

The Mandan City Commission met in a Joint meeting with the Mandan Park Board at 5:50 p.m. on May 9, 2016 in the Ed “Bosh” Froehlich Meeting Room at City Hall, 205 2nd Ave NW, Mandan, ND. City Commissioners present were Van Beek, Tibke, Rohr, Braun, and Laber (via conference call). City Department Heads present were City Attorney Brown, City Administrator Neubauer, Finance Director Welch, Planning & Engineering Director Froseth, Planner Decker, and Director of Public Works Wright. Park Board members present were President Arenz, Vice President Knoll, and Commissioners McPherson, and Hatzenbuhler. Also in attendance: Parks and Rec Director Higlin.

New Business:

Item 1: Joint Meeting with Park Board. Park Board President Arenz called the meeting to order at 5:50pm. Mayor Van Beek called roll for the Board of City Commissioners. Parks and Rec Director Higlin presented the site plan for the Sports Complex discussing the recommendations from the traffic study for Old Red Trail. A traffic study was required to be completed and was given to the city staff in February. President Arenz asked City Commission for direction and a potential timeline to improvements to Old Red Trail. Justin Froseth, City of Mandan Planning and Engineering Director, stated that the draft study was done by Kadrmas, Lee, and Jackson (KLJ). The ND Department of Transportation (NDDOT) only wishes to work with the city on all the road improvements directly. It was recommended in the traffic study to widen Old Red Trail with the 3rd lane for left hand turns without holding up west bound traffic. The improvement has to happen before the Sports Complex opens in August of next year. The improvement of Old Red Trail and 1806 was added to the ND Department of Transportation’s (DOT) Transportation Improvement Plan (TIP) in the year 2020, that would be option number 1 is to construct that major project and seek reimbursement from the NDDOT because it is in the TIP in 2020. Option number 2 would be to construct that portion of Old Red Trail immediately adjacent to the Sports Complex to DOT’s standards and specifications and seek that reimbursement in 2020 and that would be a 3 to 4 million dollar project. Then option number 3 which DOT would allow but not support with any funding assistance would be to widen the shoulders enough to get a third lane in and a dedicated left hand turning lane in. And that would be from the intersection of Collins East to past the future 16th Street. At the request of the City, KLJ provided an estimate for option 3 which is estimated at \$550,000. The City would not be eligible for federal funding in the future because it would be a rural section not constructed to NDDOT’s standards. City Engineer Froseth stated that Old Red Trail is a state highway so it qualifies for Urban Regional funding which is different from Urban Roads and is eligible for 80% federal plus 10% state funds so the local share would be 10%. Park Board President Arenz asked if there were any other comments related to Old Red Trail.

Director Higlin stated that the current water line needs to be relocated away from the turf field and track. The Park District presented at the November Joint meeting about the City participating in relocating water and sanitary sewer as part of future 16th Street SE. The Park District only needs an 8 inch water line to feed the Sports Complex and that would be paid for by the Park District. Bid Package 1 has been awarded which includes water and sanitary sewer lines to be installed within the next sixty days. At the November Joint meeting, Commissioner Tibke stated that the City isn’t a developer and will not participate in the utility relocation. The Park District has moved forward doing them on their own property, but long term it would make sense to put those into 16th Street and extend onto Old Red Trail. Director Higlin asked when Old Red Trail and 16th are constructed; will utilities that we are currently paying for going to be abandoned and reallocated over to those streets?

Commissioner Tibke stated that is something that they will need to discuss at the May 17th meeting.

Director Higlin presented potential site plan for the renovation of Faris Field into two ball diamonds. The Park District has received a request from Jeff Wright, Public Works Director, about potential construction on City property, relocating the road, or expanding onto Park District property. The property line between the City and the Park District is in question and will be finalized once a survey has been completed. Director Higlin would like to make a greenway transition between the west tennis courts, newly constructed ball diamonds, develop a parking lot between Faris Field and youth ball diamonds. Jeff Wright, City Public Works Director, stated they do have an engineer/architect on staff. We are looking at a preliminary concept drawing, trying to combine the city property. Right now we have a lot on the north side of 5th Street and a lot on the south side of 5th Street. So we are looking into combining 2 lots into one parcel which would be vacating a portion of 5th Street SW. We would potentially have to improve 7th Street SW as part of the access to this area if we do vacate a portion of 5th Street and relocate 5th Street. Another option with our first concept would be remodeling an existing utility building and making that our Administrative building for employees and staff. In addition to that a parking lot would be provided. An option with that parking lot would be to provide parking for our city staff and visitors during the day and utilize that parking lot for Parks and Rec activities during the evenings and weekends. Director Higlin asked what the timeline is for this project. Jeff Wright stated that the timeline right now would be to have the bids out by July and break ground late in the fall. Commissioner Tibke requested that Public Works Director Wright present an agreed upon plan for commission approval before that happens. President Arenz stated that if the City is requesting additional park property; please work with staff to develop a plan and bring it before the Park Commissioners for approval before proceeding with construction.

