

THIEF RIVER FALLS CITY COUNCIL AGENDA

Tuesday, June 17, 2025

**COUNCIL CHAMBERS
CITY HALL – 405 3RD STREET EAST
5:30 PM**

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. PUBLIC FORUM - *Individuals may address the City Council about any item not included on the regular agenda. A maximum of 5 minutes is allotted for the public forum. The City Council will not take official action on items discussed at this time, with the exception of referral to staff or a committee, board or commission for a future report.***
 - 4.1. Drone Program - Public Comment
- 5. PRESENTATIONS/PROCLAMATIONS/PUBLIC INFORMATION ANNOUNCEMENTS**
- 6. APPROVE AGENDA - *Council members may add items to the agenda for discussion purposes or staff direction. The Council will not normally take official action on items added to the agenda.***
- 7. CONSENT AGENDA - *These items are considered routine in nature and are approved with one motion without discussion/debate. The Mayor will ask if any Council member wishes to remove an item and place it on the regular agenda for discussion and consideration. If no items are to be removed, the Mayor will then ask for a motion to approve the Consent Agenda.***
 - 7.1. Approval of June 3, 2025 Council Proceedings (3-7)
 - 7.2. Approval of Bills and Disbursements (8-45)
- 8. NEW BUSINESS**
 - 8.1. Approve Thief River Falls Chamber of Commerce River Fest 2025 (46-48)
 - 8.2. Approval of American Legion Post 117 Parking Lot Band (49-52)
 - 8.3. To approve County Resolution (53-55)
 - 8.4. Implementation of a Passwordless Login Solution (56-57)

- 8.5. Approval of the MN State Joint Powers Agreement with the MN Internet Crimes Against Children Task Force (58-65)
- 8.6. Approve the Employment of Sadie Anderson as Patrol Officer (66)
- 8.7. Ductless Mini-Split Heat Pump for the Power Plant Office (67-70)
- 8.8. Establishment of TIF District 1-16 (69-112)
- 8.9. Variance Request - Nexus Church (113-125)

9. COUNCIL BOARDS AND COMMISSIONS REPORTS - *Not all boards or commissions will have met prior to the Council meeting. These reports are intended to keep the other council members informed of actions or proposed actions taken by these boards and commissions. Only those with something to report would be on the agenda.*

10. UPCOMING MEETINGS

10.1.

- City Council July 1 at 5:30 pm in Council Chambers
- Public Utility Committee July 7 at 7 am in Room 101
- Public Safety Committee July 7 at 4:30 pm in Room 101
- Administrative Services Committee July 8 at 4:30 pm in Room 101
- Public Works Committee July 9 at 4:30 pm in Room 101
- City Council July 15 at 5:30 pm in Council Chambers

11. INFORMATIONAL ITEMS

11.1. Investment Summary (126-127)

11.2. City Offices are closed Thursday, June 19 for Juneteenth. There will be no garbage pickup.

12. ADJOURNMENT

City of Thief River Falls complies with the ADA. Individuals with disabilities requiring special aids should contact the City Administrator, 405 Third Street East, Thief River Falls, MN 56701, 218-681-2943, 48 hours prior to the scheduled meeting.

**City Council Minutes
Tuesday, June 3, 2025**

CALL TO ORDER

This meeting is officially called to order at 5:30 pm on June 3, 2025. This meeting is being presided over by Mayor Mike Lorenson.

PLEDGE OF ALLEGIANCE

ROLL CALL

The following Councilmembers were present: Lorenson, McCraw, Arlt, Aarestad, Pream, Bolduc, Langness and Narverud. Mayor Lorenson chaired the meeting.

PUBLIC FORUM

PRESENTATIONS/PROCLAMATIONS/PUBLIC INFORMATION ANNOUNCEMENTS

APPROVE AGENDA

Council member Steve Narverud motioned being seconded by Council member Scott Pream to approve the agenda with the addition of addendum item 8.4.

On vote being taken, the resolution was unanimously passed.

CONSENT AGENDA

RESOLUTION NO. 06.134.25: Approval of May 20, 2025 Council Proceedings

Presented as part of the Consent Agenda, Councilmember Michele McCraw introduced RESOLUTION 06.134.25, being seconded by Councilmember Kelly Langness, that:

THEREFORE, BE IT RESOLVED, by the City Council, to approve the May 20, 2025, Council Proceedings.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 06.135.25: City of Thief River Falls Bills, Disbursements and Council Per Diems

Presented as part of the Consent Agenda, Councilmember Michele McCraw introduced RESOLUTION 06.135.25, being seconded by Councilmember Kelly Langness, that:

THEREFORE, BE IT RESOLVED, by the City Council, to authorized payment of bills and disbursements in the total amount of \$1,690,180.76 and Council per diems in the total amount of \$1040.00. A printout of the approved payments and disbursements are attached and made a part hereof.

On vote being taken, the resolution passed unanimously.

RESOLUTION NO. 06.136.25: VFW Post 2793 Temporary Intoxicating Liquor and Temporary On-Sale Liquor License

Presented as part of the Consent Agenda, Council member Michele McCraw introduced RESOLUTION 06.136.25, being seconded by Councilmember Kelly Langness, that:

WHEREAS, The VFW Post 2793 has submitted a Permit for a 1-day to 4-day Temporary On-Sale Liquor and Temporary Intoxicating Liquor License Application for their July 26-27, 2025, parking lot party with a band. The event will be from 7:30 pm July 26, ending at 12:30 am July 27.

THEREFORE, BE IT RESOLVED Approve the VFW Post 2793 Temporary Intoxicating Liquor and Temporary On-Sale Liquor License.

On vote being taken, the resolution was unanimously passed.

NEW BUSINESS

RESOLUTION NO. 06.137.25: Approval of reclassifying 4 Administrative Positions

Following discussion, Councilmember Scott Pream introduced Resolution 06.137.25, being seconded by Councilmember Steve Narverud, that:

WHEREAS, After David Drown Associates Company (DDA) reviewed the HR Coordinator, IT Coordinator, Senior Billing Clerk, and Accountant job descriptions for reclassification, DDA would recommend grade 7 for all 4 positions. All 4 positions have an increase to impact the end results and the accountant also has increased autonomy and independence of actions.

THEREFORE, BE IT RESOLVED approve the reclassification of 4 Administrative positions effective June 4, 2025, with no retro payment. The following will be implemented:

Maps union: IT Coordinator, Joanne Olson is currently in Grade 6 and over step 8 at \$45.71 (\$3,656.45 Bi-weekly salary). She will be implemented into Grade 7 as a step 8 at \$46.57 (\$3,725.60 Bi-weekly salary).

Non-union: HR Coordinator, Les Backer is currently in Grade 6 step 5 at \$38.86 (\$3,108.80 Bi-weekly salary). He will be implemented into Grade 7 as a step 3 at \$39.80 (\$3,184.00 Bi-weekly salary) with his next step in May 2026.

Teamster 320 union: Senior Billing Clerk, Jeremy Treitline is currently in Grade 6 step 4 at \$37.54. He will be implemented into Grade 7 as step 2 at \$38.27 with his next step in August 2025.

Teamster 320 union: Accountant, Jenny Davis is currently in Grade 5 step 7 at \$38.52. She will be implemented into Grade 7 as a step 3 at \$39.80 with her next step January 2026.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 06.138.25: Approve Premises Permit Application for Goodridge Area Development

Following discussion, Councilmember Steve Narverud introduced Resolution 06.138.25, being seconded by Councilmember Scott Pream, that:

WHEREAS, Goodridge Area Development has been asked to supply their pull-tabs at the Schooner Bar & Grill replacing TRFAHA. The application and resolution is required by the State of Minnesota.

THEREFORE, BE IT RESOLVED approved the Gambling Premises Permit Application for Goodridge Area Development.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 06.139.25: Approve Liquor Store roof change request

Following discussion, Councilmember Julie Bolduc introduced Resolution 06.139.25, being seconded by Councilmember Michele McCraw, that:

WHEREAS, The Liquor Store roof has exceeded end of life use. It was expected that wet insulation would be detected and needed for replacement. After extensive analysis in pre-construction, it was determined that over 75% of insulation needed replacement and it would be more cost effective for full replacement.

THEREFORE, BE IT RESOLVED To approve the Liquor Store roof change request. The proposal is for the purchase and installation of new insulation for the entire surface area of the Municipal Liquor. Costs would be paid at the already agreed upon rates of the existing approved contract. These costs would be as follows:

Material & Delivery to site = \$40,000.00

1 Foreman + 6 works @ \$70.00/hr (onsite hours) = \$490.00/hour

Fuel = \$100.00/truck/day x 2 trucks = \$200.00/day

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 06.140.25: Resolution Rezoning General Agriculture District (AG) to Multi-Family Residential District (R4)

Following discussion, Councilmember Steve Narverud introduced Resolution 06.140.25, being seconded by Councilmember Jason Aarestad, that:

WHEREAS, Council made a motion at the last city council meeting approving the Edge rezoning request and adopted or incorporated the eight (8) factors that had been provided at the last meeting. This Resolution is merely documenting the Findings of Fact as part of the formal record related to said rezoning.

THEREFORE, BE IT RESOLVED the City of Thief River Falls hereby adopts the following as its Findings of Fact related to said Rezoning Request:

1. That the rezoning conforms to the Comprehensive Plan for the City, as well as, present land uses.

The Comp. Plan has been amended to allow high density R-4.

2. That the rezoning will not impede the normal and orderly development and improvement of surrounding property for uses predominant in the area.

You have a mixture of light industrial, commercial and township single-family. This is a great transitional development for the area. That R-4 is considered an orderly transition between residential and commercial.

3. That the rezoning will not adversely affect property values of adjacent landowners.

There is no proof that property values will be affected by multi-family, in fact, increased employment opportunities and the ongoing housing shortage may even increase home values.

4. That the rezoning will not impose other undue hardship on adjacent landowners such as noise, electrical display signs, odors, or other nuisances.

There will not be any electrical display signs, or odors, and noise has not been an issue with

current properties in the city that D.W. Jones own. Parking lot, lighting is on west side of apartment building and will minimize effect on adjacent landowners.

5. That necessary utilities be available to serve the use intended.

The utilities, water, sewer and electrical, are nearby and more than adequate to serve this area.

6. That additional public services needed by the rezoning be considered.

TRF Department heads were consulted on any increase in services. Most indicated no increase in services from the normal services provided. Based off call volumes across the city, the police chief estimates 10 calls per year.

7. That alternate areas previously zoned for the intended use be considered.

The challenge for TRF is that most of the developable land is owned by other developers waiting for the right market conditions to occur to build their developments. That is still years away as development in out state Minnesota is not occurring without subsidies. These landowners are not currently willing to sell.

8. That there is a public need for the proposed land use.

The housing study conducted in 2024 and the demand for employees by our business community clearly indicates that we need housing to be able to continue to grow as a community.

On vote being taken, the resolution was unanimously passed.

COUNCIL BOARDS AND COMMISSIONS REPORTS

- Narverud noted the Kiwana's picnic is scheduled June 24th at 5pm. Bike TRF will meet at the MEC parking lot at 5:30pm and ride to the picnic.

UPCOMING MEETINGS

- Public Utilities Committee Meeting - Monday, June 9 at 7 am in Room 101
- Public Safety Committee Meeting - Monday, June 9 at 4:30 pm in Room 101
- Administrative Services Committee Meeting - Tuesday, June 10 at 4:30 pm in Room 101
- Public Works Committee Meeting - Wednesday, June 11 at 4:30 pm in Room 101
- City Council Meeting - Tuesday, June 17 at 5:30 pm in Council Chambers

INFORMATIONAL ITEMS

- The **Summer Concert Series** at Floyd B. Olson Park begins tonight, June 3. Reminder the event will be held on Tuesdays this year. Entertainment begins at 7pm. In case of weather, back-up location is the Thief River Falls Eagles Club. Check for updates on Pioneer 90.1 Facebook page. June's performers include:
 - June 3 - John Vincent
 - June 10 - Lydia Rose
 - June 17 - TRFACT
 - June 24 - Robby Vee
- Reminder to join the staff at Falls Liquor on Thursday evenings for sample tastings - new samples every week!
- Reminder to residents, it's garbage bag handout week (June 2-June 6) for all TRF homeowners and renters. Pick up your garbage bags at the Street & Sanitation building located at 1121 Atlantic Ave N from 7 am - 5 pm.

Mayor Update

- Mike extended his appreciation to Wayne Johnson (Water Superintendent) for joining him during open line to give a detailed and expert explanation regarding the water letter that the public received.
- Mike thanked the electrical department for their assistance in hanging the flower baskets.
- Steve noted the Public Works department has been busy putting together equipment for Discovery Place. This week they plan to start work on potholes around town; starting with 1st Street, 6th Street, Greenwood then wards 1-5.

ADJOURNMENT

There being no further discussion, Councilmember Scott Pream motioned being seconded by Council member Kelly Langness to adjourn at 5:47 pm. On vote being taken, the Chair declared the motion unanimously carried.

Mayor Mike Lorenson

Attest: City Administrator Angela Philipp _____



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01419 - 06/03/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: MN ENERGY RESOURCES #0503307772-00005							
MN ENERGY RESOURCES #0...	5495875551	05/29/2025	690-4830-63890	Utilities Expense	MAY 2025 - GAS METER RE...		148.16
Vendor MN ENERGY RESOURCES #0503307772-00005 Total:							148.16
Vendor: NORTHWOODS LUMBER CO TRF							
NORTHWOODS LUMBER CO...	2504-075904	04/10/2025	100-4220-65200	Buildings and Structures	FORMICA TOP - 2025 BATH...		416.81
NORTHWOODS LUMBER CO...	2505-077293	05/09/2025	100-4194-62990	Misc. Operating Expense	10' PINE - ROOM 201 CABIN...		14.00
NORTHWOODS LUMBER CO...	2505-077834	05/19/2025	100-4510-62230	Building Maint & Repair	LUMBER - SIGNS		23.54
NORTHWOODS LUMBER CO...	2505-078347	05/29/2025	680-4840-62990	Misc. Operating Expense	SACRETE - SEWER REPAIR		56.34
Vendor NORTHWOODS LUMBER CO TRF Total:							510.69
Vendor: TOTAL REGISTER SYSTEMS							
TOTAL REGISTER SYSTEMS	2939	05/16/2025	610-4840-62420	Computer Equipment	5 COMPUTERS - 1 @ BACK ...		6,531.13
Vendor TOTAL REGISTER SYSTEMS Total:							6,531.13
Vendor: VESTIS							
VESTIS	2630427976	05/27/2025	620-4890-63030	Contracts Expense	05/27/25 LAUNDRY SERVICE		86.75
Vendor VESTIS Total:							86.75
Grand Total:							7,276.73

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	454.35
610 - LIQUOR DISPENSARY	6,531.13
620 - WATER UTILITY FUND	86.75
680 - WASTEWATER UTILITY FUND	56.34
690 - ELECTRIC UTILITY FUND	148.16
Grand Total:	7,276.73

Account Summary

Account Number	Account Name	Expense Amount
100-4194-62990	Misc. Operating Expense	14.00
100-4220-65200	Buildings and Structures	416.81
100-4510-62230	Building Maint & Repair	23.54
610-4840-62420	Computer Equipment	6,531.13
620-4890-63030	Contracts Expense	86.75
680-4840-62990	Misc. Operating Expense	56.34
690-4830-63890	Utilities Expense	148.16
Grand Total:		7,276.73

Project Account Summary

Project Account Key	Expense Amount
None	7,276.73
Grand Total:	7,276.73



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01412 - 06/02/25 ELECTRIC INVENTORY

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: DAKOTA SUPPLY GROUP							
DAKOTA SUPPLY GROUP	S104646806.002	05/08/2025	100-4194-65200	Buildings and Structures	RETURN CREDIT - MATERIA...		-109.40
DAKOTA SUPPLY GROUP	S104653676.001	04/28/2025	690-4840-62990	Misc. Operating Expense	DUCT SEAL		12.12
DAKOTA SUPPLY GROUP	S104656769.001	05/07/2025	690-4840-62990	Misc. Operating Expense	SPRAY PAINT - TRANSFORM...		121.70
DAKOTA SUPPLY GROUP	S104661620.001	04/30/2025	100-4194-65200	Buildings and Structures	FUSE - ELEVATOR UPGRADE		145.03
DAKOTA SUPPLY GROUP	S104676114.001	05/06/2025	100-4194-65200	Buildings and Structures	SUPPLIES - ELEVATOR UPGR...		234.96
DAKOTA SUPPLY GROUP	S104678558.001	05/05/2025	100-4194-65200	Buildings and Structures	PORTS - ELEVATOR UPGRADE		83.48
DAKOTA SUPPLY GROUP	S104685983.001	05/15/2025	690-4850-62360	Distribution Maint	BULL HORN - BRACKET		609.96
DAKOTA SUPPLY GROUP	S104686029.001	05/08/2025	100-4194-65200	Buildings and Structures	MATERIALS - ELEVATOR UP...		41.68
DAKOTA SUPPLY GROUP	S104686029.003	05/08/2025	100-4194-65200	Buildings and Structures	MATERIALS - ELEVATOR UP...		26.72
DAKOTA SUPPLY GROUP	S104689659.001	05/15/2025	690-14100	Inventory - Materials	Green #10 Thhn Stranded W...		179.33
DAKOTA SUPPLY GROUP	S104689659.001	05/15/2025	690-14100	Inventory - Materials	Black #10 Thhn Stranded Wi...		179.33
DAKOTA SUPPLY GROUP	S104689659.001	05/15/2025	690-14100	Inventory - Materials	3/4" EMT Set Screw Connec...		27.26
DAKOTA SUPPLY GROUP	S104715434.001	05/20/2025	100-4312-62230	Building Maint & Repair	COND		116.45
DAKOTA SUPPLY GROUP	S104715456.001	05/19/2025	100-4312-62230	Building Maint & Repair	FUSE		16.08
DAKOTA SUPPLY GROUP	S104719894.001	05/21/2025	630-4850-62230	Building Maint & Repair	4' LED LAMPS		388.92
DAKOTA SUPPLY GROUP	S104720751.001	05/20/2025	100-4194-65200	Buildings and Structures	LUMEN - ELEVATOR SHAFT		66.93
Vendor DAKOTA SUPPLY GROUP Total:							2,140.55
Vendor: ELAN FINANCIAL SERVICES							
ELAN FINANCIAL SERVICES	#P8143	03/14/2025	690-14100	Inventory - Materials	PADLOCKS		591.01
ELAN FINANCIAL SERVICES	18318	05/15/2025	690-14100	Inventory - Materials	Red Traffic Signal LED		196.00
ELAN FINANCIAL SERVICES	P8143	03/05/2025	690-4840-62990	Misc. Operating Expense	CREDIT REVERSAL - 500 TR...		-591.01
Vendor ELAN FINANCIAL SERVICES Total:							196.00
Vendor: STUART C IRBY CO							
STUART C IRBY CO	s01424848.001	05/22/2025	690-14100	Inventory - Materials	2" X 10' U-GUARD		182.12
Vendor STUART C IRBY CO Total:							182.12
Vendor: T & R ELECTRIC SUPPLY CO INC							
T & R ELECTRIC SUPPLY CO ...	182194	04/16/2025	690-14100	Inventory - Materials	3 PHASE T&R 75 KVA 240/1...		4,214.42
T & R ELECTRIC SUPPLY CO ...	182194	04/16/2025	690-14100	Inventory - Materials	3 PHASE T&R 500 KVA 480Y...		8,015.63
T & R ELECTRIC SUPPLY CO ...	182419	05/01/2025	690-14100	Inventory - Materials	T&R 112.5 208Y/120 #DAT0...		4,574.17
T & R ELECTRIC SUPPLY CO ...	182419	05/01/2025	690-14100	Inventory - Materials	T&R 150 208Y/120 #14414 ...		4,882.14
T & R ELECTRIC SUPPLY CO ...	182419	05/01/2025	690-14100	Inventory - Materials	T&R 75 240/120 #89E36865...		4,219.42
Vendor T & R ELECTRIC SUPPLY CO INC Total:							25,905.78

Council Approval Register

Packet: APPKT01412 - 06/02/25 ELECTRIC INVENTORY

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: WEG TRANSFORMERS USA LLC							
WEG TRANSFORMERS USA ...	2341633	05/08/2025	690-14100	Inventory - Materials	Weg 1000KVA 480Y/277 #2...		53,940.00
Vendor WEG TRANSFORMERS USA LLC Total:							53,940.00
Grand Total:							82,364.45

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	621.93
630 - ARENAS - OAK VIEW GROUP	388.92
690 - ELECTRIC UTILITY FUND	81,353.60
Grand Total:	82,364.45

Account Summary

Account Number	Account Name	Expense Amount
100-4194-65200	Buildings and Structures	489.40
100-4312-62230	Building Maint & Repair	132.53
630-4850-62230	Building Maint & Repair	388.92
690-14100	Inventory - Materials	81,200.83
690-4840-62990	Misc. Operating Expense	-457.19
690-4850-62360	Distribution Maint	609.96
Grand Total:		82,364.45

Project Account Summary

Project Account Key	Expense Amount
None	82,364.45
Grand Total:	82,364.45



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01415 - 06/01/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: BRIAN MOYER							
BRIAN MOYER	1227	04/10/2025	100-4510-63030	Contracts Expense	TREE REMOVEL SERVICES		1,500.00
BRIAN MOYER	1238	05/17/2025	100-4510-63030	Contracts Expense	TREE REMOVAL / STUMP GR...		450.00
BRIAN MOYER	1239	05/17/2025	820-4890-63030	Contracts Expense	TREE REMOVAL SERVICES		1,500.00
						Vendor BRIAN MOYER Total:	3,450.00
Vendor: CHRISTENSEN ENTERTAINMENT							
CHRISTENSEN ENTERTAINM...	06 10 25	06/02/2025	100-4510-63033	Music in the Park	GAZEBO ENTERTAINMENT ...		1,400.00
						Vendor CHRISTENSEN ENTERTAINMENT Total:	1,400.00
Vendor: JOHN VINCENT							
JOHN VINCENT	06 03 25	06/02/2025	100-4510-63033	Music in the Park	GAZEBO ENTERTAINMENT ...		1,200.00
						Vendor JOHN VINCENT Total:	1,200.00
Vendor: KENNETH HOLWEGER							
KENNETH HOLWEGER	07 01 25	06/02/2025	100-4510-63033	Music in the Park	GAZEBO ENTERTAINMENT ...		1,200.00
						Vendor KENNETH HOLWEGER Total:	1,200.00
Vendor: ROBERT VELLINE							
ROBERT VELLINE	06 24 25	06/02/2025	100-4510-63033	Music in the Park	GAZEBO ENTERTAINMENT ...		2,000.00
						Vendor ROBERT VELLINE Total:	2,000.00
Vendor: THIEF RIVER FALLS AREA COMMUNITY THEATER							
THIEF RIVER FALLS AREA C...	06 17 25	06/02/2025	100-4510-63033	Music in the Park	GAZEBO ENTERTAINMENT ...		2,000.00
						Vendor THIEF RIVER FALLS AREA COMMUNITY THEATER Total:	2,000.00
Vendor: VERIZON WIRELESS #786782900							
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4110-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		336.12
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4150-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		134.17
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4192-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		40.01
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4194-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.39
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4210-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		703.63
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4510-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		82.78
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4650-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.39
VERIZON WIRELESS #78678...	6114115002	05/21/2025	100-4660-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.39
VERIZON WIRELESS #78678...	6114115002	05/21/2025	610-4830-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.39
VERIZON WIRELESS #78678...	6114115002	05/21/2025	620-4830-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		122.79
VERIZON WIRELESS #78678...	6114115002	05/21/2025	650-4830-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.66
VERIZON WIRELESS #78678...	6114115002	05/21/2025	680-4830-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.39
VERIZON WIRELESS #78678...	6114115002	05/21/2025	690-4830-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		165.56

Council Approval Register

Packet: APPKT01415 - 06/01/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
VERIZON WIRELESS #78678...	6114115002	05/21/2025	820-4830-63210	Communication Expense	MAY / JUN 2025 - WIRELESS...		41.39
Vendor VERIZON WIRELESS #786782900 Total:							1,875.06
Grand Total:							13,125.06

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	11,170.88
610 - LIQUOR DISPENSARY	41.39
620 - WATER UTILITY FUND	122.79
650 - TOURIST PARK - OAK VIEW GROUP	41.66
680 - WASTEWATER UTILITY FUND	41.39
690 - ELECTRIC UTILITY FUND	165.56
820 - GREENWOOD CEMETERY FUND	1,541.39
Grand Total:	13,125.06

Account Summary

Account Number	Account Name	Expense Amount
100-4110-63210	Communication Expense	336.12
100-4150-63210	Communication Expense	134.17
100-4192-63210	Communication Expense	40.01
100-4194-63210	Communication Expense	41.39
100-4210-63210	Communication Expense	703.63
100-4510-63030	Contracts Expense	1,950.00
100-4510-63033	Music in the Park	7,800.00
100-4510-63210	Communication Expense	82.78
100-4650-63210	Communication Expense	41.39
100-4660-63210	Communication Expense	41.39
610-4830-63210	Communication Expense	41.39
620-4830-63210	Communication Expense	122.79
650-4830-63210	Communication Expense	41.66
680-4830-63210	Communication Expense	41.39
690-4830-63210	Communication Expense	165.56
820-4830-63210	Communication Expense	41.39
820-4890-63030	Contracts Expense	1,500.00
Grand Total:		13,125.06

Project Account Summary

Project Account Key	Expense Amount
None	13,125.06
Grand Total:	13,125.06



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01414 - 05/30/25 DIRECT PAYABLES / MAMAVA

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: MAMAVA INC MAMAVA INC	INV002763	05/30/2025	100-4110-65800	Misc Equipment	XL MAMAA POD		25,200.00
						Vendor MAMAVA INC Total:	25,200.00
						Grand Total:	25,200.00

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	25,200.00
Grand Total:	25,200.00

Account Summary

Account Number	Account Name	Expense Amount
100-4110-65800	Misc Equipment	25,200.00
Grand Total:		25,200.00

Project Account Summary

Project Account Key	Expense Amount
None	25,200.00
Grand Total:	25,200.00



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01413 - 5/30/25 WEX PAYABLE

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: WEX HEALTH INC							
WEX HEALTH INC	INV0001657	05/30/2025	740-20300	Flex Payroll Deductions	FSA Flex Reimbursement		60.00
Vendor WEX HEALTH INC Total:							60.00
Grand Total:							60.00

Fund Summary

Fund	Expense Amount
740 - TRF HEALTH INSURANCE FUND	60.00
Grand Total:	60.00

Account Summary

Account Number	Account Name	Expense Amount
740-20300	Flex Payroll Deductions	60.00
Grand Total:		60.00

