



West Fargo City Commission Meeting
West Fargo City Hall Commission Chambers
2515 6th St E, West Fargo 58078
Monday, June 2, 2025 5:30 PM

Meeting Items

A. Call to Order

The West Fargo City Commission meeting was held in the City of West Fargo Commission Chambers on Monday, June 2, 2025.

B. Pledge of Allegiance

The Pledge of Allegiance was recited.

C. Roll Call

Commissioner Rory Jorgensen – present; Commissioner Amy Zundel – present; Commissioner Bernie Dardis – present; Commissioner Brad Olson – present; Commissioner Roben Anderson – present; All Commissioners were present, there was no Commissioner absent from the meeting.

D. Approve Order of Agenda

Commissioner Zundel moved and Commissioner Anderson seconded to approve the order of agenda. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve the order of agenda, was declared carried.

E. Approval of Minutes -- May 19, 2025

Commissioner Olson moved and Commissioner Jorgensen seconded to approve the minutes of May 19, 2025. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve the minutes of May 19, 2025, was declared carried.

F. Building Permits

Commissioner Anderson moved and Commissioner Zundel seconded to approve the building permits. Commissioners Jorgensen recused himself; Commissioners Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve the building permits, was declared carried by a 4:0:1 vote.



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Consent Agenda - Approve the Following:

- a. Bills**
- b. Confirm appointment of Melissa Sampson to Economic Development Advisory Committee**
- c. Improvement District No. 2290 – 2025 Public Works Mill & Overlay**
 - **Approve Contract and Contractor's Bond and Authorize Notice to Proceed**
- d. Gaming Site Authorization for VFW at VFW**
- e. Gaming Site Authorization for West Fargo Events at West Fargo Dive Bar**
- f. Games of Chance for Family Wellness at The Lights**
- g. Games of Chance for Bridging the Gap at West Brew Nutrition**
- h. Games of Chance for Benefit for Barry Glienke at Young Field, West Fargo Baseball**

Commissioner Olson moved and Commissioner Jorgensen seconded to approve the consent agenda. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve the consent agenda, was declared carried.

Regular Agenda

1. Public Comment

Members of the public will be allowed 2 minutes and 30 seconds to address the City Commission. Commissioners will not take any official action during this comment period.

Please sign up no later than 12 p.m. the day of the City Commission Meeting you wish you attend. City Commission Meeting Public Comment | West Fargo, ND (westfargond.gov)



2. Public Hearings (each item will adjourn out of regular meeting into a public hearing)

- **A24-28, Ordinance Amendment to Title IV and Title X regarding the establishment of regulations and licensing standards for short-term rentals -- Aaron Nelson, Director of Planning and Zoning**

Commissioner Zundel moved and Commissioner Anderson seconded to approve A24-28, Ordinance Amendment to Title IV and Title X regarding the establishment of regulations and licensing standards for short-term rentals. Commissioners Zundel, Dardis and Anderson voted aye. Commissioners Jorgensen and Olson voted nay, the motion to approve A24-28, Ordinance Amendment to Title IV and Title X regarding the establishment of regulations and licensing standards for short-term rentals, was declared carried by a 3:2 vote.

- **A25-11, First reading of ordinance Amendment to Title IV regarding the building control line of the CO-SR zoning district**

Commissioner Olson moved and Commissioner Anderson seconded to approve A25-11, First reading of ordinance Amendment to Title IV regarding the building control line of the CO-SR zoning district. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve A25-11, First reading of ordinance Amendment to Title IV regarding the building control line of the CO-SR zoning district, was declared carried.

3. Expenditure of Asset Forfeiture -- Pete Nielsen, Chief of Police

Commissioner Zundel moved and Commissioner Jorgensen seconded to approve the expenditure of asset forfeiture of up to \$55,000. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve the expenditure of asset forfeiture of up to \$55,000, was declared carried.

4. Project No. 9021 - Wastewater Serviceability and Risk Reduction Study -- Dan



Hanson, Sr. Director of Community & Development Services

• Award Study to Consultant

Commissioner Olson moved and Commissioner Zundel seconded to approve Project No. 9021 - Wastewater Serviceability and Risk Reduction Study; Award Study to Consultant. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve Project No. 9021 - Wastewater Serviceability and Risk Reduction Study; Award Study to Consultant, was declared carried.

5. Mill and Overlays – Southside of Interstate 94 -- Dan Hanson, Sr. Director of Community & Development Services

• Information and Discussion

Commissioner Olson moved and Commissioner Jorgensen seconded to direct staff to revisit the mill and over lay southside of Interstate 94. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to direct staff to revisit the mill and over lay southside of Interstate 94, was declared carried.

6. Improvement District No. 2265 – 9th Street NE (Main Ave to 12th Ave NE) -- Dan Hanson, Sr. Director of Community & Development Services

• Review and Approve Purchase Agreement

Commissioner Zundel moved and Commissioner Anderson seconded to approve Improvement District No. 2265 – 9th Street NE (Main Ave to 12th Ave NE); approve Purchase Agreement. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve Improvement District No. 2265 – 9th Street NE (Main Ave to 12th Ave NE); approve Purchase Agreement, was declared carried.

7. Meadowridge Development Reconstruction -- Dan Hanson, Sr. Director of



Community & Development Services

- **Create Improvement District No. 3008, Direct Engineer to prepare Engineer's Report and Approve Task Order**

Commissioner Anderson moved and Commissioner Jorgensen seconded to approve Meadowridge Development Reconstruction; create Improvement District No. 3008, Direct Engineer to prepare Engineer's Report and Approve Task Order. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve Meadowridge Development Reconstruction; create Improvement District No. 3008, Direct Engineer to prepare Engineer's Report and Approve Task Order, was declared carried.

8. 1st Ave E Reconstruction (Sheyenne Street to 4th Street E) -- Dan Hanson, Sr. Director of Community & Development Services

- **Create Improvement District No. 3009, Direct Engineer to prepare Engineer's Report and Approve Task Order**

Commissioner Jorgensen moved and Commissioner Zundel seconded to approve 1st Ave E Reconstruction (Sheyenne Street to 4th Street E); create Improvement District No. 3009, Direct Engineer to prepare Engineer's Report and Approve Task Order. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve 1st Ave E Reconstruction (Sheyenne Street to 4th Street E); create Improvement District No. 3009, Direct Engineer to prepare Engineer's Report and Approve Task Order, was declared carried.

9. Second Reading of Ordinance 1256 relating to Storage Locker Habitation -- Katie Schmidt, Ohnstad Twichell

Commissioner Jorgensen moved and Commissioner Olson seconded to approve the Second Reading of Ordinance 1256 relating to Storage Locker Habitation. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to approve the Second Reading of Ordinance 1256 relating to Storage Locker Habitation, was declared carried.

10. City Administrator's Report -- Dustin Scott, City Administrator



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- Utility Billing software update
- Public Works expansion project update
- 2026 Budget update
- Growth Area Master Plan update

11. Correspondence

There were no correspondence.

12. Non-Agenda Items

Bernie Dardis, Commission President, welcomed Long Creek Steel, a firm out of South Dakota; ownership was very impressed with all of our City departments.

13. Adjourn

Commissioner Olson moved and Commissioner Zundel seconded to adjourn. Commissioners Jorgensen, Zundel, Dardis, Olson and Anderson voted aye. No Commissioners present voted nay, the motion to adjourn at 6:51 pm, was declared carried.



Bernie Dardis, Commission President



Dustin T. Scott, City Administrator