THE REGULAR MONTHLY MEETING OF THE BOARD OF COMMISSIONERS OF THE PARK DISTRICT OF THE CITY OF FARGO WILL BE HELD ON **TUESDAY, OCTOBER 6, 2026,** AT **5:30 P.M**. IN THE BOARD ROOM AT THE FARGO PARKS SPORTS CENTER AT 6100 38th STREET SOUTH, FARGO, WITH PRESIDENT JERRY ROSTAD, PRESIDING.

A. Call to Order
B. Board to Approve Order of Agenda

**Consent Agenda** – approve the following:

a. Minutes – September 8, 2026
b. Board Bills – September Bills
c. Approval to Solicit Bids for the 2027 Fargo Park District Projects

**Regular Agenda**

1. Recognition of Audience/Public Comments
2. Director's Report
3. Board to Consider for Approval of the Back Forty Developers Agreement; Tyler Kirchner, presenter
4. Board to Consider for Approval of Resolutions for Plans and Specifications, Advertise for Bids, and Acceptance of Bids for Park Improvement District No. 2026-1 and Park Improvement District No.2026-2 and review Protests; Broc Lietz, presenter
5. Board to Consider the Support to Apply for an Outdoor Recreation Legacy Partnership Grant Opportunity for Lindenwood Park Campground Improvements; Tony Schmitt, presenter
6. Board to Consider for Approval 2027 Final Budget; Broc Lietz, presenter
7. Governance Committee Update; Commissioner Rostad, presenter
8. Planning Committee Update; Commissioner Absey, presenter
9. Adjourn

**Please note:** This is an in-person event and is streamed virtually. Members of the public and media can view the live meeting at:

https://www.facebook.com/fargondparks

https://www.youtube.com/@FargoParks

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS OF THE FARGO PARK DISTRICT OF SEPTEMBER 8, 2026**

The regular monthly meeting of the Board of Commissioners of the Park District of the City of Fargo was held on Tuesday, September 8, 2026, at 5:30 p.m. at the Fargo Park District office at 6100 38th Street South, Fargo, North Dakota and via Restream. Present at the meeting were Commissioners Joe Deutsch, Zoé Absey, Emily Secor May, Jerry Rostad and Vicki Dawson. Also present were: Susan Faus, Dave Bietz, Jayne Gust and attorney Jeff Gunkelman.

## Approval of Agenda

Commissioner Joe Deutsch moved and Commissioner Zoé Absey seconded a motion to approve the agenda as presented. Upon call of the roll, the motion passed unanimously.

## Approval of Consent Agenda

Commissioner Joe Deutsch moved and Commissioner Vicki Dawson seconded a motion to approve the following actions on the consent agenda:

(a) The minutes the August 11, 2026 meeting;
(b) The August bills;
(c) 2027 Board and Committee Meeting Schedule
(d) Bid for Snow Removal Services at the Fargo Parks Sports Center to Glacier Snow Management as presented to the Board.

Upon call of the roll, the motion passed unanimously.

## Public Comments

Members of the public were afforded the opportunity to discuss issues with the Board.

## Director's Report

Susan Faus presented this matter and provided an informational update to the Board on the respective departments. No action was taken on this matter.

## Approval of Amendment to the Southwest Regional Pond Memorandum of Understanding with the City of Fargo

Tony Schmitt presented to the board on this matter. It was noted that the Park District and the City of Fargo have an existing memorandum of understanding for the Southwest Regional Pond area that spans from 52nd Avenue South and 64th Avenue South, between 45th street and Veterans Boulevard. It was noted that the Amendment is intended to expand the area that falls under the MOU to include the far South ponda area that is located south of 64th Avenue and to spell out future development responsibilities, maintenances and replacement of amenities in the future when needed.

Commissioner Vicki Dawson moved and Commissioner Zoé Absey seconded a motion to approve the Amendment to the Southwest Regional Pond Memorandum of Understanding with the City of Fargo as presented to the Board. Upon call of the roll, the motion passed unanimously.

## 2027 Preliminary Budget

Broc Lietz presented to the Board on this matter. Mr. Lietz provided a detailed presentation of the proposed balanced preliminary budget for 2027.

Commissioner Joe Deutsch moved and Commissioner Vicki Dawson seconded a motion to approve the 2027 Preliminary Budget as presented. Upon call of the roll, the motion passed unanimously.

## BUDGET HEARING

At 6:00pm the regular hearing was closed and the Budget hearing was opened to afford members of the public the opportunity to discuss the proposed 2027 budget. One member of the public spoke and the Budget Hearing was closed at 6:06pm.

The regular meeting was re-opened at 6:06pm.

## E-Bikes and E-Scooters Discussion

Susan Faus led an open discussion regarding the uses of E-Bikes and E-Scooters on Fargo Park District properties. No action was taken on this matter.

## Governance Committee Update

Commissioner Jerry Rostad presented to the Board updates from the previous Governance Committee meeting. No action was taken.

## Planning Committee Update

Commissioner Zoé Absey presented to the Board updates from the previous Planning Committee meeting. No action was taken.

At the conclusion of the above agenda items, a motion to adjourn was made and seconded, and upon unanimous consent the meeting adjourned at approximately 7:05 p.m.

_____

Jeff Gunkelman, Kennelly Business Law, Clerk

# MEMORANDUM

Date: September 30, 2026

To: Fargo Park District Commissioners

From: Luke Evenson, Controller

RE: Board Bills

Enclosed are the bills for the October board meeting.

**Total amounts requiring approval by fund:**

| | | |
|---|---|---|
| General Fund | $ | 1,767,893.95 |
| Debt Service Fund | $ | 1,500.00 |
| Capital Projects Fund | $ | 365,189.67 |
| Valley Senior Services | $ | 372,508.00 |
| Total presented for approval | $ | 2,507,091.62 |

**Please review the bill sheets presented. If you have any questions regarding any of the bills please call me prior to the board meeting so I will have time to properly research any issues and respond to you prior to the meeting.**

If you have any questions, do not hesitate to contact me prior to the meeting.

Thank you.

Susan Faus, Executive Director
PARK COMMISSIONERS – Zoë Absey * Vicki Dawson * Joe Deutsch * Emily Secor May * Jerry Rostad
Clerk-Jeff Gunkelman

Our Values: Be Authentic * Be Bold * Be Collaborative

# MEMORANDUM

DATE: October 6, 2026

TO: Fargo Park Board Commissioners

FROM: Tyler Kirchner, Project Manager

RE: Consent Agenda Item (c) – Approval to Solicit Bids for the 2027 Fargo Park District Projects

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In alignment with our Procurement Policy, Policy No. 390, we are requesting permission to publicly bid the following 2027 Park District Projects:

1. 2027 Pavement Improvement Projects
    a. Rose Creek Golf Course Cart Paths on Hole 2, Hole 6 and Hole 9
    b. 123 Park Playground Border
    c. Cannon Park Playground Border
    d. Trollwood Park Art Mart Area
    e. Bennett Park between Baseball Fields
    f. El Zagal Golf Course Trail Segment
    g. Edgewood Golf Course Cart Area
    h. Osgood Patio (add alternate)
    i. Osgood Cart Path (add alternate)
2. 2027 Playground Replacement Projects
    a. 123 Park
    b. Cannon Park
3. Tharaldson Little League Complex Synthetic Turf Project
4. Jack Williams Stadium Sports Field Lighting Replacement Project
5. Southwest Regional Pond Recreation Area Phase 1 Improvement Project
6. Edgewood Golf Improvement Project
7. Madelyn's Meadows Park Improvement Project
8. Clay Hector Park (North) Improvement Project

Funding for the project will come from the approved 2027 budget and through special assessments. Bid timelines for these projects have yet to be determined.

It was recommended at the September 23, 2026, Planning Committee meeting to bring this to the full board for approval on the consent agenda.

If you have any questions, do not hesitate to contact me prior to the meeting.

Thank you.

Susan Faus, Executive Director
PARK COMMISSIONERS – Zoë Absey * Vicki Dawson * Joe Deutsch * Emily Secor May * Jerry Rostad
Clerk-Jeff Gunkelman

Our Values: Be Authentic * Be Bold * Be Collaborative

# MEMORANDUM

DATE: October 6, 2026

TO: Fargo Park Board Commissioners

FROM: Tyler Kirchner, Project Manager

RE: Agenda Item No. 3 - Board to Consider for Approval of the Back Forty Developers Agreement

Fargo Park District staff have been collaborating with the developers of Back Forty on an approximately 61-acre parcel located south of 64th Avenue South and west of Interstate 29. As part of the project, the developer wishes to include a shared-use path.