Project Account Summary

Project Account Key	Expense Amount
None	60.00
Grand Total:	60.00



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01408 - 05/29/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: CAPITAL ONE							
CAPITAL ONE	1662763863	05/19/2025	100-4194-62990	Misc. Operating Expense	05/19/25 STMT - MISC CLE...		67.26
CAPITAL ONE	1662763863	05/19/2025	100-4210-62990	Misc. Operating Expense	05/19/25 STMT - BATTERIES		84.27
CAPITAL ONE	1662763863	05/19/2025	100-4315-62210	Equipment Maint & Repair	05/19/25 STMT - ANTENNA ...		35.32
CAPITAL ONE	1662763863	05/19/2025	100-4315-62210	Equipment Maint & Repair	05/19/25 STMT - CORDING		10.00
CAPITAL ONE	1662763863	05/19/2025	100-4510-62990	Misc. Operating Expense	05/19/25 STMT - TOILET TIS...		46.48
CAPITAL ONE	1662763863	05/19/2025	100-4510-62990	Misc. Operating Expense	05/19/25 STMT - CLEANING...		29.42
CAPITAL ONE	1662763863	05/19/2025	100-4550-62990	Misc. Operating Expense	05/19/25 STMT - MISC CLE...		28.34
CAPITAL ONE	1662763863	05/19/2025	100-4560-62990	Misc. Operating Expense	05/19/25 STMT - MISC CLE...		12.68
CAPITAL ONE	1662763863	05/19/2025	620-4840-62990	Misc. Operating Expense	05/19/25 STMT - WTP SUPP...		57.52
CAPITAL ONE	1662763863	05/19/2025	690-4840-62990	Misc. Operating Expense	05/19/25 STMT - SUNSCRE...		45.32
Vendor CAPITAL ONE Total:							416.61
Vendor: ELAN FINANCIAL SERVICES							
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4110-62990	Misc. Operating Expense	APR/MAY 2025 STMT - FR...		38.35
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4110-64400	Travel, Conference, School	APR/MAY 2025 STMT - REG ...		340.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4110-64400	Travel, Conference, School	APR/MAY 2025 STMT - REG ...		180.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4150-64400	Travel, Conference, School	APR/MAY 2025 STMT - LOD...		921.93
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4194-65200	Buildings and Structures	APR/MAY 2025 STMT - ELEC...		36.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4210-62990	Misc. Operating Expense	APR/MAY 2025 STMT - CRE...		-25.01
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4210-63320	Training Expense	APR/MAY 2025 STMT - LOD...		508.84
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4210-63320	Training Expense	APR/MAY 2025 STMT - REG ...		75.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4210-63320	Training Expense	APR/MAY 2025 STMT - POST..		180.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4210-63320	Training Expense	APR/MAY 2025 STMT - LOD...		177.94
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4210-64330	Dues and Subscriptions	APR/MAY 2025 STMT - NTO...		35.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4312-62400	Small Tools and Minor Equip	APR/MAY 2025 STMT - JUM...		280.90
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4315-62010	Office Supplies	APR/MAY 2025 STMT - MAY...		13.49
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4510-62210	Equipment Maint & Repair	APR/MAY 2025 STMT - POLE..		39.91
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4670-62990	Misc. Operating Expense	APR/MAY 2025 STMT - CL O...		22.40
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4670-62990	Misc. Operating Expense	APR/MAY 2025 STMT - WEL...		22.40
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	100-4670-62990	Misc. Operating Expense	APR/MAY 2025 STMT - WEL...		242.77
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	620-4840-62010	Office Supplies	APR/MAY 2025 STMT - MAY...		31.48
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	620-4890-64400	Travel, Conference, School	APR/MAY 2025 STMT - LOD...		375.18
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	620-4890-64400	Travel, Conference, School	APR/MAY 2025 STMT - LOD...		375.18
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	680-4840-62010	Office Supplies	APR/MAY 2025 STMT - MAY...		9.00
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	690-4840-62010	Office Supplies	APR/MAY 2025 STMT - MAY...		35.98
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	690-4850-62210	Equipment Maint & Repair	APR/MAY 2025 STMT - PAR...		155.46

Council Approval Register

Packet: APPKT01408 - 05/29/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
ELAN FINANCIAL SERVICES	APR/MAY STMT	05/27/2025	690-4890-64400	Travel, Conference, School	APR/MAY 2025 STMT - LOD...		297.16
Vendor ELAN FINANCIAL SERVICES Total:							4,369.36
Vendor: FYNBOH CONSTRUCTION INC							
FYNBOH CONSTRUCTION INC	2484	05/20/2025	520-4680-65920	Work in Process - Eng/Arch...	REA STEPS & SIDEWALK		98,189.86
Vendor FYNBOH CONSTRUCTION INC Total:							98,189.86
Vendor: GUARDIAN PEST SOLUTIONS INC							
GUARDIAN PEST SOLUTIONS..	2649813	03/19/2025	100-4550-63030	Contracts Expense	MAR 2025 - PEST CONTROL ...		58.78
GUARDIAN PEST SOLUTIONS..	2649815	03/19/2025	100-4194-63030	Contracts Expense	MAR 2025 - PEST CONTROL ...		58.78
Vendor GUARDIAN PEST SOLUTIONS INC Total:							117.56
Vendor: MAVERICK WINE							
MAVERICK WINE	#INV1599521	05/09/2025	610-4810-62510	Liquor for Resale	LIQUOR		545.49
MAVERICK WINE	#INV1599521	05/09/2025	610-4810-62530	Wine for Resale	WINE		1,007.94
MAVERICK WINE	#INV1599521	05/09/2025	610-4810-62610	Freight In (Liquor)	FREIGHT		35.00
MAVERICK WINE	#INV1603446	05/14/2025	610-4810-62530	Wine for Resale	WINE		288.00
MAVERICK WINE	#INV1603446	05/14/2025	610-4810-62610	Freight In (Liquor)	FREIGHT		10.50
Vendor MAVERICK WINE Total:							1,886.93
Vendor: MN ENERGY RESOURCES #0503090429-00002							
MN ENERGY RESOURCES #0...	5480330504	05/15/2025	100-4312-63890	Utilities Expense	APR 2025 - GAS METER REA...		189.54
MN ENERGY RESOURCES #0...	5480330504	05/15/2025	100-4315-63890	Utilities Expense	APR 2025 - GAS METER REA...		102.59
MN ENERGY RESOURCES #0...	5480330504	05/15/2025	100-4510-63890	Utilities Expense	APR 2025 - GAS METER REA...		43.97
MN ENERGY RESOURCES #0...	5480330504	05/15/2025	100-4510-63890	Utilities Expense	APR 2025 - GAS METER REA...		21.38
Vendor MN ENERGY RESOURCES #0503090429-00002 Total:							357.48
Vendor: RED LAKE ELECTRIC COOP INC							
RED LAKE ELECTRIC COOP I...	APR 2025	04/30/2025	680-4830-63890	Utilities Expense	APR 2025 - ELECTRIC READI...		182.88
Vendor RED LAKE ELECTRIC COOP INC Total:							182.88
Vendor: SOUTHERN GLAZERS OF MN							
SOUTHERN GLAZERS OF MN	2610355	04/10/2025	610-4810-62530	Wine for Resale	WINE		1,560.00
Vendor SOUTHERN GLAZERS OF MN Total:							1,560.00
Vendor: T R F CONVENTION &							
T R F CONVENTION &	APR 2025	05/29/2025	100-4670-63030	Contracts Expense	APR 2025 - LODGING TAX		7,540.32
Vendor T R F CONVENTION & Total:							7,540.32
Vendor: TK ELEVATOR CORP							
TK ELEVATOR CORP	1000695912	05/21/2025	100-4194-65200	Buildings and Structures	ELEVATOR UPGRADE INSTA...		19,091.41
Vendor TK ELEVATOR CORP Total:							19,091.41
Vendor: U S POSTMASTER							
U S POSTMASTER	JUN 2025	05/29/2025	100-4315-62010	Office Supplies	POSTAGE - JUN 2025 UTILIT...		289.48
U S POSTMASTER	JUN 2025	05/29/2025	620-4840-62010	Office Supplies	POSTAGE - JUN 2025 UTILIT...		675.44
U S POSTMASTER	JUN 2025	05/29/2025	680-4840-62010	Office Supplies	POSTAGE - JUN 2025 UTILIT...		192.99

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Packet: APPKT01408 - 05/29/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
U S POSTMASTER	JUN 2025	05/29/2025	690-4840-62010	Office Supplies	POSTAGE - JUN 2025 UTILIT...		771.94
						Vendor U S POSTMASTER Total:	1,929.85
						Grand Total:	135,642.26

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	30,799.94
520 - 2018 ARENA PROJECT	98,189.86
610 - LIQUOR DISPENSARY	3,446.93
620 - WATER UTILITY FUND	1,514.80
680 - WASTEWATER UTILITY FUND	384.87
690 - ELECTRIC UTILITY FUND	1,305.86
Grand Total:	135,642.26

Account Summary

Account Number	Account Name	Expense Amount
100-4110-62990	Misc. Operating Expense	38.35
100-4110-64400	Travel, Conference, Sch...	520.00
100-4150-64400	Travel, Conference, Sch...	921.93
100-4194-62990	Misc. Operating Expense	67.26
100-4194-63030	Contracts Expense	58.78
100-4194-65200	Buildings and Structures	19,127.41
100-4210-62990	Misc. Operating Expense	59.26
100-4210-63320	Training Expense	941.78
100-4210-64330	Dues and Subscriptions	35.00
100-4312-62400	Small Tools and Minor E...	280.90
100-4312-63890	Utilities Expense	189.54
100-4315-62010	Office Supplies	302.97
100-4315-62210	Equipment Maint & Repa..	45.32
100-4315-63890	Utilities Expense	102.59
100-4510-62210	Equipment Maint & Repa..	39.91
100-4510-62990	Misc. Operating Expense	75.90
100-4510-63890	Utilities Expense	65.35
100-4550-62990	Misc. Operating Expense	28.34
100-4550-63030	Contracts Expense	58.78
100-4560-62990	Misc. Operating Expense	12.68
100-4670-62990	Misc. Operating Expense	287.57
100-4670-63030	Contracts Expense	7,540.32
520-4680-65920	Work in Process - Eng/Ar...	98,189.86
610-4810-62510	Liquor for Resale	545.49
610-4810-62530	Wine for Resale	2,855.94
610-4810-62610	Freight In (Liquor)	45.50
620-4840-62010	Office Supplies	706.92
620-4840-62990	Misc. Operating Expense	57.52
620-4890-64400	Travel, Conference, Sch...	750.36
680-4830-63890	Utilities Expense	182.88
680-4840-62010	Office Supplies	201.99
690-4840-62010	Office Supplies	807.92

Account Summary

Account Number	Account Name	Expense Amount
690-4840-62990	Misc. Operating Expense	45.32
690-4850-62210	Equipment Maint & Repa..	155.46
690-4890-64400	Travel, Conference, Sch...	297.16
Grand Total:		135,642.26

Project Account Summary

Project Account Key	Expense Amount
None	135,642.26
Grand Total:	135,642.26



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01426 - 06/17/25 COUNCIL MEETING

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: ACE HARDWARE							
ACE HARDWARE	183427	05/07/2025	100-4150-62010	Office Supplies	BATTERIES - AAA		9.99
ACE HARDWARE	183837	05/14/2025	100-4194-62990	Misc. Operating Expense	MOUNTING TAPE		17.18
ACE HARDWARE	183851	05/14/2025	100-4220-62210	Equipment Maint & Repair	CONNECTOR - REPAIR EXTE...		9.61
ACE HARDWARE	183928	05/15/2025	100-4510-62230	Building Maint & Repair	LIGHT BULBS		16.99
ACE HARDWARE	184159	05/19/2025	620-4850-62220	Plant Equip Maint & Repair	TUBING		4.35
ACE HARDWARE	184341	05/21/2025	690-4850-62350	Power Plant/Dam Maint	CAULK		7.98
ACE HARDWARE	184350	05/21/2025	100-4194-62990	Misc. Operating Expense	MOUNTING SCREWS		12.23
ACE HARDWARE	184409	05/22/2025	100-4510-62230	Building Maint & Repair	FASTENER - SHELTER		9.98
ACE HARDWARE	184471	05/23/2025	100-4220-62210	Equipment Maint & Repair	PLUMBING SUPPLIES - BAT...		32.22
ACE HARDWARE	184581	05/27/2025	100-4550-62990	Misc. Operating Expense	NYLON ROPE / HOOKS - FL...		35.40
ACE HARDWARE	184581	05/27/2025	100-4560-62230	Building Maint & Repair	PAINT BRUSHES		15.48
ACE HARDWARE	184607	05/27/2025	100-4194-62990	Misc. Operating Expense	ROPE - FLAG POLE		44.25
ACE HARDWARE	184797	05/29/2025	100-4194-62990	Misc. Operating Expense	MASONRY DRILL BITS		20.98
ACE HARDWARE	184897	05/30/2025	100-4510-62240	Department Maint & Repair	FLAG POLE REPAIR		79.41
Vendor ACE HARDWARE Total:							316.05
Vendor: ANTHONY D HORACHEK							
ANTHONY D HORACHEK	AH001	06/10/2025	100-4225-64400	Travel, Conference, School	2025 FIREFIGHTER TRAININ...		1,050.00
Vendor ANTHONY D HORACHEK Total:							1,050.00
Vendor: ANTHONY HORACHEK							
ANTHONY HORACHEK	REIMB 06 09 25	06/09/2025	100-4220-62880	Personal Protective Equipm...	REIMBURSE - SAFETY TOED ...		150.00
Vendor ANTHONY HORACHEK Total:							150.00
Vendor: AQUA PURE INC							
AQUA PURE INC	TRFMN060225	05/31/2025	620-4840-62160	Chemicals	CHEMICALS		12,427.09
Vendor AQUA PURE INC Total:							12,427.09
Vendor: BENJAMIN TURESON							
BENJAMIN TURESON	REIMB 05 23 25	05/23/2025	100-4210-63320	Training Expense	REIMBURSE - MEALS / MSA...		12.48
BENJAMIN TURESON	REIMB 05 23 25	05/23/2025	100-4210-63320	Training Expense	REIMBURSE - GASOLINE / M...		33.00
Vendor BENJAMIN TURESON Total:							45.48
Vendor: BRIAN J JACOBSON							
BRIAN J JACOBSON	BJ003	06/10/2025	100-4225-64400	Travel, Conference, School	2025 FIREFIGHTER TRAININ...		1,110.00
Vendor BRIAN J JACOBSON Total:							1,110.00
Vendor: BRIAN MOYER							
BRIAN MOYER	1248	06/09/2025	100-4510-63030	Contracts Expense	TREE & STUMP REMOVAL S...		760.00
BRIAN MOYER	1249	06/09/2025	100-4510-63030	Contracts Expense	TREE & STUMP REMOVAL S...		2,288.00

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Packet: APPKT01426 - 06/17/25 COUNCIL MEETING

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
BRIAN MOYER	1250	06/09/2025	820-4890-63030	Contracts Expense	STUMP REMOVAL		468.00
Vendor BRIAN MOYER Total:							3,516.00
Vendor: COAST TO COAST CALIBRATIONS INC							
COAST TO COAST CALIBRAT...	0147657	04/29/2025	620-4840-62170	Field Supplies	CALIBRATE / CLEAN / ADJ S...		201.00
Vendor COAST TO COAST CALIBRATIONS INC Total:							201.00
Vendor: COLE PAPERS INC							
COLE PAPERS INC	10570732	05/01/2025	610-4850-62230	Building Maint & Repair	FLOOR CLEANER / FLOOR FI...		242.80
COLE PAPERS INC	10575037	05/06/2025	610-4840-62140	Off Sale Supplies	LIQUOR BAGS		125.16
COLE PAPERS INC	10575795	05/08/2025	100-4194-62990	Misc. Operating Expense	PAPER TOWELS		74.36
COLE PAPERS INC	10578995	05/15/2025	100-4550-62990	Misc. Operating Expense	PAPER TOWELS		90.83
COLE PAPERS INC	10578995	05/15/2025	100-4560-62990	Misc. Operating Expense	PAPER TOWELS		90.83
COLE PAPERS INC	10579115	05/16/2025	610-4850-62230	Building Maint & Repair	EASY TRAP SHEETS		140.86
COLE PAPERS INC	10579453	05/29/2025	690-4840-62990	Misc. Operating Expense	BUFFER PAD		25.70
COLE PAPERS INC	10583164	05/29/2025	620-4840-62990	Misc. Operating Expense	WTP SUPPLIES		357.16
COLE PAPERS INC	10584497	05/30/2025	610-4850-62230	Building Maint & Repair	EASY TRAP		62.33
Vendor COLE PAPERS INC Total:							1,210.03
Vendor: CRAIG WILLIAMS							
CRAIG WILLIAMS	REIMB 05 22 25	05/30/2025	100-4210-63320	Training Expense	REIMBURSE - MEALS EXP / ...		57.06
Vendor CRAIG WILLIAMS Total:							57.06
Vendor: CUBIC DIGITAL INTELLIGENCE INC							
CUBIC DIGITAL INTELLIGEN...	90202561	06/04/2025	100-4210-63020	Computer Maintenance & li...	1 YEAR SUBSCRIPTION FEE		1,870.00
Vendor CUBIC DIGITAL INTELLIGENCE INC Total:							1,870.00
Vendor: DDA HUMAN RESOURCES INC							
DDA HUMAN RESOURCES I...	00000994	06/02/2025	100-4670-63030	Contracts Expense	PROF CONSULTING SRVCS - ...		800.00
Vendor DDA HUMAN RESOURCES INC Total:							800.00
Vendor: DIGI KEY CORPORATION							
DIGI KEY CORPORATION	112509701	05/09/2025	690-4840-62990	Misc. Operating Expense	BATTERIES - 9V / COIN		42.19
Vendor DIGI KEY CORPORATION Total:							42.19
Vendor: EVANS SCRAP AND STEEL INC							
EVANS SCRAP AND STEEL INC	02249010	05/02/2025	620-4840-62990	Misc. Operating Expense	WRENCH REPAIR		19.80
EVANS SCRAP AND STEEL INC	02249114	05/20/2025	100-4315-62210	Equipment Maint & Repair	BRACKET - GARBAGE TRUCK		46.48
Vendor EVANS SCRAP AND STEEL INC Total:							66.28
Vendor: FARMERS GRAIN LLC							
FARMERS GRAIN LLC	153787	05/22/2025	100-4510-62240	Department Maint & Repair	HAT TRICK		348.65
Vendor FARMERS GRAIN LLC Total:							348.65
Vendor: FASTENAL COMPANY							
FASTENAL COMPANY	mnros136278	05/19/2025	820-4840-62990	Misc. Operating Expense	MISC SUPPLIES		58.06
FASTENAL COMPANY	MNROS36291	05/21/2025	100-4510-62210	Equipment Maint & Repair	STOCK		47.24
Vendor FASTENAL COMPANY Total:							105.30

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Packet: APPKT01426 - 06/17/25 COUNCIL MEETING

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: FLEET SUPPLY							
FLEET SUPPLY	155749	05/15/2025	680-4840-62990	Misc. Operating Expense	JETTING GLOVES		46.72
FLEET SUPPLY	156205	05/30/2025	690-4840-62990	Misc. Operating Expense	GRASS SEED		79.99
FLEET SUPPLY	36101	05/05/2025	680-4840-62990	Misc. Operating Expense	JETTING GLOVES		12.74
FLEET SUPPLY	36158	05/07/2025	100-4650-62880	Personal Protective Equipm...	HI VIZ VEST		14.99
FLEET SUPPLY	36295	05/12/2025	680-4840-62880	Personal Protective Equipm...	JETTING GLOVES		18.69
FLEET SUPPLY	36366	05/15/2025	690-4840-62990	Misc. Operating Expense	CANDY / FLAG POLE CLIP		19.57
FLEET SUPPLY	36378	05/16/2025	100-4510-62210	Equipment Maint & Repair	RAKES		23.98
FLEET SUPPLY	36439	05/19/2025	680-4840-62990	Misc. Operating Expense	J BOLT - '23 DODGE		1.64
FLEET SUPPLY	36443	05/19/2025	620-4840-62890	Uniforms/ID Clothing	UNIFORM PANTS - WALLACE..		257.49
FLEET SUPPLY	36719	05/29/2025	100-4510-62240	Department Maint & Repair	STALL MAT - PLAYGROUND		200.97
Vendor FLEET SUPPLY Total:							676.78
Vendor: GALLS LLC							
GALLS LLC	031448637	05/27/2025	100-4210-62890	Uniforms/ID Clothing	BADGES		189.79
GALLS LLC	031472037	05/29/2025	100-4210-62880	Personal Protective Equipm...	HANDCUFFS		153.27
Vendor GALLS LLC Total:							343.06
Vendor: GOPHER STATE ONE CALL							
GOPHER STATE ONE CALL	5050796	05/31/2025	690-4850-62360	Distribution Maint	MAY 2025 - BILLABLE LOCA...		201.15
Vendor GOPHER STATE ONE CALL Total:							201.15
Vendor: GRAND FORKS FIRE EQUIPMENT LLC							
GRAND FORKS FIRE EQUIP...	43745	06/02/2025	100-4550-62990	Misc. Operating Expense	FIRE EXTINGUISHERS		77.15
GRAND FORKS FIRE EQUIP...	43745	06/02/2025	100-4560-62990	Misc. Operating Expense	FIRE EXTINGUISHERS		57.85
Vendor GRAND FORKS FIRE EQUIPMENT LLC Total:							135.00
Vendor: GRAYMONT WESTERN CANADA INC							
GRAYMONT WESTERN CAN...	3-436839 RI	06/04/2025	620-4840-62160	Chemicals	BULK PEBBLED QUICKLIME		10,124.64
Vendor GRAYMONT WESTERN CANADA INC Total:							10,124.64
Vendor: GREGORY STEPHEN HUFNAGLE							
GREGORY STEPHEN HUFNA...	167	06/01/2025	100-4194-65200	Buildings and Structures	INSTALL & PAINT - CONF R...		332.50
GREGORY STEPHEN HUFNA...	167	06/01/2025	100-4240-63030	Contracts Expense	PROF SRVCS - MAY 2025 BU...		11,052.35
Vendor GREGORY STEPHEN HUFNAGLE Total:							11,384.85
Vendor: H & S MFG INC							
H & S MFG INC	94339	05/27/2025	520-4680-65920	Work in Process - Eng/Arch...	HANDRAILS - REA		20,250.00
Vendor H & S MFG INC Total:							20,250.00
Vendor: HAWKINS INC							
HAWKINS INC	7065258	05/13/2025	620-4840-62160	Chemicals	CHEMICALS		5,734.00
HAWKINS INC	7081304	05/28/2025	620-4840-62160	Chemicals	CHEMICALS		548.80
HAWKINS INC	7082165	05/21/2025	620-4850-62200	System Expense	CHLORINE FEEDER REPLACED		2,751.64
HAWKINS INC	7083561	05/27/2025	620-4850-62220	Plant Equip Maint & Repair	CHLORINE FEEDER REPLACED		2,760.60
Vendor HAWKINS INC Total:							11,795.04

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Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: HAZEL BLUE FURNITURE							
HAZEL BLUE FURNITURE	68534	05/22/2025	100-4220-65200	Buildings and Structures	2025 IMP PRJ - FIREHALL BA...		533.69
Vendor HAZEL BLUE FURNITURE Total:							533.69
Vendor: HEARING ON MAIN							
HEARING ON MAIN	17605	04/21/2025	100-4210-62990	Misc. Operating Expense	EMPLOYMENT SCREENING		45.00
Vendor HEARING ON MAIN Total:							45.00
Vendor: HUBERTS OUTDOOR POWER							
HUBERTS OUTDOOR POWER	97269	05/07/2025	690-4850-62350	Power Plant/Dam Maint	BATTERY - LAWN MOWER		299.99
Vendor HUBERTS OUTDOOR POWER Total:							299.99
Vendor: ICON ARCHITECTURAL GROUP LLC							
ICON ARCHITECTURAL GRO...	20250191	05/31/2025	100-4671-62200	System Expense	PROF SRVCS - LIBRARY REST...		780.00
Vendor ICON ARCHITECTURAL GROUP LLC Total:							780.00
Vendor: IHLE SPARBY AND HAASE PA							
IHLE SPARBY AND HAASE PA	05091	06/01/2025	100-4160-63040	Legal Fees	MAY 2025 - CONTRACT SER...		2,700.00
IHLE SPARBY AND HAASE PA	05092	06/01/2025	100-4160-63040	Legal Fees	MAY 2025 - CRIMINAL SERV...		5,450.00
Vendor IHLE SPARBY AND HAASE PA Total:							8,150.00
Vendor: INTERSTATE BILLING SERVICE							
INTERSTATE BILLING SERVICE	34036G	04/29/2025	100-4312-62210	Equipment Maint & Repair	SENSOR KIT		475.82
INTERSTATE BILLING SERVICE	34052G	04/30/2025	670-4850-62210	Equipment Maint & Repair	ROLLER TRA & PARTS		721.79
Vendor INTERSTATE BILLING SERVICE Total:							1,197.61
Vendor: LEE PLUMBING & HEATING INC							
LEE PLUMBING & HEATING ...	33088712	05/06/2025	100-4510-62230	Building Maint & Repair	PUSH TOP FAUCET		699.90
Vendor LEE PLUMBING & HEATING INC Total:							699.90
Vendor: LESLIE MICHAEL COTA							
LESLIE MICHAEL COTA	694710	06/01/2025	670-4890-63030	Contracts Expense	GRASS MOWING SERVICES - ..		2,025.00
Vendor LESLIE MICHAEL COTA Total:							2,025.00
Vendor: MARK PAULSON							
MARK PAULSON	REIMB 06 09 25	06/11/2025	100-4312-62880	Personal Protective Equipm...	REIMBURSE SAFETY TOED F...		100.00
Vendor MARK PAULSON Total:							100.00
Vendor: MCFOA							
MCFOA	02415	06/02/2025	100-4150-64330	Dues and Subscriptions	2025/2026 MEMBERSHIP D...		50.00
MCFOA	02597	06/03/2025	100-4150-64330	Dues and Subscriptions	2025/2026 MEMBERSHIP D...		50.00
Vendor MCFOA Total:							100.00
Vendor: MIKES AUTOMOTIVE CENTER INC							
MIKES AUTOMOTIVE CENTE...	8378	05/22/2025	100-4510-62210	Equipment Maint & Repair	TIRE REPAIR / TIRE		189.39
MIKES AUTOMOTIVE CENTE...	8394	05/27/2025	100-4510-62210	Equipment Maint & Repair	TIRE		189.39
Vendor MIKES AUTOMOTIVE CENTER INC Total:							378.78
Vendor: MN DPT OF AGRICULTURE							
MN DPT OF AGRICULTURE	2026	06/10/2025	610-4890-64370	Taxes and Licenses	2026 FOOD HANDLERS LICE...		82.00
Vendor MN DPT OF AGRICULTURE Total:							82.00