Park Board Commissioner Hatzenbuhler asked what can be done in the west portion of Mandan to get it growing. Commissioner Rohr stated that if the developer has an interest in a property, he has to have a plan and present that to the appropriate departments. Park Board President Arenz stated that the plan that was presented to them about 7 years ago was to have another golf course and at that time we didn't think Mandan could support a third golf course. Bob Decker, City Planner, stated that he has not heard anything from this developer recently. The last time he presented a plan there were some issues because of the topography and the fact that there would be some fairly expensive infrastructure costs. The high school coulee is a designated flood plain now, so there were questions on what they could do in the flood plains. This project went dormant because there were other projects he was working on. Neighbors from the west talk about some possible development of large lot ranchettes. There is some interest in trying to develop south of the interstate, but because of the topography it is tough to do. It is not cheap land and not easy to develop. Mayor Van Beek stated it is up to the developers to be there. But you look at the topography of that land; it is going to take some dollars. Mr. Decker added that we adopted a Land Use and Transportation Plan to try to guide development and what would be the most appropriate use for the land, so we have that piece of the puzzle in place. This area is included in that plan. Mr. Froseth stated that regarding the question of what the city is doing to grow towards the west, the city has sent in applications, talking about Urban Roads program before for funding assistance for future collectors, arterials; and Boundary Road was one of those roads that we applied for, (for that DOT funding). This type of project is eligible for federal funding, but the DOT highly favors reconstruct projects - projects to improve existing roads over a new corridor.

Director Higlin stated that the 47 acres of land purchased in the north is set aside for future growth for

Park District needs. There are no plans or timetable to develop at this time. Park Board Commissioner Hatzenbuhler stated this is something that will be discussed further at the Park Board retreat in July. Commissioner Tibke stated to make sure we can get our land use to your retreat so you can see what the future plans are and compare.

Director Higlin stated that the rehabilitation of Millennium Trail starts at Ft. Lincoln Trolley and will end at 19th street. That will be bid on Friday. Then start construction shortly after that. The idea is to be done by Labor Day weekend and the Kroll's Marathon is also taking place in Mandan. Higlin also wanted to share some information on what is going on. Raging Rivers opens May 31st, June 2nd, 3rd, and 4th we have the State Soccer tournament, the Men's 35 and over National Softball tournament August 26-28th, State Class A Girls golf in October, we have Slide the City on August 27th, and our outdoor movie on September 23rd.

Mayor Van Beek stated that right now the Park Board receives 30% of State Aid Distribution and right now the commission had discussed cutting that to 25%. City Administrator Neubauer stated that the city is experiencing a 28% cut in state aid distribution for 2016. For the Park District it is about \$200,000. Commissioner Tibke stated they are looking at several ways we can recoup funding not only for this year but for the upcoming budget year. With reduction of funding from the state, we have to look at absolutely everything on our budget. City Finance Director Welch stated that a 5% reduction is equal to approximately \$80,000-\$100,000 impact to the Park District. Commissioner Tibke stated that with the City cut, the Park Board will see a cut as well. Park Board President Arenz stated they want to do everything possible to help the City stay in budget. President Arenz requested that we get an exchange for the possible cut in State Aid funds. Commissioner Tibke stated that just from a budget perspective, the problem is the shortage of State Aid funds, and this is one solution because other communities provide 30% to the park districts, some get less. There comes a time where we need to reassess. If the City of Mandan has a burden, everyone has to share the burden. Finance Director Welch stated that the Bismarck Park District receives 23.7% of State Aid. Director Higlin stated that currently the Minot, Mandan and Devils Lake Park Districts each receive 30%, West Fargo receives 28% and Jamestown is 26%. Then you have different funding scenarios with Dickinson receiving 13.8%, but then they get all the hospitality tax funds. It is based on per capita, so when you get 23% of their population verses 30% of ours, they are still receiving more money. From the Park District side, we never budgeted 100% of what we collect each year because we know each year can fluctuate. So there were years where we were budgeting \$350,000 and we would receive \$575,000. Our total collections were \$600,000 and we budgeted about \$525,000. The Park District has planned for future potential shortfalls. Both Boards want to hold off on passing the responsibility of making up for the shortfalls on to the taxpayers.

ADJOURN

Motion to adjourn the joint meeting was at 7:26pm. Motion made by Commissioner Rohr, seconded by Commissioner Laber. Motion passes.

/s/ James Neubauer
James Neubauer,
City Administrator

/s/ Arlyn Van Beek
Arlyn Van Beek
President, Board of City
Commissioners