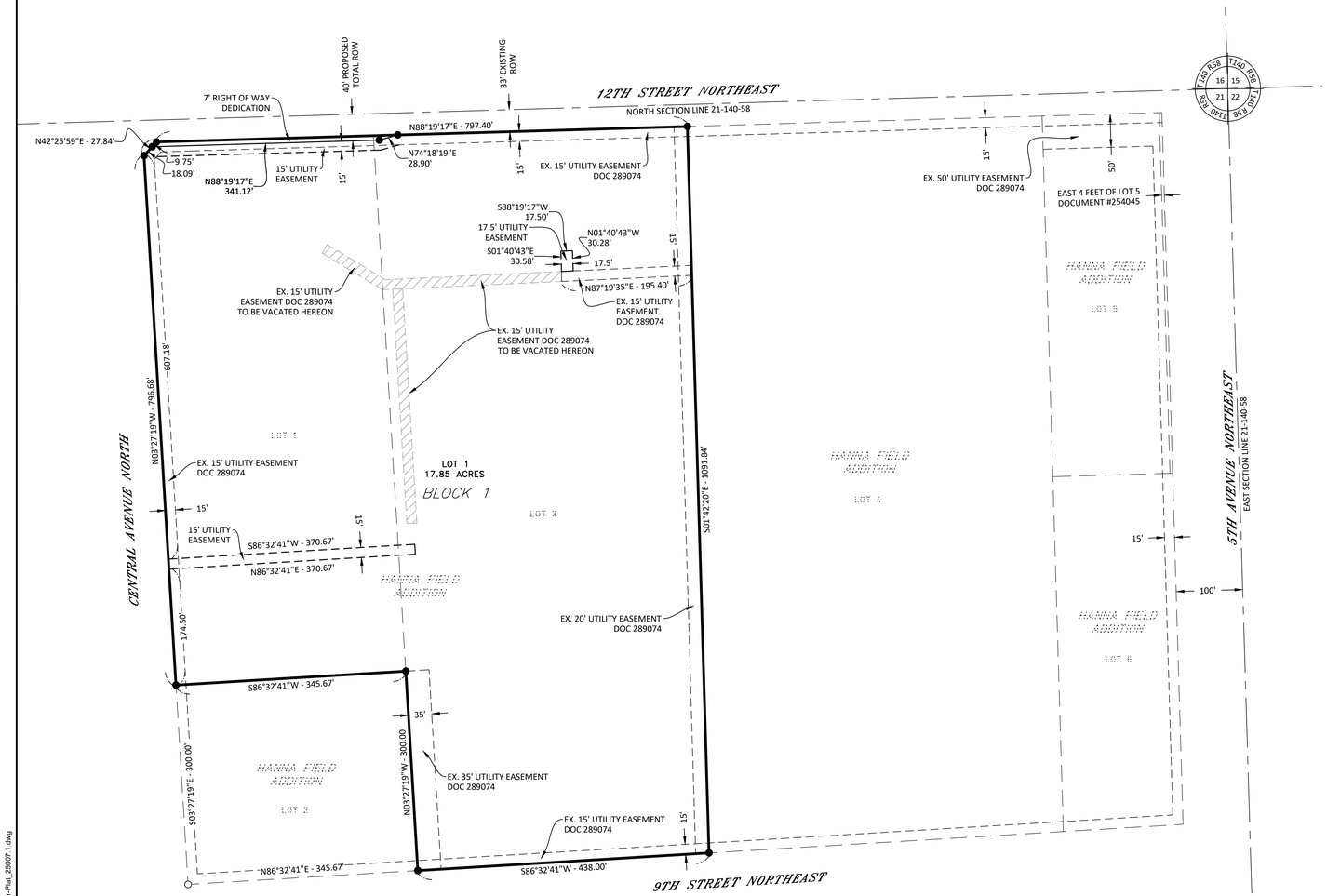
Recommended Motion:
Subject to additional information identified during the public hearing for this plat application, it is recommended that the plat be approved with conditions. A motion to approve the plat application could be worded as follows:

"Based on the findings of fact, and additional information provided at the public hearing, I move to approve the Valley City School Addition plat and recommend approval to the Board of City Commissioners with the following conditions.

1. City Engineer confirms all necessary easements and other details pertaining to the plat drawing are correct.
2. Noted corrections to Owner's Certificate and City Commission Approval are made

VALLEY CITY SCHOOL ADDITION

A REPLAT OF LOTS 1 & 3 HANNA FIELD ADDITION TO THE CITY OF VALLEY CITY, NORTH DAKOTA



OWNERS' CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT VALLEY CITY PUBLIC SCHOOLS, IS THE OWNER OF THAT PART OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 140 NORTH, RANGE 58 WEST OF THE 5TH PRINCIPAL MERIDIAN TO THE CITY OF VALLEY CITY, COUNTY OF BARNES, STATE OF NORTH DAKOTA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 1 & 3 OF HANNA FIELD ADDITION TO THE CITY OF VALLEY CITY, BARNES COUNTY, NORTH DAKOTA.

SAID OWNER HAS CAUSED THE ABOVE DESCRIBED TRACT OF LAND SHOWN ON THIS PLAT TO BE SURVEYED AND PLATTED AS VALLEY CITY SCHOOL ADDITION TO THE CITY OF VALLEY CITY, NORTH DAKOTA. SAID OWNER ALSO HEREBY DEDICATES AND CONVEYS TO THE PUBLIC, FOR PUBLIC USE, ALL STREET RIGHT OF WAYS AND UTILITY EASEMENTS SHOWN ON SAID PLAT. SAID VALLEY CITY SCHOOL ADDITION, CONSISTS OF 1 LOT AND 1 BLOCK, AND CONTAINS 17.85 ACRES, MORE OR LESS TOGETHER WITH EASEMENTS AND RIGHT OF WAYS OF RECORD.

BY:_____
JACKIE CORDIE, BUSINESS MANAGER

STATE OF_____)
)SS
COUNTY OF_____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED JACKIE CORDIE, BUSINESS MANAGER, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC, COUNTY:_____STATE:_____
MY COMMISSION EXPIRES:_____

CITY ENGINEER'S APPROVAL

THIS PLAT IN THE CITY OF VALLEY CITY IS HEREBY APPROVED THIS_____DAY OF_____2026.

CHAD PETERSEN
CITY ENGINEER

STATE OF_____)
)SS
COUNTY OF_____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED CHAD PETERSEN , TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC, COUNTY:_____STATE:_____
MY COMMISSION EXPIRES:_____

CITY COMMISSION APPROVAL

THIS PLAT IN THE CITY OF VALLEY CITY IS HEREBY APPROVED THIS_____DAY OF_____2026.

MICHAEL BISHOP
PRESIDENT

STATE OF_____)
)SS
COUNTY OF_____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MICHAEL BISHOP , TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC, COUNTY:_____STATE:_____
MY COMMISSION EXPIRES:_____

PLANNING & ZONING COMMISSION APPROVAL

THIS PLAT IN THE CITY OF VALLEY CITY IS HEREBY APPROVED THIS_____DAY OF_____2026.

MIKE SCHELL
CHAIRMAN

STATE OF_____)
)SS
COUNTY OF_____)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MIKE SCHELL , TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC, COUNTY:_____STATE:_____
MY COMMISSION EXPIRES:_____

SURVEYORS CERTIFICATE

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DATED THIS _____DAY OF_____, 2026.

COLE A. NESET,
REGISTERED LAND SURVEYOR
LS-7513

STATE OF NORTH DAKOTA)
)SS
COUNTY OF CASS)

ON THIS _____ DAY OF _____, 2026, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED COLE A. NESET, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA

LEGEND

- MONUMENT SET
- MONUMENT FOUND
- EX. EASEMENT
- EX. PROPERTY LINE
- EX. SECTION LINE
- PROPERTY BOUNDARY LINE
- NEW EASEMENT LINE
- EX. 15' UTILITY EASEMENT TO BE VACATED

SURVEY INFORMATION

DATE OF SURVEY:
OCTOBER 2025
BASIS OF BEARING:
NAD83 ND STATE PLANE COORDINATE SYSTEM, SOUTH ZONE

N

0 100 200

SHEET 1 OF 1

LOWRY ENGINEERING
5306 51ST AVENUE SOUTH, SUITE A
FARGO, NORTH DAKOTA 58104

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BARNES COUNTY, NORTH DKAOTA, AND
CITY OF VALLEY CITY, NORTH DAKOTA
COOPERATIVE COST AND MAINTENANCE
AGREEMENT

Viking Bridge Replacement
Viking Drive SW, Valley City, ND
NDDOT Project # BIP-FXBA-BRP-0200(050); PCN 23549

THIS AGREEMENT made and entered into by and between the County of Barnes North Dakota, and the City of Valley City, North Dakota, acting by and through their Boards of Commissioners.

WITNESSETH:

WHEREAS, the Barnes County Board of Commissioners and the City of Valley City Board of Commissioners believe that it is necessary to replace structure number VC04 (Viking Bridge) and realign existing watermain lines; and

WHEREAS, North Dakota Century Code NDCC 54-40.3 authorizes the Barnes County Board of Commissioners and the City of Valley City Board of Commissioners to enter into agreements with any political subdivision of North Dakota.

WHEREAS, Barnes County Board of Commissioners and the City of Valley City Board of Commissioners have determined it to be mutually beneficial for this structure replacement and watermain relocation project to be let and constructed with each entity paying their respective local shares of construction and construction engineering.

NOW, THEREFORE, IT IS MUTUALLY AGREED AS FOLLOWS:

ARTICLE I - CONSTRUCTION

Section A. Direction, Supervision, and Inspection of Construction

The construction work contemplated herein shall be under the direction and supervision of the Highway Superintendent of Barnes County.

Section B. Plan Changes and Extra Work

Any plan change or extra work performed hereunder shall become the responsibility of the respective Entity for which project the plan change or extra work was performed, and the total cost of plan changes or extra work shall be assigned, approved and paid for by the Entity for which the plan change or extra work was performed.

ARTICLE II - BASIS OF PAYMENT

Section A. Engineering

Barnes County, as the lead agency, has performed the project surveying and preliminary engineering, including environmental permits, historical reports, and design of the structure replacement and watermain relocation project. Construction Engineering has been contracted by NDDOT with KLJ Engineering. Costs will be split with Barnes County paying 10% of total engineering costs minus the non-participating portion of which 100% of non-participating costs will be covered by City of Valley City.

Section B. Construction Costs

Upon satisfactory completion of the project in accordance with Article I hereof, Barnes County shall reimburse the NDDOT for the full and complete share of the local costs of constructing the project based on the final estimate of cost of the construction work item quantities. Barnes County shall coordinate with NDDOT to prepare and pay the contractor all partial payments as required by the NDDOT specifications and bid proposal of the aforesaid contract. The City of Valley City shall reimburse Barnes County for all non-participating contract obligations attributable to the City of Valley City's share of the project upon receipt of copies of monthly partial estimates and final payment vouchers from Barnes County.

ARTICLE III - GENERAL PROVISIONS

Section A. Contract Administration

Barnes County will assume the administrative function in construction, inspection, documentation, contract payment, and any other function pertaining to the project, and will furnish the City of Valley City with copies and supporting data for the project.

Section B. Maintenance Responsibilities

Following the conclusion of construction activities, each entity will take over full maintenance responsibilities for their respective portions of the project.

Section C. Claims

It is hereby understood and agreed that any and all employees and all other persons employed by each respective Entity in the performance of any work or services required or provided for herein shall be considered employees of the respective Entity only, and that any and all claims that may or might arise under the workers' compensation laws of either state on behalf of said employees while so engaged, and any and all claims made by any third parties as a consequence of any act or omission on the part of said Entity's employees while so engaged on any of the work or services to be rendered herein by the respective Entity, shall in no way be the obligation or responsibility of the other Entity. Each Entity agrees to protect, hold harmless, defend, and indemnify the other Entity for any and all claims, causes of action, and damages of any nature whatsoever arising from, allegedly arising from, or related to the provision of work or services to the respective Entity by any third party under the terms of this Agreement or under any contracts awarded pursuant to the terms of this Agreement. Further, if any claim is asserted against either Entity by any third party for work or services provided under the terms of this Agreement or under contracts awarded pursuant to the terms of this Agreement, the Entity against which the claim is

asserted agrees to immediately provide written notice of said claim to the other Entity, regardless of the nature of the claim or potential responsibility therefor.

Section D. Approval

Before this Agreement shall become binding and effective, it shall be approved by resolution of the Board of Commissioners of both Barnes County and the City of Valley City.

Section E. Attachments

- Plan Sheet Exhibits
- Funding Split Breakdown
- Abstract of Bids

IN TESTIMONY WHEREOF the parties have duly executed this agreement by their duly authorized officers and caused their respective seals to be hereunto affixed.

COUNTY OF BARNES

Approved as to Form and Execution

_____

Barnes County States Attorney

BY_____
Board Chair

DATE_____

BY_____
Witness

DATE_____

CITY OF VALLEY CITY

Approved as to Form and Execution

_____
City of Valley City Attorney

BY_____
President City Commission

DATE_____

BY_____
Witness

DATE_____

COUNTY OF BARNES

RESOLUTION

BE IT RESOLVED that the City of Valley City enter into Agreement with the County of Barnes for the following purposes, to wit: to provide for payment by City of Valley City to Barnes County the costs attributable in the construction, inspection, documentation, and contract payments of project: NDDOT Project # BIP-FXBA-BRP-0200(050); PCN 23549.

BE IT FURTHER RESOLVED that the proper County Officers are hereby authorized and directed to execute such cooperative construction agreement under the provisions of NDCC 54-40.3

CERTIFICATION

County of Barnes

I hereby certify that the foregoing Resolution is a true and correct copy of the resolution presented to and adopted by the Board of Commissioners of the County of Barnes at a duly authorized meeting thereof held on the _____day of _____, 2026, as shown by the minutes of said meeting in my possession.

_____
County Auditor

CITY OF VALLEY CITY

RESOLUTION

BE IT RESOLVED that the City of Valley City enter into Agreement with the County of Barnes for the following purposes, to wit: to provide for payment by City of Valley City to Barnes County the costs attributable in the construction, inspection, documentation, and contract payments of project: NDDOT Project # BIP-FXBA-BRP-0200(050); PCN 23549.

BE IT FURTHER RESOLVED that the proper City Officials are hereby authorized and directed to execute such cooperative construction agreement under the provisions of NDCC 54-40.3

CERTIFICATION

City of Valley City

I hereby certify that the foregoing Resolution is a true and correct copy of the resolution presented to and adopted by the Board of Commissioners of the City of Valley City at a duly authorized meeting thereof held on the____day of _____, 2026, as shown by the minutes of said meeting in my possession.