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Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: MN DPT OF COMMERCE							
MN DPT OF COMMERCE	1000053539	06/10/2025	690-4890-68880	Conservation Program	1ST QTR FY 2026 INDERECT ...		3,110.90
Vendor MN DPT OF COMMERCE Total:							3,110.90
Vendor: MN DPT OF HEALTH							
MN DPT OF HEALTH	2ND QTR 2025	06/10/2025	620-4890-64370	Taxes and Licenses	2ND QTR 2025 ENDING 06/...		8,512.00
Vendor MN DPT OF HEALTH Total:							8,512.00
Vendor: MN STATE COMM & TECH COLLEGE							
MN STATE COMM & TECH ...	040161	04/02/2025	100-4220-64400	Travel, Conference, School	PETSCHAL TRAINING		160.00
MN STATE COMM & TECH ...	CI0000008457	04/27/2025	100-4220-64400	Travel, Conference, School	HAZMAT TRAINING		950.00
Vendor MN STATE COMM & TECH COLLEGE Total:							1,110.00
Vendor: MTI DISTRIBUTING INC							
MTI DISTRIBUTING INC	1469652-00	04/21/2025	100-4510-62210	Equipment Maint & Repair	LAWN MOWER BLADES		221.07
MTI DISTRIBUTING INC	1473715-00	05/13/2025	100-4510-62210	Equipment Maint & Repair	V BELT		204.65
MTI DISTRIBUTING INC	1473715-01	05/14/2025	100-4510-62210	Equipment Maint & Repair	PULLEY		290.32
MTI DISTRIBUTING INC	1474575-00	05/19/2025	100-4510-62210	Equipment Maint & Repair	PARTS - MOWERS		323.61
MTI DISTRIBUTING INC	1474890-00	05/20/2025	100-4510-62210	Equipment Maint & Repair	SENSOR		440.03
Vendor MTI DISTRIBUTING INC Total:							1,479.68
Vendor: N A P A AUTO PARTS THF RVR FL							
N A P A AUTO PARTS THF R...	742735	05/05/2025	100-4315-62210	Equipment Maint & Repair	AC FREON		35.97
N A P A AUTO PARTS THF R...	743235	05/29/2025	100-4510-62210	Equipment Maint & Repair	SPARK PLUG - MOWER		2.69
N A P A AUTO PARTS THF R...	743247	05/29/2025	620-4840-62990	Misc. Operating Expense	RATCHET		42.99
N A P A AUTO PARTS THF R...	743251	05/29/2025	690-4850-62350	Power Plant/Dam Maint	PARTS CLEANER		88.00
Vendor N A P A AUTO PARTS THF RVR FL Total:							169.65
Vendor: NCL OF WISCONSIN INC							
NCL OF WISCONSIN INC	519818	05/13/2025	620-4840-62170	Field Supplies	LAB SUPPLIES		452.36
Vendor NCL OF WISCONSIN INC Total:							452.36
Vendor: NORTH SHORE ANALYTICAL INC							
NORTH SHORE ANALYTICAL ...	15097	06/05/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		560.00
Vendor NORTH SHORE ANALYTICAL INC Total:							560.00
Vendor: NORTHERN MOTORS INC							
NORTHERN MOTORS INC	6025337/1	05/19/2025	100-4210-62120	Gas-Oil-Lube	OIL CHANGE		91.88
NORTHERN MOTORS INC	6025337/1	05/19/2025	100-4210-62210	Equipment Maint & Repair	SERVICE KEYLESS START SYS...		73.50
Vendor NORTHERN MOTORS INC Total:							165.38
Vendor: NORTHERN STATE BANK							
NORTHERN STATE BANK	MAY 2025	06/01/2025	100-4150-63030	Contracts Expense	MAY 2025 - MONTHLY SERV...		353.89
Vendor NORTHERN STATE BANK Total:							353.89
Vendor: NORTHERN WOODWORK INC PROP							
NORTHERN WOODWORK I...	5044-1	05/27/2025	100-4194-65200	Buildings and Structures	COUNTER TOP / HINGES - R...		836.20
Vendor NORTHERN WOODWORK INC PROP Total:							836.20

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Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: NORTHWEST POWER SYSTEMS INC							
NORTHWEST POWER SYST...	T344908	05/02/2025	100-4220-62210	Equipment Maint & Repair	RECIRCULATION HOSE - E-91		335.43
NORTHWEST POWER SYST...	T345031	05/05/2025	620-4840-62990	Misc. Operating Expense	WTP CHEMICAL TRANSFER F...		10.64
NORTHWEST POWER SYST...	T345219	05/12/2025	610-4850-62210	Equipment Maint & Repair	SCISSOR LIFTS PARTS		118.49
NORTHWEST POWER SYST...	T345233	05/12/2025	610-4850-62210	Equipment Maint & Repair	SCISSOR LIFT PARTS		4.00
NORTHWEST POWER SYST...	T345258	05/13/2025	670-4850-62210	Equipment Maint & Repair	HOSE REPAIR		24.00
NORTHWEST POWER SYST...	T345263	05/13/2025	690-4850-62210	Equipment Maint & Repair	PARTS - BORING MACHINE ...		38.73
Vendor NORTHWEST POWER SYSTEMS INC Total:							531.29
Vendor: OIL BOYZ EXPRESS LUBE INC							
OIL BOYZ EXPRESS LUBE INC	17780	06/03/2025	690-4850-62210	Equipment Maint & Repair	OIL CHANGE #105		131.39
Vendor OIL BOYZ EXPRESS LUBE INC Total:							131.39
Vendor: OLSON UNDERGROUND INC							
OLSON UNDERGROUND INC	1430	06/03/2025	690-4890-63030	Contracts Expense	BORING SERVICES		3,765.00
Vendor OLSON UNDERGROUND INC Total:							3,765.00
Vendor: PAINT & GLASS INTERIORS INC							
PAINT & GLASS INTERIORS I...	16805	05/01/2025	100-4220-62230	Building Maint & Repair	PAINT - BATHROOMS		44.00
PAINT & GLASS INTERIORS I...	16885	05/09/2025	100-4194-62990	Misc. Operating Expense	MATERIALS - CABINET / RO...		69.43
Vendor PAINT & GLASS INTERIORS INC Total:							113.43
Vendor: PENNINGTON CO HUMANE SOCIETY							
PENNINGTON CO HUMANE ...	JUN 2025	06/10/2025	100-4210-63100	Animal Control	JUN 2025 - ANIMAL CONTR...		1,400.00
Vendor PENNINGTON CO HUMANE SOCIETY Total:							1,400.00
Vendor: PURDY'S SHOE STORE INC							
PURDY'S SHOE STORE INC	210374	06/03/2025	620-4840-62890	Uniforms/ID Clothing	UNIFORM SHIRTS - WALLAC...		372.00
Vendor PURDY'S SHOE STORE INC Total:							372.00
Vendor: QUALITY FARM SUPPLY INC							
QUALITY FARM SUPPLY INC	137316	05/22/2025	100-4510-62240	Department Maint & Repair	CHEMICAL SPRAY		82.09
QUALITY FARM SUPPLY INC	137326	05/23/2025	100-4510-62240	Department Maint & Repair	CHEMICAL SPRAY		328.35
QUALITY FARM SUPPLY INC	137467	06/05/2025	100-4510-62240	Department Maint & Repair	CHEMICAL SPRAY		328.35
Vendor QUALITY FARM SUPPLY INC Total:							738.79
Vendor: QUALITY SPRAY FOAM LLC							
QUALITY SPRAY FOAM LLC	1884	06/04/2025	670-4890-63030	Contracts Expense	STORM SEWER REPAIR - H...		2,445.00
Vendor QUALITY SPRAY FOAM LLC Total:							2,445.00
Vendor: RAILROAD MANAGEMENT CO III LLC							
RAILROAD MANAGEMENT ...	522742	03/24/2025	690-4890-64330	Dues and Subscriptions	LICENSE FEE 07/16/25 - 07/...		417.05
Vendor RAILROAD MANAGEMENT CO III LLC Total:							417.05
Vendor: RICHARD F BEIER							
RICHARD F BEIER	103	06/10/2025	100-4225-64400	Travel, Conference, School	2025 FIREFIGHTER TRAININ...		2,100.00
Vendor RICHARD F BEIER Total:							2,100.00

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Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: RIVERVIEW HEALTH							
RIVERVIEW HEALTH	30028679-05/15/25	05/15/2025	100-4210-62990	Misc. Operating Expense	PHYSICAL TESTING - S ANDE...		185.00
Vendor RIVERVIEW HEALTH Total:							185.00
Vendor: RMB ENVIRONMENTAL LAB INC							
RMB ENVIRONMENTAL LAB ...	D073098	05/06/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		140.03
RMB ENVIRONMENTAL LAB ...	D073501	05/14/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		249.76
RMB ENVIRONMENTAL LAB ...	D073598	05/20/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		249.76
RMB ENVIRONMENTAL LAB ...	D073884	05/21/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		249.76
RMB ENVIRONMENTAL LAB ...	D074167	05/22/2025	620-4840-62170	Field Supplies	LAB ANALYSIS - STATE SAM...		287.38
RMB ENVIRONMENTAL LAB ...	D074278	05/28/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		249.76
RMB ENVIRONMENTAL LAB ...	D074397	05/29/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		249.76
RMB ENVIRONMENTAL LAB ...	D074535	05/31/2025	680-4840-62170	Field Supplies	LAB ANALYSIS - WW SAMPL...		249.76
Vendor RMB ENVIRONMENTAL LAB INC Total:							1,925.97
Vendor: SANITATION PRODUCTS INC							
SANITATION PRODUCTS INC	93101	05/28/2025	100-4312-62210	Equipment Maint & Repair	BROOM		2,285.64
Vendor SANITATION PRODUCTS INC Total:							2,285.64
Vendor: SJOBERG'S CABLE TV							
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	100-4192-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		81.90
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	100-4192-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		225.00
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	100-4220-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		49.95
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	100-4312-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		56.95
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	100-4510-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		104.50
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	100-4560-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		40.39
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	610-4890-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		56.95
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	620-4830-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		25.84
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	620-4890-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		49.95
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	680-4830-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		142.50
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	680-4830-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		475.00
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	680-4830-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		85.50
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	690-4830-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		34.90
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	690-4830-63210	Communication Expense	JUN 2025 MONTHLY SERVICE		142.50
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	690-4890-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		49.95
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	690-4890-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		42.95
SJOBERG'S CABLE TV	JUN 20205	06/10/2025	690-4890-63020	Computer Maintenance & li...	JUN 2025 MONTHLY SERVICE		225.00
Vendor SJOBERG'S CABLE TV Total:							1,889.73
Vendor: ST HILAIRE SUPPLY COMPANY							
ST HILAIRE SUPPLY COMPA...	433475	05/07/2025	680-4840-62990	Misc. Operating Expense	CHEMICAL TRANSFER		17.67
Vendor ST HILAIRE SUPPLY COMPANY Total:							17.67
Vendor: STATION 59							
STATION 59	1021722	05/31/2025	100-4210-62990	Misc. Operating Expense	CAR WASHES		220.00
Vendor STATION 59 Total:							220.00

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Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: THYGESON CONSTRUCTION							
THYGESON CONSTRUCTION	05 11 25	05/11/2025	820-4850-62240	Department Maint & Repair	24 YDS TOPSOIL		552.00
						Vendor THYGESON CONSTRUCTION Total:	552.00
Vendor: TIFFANY TURESON							
TIFFANY TURESON	REIMB 05 22 25	05/22/2025	100-4210-63320	Training Expense	REIMBURSE - MEALS EXP / ...		51.04
						Vendor TIFFANY TURESON Total:	51.04
Vendor: WADE ALLEN COTA							
WADE ALLEN COTA	790307	06/03/2025	100-4240-63030	Contracts Expense	GRASS MOWING SERVICES -...		198.00
						Vendor WADE ALLEN COTA Total:	198.00
Vendor: WALLWORK TRUCK CENTER GRAND FORKS							
WALLWORK TRUCK CENTER...	09P97386	05/07/2025	620-4850-62210	Equipment Maint & Repair	VALVE COVER GASKET- R100..		62.96
						Vendor WALLWORK TRUCK CENTER GRAND FORKS Total:	62.96
Vendor: WASTE MASTERS LLC							
WASTE MASTERS LLC	511	05/31/2025	100-4315-63030	Contracts Expense	MAY 2025 - GARBAGE DUM...		28,770.28
WASTE MASTERS LLC	55X00255	05/31/2025	100-4315-63030	Contracts Expense	MAY 2025 - DOWNTOWN C...		162.50
						Vendor WASTE MASTERS LLC Total:	28,932.78
Vendor: WIDSETH SMITH NOLTING ASC INC							
WIDSETH SMITH NOLTING ...	238232	05/23/2025	260-4680-65920	Work in Process - Eng/Archt...	PROF SRVCS - MEC NETTING...		2,507.50
						Vendor WIDSETH SMITH NOLTING ASC INC Total:	2,507.50
						Grand Total:	160,209.92

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	73,601.30
260 - MULTI-EVENTS CENTER FUND	2,507.50
520 - 2018 ARENA PROJECT	20,250.00
610 - LIQUOR DISPENSARY	832.59
620 - WATER UTILITY FUND	45,002.69
670 - STORM WATER UTILITY FUND	5,215.79
680 - WASTEWATER UTILITY FUND	2,999.05
690 - ELECTRIC UTILITY FUND	8,722.94
820 - GREENWOOD CEMETERY FUND	1,078.06
Grand Total:	160,209.92

Account Summary

Account Number	Account Name	Expense Amount
100-4150-62010	Office Supplies	9.99
100-4150-63030	Contracts Expense	353.89
100-4150-64330	Dues and Subscriptions	100.00
100-4160-63040	Legal Fees	8,150.00
100-4192-63020	Computer Maintenance...	306.90
100-4194-62990	Misc. Operating Expense	238.43
100-4194-65200	Buildings and Structures	1,168.70
100-4210-62120	Gas-Oil-Lube	91.88
100-4210-62210	Equipment Maint & Repa..	73.50
100-4210-62880	Personal Protective Equi...	153.27
100-4210-62890	Uniforms/ID Clothing	189.79
100-4210-62990	Misc. Operating Expense	450.00
100-4210-63020	Computer Maintenance...	1,870.00
100-4210-63100	Animal Control	1,400.00
100-4210-63320	Training Expense	153.58
100-4220-62210	Equipment Maint & Repa..	377.26
100-4220-62230	Building Maint & Repair	44.00
100-4220-62880	Personal Protective Equi...	150.00
100-4220-63020	Computer Maintenance...	49.95
100-4220-64400	Travel, Conference, Sch...	1,110.00
100-4220-65200	Buildings and Structures	533.69
100-4225-64400	Travel, Conference, Sch...	4,260.00
100-4240-63030	Contracts Expense	11,250.35
100-4312-62210	Equipment Maint & Repa..	2,761.46
100-4312-62880	Personal Protective Equi...	100.00
100-4312-63020	Computer Maintenance...	56.95
100-4315-62210	Equipment Maint & Repa..	82.45
100-4315-63030	Contracts Expense	28,932.78
100-4510-62210	Equipment Maint & Repa..	1,932.37

Account Summary

Account Number	Account Name	Expense Amount
100-4510-62230	Building Maint & Repair	726.87
100-4510-62240	Department Maint & Re...	1,367.82
100-4510-63030	Contracts Expense	3,048.00
100-4510-63210	Communication Expense	104.50
100-4550-62990	Misc. Operating Expense	203.38
100-4560-62230	Building Maint & Repair	15.48
100-4560-62990	Misc. Operating Expense	148.68
100-4560-63210	Communication Expense	40.39
100-4650-62880	Personal Protective Equi...	14.99
100-4670-63030	Contracts Expense	800.00
100-4671-62200	System Expense	780.00
260-4680-65920	Work in Process - Eng/Ar...	2,507.50
520-4680-65920	Work in Process - Eng/Ar...	20,250.00
610-4840-62140	Off Sale Supplies	125.16
610-4850-62210	Equipment Maint & Repa..	122.49
610-4850-62230	Building Maint & Repair	445.99
610-4890-63020	Computer Maintenance...	56.95
610-4890-64370	Taxes and Licenses	82.00
620-4830-63210	Communication Expense	25.84
620-4840-62160	Chemicals	28,834.53
620-4840-62170	Field Supplies	940.74
620-4840-62890	Uniforms/ID Clothing	629.49
620-4840-62990	Misc. Operating Expense	430.59
620-4850-62200	System Expense	2,751.64
620-4850-62210	Equipment Maint & Repa..	62.96
620-4850-62220	Plant Equip Maint & Rep...	2,764.95
620-4890-63020	Computer Maintenance...	49.95
620-4890-64370	Taxes and Licenses	8,512.00
670-4850-62210	Equipment Maint & Repa..	745.79
670-4890-63030	Contracts Expense	4,470.00
680-4830-63210	Communication Expense	703.00
680-4840-62170	Field Supplies	2,198.59
680-4840-62880	Personal Protective Equi...	18.69
680-4840-62990	Misc. Operating Expense	78.77
690-4830-63210	Communication Expense	177.40
690-4840-62990	Misc. Operating Expense	167.45
690-4850-62210	Equipment Maint & Repa..	170.12
690-4850-62350	Power Plant/Dam Maint	395.97
690-4850-62360	Distribution Maint	201.15
690-4890-63020	Computer Maintenance...	317.90
690-4890-63030	Contracts Expense	3,765.00
690-4890-64330	Dues and Subscriptions	417.05

Account Summary

Account Number	Account Name	Expense Amount
690-4890-68880	Conservation Program	3,110.90
820-4840-62990	Misc. Operating Expense	58.06
820-4850-62240	Department Maint & Re...	552.00
820-4890-63030	Contracts Expense	468.00
Grand Total:		160,209.92

Project Account Summary

Project Account Key	Expense Amount
None	160,209.92
Grand Total:	160,209.92



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01424 - 06/11/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: AMAZON CAPITAL SERVICES INC							
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4110-62020	Computer Supplies	2ND HALF MAY 2025 - CELL ...		196.89
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4150-62010	Office Supplies	2ND HALF MAY 2025 - IT OF...		281.26
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4150-62010	Office Supplies	2ND HALF MAY 2025 - IT OF...		16.79
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4192-62020	Computer Supplies	2ND HALF MAY 2025 - CELL ...		37.99
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4194-62990	Misc. Operating Expense	2ND HALF MAY 2025 - WALL...		25.99
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4194-62990	Misc. Operating Expense	2ND HALF MAY 2025 - WALL...		33.98
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4220-65200	Buildings and Structures	2ND HALF MAY 2025 - LIGHT...		141.22
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4312-62210	Equipment Maint & Repair	2ND HALF MAY 2025 - WIRE...		8.99
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4510-62020	Computer Supplies	2ND HALF MAY 2025 - CELL ...		48.94
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4510-62020	Computer Supplies	2ND HALF MAY 2025 - CELL ...		39.99
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	100-4550-62990	Misc. Operating Expense	2ND HALF MAY 2025 - TRA...		95.70
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	610-4840-62010	Office Supplies	2ND HALF MAY 2025 - LETT...		36.98
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	610-4840-62020	Computer Supplies	2ND HALF MAY 2025 - BAR...		99.99
AMAZON CAPITAL SERVICES ..	2ND HALF MAY 25	05/16/2025	670-4850-62200	System Expense	2ND HALF MAY 2025 - VOL...		118.78
Vendor AMAZON CAPITAL SERVICES INC Total:							1,183.49
Vendor: BANKCARD ELECTRONIC PYMTS INC							
BANKCARD ELECTRONIC P...	MAY 2025	06/02/2025	610-4890-63060	Credit Card Fees	MAY 2025 - CREDIT CARD F...		9,147.81
Vendor BANKCARD ELECTRONIC PYMTS INC Total:							9,147.81
Vendor: COMMISSIONER OF TRANSPORTATION - TRUNK HWY FUND							
COMMISSIONER OF TRANS...	5701 1=33 001	06/05/2025	100-4670-65100	Land	LAND PURCHASE / SIXTH ST...		45,000.00
Vendor COMMISSIONER OF TRANSPORTATION - TRUNK HWY FUND Total:							45,000.00
Vendor: DAVIDSON CONSTRUCTION INC							
DAVIDSON CONSTRUCTION ...	PAY RQST #3	05/29/2025	505-4680-65900	Work in Process-Constructi...	2025 STREET IMP PRJ - 1ST ...		1,129,957.18
Vendor DAVIDSON CONSTRUCTION INC Total:							1,129,957.18
Vendor: FARMERS UNION OIL COMPANY							
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4194-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		32.24
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4210-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		910.83
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4220-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		90.07
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4312-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		1,078.82
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4315-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		1,624.17
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4510-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		1,716.23
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	100-4650-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		57.16
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	620-4840-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		486.98
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	670-4840-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		379.89
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	680-4840-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		856.64

Council Approval Register

Packet: APPKT01424 - 06/11/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	690-4840-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		1,322.26
FARMERS UNION OIL COM...	MAY 2025	05/31/2025	820-4840-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		235.93
Vendor FARMERS UNION OIL COMPANY Total:							8,791.22
Vendor: GARDEN VALLEY TECHNOLOGIES							
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4150-63210	Communication Expense	JUN / JUL 2025 - FUEL PUR...		457.53
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4150-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		0.14
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4194-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		63.16
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4220-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		104.16
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4240-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		26.99
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4312-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		41.99
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4315-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		41.98
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4510-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		48.99
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4570-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		9.99
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4650-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		110.97
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4660-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		22.00
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4670-64500	Senior Citizen Programs	PHONE CHARGES - JUN / JUL..		0.08
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	100-4670-64500	Senior Citizen Programs	PHONE CHARGES - JUN / JUL..		82.32
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	610-4830-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		155.40
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	620-4830-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		197.89
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	630-4830-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		330.02
GARDEN VALLEY TECHNOL...	101428092	06/10/2025	690-4830-63210	Communication Expense	PHONE CHARGES - JUN / JUL..		341.90
Vendor GARDEN VALLEY TECHNOLOGIES Total:							2,035.51
Vendor: GLOBAL PAYMENTS INTEGRATED							
GLOBAL PAYMENTS INTEGR...	MAY 2025 - ASHLEY	06/02/2025	100-4670-63060	Credit Card Fees	MAY 2025 - CREDIT CARD F...		123.78
GLOBAL PAYMENTS INTEGR...	MAY 2025 - ASHLEY	06/02/2025	690-4890-63060	Credit Card Fees	MAY 2025 - CREDIT CARD F...		1,111.15
GLOBAL PAYMENTS INTEGR...	MAY 2025 - ELEC	06/02/2025	690-4890-63060	Credit Card Fees	MAY 2025 - CREDIT CARD F...		4,668.52
GLOBAL PAYMENTS INTEGR...	MAY 2025 - GEN	06/02/2025	100-4670-63060	Credit Card Fees	MAY 2025 - CREDIT CARD F...		94.00
GLOBAL PAYMENTS INTEGR...	MAY 2025	06/02/2025	690-4890-63060	Credit Card Fees	MAY 2025 - CREDIT CARD F...		94.85
Vendor GLOBAL PAYMENTS INTEGRATED Total:							6,092.30
Vendor: MN ENERGY RESOURCES #0502295320-00003							
MN ENERGY RESOURCES #0...	5504701840	06/05/2025	100-4220-63890	Utilities Expense	MAY 2025 - GAS METER RE...		54.28
MN ENERGY RESOURCES #0...	5504701840	06/05/2025	100-4550-63890	Utilities Expense	MAY 2025 - GAS METER RE...		85.01
MN ENERGY RESOURCES #0...	5504701840	06/05/2025	100-4560-63890	Utilities Expense	MAY 2025 - GAS METER RE...		88.33
MN ENERGY RESOURCES #0...	5504701840	06/05/2025	100-4570-63890	Utilities Expense	MAY 2025 - GAS METER RE...		70.85
MN ENERGY RESOURCES #0...	5504701840	06/05/2025	680-4830-63890	Utilities Expense	MAY 2025 - GAS METER RE...		21.38
Vendor MN ENERGY RESOURCES #0502295320-00003 Total:							319.85
Vendor: NORTHDALE OIL INC							
NORTHDALE OIL INC	MAY 2025	05/29/2025	100-4210-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		2,251.90
NORTHDALE OIL INC	MAY 2025	05/29/2025	100-4220-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		84.04
NORTHDALE OIL INC	MAY 2025	05/29/2025	100-4312-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		100.00
NORTHDALE OIL INC	MAY 2025	05/29/2025	690-4840-62120	Gas-Oil-Lube	MAY 2025 - FUEL PURCHAS...		133.89
Vendor NORTHDALE OIL INC Total:							2,569.83

Council Approval Register

Packet: APPKT01424 - 06/11/25 DIRECT PAYABLES

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: TK ELEVATOR CORP							
TK ELEVATOR CORP	1000700485	05/30/2025	100-4194-65200	Buildings and Structures	ELEVATOR UPGRADE - FINAL		1,004.81
Vendor TK ELEVATOR CORP Total:							1,004.81
Vendor: VERIZON WIRELESS #742042583							
VERIZON WIRELESS #74204...	6114939060	06/02/2025	100-4220-63210	Communication Expense	JUN 2025 - IPAD MONTHLY ...		80.02
VERIZON WIRELESS #74204...	6114939060	06/02/2025	100-4240-63210	Communication Expense	JUN 2025 - IPAD MONTHLY ...		40.01
VERIZON WIRELESS #74204...	6114939060	06/02/2025	100-4650-63210	Communication Expense	JUN 2025 - IPAD MONTHLY ...		80.02
VERIZON WIRELESS #74204...	6114939060	06/02/2025	620-4830-63210	Communication Expense	JUN 2025 - IPAD MONTHLY ...		120.03
VERIZON WIRELESS #74204...	6114939060	06/02/2025	680-4830-63210	Communication Expense	JUN 2025 - IPAD MONTHLY ...		40.01
VERIZON WIRELESS #74204...	6114939060	06/02/2025	690-4830-63210	Communication Expense	JUN 2025 - IPAD MONTHLY ...		380.11
Vendor VERIZON WIRELESS #742042583 Total:							740.20
Vendor: WEX BANK - CIRCLE K FLEET							
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-62010	Office Supplies	ADJ - 05/07/25		75.00
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-62120	Gas-Oil-Lube	FUEL PURCHASES - 04/10/25		45.94
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-62120	Gas-Oil-Lube	FUEL PURCHASES REBATE - ...		-3.09
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-62120	Gas-Oil-Lube	FUEL PURCHASES - 04/07/25		38.31
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-63320	Training Expense	FUEL PURCHASES - 04/16/25		38.22
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-63320	Training Expense	FUEL PURCHASES - 04/18/25		25.71
WEX BANK - CIRCLE K FLEET	104729674	05/07/2025	100-4210-63320	Training Expense	FUEL PURCHASES - 04/14/25		45.45
Vendor WEX BANK - CIRCLE K FLEET Total:							265.54
Vendor: YVONNE PEDERSON							
YVONNE PEDERSON	JUL 2025	06/11/2025	810-4820-61500	Annuity Payments	JUL 2025 - POLICE PENSION		1,137.06
Vendor YVONNE PEDERSON Total:							1,137.06
Grand Total:							1,208,244.80

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	56,870.15
505 - 2024 ST AND UTILITY PROJECT	1,129,957.18
610 - LIQUOR DISPENSARY	9,440.18
620 - WATER UTILITY FUND	804.90
630 - ARENAS - OAK VIEW GROUP	330.02
670 - STORM WATER UTILITY FUND	498.67
680 - WASTEWATER UTILITY FUND	918.03
690 - ELECTRIC UTILITY FUND	8,052.68
810 - POLICE RELIEF ASSOCIATION	1,137.06
820 - GREENWOOD CEMETERY FUND	235.93
Grand Total:	1,208,244.80

