CITY COUNCIL MEETING MINUTES

Tuesday, August 18, 2026

CALL TO ORDER

This meeting is officially called to order at 5:30 pm on August 18, 2026. This meeting is being presided over by Mayor Mike Lorenson.

PLEDGE OF ALLEGIANCE

ROLL CALL

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

PUBLIC FORUM

PRESENTATIONS/PROCLAMATIONS/PUBLIC INFORMATION ANNOUNCEMENTS

Tri-Valley Transportation, Elizabeth Hensrud - 2027 Budget Request

Elizabeth Hensrud, Director of Tri-Valley Transportation, reviewed T.H.E Bus program and ride statistics with the Council; specifically noting the increase of 22% in rides from Jan-July 2026 compared to the same timeframe in 2026. She noted they are adding 4 propane vehicles to the fleet thanks for MNDOT grants; the program operates 6 full-time buses with the city providing rides 7-days a week and currently counts 40,699 riders including school children who are without school bus transportation. She respectfully requested $11,000 to assist with the local share of operating and capital expenses for the 2027 budget year (prior two years the city has given $5000).

APPROVE AGENDA

Councilmember Steve Narverud motioned being seconded by Councilmember Scott Pream to approve the agenda with the removal of addendum item 8.7.

On vote being taken, the resolution failed. Aye: Pream, Narverud, McCraw. Nay: Langness, Bolduc, Arlt, Aarestad, Lorenson.

Councilmember Julie Bolduc motioned being seconded by Councilmember Megan Arlt to approve the agenda with addendum item 8.7.

On vote being taken, the resolution passed. Aye: Langness, Bolduc, Arlt, Aarestad, Lorenson. Nay: Pream, Narverud, McCraw.

CONSENT AGENDA

RESOLUTION NO. 08.159.26 : City of Thief River Falls Bills and Disbursements

Presented as part of the Consent Agenda, Councilmember Scott Pream introduced RESOLUTION 08.159.26, being seconded by Councilmember Julie Bolduc, that:

THEREFORE BE IT RESOLVED, by the City Council to approve the August 4, 2026 Council Proceedings.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.160.26: Approval of August 4, 2026 Council Proceedings

Presented as part of the Consent Agenda, Councilmember Scott Pream introduced RESOLUTION 08.160.26, being seconded by Councilmember Julie Bolduc, that:

THEREFORE BE IT RESOLVED, by the City Council to authorize payment of bills and disbursements in the total amount of 605,911.61. A printout of the approved payments and disbursements are attached hereto and made a part hereof.

On vote being taken, the resolution passed unanimously.

NEW BUSINESS

RESOLUTION NO. 08.161.26: Approval of Certificate of Unpaid Sidewalk Snow Removal Charges to Property Owners' 2027 Property Taxes

Following discussion, Councilmember Steve Narverud introduced Resolution 08.161.26, being seconded by Councilmember Kelly Langness , that:

WHEREAS, Sidewalk snow removal charges remain unpaid to the City of Thief River Falls. Pursuant to City Code Section 91.01 and Minnesota State Statute 429.101, the City may certify to the Pennington County Auditor the unpaid snow removal charges.

OWNER	ADDRESS	PARCEL	AMOUNT
Mark Ott	615 Arnold Ave N	25.015.048.70	$76.13
Michael Larson	1016 Duluth Ave N	25.021.019.20	$76.13
Justin Stanley	519 5th St W	25.003.068.10	$76.13
Taylor Netland	940 Main Ave N	25.022.090.00	$203.01
Skylar Weiland	621 Labree Ave N	25.014.033.50	$203.01
Brandon Munroe	406 Red Lake Blvd	25.013.015.10	$76.13
Andres Cortez	223 Markley Ave N	25.006.245.10	$76.13
Spring Thias	227 Markley Ave N	25.006.244.10	$76.13
Michelle Gjerde	241 Markley Ave N	25.006.241.10	$76.13
Steve Soiney	1016 Main Ave N	25.022.068.00	$76.13
Steve Engstrom	523 Knight Ave N	25.003.063.10	$76.13
Hudson Rents LLC	123 St. Paul Ave N	25.003.359.20	$76.13

THEREFORE, BE IT RESOLVED To certify the following unpaid sidewalk snow removal charges from the 2025-2026 snow season to the Pennington County Auditor for collection as part of the property owners; property tax statement in 2027 in a total of $1167.32.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.162.26: 2026 Street & Utilities Improvement Project

Following discussion, Councilmember Steve Narverud introduced Resolution 08.162.26, being seconded by Councilmember Scott Pream, that:

WHEREAS, The items outlined in the feasibility report listed below are potential improvements based on items from the City's Capital Improvement Program, items requested by developers, homeowners, and other departments. The 2026 Street and Utilities improvement plan for the city of Thief River Falls includes:

- **6th Street Storm Sewer and Road Reconstruction**

6th street from R.R. Tracks east of REA, to Barzen Avenue
*Improvements would include increased storm sewer capacities and new catch basin transfers, concrete curb and gutter, reclamation, bituminous surfacing, sidewalk and rural roadway apron replacement, turf establishment.