_____
City Auditor

REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	8	1

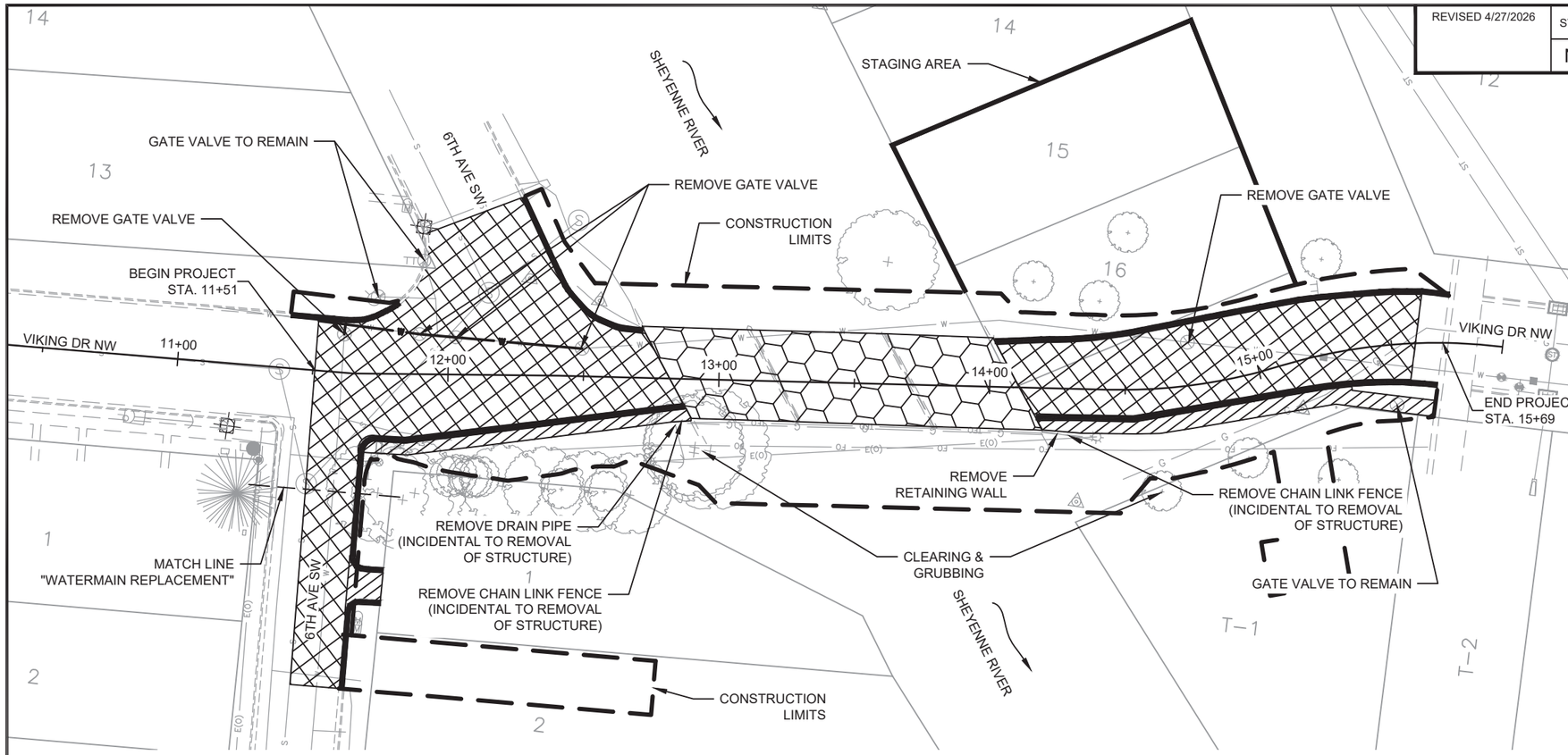
Estimated Quantities

SPEC	CODE	ITEM DESCRIPTION	UNIT	Participating	Non-Participating					TOTAL
103	0100	CONTRACT BOND	L SUM	0.95	0.05					1
201	0330	CLEARING & GRUBBING	L SUM	1						1
202	0105	REMOVAL OF STRUCTURE	L SUM	1						1
202	0114	REMOVAL OF CONCRETE PAVEMENT	SY	141	16					157
202	0130	REMOVAL OF CURB & GUTTER	LF	550	62					612
202	0132	REMOVAL OF BITUMINOUS SURFACING	SY	1301	146					1447
202	0293	REMOVE RETAINING WALL	LF	15						15
202	0500	ACP WATERMAIN REMOVAL	LF		80					80
203	0102	COMMON EXCAVATION-TYPE B	CY	77						77
203	0109	TOPSOIL	CY	118	47					165
203	0113	COMMON EXCAVATION-WASTE	CY	70						70
210	0099	CLASS 1 EXCAVATION	L SUM	1						1
210	0111	CLASS 2 EXCAVATION	L SUM	1						1
210	0127	CHANNEL EXCAVATION	L SUM	1						1
210	0201	FOUNDATION PREPARATION	EA	4						4
216	0100	WATER	M GAL	40	10					50
251	0300	SEEDING CLASS III	ACRE	0.11	0.06					0.17
253	0201	HYDRAULIC MULCH	ACRE	0.22	0.12					0.34
256	0200	RIPRAP GRADE II	CY	906						906
261	0112	FIBER ROLLS 12IN	LF	585	150					735
261	0113	REMOVE FIBER ROLLS 12IN	LF	335	75					410
262	0100	FLOTATION SILT CURTAIN	LF	250						250
262	0101	REMOVE FLOTATION SILT CURTAIN	LF	250						250
302	0121	AGGREGATE BASE COURSE CL 5	CY	433	57					490
430	0500	COMMERCIAL GRADE HOT MIX ASPHALT	TON	306	41					347
602	0500	BRIDGE SUBSTRUCTURE CONCRETE	CY	251.1						251.1
602	0510	BRIDGE DECK CONCRETE	CY	223.2						223.2
602	0520	BRIDGE BARRIER CONCRETE	CY	21						21
602	1133	CONCRETE BRIDGE APPROACH SLAB	SY	221.4						221.4
602	1250	PENETRATING WATER REPELLENT TREATMENT	SY	960.9						960.9
604	9600	PRESTRESSED BOX BEAM-21IN	LF	1035.5						1035.5
612	0115	REINFORCING STEEL-GRADE 60	LBS	20258						20258
612	0116	REINFORCING STEEL-GRADE 60-EPOXY COATED	LBS	51151						51151
616	0364	STRUCTURAL STEEL M270-GRADE 36	LBS	1382						1382
622	0020	STEEL PILING HP 10 X 42	LF	840						840
622	0040	STEEL PILING HP 12 X 53	LF	960						960
624	0123	PEDESTRIAN RAILING	LF	194						194
624	0124	PEDESTRIAN FENCE	LF	154						154
702	0100	MOBILIZATION	L SUM	0.95	0.05					1
704	1000	TRAFFIC CONTROL SIGNS	UNIT	728						728
704	1052	TYPE III BARRICADE	EA	18						18
704	1054	SIDEWALK BARRICADE	EA	4						4
704	1060	DELINEATOR DRUMS	EA		10					10
708	1540	INLET PROTECTION-SPECIAL	EA	5						5
708	1541	REMOVE INLET PROTECTION-SPECIAL	EA	5						5
709	0100	GEOSYNTHETIC MATERIAL TYPE G	SY	1234	170					1404
709	0155	GEOSYNTHETIC MATERIAL TYPE RR	SY	1358						1358

Estimated Quantities

SPEC	CODE	ITEM DESCRIPTION	UNIT	Participating	Non-Participating					TOTAL
722	6200	ADJUST MANHOLE	EA	1						1
722	6240	ADJUST UTILITY APPURTENANCE	EA	1						1
724	0210	FITTINGS-DUCTILE IRON	LBS		602					602
724	0270	REMOVE GATE VALVE & BOX	EA		5					5
724	0300	GATE VALVE & BOX 6IN	EA		1					1
724	0310	GATE VALVE & BOX 8IN	EA		5					5
724	0400	HYDRANT-INSTALL 6IN	EA		1					1
724	0810	WATERMAIN 6IN PVC	LF		28					28
724	0830	WATERMAIN 8IN PVC	LF		355					355
724	1208	BORE & PUSH 8IN WATERMAIN	LF		285					285
748	0140	CURB & GUTTER-TYPE I	LF	384	115					499
748	0300	CURB TRANSITION	EA	1						1
750	0100	SIDEWALK CONCRETE	SY	197						197
754	0110	FLAT SHEET FOR SIGNS-TYPE XI REFL SHEETING	SF	14						14
754	0112	FLAT SHEET FOR SIGNS-TYPE IV REFL SHEETING	SF	16						16
754	0206	STEEL GALV POSTS-TELESCOPING PERFORATED TUBE	LF	56						56
770	0001	LIGHTING SYSTEM	EA	1						1
930	9537	ABUTMENT UNDERDRAIN SYSTEM	EA	2						2
970	2330	BUR OAK	EA	5						5

REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	40	1



SPEC	CODE	BID ITEM	QTY	UNIT
201	0330	CLEARING & GRUBBING		
		PARTICIPATING - BRIDGE & ROADWAY	1.0	L SUM
202	0105	REMOVAL OF STRUCTURE		
		PARTICIPATING - BRIDGE & ROADWAY	1.0	L SUM
202	0114	REMOVAL OF CONCRETE PAVEMENT		
		PARTICIPATING - BRIDGE & ROADWAY	141	SY
		NON-PARTICIPATING - WATERMAIN	16	SY
202	0130	REMOVAL OF CURB & GUTTER		
		PARTICIPATING - BRIDGE & ROADWAY	550	LF
		NON-PARTICIPATING - WATERMAIN	62	LF
202	0132	REMOVAL OF BITUMINOUS SURFACING		
		PARTICIPATING - BRIDGE & ROADWAY	1,301	SY
		NON-PARTICIPATING - WATERMAIN	146	SY
202	0293	REMOVE RETAINING WALL		
		PARTICIPATING - BRIDGE & ROADWAY	15	LF
202	0500	ACP WATERMAIN REMOVAL		
		NON-PARTICIPATING - WATERMAIN	80	LF
724	0270	REMOVE GATE VALVE & BOX		
		NON-PARTICIPATING - WATERMAIN	5	EA

NOTE:
1. SEE UTILITY COORDINATION SPECIAL PROVISION FOR DETAILS ON UTILITY RELOCATIONS

REMOVAL OF STRUCTURE

REMOVAL OF BITUMINOUS PAVEMENT

REMOVAL OF CONCRETE

REMOVAL OF CURB & GUTTER

N

25 0 25 50
scale 1"=50' feet

REGISTERED PROFESSIONAL ENGINEER
BRYAN TYKWINSKI
PE-28896
DATE 04/27/26
NORTH DAKOTA

BRP-BRC-0200(050)
BARNES COUNTY, NORTH DAKOTA
STRUCTURE #VC04

KLJ

REMOVALS
STA. 11+51 TO 15+69

DRWN. BY	CHK'D BY	PROJECT NO.
ZRV	BJT	2203-00318

Apr 27, 2026 - 1:38pm - K:\Projects\County\ND\Barnes\2203-00318_VikingBridgeRehab\CAD\Design_2025\Plans\2203-00318_040REM.dwg

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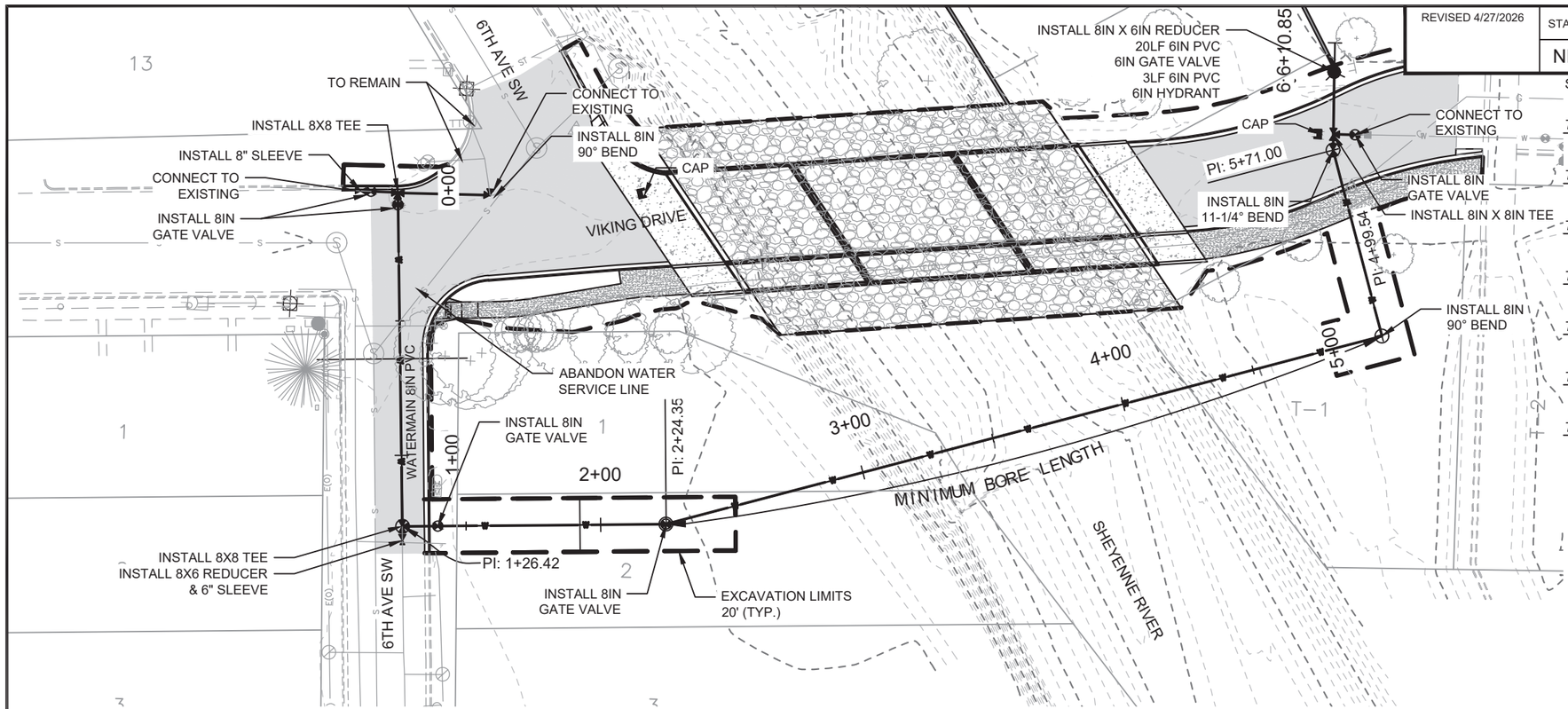
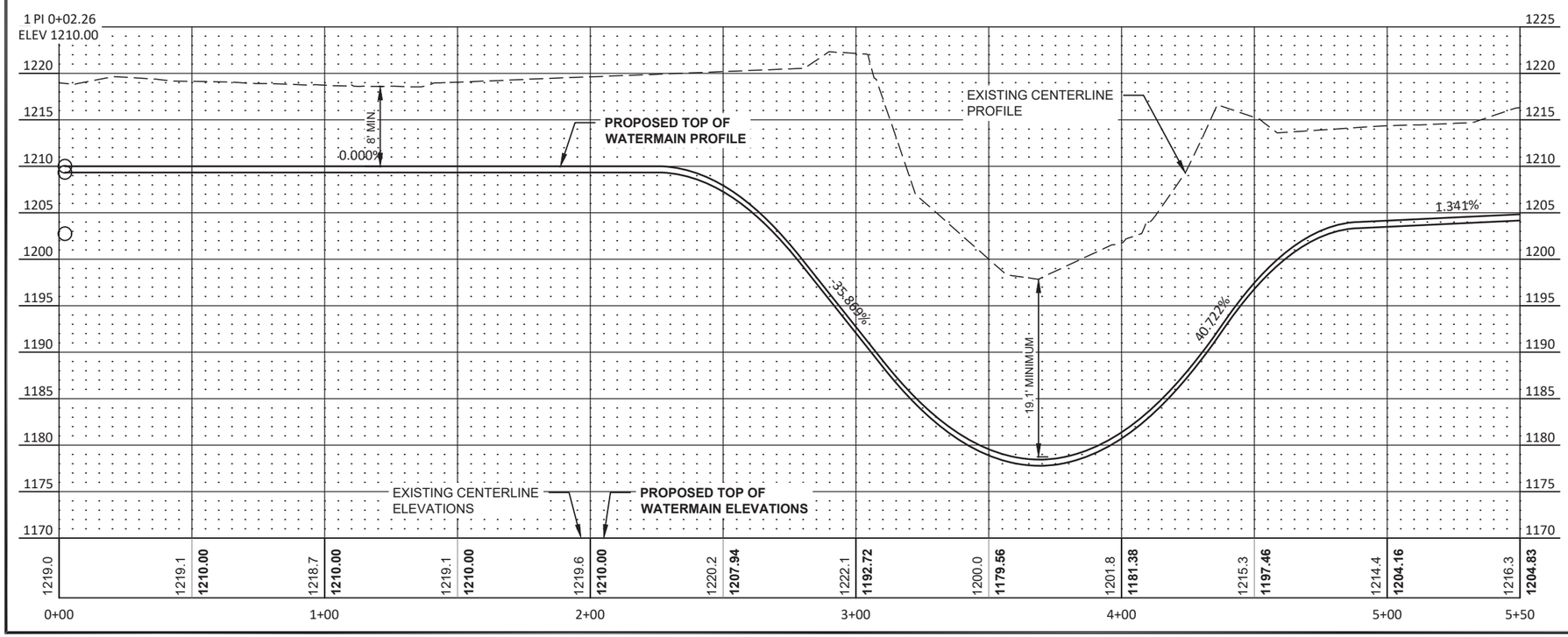
REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	57	1