Account Summary

Account Number	Account Name	Expense Amount
100-4110-62020	Computer Supplies	196.89
100-4150-62010	Office Supplies	298.05
100-4150-63210	Communication Expense	457.67
100-4192-62020	Computer Supplies	37.99
100-4194-62120	Gas-Oil-Lube	32.24
100-4194-62990	Misc. Operating Expense	59.97
100-4194-63210	Communication Expense	63.16
100-4194-65200	Buildings and Structures	1,004.81
100-4210-62010	Office Supplies	75.00
100-4210-62120	Gas-Oil-Lube	3,243.89
100-4210-63320	Training Expense	109.38
100-4220-62120	Gas-Oil-Lube	174.11
100-4220-63210	Communication Expense	184.18
100-4220-63890	Utilities Expense	54.28
100-4220-65200	Buildings and Structures	141.22
100-4240-63210	Communication Expense	67.00
100-4312-62120	Gas-Oil-Lube	1,178.82
100-4312-62210	Equipment Maint & Repa..	8.99
100-4312-63210	Communication Expense	41.99
100-4315-62120	Gas-Oil-Lube	1,624.17
100-4315-63210	Communication Expense	41.98
100-4510-62020	Computer Supplies	88.93
100-4510-62120	Gas-Oil-Lube	1,716.23
100-4510-63210	Communication Expense	48.99
100-4550-62990	Misc. Operating Expense	95.70
100-4550-63890	Utilities Expense	85.01
100-4560-63890	Utilities Expense	88.33
100-4570-63210	Communication Expense	9.99

Account Summary

Account Number	Account Name	Expense Amount
100-4570-63890	Utilities Expense	70.85
100-4650-62120	Gas-Oil-Lube	57.16
100-4650-63210	Communication Expense	190.99
100-4660-63210	Communication Expense	22.00
100-4670-63060	Credit Card Fees	217.78
100-4670-64500	Senior Citizen Programs	82.40
100-4670-65100	Land	45,000.00
505-4680-65900	Work in Process-Constru...	1,129,957.18
610-4830-63210	Communication Expense	155.40
610-4840-62010	Office Supplies	36.98
610-4840-62020	Computer Supplies	99.99
610-4890-63060	Credit Card Fees	9,147.81
620-4830-63210	Communication Expense	317.92
620-4840-62120	Gas-Oil-Lube	486.98
630-4830-63210	Communication Expense	330.02
670-4840-62120	Gas-Oil-Lube	379.89
670-4850-62200	System Expense	118.78
680-4830-63210	Communication Expense	40.01
680-4830-63890	Utilities Expense	21.38
680-4840-62120	Gas-Oil-Lube	856.64
690-4830-63210	Communication Expense	722.01
690-4840-62120	Gas-Oil-Lube	1,456.15
690-4890-63060	Credit Card Fees	5,874.52
810-4820-61500	Annuity Payments	1,137.06
820-4840-62120	Gas-Oil-Lube	235.93
Grand Total:		1,208,244.80

Project Account Summary

Project Account Key	Expense Amount
None	1,208,244.80
Grand Total:	1,208,244.80



City of Thief River Falls, MN

Council Approval Register

Packet: APPKT01421 - 06/06/25 DIRECT PAYABLES / LIQUOR

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
Vendor: ABSOLUTE ICE							
ABSOLUTE ICE	26298	05/28/2025	610-4810-62590	Misc. Mdse for Resale	ICE		615.60
						Vendor ABSOLUTE ICE Total:	615.60
Vendor: ARTISAN BEER COMPANY							
ARTISAN BEER COMPANY	3771682	06/02/2025	610-4810-62520	Beer for Resale	BEER		1,383.15
						Vendor ARTISAN BEER COMPANY Total:	1,383.15
Vendor: BELLBOY CORP - BAR SUPPLY							
BELLBOY CORP - BAR SUPPLY	0109859900	05/28/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		179.30
BELLBOY CORP - BAR SUPPLY	0109859900	05/28/2025	610-4810-62590	Misc. Mdse for Resale	STYRO COOLERS		144.00
						Vendor BELLBOY CORP - BAR SUPPLY Total:	323.30
Vendor: BELLBOY CORP - LIQUOR							
BELLBOY CORP - LIQUOR	0207860600	05/28/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		2,938.55
						Vendor BELLBOY CORP - LIQUOR Total:	2,938.55
Vendor: BERNICK'S							
BERNICK'S	20097059	05/30/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		394.80
BERNICK'S	20097060	05/30/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX CREDIT		-45.08
						Vendor BERNICK'S Total:	349.72
Vendor: BEVERAGE WHOLESALERS INC							
BEVERAGE WHOLESALERS I...	381957	05/20/2025	610-4810-62520	Beer for Resale	BEER		101.40
BEVERAGE WHOLESALERS I...	383522	05/29/2025	610-4810-62520	Beer for Resale	BEER		1,153.90
						Vendor BEVERAGE WHOLESALERS INC Total:	1,255.30
Vendor: BRADLEY BUCK							
BRADLEY BUCK	831570	05/18/2025	610-4850-62230	Building Maint & Repair	DEEP SCRUB / WAX FLOORS		1,300.00
						Vendor BRADLEY BUCK Total:	1,300.00
Vendor: BREAKTHRU BEVERAGE							
BREAKTHRU BEVERAGE	121637772	05/28/2025	610-4810-62510	Liquor for Resale	LIQUOR		3,015.55
BREAKTHRU BEVERAGE	121637772	05/28/2025	610-4810-62530	Wine for Resale	WINE		2,104.00
BREAKTHRU BEVERAGE	121725132	06/03/2025	610-4810-62510	Liquor for Resale	LIQUOR		6,149.85
						Vendor BREAKTHRU BEVERAGE Total:	11,269.40
Vendor: COCA-COLA BOTTLING COMPANY							
COCA-COLA BOTTLING CO...	5111804	05/01/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		542.00
COCA-COLA BOTTLING CO...	5111850	05/08/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		121.50
COCA-COLA BOTTLING CO...	5111897	05/15/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		307.00
COCA-COLA BOTTLING CO...	5111946	05/22/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		556.50

Council Approval Register

Packet: APPKT01421 - 06/06/25 DIRECT PAYABLES / LIQUOR

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
COCA-COLA BOTTLING CO...	5111984	05/29/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		175.00
Vendor COCA-COLA BOTTLING COMPANY Total:							1,702.00
Vendor: DAHLHEIMER BEVERAGE							
DAHLHEIMER BEVERAGE	2484527	06/02/2025	610-4810-62510	Liquor for Resale	LIQUOR		249.30
DAHLHEIMER BEVERAGE	2484527	06/02/2025	610-4810-62520	Beer for Resale	BEER		3,154.85
DAHLHEIMER BEVERAGE	2484527	06/02/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		465.25
DAHLHEIMER BEVERAGE	2484527	06/02/2025	610-4810-62590	Misc. Mdse for Resale	BOMB CUPS		65.70
Vendor DAHLHEIMER BEVERAGE Total:							3,935.10
Vendor: JOHNSON BROTHERS LIQUOR							
JOHNSON BROTHERS LIQU...	2785845	05/08/2025	610-4810-62530	Wine for Resale	WINE		232.00
JOHNSON BROTHERS LIQU...	2794353	05/21/2025	610-4810-62510	Liquor for Resale	LIQUOR		9,692.00
JOHNSON BROTHERS LIQU...	2794354	05/21/2025	610-4810-62530	Wine for Resale	WINE		2,224.00
JOHNSON BROTHERS LIQU...	2794355	05/21/2025	610-4810-62530	Wine for Resale	WINE		360.00
JOHNSON BROTHERS LIQU...	2801179	05/30/2025	610-4810-62510	Liquor for Resale	LIQUOR		864.00
JOHNSON BROTHERS LIQU...	2801180	05/30/2025	610-4810-62530	Wine for Resale	WINE		266.68
JOHNSON BROTHERS LIQU...	2802227	06/02/2025	610-4810-62510	Liquor for Resale	LIQUOR		4,231.31
JOHNSON BROTHERS LIQU...	2802228	06/02/2025	610-4810-62530	Wine for Resale	WINE		1,725.25
JOHNSON BROTHERS LIQU...	798275	05/28/2025	610-4810-62530	Wine for Resale	WINE		896.00
Vendor JOHNSON BROTHERS LIQUOR Total:							20,491.24
Vendor: MC KINNON COMPANY INC							
MC KINNON COMPANY INC	1032000104	05/28/2025	610-4810-62520	Beer for Resale	BEER CREDIT		-55.80
MC KINNON COMPANY INC	847658	05/20/2025	610-4810-62520	Beer for Resale	BEER		12,936.00
MC KINNON COMPANY INC	847658	05/20/2025	610-4810-62530	Wine for Resale	WINE		370.60
MC KINNON COMPANY INC	847693	05/20/2025	610-4810-62520	Beer for Resale	BEER		1,380.60
MC KINNON COMPANY INC	848456	05/21/2025	610-4810-62520	Beer for Resale	BEER		255.00
MC KINNON COMPANY INC	848705	05/23/2025	610-4810-62510	Liquor for Resale	LIQUOR		977.30
MC KINNON COMPANY INC	848705	05/23/2025	610-4810-62520	Beer for Resale	BEER		171.50
MC KINNON COMPANY INC	848705	05/23/2025	610-4810-62530	Wine for Resale	WINE		4,135.00
MC KINNON COMPANY INC	848718	05/23/2025	610-4810-62510	Liquor for Resale	LIQUOR CREDIT		-22.10
MC KINNON COMPANY INC	848718	05/23/2025	610-4810-62520	Beer for Resale	BEER CREDIT		-42.55
MC KINNON COMPANY INC	849141	05/28/2025	610-4810-62510	Liquor for Resale	LIQUOR		557.80
MC KINNON COMPANY INC	849141	05/28/2025	610-4810-62520	Beer for Resale	BEER		13,863.85
MC KINNON COMPANY INC	849141	05/28/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		42.00
MC KINNON COMPANY INC	850046	05/30/2025	610-4810-62520	Beer for Resale	BEER		3,111.45
MC KINNON COMPANY INC	850046	05/30/2025	610-4810-62530	Wine for Resale	WINE		122.50
MC KINNON COMPANY INC	850053	05/30/2025	610-4810-62520	Beer for Resale	BEER		240.00
Vendor MC KINNON COMPANY INC Total:							38,043.15
Vendor: NORTHWEST BEVERAGE INC							
NORTHWEST BEVERAGE INC	156424	05/16/2025	610-4810-62520	Beer for Resale	BEER		10,557.95
NORTHWEST BEVERAGE INC	156424	05/16/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		108.00
NORTHWEST BEVERAGE INC	156434	05/19/2025	610-4810-62520	Beer for Resale	BEER		9,363.65
NORTHWEST BEVERAGE INC	156434	05/19/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		156.00

Council Approval Register

Packet: APPKT01421 - 06/06/25 DIRECT PAYABLES / LIQUOR

Vendor Name	Payable Number	Post Date	Account Number	Account Name	Description (Item)	(None)	Amount
NORTHWEST BEVERAGE INC	156543	05/23/2025	610-4810-62510	Liquor for Resale	LIQUOR		1,099.35
NORTHWEST BEVERAGE INC	156543	05/23/2025	610-4810-62520	Beer for Resale	BEER		11,643.15
NORTHWEST BEVERAGE INC	156543	05/23/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		-90.00
NORTHWEST BEVERAGE INC	156548	05/27/2025	610-4810-62520	Beer for Resale	BEER		3,373.60
NORTHWEST BEVERAGE INC	156548	05/27/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		162.50
NORTHWEST BEVERAGE INC	156664	05/30/2025	610-4810-62510	Liquor for Resale	LIQUOR		331.75
NORTHWEST BEVERAGE INC	156664	05/30/2025	610-4810-62520	Beer for Resale	BEER		4,135.69
Vendor NORTHWEST BEVERAGE INC Total:							40,841.64
Vendor: PHILLIPS WINE & SPIRITS							
PHILLIPS WINE & SPIRITS	550031	05/20/2025	610-4810-62510	Liquor for Resale	LIQUOR CREDIT		-26,611.20
PHILLIPS WINE & SPIRITS	551243	06/04/2025	610-4810-62510	Liquor for Resale	LIQUOR CREDIT		-268.80
PHILLIPS WINE & SPIRITS	6978887	05/19/2025	610-4810-62510	Liquor for Resale	LIQUOR		36,282.10
PHILLIPS WINE & SPIRITS	6982904	05/27/2025	610-4810-62530	Wine for Resale	WINE		1,100.00
PHILLIPS WINE & SPIRITS	6986636	06/02/2025	610-4810-62510	Liquor for Resale	LIQUOR		1,140.95
PHILLIPS WINE & SPIRITS	6986637	06/02/2025	610-4810-62510	Liquor for Resale	LIQUOR		267.50
PHILLIPS WINE & SPIRITS	6986637	06/02/2025	610-4810-62530	Wine for Resale	WINE		434.50
PHILLIPS WINE & SPIRITS	6986638	06/02/2025	610-4810-62540	Soft Drinks/Mix for Resale	MIX		220.20
Vendor PHILLIPS WINE & SPIRITS Total:							12,565.25
Vendor: SOUTHERN GLAZERS OF MN							
SOUTHERN GLAZERS OF MN	2628936	05/28/2025	610-4810-62510	Liquor for Resale	LIQUOR		24,691.57
SOUTHERN GLAZERS OF MN	2628936	05/28/2025	610-4810-62530	Wine for Resale	WINE		1,573.60
Vendor SOUTHERN GLAZERS OF MN Total:							26,265.17
Grand Total:							163,278.57

Fund Summary

Fund	Expense Amount
610 - LIQUOR DISPENSARY	163,278.57
Grand Total:	163,278.57

Account Summary

Account Number	Account Name	Expense Amount
610-4810-62510	Liquor for Resale	62,648.23
610-4810-62520	Beer for Resale	76,727.39
610-4810-62530	Wine for Resale	15,544.13
610-4810-62540	Soft Drinks/Mix for Resa...	6,233.52
610-4810-62590	Misc. Mdse for Resale	825.30
610-4850-62230	Building Maint & Repair	1,300.00
Grand Total:		163,278.57

Project Account Summary

Project Account Key	Expense Amount
None	163,278.57
Grand Total:	163,278.57



City of Thief River Falls

405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-2943
FAX: 218-681-6223
email: @citytrf.net
www.citytrf.net

Request for Council Action

DATE: 6/17/2025

SUBJECT: Approve Thief River Falls Chamber of Commerce River Fest 2025

RECOMMENDATION: It is respectfully requested that the Council consider the following:

MOTION TO: Approve the Thief River Falls Chamber of Commerce Temp Intoxicating Liquor License application for River Fest 2025.

BACKGROUND: The Chamber of Commerce has submitted a Temporary Intoxicating Liquor License application for their music festival - River Fest 2025. The festival will be at the Pennington County Fairgrounds August 1-2, 1015 from 4pm -1 am.

KEY ISSUES:

FINANCIAL CONSIDERATIONS: \$70 license fee has been paid.

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Jennifer Myers, Deputy City Clerk

ATTACHMENTS:

1.	Riverfest Temp Liq app001
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CITY OF THIEF RIVER FALLS

Temporary Intoxicating Liquor License Application

City Code Section 111.086

APPLICANT: Thief River Falls Chamber - RiverFest 2025

(must be a club, charitable, religious, or non-profit organization, duly incorporated as a nonprofit or religious corporation under the laws of Minnesota and in existence for at least three years or a political committee registered under MS 10A.14 and applicant must sponsoring the event that alcohol is being served)

CONTACT PERSON: Carly Lunsetter

ADDRESS: 102 main Ave N, TRF, MN 56701

PHONE: 218-681-3720

TYPE OF EVENT: music Festival

LICENSING PERIOD: August 1-2, 2025

HOURS OF OPERATION: FRI & SAT, 4:00PM - 1:00AM

FACILITY/PLACE TO BE USED: Pennington County Fairgrounds

Applicant will present this request to the City Administrator's Office who will forward the application to the Public Safety Committee for review. The application must be presented to the City Administrator's Office at least one month before the event. The Public Safety Committee will present their recommendation to the City Council for action.

If approved, the license will not become valid until approved by the Commissioner.

If approved, the applicant must provide suitable Proof of Insurance covering liquor liability. The City of Thief River Falls shall be named as an additional insured.

Cost of the license is \$35.00 per day.

Applicant shall comply with all restrictions, limitations, and regulations for the sale of liquor under the City Code and State Statutes.

Applicant hereby agrees to obtain a resolution of its governing board wherein applicant agrees to indemnify and hold harmless the City of Thief River Falls and its elected officials, employees, and agents, from and against any and all liabilities, judgements, settlements, losses, costs, or charges, including attorneys' fees, incurred by the City of Thief River Falls, and/or any of its elected officials, employees, and agents, as a result of any claim, demand, action, or suit relating to any bodily injury (including death), loss of property, and/or property damage caused by, arising out of, or relating to or associated with the granting of a temporary intoxicating liquor license to applicant.

Applicant also understands that all information contained on this application is public data according to Chapter 13 of the Minnesota State Statute. Failure to provide the requested information may result in the application being denied.

Carly Lunsetter
SIGNATURE OF APPLICANT

6/10/2025
DATE



City of Thief River Falls
405 3rd Street East
Thief River Falls, MN 56701

Receipt Number: R00180124

Cashier Name: AH

Terminal Number: 1

Receipt Date: 6/12/2025 7:44:48 AM

Chamber of Commerce (Riverfest 2025)

Trans Code: MISC - MISCELLANEOUS RECEIPT

Name: Chamber of Commerce (Riverfest 2025)

\$70.00

Product: Liquor License Intoxicating Temporary Units: 0.00 Amount: 35.00

Product: Liquor License Intoxicating Temporary Units: 0.00 Amount: 35.00

Chamber of Commerce (Riverfest 2025) 70.00

19 35.00

100-4670-53211 -35.00

19 35.00

100-4670-53211 -35.00

Total Balance Due: \$70.00

Amount: \$70.00

Total Payment Received: \$70.00

Change: \$0.00

Payment Method: Check Bord Payor: Chamber of Commerce (Ri Reference: 19452



City of Thief River Falls

405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-2943
FAX: 218-681-6223
email: @citytrf.net
www.citytrf.net

Request for Council Action

DATE: 6/17/2025

SUBJECT: Approval of American Legion Post 117 Parking Lot Band

RECOMMENDATION: It is respectfully requested the Council consider the following:

MOTION TO: Approve the Ecklund-Holmstrom American Legion Post 117's Temp Intoxicating Liquor License application.

BACKGROUND: The American Legion Post 117 has submitted a Temporary Intoxicating Liquor License Application for their parking lot adjacent to their facility July 18 & 19, 2025 from 9pm-1am.

KEY ISSUES:

FINANCIAL CONSIDERATIONS: \$70 license fee has been paid.

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Jennifer Myers, Deputy City Clerk

ATTACHMENTS:

1.	Legion liquor license app docs
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Minnesota Department of Public Safety
Alcohol and Gambling Enforcement Division
445 Minnesota Street, Suite 222, St. Paul, MN 55101
651-201-7500 Fax 651-297-5259 TTY 651-282-6555
**APPLICATION AND PERMIT FOR A 1 DAY
TO 4 DAY TEMPORARY ON-SALE LIQUOR LICENSE**

Name of organization		Date organized		Tax exempt number	
Ecklund-Holmstrom American Legion Post 117		01-01-1990		n/a	
Address		City	State	Zip Code	
324 Brooks Ave N		Thief River Falls	Minnesota	56701	
Name of person making application		Business phone		Home phone	
Wendy J. Mattson		218-681-1341			
Date(s) of event		Type of organization ☐ Microdistillery ☐ Small Brewer			
July 18 & 19, 2025		☒ xx Club ☐ Charitable ☐ Religious ☐ Other non-profit			
Organization officer's name		City	State	Zip Code	
Greg Brekke		Thief River Falls	Minnesota		
Organization officer's name		City	State	Zip Code	
Arlo Rude		Thief River Falls	Minnesota		
Organization officer's name		City	State	Zip Code	
Jerry Feragen		Thief River Falls	Minnesota		
Organization officer's name		City	State	Zip Code	
E. Gus Holmes		Thief River Falls	Minnesota		

Location where permit will be used. If an outdoor area, describe.

Parking lot of the American Legion at 325 Brooks Ave N, Thief River Falls

If the applicant will contract for intoxicating liquor service give the name and address of the liquor license providing the service.
n/a

If the applicant will carry liquor liability insurance please provide the carrier's name and amount of coverage.
Integrity Insurance Company - \$1,000,000

APPROVAL

APPLICATION MUST BE APPROVED BY CITY OR COUNTY BEFORE SUBMITTING TO ALCOHOL AND GAMBLING ENFORCEMENT

Thief River Falls
City or County approving the license
\$70.00
Fee Amount
6/11/2025
Date Fee Paid

July 18-19, 2025
Date Approved
Permit Date
jmyers@trfmm.gov
City or County E-mail Address
218-681-2943
City or County Phone Number

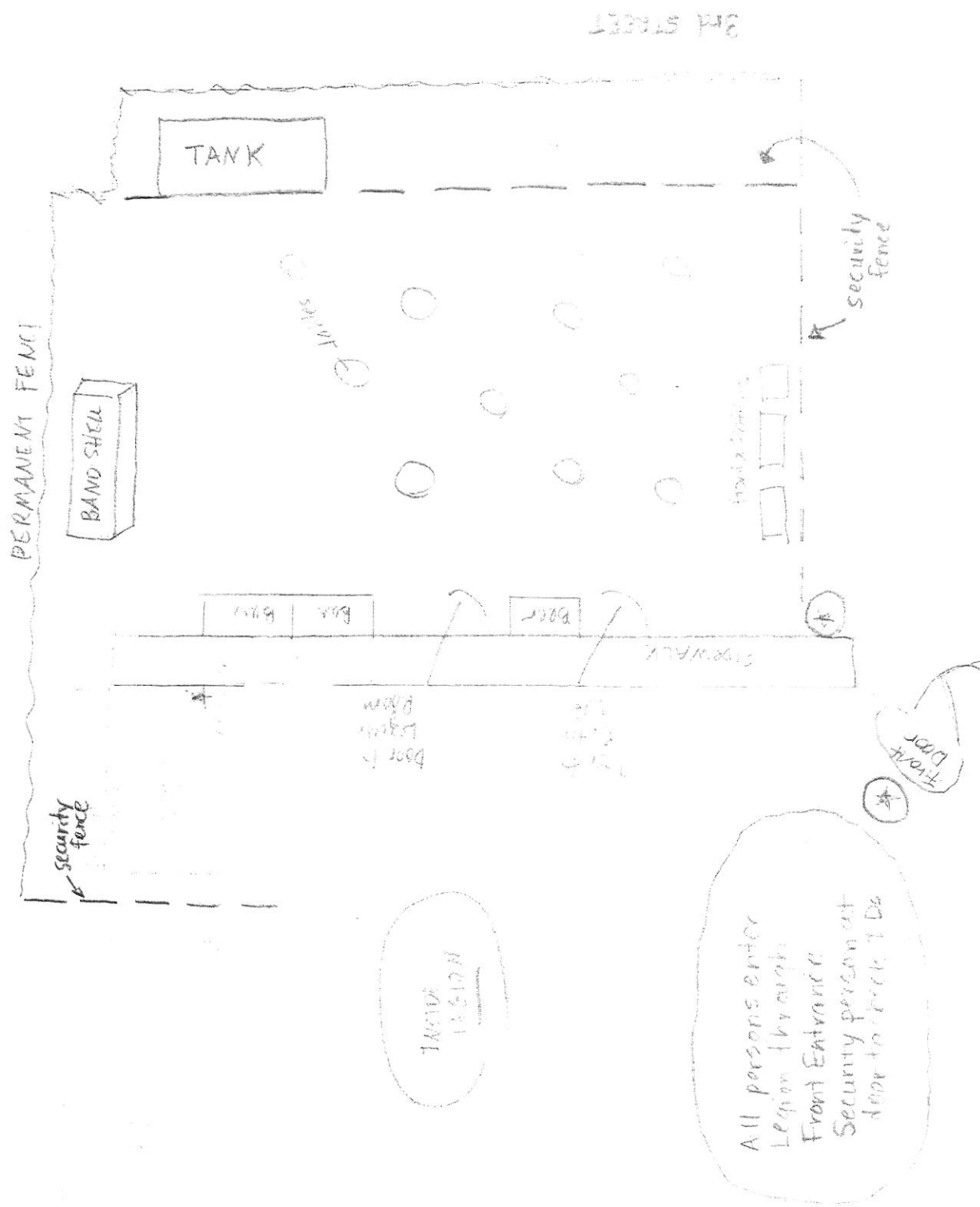
Jennifer Myers
Signature City Clerk or County Official

Approved Director Alcohol and Gambling Enforcement

CLERKS NOTICE: Submit this form to Alcohol and Gambling Enforcement Division 30 days prior to event.

ONE SUBMISSION PER EMAIL, APPLICATION ONLY.

PLEASE PROVIDE A VALID E-MAIL ADDRESS FOR THE CITY/COUNTY AS ALL TEMPORARY PERMIT APPROVALS WILL BE SENT BACK VIA EMAIL. E-MAIL THE APPLICATION SIGNED BY CITY/COUNTY TO AGE.TEMPORARYAPPLICATION@STATE.MN.US



PENNINGTON COUNTY FAIR
AFTER BULL RIDE PARTY



CITY OF THIEF RIVER FALLS

Temporary Intoxicating Liquor License Application

City Code Section 111.086

APPLICANT: Ecklund-Holmstrom American Legion Post 117

(must be a club, charitable, religious, or non-profit organization, duly incorporated as a nonprofit or religious corporation under the laws of Minnesota and in existence for at least three years or a political committee registered under MS 10A.14 and applicant must sponsoring the event that alcohol is being served)

CONTACT PERSON: Wendy Mattson, Manager

ADDRESS: P.O. Box 7, Thief River Falls, MN 56701

PHONE: office: 218-681-1341 cell: 218-689-2082

TYPE OF EVENT: Band in the parking lot during the Penn Co Fair

LICENSING PERIOD: July 18 and 19, 2025

HOURS OF OPERATION: 9:00 pm to 1:00 am

FACILITY/PLACE TO BE USED: American Legion Parking Lot

Applicant will present this request to the City Administrator's Office who will forward the application to the Public Safety Committee for review. The application must be presented to the City Administrator's Office at least one month before the event. The Public Safety Committee will present their recommendation to the City Council for action.

If approved, the license will not become valid until approved by the Commissioner.

If approved, the applicant must provide suitable Proof of Insurance covering liquor liability. The City of Thief River Falls shall be named as an additional insured.

Cost of the license is \$35.00 per day.

Applicant shall comply with all restrictions, limitations, and regulations for the sale of liquor under the City Code and State Statutes.

Applicant hereby agrees to obtain a resolution of its governing board wherein applicant agrees to indemnify and hold harmless the City of Thief River Falls and its elected officials, employees, and agents, from and against any and all liabilities, judgments, settlements, losses, costs, or charges, including attorneys' fees, incurred by the City of Thief River Falls, and/or any of its elected officials, employees, and agents, as a result of any claim, demand, action, or suit relating to any bodily injury (including death), loss of property, and/or property damage caused by, arising out of, or relating to or associated with the granting of a temporary intoxicating liquor license to applicant.

Applicant also understands that all information contained on this application is public data according to Chapter 13 of the Minnesota State Statute. Failure to provide the requested information may result in the application being denied.