Presented along with this memo is a copy of the Developer's Agreement. The agreement has been reviewed by legal counsel and changes suggested by legal counsel have been incorporated in the agreement. The agreement provides for a shared-use path to be developed through a special assessment district that would be created by the City of Fargo. A proposed design is shown on Exhibit C of the agreement.

It was recommended at the September 23, 2026, Planning Committee meeting to bring this to the full board for discussion and approval.

If you have any questions, do not hesitate to contact me prior to the meeting.

Thank you.

Motion Recommended by Staff: I make a motion to approve the Back Forty Developers Agreement as presented.

# PARK DEVELOPMENT AGREEMENT

## Back 40 Addition

This Park Development Agreement (the "Agreement") is made and entered into this ____ day of _____, 20____, by and between **Back Forty, LLP** (the "Developer") whose post office address is 4041 36th Avenue South, Fargo, ND 58104 ("Developer"), and the **PARK DISTRICT OF THE CITY OF FARGO**, a park district under the laws of the State of North Dakota, 6100 38th Street South, Fargo, North Dakota 58104 ("Park District").

### Preliminary Statements

Developer is the owner of a ±61.88 acres, more or less, tract of real property located in the City of Fargo, Cass County, North Dakota (the "Developer Property"), specifically described below and delineated on the plat/survey attached as Exhibit "A".

Developer is in the process of planning a commercial and high-density residential development on the Developer Property in which the Developer desires to include a Shared-Use Path on Developer Property as generally shown in Exhibit "A". The Developer intends to create a walkable community that connects residents to recreational amenities and supports convenient access throughout and around the development. The Developer requests to have the Shared-Use Path developed subsequent to the execution of this agreement.

Park District desires to establish a Shared-Use Path connection in south Fargo and is willing to work with and assist the Developer in the design of the Shared-Use Path, affect the construction of the path and manage the Shared-Use Path, all pursuant to the terms and conditions of this Agreement and the rules and regulations established by the Board of Park Commissioners from time to time.

The Shared-Use Path connection will play a vital role in this development by providing the necessary connections through the development to other areas in south Fargo. To the extent appropriate and possible, path will ultimately connect to current and future Park District parks.

### Agreement

NOW, THEREFORE, in consideration of the above preliminary statements, the terms, and conditions of this Agreement, and for other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows:

1. Scope of Agreement. This Agreement shall not constitute a partnership or a joint venture by and between the Developer and Park District. Neither party has a right or obligation to bind the other party to any course of action or commitment as it relates to the development of the Developer Property, including the Shared-Use Path that is described herein. Each of the parties is an independent contractor and although they will coordinate their efforts to develop the Shared-Use Path, maybe to include elements of design, access, and amenities, neither party is assuming any obligation of the other party.

2. Grant of Easement. On the date of closing, as herein described, Developer shall to the Park District a perpetual, non-exclusive pedestrial and recreational easement totaling approximately 6.31 acres of land that constitutes the Shared-Use Path, in the general location as shown on the site plan attached as Exhibit "A". The parties shall execute a

mutually agreeable Easement Agreement consistent with the terms of this Agreement. Fee title to the Easement Area shall remain vested in Developer or its successors and assigns, subject to the rights granted to Park District herein.

3. Purpose of Easement. For public pedestrian and recreational access, including a 10-foot-wide concrete sidewalk/pathway, open space, landscaping, and related park or trail amenities as mutually agreed upon. The easement shall include the right of pedestrian ingress and egress, construction, operation, maintenance, repair, replacement, reconstruction, snow removal, signage, lighting, landscaping, drainage improvements, utility service, and all activities reasonably necessary for operation of a public shared-use trail.

4. Developer and Park District Obligations. Developer and Park District acknowledge that they will be responsible for the following amenities to be located on the Developer Property:

    a. Developer shall grant the Park District an easement over a defined area of developer-owned land, currently shown as the Pedestrian Access Easement.

    b. Developer shall grant and/or cause to be granted all easements reasonably necessary for the construction, operation, maintenance, lighting, irrigation, drainage, and utility service of the Shared-Use Path and related improvements.

    c. The Developer, at its sole cost and expense, shall provide the following, with regard to the Shared-Use Path:

        i. Prepare a complete boundary survey of the Pedestrian Access Easement showing all rights-of-way, easements and any other physical burdens that may encumber the Shared-Use Path.

    d. General Park Amenities per Exhibit "B" will be installed by the Developer or City of Fargo and included with the street improvement assessment assessed against the Developer Property. If Developer or City of Fargo fails to install General Park Amenities per Exhibit "B", then this agreement is null and void.

    e. The Developer shall work with the City of Fargo to ensure all storm water requirements are designed in accordance with local regulations. Park District shall not be responsible for this work and/or requirements.

    f. In accordance with Park District Ordinance, Developer and any property owner Developer sells lots to, shall not cause or allow water from any downspout, sump, or similar device to be directly or indirectly deposited on Pedestrian Access Easement.

    g. The Developer or City of Fargo shall be responsible for coordinating lighting on all streets as required by appropriate governmental authority. Park District shall not be responsible for this work and/or requirements. The Developer shall allow the installation of lighting on park trails as the Park District deems reasonable and appropriate to provide a well-lit Park Area at times that the Park District determines is appropriate. In the event the Park District deems lighting to be placed on the property, the cost of installing lighting along the Shared-Use Path will be paid by the Park District. Utility charges for the operation of lighting in the Pedestrian Access Easement will be paid by the Park District.

    h. The Park District shall have the right, but not the obligation, to install, place, maintain, repair, replace, relocate, and remove signage along or adjacent to the

Shared-Use Path, in such number, form, content, and locations as the Park District determines, in its sole discretion, to be reasonable or appropriate for identification, wayfinding, safety, rules, regulations, public information, or other park and trail-related purposes. The cost of such signage shall be paid by the Park District.

5. Shared-Use Path Design.

a. The Park District shall develop a design for the 10-foot-wide concrete Shared-Use Path, including required grading, subgrade preparation, and drainage adjustments, to be constructed in the Pedestrian Access Easement as generally shown on Exhibit "A". The Developer acknowledges that the Park District will have concerns pertaining to the access, safety and programming that are consistent with the Park District's mission, rules, and regulations.

b. Improvements within the easement shall not negatively impact drainage patterns, stormwater facilities, or adjacent private property. Water shall not be permitted to drain across the trail. No stormwater runoff, sump discharge, downspout discharge, irrigation overflow, roof drainage, or concentrated flow shall be directed onto or across the pathway or easement area in a manner that creates erosion, icing, safety concerns, or increased maintenance obligations.

c. Any grading changes within the easement shall require review and approval by the Developer, Park District, and City if applicable.

d. If improvements within the easement cause drainage issues, the party responsible for the improvement shall be responsible for correction.

e. No buildings, fences, retaining walls, private patios, storage areas, dumpsters, parking areas, signs, or other private improvements shall be placed within the Pedestrian Access Easement without prior written approval from the Developer and Park District.

f. No fence, wall, barrier, screen, structure, or similar improvement or amenity shall be installed, constructed, placed, or maintained within ten feet (10') of the Shared-Use Path where such fence, wall, barrier, screen, structure, improvement, or amenity runs parallel or substantially parallel to the Shared-Use Path, unless otherwise approved in writing by the Park District.

g. Adjacent owners are encouraged to connect to the Shared-Use Path at no more than two (2) locations, unless additional connections are specifically reviewed and approved in writing by the Park District. Any adjacent owner, Developer, future lot owner, contractor, or other party that constructs, installs, maintains, modifies, or uses any connection to the Shared-Use Path shall be solely responsible for any damage to the Shared-Use Path, landscaping, irrigation, trees, grass, drainage improvements, utilities, signage, or any other improvements or property located within the Pedestrian Access Easement arising out of or related to such connection, and shall promptly repair or replace the same, at its sole cost

and expense, to a condition substantially similar to that which existed prior to the damage, as reasonably determined by the Park District.

h. No utility installation, relocation, excavation, or repair shall unreasonably interfere with public use of the pathway. Any disturbed improvements shall be restored at the utility owner's expense.

i. Temporary construction access may be allowed only with prior written approval and proper restoration at the expense of the owner. Park District reserves the right to review and approve proper restoration has been achieved.

6. Architectural Review Design Control.

a. Developer shall establish an Architectural Review Board or similar design review committee to review site plans for future buyers and property owners. The purpose of the review shall be to guide and regulate the design and use of the Park District easement and adjacent private development.

b. The Park District shall be allowed to have 1 member on the board.

c. The review process shall include review of proposed improvements, landscaping, grading, drainage, access, and any work within or adjacent to the Park District easement.

d. Future buyers shall be made aware of the easement and related obligations through recorded covenants, development guidelines, purchase agreements, or other binding documents.