SPEC	CODE	BID ITEM	QTY	UNIT
724	0210	FITTINGS-DUCTILE IRON NON-PARTICIPATING -WATERMAIN	602	LBS
724	0300	GATE VALVE &BOX 6IN NON-PARTICIPATING -WATERMAIN	1	EA
724	0310	GATE VALVE &BOX 8IN NON-PARTICIPATING -WATERMAIN	5	EA
724	0400	HYDRANT-INSTALL 6IN NON-PARTICIPATING -WATERMAIN	1	EA
724	0810	WATERMAIN 6IN PVC NON-PARTICIPATING -WATERMAIN	23	LF
724	0830	WATERMAIN 8IN PVC NON-PARTICIPATING -WATERMAIN	355	LF
724	1208	BORE &PUSH 8IN WATERMAIN NON-PARTICIPATING -WATERMAIN	285	LF



N

scale 1"=50' feet (25 0 25 50)

REGISTERED PROFESSIONAL ENGINEER
MICHAEL STROM
PE-8787
DATE 04/27/26
NORTH DAKOTA

BRP-BRC-0200(050)
BARNES COUNTY, NORTH DAKOTA
STRUCTURE #VC04

KLJ

MUNICIPAL
STA. 00+00 TO 5+20.42

DRWN. BY	CHK'D BY	PROJECT NO.
ZRV	MS	2203-00318

Apr 27, 2026 - 1:59pm - K:\Projects\County\ND\Barnes\2203-00318_VikingBridgeRehab\CAD\Design_2025\Plans\2203-00318_057MU.dwg

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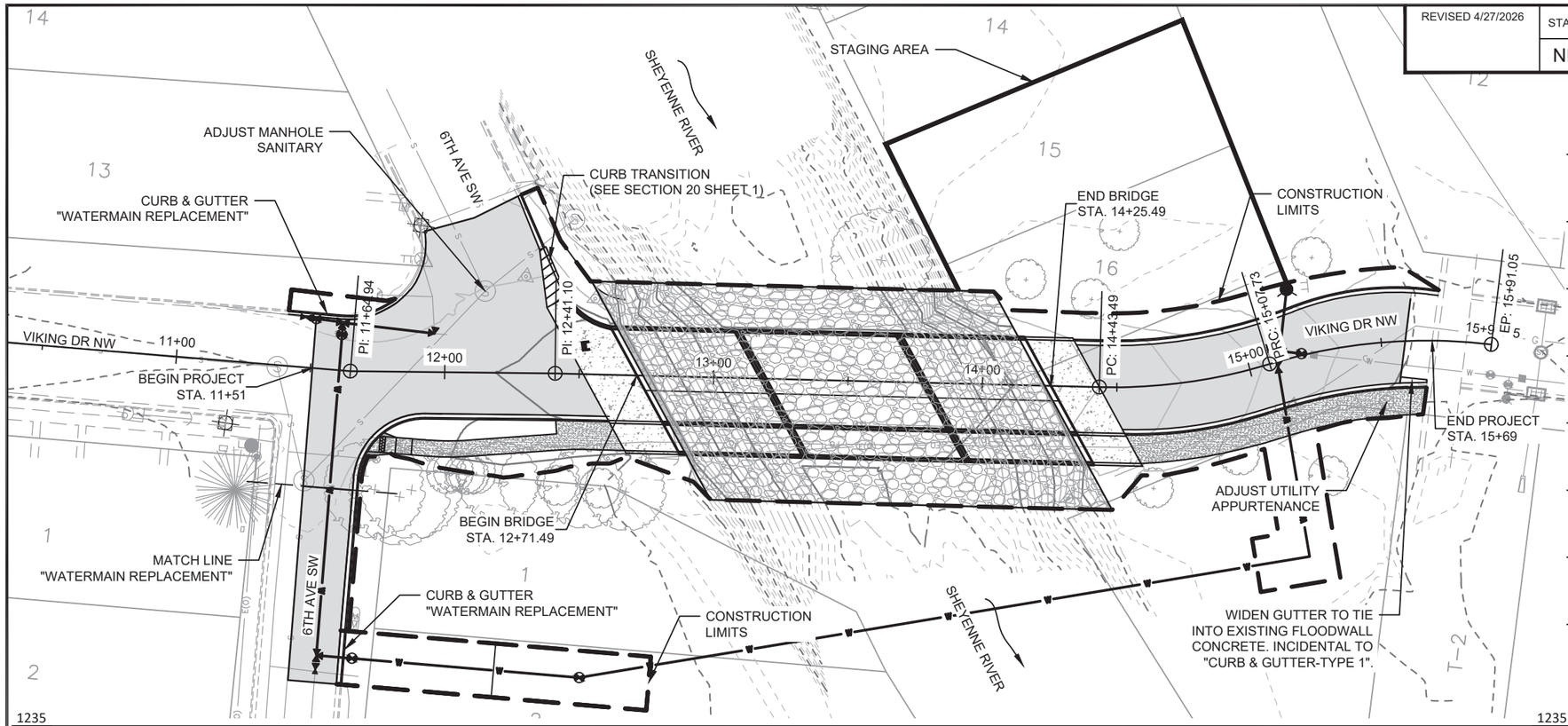
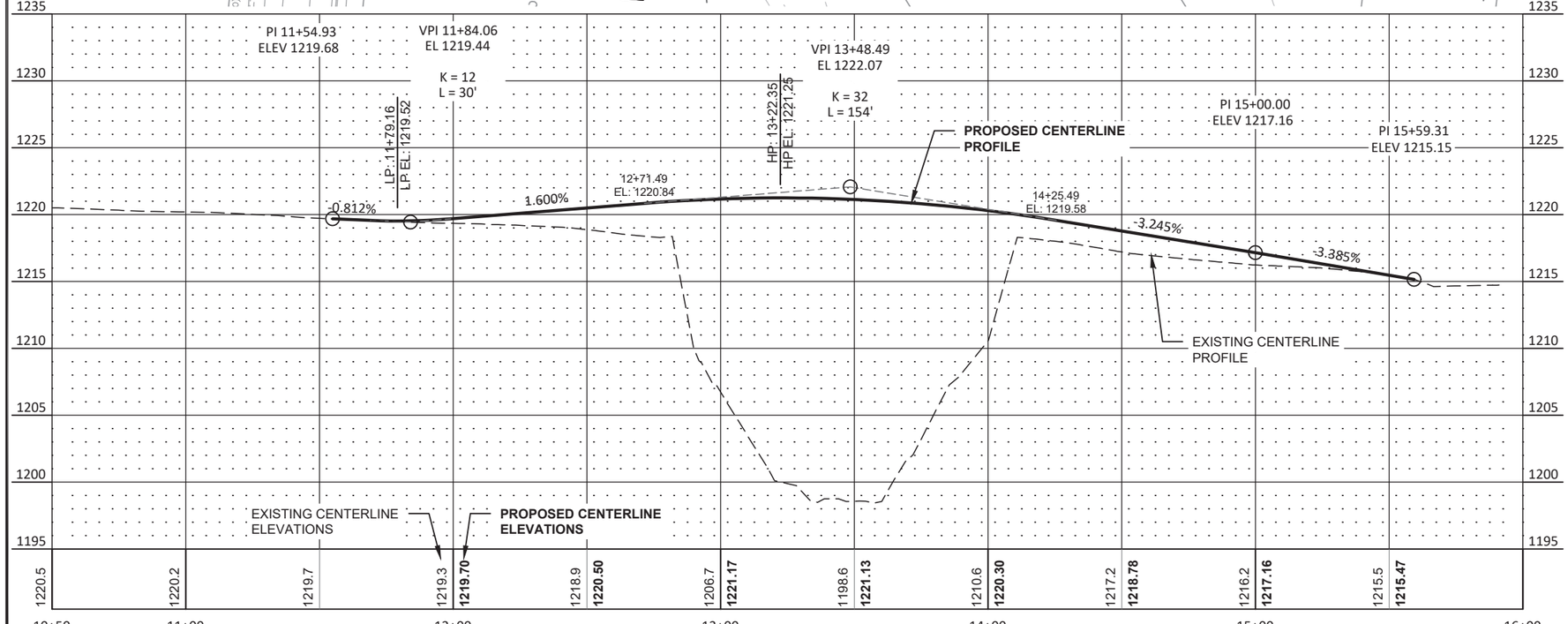
REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	60	1





SPEC	CODE	BID ITEM	QTY	UNIT
302	0121	AGGREGATE BASE COURSE CL 5		
		PARTICIPATING - BRIDGE & ROADWAY	433	CY
		NON-PARTICIPATING - WATERMAIN	57	CY
430	0500	COMMERCIAL GRADE HOT MIX ASPHALT		
		PARTICIPATING - BRIDGE & ROADWAY	306	TON
		NON-PARTICIPATING - WATERMAIN	41	TON
709	0100	GEOSYNTHETIC MATERIAL TYPE G		
		PARTICIPATING - BRIDGE & ROADWAY	1,234	SY
		NON-PARTICIPATING - WATERMAIN	170	SY
722	6200	ADJUST MANHOLE		
		PARTICIPATING - BRIDGE & ROADWAY STA. 12+15, 30' LT	1	EA
722	6240	ADJUST UTILITY APPURTENANCE		
		PARTICIPATING - BRIDGE & ROADWAY STA. 15+50, 22' RT	1	EA
748	0140	CURB & GUTTER-TYPE I		
		PARTICIPATING - BRIDGE & ROADWAY	384	LF
		NON-PARTICIPATING - WATERMAIN	115	LF
748	0300	CURB TRANSITION		
		PARTICIPATING - BRIDGE & ROADWAY STA 12+40 LT	1	EA
750	0100	SIDEWALK CONCRETE		
		PARTICIPATING - BRIDGE & ROADWAY	197	SY

COMMERCIAL GRADE HOT MIX ASPHALT

SIDEWALK CONCRETE

CONCRETE APPROACH SLAB

BRIDGE RAIL TRANSITION

N

25 0 25 50
scale 1"=50' feet

REGISTERED PROFESSIONAL ENGINEER
BRYAN TYKWINSKI
PE-28896
DATE 04/27/26
NORTH DAKOTA

BRP-BRC-0200(050)
BARNES COUNTY, NORTH DAKOTA
STRUCTURE #VC04

KLJ

PLAN & PROFILE
STA. 11+55 TO 15+59

DRWN. BY	CHK'D BY	PROJECT NO.
ZRV	BJT	2203-00318

Apr 27, 2026 - 1:47pm - K:\Projects\County\ND\Barnes\2203-00318_VikingBridgeRehab\CAD\Design_2025\Model\2203-00318_Design.dwg

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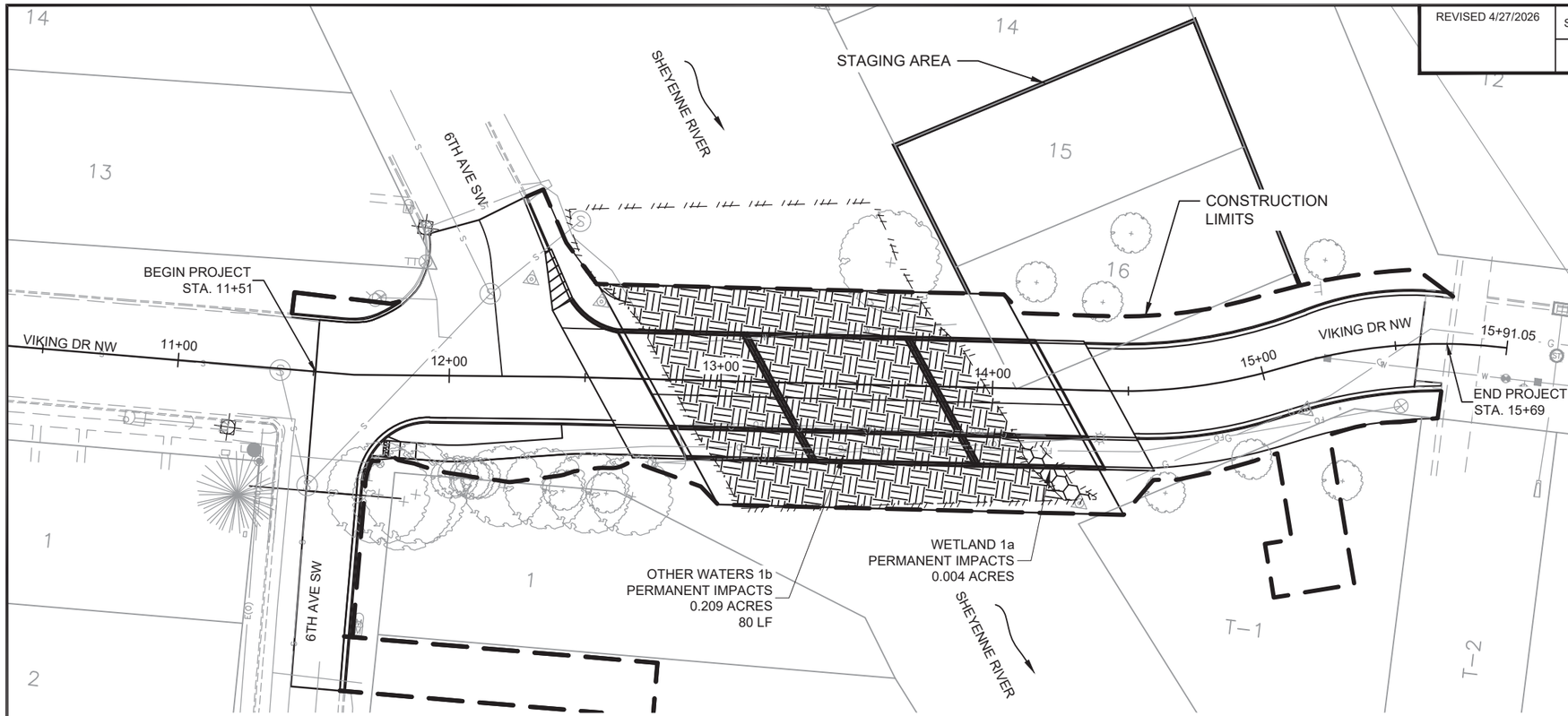
REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	75	2