Total estimated construction cost is $1,619,518.00
*Protect Grant Funding $400.000

- **Barzen Multi-Use Trail and pedestrian/bike improvements**

Barzen Ave from T.H. 59, south to Greenwood Street. 10' multi-use trail and base construction,
*Concrete pedestrian ramps, curb and gutter, ground in pavement marking, turf establishment.
1st street from Barzen Ave. to Calumel
*Storm Sewer realignment and placement and road reclamation reconstruction. Multi-use trail connection from existing trail to transition to south adjacent trail on 1st street and connecting to the new Barzen Multi-use trail. 8' multi-use trail and base connection, concrete pedestrian ramps, mailbox relocation, clear and grubbing, turf establishment.

Total estimated construction cost is $360,000.00
*TA Grant funding $300,000.00

- **Street Lighting(LED replacement initiative)**

Replacement Head LED replacement- Lump Sum
Total Estimated Construction Cost is $168,750.00
*CRP Grant Funding $135,000

WHEREAS, A public hearing was held tonight, March 03, to discuss the proposed improvements. The City Council will need to order the improvements and call for plans and specifications to allow adequate preparation time to stay on schedule for a May 2026 bid opening. The council may order any, or all, of the items identified in the list of improvements.

THEREFORE, BE IT RESOLVED Approve order improvements and call for plans and specifications for the 2026 Street & Utilities Improvement Project.

Present: Lorenson, Arlt, Bolduc, Langness, McCraw, Pream, Aarestad, Narverud.
Aye: Lorenson, Arlt, Bolduc, Langness, McCraw, Pream, Aarestad, Narverud.
Nay: None

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 09.163.26: Approval Resolution When State Tax Battles Become Local Property Tax Problems

Following discussion, Councilmember Steve Narverud introduced Resolution 08.163.26, being seconded by Councilmember Michele McCraw, that:

WHEREAS, Enbridge Energy has filed Tax Court appeals on their pipeline property valuations in MN for taxes payable 2026. In the case of pipeline property, the State of MN sets the valuation, not the counties.

The Pennington County Board and several other affected MN counties have approved the enclosed letter and/or resolution and have requested the City's supposed and consideration on this important issue.

WHEREAS, The valuation and pollution control order appeals could have binding effects on affected MN counties. A substantial reduction of property value for Enbridge Energy, Pennington County's largest tax payer, would result in large tax refunds owed to Enbridge.

THEREFORE, BE IT RESOLVED approve the resolution When State Tax Battles Become Local Property Tax Problems.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.164.26: Approve appointment of Councilmember Julie Bolduc to Employee Safety Committee

Following discussion, Councilmember Scott Pream introduced Resolution 08.164.26, being seconded by Councilmember Steve Narverud, that:

WHEREAS, Julie would replace Councilmember Jason Aarestad.

The Employee Safety Committee meets quarterly with department heads, the deputy city clerk and Brad Levasseur, MMUA Regional Safety Coordinator to review safety concerns, procedures and protocols.

THEREFORE, BE IT RESOLVED To approve the appointment of Councilmember Julie Bolduc to the Employee Safety Committee.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.165.26: Approve rezoning amendment for 516 8th St From C-1 to C-2

Following discussion, Councilmember Steve Narverud introduced Resolution 08.165.26, being seconded by Councilmember Julie Bolduc, that:

THEREFORE, BE IT RESOLVED, approve rezoning amendment for 516 8th St from C-1 to C-2.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.166.26: First Reading For Go Second Reading to Rezone 516 8th St from C-1 to C-2

Following discussion, Councilmember Scott Pream introduced Resolution 8.166.26, being seconded by Councilmember Julie Bolduc, that:

WHEREAS, This is the second of three properties in the city that need updated zoning from C-1 to C-2. The use had been, until recently, an Edward Jones Investment office; which did not meet the intent and purpose of the neighborhood business district and should have triggered the rezoning of this property then. The neighborhood business district is intended for business establishments for use by persons residing in adjacent residential areas. Uses within the district shall not attract community-wide consumer traffic.

Passed by unanimous vote of the City Council of Thief River Falls, Minnesota, on the 1st
day of September. 2026.