7. Cost of Work.

a. The parties acknowledge, and the Developer agrees, for the purposes of special assessments, initial construction of General Park Amenities will be assessed to the benefiting properties shown on Exhibit "E". The funding of this initial request will follow the City's Infrastructure Funding Policy in effect at the time of creation of the improvement district for the Initial Project, which may include assessment to the benefiting properties or funding by the Developer. The Developer shall submit an infrastructure request indicating the preferred funding method, which will be presented to the Fargo City Commission for consideration and determination of the funding method to be utilized. If the project is not funded through the creation of a special assessment district, the Developer shall be responsible for funding the project.

b. Any improvements beyond the 10-foot concrete sidewalk, such as irrigation, grass, landscaping, and trees shall be paid for via the future landowner. Landscaping shall not interfere with public use of the sidewalk/pathway, drainage, public safety, or Park District maintenance activities.

8. Maintenance, Repair and Replacement. In entering into this Agreement, the Parties agree to the following responsibilities regarding maintenance, repair, and replacement:

a. Park District Responsibilities

i. Routine maintenance of the 10-foot concrete Shared-Use Path, not including spur paths, private lot connections, or other pedestrian connections from individual lots or adjacent private properties within the

easement. Routine maintenance shall include only snow removal, sweeping, general upkeep, and keeping the pathway reasonably safe and usable for public access, and nothing more.

ii. Minor repairs to the 10-foot concrete sidewalk/pathway resulting from normal wear and tear, including minor crack sealing, joint maintenance, and grinding of localized trip hazards that do not affect the structural integrity of the sidewalk/pathway. Notwithstanding the foregoing, Park District may perform repairs or replacement without prior approval when necessary to address a safety hazard, ADA issue, or emergency condition affecting public use.

iii. If Park District, its employees, contractors, or maintenance equipment damage adjacent landscaping, irrigation, trees, grass, or other private improvements, the Park District shall be responsible for repairing the damage to a condition substantially similar to what existed prior to the damage.

iv. Park District shall have the right to access the easement with personnel, vehicles, equipment, and contractors reasonably necessary for maintenance, repair, replacement, snow removal, and emergency response.

b. Developer or Landowner Responsibilities

i. Routine maintenance of landscaping, grass, trees, and irrigation within the easement shall be the responsibility of the Developer or Landowner. Routine maintenance shall include watering, fertilizing, weed control, tree trimming, tree replacement, irrigation repair, and general landscape upkeep. Except for the Park District's expressly stated maintenance obligations for the 10-foot concrete Shared-Use Path, all other maintenance, upkeep, and related obligations within the easement shall remain the sole responsibility of the Developer or Landowner.

ii. If the landowner fails to maintain landscaping, irrigation, drainage, or other obligations after written notice and a reasonable cure period, Park District may perform the work and recover its costs from the Developer or Landowner.

iii. Repair damage caused by Developer, Landowner, tenants, contractors or invitees.

iv. Prevent drainage issues, irrigation discharge, or other conditions that adversely impact the Shared-Use Path.

c. Major Repair and Reconstruction

i. Reconstruction or replacement of the Shared-Use Path resulting from structural failure, widespread deterioration, drainage failure, settlement,

heaving, or other major conditions shall be undertaken by the Park District in its sole discretion. Costs shall be allocated as follows:

1. Damage caused by Park District shall be borne by Park District.
2. Damage caused by Developer, Landowner, tenants, contractors, utility providers, or other third parties shall be borne by the responsible party.
3. Damage resulting from ordinary aging or causes not attributable to a responsible party shall be allocated as follows:
    a. The costs associated with such work shall be shared equally between the Park District and the landowner, with each party responsible for fifty percent (50%) of the total cost. The Park District shall be responsible for the design, administration, bidding (if applicable), and construction oversight of the work and shall invoice the owner(s) for their proportionate share of the costs upon completion of the work.

9. Future Improvements.

a. Park District may install improvements reasonably related to public safety, ADA compliance, Shared-Use Path operations, maintenance, and recreational use without landowner approval, provided such improvements do not materially interfere with the owner's use of adjacent property.

b. Developer, Landowner or applicable owners shall not install additional improvements within the easement without prior written approval from the Park District.

c. Additional improvements may include lighting, benches, signs, trash receptacles, public art, recreational equipment, trail connections, or similar amenities.

d. The party requesting the improvement should be responsible for design, permitting, construction, maintenance, and replacement costs unless otherwise agreed.

e. Any development, site grading, utility work, landscaping, construction activity, or other improvement undertaken by the Developer, Landowner or future property owner shall not impair public access, damage the pathway, adversely affect drainage, or interfere with Park District's maintenance and operational activities.

Any resulting damage shall be repaired at the responsible party's sole cost and expense.

10. Access for Maintenance.

    a. Park District shall have reasonable access to the easement for maintenance, snow removal, repair, inspection, and public-use purposes.

    b. Landowner shall have reasonable access to the easement for landscaping, irrigation, mowing, repair, and other obligations assigned to the landowner.

    c. Each party shall use reasonable care to avoid damaging the other party's improvements.

11. Insurance and Liability.

    a. Park District should maintain appropriate insurance for its use, maintenance, and operations within the easement.

    b. Developer or Landowner should not be responsible for claims arising from Park District operations, maintenance, or public use of the pathway, except where caused by the landowner's negligence or failure to maintain its obligations.

    c. Park District shall not be responsible for claims arising from the Developer or Landowner's ownership, operation, maintenance, or use of the property, except to the extent such claims are caused by the negligence or wrongful acts of Park District.

    d. Each party shall indemnify and hold harmless the other from claims arising from its negligence, willful misconduct, or breach of obligations under the easement.

12. Open Records. It is specifically understood and agreed in this regard that Park District is a public body under North Dakota law and thus, is subject to the open records and open meeting laws.

13. General Provisions.

    a. The easement area shall remain open and unobstructed for Park District use and public pedestrian access.

    b. Park District may establish reasonable rules for public use of the pathway and easement area.

    c. This Agreement, together with the other surveys, plans and specifications that have been reviewed by the parties or later to be provided pursuant to this Agreement and the attachments hereto, contain the entire agreement among the parties respecting the matters herein set forth and superseded all prior discussion with respect to such matters. Notwithstanding the above, the parties

acknowledge that this is a work in progress and the development of the final design for the Shared-Use Path will be part of this Agreement.

d. This Agreement shall be binding upon the inure to the benefit of all the parties and their respective successors and assigns.

e. The easement obligations should run with the land and be binding on future owners, successors, assigns, and any property owners' association.

f. Future buyers should be required to acknowledge the easement, maintenance, and repair obligations as part of lot purchase and development approval.

g. The Developer, landowner, any successor owner, assign, or property owners' association shall provide written notice to Park District of any transfer of ownership, assignment of interest, or change in responsible party affecting the Property, together with current contact information, within a specified period (e.g., 30 days) following such change.

h. This Agreement shall be construed and enforced in accordance with the laws of the State of North Dakota.

i. This Agreement may be modified only by a written document signed by all parties. A purported oral modification shall not be effective.

j. The Developer shall hold the Park District harmless for any claim or injury to a person or property arising out of, or in the course of, its construction, design, and plan of the Shared-Use Path. In like manner, the Park District, once it acquires the Shared-Use Path and assumes maintenance responsibility, will hold the Developer harmless for claims arising out of its negligence in maintaining the Shared-Use Path.