DELINEATED AQUATIC RESOURCE

TEMPORARY WETLAND IMPACTS

PERMANENT WETLAND IMPACTS (FILL DRAIN)

PERMANENT OTHER WATERS IMPACTS (FILL DRAIN)

TEMPORARY OTHER WATERS IMPACTS

N

25 0 25 50
scale 1"=50' feet

REGISTERED PROFESSIONAL ENGINEER
BRYAN TYKWINSKI
PE-28896
DATE 04/27/26
NORTH DAKOTA

BRP-BRC-0200(050)
BARNES COUNTY, NORTH DAKOTA
STRUCTURE #VC04

KLJ

WETLAND IMPACTS
STA. 11+51TO 15+69

DRWN. BY	CHK'D BY	PROJECT NO.
ZRV	BJT	2203-00318

Apr 27, 2026 - 1:42pm - C:\Users\ZACHNE~1\AppData\Local\Temp\AcPublish_17508\2203-00318_075WL.dwg

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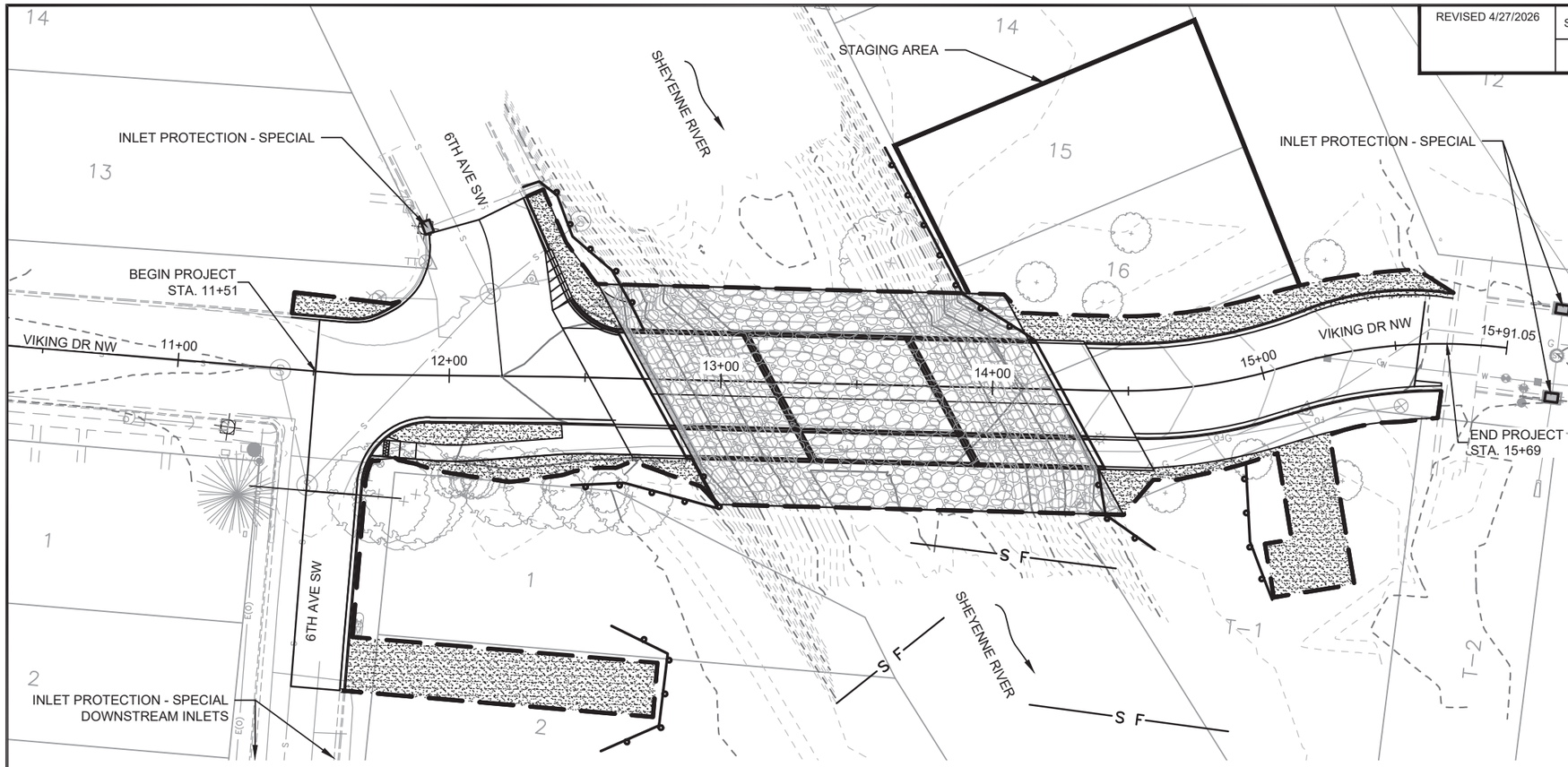
REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	76	1



SPEC	CODE	BID ITEM	QTY	UNIT
253	0201	HYDRAULIC MULCH		
		PARTICIPATING - BRIDGE & ROADWAY	0.11	ACRE
		NON-PARTICIPATING - WATERMAIN	0.06	ACRE
261	0112	FIBER ROLLS 12IN		
		PARTICIPATING - BRIDGE & ROADWAY	335	LF
		NON-PARTICIPATING - WATERMAIN	75	LF
261	0113	REMOVE FIBER ROLLS 12IN		
		PARTICIPATING - BRIDGE & ROADWAY	335	LF
		NON-PARTICIPATING - WATERMAIN	75	LF
262	0100	FLOTATION SILT CURTAIN		
		PARTICIPATING - BRIDGE & ROADWAY	250	LF
262	0101	REMOVE FLOTATION SILT CURTAIN		
		PARTICIPATING - BRIDGE & ROADWAY	250	LF
708	1540	INLET PROTECTION-SPECIAL		
		PARTICIPATING - BRIDGE & ROADWAY	5	EA
708	1541	REMOVE INLET PROTECTION-SPECIAL		
		PARTICIPATING - BRIDGE & ROADWAY	5	EA

NOTE:
1. EROSION CONTROL DEVICE LOCATIONS SHOWN ARE APPROXIMATE. ACTUAL LOCATIONS TO BE DETERMINED IN THE FIELD ACCORDING TO THE CONTRACTOR'S OPERATIONS

INLET PROTECTION - SPECIAL

HYDRAULIC MULCH

FIBER ROLLS 12IN

S F — FLOTATION SILT CURTAIN

N

25 0 25 50
scale 1"=50' feet

REGISTERED PROFESSIONAL ENGINEER
BRYAN TYKWINSKI
PE-28896
DATE 04/27/26
NORTH DAKOTA

BRP-BRC-0200(050)
BARNES COUNTY, NORTH DAKOTA
STRUCTURE #VC04

KLJ

TEMPORARY EROSION CONTROL STA. 11+51 TO 15+69

DRWN. BY	CHK'D BY	PROJECT NO.
ZRV	BJT	2203-00318

Apr 27, 2026 - 1:43pm - K:\Projects\County\ND\Barnes\2203-00318_VikingBridgeRehab\CAD\Design_2025\Plans\2203-00318_076TEC.dwg

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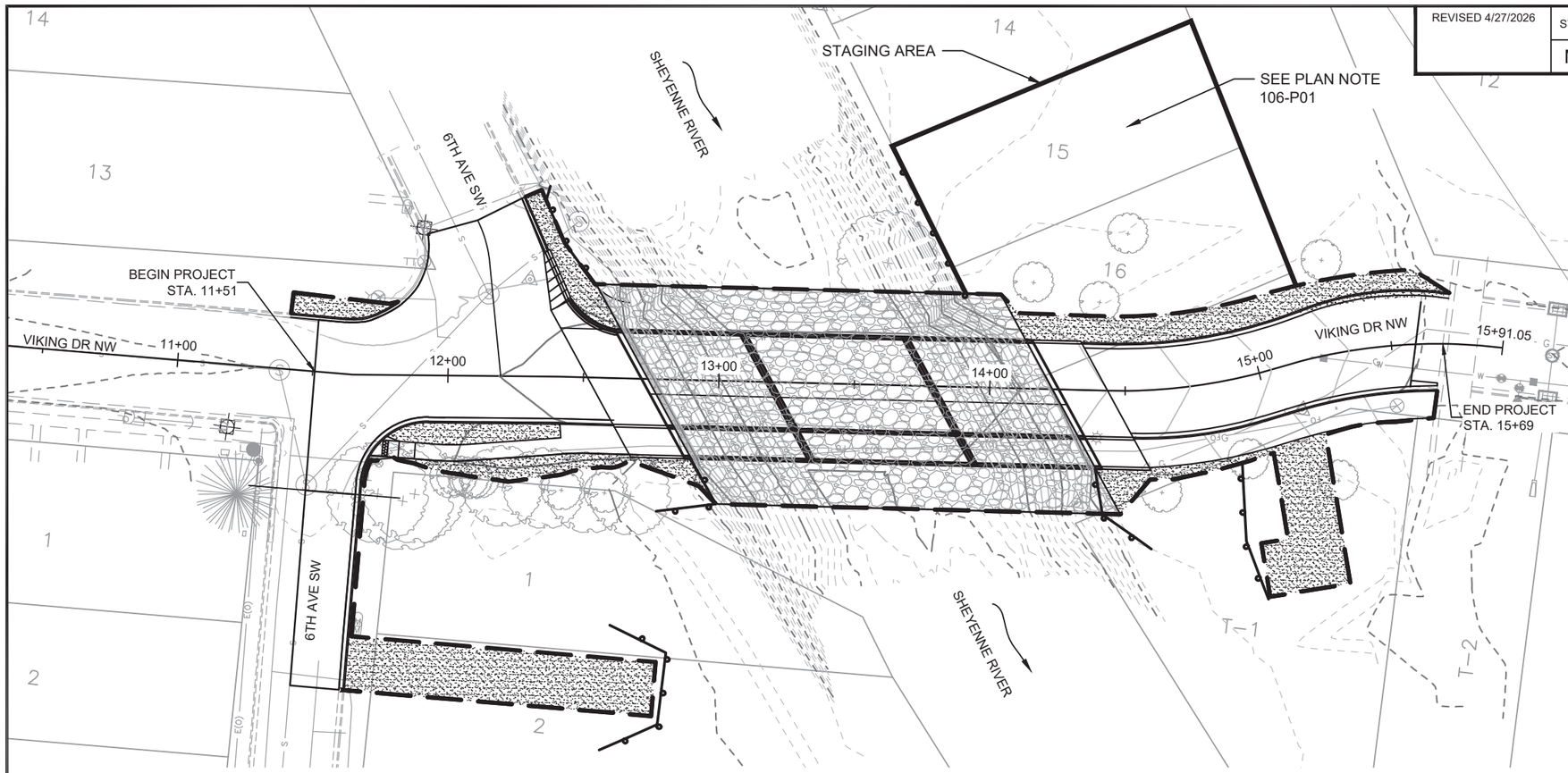
REVISED 4/27/2026	STATE	PROJECT NO.	SECTION NO.	SHEET NO.
	ND	BRP-BRC-0200(050)	77	1



251	0300	SEEDING CLASS III		
		PARTICIPATING - BRIDGE & ROADWAY	0.11	ACRE
		NON-PARTICIPATING - WATERMAIN	0.06	ACRE
253	0201	HYDRAULIC MULCH		
		PARTICIPATING - BRIDGE & ROADWAY	0.11	ACRE
		NON-PARTICIPATING - WATERMAIN	0.06	ACRE
261	0112	FIBER ROLLS 12IN		
		PARTICIPATING - BRIDGE & ROADWAY	250	LF
		NON-PARTICIPATING - WATERMAIN	75	LF

SEEDING & HYDRAULIC MULCH

FIBER ROLLS 12IN

N

25 0 25 50
scale 1"=50' feet

REGISTERED PROFESSIONAL ENGINEER
BRYAN TYKWINSKI
PE-28896
DATE 04/27/26
NORTH DAKOTA

BRP-BRC-0200(050)
BARNES COUNTY, NORTH DAKOTA
STRUCTURE #VC04

KLJ

PERMANENT EROSION CONTROL STA. 11+51 TO 15+69

DRWN. BY	CHK'D BY	PROJECT NO.
ZRV	BJT	2203-00318

Apr 27, 2026 - 1:45pm - K:\Projects\County\ND\Barnes\2203-00318_VikingBridgeRehab\CAD\Design_2025\Plans\2203-00318_077PEC.dwg

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BIP-FXBA-BRP-0200(050); PCN 23549

Approximate Funding Splits

Construction Costs:

Bid Amount = $4,032,694.65

Barnes County (10% Participating Items) - $359,360.50

City of Valley City (100% Non-Participating Items) - $439,089.70

Engineering Costs:

Construction Engineering Costs = $451,091.96

Barnes County Costs (10% Participating Items) - $41,410.24

City of Valley City (100% Non-Participating Items) - $36,467.80

Barnes County Estimated Local Split = **$400,770.74**

(10% of Participating Construction Engineering Costs and Construction Costs)

City of Valley City Estimated Local Split = **$475,557.50**

(100% of Non-Participating Construction Engineering and Construction Costs)

ND DEPARTMENT OF TRANSPORTATION

SHEET NO 1 OF 2

ABSTRACT OF BIDS RECEIVED

PROJECT NO. BIP-FXBA-BRP-0200(050)