THEREFORE, BE IT RESOLVED conduct the first reading and for go the second reading for the rezoning application from Jared Holland, Trustee, JH Family Trust, to rezone 516 8th Street E. from Neighborhood Business District (C-1) to General Business District (C-2) to allow for broader community-wide consumer traffic.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.167.26: Approve Ordinance Amendment

Following discussion, Councilmember Megan Arlt introduced Resolution 08.167.26, being seconded by Councilmember Michele McCraw, that:

WHEREAS, AN ORDINANCE OF THE CITY OF THIEF RIVER FALLS. MINNESOTA. AMENDING CITY CODE CHAPTER I52 ENTITLED 'ZONINC CODE" BY AMENDING THE CITY ZONING DISTRICTS MAP. AND BY ADOPTING BY REFERENCE CITY CODE CHAPTER IO AND SECTION I52.998. WHICH. AMONG OTHER THINGS. CONTAIN PENALTY PROVISIONS.

THE CITY COUNCIL OF THIEF RIVER FALLS ORDAINS:

Section l. The City Zoning Districts Map is hereby amended by changing the zoning designation of the following described real property from Neighborhood Business District (C-l) to General Business District (C-2):

A tract of land located in the County of Pennington and State of Minnesota. more particularly described as follows:

> Lot One (I), Block Six (6). Riverside Addition to the City of Thief River Falls, MN, according to the official Plat there of on record in the office of the Pennington County Recorder's office.

Section 2. City Code Chapter l0 entitled "General Provisions" and Section 152.998 entitled "Violation" are hereby adopted in their entirety. by reference. as though repeated verbatim herein.

Section 3. This ordinance shall be in force and effect from and after its passage, approval, and Publication.

THEREFORE, BE IT RESOLVED, to approve the ordinance amendment to rezone 516 8th St from C-1 (neighborhood district) to C-2 (general business district).

On vote being taken, the resolution passed unanimously.

<u>RESOLUTION NO. 08.168.26: Set hearing date for a moratorium on Data Centers</u>

Following discussion, Councilmember Scott Pream introduced Resolution 08.168.26, being seconded by Councilmember Steve Narverud, that:

WHEREAS, In the past year we have had four or five prospective data center inquiries; all have failed because of electrical cost demands. The industry continues to evolve with data centers now becoming very large and creating infrastructure demands. Time is needed to research and develop an ordinance to establish the standards for location, infrastructure, water, noise and rate payer protection among other things.

WHEREAS, • To protect the welfare of the residents of Thief River Falls, a data center ordinance establishing the standards for location, infrastructure, water, noise and rate payer protection among other things needs to be created.
• The size of data centers has increased to a very large size and can create issues that need to be addressed in a Data Center Ordinance.

THEREFORE, BE IT RESOLVED Set a hearing date and time of September 15th at 5:30 pm for consideration of adoption of an interim ordinance imposing a moratorium on the construction of a data center within the city limits of Thief River Falls for a period of 18 months, for the purpose to study and adopt an ordinance regulating the standards for location, infrastructure, water, noise and rate payer protection.

On vote being taken, the resolution was unanimously passed.

RESOLUTION NO. 08.169.26: OVG Management Contract Review

Following discussion, Councilmember Julie Bolduc introduced Resolution 08.169.26, being seconded by Councilmember Jason Aarestad, that:

THEREFORE BE IT RESOLVED, by the City Council to submit a termination letter to Oak View Group (OVG).

On vote being taken, the resolution failed. Aye: Arlt, Aarestad, Bolduc, Langness. Nay: Lorenson, Narverud, McCraw, Pream.

COUNCIL BOARDS AND COMMISSIONS REPORTS

- Steve noted there is concerns of vehicles and campers parked long-term on street more than 48 hours.
- Steve noted safety concerns of kids riding eBikes/eScooters too fast in town and reminded parents of helmet laws.
- Jason noted garage sale signs are not allowed on city property (ex. round about).
- Mike asked if Public Works has worked on the leaf pickup schedules. It will come out shortly.

UPCOMING MEETINGS

- 8/31 Public Safety Committee at 4:30 pm in Room 101
- 9/1 City Council at 5:30 pm in Council Chambers
- 9/1 Committee of the Whole following Council Meeting
- 9/2 Planning & Zoning Commission at 5 pm in Council Chambers
- 9/8 Public Utilities Committee at 7 am in Room 101
- 9/8 Administrative Committee at 4:30 pm in Room 101
- 9/9 Public Works Committee at 4:30 pm in Room 101
- 9/15 City Council at 5:30 pm in Council Chambers

INFORMATIONAL ITEMS

- Investment Summary
- Mayoral Update
- City Hall Summer Hours ends September 7, 2026

ADJOURNMENT

There being no further discussion, Councilmember Scott Pream motioned being seconded by Councilmember Kelly Langness to recess to August 19, 2026 Special Council Meeting at 5:30 pm in Council Chambers.

______________________________________ Mayor Mike Lorenson

Attest: Angela Philipp, City Administrator ____