Brent Dietrich, Managing Partner

By_____

Its Managing Partner

By_____

Its_____

PARK DISTRICT:

THE PARK DISTRICT OF THE CITY OF FARGO

By_____

Its President

By_____

Its Clerk

EXHIBIT "A"

Shared-Use Path Exhibit

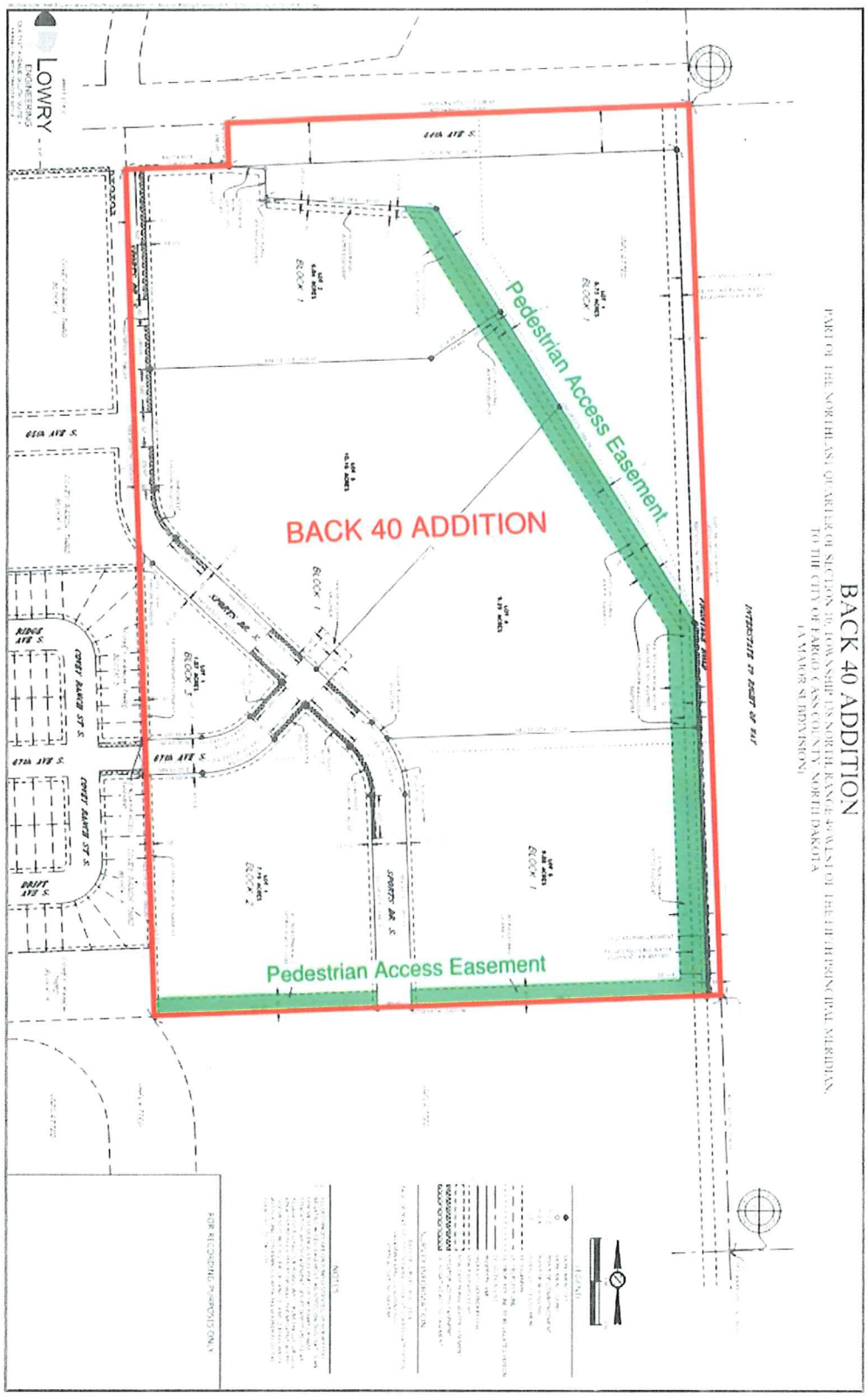


EXHIBIT "B"
Schedule of Park Amenities

General Park Amenities – to be paid by Developer or City of Fargo

Streets
Curb and Gutter
Public Utilities
Street Lighting
10' Concrete Shared-Use Path

EXHIBIT "C"

Shared-Use Trail Area

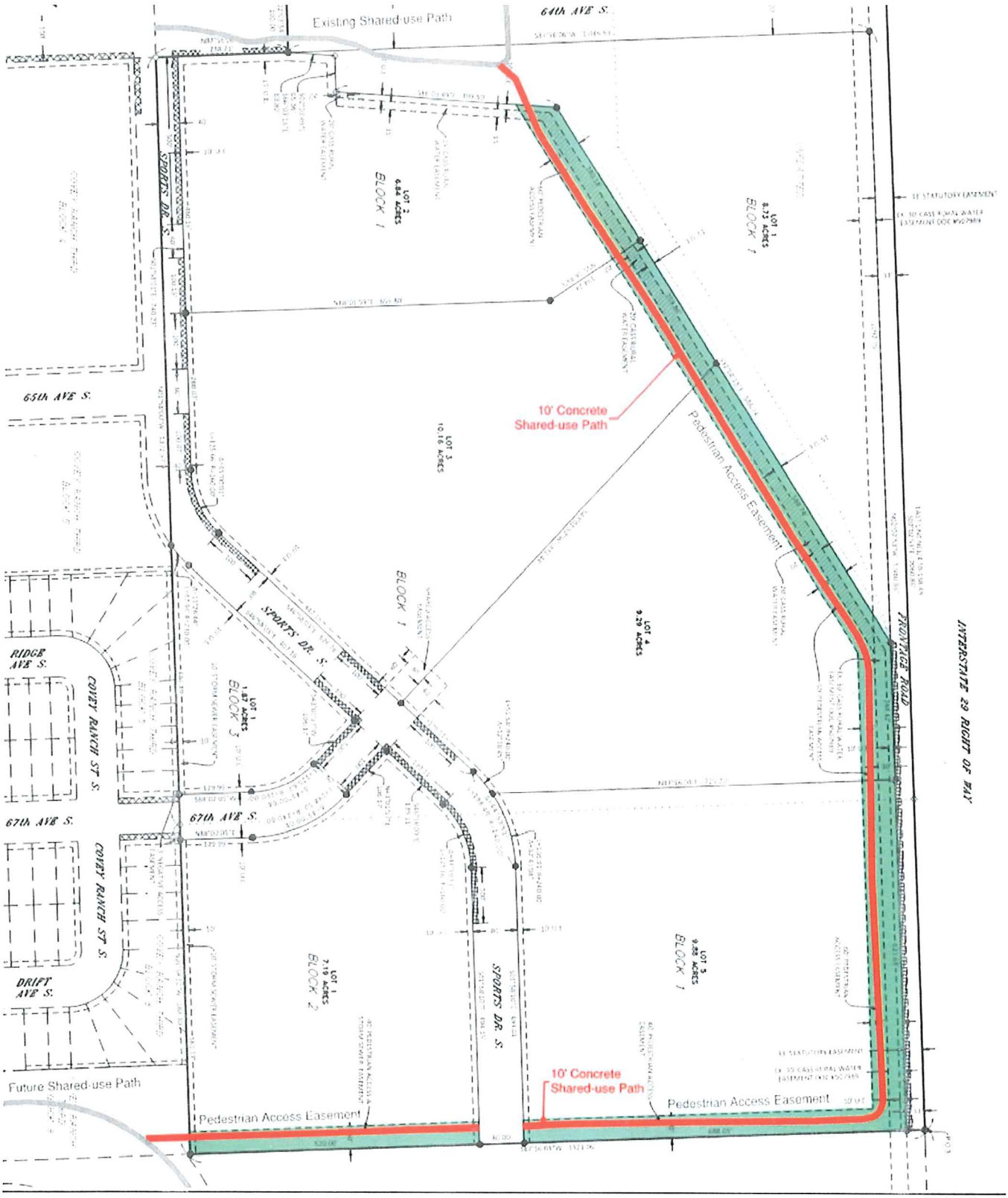


EXHIBIT "D"