Wendy J. Mattson
SIGNATURE OF APPLICANT

June 11, 2025
DATE



City of Thief River Falls

405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-2943
FAX: 218-681-6223
email: @citytrf.net
www.citytrf.net

Request for Council Action

DATE: 6/17/2025

SUBJECT: To approve County Resolution

RECOMMENDATION: It is respectfully requested that the Council consider the following:

MOTION TO: To approve the resolution that was passed at the Pennington County Board on June 10, 2025.

BACKGROUND: Pennington County acquired property from the State of Minnesota on October 31, 2003 pursuant to conveyance of forfeited lands recorded as Document #171647 in the Office of the Pennington County Recorder. The County was able to be released from restrictions and the possibility of reversion after 20+ years of ownership.

KEY ISSUES:

FINANCIAL CONSIDERATIONS:

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Angela Philipp, City Administrator

ATTACHMENTS:

1.	Resolution - restrictions, reversion of transfer station
----	--



AUDITOR – TREASURER'S OFFICE

101 Main Avenue North

P.O. Box 616

Thief River Falls, MN 56701

(218) 683-7000

RESOLUTION RELEASING REAL PROPERTY FROM USE RESTRICTION AND POSSIBILITY OF REVERSION

WHEREAS, Pennington County acquired real property described in Exhibit A attached hereto on October 31, 2003, from the State of Minnesota pursuant to a conveyance of forfeited lands recorded as Document No. 171647 in the office of the Pennington County Recorder, AND

WHEREAS, The conveyance requires that Pennington County use the real property as a municipal solid waste transfer station and provides that if such use shall cease, that the real property shall revert back to the State of Minnesota, and

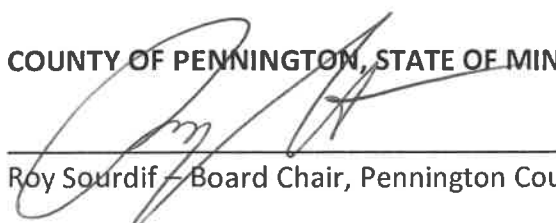
WHEREAS, Minnesota Statute §282.01 subd. 1d. (c) provides that the County Board may have the real property released from the restriction and possibility of reversion by passing a resolution releasing said restrictions.

NOW, THEREFORE, BE IT RESOLVED, the County Board of Pennington County, Minnesota as follows:

1. Pursuant to Minnesota Statute §282.01 subd. 1d. (c), the Real Property described in Exhibit A herein is hereby released from the use restriction and possibility of reversion as outlined in that conveyance recorded as Document No. 171647 in the office of the Pennington County Recorder.
2. That a copy of this resolution shall be recorded in the Office of the Pennington County Recorder.

Passed and Adopted by the Board of Commissioners on this 10th day of June, 2025.

COUNTY OF PENNINGTON, STATE OF MINNESOTA



Roy Sourdif – Board Chair, Pennington County Board of Commissioners

ATTEST:



Jennifer Herzberg - Auditor-Treasurer, Pennington County, MN

EXHIBIT A

That part of the Northeast Quarter of the Southeast Quarter (NE¼SE¼) of Section Five (5), Township One Hundred Fifty-three (153) North of Range Forty-three (43) West of the Fifth Principal Meridian, described as follows:

Beginning at the Northeast corner of said Northeast Quarter of the Southeast Quarter (NE¼SE¼); thence in a westerly direction along the North line of said Northeast Quarter of the Southeast Quarter (NE¼SE¼) a distance of 580.8 feet; thence in a southerly direction along a line parallel with the East line of said Northeast Quarter of the Southeast Quarter (NE¼SE¼) a distance of 750 feet; thence in an easterly direction along a line parallel with the North line of said Northeast Quarter of the Southeast Quarter (NE¼SE¼) to the point of intersection with the East line of said Northeast Quarter of the Southeast Quarter (NE¼SE¼); thence in a northerly direction along the East line of said Northeast Quarter of the Southeast Quarter (NE¼SE¼) to the point of beginning.



Request for Council Action

DATE: 6/17/2025

SUBJECT: Implementation of a Passwordless Login Solution

RECOMMENDATION: It is respectfully requested that the Council consider the following:

MOTION TO: Approve for the City of Thief River Falls to purchase a passwordless login solution to serve 25 users, supporting improved identity protection, operational efficiency, and compliance with cybersecurity best practices.

BACKGROUND: As part of the City's ongoing cybersecurity initiatives, the City would like to implement a passwordless login solution to eliminate vulnerabilities associated with traditional password-based authentication. The initial rollout will serve 25 users.

KEY ISSUES: Credential-Based Threat Exposure - Existing systems depend on outdated password-based authentication, which leaves the City vulnerable to phishing, credential stuffing, and brute-force attacks.

Enterprise Grade Security and Compliance - This solution offers industry-standard protection including phishing-resistant multi-factor authentication (MFA), hardware-backed credential storage, and compliance with FIPS 140-3 standards.

Legacy and Fragmented Identity Tools

User Experience and IT Overhead - The new system reduces frequent password issues for users and support demands for IT.

Zero Trust Identity Protection - Ensures that only verified users with secure credentials can access sensitive City systems.

Seamless Password Experience - By introducing hardware authenticators and mobile passkeys, the City can offer a secure, efficient, and intuitive login process across devices and applications.

FINANCIAL CONSIDERATIONS: \$6817.00 budgeted for the IT Contract budget. This includes 3 years and consists of 25 licenses, maintenance, soft tokens, and 20 fobs. This will be purchased and installed by Morris Electronics.

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Joanne Olson, Information Technology Coordinator

ATTACHMENTS:

None



City of Thief River Falls

405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-2943
FAX: 218-681-6223
email: @citytrf.net
www.citytrf.net

Request for Council Action

DATE: 6/17/2025

SUBJECT: Approval of the MN State Joint Powers Agreement with the MN Internet Crimes Against Children Task Force (ICAC)

RECOMMENDATION: It is respectfully requested that the Council consider the following:

MOTION TO: To approve the renewal of the Internet Crimes Against Children Task Force Joint Powers Agreement with the ICAC Task force and the Minnesota Bureau of Criminal Apprehension.

BACKGROUND: The Thief River Falls Police Department has worked in conjunction with the ICAC Task Force and the Minnesota Bureau of Criminal Apprehension to investigate and prosecute crimes against children and exploitation of children since 2016. This agreement is imperative to keep up the important work of protecting children in our community.

KEY ISSUES:

FINANCIAL CONSIDERATIONS:

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Marissa Adam, Chief of Police

ATTACHMENTS:

1.	ICAC PD JPA 2025 - Thief River Falls PD
2.	Draft Resolution



STATE OF MINNESOTA

JOINT POWERS AGREEMENT MINNESOTA INTERNET CRIMES AGAINST CHILDREN TASK FORCE

This Joint Powers Agreement ("Agreement") is between the State of Minnesota, acting through its Commissioner of Public Safety on behalf of the Bureau of Criminal Apprehension ("BCA" or "Lead Agency"), and the City Thief River Falls on behalf of its Police Department at 102 First St. West Thief River Falls, MN 56701 ("Governmental Unit" or "Affiliate Agency"). The BCA and Governmental Unit may be referred to jointly as "Parties."

Recitals

Under Minnesota Statutes § 471.59, BCA and Governmental Unit are empowered to engage in agreements that are necessary to exercise their powers. Governmental Unit wishes to participate in the Minnesota Internet Crimes Against Children ("ICAC") Task Force. The Parties wish to work together to investigate and prosecute crimes committed against children, including the criminal exploitation of children committed and/or facilitated by or through the use of computers. The Parties further wish to disrupt and dismantle organizations engaging in these activities. This Agreement identifies what the Parties, either individually or jointly, will provide under this Agreement and identifies the consideration to be paid by BCA to Governmental Unit, if any, for equipment, training, and expenses (including travel and overtime) incurred by Governmental Unit as a result of investigations conducted pursuant to this Agreement.

Agreement

1. Term of Agreement

- 1.1 **Effective Date.** This Agreement is effective on the date BCA obtains all required signatures pursuant to Minnesota Statutes § 16C.05, subdivision 2.
- 1.2 **Expiration Date.** This Agreement expires five (5) years from the date it is effective unless terminated earlier pursuant to Clause 13.

2. Purpose

Governmental Unit and BCA enter into this Agreement for the purpose of facilitating the Governmental Unit's participation in the ICAC Task Force, which implements a three-pronged approach of prevention, education, and enforcement to combat internet crimes against children. This Agreement also provides the mechanism to reimburse Governmental Unit for equipment, training, and expenses (including travel and overtime), if any, that it incurs as a result of its participation in the ICAC Task Force.

3. Definitions

- 3.1 **"Affiliate" or "Affiliate Agency"** is an agency that is working with a *Lead Agency* as part of a regional or state ICAC Task Force. An *Affiliate* has agreed in writing to adhere to these *Standards*. Governmental Unit is the *Affiliate Agency* for purposes of this Agreement.
- 3.2 **"Authorized Personnel"** are those who lack powers of arrest but have been authorized to participate in *Investigations* directed by law enforcement personnel (e.g., agency personnel, digital evidence experts, etc.).
- 3.3 **"Commander"** means the BCA Special Agent in Charge ("SAIC") who serves as the leader of the ICAC Task Force.
- 3.4 **"Contraband Image"** is a visual depiction of any kind (including computer generated) in any form (including live streaming) that depicts or conveys the impression that: (1) a minor or purported minor is engaged in

Sexually Explicit Activity; or (2) an adult is engaging in *Sexually Explicit Activity* in the presence of a minor or purported minor.

- 3.5 “**CGI**” is a wholly computer-generated visual depiction in any form (including printed/digital or video).
- 3.6 “**Crime**” is any offense (or group thereof) *Investigated* by law enforcement that involves (or involve) the exploitation/victimization of children facilitated by technology.
- 3.7 “**Deconfliction**” is a process whereby law enforcement can submit *Investigative* information to each other and/or to ICAC-related databases in order to determine whether other *Members* or other law enforcement agencies have information concerning the same targets or *Crimes*.
- 3.8 “**Employee**” is a sworn or compensated individual of a law enforcement agency who is working under the direction and control of a law enforcement agency.
- 3.9 “**Investigation**” is an investigation into a *Crime*. Likewise, “*Investigate*,” “*Investigated*,” “*Investigating*,” and “*Investigative*” are used within the same context.
- 3.10 “**Investigative Persona**” any identity established or created by an *Employee* to aid an *Investigation*.
- 3.11 “**Investigator**” is a *Member* who is a part of the *Sworn Personnel* of a *Task Force*.
- 3.12 “**Lead Agency**” is the law enforcement agency that receives the ICAC grant and is designated by the Office of Juvenile Justice Delinquency Prevention (“OJJDP”) within the Department of Justice to act as the *Lead Agency* for the corresponding *Task Force*. BCA is the *Lead Agency* for purposes of this Agreement.
- 3.13 “**Member**” is a *Lead* or *Affiliate Agency’s Employee* who is either *Sworn Personnel* or *Authorized Personnel* and who has been designated to work on ICAC-related matters for his/her respective agency and *Task Force*.
- 3.14 “**Partner**” is a civilian or non-sworn organization that OJJDP has recognized as a legitimate source of assistance.
- 3.15 “**Sexually Explicit Activity**” is real or simulated: (1) sexual intercourse of any kind; (2) masturbation; (3) sadistic/masochistic conduct; and/or (4) lascivious exhibition of the anus, breast, genitals, or pubic area of any person.
- 3.16 “**Supervisor**” is a *Member* who has been designated by his/her respective agency to supervise *Investigations* and other ICAC-related matters.
- 3.17 “**Standards**” are all of the provisions of this Agreement and the ICAC Task Force Program Operational and Investigative Standards established by OJJDP.
- 3.18 “**Sworn Personnel**” are *Members* with powers of arrest.
- 3.19 “**Task Force**” is the *Lead Agency* and their *Affiliate(s)* (combined) as designated by OJJDP for a particular state or region.
- 3.20 “**Vigilante**” is a non-*Partner* activist or activist organization engaged in investigative tactics or other law enforcement-like activities.

4. Responsibilities of Governmental Unit and BCA

4.1 Governmental Unit will:

- 4.1.1 Assign one or more *Employees* as *Members* of the ICAC Task Force. All *Employees* of Governmental Unit assigned as *Members*, and while performing ICAC *Investigations* and assignments, shall continue to be employed and directly supervised by the same Governmental Unit currently employing that *Member*. All services, duties, acts, or omissions performed by the ICAC Task Force *Member* will be within the course and duty of the *Member’s* employment and therefore covered by the workers’ compensation and other compensation programs of Governmental Unit including fringe benefits.
- 4.1.2 Conduct *Investigations* in accordance with all applicable *Standards* and conclude *Investigations* in a timely manner.
- 4.1.3 Submit Performance Measure data to the ICAC Data System (IDS) by the end of each month for the duration of this Agreement. The BCA must fulfil its reporting requirements as a recipient of the OJJDP grant award for MN ICAC Task Force in partnering with law enforcement agencies. Failure to timely provide OJJDP with Performance Measure data may jeopardize the BCA’s future grant qualifications as well as result in the delinquent law enforcement agency’s denial to participate in the Minnesota ICAC Task Force.
- 4.1.4 Assign a Governmental Unit point of contact to act as the liaison between it and the BCA ICAC Project *Commander* to assist in reimbursement deadlines.
- 4.1.5 Submit an ICAC reimbursement request for pre-approval of funds. This request shall include a description of the item requested for reimbursement, an operational plan, and an explanation of how it qualifies under the required criteria in Clauses 5.1 and 5.2 below.

- 4.1.6 Allow BCA to inform *Affiliate Agencies* and *Partners* of potential case connections based on data submitted to BCA through the ICAC Program.
- 4.1.7 Not commingle ICAC funds with any other existing federal or state grant funded overtime or additional local Governmental Unit funding.

4.2 BCA will:

- 4.2.1 Provide a Special Agent in Charge ("SAIC") who will serve as the *Commander* of the *Task Force*.
- 4.2.2 Provide daily direction and assign duties and other assignments to *Members*.
- 4.2.3 Review and approve or decline reimbursement requests under Clause 4.1.5 within seven (7) business days of the reimbursement request.

- 4.3 Nothing in this Agreement shall otherwise limit the jurisdiction, powers, and responsibilities normally possessed by the Governmental Unit acting through its *Members* or *Employees*.

5. Standards

Governmental Unit and its *Members* will adhere to all applicable *Standards*, including, but not limited to, the following:

- 5.1 *Investigate* activities related to internet *Crimes* and the exploitation of children through the use of computers.
- 5.2 *Investigate* organizations to disrupt and dismantle *Crimes* committed against children.
- 5.3 Comply with the ICAC Task Force Program Operational and Investigative Standards, as established by OJJDP.
- 5.4 *Investigators* assigned by the Governmental Unit to the ICAC Task Force must be licensed peace officers.
- 5.5 Follow appropriate state and/or federal laws in obtaining arrest warrants, search warrants, and civil and criminal forfeitures.
- 5.6 Follow proper legal procedures in securing evidence, including electronic devices.
- 5.7 Understand and use appropriate legal procedures in the use of informants including documentation of identity, monitoring of activities, and use and recordation of payments.
- 5.8 Use, as appropriate, the most current investigative technologies and techniques.
- 5.9 Obtain approval from the BCA ICAC Project *Commander* before conducting a pro-active undercover chat operation with anticipated multiple targets.
- 5.10 Make reasonable efforts to *Deconflict* active *Investigations*.
- 5.11 Document *Investigations*.
- 5.12 Not collaborate with *Vigilantes* or approve, condone, encourage, or promote the activities of *Vigilantes*.
- 5.13 *Investigations* shall be conducted in an approved work environment, using approved equipment, as designated by the *Commander* or a *Supervisor*. Personally owned equipment, accounts, and networks shall not be used in *Investigations*.
- 5.14 As part of an active *Investigation*, *Members* shall not upload, transmit, or forward any *Contraband Images* to those outside their respective agency (e.g., suspects, witnesses, ESPs, etc.), except where otherwise permitted by law (e.g., to sworn law enforcement, to NCMEC employees, etc.).
- 5.15 During active *Investigations*, *Members* may use visual depictions as a representation of any *Investigative Persona/person/purported person* or as proof-of-life evidence under two circumstances only:

First, when the following factors are met:

- 1. The visual depiction (whether or not modified to suit *Investigative* needs by, e.g., age regression) is of an actual person;
- 2. That person is an *Employee*;
- 3. The *Employee* has given his or her written consent for the visual depiction to be used;
- 4. Regardless of whether or not the *Employee* was a minor when the visual depiction was taken, the *Employee* nevertheless was at least 18 years old when the *Employee* gave consent for such use; and,
- 5. The visual depiction does not depict or convey the impression of *Sexually Explicit Activity*.

Second, when the visual depiction is *CGI* and does not depict or convey the impression of *Sexually Explicit Activity*.

6. Payment

- 6.1 To receive reimbursement for equipment, training, and expenses (including travel and overtime) incurred by Governmental Unit as a result of conducting *Investigations* pursuant to this Agreement, Governmental Unit must

make a request for reimbursement to the BCA Authorized Representative under the required criteria outlined in the ICAC Task Force Operational and Investigative Standards established by OJJDP.

- 6.2 The *Commander* or his/her successor will review the reimbursement request and approve or deny the request within seven (7) business days of receipt of the request by BCA's Authorized Representative.
- 6.3 Subsequent to receiving notice of approval of a reimbursement request, Governmental Unit must submit an expense form to the BCA Authorized Representative no later than fifteen (15) business days after the end of the month during which the expense is incurred.
- 6.4 BCA will reimburse Governmental Unit within thirty (30) calendar days of the submission of the expense form.
- 6.5 In the event Governmental Unit breaches this Agreement, it will not be eligible to receive any further reimbursement under this Agreement.

7. Authorized Representatives

BCA's Authorized Representative is the following person, or her successor:

Name: Bobbi Jo Pazdernik, Commander of MN ICAC
Address: Department of Public Safety; Bureau of Criminal Apprehension
1430 Maryland Street East, Saint Paul, MN 55106
Telephone: 651-793-7000
E-mail Address: bobbijo.pazdernik@state.mn.us

Governmental Unit's Authorized Representative is the following person, or his/her successor:

Name: Marissa Adam, Chief of Police
Address: Thief River Falls Police Department
102 First St West
Thief River Falls, MN 56701
Telephone: 218-681-6161
E-mail Address: madam.trfpd@trfmrn.gov

If Governmental Unit's Authorized Representative changes at any time during this Agreement, Governmental Unit must immediately notify BCA's Authorized Representative identified above.

8. Assignment, Amendments, Waiver, and Agreement Complete

- 8.1 **Assignment.** Governmental Unit may neither assign nor transfer any rights or obligations under this Agreement.
- 8.2 **Amendments.** Any amendment to this Agreement must be in writing and will not be effective until it has been executed and approved by the same parties who executed and approved the original Agreement, or their successors in office.
- 8.3 **Waiver.** If BCA fails to enforce any provision of this Agreement, that failure does not waive the provision or its right to enforce it.
- 8.4 **Agreement Complete.** This Agreement contains all negotiations and agreements between BCA and Governmental Unit. No other understanding regarding this Agreement, whether written or oral, may be used to bind either party.

9. Liability

BCA and Governmental Unit agree each party will be responsible for its own acts and the results thereof to the extent authorized by law and shall not be responsible for the acts of any others and the results thereof. BCA's liability shall be governed by provisions of the Minnesota Tort Claims Act, Minnesota Statutes § 3.736, and other applicable law. Governmental Unit's liability shall be governed by provisions of the Municipal Tort Claims Act, Minnesota Statutes §§ 466.01-466.15, and other applicable law.

10. Audits

Under Minnesota Statutes § 16C.05, subdivision 5, Governmental Unit's books, records, documents, and accounting procedures and practices relevant to this Agreement are subject to examination by BCA and/or the State Auditor and/or Legislative Auditor, as appropriate, for a minimum of six (6) years from the end of this Agreement.

11. Government Data Practices

Governmental Unit and BCA must comply with the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13 and other applicable law, as it applies to all data provided by BCA under this Agreement and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by Governmental Unit under this Agreement. The civil remedies of Minnesota Statutes § 13.08 apply to the release of the data referred to in this Clause by either Governmental Unit or BCA.

If Governmental Unit receives a request to release the data referred to in this Clause, Governmental Unit must immediately notify BCA. The BCA will give Governmental Unit instructions concerning the release of the data to the requesting party before the data is released.

12. Venue

The venue for all legal proceedings arising out of this Agreement, or its breach, must be in the appropriate state or federal court with competent jurisdiction in Ramsey County, Minnesota.

13. Expiration and Termination

- 13.1** Either party may terminate this Agreement at any time, with or without cause, upon thirty (30) calendar days' written notice to the other party. To the extent funds are available, the Governmental Unit shall receive reimbursement in accordance with the terms of this Agreement through the date of termination.
- 13.2** In the event that federal funding is no longer available, BCA will email Governmental Unit's Authorized Representative and terminate the Agreement. The termination will be effective two (2) business days after email notification to Governmental Unit; and Governmental Unit shall receive reimbursement in accordance with the terms of this Agreement through the date of termination.

14. Continuing Obligations

The following clauses survive the expiration or cancellation of this Agreement: 9, Liability; 10, Audits; 11, Government Data Practices; and 12, Venue.

[Remainder of page intentionally left blank; signature page follows]

The parties indicate their agreement and authority to execute this Agreement by signing below.

1. STATE ENCUMBRANCE VERIFICATION
Individual certifies that funds have been encumbered as required by Minnesota Statutes §§ 16A.15 and 16C.05.

Signed: _____

Date: _____

SWIFT PO Number: 3000085301

2. GOVERNMENTAL UNIT
Governmental Unit certifies that the appropriate person(s) has(have) executed this Agreement on behalf of the Governmental Unit and its jurisdictional government entity as required by applicable articles, laws, by-laws, resolutions, or ordinances.

By: _____

Title: _____

Date: _____

By: _____

Title: _____

Date: _____

By: _____

Title: _____

Date: _____

3. DEPARTMENT OF PUBLIC SAFETY; BUREAU OF CRIMINAL APPREHENSION

By: _____
(with delegated authority)

Title: Deputy Superintendent, Investigations

Date: _____

4. COMMISSIONER OF ADMINISTRATION
As delegated to the Office of State Procurement

By: _____

Title: _____

Date: _____

ADMIN ID: _____

RESOLUTION NO. _____

RESOLUTION APPROVING STATE OF MINNESOTA JOINT POWERS AGREEMENTS WITH THE CITY OF THIEF RIVER FALLS ON BEHALF OF ITS POLICE DEPARTMENT REGARDING THE MINNESOTA INTERNET CRIMES AGAINST CHILDREN TASK FORCE (ICAC)

WHEREAS, the City of THIEF RIVER FALLS on behalf of its Police Department desires to enter into Joint Powers Agreements with the State of Minnesota, Department of Public Safety, Bureau of Criminal Apprehension to utilize applicable state and federal laws to investigate and prosecute crimes committed against children and the criminal exploitation on children that is committed and/or facilitated by or through the use of computers.

NOW, THEREFORE, BE IT RESOLVED by the City Council of THIEF RIVER FALLS, Minnesota as follows:

1. That the State of Minnesota Joint Powers Agreements by and between the State of Minnesota acting through its Department of Public Safety, Bureau of Criminal Apprehension and the City of THIEF RIVER FALLS on behalf of its Police Department, are hereby approved. A Copy of the Joint Powers Agreement is attached to this Resolution and made a part of it.
2. That the DEPUTY CHIEF OF POLICE, MARISSA ADAM or his or her successor, is designated the Authorized Representative for the Police Department. The Authorized Representative is also authorized to sign any subsequent amendment or agreement that may be required by the State of Minnesota to maintain the City's connection to the systems and tools offered by the State.
3. That MIKE LORENSON, the Mayor for the City of THIEF RIVER FALLS and ANGELA PHILIPP , the CITY ADMINISTRATOR, are authorized to sign the State of Minnesota Joint Powers Agreements.

Passed and Adopted by the Council on this ____ day of _____, _____.

CITY OF THIEF RIVER FALLS

By: [name of mayor]
Its Mayor

ATTEST: _____
By: [name]
Its City Administrator



City of Thief River Falls

405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-2943
FAX: 218-681-6223
email: @citytrf.net
www.citytrf.net

Request for Council Action

DATE: 6/17/2025

SUBJECT: Approve the employment of Sadie Anderson as Patrol Officer

RECOMMENDATION: It is respectfully requested the Council consider the following:

MOTION TO: To approve the employment of Sadie Anderson for the position of Patrol Officer. Anderson will be hired for the position of Patrol Officer. Anderson will be hired at a grade 6 step 1 for \$33.38 per hour. This is an LELS Union non-exempt position. Employment is contingent upon successful completion of all pre-employment requirements.

BACKGROUND: Anderson is from Goodridge, MN and attended Northland Community College in Thief River Falls. Anderson will be the 17th officer bringing our department to full staff.

KEY ISSUES:

FINANCIAL CONSIDERATIONS: This hire will put the Police department at 17 full-time officers. The Police Department has been approved for 17 full-time officers.

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Mike Roff, Deputy Police Chief

ATTACHMENTS:

None



City of Thief River Falls

405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-2943
FAX: 218-681-6223
email: @citytrf.net
www.citytrf.net

Request for Council Action

DATE: 6/17/2025

SUBJECT: Ductless Mini-Split Heat Pump for the Power Plant Office

RECOMMENDATION: It is respectfully requested the Council consider the following:

MOTION TO: Approve the purchase of a 2.5 Ton, Ductless Mini-Split Heat Pump for the Power Plant Office.

BACKGROUND: The office at the power Plant is currently being cooled by a “Window Unit” air conditioner. This AC unit has been in service for quite some time and is in need of repair. The Chief Power Plant operator has been able to repair the unit to keep it working, but it is at the end of it’s life and should be replaced by a much more efficient unit. It is important to keep the Switchgear in the office cool and the new heat Pump would be much more efficient at that. The office is heated by 2 - 5kw heaters and the new Heat pump would be able to handle most of the heating of the office much more efficiently also.

KEY ISSUES:

FINANCIAL CONSIDERATIONS: Approximately \$2838.00. This will come out of the Power Plant Maintenance budget. There will be no installation labor costs as the Chief Power Plant Operator will install the new unit.