COUNTY & DATE BARNES (003) MAY 08, 2026 09:30AM

LENGTH & TYPE 0.079

VIKING DR SW - VALLEY CITY

COMPLETION TIME 10/02/26 STRUCTURE REMOVAL & REPLACEMENT, AGGRE

NO. 23549

	BIDDER ENGINEERS ESTIMATE		BIDDER INDUSTRIAL BUILDERS INC FARGO, ND		BIDDER SWINGEN CONSTRUCTION CO GRAND FORKS, ND	
	C.C. CHECK RANK 00		C.C. BOND RANK 01		C.C. BOND RANK 02	
	BID PRICE	AMOUNT	BID PRICE	AMOUNT	BID PRICE	AMOUNT
103 CONTRACT BOND	30000.000	30000.00	20000.000	20000.00	20000.000	20000.00
201 CLEARING & GRUBBING	10000.000	10000.00	15000.000	15000.00	10000.000	10000.00
202 REMOVAL OF STRUCTURE	150000.000	150000.00	200000.000	200000.00	330000.000	330000.00
202 REMOVAL OF CONCRETE PAVEMENT	60.000	9420.00	30.000	4710.00	27.000	4239.00
202 REMOVAL OF CURB & GUTTER	50.000	30600.00	16.000	9792.00	16.000	9792.00
202 REMOVAL OF BITUMINOUS SURFACING	15.000	21705.00	16.000	23152.00	16.000	23152.00
202 REMOVE RETAINING WALL	500.000	7500.00	89.000	1335.00	500.000	7500.00
202 ACP WATERMAIN REMOVAL	150.000	12000.00	70.000	5600.00	70.000	5600.00
203 COMMON EXCAVATION-TYPE B	40.000	3080.00	26.250	2021.25	27.000	2079.00
203 TOPSOIL	35.000	5775.00	25.600	4224.00	25.000	4125.00
203 COMMON EXCAVATION-WASTE	40.000	2800.00	37.000	2590.00	27.000	1890.00
210 CLASS 1 EXCAVATION	50000.000	50000.00	15000.000	15000.00	30000.000	30000.00
210 CLASS 2 EXCAVATION	50000.000	50000.00	20000.000	20000.00	30000.000	30000.00
210 CHANNEL EXCAVATION	100000.000	100000.00	40000.000	40000.00	210000.000	210000.00
210 FOUNDATION PREPARATION	50000.000	200000.00	110000.000	440000.00	210000.000	840000.00
216 WATER	50.000	2500.00	50.000	2500.00	53.000	2650.00
251 SEEDING CLASS III	10000.000	1700.00	18800.000	3196.00	20000.000	3400.00
253 HYDRAULIC MULCH	5000.000	1700.00	2800.000	952.00	2800.000	952.00
256 RIPRAP GRADE II	120.000	108720.00	105.000	95130.00	133.000	120498.00
261 FIBER ROLLS 12IN	3.000	2205.00	3.600	2646.00	4.000	2940.00
261 REMOVE FIBER ROLLS 12IN	1.000	410.00	.600	246.00	1.000	410.00
262 FLOTATION SILT CURTAIN	35.000	8750.00	20.000	5000.00	20.000	5000.00
262 REMOVE FLOTATION SILT CURTAIN	5.000	1250.00	3.000	750.00	3.500	875.00
302 AGGREGATE BASE COURSE CL 5	90.000	44100.00	70.000	34300.00	70.000	34300.00
430 COMMERCIAL GRADE HOT MIX ASPHALT	300.000	104100.00	247.000	85709.00	250.000	86750.00
602 BRIDGE SUBSTRUCTURE CONCRETE	2000.000	502200.00	1700.000	426870.00	2400.000	602640.00
602 BRIDGE DECK CONCRETE	2100.000	468720.00	1690.000	377208.00	2380.000	531216.00
602 BRIDGE BARRIER CONCRETE	3000.000	63000.00	3500.000	73500.00	6300.000	132300.00
602 CONCRETE BRIDGE APPROACH SLAB	525.000	116235.00	600.000	132840.00	705.000	156087.00
602 PENETRATING WATER REPELLENT TREATMENT	10.000	9609.00	5.000	4804.50	10.000	9609.00
604 PRESTRESSED BOX BEAM-21IN	575.000	595412.50	440.000	455620.00	440.000	455620.00
612 REINFORCING STEEL-GRADE 60	2.600	52670.80	4.000	81032.00	7.000	141806.00
612 REINFORCING STEEL-GRADE 60-EPOXY COATED	2.800	143222.80	3.500	179028.50	4.000	204604.00
616 STRUCTURAL STEEL M270-GRADE 36	15.000	20730.00	12.000	16584.00	21.000	29022.00
622 STEEL PILING HP 10 X 42	75.000	63000.00	68.000	57120.00	86.000	72240.00
622 STEEL PILING HP 12 X 53	80.000	76800.00	90.000	86400.00	100.000	96000.00
624 PEDESTRIAN RAILING	350.000	67900.00	350.000	67900.00	390.000	75660.00
624 PEDESTRIAN FENCE	300.000	46200.00	225.000	34650.00	270.000	41580.00
702 MOBILIZATION	300000.000	300000.00	380110.000	380110.00	660000.000	660000.00
704 TRAFFIC CONTROL SIGNS	3.000	2184.00	2.100	1528.80	2.000	1456.00
704 TYPE III BARRICADE	120.000	2160.00	105.000	1890.00	105.000	1890.00
704 SIDEWALK BARRICADE	100.000	400.00	70.000	280.00	70.000	280.00
704 DELINEATOR DRUMS	75.000	750.00	11.000	110.00	11.000	110.00
708 INLET PROTECTION-SPECIAL	200.000	1000.00	240.000	1200.00	240.000	1200.00
708 REMOVE INLET PROTECTION-SPECIAL	100.000	500.00	35.000	175.00	37.000	185.00
709 GEOSYNTHETIC MATERIAL TYPE G	5.000	7020.00	8.400	11793.60	9.000	12636.00
709 GEOSYNTHETIC MATERIAL TYPE RR	5.000	6790.00	8.000	10864.00	13.000	17654.00

ACTION TAKEN BY DEPARTMENT OF TRANSPORTATION
Deputy Director For Engineering:

AWARD TO: INDUSTRIAL BUILDERS INC

WHEN PRELIMINARY ARRANGEMENTS ARE COMPLETED.

DATE OF AWARD

DEPARTMENT OF TRANSPORTATION Deputy Director For Engineering

Docusign Envelope ID: F6E45ABE-CC88-8303-81EB-2CCD8634983F

ND DEPARTMENT OF TRANSPORTATION

SHEET NO 2 OF 2

ABSTRACT OF BIDS RECEIVED

PROJECT NO. BIP-FXBA-BRP-0200(050)

COUNTY & DATE BARNES (003) MAY 08, 2026 09:30AM

LENGTH & TYPE 0.079

VIKING DR SW - VALLEY CITY

COMPLETION TIME 10/02/26 STRUCTURE REMOVAL & REPLACEMENT, AGGRE

NO. 23549

	BIDDER ENGINEERS ESTIMATE		BIDDER INDUSTRIAL BUILDERS INC FARGO, ND		BIDDER SWINGEN CONSTRUCTION CO GRAND FORKS, ND	
	C.C. CHECK	RANK 00	C.C. BOND	RANK 01	C.C. BOND	RANK 02

SPEC. NO.	ITEM DESCRIPTION	UNIT	QUANTITY	BID PRICE	AMOUNT	BID PRICE	AMOUNT	BID PRICE	AMOUNT
722	ADJUST MANHOLE	EA	1.000	1000.000	1000.00	3675.000	3675.00	3700.000	3700.00
722	ADJUST UTILITY APPURTENANCE	EA	1.000	750.000	750.00	2625.000	2625.00	2700.000	2700.00
724	FITTINGS-DUCTILE IRON	LBS	602.000	45.000	27090.00	37.000	22274.00	37.000	22274.00
724	REMOVE GATE VALVE & BOX	EA	5.000	1000.000	5000.00	1315.000	6575.00	1325.000	6625.00
724	GATE VALVE & BOX 6IN	EA	1.000	4500.000	4500.00	5100.000	5100.00	5100.000	5100.00
724	GATE VALVE & BOX 8IN	EA	5.000	5500.000	27500.00	6150.000	30750.00	6150.000	30750.00
724	HYDRANT-INSTALL 6IN	EA	1.000	10000.000	10000.00	10350.000	10350.00	11000.000	11000.00
724	WATERMAIN 6IN PVC	LF	28.000	175.000	4900.00	370.000	10360.00	370.000	10360.00
724	WATERMAIN 8IN PVC	LF	355.000	120.000	42600.00	390.000	138450.00	390.000	138450.00
724	BORE & PUSH 8IN WATERMAIN	LF	285.000	350.000	99750.00	550.000	156750.00	500.000	142500.00
748	CURB & GUTTER-TYPE I	LF	499.000	100.000	49900.00	84.000	41916.00	84.000	41916.00
748	CURB TRANSITION	EA	1.000	15000.000	15000.00	8600.000	8600.00	8600.000	8600.00
750	SIDEWALK CONCRETE	SY	197.000	150.000	29550.00	158.000	31126.00	158.000	31126.00
754	FLAT SHEET FOR SIGNS-TYPE XI REFL SHEETING	SF	14.000	25.000	350.00	27.000	378.00	28.000	392.00
754	FLAT SHEET FOR SIGNS-TYPE IV REFL SHEETING	SF	16.000	25.000	400.00	26.000	416.00	27.000	432.00
754	STEEL GALV POSTS-TELESCOPING PERFORATED TUBE	LF	56.000	30.000	1680.00	23.000	1288.00	23.000	1288.00
770	LIGHTING SYSTEM	EA	1.000	100000.000	100000.00	85000.000	85000.00	94000.000	94000.00
930	ABUTMENT UNDERDRAIN SYSTEM	EA	2.000	10000.000	20000.00	18000.000	36000.00	37000.000	74000.00
970	BUR OAK	EA	5.000	800.000	4000.00	1140.000	5700.00	1200.000	6000.00
	TOTAL				3948789.10		4032694.65		5661160.00
						NO LIMIT		NO LIMIT	

ACTION TAKEN BY DEPARTMENT OF TRANSPORTATION
Deputy Director For Engineering:
2

AWARD TO: INDUSTRIAL BUILDERS INC

DATE OF AWARD 05/27/26

WHEN PRELIMINARY ARRANGEMENTS ARE COMPLETED.

Matt Linneman

DEPARTMENT OF TRANSPORTATION Deputy Director For Engineering

CONTRACT DETAIL ESTIMATE UPON WHICH PROJECT AGREEMENT IS TO BE BASED

North Dakota **FEDERAL AID** Bid Opening Date: **5/8/2026**

Project Number: **BIP-FXBA-BRP-0200(050)** PCN: **23549**

Job Number: **23549** English/Metric: **ENGLISH**

Contract with **INDUSTRIAL BUILDERS INC FARGO, ND** Signed Date: 06/02/2026

County(s): **BARNES**

Location: **VIKING DRIVE SW, 6TH AVESW TO 5TH AVE SW - VALLEY CITY**

CONTRACT DETAIL ESTIMATE UPON WHICH PROJECT AGREEMENT IS TO BE BASED

North Dakota **FEDERAL AID** Bid Opening Date: **5/8/2026**

Project Number: **BIP-FXBA-BRP-0200(050)** PCN: **23549**

Job Number: **23549** English/Metric: **ENGLISH**

Roadway: **URBAN**

STRUCTURE # VC04 LRS_ID L41_003M MEASURE 0.1691

Type: **STRUCTURE REMOVAL, CONCRETE BRIDGE, AGGREGATE BASE COURSE, HOT MIX ASPHALT, CURB & GUTTER, SIDEWALK, PEDESTRIAN RAIL, LIGHTING**

Participating: **Y**

Spec	Code	Item Description	Quantity	Unit	Unit Price	Amount
103	0100	CONTRACT BOND	0.950	L SUM	$20,000.00	$19,000.00
201	0330	CLEARING & GRUBBING	1.000	L SUM	$15,000.00	$15,000.00
202	0105	REMOVAL OF STRUCTURE	1.000	L SUM	$200,000.00	$200,000.00
202	0114	REMOVAL OF CONCRETE PAVEMENT	141.000	SY	$30.00	$4,230.00
202	0130	REMOVAL OF CURB & GUTTER	550.000	LF	$16.00	$8,800.00
202	0132	REMOVAL OF BITUMINOUS SURFACING	1,301.000	SY	$16.00	$20,816.00
202	0293	REMOVE RETAINING WALL	15.000	LF	$89.00	$1,335.00
203	0102	COMMON EXCAVATION-TYPE B	77.000	CY	$26.25	$2,021.25
203	0109	TOPSOIL	118.000	CY	$25.60	$3,020.80
203	0113	COMMON EXCAVATION-WASTE	70.000	CY	$37.00	$2,590.00
210	0099	CLASS 1 EXCAVATION	1.000	L SUM	$15,000.00	$15,000.00
210	0111	CLASS 2 EXCAVATION	1.000	L SUM	$20,000.00	$20,000.00
210	0127	CHANNEL EXCAVATION	1.000	L SUM	$40,000.00	$40,000.00
210	0201	FOUNDATION PREPARATION	4.000	EA	$110,000.00	$440,000.00
216	0100	WATER	40.000	M GAL	$50.00	$2,000.00
251	0300	SEEDING CLASS III	0.110	ACRE	$18,800.00	$2,068.00
253	0201	HYDRAULIC MULCH	0.220	ACRE	$2,800.00	$616.00
256	0200	RIPRAP GRADE II	906.000	CY	$105.00	$95,130.00
261	0112	FIBER ROLLS 12IN	585.000	LF	$3.60	$2,106.00
261	0113	REMOVE FIBER ROLLS 12IN	335.000	LF	$0.60	$201.00
262	0100	FLOTATION SILT CURTAIN	250.000	LF	$20.00	$5,000.00
262	0101	REMOVE FLOTATION SILT CURTAIN	250.000	LF	$3.00	$750.00
302	0121	AGGREGATE BASE COURSE CL 5	433.000	CY	$70.00	$30,310.00
430	0500	COMMERCIAL GRADE HOT MIX ASPHALT	306.000	TON	$247.00	$75,582.00
602	0500	BRIDGE SUBSTRUCTURE CONCRETE	251.100	CY	$1,700.00	$426,870.00
602	0510	BRIDGE DECK CONCRETE	223.200	CY	$1,690.00	$377,208.00
602	0520	BRIDGE BARRIER CONCRETE	21.000	CY	$3,500.00	$73,500.00
602	1133	CONCRETE BRIDGE APPROACH SLAB	221.400	SY	$600.00	$132,840.00
602	1250	PENETRATING WATER REPELLENT TREATMENT	960.900	SY	$5.00	$4,804.50
604	9600	PRESTRESSED BOX BEAM-21IN	1,035.500	LF	$440.00	$455,620.00
612	0115	REINFORCING STEEL-GRADE 60	20,258.000	LBS	$4.00	$81,032.00
612	0116	REINFORCING STEEL-GRADE 60-EPOXY COATED	51,151.000	LBS	$3.50	$179,028.50
616	0364	STRUCTURAL STEEL M270-GRADE 36	1,382.000	LBS	$12.00	$16,584.00
622	0020	STEEL PILING HP 10 X 42	840.000	LF	$68.00	$57,120.00
622	0040	STEEL PILING HP 12 X 53	960.000	LF	$90.00	$86,400.00
624	0123	PEDESTRIAN RAILING	194.000	LF	$350.00	$67,900.00
624	0124	PEDESTRIAN FENCE	154.000	LF	$225.00	$34,650.00
702	0100	MOBILIZATION	0.950	L SUM	$380,110.00	$361,104.50
704	1000	TRAFFIC CONTROL SIGNS	728.000	UNIT	$2.10	$1,528.80
704	1052	TYPE III BARRICADE	18.000	EA	$105.00	$1,890.00
704	1054	SIDEWALK BARRICADE	4.000	EA	$70.00	$280.00
708	1540	INLET PROTECTION-SPECIAL	5.000	EA	$240.00	$1,200.00
708	1541	REMOVE INLET PROTECTION-SPECIAL	5.000	EA	$35.00	$175.00
709	0100	GEOSYNTHETIC MATERIAL TYPE G	1,234.000	SY	$8.40	$10,365.60