Assessment Area

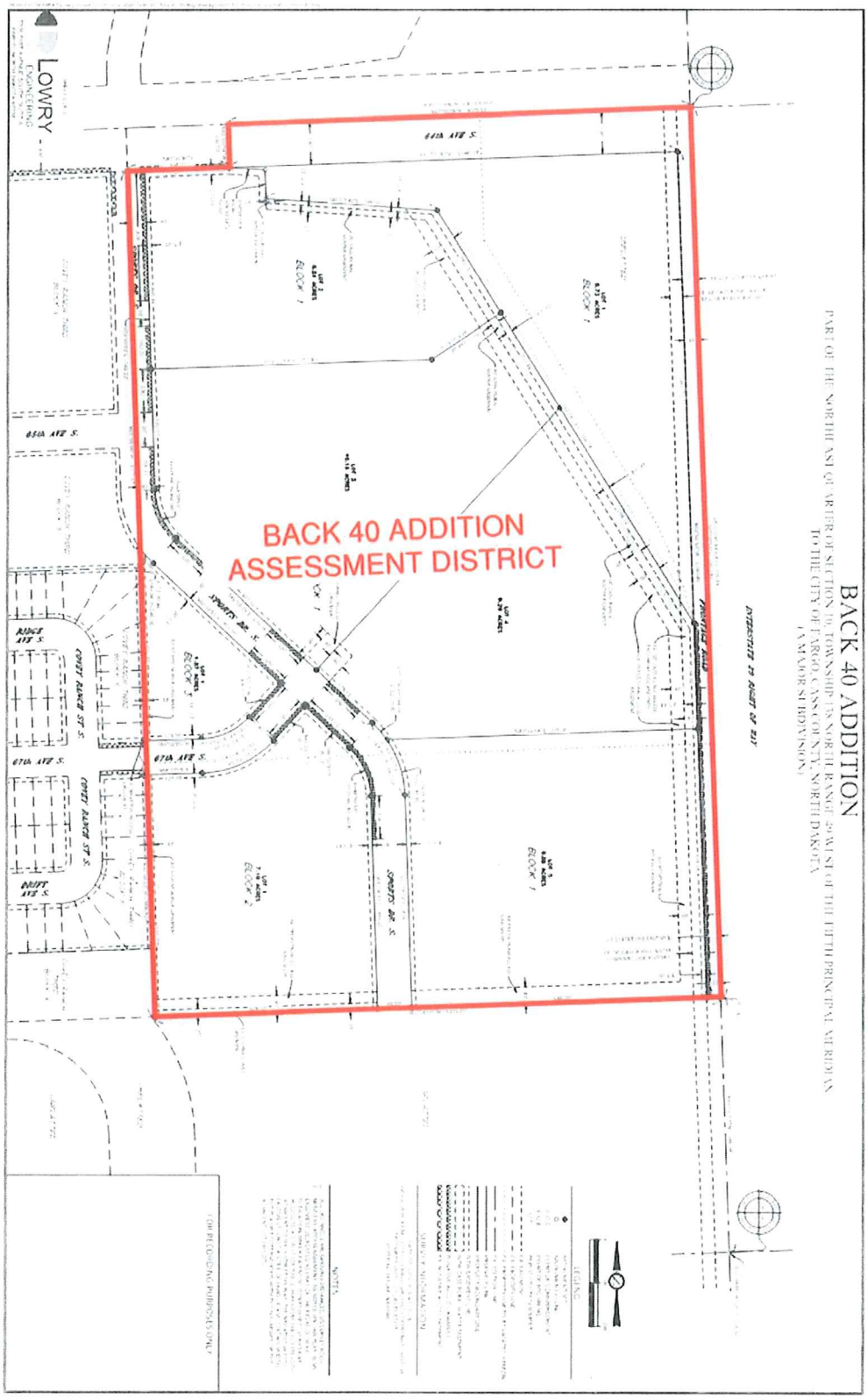


EXHIBIT "E"
Letter of Support

GDD
GOLDMARK DESIGN & DEVELOPMENT

August 28, 2026

Fargo Park District
6100 38th St s
Fargo, ND 58104

RE: Back 40 Addition – Letter of Support

Members of the Fargo Park Board,

On behalf of Back Forty, LLP we would like to formally express our support for the planned paths within the Back 40 Addition. This represents the first phase of a larger, planned park system that will extend through future phases of Back 40 and Covey Ranch. Once completed, the park system and paths will serve the entire area and provide several key connections to the surrounding neighborhood.

The paths will be installed within the Pedestrian Access Easement shown within the Back 40 Addition plat. On the south side of our development, the paths will tie into the new trail system being installed within the City of Fargo's greenway/storm water easement. On the north side, the path with tie back into the existing pedestrian access tunnel under 64th Ave South.

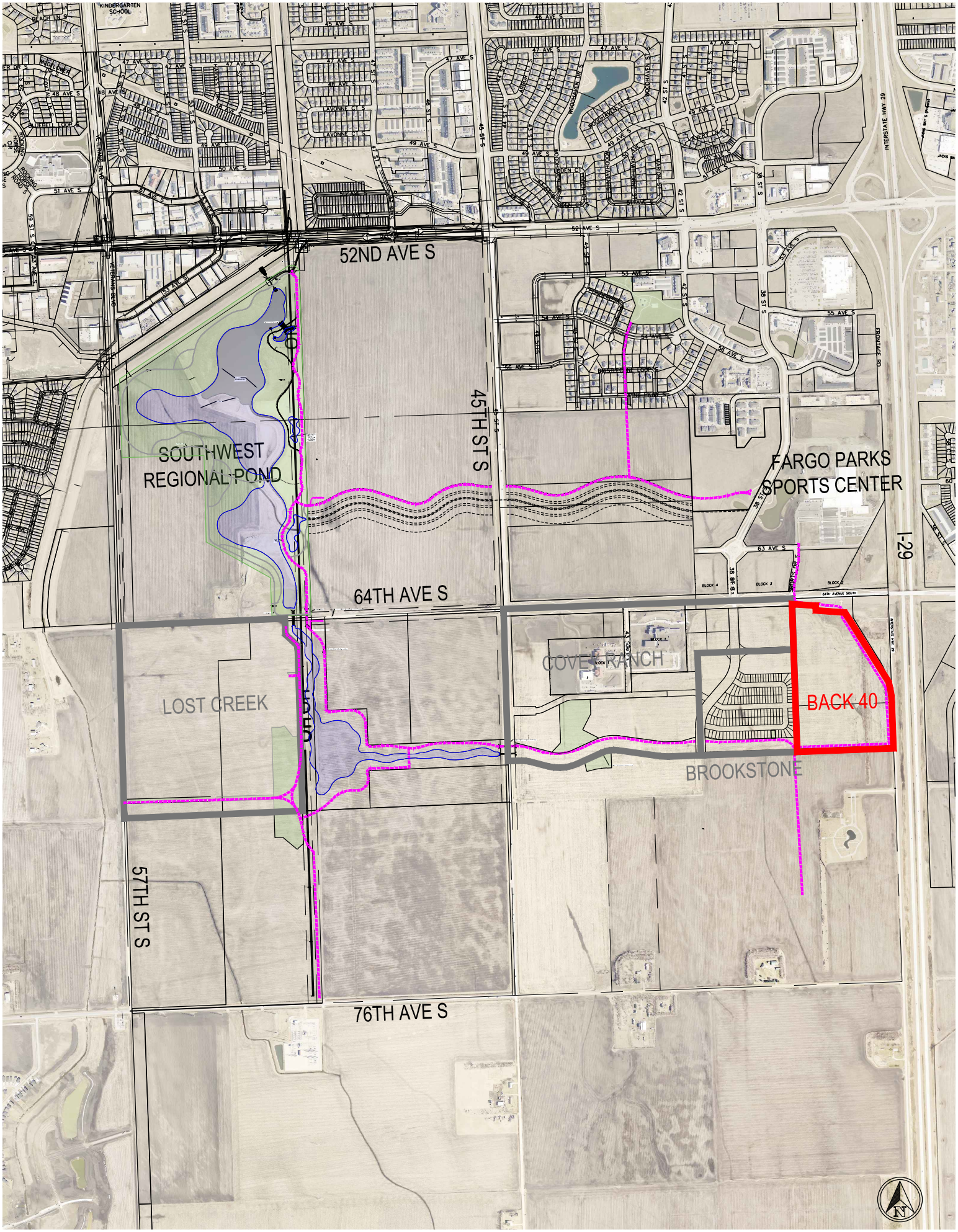
We have requested the path within the Back 40 Development be funded via Special Assessment through the City of Fargo.

Please feel free to contact our representative, Nate Vollmuth at 701-893-3839 or nate@gddarchitects.com with any questions or if you require additional information.

Sincerely,

Brent Dietrich
Managing Partner, Back Forty, LLP

2000 44th St. S, Suite 102, Fargo, ND 58103
Phone (701) 239 5801 • www.gddarchitects.com


52ND AVE S
45TH ST S
SOUTHWEST
REGIONAL POND
FARGO PARKS
SPORTS CENTER
I-29
64TH AVE S
COVE RANCH
LOST CREEK
BACK 40
BROOKSTONE
57TH ST S
76TH AVE S

# MEMORANDUM

DATE: October 6, 2026

TO: Fargo Park Board Commissioners

FROM: Broc Lietz, Finance Director

RE: Agenda Item No. 4 – Board to Consider for Approval of Resolutions for Plans and Specifications, Advertise for Bids, and Acceptance of Bids for Park Improvement District No. 2026-1 and Park Improvement District No.2026-2 and review Protests

Improvement District 2026-1 and 2026-2 was created by the Park Board on July 14, 2026, and resolution declaring improvements necessary was first advertised August 12, 2026, NDCC 40-22-17 states that "within thirty days after the publication of the resolution declaring the necessity of an improvement project of the type specified in any one of the subsection 40-22-01, the owners of any property within the improvement district file written protests describing the property which is the subject of the protest with the Finance Department protesting against the adoption of said resolution, the Park Board at its next meeting after the expiration of the time for filing such protests, shall hear and determine the sufficiency thereof".