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Brian Jacobson, Electric Superintendent

ATTACHMENTS:

1.	Power Plant Mini-Split Quotes
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Distributors Of
Plumbing, Heating, and Well Supplies
211 Broadway PO Box 98 St. Hilaire, MN 56754

Phone 218-964-5222
Watts 800-542-5010
Fax 218-964-5242
Email sthilair@gvtel.com

PRICE QUOTE

Page 1

Printed 05/12/25 GS

Quoted

CITY OF THIEF RIVER FALLS
405 3RD ST E
PO BOX 528
THIEF RIVER FALLS MN 56701
Tel:218-681-2943 Fax:218-681-6223

Ship To

CITY OF THIEF RIVER FALLS
405 3RD ST E
PO BOX 528
THIEF RIVER FALLS MN 56701

Quote #	Quote Date	Exp Date	Customer #	Customer P/O #	Ship Via	Writer
Q052943	05/12/2025	07/11/2025	0008300	CITY BUILDING		GS
Job ID			Customer Terms		Salesman	
			NET 10TH		JARROD PETERSON	
Product	Description	UM	Quant	Unit Price	Extension	
	2-TON					
6L186	LS240HFV3 2 TON MINI SPLIT HEAT PUMP 17 SEER MEGA LG	EA	1	1401.9424	1401.94	
6G412	1/4"X1/2"X1/2"X25' LINE SET 223493 ARMAFLEX BLK MINI SPLIT	EA	1	146.4228	146.42	
6G413	1/4"X1/2"X1/2"X50' LINE SET 223498 ARMAFLEX BLK MINI SPLIT	EA	1	267.8306	267.83	
Total: 2-TON			1	1816.19	1816.19	
	2.5 TON					
6L023	LS303HLV3 2.5 TON MINI SPLIT HP LG 18 SEER	EA	1	2869.6168	2869.62	
6G416	3/8"X5/8"X1/2"X25' LINE SET 223543 ARMAFLEX BLK MINI SPLIT	EA	1	168.2492	168.25	
6G417	3/8"X5/8"X1/2"X50' LINE SET 223548 ARMAFLEX BLK MINI SPLIT	EA	1	303.8313	303.83	
Total: 2.5 TON			1	3341.70	3341.70	
	COMMON ACCESSORIES					
6C165	1070-50 14/4 MINI SPLIT WIRE 50' ROLL INVERTER 10703908	EA	2	65.2028	130.41	
6A638	CONDENSER PAD 24" X 36" X 2"	EA	1	38.9488	38.95	
SP*00030200	MIN1832 18 X 32 MINI SPLIT SUPREME STAND	EA	1	177.9645	177.96	
6G282	96421 RSH-50 VRM KIT SURGE PROTECTOR + VOLTAGE RANGE MONITOR	EA	1	322.9565	322.96	
Total: COMMON ACCESSORIES			1	670.28	670.28	

Continue...

2.5 ton # 4011.98



Refrigeration - Heating, Inc.

RHI Supply - Grand Forks

2525 Demers Ave
701-757-2323
Grand Forks, ND 58201

PRICE QUOTE

Phone 701-757-2323
Fax

Page 1

Printed 05/12/25 ROY

Quoted

City of Thief River Falls
PO Box 528
Thief River Falls MN 56701
Buyer: Ronnie Lund
Tel:218-681-2943 Fax:

Ship To

City of Thief River Falls
405 3rd St E
Thief River Falls MN 56701

Quote #	Quote Date	Exp Date	Customer #	Customer P/O #	Ship Via	Writer
Q264788	05/12/2025	06/11/2025	0001326	Power Plant	GFK Delivery	ROY
Job ID			Customer Terms		Salesman	
			1% 10TH NET EOM		RHI Supply	
Product	Description	UM	Quant	Unit Price	Extension	
	***** * Add .4 oz per foot x 50' - 20 * * oz needs to be added * *****					
GRE LIV30HP230V	Gree R32 Livo 30,000 BTU, 230V, Indoor Wall Mounted Unit	EA	1	1076.40	1076.40	
GRE LIV30HP230V	Gree R32 Livo 30,000 BTU, 230V, Outdoor Condensing Unit	EA	1	1981.68	1981.68	
GRE LIV36HP230V	Gree R32 Livo 36,000 BTU, 230V, Indoor Wall Mounted Unit	EA	1	1150.92	1150.92	
GRE LIV36HP230V	Gree R32 Livo 36,000 BTU, 230V, Outdoor Condensing Unit	EA	1	2130.72	2130.72	
LIN MS251/4X5/8	Mini Split 1/4" x 5/8" x 1/2" - 25' Lineset Black UV 223553	EA	1	146.0352	146.04	
REC 96415	Rectorseal RSH-50 Compact Surge Protector	EA	1	82.614	82.61	
LIN MS501/4X5/8	Mini Split 1/4" x 5/8" x 1/2" - 50' Lineset Black UV 223558	EA	1	255.168	255.17	
DIV DTS1203	Diversitech Mini Split Stand 28x39x12, Pad Size 32x44 Fits: R-32 Gree Flexx Units	EA	1	181.552	181.55	
PAD P24X36X3	24" x 36" x 3" Plastic A/C Equipment Pad	EA	1	42.0842	42.08	
WIR 10700108	14/4 Cable 250' (Black) Mini Split Wire UL1277 THHN Rated for Direct Sunlight and Direct Burial	FT	75	1.6433	123.25	
DUP R-32	R-32 Refrigerant (20#)	CY	1	352.00	352.00	
RIT 19180	Ritchie Adapter 1/4" LF FFL to 1/4" RH MFL, 45 Degree, For Refrigerant Tanks	EA	1	19.539	19.54	
MUE 4011/4	1/4" OD Copper Coupling	EA	1	0.7366	0.74	

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2.5 ton 4261.72

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Customers who viewed this item also viewed



Daikin 24,000 BTU 18 SEER2
Entra R32 Series Ductless Mini
Split Heat Pump System

5.0 2

\$2,106⁰⁰



Daikin 24,000 BTU 21 SEER2
Aurora Low Ambient Ductless
Mini Split Air Conditioner Heat

5.0 4

\$2,969⁰⁰



DELLA Vario 24000 BTU Mini
Split AC Work with Alexa
Ductless Inverter System 19

4.4 1,261

\$1,349⁹⁶

Home & Kitchen > Heating, Cooling & Air Quality > Air Conditioners > Split-System



Daikin 24,000 BTU 18 SEER2 Entra R32 Series Ductless Mini Split Heat Pump System w/ Maxwell All-Inclusive 15' Installation Kit and Wall Mounting Bracket (230V)

\$2,106⁰⁰

FREE delivery June 2 - 4. [Details](#)

Delivering to Thief River Falls
56701 - [Update location](#)

In Stock

Quantity: 1

Add to Cart

Buy Now

Ships from Heatandcool
Sold by Heatandcool
Returns 30-day
refund/replacement
Payment Secure transaction

Add a Protection Plan:

☐ Complete Protect: One plan covers all eligible past and future purchases (Renews Monthly Until Cancelled) for \$16.99/month

Add to List

Visit the [DAIKIN Store](#)

4.1 45 ratings |

[Search this page](#)

Choice

50+ bought in past month

\$2,106⁰⁰

30-day refund/replacement

Size: 24,000 BTU

9,000 BTU \$1,210.00	12,000 BTU \$1,347.00
18,000 BTU \$1,762.00	24,000 BTU \$2,106.00

Brand	DAIKIN
Cooling Power	24000 British Thermal Units
Special Feature	Dry Mode, Fan Mode, Auto Mode, Powerful Operation, ECO+, Self-
Product	1"D x 1"W x 1"H

[See more](#)

About this item

- Exceptional Efficiency: Provides 22,400 BTUs of cooling power (Min 6,900 BTU - Max 24,200 BTU) and 23,000 BTUs of heating capacity (Min 5,800 BTU - Max 27,300 BTU). Achieves a high 18 SEER2 energy

Roll over image to zoom in

Add
 R32 refrigerant
 Unit
 \$352⁰⁰
 \$2106⁰⁰
 \$2458⁰⁰
 \$255⁰⁰
 \$125⁰⁰
 \$2838⁰⁰

Delivering to Thief River Falls, MN 56701
Update location

[Home](#)
[Sign In](#)
[Account & Lists](#)
[Orders](#)



Request for Council Action

DATE: 6/17/2025

SUBJECT: Establishment of TIF District 1-16

RECOMMENDATION: It is respectfully requested that the Council consider the following recommendation:

MOTION TO: Approve the City's proposed adoption of a Modification to the Development Program for Development District No. 1 (the "Development District"), the proposed establishment of Tax Increment Financing District No. 1-16: The Edge (a workforce housing economic development tax increment financing district) (the "TIF District") within the Development District, and the proposed adoption of a Tax Increment Financing Plan (the "TIF Plan") therefor (collectively, the "Modification and Plan"), pursuant to Minnesota Statutes, 469.124 to 469.133 and Sections 469.174 to 469.1794, all inclusive, as amended. Copies of the Modification and Plan are on file and available for public inspection at the office of the Community/Economic Development Director at City Hall.

BACKGROUND: The city received an application for tax increment assistance from D.W. Jones to assist with the development of a 65-unit apartment complex. The proposed project will be located on approximately 5.07 acres that D.W. Jones is purchasing from Sanford Health Network North. The TIF will be used to assist with the site improvements and preparation and provide for the development of workforce housing and would have a maximum term of nine years of TIF Assistance.

The Proposed project is anticipated to have a completed market value of \$7 million or \$107,692 per unit. It is estimated to generate approximately \$962,500 in net tax increment over the nine-year-term, or approximately \$107,000 annually. The actual annual increment will be based on the annually assessed market value and tax rate. The city will retain 10% for administration of the district.

A public Hearing was held at approximately 5:30 pm at the May 6, 2025, City Council meeting.

KEY ISSUES: • The City needs housing, and with current market conditions, the cost of construction is prohibitive without financial assistance.
• But for the city's assistance in financing this project, this development would not occur.

FINANCIAL CONSIDERATIONS: Legal costs associated with the establishment of the TIF District 1-16, and subsequent TIF Agreement will be paid for by the developer through the establishment of an escrow account with the city.

LEGAL CONSIDERATION: Attorney Grant Turpin, Dorsey & Whitney, LLP. Attorney fees paid from escrow account for Edge Development.

DEPARTMENT/RESPONSIBLE PERSON: Richard Baker, Economic/Community Development Director

ATTACHMENTS:

1.	P&Z TIF 1-16 Plan Confirmation Letter
2.	Modification to Redevelopment Porgram & TIF Plan Document - Pages 1-39



City of Thief River Falls

PLANNING & ZONING COMMISSION

CITY HALL
405 Third Street East • PO Box 528
Thief River Falls MN 56701-0528

PHONE: 218-681-8506
FAX: 218-681-8507

Richard Baker
Economic/Community Development Director
City of Thief River Falls
405 3rd Street East
PO Box 528
Thief River Falls, MN 56701

June 10, 2025

Re: Written Opinion regarding TIF 1-16

Mr. Baker—

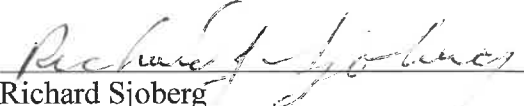
The Planning Commission (the “Commission”) of the City of Thief River Falls, Minnesota (the “City”), has received from the City a Modification to the Development Program for Development District No. 1 (the “Development Program Modification”) and a Tax Increment Financing Plan for Tax Increment Financing District No. 1-16 (the “TIF Plan”) (the Development Program Modification and the TIF Plan are referred to collectively herein as the “Program and Plan”).

The Commission understands it is being asked by the City to review the Program and Plan pursuant to Minnesota Statutes, Section 469.028 and Minnesota Statutes, Section 469.175, Subd. 3, and provide its written opinion on whether the Program and Plan conform to the general plan for the development or redevelopment of the City as a whole.

The Commission has reviewed the Program and Plan to determine their conformity with the general plans for the development and redevelopment of the City as described in the comprehensive plan for the City.

It is our opinion that the Program and Plan does conform to the general plans for the development and redevelopment of the City as a whole.

Sincerely,


Richard Sjöberg

Planning Commission of the
City of Thief River Falls, Minnesota

Its: Chair

Adoption Date: June 17, 2025

City of Thief River Falls

Pennington County, Minnesota

MODIFICATION TO THE DEVELOPMENT PROGRAM

Development District No. 1

&

Tax Increment Financing (TIF) Plan

Establishment of Tax Increment Financing District No. 1-16:

The Edge

(a workforce housing economic development district)



Prepared by:

Ehlers
3060 Centre Pointe Drive
Roseville, Minnesota 55113

BUILDING COMMUNITIES. IT'S WHAT WE DO.

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Modification to the Development Program for Development District No. 1

FOREWORD

The following text represents a Modification to the Development Program for Development District No. 1. This modification represents a continuation of the goals and objectives set forth in the Development Program for Development District No. 1. Generally, the substantive changes include the establishment of Tax Increment Financing District No. 1-16: The Edge.

For further information, a review of the Development Program for Development District No. 1, is recommended. It is available from the Community/Economic Development Director at the City of Thief River Falls. Other relevant information is contained in the tax increment financing plans for the tax increment financing districts located within Development District No. 1.

Tax Increment Financing Plan for Tax Increment Financing District No. 1-16: The Edge

FOREWORD

The City of Thief River Falls (the "City"), staff and consultants have prepared the following information to expedite the Establishment of Tax Increment Financing District No. 1-16: The Edge (the "District"), an economic development tax increment financing district, located in Development District No. 1.

STATUTORY AUTHORITY

Within the City, there exist areas where public involvement is necessary to cause development or redevelopment to occur. To this end, the City has certain statutory powers pursuant to *Minnesota Statutes ("M.S."), Sections 469.124 - 469.133*, inclusive, as amended, and *M.S., Sections 469.174 to 469.1794*, inclusive, as amended (the "TIF Act"), to assist in financing public costs related to this project.

This section contains the Tax Increment Financing Plan (the "TIF Plan") for the District. Other relevant information is contained in the Modification to the Development Program for Development District No. 1.

STATEMENT OF OBJECTIVES

The District currently consists of a portion of one (1) parcel of land and adjacent roads and internal rights-of-way. The parcel is about 175 acres and is in the process of being subdivided. The parcel included in the District will be 5.07 acres. The District is being created to facilitate the development of 65 units of workforce, rental housing in the City. The City has not entered into an agreement but has designated DW Jones as the developer. Development is anticipated to begin in the Spring of 2025. This TIF Plan is expected to achieve many of the objectives outlined in the Development Program for Development District No. 1.

The activities contemplated in the Modification to the Development Program and the TIF Plan do not preclude the undertaking of other qualified development or redevelopment activities. These activities are anticipated to occur over the life of Development District No. 1 and the District.

DEVELOPMENT PROGRAM OVERVIEW

Pursuant to the Development Program and authorizing State statutes, the City is authorized to undertake the following activities in the District:

1. Property to be Acquired - Selected property located within the District, including interior and adjacent street rights of way, may be acquired by the City and is further described in this TIF Plan.
2. Relocation - Relocation services, to the extent required by law, are available pursuant to *M.S., Chapter 117* and other relevant State and federal laws.
3. Upon approval of a developer's plan relating to the project and completion of the necessary legal requirements, the City may sell to a developer selected properties that it may acquire within the District or may lease land or facilities to a developer.
4. The City may perform or provide for some or all necessary acquisition, construction, relocation, demolition, and required utilities and public street work within the District.
5. The City proposes both public and private infrastructure within the District. The proposed reuse of private property within the District will be for rental housing to address the workforce housing needs in the community, and there will be continued operation of Development District No. 1 after the capital improvements within Development District No. 1 have been completed.

DESCRIPTION OF PROPERTY IN THE DISTRICT AND PROPERTY TO BE ACQUIRED

The District encompasses all property and adjacent roads rights-of-way and abutting roadways identified by the parcels listed below.

Parcel number	Address	Owner
25.0011.27.51	3001 Sanford Pkwy.	Sanford Medical

The parcel is in the process of being subdivided, and the legal description of the parcel in the District follows:

That part of Lots 18, 19, and 20, Block 3, Oak Haven Subdivision; and that part of the Northwest Quarter of Section 9, Township 153 North, Range 43 West of the Fifth Principal Meridian, all in Pennington County, Minnesota, described as follows:

Commencing at the northwest corner of said Northwest Quarter; thence North 88 degrees 40 minutes 08 seconds East, assumed bearing, along the north line of said Northwest Quarter, a distance of 1493.49 feet, more or less, to the northerly extension of the easterly right of way line of Sanford Parkway; thence South 01 degree 20 minutes 00 seconds East 33.00 feet to the point of beginning; thence North 88 degrees 40 minutes 08 seconds East 403.71 feet, more or less, to the west line of said Oak Haven Subdivision; thence South 01 degree 19 minutes 47 seconds East, along said west line, a distance of 194.75 feet; thence South 88 degrees 40 minutes 13 seconds West, along said west line, a distance of 53.91 feet; thence South 02 degrees 15 minutes 53 seconds West, along said west line, a distance of 60.12 feet, more or less, to the northwest corner of said Lot 20; thence North 88 degrees 40 minutes 13 seconds East, along the north line of said Lot 20, a distance of 150.00 feet, more or less, to the northeast corner of said Lot 20; thence South 02 degrees 15 minutes 53 seconds West, along the east line of said Block 3, a distance of 192.45 feet; thence on a tangential curve, along the east line of said Block 3, being concave to the east and having a radius of 270.00 feet, a delta of 19 degrees 16 minutes 53 seconds, and an arc length of 90.86 feet; thence South 88 degrees 40 minutes 13 seconds West 385.40 feet, more or less, to the easterly right of way line of Sanford Parkway; thence North 21 degrees 19 minutes 55 seconds West, along the easterly right of way line of Sanford Parkway, a distance of 233.10 feet; thence on a tangential curve, along the easterly right of way line of Sanford Parkway, being concave to the northeast and having a radius of 470.00 feet, a delta of 19 degrees 59 minutes 55 seconds, and an arc length of 164.05 feet; thence North 01 degree 20 minutes 00 seconds, along the easterly right of way line of Sanford Parkway, a distance of 156.96 feet, more or less, to the point of beginning. The above-described parcel contains 5.07 acres, more or less, and is subject to any easements, restrictions, or reservations of record, if any.

Please also see the map in Appendix A for further information on the location of the District.

The City may acquire any parcel within the District including interior and adjacent street rights of way. Any properties identified for acquisition will be acquired by the City only in order to accomplish one or more of the following: storm sewer improvements; provide land for needed public streets, utilities and facilities; carry out land acquisition, site improvements, clearance and/or development to accomplish the uses and objectives set forth in this plan.

The City may acquire property by gift, dedication, condemnation or direct purchase from willing sellers in order to achieve the objectives of this TIF Plan. Such acquisitions will be undertaken only when there is assurance of funding to finance the acquisition and related costs.

The City does not currently own the parcel of the property to be included in the District.

DISTRICT CLASSIFICATION

The City, in determining the need to create a tax increment financing district in accordance with *M.S., Sections 469.174 to 469.1794*, as amended, inclusive, finds that the District, to be established, is an economic development district pursuant to *M.S., Section 469.174, Subd. 12*.

The District is in the public interest because it satisfies the requirements of a workforce housing project under Section 469.176, Subdivision 4c, paragraph (d).

Pursuant to *M.S., Section 469.176, Subd. 4c*, revenue derived from tax increment from an economic development district may not be used to provide improvements, loans, subsidies, grants, interest rate subsidies, or assistance in any form to developments consisting of buildings and ancillary facilities, if more than 15% of the buildings and facilities (determined on the basis of square footage) are used for a purpose other than:

1. The manufacturing or production of tangible personal property, including processing resulting in the change in condition of the property;
2. Warehousing, storage, and distribution of tangible personal property, excluding retail sales;
3. Research and development related to the activities listed in items (1) or (2);
4. Telemarketing if that activity is the exclusive use of the property; or
5. Tourism facilities;
6. Space necessary for and related to the activities listed in items (1) to (5); or

7. A workforce housing project that satisfies the requirements of *M.S., Section 469.176, Subd. 4c(d)*.

Pursuant to *M.S., Section 469.176, Subd. 7*, the District does not contain any parcel or part of a parcel that qualified under the provisions of *M.S., Sections 273.111, 273.112, or 273.114 or Chapter 473H* for taxes payable in any of the five calendar years before the filing of the request for certification of the District.

DURATION & FIRST YEAR OF DISTRICT'S TAX INCREMENT

Pursuant to *M.S., Section 469.175, Subd. 1, and M.S., Section 469.176, Subd. 1*, the duration of the District must be indicated within the TIF Plan. Pursuant to *M.S., Section 469.176, Subd. 1b.*, the duration of the District will be 8 years after receipt of the first increment by the City (a total of 9 years of tax increment). The date of receipt by the City of the first tax increment is expected to be 2028.

Thus, it is estimated that the District, including any modifications of the TIF Plan for subsequent phases or other changes, would terminate after 2036, or when the TIF Plan is satisfied. If increment is received in 2027, the term of the District will be 2035. The City reserves the right to decertify the District prior to the legally required date.

ORIGINAL TAX CAPACITY, TAX RATE & ESTIMATED CAPTURED NET TAX CAPACITY VALUE/INCREMENT & NOTIFICATION OF PRIOR PLANNED IMPROVEMENTS

Pursuant to *M.S., Section 469.174, Subd. 7 and M.S., Section 469.177, Subd. 1*, the Original Net Tax Capacity (ONTC) as certified for the District will be based on the market values placed on the property by the assessor in 2024 for taxes payable 2025.

Pursuant to *M.S., Section 469.177, Subds. 1 and 2*, the County Auditor shall certify in each year (beginning in the payment year 2027) the amount by which the original value has increased or decreased as a result of:

1. Change in tax exempt status of property;
2. Reduction or enlargement of the geographic boundaries of the District;
3. Change due to adjustments, negotiated or court-ordered abatements;
4. Change in the use of the property and classification;
5. Change in State law governing class rates; or
6. Change in previously issued building permits.

In any year in which the current Net Tax Capacity (NTC) value of the District declines below the ONTC, no value will be captured and no tax increment will be payable to the City.

The original local tax rate for the District will be the local tax rate for taxes payable 2025, assuming the request for certification is made before June 30, 2025. The rates for Pay 2025 were not available at the time the District was established. The ONTC and the Original Local Tax Rate for the District appear in the table below.

Pursuant to *M.S., Section 469.174 Subd. 4* and *M.S., Section 469.177, Subd. 1, 2, and 4*, the estimated Captured Net Tax Capacity (CTC) of the District, within Development District No. 1, upon completion of the projects within the District, will annually approximate tax increment revenues as shown in the table below. The City requests 100% of the available increase in tax capacity be used for repayment of the obligations of the City and current expenditures. The Project Tax Capacity (PTC) listed is an estimate of values when the projects within the District are completed.

Project Tax Capacity	
Development estimated Tax Capacity upon completion	119,750
Original estimated Net Tax Capacity	247
Fiscal Disparities	0
Estimated Captured Tax Capacity	119,503
Original Local Tax Rate	136.6800% Pay 2024
Estimated Annual Tax Increment	\$163,337
Percent Retained by the City	100%

Note: Tax capacity includes a 4% inflation factor for the duration of the District. The tax capacity included in this chart is the estimated tax capacity of the District in year 9. The tax capacity of the District in year one is estimated to be \$87,500.

Pursuant to *M.S., Section 469.177, Subd. 4*, the City shall, after a due and diligent search, accompany its request for certification to the County Auditor or its notice of the District enlargement pursuant to *M.S., Section 469.175, Subd. 4*, with a listing of all properties within the District or area of enlargement for which building permits have been issued during the eighteen (18) months immediately preceding approval of the TIF Plan by the municipality pursuant to *M.S., Section 469.175, Subd. 3*. The County Auditor shall increase the original net tax capacity of the District by the net tax capacity of improvements for which a building permit was issued.

The City is reviewing the area to be included in the District to determine if any building permits have been issued during the 18 months immediately preceding approval of the TIF Plan by the City.

SOURCES OF REVENUE/BONDS TO BE ISSUED

The total estimated tax increment revenues for the District are shown in the table below:

SOURCES	
Tax Increment	\$ 1,258,069
Interest	125,807
TOTAL	\$ 1,383,876

The costs outlined in the Uses of Funds will be financed primarily through the annual collection of tax increments. The City reserves the right to issue bonds (as defined in the TIF Act) or incur other indebtedness as a result of the TIF Plan. As presently proposed, the projects within the District will be financed by pay-as-you-go notes and interfund loans. Any refunding amounts will be deemed a budgeted cost without a formal modification to this TIF Plan. This provision does not obligate the City to incur debt. The City will issue bonds or incur other debt only upon the determination that such action is in the best interest of the City.

The City may issue bonds secured in whole or in part with tax increments from the District in a maximum principal amount of \$1,008,483. Such bonds may be in the form of pay-as-you-go notes, revenue bonds or notes, general obligation bonds, or interfund loans. This estimate of total bonded indebtedness is a cumulative statement of authority under this TIF Plan as of the date of approval.

USES OF FUNDS

Currently under consideration for the District is a proposal to facilitate the development of 65 units of workforce, rental housing in the City. The City has determined that it will be necessary to provide assistance to the project(s) for certain District costs, as described herein.

The City has studied the feasibility of the development or redevelopment of property in and around the District. To facilitate the establishment and development or redevelopment of the District, this TIF Plan authorizes the use of tax increment financing to pay for the cost of certain eligible expenses. The estimate of public costs and uses of funds associated with the District is outlined in the following table.

USES	
Land/Building Acquisition	\$ -
Site Improvements/Preparation	550,000
Affordable Housing	-
Utilities	-
Other Qualifying Improvements	332,676
Administrative Costs (up to 10%)	125,807
PROJECT COSTS TOTAL	\$ 1,008,483
Interest	375,393
PROJECT AND INTEREST COSTS TOTAL	\$ 1,383,876

The total project cost, including financing costs (interest) listed in the table above does not exceed the total projected tax increments for the District as shown in the Sources of Revenue section.

Estimated capital and administrative costs listed above are subject to change among categories by modification of the TIF Plan without hearings and notices as required for approval of the initial TIF Plan, so long as the total capital and administrative costs combined do not exceed the total listed above. Further, the City may spend up to 20% of the tax increment revenues from the District for activities (described in the table above) located outside the boundaries of the District but within the boundaries of the Development District No. 1 (including administrative costs, which are considered to be spend outside the District), subject to all other terms and conditions of this TIF Plan.

ESTIMATED IMPACT ON OTHER TAXING JURISDICTIONS

The estimated impact on other taxing jurisdictions assumes that the redevelopment contemplated by the TIF Plan would occur without the creation of the District. However, the City has determined that such development or redevelopment would not occur "but for" tax increment financing and that, therefore, the fiscal impact on other taxing jurisdictions is \$0. The estimated fiscal impact of the District would be as follows if the "but for" test was not met:

Impact on Tax Base			
Entity	2023/Pay 2024 Total Net Tax Capacity	Estimated Captured Tax Capacity (CTC) upon completion	Percent of CTC to Entity Total
Pennington County	21,675,850	119,503	0.5513%
City of Thief River Falls	7,378,648	119,503	1.6196%
ISD 564 (Thief River Falls Public Schools)	19,018,609	119,503	0.6283%

Impact on Tax Rates				
Entity	Pay 2024 Extension Rate	Percent of Total	CTC	Potential Taxes
Pennington County	57.0330%	41.73%	119,503	\$ 68,156
City of Thief River Falls	49.6150%	36.30%	119,503	59,291
ISD 564 (Thief River Falls Public Schools)	27.6240%	20.21%	119,503	33,012
Other	2.4080%	1.76%	119,503	2,878
	136.6800%	100.00%		\$163,337

The estimates listed above display the captured tax capacity when all construction is completed. The tax rate used for calculations is the Pay 2024 rate. The total net capacity for the entities listed above are based on Pay 2024 figures. The District will be certified under the Pay 2025 rates, which were unavailable at the time this TIF Plan was prepared.

