

Forman, North Dakota  
June 4, 2019

The Sargent County Board of Commissioners met in the Commissioners' Room at the Sargent County Courthouse at 9:05 a.m. with the following members present: Bill Anderson, Richard Ruch and Jerry Waswick. Also present was Merrill Engquist, Road Supervisor; Jayne Pfau, State's Attorney; Mary Engst, Sargent County Teller; and Pam Maloney, Sargent County Auditor. Absent were Jason Arth and Lyle Bopp.

The Pledge of Allegiance was recited.

Matt Anthony, Tewaukon National Wildlife Refuge Temporary Manager, arrived at the meeting. He will be the temporary manager until June 21, and he stated that there will be a rotation of managers covering the refuge until a permanent manager is appointed to fill the position formerly held by Kent Sundseth. Manager Anthony discussed the water that is over the road on County Road #5 due to the structure between East White Lake & West White Lake not functioning properly. They will be moving a pump in there today or tomorrow to move water and the Sargent County Road Crew has brought in approximately 6" of gravel in this area. A grade raise might be needed.

Commissioner Waswick inquired about the status of County Road #6 south of Gwinner. Water has been over the road there and the road surface is in bad shape. Mr. Engquist stated that he had been out there with the track hoe the day before & will be contacting Interstate Engineering for a hydraulic study in that area.

The commission placed a call to Janet Sanford, LoadPass, to get more information on the on-line, standardized load permit program. She stated that the cost to the counties is \$1500 the first year and the 2<sup>nd</sup> & subsequent years is based on the number of permits issued each year, which she assumed would be 500 or less in Sargent County, at a cost of \$500/year. The fee schedule for permittees is uniform throughout the state. She stated that the program can be customized so that each county can pick & choose which roads companies can obtain permits for, such as during road restrictions. She stated that she can come to a commission meeting, if needed, and it was suggested she coordinate with the county auditor to set up a time that works best for her schedule.

Mr. Engquist reported that the Road Department had hired a new employee, Isaac Swanson, at Grade B22/ Step 1.

Approve May 21, 2019 meeting minutes as corrected. (Anderson/Ruch, unanimous)

Correspondence had been received from the North Dakota County Commissioners Association (NDCCA) seeking volunteers to serve on various committees for the NDCCA in preparation for the annual conference in October. Commissioner Anderson stated that he is willing to serve on the NDCCA resolutions committee, an assignment which he has performed on 3 previous occasions. No other commissioners indicated that they were willing to serve on any other NDCCA standing committees at this time.

Approve Gaming Site Authorization for the El Zagal Viking Patrol, Gwinner, for a site at Dilly's Bar 'N' Grill, Stirum, from July 1, 2019, through June 30, 2020. (Anderson/Ruch) Motion carried unanimously.

Ted Keller, General Roofing & Construction; sent a bid for an inspection of condition of interior and exterior dome area. Inspection includes evaluation of existing dome roofing structural system and an inspection and photo report of dome for penetrations and fasteners in metal dome. Inspection to be done in July 2019. Total bid cost is \$1000. Motion to approve the dome inspection. (Anderson/Ruch) Upon roll call vote, motion carried unanimously.

Motion to re-appoint Nancy Planteen, Forman; Bud Heinert, Milnor; and Luke Anderson, Forman; to the Planning Commission. Term ending June 15, 2023. (Anderson/Ruch) Motion carried unanimously.

Discussion on the proposed plan updates to the Nationwide Retirement Plan. There are two options to choose from. The auditor was instructed to poll the employees and to also check with our account representative to see which option was the better choice for Sargent County. The question was tabled until the next meeting.

Motion to approve Sargent County Road Permit for Montana-Dakota Utilities Company for installation of gas main to be installed along County Road #10 north of Milnor (also 140<sup>th</sup> Ave SE). This is an extension of the permit issued at the last meeting which extend as far as 6 ½ Ave in Milnor City. (Ruch/Anderson) Upon roll call, motion carried unanimously.

Motion to accept the Transportation Alternatives funds proposed for the Sargent Central Bike Rack Project. (Ruch/Anderson) Upon roll call vote, motion carried unanimously.

Motion to approve County Deeds and to authorize the chairman and auditor to sign for the following sales: Lots 7-8 & N 12 1/2' Lot 9, Block 2, Original Townsite, Forman City, for \$3700, to Dominic Graham, PO Box 113, Forman ND 58032; and Lot 16 and the South 6 feet of the West 90 feet of Lot 17, Block 35, First Addition, Forman City, for \$4300, to ABRE Property Investments, LLC, 2654 149<sup>th</sup> Ave SE, Amenia ND 58004. (Anderson/Ruch) Upon roll call vote, motion carried unanimously.

Commissioner Waswick reported that the property at 213 2<sup>nd</sup> St SW in Forman has had all openings boarded up and Ms. Pfau reported that she has sent a letter to the former owner's family with a deadline to remove all personal property from the lot within 30 days. At that time, it will become property of Sargent County.

The Board of Review and Equalization proceeded to organize for 2019 at 10:32 a.m.

Denise Ferderer, Tax Director, arrived at the meeting, along with Dave McFarland, Gwinner City resident.

Ms. Ferderer stated that all townships & cities had met and approved all the values recommended by the tax director.

Ms. Ferderer recommends reducing the valuation of residential lots & buildings 5% in Milnor and Forman Cities and leaving all other residential properties as they are. This would fall within the 10% tolerance at 98.2%.

Ms. Ferderer recommends reducing all commercial lots and buildings countywide 10%. This would fall within the 10% tolerance at 93.4%.

Ms. Ferderer provided information regarding the value of agricultural land in Sargent County and is recommending no change to agriculture values. 2019 Sargent County's average value per acre as determined by North Dakota State University (NDSU) is \$1,034.39 and this average per acre value has been set by the ND Tax Commissioner's Office. The 2018 county average value per acre was \$977.94 which is 94.5% of the 2019 state determined value.

Motion to concur with all recommendations of the tax director; reduce valuations of residential lots & buildings 5% in Milnor and Forman Cities and leave all other residential values as they are; reducing all commercial lots and buildings countywide 10%; and making no change to the agriculture values. (Anderson/Ruch) Upon roll call vote, motion carried unanimously.

Dave McFarland is requesting that the square footage value on his main building – Parcel 31-9508000 – be reduced to \$15 per square foot. Gwinner City approved this request at the city's city equalization meeting. In Mr. McFarland's opinion, this reduction would make the valuation more comparable to Bobcat's main office building – Parcel 31-9340000 – which is very similar in years, size and use. After much discussion and checking property cards, motion was made to concur with Gwinner City and reduce the square footage value of Parcel 31-9508000 to \$15/square foot. (Waswick/Anderson) Upon roll call vote: Yes – Ruch and Waswick. No – Anderson. Motion carried.

The Board of Review and Equalization adjourned "SINE DIE" at 11:35 a.m. (Anderson/Ruch) Motion carried.

Ms. Pfau brought forward a request from employees to close the courthouse and have a paid day off on Friday, July 5, 2019. Motion to grant said request and that the Sargent County Courthouse will be closed Friday, July 5, 2019 and employees would have an extra day as holiday. (Waswick/Anderson) Upon roll call vote, motion carried unanimously.

Meeting adjourned at 11:40 a.m.

---

JERRY WASWICK – VICE-CHAIRMAN

ATTEST:

---

PAM MALONEY – COUNTY AUDITOR