Three homeowners filed written protests for Madelyn's Meadows Park Improvement District 2026-1. The total percent of Special Assessment District 2026-1 is 1.0%

| Address | Lot Size |
|---|---|
| 2580 74th Ave S | 6,497.57 |
| 7323 27th St S | 7,512.48 |
| 2751 72nd Ave S | 6,390.75 |

One homeowner filed a written protest for Selkirk Place 3rd Addition Improvement District 2026-2. The total percent of Special Assessment District 2026-2 is 0.1%

| Address | Lot Size |
|---|---|
| 6666 32nd St S | 6,250 |

Included with this memo is a percentage breakdown for homeowners that filed a written protest based on the total assessment area and their property for Madelyne's Meadows Park Improvement District 2026-1, and Selkirk Place 3rd Park Improvement District 2026-2.

We are asking the park board to review the protests and determine the sufficiency thereof outlined in NDCC 40-22-18:

40-22-18. Protest bar to proceeding - Invalid or insufficient protests - Payment of costs - Tax levy.

If the governing body finds the protests to contain the names of the owners of a majority of the area of the property included within the improvement district, the protests shall be a bar against proceeding with any special assessment for the improvement project. However, the protests do not bar proceeding with the improvement project described in the plans and specifications if the governing body funds the project with funds other than special assessments. If the governing body finds the protests to contain the names of the owners of a majority of any separate property area included within the district, the protests shall be a bar against proceeding with special assessments to be assessed in whole or in part upon property within the area, but shall not bar against proceeding with the improvement project or assessing the cost thereof against other areas within the district, unless the protests represent a majority of the area of the entire district. If the protests represent a majority of the area of the entire district, the protests bar any special assessment for the improvement project. Property owned by a political subdivision is not included when determining whether the protests contain the names of the owners of a majority of the area included within the improvement district or a separate property area unless the political subdivision filed a protest.

The termination of proceedings, by reason of protest or otherwise, shall not relieve the municipality of responsibility for payment of costs theretofore incurred and for payment of the costs a municipality may, if funds on hand and available for the purpose are insufficient, issue its certificates of indebtedness or warrants, or levy a tax which shall be considered a tax for a portion of the cost of a special improvement project by general taxation within the meaning of section 57-15-10. If the protests are found to be insufficient or invalid, the governing body may cause the improvement to be made and may contract or otherwise provide in accordance with this title for the construction thereof and the acquisition of property required in connection therewith and may levy and collect assessments therefor.

At the July 14, 2026, Park Board meeting, the Board approved the Resolutions Creating Park Improvement District 2026-1 for Madelyn's Meadows Park, and Park Improvement District No. 2026-2 for Selkirk Place 3rd Addition.

The next step in this process is to present the following resolutions for Park Improvement District No. 2026-1 Madelyn's Meadows Park, and Park Improvement District No. 2026-2, Selkirk Place 3rd Addition:

1. Resolution Approving Plans and Specifications for improvements in Park Improvement District No. 2026-1 Madelyn's Meadows Park of the Park District of the City of Fargo;
2. Resolution Directing Park District Clerk to Advertise for Bids, and acceptance of bids for Park Improvement No. 2026-1;
3. Resolution Approving Plans and Specifications for improvements in Park Improvement District No. 2026-2 Selkirk Place 3rd Addition of the Park District of the City of Fargo; and
4. Resolution Directing Park District Clerk to Advertise for Bids, and acceptance of bids for Park Improvement No. 2026-2.

It was recommended at the September 23, 2026, Planning Committee meeting to bring this to the full board for discussion and approval.

If you have any questions, do not hesitate to contact me prior to the meeting.

Thank you.

Motion Recommended by Staff: I move to declare protests insufficient for Improvement District No. 2026-1 and Improvement District No. 2026-2, as presented.

Motion Recommeded by Staff: I move to approve the resolutions for Park Improvement District No. 2026-1, Madelyn's Meadows, and Park Improvement District No. 2026-2, Selkirk Place 3rd Addition, as presented.

The Clerk presented to the Board of Park Commissioners the plans and specifications and estimates of cost for improvements in Park Improvement District No. 2026-1 of the Park District of the City of Fargo, North Dakota, as prepared by MBN Engineering the engineer for the project. Commissioner _____ introduced the following resolution and moved its adoption:

**RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR IMPROVEMENTS IN PARK IMPROVEMENT DISTRICT NO. 2026-1 OF THE PARK DISTRICT OF THE CITY OF FARGO**

BE IT RESOLVED by the Board of Park Commissioners of the Park District of the City of Fargo, North Dakota, that the plans and specifications and estimates of cost for improvements in Park Improvement District No. 2026-1 of the Park District of the City of Fargo heretofore prepared by the Engineer for the project, be and the same hereby are approved, ratified and confirmed as the plans and specifications and estimates of cost in accordance with which said improvements shall be constructed and the Clerk shall file the same in his office open to public inspection.

Dated: _____

APPROVED:

_____
President of the Board of Park Commissioners

ATTEST:

_____
Clerk

The motion for the adoption of the foregoing resolution was duly seconded by Commissioner ____ _____. On roll call vote the following commissioners voted aye: _____. The following commissioners voted nay: _____. The following commissioners were absent and not voting: _____. The majority having voted aye, the motion carried and the resolution was duly adopted.

Commissioner _____ introduced the following resolution and moved for its adoption:

**RESOLUTION DIRECTING PARK DISTRICT CLERK TO ADVERTISE FOR BIDS**

WHEREAS, this Board has heretofore created Park Improvement District No. 2026-1 of the Park District of the City of Fargo; and

WHEREAS, plans and specifications and estimates of costs for said park improvement district have heretofore been directed to be prepared by the Engineer for the project; and

WHEREAS, said plans, specifications and estimates of cost have been prepared and have been approved by the Board of Park Commissioners of the Park District of the City of Fargo; and

WHEREAS, it is necessary to advertise for bids for the work in said district.

NOW THEREFORE, BE IT RESOLVED by the Board of Park Commissioners of the Park District of the City of Fargo, Cass County, North Dakota, that the Park District Clerk be, and he is hereby authorized and directed to cause notice of Advertisement for Bids for the construction of the work heretofore directed to be made in Park Improvement District No. 2026-1 to be published once each week for three consecutive weeks in The Forum, and that the Park District Staff and Engineer will meet at the office of the Park District at 6100 38th Street S, Fargo. North Dakota, 58104, at a time and date to be determined by the Fargo Park District Staff, for the purpose of opening sealed bids received prior to the time of such meeting in accordance with such published advertisement for bids for the purpose of taking such other and further action with reference thereto as shall then be deemed necessary and expedient. Such advertisements shall be published in the form as provided in Section 48-01.2-05 of the North Dakota Century Code as amended.

Dated: _____

APPROVED:

_____
President of the Board of Park Commissioners

ATTEST:

_____
Clerk

The motion for the adoption of the foregoing resolution was duly seconded by Commissioner ____ _____. On roll call vote the following commissioners voted aye: _____. The following commissioners voted nay: _____. The following commissioners were absent and not voting: _____. The majority having voted aye, the motion carried and the resolution was duly adopted.

The Clerk presented to the Board of Park Commissioners the plans and specifications and estimates of cost for improvements in Park Improvement District No. 2026-2 of the Park District of the City of Fargo, North Dakota, as prepared by MBN Engineering the engineer for the project. Commissioner _____ introduced the following resolution and moved its adoption:

**RESOLUTION APPROVING PLANS AND SPECIFICATIONS FOR IMPROVEMENTS IN PARK IMPROVEMENT DISTRICT NO. 2026-2 OF THE PARK DISTRICT OF THE CITY OF FARGO**

BE IT RESOLVED by the Board of Park Commissioners of the Park District of the City of Fargo, North Dakota, that the plans and specifications and estimates of cost for improvements in Park Improvement District No. 2026-2 of the Park District of the City of Fargo heretofore prepared by the Engineer for the project, be and the same hereby are approved, ratified and confirmed as the plans and specifications and estimates of cost in accordance with which said improvements shall be constructed and the Clerk shall file the same in his office open to public inspection.

Dated: _____

APPROVED:

_____
President of the Board of Park Commissioners

ATTEST:

_____
Clerk

The motion for the adoption of the foregoing resolution was duly seconded by Commissioner ____ _____. On roll call vote the following commissioners voted aye: _____. The following commissioners voted nay: _____. The following commissioners were absent and not voting: _____. The majority having voted aye, the motion carried and the resolution was duly adopted.