Pursuant to *M.S., Section 469.175 Subd. 2(b)*:

- (1) Estimate of total tax increment. It is estimated that the total amount of tax increment that will be generated over the life of the District is \$1,258,069;
- (2) Probable impact of the District on city provided services and ability to issue debt. An impact of the District on police protection is expected. With any addition of new residents or businesses, police calls for service will be increased. New developments add an increase in traffic, and additional overall demands to the call load. The City does not expect that the proposed development, in and of itself, will necessitate new capital investment in vehicles or facilities.

The probable impact of the District on fire protection is not expected to be significant. Typically, new buildings generate few calls, if any, and are of superior construction. The City does not expect that the proposed development, in and of itself, will necessitate new capital investment in vehicles or facilities.

The impact of the District on public infrastructure is expected to be minimal. The development is not expected to significantly impact any traffic movements in the area. The current infrastructure for sanitary sewer, storm sewer and water will be able to handle the additional volume generated from the proposed development. Based on the development plans, there are no additional costs associated with street maintenance, sweeping, plowing, lighting and sidewalks.

The probable impact of the issuance of any general obligation tax increment bonds payable from tax increment revenues from the District on the City's ability to issue debt for general fund purposes is expected to be minimal. It is not anticipated that there will be any general obligation debt issued in relation to this project, therefore there will be no impact on the City's ability to issue future debt or on the City's debt limit.

- (3) Estimated amount of tax increment attributable to school district levies. It is estimated that the amount of tax increments over the life of the District that would be attributable to school district levies, assuming the school district's share of the total local tax rate for all taxing jurisdictions remained the same, is \$254,265;
- (4) Estimated amount of tax increment attributable to county levies. It is estimated that the amount of tax increments over the life of the District that would be attributable to county levies, assuming the county's share of the total local tax rate for all taxing jurisdictions remained the same, is \$508,447;
- (5) Additional information requested by the county or school district. The City is not aware of any standard questions in a county or school district written policy regarding tax increment districts and impact on county or school district services. The county or school district must request additional information pursuant to *M.S., Section 469.175 Subd. 2(b)* within 15 days after receipt of the tax increment financing plan.

No requests for additional information from the county or school district regarding the proposed development for the District have been received.

SUPPORTING DOCUMENTATION

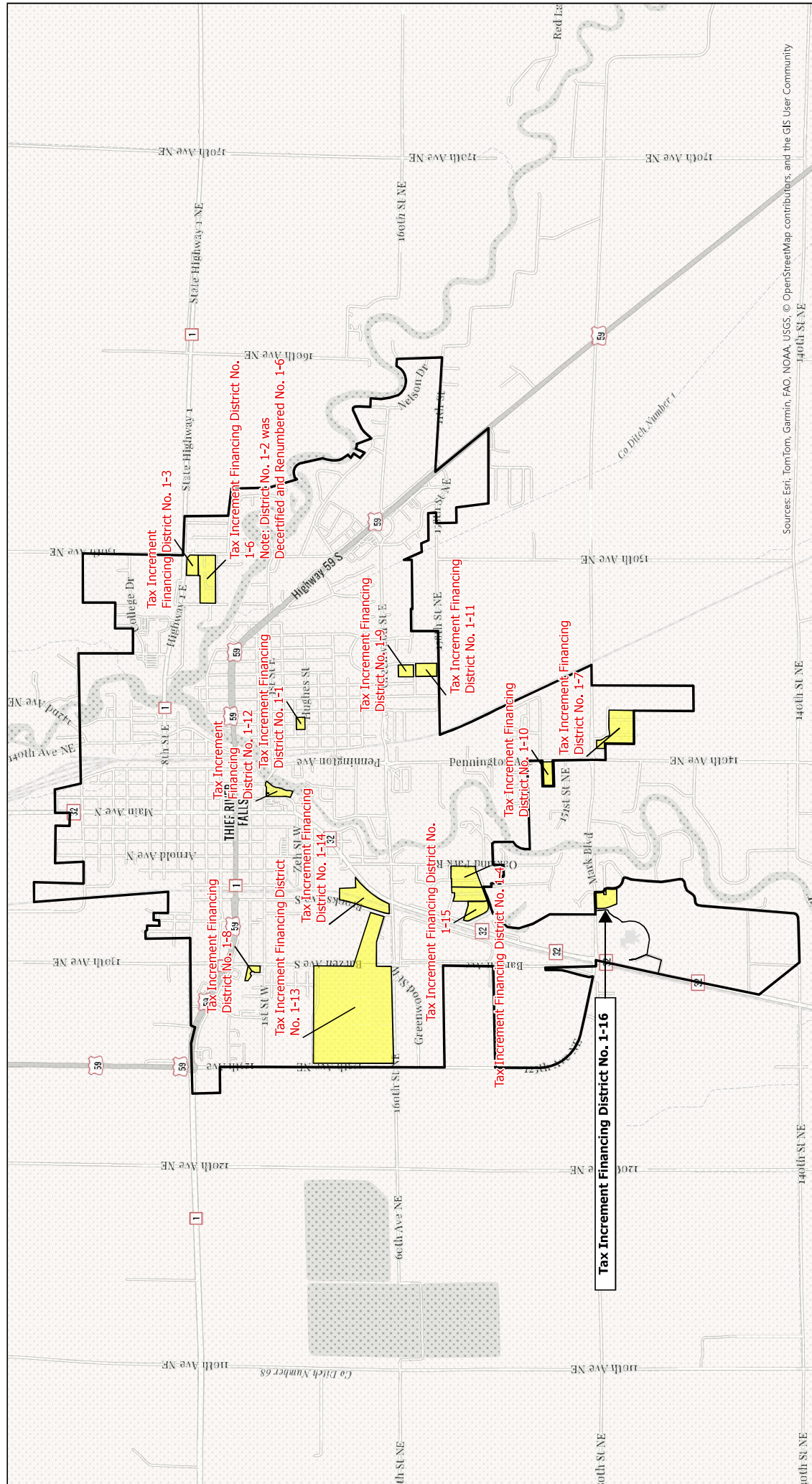
Pursuant to *M.S., Section 469.175, Subd. 1 (a), clause 7* this TIF Plan must contain identification and description of studies and analyses used to make the determination set forth in *M.S., Section 469.175, Subd. 3, clause (b)(2)* and the findings are required in the resolution approving the District.

- (i) In making said determination, reliance has been placed upon (1) written representation made by the Developer to such effects; and (2) City staff awareness of the feasibility of developing the project site within the District, which is further outlined in the city council resolution approving the establishment of the District and Appendix C.
- (ii) A comparative analysis of estimated market value both with and without establishment of the District and the use of tax increments has been performed. Such analysis is included with the cashflow in Appendix B and indicates that the increase in estimated market value of the proposed development (less the indicated subtractions) exceeds the estimated market value of the site absent the establishment of the District and the use of tax increments.

DISTRICT ADMINISTRATION

Administration of the District will be handled by the Community/Economic Development Director.

Appendix A: Map of Development District No. 1 and the TIF District



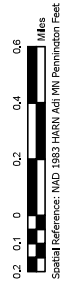
Date: 3/11/2025

**Tax Increment Financing District No. 1-16
Development District No. 1**

The Boundaries of Development District No. 1 are Coterminous Boundaries of the City of Thief River Falls



018



Folder: F:\Pubworks\155 GIS\2. ArcGIS Project Files\Richard TIF Maps\TIF Maps\

Appendix B: Estimated Cash Flow for the District

The Edge. 4% Inflation

City of Thief River Falls, MN

65 Units of workforce, rental housing



ASSUMPTIONS AND RATES

DistrictType:				Economic Development		Tax Rates	
District Name/Number:				TBD	TBD	Exempt Class Rate (Exempt)	
County District #:				TBD	2026	Commercial Industrial Preferred Class Rate (C/I Pref.)	
First Year Construction or Inflation on Value						First \$150,000	
Existing District - Specify No. Years Remaining						Over \$150,000	
Inflation Rate - Every Year:				4.00%		Commercial Industrial Class Rate (C/I)	
Interest Rate:				6.50%		Rental Housing Class Rate (Rental)	
Present Value Date:				1-Aug-26		Affordable Rental Housing Class Rate (Aff. Rental)	
First Period Ending				1-Feb-27		First \$100,000	
Tax Year District was Certified:				Pay 2025		Over \$100,000	
Cashflow Assumes First Tax Increment For Development:				2028		Non-Homestead Residential (Non-H Res. 1 Unit)	
Years of Tax Increment				9		First \$500,000	
Assumes Last Year of Tax Increment				2036		Over \$500,000	
Fiscal Disparities Election [Outside (A), Inside (B), or NA]				NA		Homestead Residential Class Rate (Hmsd. Res.)	
Incremental or Total Fiscal Disparities				NA		First \$500,000	
Fiscal Disparities Contribution Ratio				NA		Over \$500,000	
Fiscal Disparities Metro-Wide Tax Rate				NA		Agricultural Non-Homestead	
Maximum/Frozen Local Tax Rate:				136.680%	Pay 2024		
Current Local Tax Rate: (Use lesser of Current or Max.)				136.680%	Pay 2024		
State-wide Tax Rate (Comm./Ind. only used for total taxes)				29.00000%	Prelim 2025		
Market Value Tax Rate (Used for total taxes)				0.12129%	Pay 2024		

BASE VALUE INFORMATION (Original Tax Capacity)

Map ID	PID	Owner	Address	Land Market Value	Building Market Value	Total Market Value	Percentage Of Value Used for District	Original Market Value	Tax Year Original Market Value	Property Tax Class	Current Original Tax Capacity	Class After Conversion	After Conversion Orig. Tax Cap.	Area/ Phase
1	25.0011.27.51	Sanford Medical	3001 Sanford Pkwy.	681,700	0	681,700	3%	19,737	Pay 2025	Ag Non-Homestead	197	Rental	247	1
				681,700	0	681,700		19,737			197		247	

Note:

1. Base values are for preliminary pay 2025 based on review of County website on March 11, 2025. Development will use 5.07 acres.
2. Located in SD #564.

The Edge. 4% Inflation
City of Thief River Falls, MN
65 Units of workforce, rental housing



PROJECT INFORMATION (Project Tax Capacity)

Area/Phase	New Use	Estimated Market Value Per Sq. Ft./Unit	Taxable Market Value Per Sq. Ft./Unit	Total Sq. Ft./Units	Total Taxable Market Value	Property Tax Class	Project Tax Capacity	Project Tax Capacity/Unit	Percentage Completed 2026	Percentage Completed 2027	Percentage Completed 2028	Percentage Completed 2029	First Year Full Taxes Payable
Rental Housing		107,692	107,692	65	7,000,000	Rental	87,500	1,346	100%	100%	100%	100%	2028
TOTAL				65	7,000,000		87,500						
Subtotal Residential				65	7,000,000		87,500						
Subtotal Commercial/Ind.				0	0		0						

Note:

1. Market values are based upon estimates from the County Assessor dated March 10, and confirmed with other comparable projects.

TAX CALCULATIONS

	Total Tax Capacity	Fiscal Disparities Tax Capacity	Local Property Taxes	Fiscal Disparities Taxes	State-wide Property Taxes	Market Value Taxes	Total Taxes	Taxes Per Sq. Ft./Unit
New Use	87,500	0	119,595	0	0	8,490	128,085	1,970.54
TOTAL	87,500	0	119,595	0	0	8,490	128,085	

Note:

1. Taxes and tax increment will vary significantly from year to year depending upon values, rates, state law, fiscal disparities and other factors which cannot be predicted.
2. If tax increment is received in 2026, then the district will be one year shorter.

WHAT IS EXCLUDED FROM TIF?

Total Property Taxes	128,085
less State-wide Taxes	0
less Fiscal Disp. Adj.	0
less Market Value Taxes	(8,490)
less Base Value Taxes	(337)
Annual Gross TIF	119,258

MARKET VALUE BUT / FOR ANALYSIS

Current Market Value - Est.	19,737
New Market Value - Est.	7,000,000
Difference	6,980,263
Present Value of Tax Increment	844,004
Difference	6,136,259
Value likely to occur without Tax Increment is less than:	6,136,259



The Edge. 4% Inflation
City of Thief River Falls, MN
65 Units of workforce, rental housing

TAX INCREMENT CASH FLOW

% of OTC	Project Tax Capacity	Original Tax Capacity	Fiscal Disparities NA	Captured Tax Capacity	Local Tax Rate	Annual Gross Tax Increment	Semi-Annual Gross Tax Increment	State Auditor 0.36%	Admin. at 10%	Semi-Annual Net Tax Increment	Semi-Annual Present Value	PERIOD ENDING Yrs.	Tax Year	Payment Date
100%	87,500	(247)	-	87,253	136.680%	119,258	59,629	-	-	-	-	-	-	02/01/27
100%	91,000	(247)	-	90,753	136.680%	124,042	59,629	(215)	(5,941)	53,473	47,051	0.5	2028	08/01/28
100%	94,640	(247)	-	94,393	136.680%	129,017	62,021	(223)	(5,941)	53,473	92,622	1	2028	02/01/29
100%	98,426	(247)	-	98,179	136.680%	134,191	64,508	(232)	(6,180)	55,618	138,528	1.5	2029	08/01/29
100%	102,363	(247)	-	102,116	136.680%	139,572	67,095	(242)	(6,428)	57,849	182,990	2	2029	02/01/30
100%	106,457	(247)	-	106,210	136.680%	145,168	69,786	(251)	(6,685)	60,169	227,779	2.5	2030	08/01/30
100%	110,715	(247)	-	110,469	136.680%	150,989	72,584	(261)	(6,953)	62,581	271,158	3	2030	02/01/31
100%	115,144	(247)	-	114,897	136.680%	157,042	75,494	(272)	(7,232)	65,091	314,857	3.5	2031	08/01/31
100%	119,750	(247)	-	119,503	136.680%	163,337	78,521	(283)	(7,522)	67,700	357,180	4	2031	02/01/32
							81,668	(294)	(8,137)	73,237	399,815	4.5	2032	08/01/32
								(294)	(8,137)	73,237	441,107	5	2032	02/01/33
								(294)	(8,137)	73,237	482,704	5.5	2033	08/01/33
								(294)	(8,137)	73,237	522,991	6	2033	02/01/34
								(294)	(8,137)	73,237	563,575	6.5	2034	08/01/34
								(294)	(8,137)	73,237	602,881	7	2034	02/01/35
								(294)	(8,137)	73,237	642,476	7.5	2035	08/01/35
								(294)	(8,137)	73,237	680,824	8	2035	02/01/36
								(294)	(8,137)	73,237	719,455	8.5	2036	08/01/36
								(294)	(8,137)	73,237	756,869	9	2036	02/01/37
Total	Present Value From 08/01/2026			Present Value Rate	6.50%		1,262,614	(4,545)	(125,807)	1,132,262				
							844,004	(3,038)	(94,097)	756,869				

Appendix C: Findings Including But/For Qualifications

The reasons and facts supporting the findings for the adoption of the Tax Increment Financing Plan for Tax Increment Financing District No. 1-16: The Edge as required pursuant to *Minnesota Statutes (M.S.), Section 469.175, Subd. 3* are as follows:

1. *Finding that Tax Increment Financing District No. 1-16: The Edge is an economic development district as defined in M.S., Section 469.174, Subd. 12.*

Tax Increment Financing District No. 1-16: The Edge is a contiguous geographic area within the City's Development District No. 1, delineated in the TIF Plan, for the purpose of financing economic development in the City through the use of tax increment. The District is in the public interest because it will facilitate the development of 65 units of workforce, rental housing in the City. This project will provide safe, affordable housing for the community, increase employment in the State and preserve and enhance the tax base of the State.

2. *Finding that the proposed development, in the opinion of the City Council, would not reasonably be expected to occur solely through private investment within the reasonably foreseeable future and that the increased market value of the site that could reasonably be expected to occur without the use of tax increment financing would be less than the increase in the market value estimated to result from the proposed development after subtracting the present value of the projected tax increments for the maximum duration of Tax Increment Financing District No. 1-16: The Edge permitted by the TIF Plan.*

The proposed development, in the opinion of the City, would not reasonably be expected to occur solely through private investment within the reasonably foreseeable future: This finding is supported by the fact that the development proposed in this plan is 65 units of workforce, rental housing, which meets the City's objectives for economic development. The cost of land acquisition, and related site improvements necessary to maximize development potential, makes development of the facility infeasible without City assistance. The Developer was asked for and provided a letter and a proforma as justification that the developer would not have gone forward without tax increment assistance.

The increased market value of the site that could reasonably be expected to occur without the use of tax increment financing would be less than the increase in market value estimated to result from the proposed

development after subtracting the present value of the projected tax increments for the maximum duration of the District permitted by the TIF Plan: The City supported this finding on the grounds that the project includes 65 units of workforce, rental housing. The City reasonably determines that no other development of similar scope is anticipated on this site without substantially similar assistance being provided to the development.

Therefore, the City concludes as follows:

- a. The City's estimate of the amount by which the market value of the entire District will increase without the use of tax increment financing is \$0.
 - b. If the proposed development occurs, the total increase in market value will be \$6,980,263 (see Appendix B of the TIF Plan)
 - c. The present value of tax increments from the District for the maximum duration of the district permitted by the TIF Plan is estimated to be \$844,004 (see Appendix B of the TIF Plan).
 - d. Even if some development other than the proposed development were to occur, the Council finds that no alternative would occur that would produce a market value increase greater than \$6,136,259 (the amount in clause b less the amount in clause c) without tax increment assistance.
3. *Finding that the TIF Plan for Tax Increment Financing District No. 1-16: The Edge conforms to the general plan for the development or redevelopment of the municipality as a whole.*

The City Council reviewed the TIF Plan and found that the TIF Plan conforms to the general development plan of the City.

4. *Finding that the Tax Increment Financing Plan for Tax Increment Financing District No. 1-16: The Edge will afford maximum opportunity, consistent with the sound needs of the City as a whole, for the development of Development District No. 1 by private enterprise.*

The project to be assisted by the District will result in increased employment in the City and the State, increased tax base of the State, and add a high-quality development to the City.

Appendix D: Letter of Support

THIEF RIVER FALLS PUBLIC SCHOOLS

CREATING OUR FUTURE THE PROWLER WAY

**Board of Education**

Ryan Walseth, Chairperson
Misty Hempel, Vice-Chair
John Syvertson, Treasurer
Mike Spears, Clerk

Independent School District #564

230 LaBree Avenue South
Thief River Falls, MN 56701
Dr. Christopher E. Mills, Superintendent
(218) 681-8711, ext. 5226

Board of Education

Lindsay Gregory, Director
Jared Kainz, Director
Michelle Westerman, Director

To Whom It May Concern:

I hope this letter finds you well. As you know, Thief River Falls has been facing significant challenges in recruiting and retaining employees, a situation that many of our local businesses are experiencing. One of the critical factors contributing to this challenge is the shortage of available rental housing in our community.

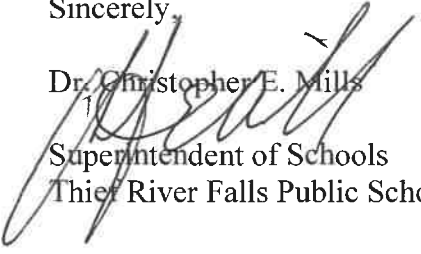
As an educational institution that works closely with local families and staff, we have found that the limited availability of housing options has had a direct impact on our ability to attract qualified professionals to our district. Teachers and staff members who may be interested in relocating to our area often face significant barriers in finding affordable and suitable housing. This has made it difficult for us to fill positions and has led to increased turnover, further straining our resources.

We understand that this issue extends beyond the education sector, affecting businesses across our community. The lack of available rental housing presents a considerable challenge for employers, making it harder to recruit and hire employees who are crucial to the success of our local economy. We are hopeful that, together, we can address this challenge and explore solutions to ensure that Thief River Falls remains an attractive place to live and work.

In light of this, I am writing to request a letter of support from your organization to emphasize how the shortage of rental housing has impacted your ability to recruit and hire employees. A unified statement on this issue will help us advocate for potential solutions and improvements to the housing market in our area.

Thank you for your attention to this matter. I look forward to working together to find ways to support our community and ensure that Thief River Falls continues to thrive.

Sincerely,


Dr. Christopher E. Mills
Superintendent of Schools
Thief River Falls Public Schools



P 218.681.6674
F 218.681.3380
TF 800.344.4539

701 Brooks Ave. South
Thief River Falls, MN 56701
digikey.com

April 30, 2025

Richard Baker
Community/Economic Development Director
City of Thief River Falls

RE: Housing Needs in the City of Thief River Falls

Dear Richard:

On behalf of DigiKey, I am offering support for Tax Increment Financing (TIF) to assist with the development of the Edge multi-family housing project in Thief River Falls.

DigiKey employs approximately 3,800 people in Thief River Falls and with a combination of growth and attrition will hire approximately 300-400 employees every year. This need, along with a housing shortage defined through a housing study completed in 2024, defines the shortage and need for additional housing.

This lack of available rental housing has impeded the ability of DigiKey to recruit and hire employees. This 65-unit housing project will help provide a solution to this critical housing shortage.

Feel free to call with any questions.

Thank you.

Sincerely,

A handwritten signature in black ink that reads "Dave Doherty". The signature is written in a cursive, flowing style.

Dave Doherty
President

Appendix E: Market Analysis

Comprehensive Housing Needs Analysis

For the City of Thief River Falls, Minnesota

Prepared For:

City of Thief River Falls
Thief River Falls, Minnesota

May 2024



Maxfield
Research & Consulting

901 Twelve Oaks Center Dr
Suite 922
Wayzata, MN 55391
612.338.0012
www.maxfieldresearch.com



Maxfield

Research & Consulting

Breaking Ground since 1983

May 6, 2024

Mr. Richard L Baker
Economic/Community Development Director
City of Thief River Falls
405 Third Street East
Thief River Falls, MN 56701

Mr. Baker:

Attached is the *Comprehensive Housing Needs Analysis for Thief River Falls, Minnesota* conducted by Maxfield Research & Consulting, LLC. The housing analysis projects housing need through 2030 and provides recommendations on the amount and type of housing that could be built across Thief River Falls to satisfy demand from current and future residents over this decade. The study identifies a potential demand for over 1,350 new housing units through 2035 spread between all-ages housing (54%) and age-restricted senior housing (46%).

Overall, the housing market is very tight across Thief River Falls with strong employment growth in the community, which has increased more rapidly than the housing stock. The inventory of rental properties (market rate and affordable/subsidized) found a combined vacancy rate of only 0.7% (0.6% market rate and 0.0% affordable/subsidized); indicating strong demand for new rental supply and few opportunities for existing/new households to relocate to Thief River Falls. In addition, active adult senior housing is tight, posting a vacancy rate of 0.0% while assisted living vacancies are much higher. Finally, the for-sale market has experienced record-low supply and strong appreciation over the past few years. The availability of homes for sale, especially those affordable to entry-level buyers is very low. Although new homes are needed in Thief River Falls, developing new homes that meet the needs of new home buyers will be challenging in the short-term given higher interest rates, rising construction costs, inflationary pressures, and tighter underwriting.

Detailed information regarding recommended housing concepts and the challenges associated with developing the needed housing can be found in the *Recommendations* and *Challenges and Opportunities* sections at the end of the report.

We have enjoyed performing this study for you and are available should you have any questions or need additional information.

Sincerely,

MAXFIELD RESEARCH & CONSULTING, LLC

Matt Mullins
Vice President

Attachment

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Purpose and Scope of Study

Maxfield Research and Consulting, LLC. was engaged by the City of Thief River Falls to conduct a *Comprehensive Housing Needs Assessment* for the City of Thief River Falls, Minnesota. The Housing Needs Assessment provides updated recommendations on the amount and types of housing that should be developed in order to meet the needs of current and future households who choose to reside in the City.

The scope of this study includes: an analysis of the demographic and economic characteristics of the City of Thief River Falls Market Area; a review of the characteristics of the existing housing stock and building permit trends; an analysis of the market condition for a variety of rental, senior, and for-sale housing products; and an assessment of the need for housing by product type in the City. Recommendations on the number and types of housing products that should be considered in the City are also supplied.

Demographic Analysis

- The population of the City of Thief River Falls grew modestly between 2010 and 2020 by 2.1%. During the period, households in Thief River Falls grew by 7.0%.
- Population is forecast to grow from 2020 to 2028 by 5.2%, adding 451 people, while households also grow 5.7% (230 households). These growth trends are expected to continue to 2035.
- The City of Thief River Falls experienced significant growth in the 65 to 74 age cohorts (+53.7%) from 2010 to 2023. Age cohorts under age 24 lost population from 2010 to 2023. These age cohorts are expected to rebound in Thief River Falls from 2023 to 2028. The population under 18 is forecast to grow by 5.0% and the 18 to 24 age cohort is expected to increase by 1.3%.
- Thief River Falls had an estimated median household income of \$62,240 in 2023 while the median income in the Market Area was estimate at \$73,448. The median income in Thief River Falls is projected to increase nearly 17% by 2028 to \$72,744, while incomes are also expected to grow in the Market Area, rising to \$81,706 (11.2%).
- Median incomes for owner occupied households was \$74,330, more than 50% greater than the median income for renter occupied households (\$42,833) in 2021. Owner occupied households represented 65% of households in the City of Thief River Falls.
- The largest household type in the City of Thief River Falls was single person households, representing 41% of households in 2021. Single person households have grown from 37% in 2010.

EXECUTIVE SUMMARY

- In 2021, an estimated 63% of the renter-occupied households in the City of Thief River Falls were one-person households, compared to only 29% of owner-occupied households. The largest proportion of owner households were two-person households (39.5%).
- Nearly 93% of the population in Thief River Falls reported their race as White Alone. In addition, nearly 6% of the City's population reported their ethnicity to be Hispanic.
- Although most residents did not move within the last year (86%) in Thief River Falls, among those that did move it was most likely to be within the same county (9.5%).

Employment Trends

- Between 2010 and 2019, employment in the Northwest Minnesota Planning Area, which contains Thief River Falls increased by 15,677 from 207,558 to 223,235 (7.6%).
- Between 2010 and 2022, average covered employment (place of work employment) rose by 48% (2,832) in Thief River Falls. The increase in employment is primarily attributed to the Trade, Transportation and Utilities Industry where employment increased by 42% during the same period. The Education and Health Services industry has also accounted for a significant increase in employment.
- The unemployment rates in Thief River Falls and Pennington County decreased rapidly in the post-pandemic recovery.
- The Trade, Transportation and Utilities Sector accounted for an estimated 55% of jobs in the PMA as of the 1st Quarter 2023, with an average weekly wage of \$1,160.
- The most common work destination among Thief River Falls residents was within the City of Thief River Falls (73.5%).
- The City of Thief River Falls can be considered an importer of workers, as the number of workers coming into the City (4,982) for employment was higher than the number of residents leaving the City for work (1,236).

Housing Characteristics

- Pennington County issued permits for the construction of 1,047 new residential units from 2000 to 2022. Of the number of units built from permits issued, 43% were single-family homes and 56% were multifamily units.
- The median year built of owned housing in the Market Area was 1968 compared to a median year built of 1977 for rental housing in the Market Area. As a result, the existing housing stock is "older" as new construction (post 2010) accounts for a somewhat smaller share of the overall housing stock.