CONTRACT DETAIL ESTIMATE UPON WHICH PROJECT AGREEMENT IS TO BE BASED

North Dakota **FEDERAL AID** Bid Opening Date: **5/8/2026**

Project Number: **BIP-FXBA-BRP-0200(050)** PCN: **23549**

Job Number: **23549** English/Metric: **ENGLISH**

Spec	Code	Item Description	Quantity	Unit	Unit Price	Amount
709	**0155**	**GEOSYNTHETIC MATERIAL TYPE RR**	**1,358.000**	**SY**	**$8.00**	**$10,864.00**
722	**6200**	**ADJUST MANHOLE**	**1.000**	**EA**	**$3,675.00**	**$3,675.00**
722	**6240**	**ADJUST UTILITY APPURTENANCE**	**1.000**	**EA**	**$2,625.00**	**$2,625.00**
748	**0140**	**CURB & GUTTER-TYPE I**	**384.000**	**LF**	**$84.00**	**$32,256.00**
748	**0300**	**CURB TRANSITION**	**1.000**	**EA**	**$8,600.00**	**$8,600.00**
750	**0100**	**SIDEWALK CONCRETE**	**197.000**	**SY**	**$158.00**	**$31,126.00**
754	**0110**	**FLAT SHEET FOR SIGNS-TYPE XI REFL SHEETING**	**14.000**	**SF**	**$27.00**	**$378.00**
754	**0112**	**FLAT SHEET FOR SIGNS-TYPE IV REFL SHEETING**	**16.000**	**SF**	**$26.00**	**$416.00**
754	**0206**	**STEEL GALV POSTS-TELESCOPING PERFORATED TUBE**	**56.000**	**LF**	**$23.00**	**$1,288.00**
770	**0001**	**LIGHTING SYSTEM**	**1.000**	**EA**	**$85,000.00**	**$85,000.00**
930	**9537**	**ABUTMENT UNDERDRAIN SYSTEM**	**2.000**	**EA**	**$18,000.00**	**$36,000.00**
970	**2330**	**BUR OAK**	**5.000**	**EA**	**$1,140.00**	**$5,700.00**

Subtotal	**$3,593,604.95**
Eng and Contg	**$359,360.50**
Total	**$3,952,965.45**

Length **0.0790 Miles**

		Construction
Estimated Cost		**$3,952,965.45**
BIP FEDERAL FUNDS	**50.00%**	**$1,976,482.72**
BIP BARNES CO FUNDS	**10.00%**	**$395,296.55**
FXBA STATE FUNDS	**40.00%**	**$1,581,186.18**

CONTRACT DETAIL ESTIMATE UPON WHICH PROJECT AGREEMENT IS TO BE BASED

North Dakota **FEDERAL AID** Bid Opening Date: **5/8/2026**

Project Number: **BIP-FXBA-BRP-0200(050)** PCN: **23549**

Job Number: **23549** English/Metric: **ENGLISH**

Roadway: **URBAN**

VIKING DR SW, LRS_ID L41_003M FR MEASURE 0.1153 TO MEASURE 0.1864

Type: **WATERMAIN REPLACEMENT**

Participating: **N**

Spec	Code	Item Description	Quantity	Unit	Unit Price	Amount
103	0100	CONTRACT BOND	0.050	L SUM	$20,000.00	$1,000.00
202	0114	REMOVAL OF CONCRETE PAVEMENT	16.000	SY	$30.00	$480.00
202	0130	REMOVAL OF CURB & GUTTER	62.000	LF	$16.00	$992.00
202	0132	REMOVAL OF BITUMINOUS SURFACING	146.000	SY	$16.00	$2,336.00
202	0500	ACP WATERMAIN REMOVAL	80.000	LF	$70.00	$5,600.00
203	0109	TOPSOIL	47.000	CY	$25.60	$1,203.20
216	0100	WATER	10.000	M GAL	$50.00	$500.00
251	0300	SEEDING CLASS III	0.060	ACRE	$18,800.00	$1,128.00
253	0201	HYDRAULIC MULCH	0.120	ACRE	$2,800.00	$336.00
261	0112	FIBER ROLLS 12IN	150.000	LF	$3.60	$540.00
261	0113	REMOVE FIBER ROLLS 12IN	75.000	LF	$0.60	$45.00
302	0121	AGGREGATE BASE COURSE CL 5	57.000	CY	$70.00	$3,990.00
430	0500	COMMERCIAL GRADE HOT MIX ASPHALT	41.000	TON	$247.00	$10,127.00
702	0100	MOBILIZATION	0.050	L SUM	$380,110.00	$19,005.50
704	1060	DELINEATOR DRUMS	10.000	EA	$11.00	$110.00
709	0100	GEOSYNTHETIC MATERIAL TYPE G	170.000	SY	$8.40	$1,428.00
724	0210	FITTINGS-DUCTILE IRON	602.000	LBS	$37.00	$22,274.00
724	0270	REMOVE GATE VALVE & BOX	5.000	EA	$1,315.00	$6,575.00
724	0300	GATE VALVE & BOX 6IN	1.000	EA	$5,100.00	$5,100.00
724	0310	GATE VALVE & BOX 8IN	5.000	EA	$6,150.00	$30,750.00
724	0400	HYDRANT-INSTALL 6IN	1.000	EA	$10,350.00	$10,350.00
724	0810	WATERMAIN 6IN PVC	28.000	LF	$370.00	$10,360.00
724	0830	WATERMAIN 8IN PVC	355.000	LF	$390.00	$138,450.00
724	1208	BORE & PUSH 8IN WATERMAIN	285.000	LF	$550.00	$156,750.00
748	0140	CURB & GUTTER-TYPE I	115.000	LF	$84.00	$9,660.00
				Subtotal		$439,089.70
				Eng and Contg		$43,908.97
				Total		$482,998.67

Length **0.0790 Miles**

		Construction
Estimated Cost		$482,998.67
BIP BARNES CO FUNDS	**100.00%**	**$482,998.67**

CONTRACT DETAIL ESTIMATE UPON WHICH PROJECT AGREEMENT IS TO BE BASED

North Dakota **FEDERAL AID** Bid Opening Date: **5/8/2026**

Project Number: **BIP-FXBA-BRP-0200(050)** PCN: **23549**

Job Number: **23549** English/Metric: **ENGLISH**

Summary for Project

Length	**0.0790 Miles**	**BARNES**	**0.0790 Miles**

Estimated Total Construction Cost:	**$4,032,694.65**
Estimated Total Eng and Contg:	**$403,269.47**

	Construction	Total
Estimated Cost	**$4,435,964.12**	**$4,435,964.12**
BIP FEDERAL FUNDS	**$1,976,482.72**	**$1,976,482.72**
BIP BARNES CO FUNDS	**$878,295.22**	**$878,295.22**
FXBA STATE FUNDS	**$1,581,186.18**	**$1,581,186.18**

NDDOT TO MAKE CONTRACTOR PAYMENTS

CATEX DATED 12/22/2025

FEDERAL AID IS REQUESTED FOR CE

CONTRACT CHANGE ORDER

NUMBER: 2

Project ID	Contractor	Owner	Date Created
2504-11143	Bituminous Paving, Inc.	Valley City	**08/21/2026**

Project Description	Location
Pavement Improvement District 133 - HMA Mill & Overlay, HMA Reconstruction, Seal Coat, Incidentals	Various Locations in Valley City, North Dakota

Original Contract Amount	Net Change, This Order	Current Net Change	Current Contract Amount	Current % Changed
$1,484,694.00	**$0.00**	**$0.00**	**$1,485,354.00**	**0%**

- CONTRACT ITEM CHANGES -

Spec	Code	Description	Unit	Previous Quantity	+ or - Quantity	Unit Price	Amount
		ADDED CONTRACT ITEMS					

- CONTRACT TIME CHANGES -

Addition or Reduction of

Calendar Days:	
Working Days:	
LD Days Charged:	

Change Reflected in Completion

Date, Time Charge Started:	
Interim Completion Date:	8/29/2026
Overall Completion Date:	10/03/2026

- CHANGES TO THE - -CONTRACTUAL REQUIREMENTS -	-EXPLANATION & JUSTIFICATION - - OF RECOMMENDED CHANGES -
The terms of this change order include: 1. Do not perform seal coat work after September 1, 2026, or before May 15, 2027. 2. The Engineer will suspend time charges for the seal coat work beginning September 2, 2026. This suspension will be in place until May 31, 2027, or the date the Contractor resumes work, whichever comes first. 3. Liquidated damages as specified by the contract will resume on June 1, 2027, or whenever work begins, whichever is sooner, and will continue until work is completed per the contract. 4. This project was not included in the City pavement marking schedule because it should have been completed under the Bituminous Paving contract. Therefore, it is Bituminous Paving, Inc. responsibility to provide permanent pavement marking for stop bars, crosswalks, parking lanes or any other pavement marking that might be applicable, at no cost to the City. Liquidated Damages will be starting on October 4, 2026, at a rate of $400.00 per working day until the permanent pavement markings are completely installed at Bituminous Paving, Inc. cost.	The City of Valley City, KLJ, and Bituminous Paving, Inc. discussed the completion date of the seal coat. The Prime Contractor, Bituminous Paving, is unable to complete this portion of the contract by the interim contract completion date of August 29, 2026. The contractor and the City of Valley City have discussed suspending this work until weather conditions are favorable for all involved. According to the specifications, Bituminous Paving is in a default situation. Without declaring Bituminous Paving, Inc. in default at this time, the City of Valley City is willing to offer Bituminous Paving, Inc. the opportunity to execute this change order detailing the completion of the work. The terms of this change order include everything under the column on the left.

5. Contract unit prices will remain at the original bid price. 6. Because the project was not completed during the 2026 construction season as the City intended, Bituminous Paving, Inc. will make any roadway repairs that can be attributed to the chip seal not being completed in 2026. Bituminous Paving, Inc., not the City, will be responsible for any accidents that can be attributed to the chip seal not being placed during the 2026 season. 7. The City will make payment for materials on hand as stated in the specifications if the contractor submits all the required paperwork listed in the specifications. If the contractor hauls and stockpiles the material after the original completion date the contractor will need to supply weight tickets for the material and will be charged liquidated damages at the rate of $400.00 for every day hauling is being done. 8. Bituminous Paving, Inc. will be responsible for coordination of any projects that may be impacted in the adjacent area in 2027.	

Accepted _____

Date

Contractor: Bituminous Paving, Inc.

Recommended _____

Date

Engineer: KLJ Engineering

Accepted _____

Date

Owner: Valley City

Accepted _____

Date

Representing:

FARM LEASE

1. This lease is entered into between CITY OF VALLEY CITY, whose post office address is 220 3rd Street N.E., Valley City, North Dakota 58072 (“City"), and Riley Adams, (“Tenant"), whose post office address is 1401 Chautauqua Boulevard, Valley City, North Dakota, 58072.

2. PROPERTY BEING LEASED. The City, in consideration of the agreements set forth in this lease to be kept and performed by the Tenant, rents and leases to the Tenant with the freedom of operation necessary for efficient production and quiet enjoyment for agricultural purposes, the following property situated in the County of Barnes and State of North Dakota, described as follows:

All tillable acres (being 68.67 acres, more or less) in the following described premises:

Auditors Lot Number Two (2) of the Northeast Quarter (NE¼) of Section Thirty-one (31), in Township One Hundred Forty (140) North, of Range Fifty-eight (58) West of the Fifth Principal Meridian, Barnes County, North Dakota, according to the Plat of Auditors Lot Number 2 of NE¼, Section 31, Township 140N, Range 58 W, Barnes County, North Dakota, recorded on February 23, 2004, in the office of the County Recorder, Barnes County, North Dakota, in Book “B” of Auditors Plat age 99, as Document Number 251585, said Lot 2 containing 31.45 acres, more or less, as described and shown on said plat; and

Auditors Lot Number One (1) of the Northwest Quarter (NW¼) of Section Thirty-two (32), in Township One Hundred Forty (140) North, of Range Fifty-eight (58) West of the Fifth Principal Meridian, Barnes County, North Dakota, according to the Plat of Auditors Lot Number 1 & 2 of NW¼, Section 32, Township 140 N, Range 58 W, Barnes County, North Dakota, recorded on February 23, 2004, in the office of the County Recorder, Barnes County, North Dakota, in Book "B" of Auditors Plat, Page 98, as Document Number 251584, said Lot 1 containing 58.62 acres, more or less, as described and shown on said plat.

3. TERM. The term of this lease is for the 2027 and 2028 farming seasons, and will terminate December 31, 2028. This lease may be renegotiated and renewed for the 2029 farming season upon written agreement of the parties. In no event will the property be leased beyond December 31, 2029, without reauthorization by the Board of City Commissioners to accept bids and award a new lease pursuant to the laws the City and the State of North Dakota.

In the event this lease is not renewed on or before September 1, 2028, for the 2029 farming season, the Tenant will, after the 2028 crop is harvested, permit others who may be authorized by the City to enter upon the land in order to prepare the ground for the 2029 farming season.

This lease may be terminated before the end of the agreed term for the following reasons:

A. By the City when the Tenant has used the premises for purposes other than crop production, or has failed to pay the agreed rent, or has violated any other provision of this lease. Any termination of this lease because of the Tenant's default will allow the City to re-enter and take possession of the rented premises without such re-entry resulting in a forfeiture of the rentals to be paid by the Tenant for the full term of this lease.

B. By the Tenant when the City has failed to provide the Tenant with possession, use, and quiet enjoyment of the premises.

C. By mutual written instrument.

DRAFT

4. CASH RENT. The City will receive as rent for the above described premises the sum of $4,944.24 per year (68.67 tillable acres at $72 per acre), payable as follows:

$2,472.12 on April 1, 2027

$2,472.12 on October 1, 2027

$2,472.12 on April 1, 2028

$2,472.12 on October 1, 2028

5. GENERAL CONDITIONS. The City agrees to lease this property with the understanding that the Tenant will maintain productivity of the land, except for unavoidable erosion and normal depletion, and that improvements will be protected against loss or waste. The Tenant further agrees:

A. To furnish all necessary equipment and pay all general operating costs.

B. To protect trees and shrubs and to cut no live trees without the written consent of the City.

C. Not to assign this lease or sublet any part or the premises without written consent of the City.

D. To avoid all fire hazards.

E. To maintain established watercourses, grass waterways, contour lines, terraces, dams, and other soil or water structures which may be on the land.

F. To mow and trim all road right of way, shoulders and ditches adjacent to the leased premises.

G. Not to erect or permit to be erected any commercial advertising signs on the property.

H. All decisions and determinations with reference to compliance with and enrollment in farm programs of the Department of Agriculture will be made by the City and any government payments received belong to and will be payable to the Tenant.

I. To keep and maintain farm liability insurance covering Tenant's farming operations under this lease and further agrees to hold the City harmless from any and all personal injury or property damage whether occurring to the Tenant or to others as a result of Tenant's farming operations under the terms of this lease.

J. To store, apply, and dispose of herbicide, pesticide, fertilizer, and other chemicals in accordance with local, state, and federal law and in a manner that limits drift and runoff onto trees, shrubs, native areas, persons, and water supplies. Tenant must provide the City with a written record of amounts and dates of applications.

K. To follow generally acceptable farming practices for and best adapted to the type of land and locality.

L. No livestock will be kept on the premises.

DRAFT

6. SPECIAL CONDITIONS. Notwithstanding any of the foregoing terms and conditions of this lease, the parties agree that the following special conditions will be applicable hereto:

A. The City or its authorized agent has the right of entry at any time to inspect the property and/or farming methods being used.

B. The City reserves the right to retake possession of any or all of the leased premises at any time during the term of this lease upon 30 days written notice to the extent necessary for the use and development thereof for City purposes. In such event, the Tenant will be credited or refunded a proportionate share of the cash rent due or paid for the current farming season and will be compensated at the prevalent custom rates for work and expenses incurred in farming any acres so taken from which a crop is not harvested.

7. BINDING EFFECT. Subject to the limitations hereinbefore set forth, the terms of this lease are binding upon the heirs, personal representatives, successors and assigns of both the City and Tenant in like manner, as upon the original parties, except by mutual written agreement otherwise.