Commissioner _____ introduced the following resolution and moved for its adoption:

**RESOLUTION DIRECTING PARK DISTRICT CLERK TO ADVERTISE FOR BIDS**

WHEREAS, this Board has heretofore created Park Improvement District No. 2026-2 of the Park District of the City of Fargo; and

WHEREAS, plans and specifications and estimates of costs for said park improvement district have heretofore been directed to be prepared by the Engineer for the project; and

WHEREAS, said plans, specifications and estimates of cost have been prepared and have been approved by the Board of Park Commissioners of the Park District of the City of Fargo; and

WHEREAS, it is necessary to advertise for bids for the work in said district.

NOW THEREFORE, BE IT RESOLVED by the Board of Park Commissioners of the Park District of the City of Fargo, Cass County, North Dakota, that the Park District Clerk be, and he is hereby authorized and directed to cause notice of Advertisement for Bids for the construction of the work heretofore directed to be made in Park Improvement District No. 2026-2 to be published once each week for three consecutive weeks in The Forum, and that the Park District Staff and Engineer will meet at the office of the Park District at 6100 38th Street S, Fargo. North Dakota, 58104, at a time and date to be determined by the Fargo Park District Staff, for the purpose of opening sealed bids received prior to the time of such meeting in accordance with such published advertisement for bids for the purpose of taking such other and further action with reference thereto as shall then be deemed necessary and expedient. Such advertisements shall be published in the form as provided in Section 48-01.2-05 of the North Dakota Century Code as amended.

Dated: _____

APPROVED:

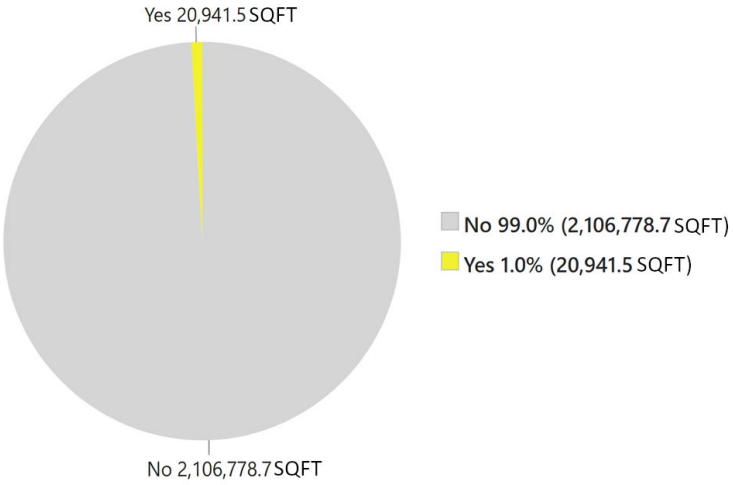
_____
President of the Board of Park Commissioners

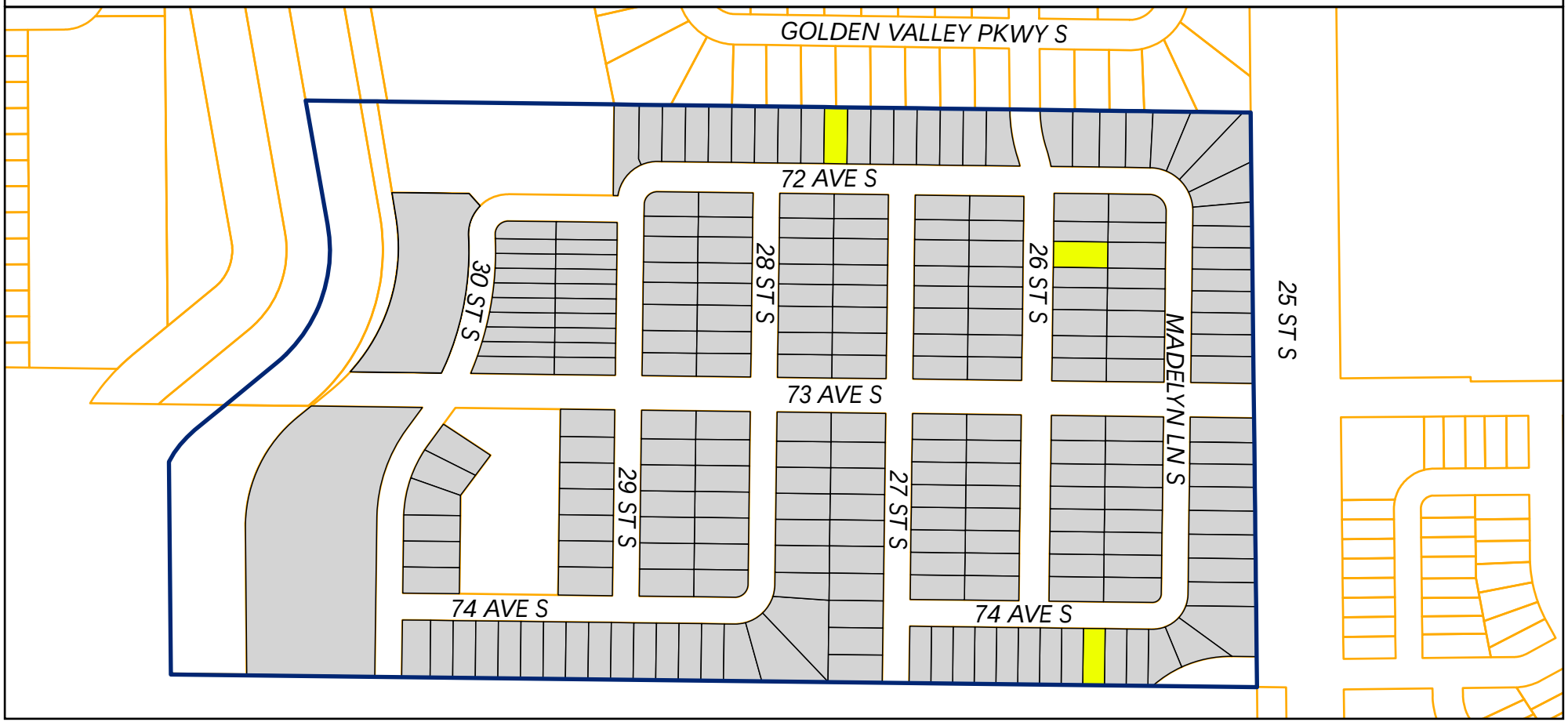
ATTEST:

_____
Clerk

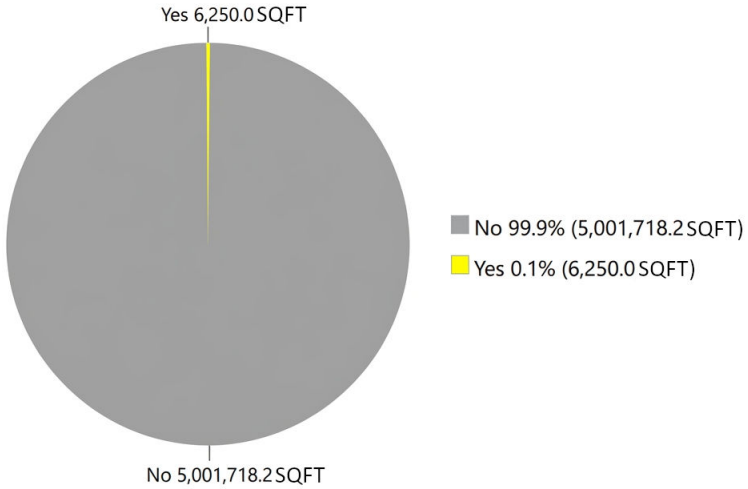
The motion for the adoption of the foregoing resolution was duly seconded by Commissioner ____ _____. On roll call vote the following commissioners voted aye: _____. The following commissioners voted nay: _____. The following commissioners were absent and not voting: _____. The majority having voted aye, the motion carried and the resolution was duly adopted.