EXECUTIVE SUMMARY

- In Thief River Falls, the most common rental building has between 20 and 49 units (19.9%) while the most common owned housing is single-family detached dwellings (88.2%).
- An estimated 62% of Thief River Falls homeowners have a mortgage. These homes have an estimated median value of \$139,900 (Census).
- Over half of the owned housing stock in Thief River Falls is estimated to be valued between \$100,000 and \$199,999 (54%).
- The median rent in Thief River Falls was \$675. Nearly two-thirds of renters in Thief River Falls paid between \$500 and \$999 in rent as of 2021.
- In 2021, nearly 70% of homes in the Market Area were owner-occupied compared to 59% of homes in Thief River Falls.

Rental Housing Market Analysis

- In total, Maxfield Research inventoried 992 general occupancy multifamily rental units in Thief River Falls across 32 multifamily properties. The survey took place from February through April 2024. At the time of the survey, a total of five units were vacant, resulting in an overall vacancy rate of 0.5%. Typically, a healthy rental market maintains a vacancy rate of at or near 5%, which promotes competitive rates, ensures adequate consumer choice and allows for sufficient unit turnover. The exceptionally low vacancy rate indicates there is pent-up demand for additional rental housing.
- Among the rental properties surveyed, 892 units are market rate, 38 units are shallow-subsidy (LIHTC) and 62 units are deep-subsidy. Shallow-subsidy and deep-subsidy units have maximum income restrictions to maintain affordability. Market rate units were 0.3% vacant; shallow-subsidy units were 7.0% vacant and deep-subsidy units were 0.0% vacant.
- Average rents for older properties in Thief River Falls range from \$500 per month for studio units to \$850 per month for three-bedroom units. Newer rental properties (built post-2010) have rents ranging from \$800 per month for one-bedroom units to \$1,288 per month for three-bedroom units.

Senior Housing Market Analysis

- Maxfield identified a total of 368 senior units among nine properties. These properties include active adult (market rate and affordable/subsidized), independent living with some services, assisted living and memory care.
- Most units in Thief River Falls are active adult mixed between market rate and affordable, followed by assisted living. Active adult senior housing accounts for 62% of all senior units while assisted living accounts for 24%.

EXECUTIVE SUMMARY

- Vacancy rates are low for active adult housing, 1.1%, but are much higher for assisted living housing at nearly 30%. The pandemic caused vacancy rates to rise among all assisted living facilities across Minnesota and recovery has been slow. Gradually vacancy rates in assisted living facilities are decreasing but challenges with finding adequate staff to provide care continues to contribute to higher vacancy rates. Facilities cannot lease more units than they have staff to provide care to residents.

For-Sale Housing Market Analysis

- The median sales price of homes in Pennington County have risen 105% from 2012 (\$84,900) to 2023 (\$174,000), according to the Minnesota Association of Realtors Annual Report.
- In 2023, half of resales in the Secondary Market Area (288 resales) occurred in Pennington County (144 resales) according to the Minnesota Association of Realtors Annual Report.
- Thief River Falls generated 79% of Pennington County sales from 2017 to 2023.
- Over half of the 2023 single family home sales were priced between \$100,000 and \$200,000.
- There were 38 active single family home listings in October 2023. One-story and one and half story homes presented 80% of all active listings. These listings also had the lowest average listing prices and average square feet of \$161,020 and 1,443 square feet for one and half story homes and \$213,613 and 1,864 square feet for one story homes.
- There are 217 lots in newer subdivisions in the Thief River Falls, with 76 vacant lots remaining in those newer subdivisions.
- Lots in newer subdivisions averages 0.52 acres, with an averaged assessed land value of \$28,395 and home value of \$271,414.
- There were two actively marketing subdivisions outside the city limits of Thief River Falls. These subdivisions had larger lots, averaging 1.96 acres, compared to those newer subdivisions within the city limits.

Housing Affordability

- About 16% of owner households and 38% of renter households are estimated to be paying more than 30% of their income for housing costs in the City of Thief River Falls. The Remainder of the Market Area cost burdened households are 15% for owner households and 34% for renter households.

EXECUTIVE SUMMARY

- Renter households in the City of Thief River Falls and the Remainder of the Market Area were less likely to be cost burdened compared to the State of Minnesota, where 46% of renter households were cost burdened.
- An entry-level single-family home in the Thief River Falls Market Area could expect to be sold for \$175,000. At this price point, given the down payment and mortgage rates noted above, a household would need an income of approximately \$55,000 to spend no more than 30% on their housing costs. Nearly 62% of Market Area households could afford an entry-level single-family home in the Thief River Falls Market Area.
- An estimated 63% of existing renter households can afford to rent an existing one-bedroom unit in Thief River Falls (approx. \$790/month). For a new one-bedroom apartment, nearly 54% of households in the Market Area would be income-qualified with an estimated rent of \$970 a month.

Housing Needs Analysis

- Based on our calculations, demand exists for the following general occupancy product types between 2023 and 2035:
 - Market rate rental 185 units
 - Affordable rental 82 units
 - Subsidized rental 61 units
 - For-sale single-family 242 units (After existing lots have been absorbed)
 - For-sale multifamily 154 units
- In addition, we find demand for most senior housing product types. By 2035, demand for senior housing is forecast for the following:
 - Active adult ownership 128 units
 - Active adult market rate rental 101 units
 - Active adult affordable 131 units
 - Independent Living 132 units
 - Assisted living 53 units
 - Memory care 83 units

Recommendations and Conclusions

- Based on the finding of our analysis and demand calculations, the following chart provides a summary of the recommended development concepts by product type for the City of Thief River Falls through 2035. Detailed findings are described in the *Conclusions and Recommendations* section of the report.

EXECUTIVE SUMMARY

RECOMMENDED HOUSING DEVELOPMENT CITY OF THIEF RIVER FALLS 2024 to 2035				
		Purchase Price/ Monthly Rent Range ¹	No. of Units	Development Timing
Owner-Occupied Homes				
Single Family				
	Entry-level	<\$225,000	95 - 100	Ongoing
	Move-up	\$225,000 - \$350,000	120 - 125	Ongoing
	Executive	\$375,000+	65 - 70	Ongoing
	Total		280 - 295	
Townhomes/Twinhomes/Detached Townhomes/Villas				
	Entry-level	<\$180,000	65 - 70	Ongoing
	Move-up	\$200,000 - \$300,000	60 - 65	Ongoing
	Executive	\$300,000+	30 - 35	Ongoing
	Total		155 - 170	
Total Owner-Occupied			435 - 465	
General Occupancy Rental Housing				
Market Rate Rental Housing				
	Apartment-style (moderate)	\$775/1BR - \$1,250/3BR	75 - 80	2025+
	Apartment-style (move up)	\$850/Eff - \$1,400/3BR	65 - 70	2027+
	Townhomes (move up)	\$1,400/2BR - \$1,800/3BR	35 - 40	2025+
	Total		175 - 190	
Affordable Rental Housing				
	Apartment-style	Moderate Income ²	50 - 60	2024+
	Townhomes	Moderate Income ²	30 - 35	2024+
	Subsidized	30% of Income ³	30 - 40	2024+
	Total		110 - 135	
Total Renter-Occupied			285 - 325	
Senior Housing (i.e. Age Restricted)				
	Senior Cooperative(s)	\$75,000+	80 - 90	2024+
	Active Adult Market Rate Rental ⁴	\$1,200/1BR - \$1,500/2BR+Den	80 - 90	2024+
	Active Adult Affordable Rental ⁴	Moderate Income ³	125 - 130	2024+
	Independent Living/Congregate	\$1,750/1BR - \$2,800+/2BR	110 - 120	2025+
	Assisted Living	\$3,000/Eff - \$5,500/2BR	40 - 50	2028+
	Memory Care	\$4,000/EFF - \$6,000/2BR	50 - 60	2024+
	Total		485 - 540	
Total - All Units			1,205 - 1,330	
¹ Pricing in 2024 dollars. Pricing can be adjusted to account for inflation.				
² Affordability subject to income guidelines per Minnesota Housing Finance Agency (MHFA). See Table HA-1 for Pennington County Income limits.				
³ Subsized housing will be difficult to develop financially. Hence, some demand moved from subsidized to affordable				
⁴ Alternative development concept is to combine active adult affordable and market rate active adult into mixed-income senior communities.				
Source: Maxfield Research & Consulting, LLC.				



Request for Council Action

DATE: 6/17/2025

SUBJECT: Variance Request - Nexus Church

RECOMMENDATION: It is respectfully requested that the Council consider the following Planning Commission recommendation:

MOTION TO: Approve a Variance Request Application for Nexus Church, 246 Kendall Ave. N, for a 5-foot variance to City Code, Sec. 152.025.5.a, General Yard Requirements for R-2 General Residential District, which would allow for a zero setback from the property line, for the installation of an ADA compliant handicap access ramp on the south side of the building.

BACKGROUND: City Code, Sec. 152.025.5.a, General Yard Requirements for R-2 General Residential District requires a 5-foot setback for detached accessory buildings on interior side yards. The request meets all three criteria (Reasonableness, Uniqueness, Essential Character) for granting of variances.

Nexus Church needs a handicapped ramp. ADA requirements are a 1:12 ratio, or there is an exception which allows for steeper slopes (up to 1:10 or 1:8) for short distances in certain existing or altered facilities where space constraints exist, but these are not permitted in new construction. The front steps measure approximately 42-1/2 inches high, which means at minimum a 48-foot ramp plus a 5-foot landing midway, for a total length of 53 feet. There is not enough room in the front of the church and the sidewalk to install the ramp without providing for a switchback, which the design of the front steps doesn't adequately allow for. Building a switchback ramp on the front of the church is not very aesthetic and is difficult with the location of the front steps. The north side would require a switchback and contending with MNDOT regulations as that is Highway 59. The east side has the AC units and is too close to the alley to allow for a ramp.

The distance between the building and the approximate location of the lot line is 7 feet which is an adequately wide enough space to erect a handicapped ramp.

This location allows for a ramp that meets ADA requirements and funnels traffic to and from the parking lot.

KEY ISSUES: Due to church design, location along Hwy 59 (Third Street), and close proximity to the alley, the best location, and really the only location, for a handicapped ramp is along the south side of the building sloping eastwardly towards the alley and parking lot.

FINANCIAL CONSIDERATIONS: A Public Hearing was held on Tuesday, June 10, 2025, by the Planning Commission to review this request. The Planning Commission subsequently approved the request and forwarded its recommendation on to the Public Works Committee and City Council for final action.

LEGAL CONSIDERATION:

DEPARTMENT/RESPONSIBLE PERSON: Richard Baker, Economic/Community Development Director

ATTACHMENTS:

1.	Nexus Church Variance Application
2.	VARIANCE REQUEST CHECKLIST Nexus Church
3.	Nexus Church Variance Request Hearing Notice
4.	246 Kendall Screen Shot West & South side of Church
5.	Nexus Church ally side Screenshot 2025-05-23 090620
6.	Nexus Church Northside 3rd Street E. Screenshot 2025-05-23 090031
7.	Aerial view of Church
8.	Thief River Falls, MN Code of Ordinances R-2



Application To Planning Commission/BOZA

City of Thief River Falls
Community Services
405 3rd Street East – P.O. Box 528
Thief River Falls, MN 56701
218-681-8506

☐ REZONING (Fee \$150.00)	☐ APPEALS (Fee \$50.00)
☒ VARIANCE (Fee \$150.00)	
☐ LAND SUBDIVISION (Fee \$300.00)	
☐ CONDITIONAL USE PERMIT (Fee \$150.00)	
Applicant	
Name Kuznia Builders LLC	Phone # 218-689-2385
Address 302 Oriole Ave N City TRF	State MN Zip 56701
Property Owner (if different from Applicant)	
Name Nexus Church	Phone # 320-267-6517
Address 246 Kendall Ave N City TRF	State MN Zip 56701
Approximate Location of Property	
Address 246 Kendall Ave N	Legal Description Church
Present Zoning Classification	Present Use Church
Description of Request Nexus Church needs to add a handicap ramp on the exterior of their building per Minnesota law. The only financially and geographically feasible location is on the South side of the building which is hovering right on the property line. The ramp will be 60" wide and approximately 50' long in order to meet ADA requirements. The ramp will be connected to the Southwest entrance and slope down to the East. A sidewalk will be installed at the end of the ramp and extend to the alleyway which will be approximately 50' long.	

Property Owner Signature (required)	Date 5/19/2025
Applicant Signature Babe Kim	Date 5/22/2025
Review (For office use only)	
Date of Publication	Date on Planning Commission Agenda
Action Taken By Commission:	
Action Taken By City Council:	
City Council Resolution / Ordinance Number	
Fee Paid 5/22/25 CK#1082	

CHECKLIST FOR VARIANCE REQUESTS

1. **Applicant (Name/Address/Tel.):** Blake Kuznia, Kuznia Builders, LLC on behalf of Nexus Church, 246 Kendall Ave. N., Thief River Falls. Tel. 218-689-2385
2. **General location of the request:** 246 Kendall Ave. N., TRF
3. **Legal description of the location:** Red Lake Rapids Addition, Lots 46 thru 48, Block 19. PID# 2500622090
4. **This request is for a Variance to** City Code, Sec. 152.025.5.a, General Yard Requirements for R-2 General Residential District.
5. **Adjacent land use:** The adjacent properties in all directions are single family homes. Corner lot with Kendall on the west side, Third Street on north, alley and parking lot to east, and residential on south side.
6. **Adjacent zoning districts:** The location is surrounded by General Residential District (R-2) in all directions.
7. **Is this a personal hardship?** Yes. This is the best solution to meet the 1:12 slope requirements to be ADA compliant
8. **Is this a unique situation?** Yes. Even a 1:10, or 1:8 rise ratio does not work on the front of the church unless the ramp is designed to switchback and that doesn't work well across the front of the church; and on the northside, you would need to comply with MNDOT requirements since the parcel lies along Hwy. 59.
9. **Is this a self-created problem?** No.
10. **Will the Variance create undo hardship on:**
 - A. **The neighborhood?** No.
 - B. **The Comprehensive Plan?** No.
 - C. **The Zoning Ordinance?** No.
11. **Are Wetlands or Shorelands impacted by this request?** No.
12. **Is this a non-conforming use?** No.
13. **Is this a "use" Variance?** Yes.
14. **Without the Variance, is there a viable economic return?** No.
15. **Is there a site plan?** No

COMMENTS

Nexus Church needs a handicapped ramp. ADA requirements are a 1:12 ratio, or there is an exception which allows for steeper slopes (up to 1:10 or 1:8) for short distances in certain existing or altered facilities where space constraints exist, but these are not permitted in new construction. The front steps measure 42-1/2 inches high, which means at minimum a 48-foot ramp plus a 5-foot landing midway, for a total length of 53 feet. Even if you use the 1:8, or 1:10 slope ratio, there is not enough room in the front of the church and the sidewalk to install the ramp without providing for a switchback, which the design of the front steps doesn't adequately allow for.

The distance between the building and the approximate location of the lot line (were the two lots are mowed differently) is approximately 6-1/2 feet. To the bushes is approximately 7 feet.

Building a switchback ramp on the front of the church is not very aesthetic and is difficult with the location of the front steps. The north side would require a switchback and contending with MNDOT regulations as that is Highway 59. The east side has the AC units and is too close to the alley to allow for a ramp.

This location allows for a ramp that meets ADA requirements and funnels traffic to and from the parking lot.

CRITERIA FOR GRANTING VARIANCES

"Practical difficulties" is a legal standard set forth in law that cities must apply when considering applications for variances. It is a three-factor test and applies to all requests for variances. To constitute practical difficulties, all three factors of the test must be satisfied.

1. Reasonableness

The first factor is that the property owner proposes to use the property in a reasonable manner. This factor means that the landowner would like to use the property in a particular reasonable way but cannot do so under the rules of the ordinance. It does not mean that the land cannot be put to any reasonable use whatsoever without the variance. For example, if the variance application is for a building too close to a lot line or does not meet the required setback, the focus of the first factor is whether the request to place a building there is reasonable.

2. Uniqueness

The second factor is that the landowner's problem is due to circumstances unique to the property not caused by the landowner. The uniqueness generally relates to the physical characteristics of the particular piece of property, that is, to the land and not personal characteristics or preferences of the landowner. When considering the variance for a building to encroach or intrude into a setback, the focus of this factor is whether there is anything physically unique about the particular piece of property, such as sloping topography or other natural features like wetlands or trees.

3. Essential character

The third factor is that the variance, if granted, will not alter the essential character of the locality. Under this factor, consider whether the resulting structure will be out of scale, out of place, or otherwise inconsistent with the surrounding area. For example, when thinking about the variance for an encroachment into a setback, the focus is how the particular building will look closer to a lot line and if that fits in with the character of the area.

NOTICE OF HEARING
PLANNING COMMISSION
CITY OF THIEF RIVER FALLS

Notice is hereby given pursuant to Chapter 152 of the Thief River Falls (“City”) City Code that Blake Kuznia, Kuznia Builders, LLC has applied for a variance on behalf of Nexus Church, 246 Kendall Ave. N., Thief River Falls, MN 56701, to the setback requirements of Sec. 152.025.5.a, General Yard Requirements for R-2 General Residential District.

The real property is legally described as follows: RED LAKE RAPIDS ADDITION LOTS 46 THRU 48 BLK19.

Notice is further given that the Planning Commission will conduct a Hearing on the Variance Request at 5:00 P.M. on Tuesday, June 10, 2025, in the City Council Chambers, City Hall, 405 Third Street East, Thief River Falls, MN 56701.

All persons wishing to comment on the variance request will have the option to be heard at that time. Persons who wish to submit written comments prior to the Hearing or who have questions should address them to the office of the Zoning Administrator, City Hall, P.O. Box 528, Thief River Falls, MN 56701, or telephone 218-681-8506.

If you have a disability and need accommodation in order to attend this hearing, please contact the Zoning Administrator at the above address or phone number.

Dated this 23rd day of May 2025.

CITY OF THIEF RIVER FALLS

/s/ Richard Baker
Zoning Administrator

Published in the Wednesday, May 28, 2025, edition of The Times.







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59

Thief
River
Falls

KENDALL AVE N

2500622100

2500622090

2500622200

2500621990

2500620390

TINDOLPH AVE N

2500622300

2500621890



Sec. 152.025. - General residential district (R-2).

1. *Purpose.* The purpose of this district is to allow medium density development of five to eight dwelling units per acre with a broad range of housing types.
2. *Permitted uses.*
 - a. *General.* All permitted uses of the R-1 district.
 - b. *Residential.* Accessory apartments and two-family dwellings.
3. *Conditional uses.*
 - a. *General.* All conditional uses of the R-1 district.
 - b. *Residential.* Multi-family dwellings, including townhouses and condominiums, provided that there are no more than four units in a row or in a single building and provided that they are developed on an identified arterial or collector street.
4. *Accessory uses.* All accessory uses of the R-1 district.
5. *Yard requirements.*
 - a. *General yard requirements.*

	One Family	Two Family	Multi Family	Accessory Buildings	All Other Uses
Lot area, minimum sq. ft.	7,000	12,000	18,000		14,000
Lot frontage, minimum at front yard setback	50 feet	75 feet	75 feet		75 feet
Lot frontage for shoreland, minimum at front yard setback					
Sewered lots	75 feet	115 feet	175 feet		75 feet
Unsewered lot	100 feet	150 feet	225 feet		100 feet
Front yard setback	25 feet	25 feet	25 feet	25 feet	25 feet
Rear yard setback	35 feet	35 feet	35 feet	5 feet	35 feet
Side yard setback					

Interior	7 feet	10 feet	10 feet	7 feet Attached 5 feet Detached	
Corner	10 feet	15 feet	15 foot	10 feet	15 feet
Shoreland setback					
Sewered lots	50 feet	50 feet	50 feet	30 feet	50 feet
Unsewered lots	100 feet	100 feet	100 feet	30 feet	100 feet
Sewage treatment system					75 feet

b. *Nongeneral yard requirements.* The above general yard requirements shall apply, except as follows:

- i. Where adjacent structures within the same block have front yard setbacks different from those required, the front yard minimum setback shall be the average of the adjacent structures.

If there is one adjacent structure, the minimum front yard setback shall be the average of the adjacent structure and the required setback. In no case shall the front yard setback be less than 15 feet;

- ii. Where a detached accessory building, with a sidewall height of 10 feet or less, is located entirely within the rear one-half of a lot, the interior side yard setback for that accessory building may be three feet;
- iii. Buffers and essential services shall have no setback requirements, and parking lots shall have no setback requirements except in shoreland;
- iv. Additional yard requirements for signs are set forth in this chapter;
- v. Setbacks for the following uses located within the shoreland shall not be less than:

1) Boat docks:	0 feet.
2) Boathouses:	10 feet.

3) Detached decks:	10 feet.
4) Fences:	0 feet.
5) Gazebos:	10 feet.
6) Parking lots:	30 feet.
7) Pumphouses:	5 feet.
8) Recreational equipment:	10 feet.
9) Satellite dishes:	30 feet.
10) Screen houses:	10 feet.
11) Signs:	5 feet.
12) Storage buildings:	30 feet.

vi. A water-oriented accessory structure may be located on the lot at less setback in conformance with this chapter; and

vii. The lot area shall not be less than 6,000 square feet for each dwelling unit in a multiple family structure having four dwelling units or less and an additional 750 square feet for each dwelling unit over four dwelling units.

6. *Additional restrictions.* Performance standards and supplemental restrictions are set forth in this chapter.

(Ord. No. 107, 3rd Series 5-1-18)

**CITY OF THIEF RIVER FALLS
INVESTMENT SUMMARY**

BANK/BROKER	TYPE AND DESCRIPTION OF SECURITY	PAR	MATURITY DATE	YIELD OR INTEREST RATE	CALL DATE	CURRENT MARKET VALUE
<u>RBC</u>						
State Bk India New York NY	Certificate of Deposit - Brokered	\$183,000	10-Jun-25	1.05%	10-Dec-20	\$182,806.02
Federal Home Ln Mtg Corp	Certificate of Deposit - Brokered	\$255,000	25-Aug-25	3.50%	25-Feb-23	\$254,388.00
JPMorgan Chase Bank N A CD CLL	Certificate of Deposit - Brokered	\$246,000	30-Sep-25	0.40%	31-Mar-21	\$242,725.74
Goldman Sachs BK USA New York	Certificate of Deposit - Brokered	\$200,000	11-Feb-26	1.00%	11-Aug-21	\$195,394.00
Vernon Hills Taxable GO	Certificate of Deposit - Brokered	\$246,000	30-Mar-26	2.85%	01-Jul-22	\$247,137.50
BankUnited A Svgs Bk Miami	Certificate of Deposit - Brokered	\$249,000	31-Mar-26	0.95%	30-Jun-21	\$242,092.74
UBS BK USA Salt Lake City UT	Certificate of Deposit - Brokered	\$245,000	16-Jun-26	0.85%	16-Jul-21	\$236,371.10
Univest Ntl Bk Tr Souderton	Certificate of Deposit - Brokered	\$183,000	17-May-27	4.50%	16-May-23	\$184,167.54
Bank Brenham Tex	Certificate of Deposit - Brokered	\$244,000	12-Oct-27	4.10%	10-Apr-25	\$242,416.44
Northwest Bk Boise Idaho	Certificate of Deposit - Brokered	\$248,000	28-Mar-29	4.65%	28-Apr-24	\$248,017.36
Bankwest Inc Pierre SD	Certificate of Deposit - Brokered	\$248,000	12-Apr-29	4.65%	12-May-24	\$250,728.00
Jonesboro St Bk Jonesboro LA	Certificate of Deposit - Brokered	\$244,000	03-Oct-29	4.00%	03-Nov-24	\$239,854.44
Federal Home Loan Bank	Certificate of Deposit - Brokered	\$460,000	12-Feb-29	4.55%	12-Aug-25	\$461,108.60
Defiance Ohio City Sch Dist	Bond - Brokered	\$550,000	01-Dec-28	0.00%	01-Dec-28	\$471,003.50
Fresno Calif Uni School Dist	Bond - Brokered	\$300,000	01-Aug-25	0.00%	01-Aug-25	\$297,906.00
Thief River Falls Minn Indpt	Bond - Brokered	\$190,000	01-Feb-27	1.01%	01-Feb-27	\$180,083.90
RBC INVESTMENTS						\$4,176,200.88
Border State Bank	Certificate of Deposit	\$100,000	16-Dec-24	2.09%	16-Dec-23	\$100,000.00
BORDER STATE BANK INVESTMENTS						\$100,000.00

Western Alliance Bank, CA	Certificate of Deposit - Brokered	\$237,250	09-Jul-25	5.312%	\$237,250.00
4M Term Series, IL	Certificate of Deposit - Brokered	\$500,000	14-Nov-25	4.330%	\$500,000.00
Farmers Ins Group Federal CU, C	Certificate of Deposit - Brokered	\$2,000,000	12-Jan-26	4.304%	\$2,000,000.00
ServisFirst Bank, FL	Certificate of Deposit - Brokered	\$240,000	26-Mar-26	4.133%	\$240,000.00
USF Federal Credit Union, FL	Certificate of Deposit - Brokered	\$240,000	26-Mar-26	4.130%	\$240,000.00
Solera National Bank, CO	Certificate of Deposit - Brokered	\$240,300	09-Apr-26	3.935%	\$240,300.00
NorthEast Community Bank, NY	Certificate of Deposit - Brokered	\$240,200	09-Apr-26	3.969%	\$240,200.00
Cornerstone Bank, NE	Certificate of Deposit - Brokered	\$240,300	01-May-26	4.024%	\$240,300.00
Consumer Credit Union, IL	Certificate of Deposit - Brokered	\$240,400	01-May-26	3.976%	\$240,400.00
State Bank of Texas, TX	Certificate of Deposit - Brokered	\$240,300	01-May-26	3.993%	\$240,300.00
Oakwood Bank, WI	Certificate of Deposit - Brokered	\$240,000	01-May-26	4.118%	\$240,000.00
First National Bank, ME	Certificate of Deposit - Brokered	\$235,900	21-Sep-26	4.009%	\$235,900.00
GBank, NV	Certificate of Deposit - Brokered	\$235,400	25-Sep-26	4.061%	\$235,400.00
American Commercial Bank & Tru	Certificate of Deposit - Brokered	\$231,700	25-Mar-27	3.893%	\$231,700.00
Bank Hapoalim B.M., NY	Certificate of Deposit - Brokered	\$231,600	25-Mar-27	3.900%	\$231,600.00
KS StateBank, KS	Certificate of Deposit - Brokered	\$221,500	27-Mar-28	4.258%	\$221,500.00
Truxton Trust Company, TN	Certificate of Deposit - Brokered	\$223,000	03-Apr-28	4.016%	\$223,000.00

4M INVESTMENTS

\$6,037,850.00

TOTAL CD INVESTMENTS

\$10,314,050.88

MONEY MARKET ACCOUNTS

Piper Jaffray	First American Gov't Obligations Fund	4.150%	\$3,607,311.81
RBC	US Govt Money Market Fund		\$5.19
League of Minnesota Cities	4M Money Market Fund	4.244%	\$5,612,640.08
League of Minnesota Cities	4M Plus Fund	4.317%	\$29,467.37
League of Minnesota Cities	4M LTD Account		\$8,282,120.66

TOTAL MONEY MARKET SAVINGS

\$17,531,545.11

GRAND TOTAL

05/31/2025 \$27,845,595.99