BY CITY OF VALLEY CITY

_____ _____

City Administrator Date

_____ _____

Finance Director Date

BY TENANT

_____ _____

Riley Adams Date

DRAFT

- Riley Adams

- 1401 Chautauqua Blvd
  Valley City ND 58072

- 701 - 840 - 1315

- radams.farms@gmail.com

- Intended use - row crops

- Qualifications - current renter

- Bid = $72/ac

Riley Adams

Renaissance Zone Project Application

To receive Division of Community Services' (DCS) approval on zone projects, the following information must be submitted to DCS.

1. Type of project

Business ☐ Residential ☒

3. Applicant Information

Name of applicant(s) or business name

Bridgetown Development LLP

If business, type of entity (Provide a copy of the Certificate of Good Standing from Tax Department)

Address and renaissance zone block number as it appears in the development plan property listings.

Address	City	Renaissance Zone Block
1025 12th St SE	Valley City	42

4. For residential projects provide evidence that the home purchased is the taxpayer's primary residence.

5. Project Type

a. Purchase (to include new construction) ☒

b. Purchase with major improvements ☐

c. Lease ☐

i. What type of lease?

New ☐ Expansion ☐ Continuation of a Lease ☐ Leasehold Improvement ☐

If this an expansion, what is the additional square feet of the expansion? _____

ii. If it is a lease project, does it involve the relocation of a business from one location in the city to the Renaissance Zone or from one zone property to another zone property? Yes ☐ No ☐

d. Rehabilitation

i. Commercial 50% or more of the true and full value ☐

Or

ii. Residential 20% of the true and full value ☐

iii. Current true and full value $_____

v. For rehabilitation projects, provide a description of the work and the estimated costs.

Work to be done	Estimated Cost
New home construction	$425,000

vi. What is the term (in months) sought for benefits related to this project? _____

6. Does this project involve historical preservation or renovation? Yes ☐ No ☑

   a. For projects that involve historical preservation or renovation, but are not part of a rehabilitation project, provide a description of the work and the estimated costs. **A letter of approval from the Historical Society is required to claim any historical tax credits either on a rehabilitation project or renovation.**

   b. Information for historical properties may be obtained by contacting the Historical Society at (701) 328-2666.

7. For projects other than the purchase (includes new construction) or rehabilitation of a single-family home and historical preservation and renovation, describe how the overall benefit(s) of the project to the community meets or exceeds the financial and tax benefit to the businesses or investor.

8. Provide the estimated state and local tax benefit to the taxpayer for five years (applies to all projects).

   Total State tax benefit forfive years $_____

   Total Property tax benefit forfive years $ 29,805

   Total Non-participating ownertax credit $_____

9. Zone Authority and City Documentation:

   Date of approval or conditionalapproval _____

   Provide a copy of minutes or other supporting documentation that indicates the formal approval by the approving entity.

10. Identify from the Development Plan the specific criteria used to approve the project

11. Evidence that the taxpayer is current on state taxes. **(Taxpayers can contact the Office of State Tax Commissioner to receive a Certificate of Good Standing. This request must indicate that it is for a Renaissance Zone Project.)** See Appendix E.

Letter of Good Standing Attached? Yes [X] No [ ]

12. Expected date of occupancy or project completion August 2027

NOTE: The DCS reserves the right to reject a zone-approved project or to continue negotiating its approval. When a project is approved by the DCS, the local zone authority will be notified in writing.

If after a project is approved and the property changes hands or a replacement project is approved during the five-year exemption period, the DCS does not need to approve the transfer or the replacement project. The zone authority, however, must notify the DCS of the change and provide the applicable information about the new homeowners, business, and/or investor. The zone authority must also notify the DCS if any other change occurs in the status of the business or investor tax would affect the exemption approved.

Once the project is completed, DCS must be informed by email, Fax or letter of the exact date of completion, and project number before the final letter of approval can be issued.

On historical Renovations/rehabilitations documentation from the Historical Society approving the final restorations must be submitted to DCS prior a final letter of approval can be issued.

Printed Name	Title
Danny Eberle	Managing Partner
Signature	Date
	8/3/26

Project # VC-148
Block # 42
Parcel # 163-5820118

Guidelines & Additional Information

The Renaissance Zone Board requires application and approval **before you begin a new project** (including new construction, rehabilitation or closing) by both the Renaissance Zone Board and the City Commission. **Approval may take up to 4 weeks.** Your attendance at the Renaissance Zone Board meeting and the City Commission meeting is expected.

Renaissance Zone exemptions begin the year following project completion. There is no exemption on partially completed construction. Property will be taxed on the percentage of construction completed by the 1st of February for the year(s) prior to completion. Property tax exemption begins after the certified construction costs are approved.

For more information about the Renaissance Zone Program, see Goals of the Valley City Renaissance Zone (Form B) and Guidelines for Project Approval (Form C).

Submit the application and the following paperwork to City Hall:

- ☒ Certificate of Good Standing from ND Tax Department
- ☐ Signed letter from Building/Fire Inspector (enclosed)
- ☐ Property Tax Worksheet (enclosed)

Current use and zoning of property R-2

Will the property need to be rezoned? Yes ☐ No ☒

Attach Plans.

Provide documentation that the project costs meets the city's minimum guidelines for project approval (see Form C).

Applicant Contact Information:

Name Donny Eberle

Contact Number 701-840-2712

Email sniper58072@hotmail.com

Mailing Address 1342 E Main St.

Property Tax Worksheet

Dwelling Value only - exclude Land Value

	Residential	Commercial
True and full value of property (exclude land value) (see City Assessor or property tax statement)	404,600	
Multiply by 50%	50%	50%
Assessed Value:.....	$ 202,300 -	$ -
For commercial property multiply by 10% For residential property multiply by 9%	9%	10%
Taxable Value:.....	$ 18,207 -	$ -
Multiply taxable value times the mill levy/1000	0.32744	0.32744
Property Tax:.....	$ 5,961.20 -	$ -

City Hall
220 3rd St NE
Valley City, ND 58072-0390

Phone: 701-845-1700
www.valleycity.us

Date: 8/3/26

TO: Valley City Renaissance Zone Authority Board

PROJECT: 1025 12th St. SE - New home

The Renaissance Zone applicant agrees to provide this form and preliminary construction document information to the Building Inspector for review as a prior requirement to presenting your project before the Renaissance Zone Authority Board and receiving a building permit. This necessary construction document information may include site plan(s) or supporting site information, floor plans, exterior elevation, interior elevations, building sections, construction details and specifications, and any engineering or industry certifications. The Renaissance Zone applicant also agrees to contact the Building Inspector for all required inspections, which will be listed on the back of the building permit, and to make any necessary changes to the project's construction if the building official finds building code infraction(s) during said inspections. The Renaissance Zone applicant understands that the City of Valley City does not certify, warranty or guarantee the code compliance of any construction, building design, acceptable occupancy or any consequences that may arise due to the interaction of any materials, products, construction processes and/or project design.

I have read, understand and agree to the above,

Signature of Renaissance Zone Applicant

Donny Eberle

Printed Name of Renaissance Zone Applicant

Signature of Building/Fire Inspector

Building/Fire Inspector Information
Building/Fire Inspector
220 3rd St NE, Valley City, ND 58072
(701) 845-1700

STATE OF NORTH DAKOTA
OFFICE OF STATE TAX COMMISSIONER
BRIAN KROSHUS, COMMISSIONER

August 3, 2026

Ref: L0811960960

BRIDGE TOWN DEVELOPMENT LLP
1342 E MAIN ST
VALLEY CITY ND 58072-3504

RE: Renaissance Zone Certificate Of Good Standing, State Income And Sales Taxes Only

This letter is evidence of good standing as required by the North Dakota Division of Community Services for purposes of obtaining final approval of a renaissance zone project.

As of the date of this letter, the records in the North Dakota Office of State Tax Commissioner do not show probable cause to believe that any income taxes (including income tax withheld from wages) or sales and use taxes are due and owing to the State of North Dakota by the following taxpayer:

Taxpayer's Name: BRIDGE TOWN DEVELOPMENT LLP
SSN or FEIN: 46-1380584

This letter must be submitted (as part of the zone project application) to the local zone authority for the renaissance zone in which the proposed zone project will be located. Please keep a copy of this letter for your records.

Ashlee Schwark

Ashlee Schwark
Supervisor, Individual Income Tax and Passthrough Entities
Phone: 701-328-1296
Email: aschwark@nd.gov

State of North Dakota

SECRETARY OF STATE

Certificate of Good Standing
of
BRIDGETOWN DEVELOPMENT, LLP

SOS Control ID#: 0000185258

Certificate #: 028303226-1

The undersigned, as Secretary of State of the state of North Dakota, hereby certifies that, according to the records of this office,

BRIDGETOWN DEVELOPMENT, LLP

a Limited Liability Partnership - Domestic was formed under the laws of NORTH DAKOTA and filed with this office effective January 21, 2020. This entity has, as of the date set forth below, complied with all applicable North Dakota laws.

ACCORDINGLY, the undersigned, as such Secretary of State, and by virtue of the authority vested in him by law, hereby issues this Certificate of Good Standing.

DATE: January 15, 2026

Michael Howe

Michael Howe
Secretary of State

CAMERA 1

Bridgetown Builders
est. 2002
Quality comes standard, not optional.

NO.	DESCRIPTION	BY	DATE

SHEET TITLE:
Front Elevation

PROJECT DESCRIPTION:
1005-1025 12th St SE
Valley City, ND 58072

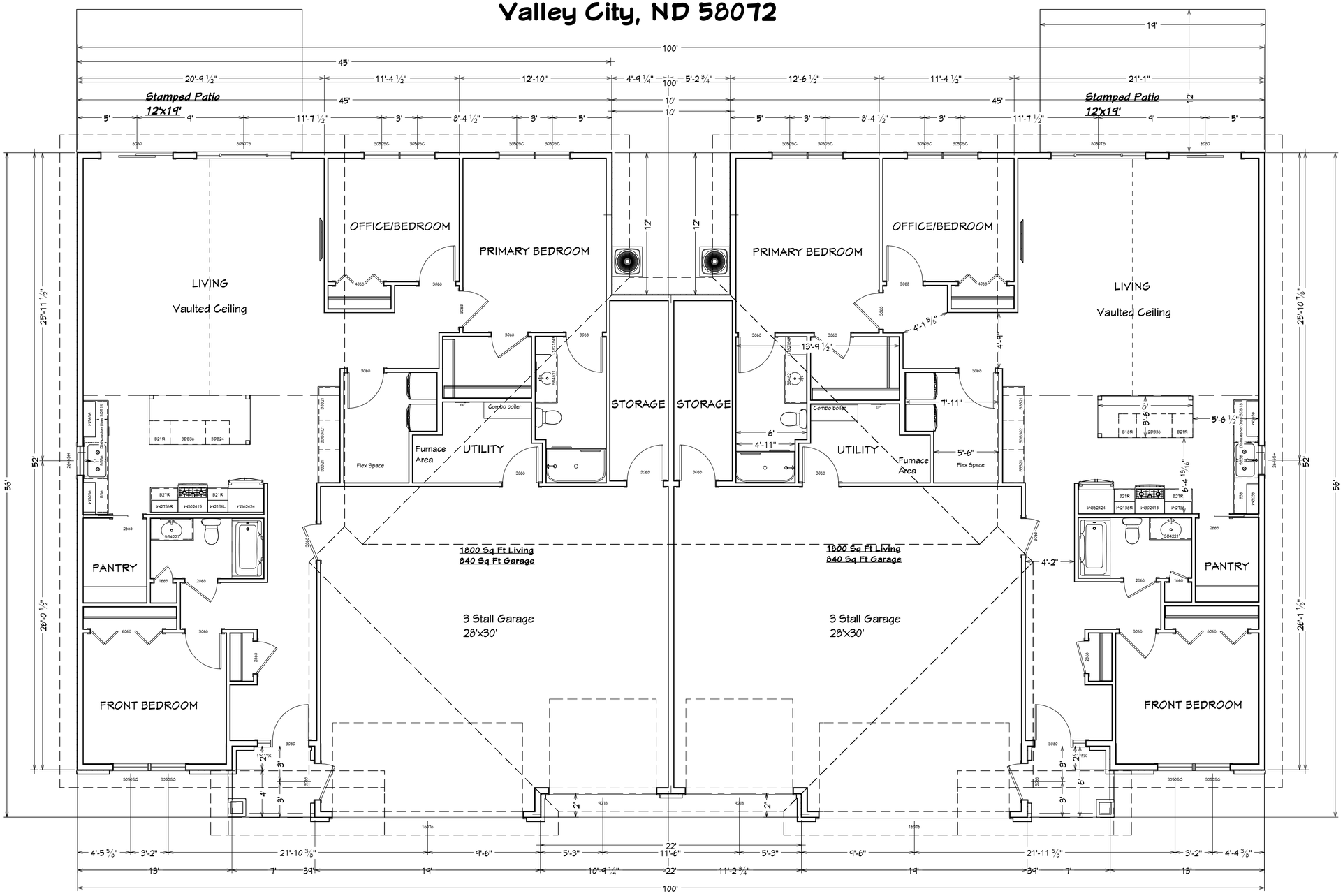
DRAWINGS PROVIDED BY:
Bridgetown Builders
Inc.
Valley City, ND 58072

DATE:
8/3/26

SCALE:

SHEET:
A-1

1005-1025 12th St SE
Lots 17&18, Block 1
Waterfront Meadows Subdivision
Valley City, ND 58072



1ST FLOOR

Bridgetown Builders
est. 2002
Quality comes standard, not optional.

NO.	DESCRIPTION	BY	DATE

SHEET TITLE: Floorplan

PROJECT DESCRIPTION: 1005-1025 12th St SE Valley City, ND 58072

DRAWINGS PROVIDED BY: Bridgetown Builders Inc. Valley City, ND 58072

DATE: 8/3/26

SCALE:

SHEET: A-1

Foundation:
Frost Protected Shallow Foundation w/ floor heat, see foundation print for footing locations.
Framing:
9' sidewalls
6/12 pitch roof w/ 18" overhangs.
LP weatherguard sheathing on walls, standard 5/8" on the roof.
Exterior Details:
Certainteed shingles
White fascia
White soffit
LP Smartside (as all previously have been)
Boral Versetta Stone (as all previously have been)
Interior Details:
Standard base trim, standard casing trim in 99 white.
In stock pre-finished doors.
Garage doors:
Thermosteel White short carriage panel garage doors with stockbridge windows (top) and standard operators. (As all have previously been)
Windows:
Pella White vinyl exterior-white interior jambed 6 9/16" (View windows on print)
HVAC:
Gas furnace and AC. Combo floor heat/ water heater.
2-broan fans w/ lights.
dryer venting
microwave duct to exterior through wall.
Plumbing:
SS single handle bath fixtures
SS tub/shower fixtures
SS kitchen faucet
Standard residential toilets
Water/sewer connections (digging done by BTB)
Laundry tub in garage/mech (owners choice which side)
Garage floor drains
Electrical:
Per code, like other townhomes with ceiling fan in Living room and Primary bedroom
(decorative fixtures provided)
200A panel
with trenching (BEK lay-in)
Insulation:
Per code, as others have been done.
Gutters:
White, as others have been done.
Drywall:
9' ceilings with vault living room.
Higher grade primer w/ white paint with square corner bead. Garage's hung only.
Flooring:
As previously quoted, LVP with carpet bedrooms.
Countertops:
2cm Group A countertops with 3" backsplashes.
*All these details should be similar to the previous townhome we finished.

Bridgetown Builders est. 2002
Quality comes standard, not optional.

NO.	DESCRIPTION	BY	DATE

SHEET TITLE: Details Page

PROJECT DESCRIPTION: 1005-1025 12th St SE Valley City, ND 58072

DRAWINGS PROVIDED BY: Bridgetown Builders Inc. Valley City, ND 58072

DATE: 8/3/26

SCALE:

SHEET: A-1

Renaissance Zone Project Application

To receive Division of Community Services' (DCS) approval on zone projects, the following information must be submitted to DCS.

1. Type of project

Business ☐ Residential ☒

3. Applicant Information

Name of applicant(s) or business name

Bridgetown Development LLP

If business, type of entity (Provide a copy of the Certificate of Good Standing from Tax Department)

Address and renaissance zone block number as it appears in the development plan property listings.

Address	City	Renaissance Zone Block
1005 12th St. SE	Valley City	42

4. For residential projects provide evidence that the home purchased is the taxpayer's primary residence.

5. Project Type

a. Purchase (to include new construction) ☒

b. Purchase with major improvements ☐

c. Lease ☐

i. What type of lease?

New ☐ Expansion ☐ Continuation of a Lease ☐ Leasehold Improvement ☐

If this an expansion, what is the additional square feet of the expansion? _____

ii. If it is a lease project, does it involve the relocation of a business from one location in the city to the Renaissance Zone or from one zone property to another zone property? Yes ☐ No ☐

d. Rehabilitation

i. Commercial 50% or more of the true and full value ☐

Or

ii. Residential 20% of the true and full value ☐

iii. Current true and full value $_____

v. For rehabilitation projects, provide a description of the work and the estimated costs.

Work to be done	Estimated Cost
New home construction	$425,000

vi. What is the term (in months) sought for benefits related to this project? _____

6. Does this project involve historical preservation or renovation? Yes ☐ No ☑

   a. For projects that involve historical preservation or renovation, but are not part of a rehabilitation project, provide a description of the work and the estimated costs. **A letter of approval from the Historical Society is required to claim any historical tax credits either on a rehabilitation project or renovation.**

   b. Information for historical properties may be obtained by contacting the Historical Society at (701) 328- 2666.

7. For projects other than the purchase (includes new construction) or rehabilitation of a single-family home and historical preservation and renovation, describe how the overall benefit(s) of the project to the community meets or exceeds the financial and tax benefit to the businesses or investor.

8. Provide the estimated state and local tax benefit to the taxpayer for five years (applies to all projects).

   Total State tax benefit forfive years $_____

   Total Property tax benefit forfive years $ 29,805

   Total Non-participating ownertax credit $_____

9. Zone Authority and City Documentation:

   Date of approval or conditionalapproval _____

   Provide a copy of minutes or other supporting documentation that indicates the formal approval by the approving entity.

10. Identify from the Development Plan the specific criteria used to approve the project

11. Evidence that the taxpayer is current on state taxes. **(Taxpayers can contact the Office of State Tax Commissioner to receive a Certificate of Good Standing. This request must indicate that it is for a Renaissance Zone Project.)** See Appendix E.

Letter of Good Standing Attached? Yes [X] No [ ]

12. Expected date of occupancy or project completion August 2027

NOTE: The DCS reserves the right to reject a zone-approved project or to continue negotiating its approval. When a project is approved by the DCS, the local zone authority will be notified in writing.

If after a project is approved and the property changes hands or a replacement project is approved during the five-year exemption period, the DCS does not need to approve the transfer or the replacement project. The zone authority, however, must notify the DCS of the change and provide the applicable information about the new homeowners, business, and/or investor. The zone authority must also notify the DCS if any other change occurs in the status of the business or investor tax would affect the exemption approved.

Once the project is completed, DCS must be informed by email, Fax or letter of the exact date of completion, and project number before the final letter of approval can be issued.

On historical Renovations/rehabilitations documentation from the Historical Society approving the final restorations must be submitted to DCS prior a final letter of approval can be issued.

Printed Name	Title
Donny Eberle	Managing Partner
Signature	Date
	8/3/26

Project # VC-147
Block # 42
Parcel # 63-5820117

Guidelines & Additional Information

The Renaissance Zone Board requires application and approval **before you begin a new project** (including new construction, rehabilitation or closing) by both the Renaissance Zone Board and the City Commission. **Approval may take up to 4 weeks.** Your attendance at the Renaissance Zone Board meeting and the City Commission meeting is expected.

Renaissance Zone exemptions begin the year following project completion. There is no exemption on partially completed construction. Property will be taxed on the percentage of construction completed by the 1st of February for the year(s) prior to completion. Property tax exemption begins after the certified construction costs are approved.

For more information about the Renaissance Zone Program, see Goals of the Valley City Renaissance Zone (Form B) and Guidelines for Project Approval (Form C).

Submit the application and the following paperwork to City Hall:

- ☒ Certificate of Good Standing from ND Tax Department
- ☐ Signed letter from Building/Fire Inspector (enclosed)
- ☐ Property Tax Worksheet (enclosed)

Current use and zoning of property R-2

Will the property need to be rezoned? Yes ☐ No ☒

Attach Plans.

Provide documentation that the project costs meets the city's minimum guidelines for project approval (see Form C).

Applicant Contact Information:

Name Danny Eberle

Contact Number 701-840-2712

Email sniper58072@hotmail.com

Mailing Address 1342 E Main St.

Property Tax Worksheet

Dwelling Value only - exclude Land Value

	Residential	Commercial
True and full value of property (exclude land value) (see City Assessor or property tax statement)	404,600	
Multiply by 50%	50%	50%
Assessed Value:.....	$ 202,300 -	$ -
For commercial property multiply by 10% For residential property multiply by 9%	9%	10%
Taxable Value:.....	$ 18,207 -	$ -
Multiply taxable value times the mill levy/1000	0.32744	0.32744
Property Tax:.....	$ 5,961.70 -	$ -

City Hall
220 3rd St NE
Valley City, ND 58072-0390

CITY OF VALLEY CITY NORTH DAKOTA

Phone: 701-845-1700
www.valleycity.us

Date: 8/3/26

TO: Valley City Renaissance Zone Authority Board

PROJECT: 1005 12th St. SE - New home

The Renaissance Zone applicant agrees to provide this form and preliminary construction document information to the Building Inspector for review as a prior requirement to presenting your project before the Renaissance Zone Authority Board and receiving a building permit. This necessary construction document information may include site plan(s) or supporting site information, floor plans, exterior elevation, interior elevations, building sections, construction details and specifications, and any engineering or industry certifications. The Renaissance Zone applicant also agrees to contact the Building Inspector for all required inspections, which will be listed on the back of the building permit, and to make any necessary changes to the project's construction if the building official finds building code infraction(s) during said inspections. The Renaissance Zone applicant understands that the City of Valley City does not certify, warranty or guarantee the code compliance of any construction, building design, acceptable occupancy or any consequences that may arise due to the interaction of any materials, products, construction processes and/or project design.

I have read, understand and agree to the above,

_____
Signature of Renaissance Zone Applicant

Donny Eberle
_____
Printed Name of Renaissance Zone Applicant

_____
Signature of Building/Fire Inspector

Building/Fire Inspector Information
Building/Fire Inspector
220 3rd St NE, Valley City, ND 58072
(701) 845-1700

STATE OF NORTH DAKOTA
OFFICE OF STATE TAX COMMISSIONER
BRIAN KROSHUS, COMMISSIONER

August 3, 2026

Ref: L0811960960

BRIDGE TOWN DEVELOPMENT LLP
1342 E MAIN ST
VALLEY CITY ND 58072-3504

RE: Renaissance Zone Certificate Of Good Standing, State Income And Sales Taxes Only

This letter is evidence of good standing as required by the North Dakota Division of Community Services for purposes of obtaining final approval of a renaissance zone project.

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SSN or FEIN: 46-1380584

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Ashlee Schwark

Ashlee Schwark
Supervisor, Individual Income Tax and Passthrough Entities
Phone: 701-328-1296
Email: aschwark@nd.gov

State of North Dakota
SECRETARY OF STATE

Certificate of Good Standing
of
BRIDGETOWN DEVELOPMENT, LLP

SOS Control ID#: 0000185258

Certificate #: 028303226-1

The undersigned, as Secretary of State of the state of North Dakota, hereby certifies that, according to the records of this office,

BRIDGETOWN DEVELOPMENT, LLP

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ACCORDINGLY, the undersigned, as such Secretary of State, and by virtue of the authority vested in him by law, hereby issues this Certificate of Good Standing.

DATE: January 15, 2026

Michael Howe
Secretary of State

CAMERA 1

Bridgetown Builders
est. 2002
Quality comes standard, not optional.

NO.	DESCRIPTION	BY	DATE

SHEET TITLE:
Front Elevation

PROJECT DESCRIPTION:
1005-1025 12th St SE
Valley City, ND 58072

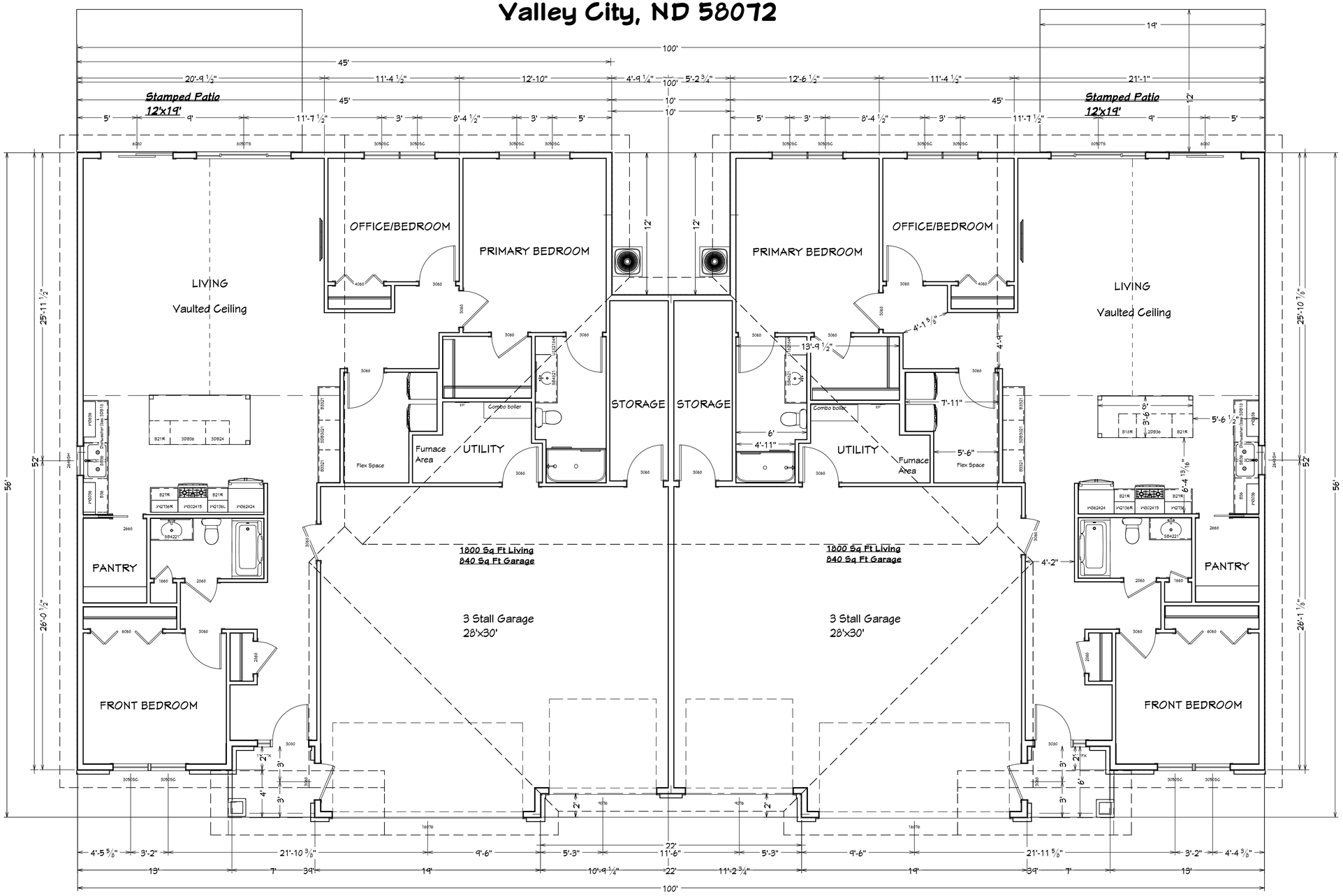
DRAWINGS PROVIDED BY:
Bridgetown Builders
Inc.
Valley City, ND 58072

DATE:
8/3/26

SCALE:

SHEET:
A-1

1005-1025 12th St SE
Lots 17&18, Block 1
Waterfront Meadows Subdivision
Valley City, ND 58072



1ST FLOOR

Bridgetown Builders
est. 2002
Quality comes standard, not optional.

NO.	DESCRIPTION	BY	DATE

SHEET TITLE: Floorplan

PROJECT DESCRIPTION: 1005-1025 12th St SE Valley City, ND 58072

DRAWINGS PROVIDED BY: Bridgetown Builders Inc. Valley City, ND 58072

DATE: 8/3/26

SCALE:

SHEET: A-1

Foundation:
Frost Protected Shallow Foundation w/ floor heat, see foundation print for footing locations.
Framing:
9' sidewalls
6/12 pitch roof w/ 18" overhangs.
LP weatherguard sheathing on walls, standard 5/8" on the roof.
Exterior Details:
Certainteed shingles
White fascia
White soffit
LP Smartside (as all previously have been)
Boral Versetta Stone (as all previously have been)
Interior Details:
Standard base trim, standard casing trim in 99 white.
In stock pre-finished doors.
Garage doors:
Thermosteel White short carriage panel garage doors with stockbridge windows (top) and standard operators. (As all have previously been)
Windows:
Pella White vinyl exterior-white interior jambed 6 9/16" (View windows on print)
HVAC:
Gas furnace and AC. Combo floor heat/ water heater.
2-broan fans w/ lights.
dryer venting
microwave duct to exterior through wall.
Plumbing:
SS single handle bath fixtures
SS tub/shower fixtures
SS kitchen faucet
Standard residential toilets
Water/sewer connections (digging done by BTB)
Laundry tub in garage/mech (owners choice which side)
Garage floor drains
Electrical:
Per code, like other townhomes with ceiling fan in Living room and Primary bedroom
(decorative fixtures provided)
200A panel
with trenching (BEK lay-in)
Insulation:
Per code, as others have been done.
Gutters:
White, as others have been done.
Drywall:
9' ceilings with vault living room.
Higher grade primer w/ white paint with square corner bead. Garage's hung only.
Flooring:
As previously quoted, LVP with carpet bedrooms.
Countertops:
2cm Group A countertops with 3" backsplashes.
*All these details should be similar to the previous townhome we finished.

Bridgetown Builders est. 2002
Quality comes standard, not optional.

NO.	DESCRIPTION	BY	DATE

SHEET TITLE: Details Page

PROJECT DESCRIPTION: 1005-1025 12th St SE Valley City, ND 58072

DRAWINGS PROVIDED BY: Bridgetown Builders Inc. Valley City, ND 58072

DATE: 8/3/26

SCALE:

SHEET: A-1