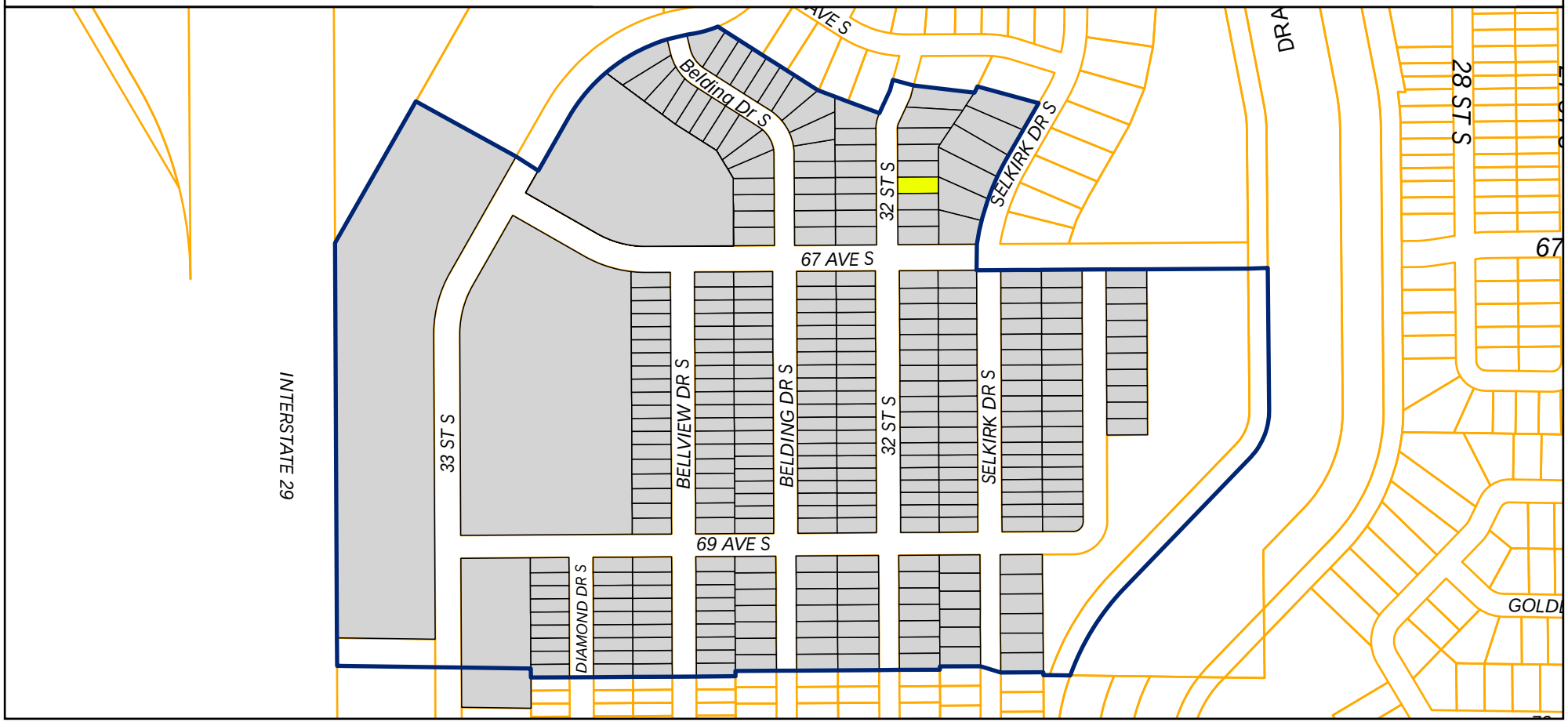
# Madelyn's Meadows



# Selkirk Place 3rd Addition



# M E M O R A N D U M

DATE: October 6, 2026

TO: Fargo Park Board Commissioners

FROM: Tony Schmitt, Park Director

RE: Agenda Item No. 5 - Board to Consider the Support to Apply for an Outdoor Recreation Legacy Partnership Grant Opportunity for Lindenwood Park Campground Improvements

---

The Lindenwood Park Campground has been a part of Lindenwood Park for more than 100 years. Over that time, the infrastructure at the campground has aged, and within the next few years, significant resources will be needed to address necessary improvements. These needs include electrical and water upgrades, replacement of asphalt camper pads, and improvements to site amenities such as lighting and accessibility.

The campground provides an important revenue stream for the Park District, generating an average of approximately $200,000 annually. In addition to its financial contribution, the campground provides an important recreational opportunity for both Fargo residents and visitors to our community.

Staff selected the Lindenwood Park Campground project primarily because of the requirements associated with the grant opportunity. To be competitive for funding, a project must address a primary need identified in the Statewide Comprehensive Outdoor Recreation Plan, or SCORP.

Campgrounds are identified as a primary need in Region 5 and as a statewide facility need in the North Dakota SCORP. The information attached to this memo provides additional information from the SCORP supporting the need for this type of project, along with a pre-design overview of the proposed project components.

Staff is proposing to apply for an Outdoor Recreation Legacy Partnership, or ORLP, grant to revitalize the infrastructure at the Lindenwood Park Campground. The project would not increase the number of camping sites at Lindenwood Park. Instead, it would modernize and upgrade the existing sites and infrastructure, ensuring the campground can continue to serve the community for many years.

The proposed improvements would include:

- Replacement of existing asphalt roadways and campsites
- Upgraded electrical pedestals at each campsite

- Water spigots at each campsite
- Improvements to the comfort station
- Fencing improvements
- Sanitary dump station improvements
- Lighting improvements
- Accessibility improvements

The estimated cost of the proposed improvements is $4 million.

The ORLP grant requires a 1:1 non-federal match. Therefore, a $4 million project would require a $2 million investment from the Park District, with the remaining $2 million provided through the federal grant.

The Outdoor Recreation Legacy Partnership is a nationally competitive grant program designed to enhance recreation opportunities in rural and urban communities. ORLP funding can be used to create new outdoor recreation spaces, reinvigorate existing parks, and strengthen connections between people and the outdoors. Eligible projects can include a wide range of facilities, including sports fields, playgrounds, walking trails, community gardens, and other outdoor recreation improvements. Land acquisition, site development, and renovation of existing facilities are also eligible project types.

Projects are locally led and are designed to address pressing community needs while also aligning with the state's comprehensive outdoor recreation plan, or SCORP.

As of 2024, ORLP has invested more than $385 million in projects nationwide. Congress established the program in 2014 to help address crucial gaps in access to recreation in urban areas. The National Park Service administers the program, with funding provided through the Land and Water Conservation Fund, or LWCF.

ORLP projects go through a rigorous state and national selection process to ensure they align with local, state, and Congressional funding priorities.

Staff believes this grant opportunity provides a good option for extending taxpayer dollars while addressing the known infrastructure and amenity needs at the Lindenwood Park Campground.

The campground has been an important part of Lindenwood Park for more than a century, it provides a significant annual revenue stream, and serves an important recreational need for both residents and visitors. This grant opportunity provides the potential to make substantial improvements to the facility while leveraging Park District dollars with federal funding.

It was recommended at the September 23, 2026, Planning Committee meeting to bring this to the full board for discussion and approval.

If you have any questions, do not hesitate to contact me prior to the meeting.

Thank you.

Motion Recommended by Staff: I motion to approve staff to apply for an Outdoor Recreation Legacy Partnership Grant Opportunity for Lindenwood Park Campground Improvements as presented.

**Statewide Comprehensive Outdoor Recreation Plan (SCORP)**

Addressed as a primary need to North Dakota's Region 5 SCORP, eighty-nine percent of North Dakota households are interested in camping in a tent, camper, or recreational vehicle. Eighty-two percent are interested in modern campgrounds with electricity, running water, restrooms, and showers and sixty-eight percent prefer the use of a camper or RV. Sixty-one percent of providers report demand for modern campgrounds exceeds supply. Eighty-two percent of region households have an interest in visiting a park, recreation area or natural space to play, enjoy nature, watch wildlife, or relax. Seventy-one percent prefer stargazing or just enjoying nature and fifty-one percent are interested in an educational element. The proposed plan to revitalize the Lindenwood Park Campground infrastructure (roads, campsites, utilities, comfort station, lighting, accessibility) would meet two primary needs of Region 5 with the proposed improvements of the campground infrastructure and increase the overall visitor experience to the park.

| | | |
|---|---|---|
| Campgrounds | Canoe/Kayak Infrastructure | Water Recreation Infrastructure |
| Non-Motorized Trails | Swimming/Specialty Pools | Shooting Sports Infrastructure |
| Parks and Natural Areas | Lake/Beach Infrastructure | Outdoor Archery Infrastructure |
| Winter Activities Infrastructure | | |

# 2: ORLP Program Grant Basics

**APPLICATION AND NOTICE OF FUNDING OPPORTUNITY:** Grants.gov

**FUNDING AWARD:** Grant awards will range from **$300,000 to $15,000,000**. Grants require a minimum of 1:1 non-federal match, which may be derived from cash, in-kind contributions of land, materials, and/or volunteer services.

| 2026 CYCLE: KEY APPLICATION MILESTONES | DATE(S) |
|---|---|
| **Deadline for Subrecipients to submit application(s) to an eligible Applicant** | TBD by State/Territory Lead Agency or Tribal Government |
| **Deadline for Applicants to submit application(s) to the NPS** | November 1, 2026 at 11:59 p.m. ET |
| **NPS announces selected projects to submit a full application** | May 1, 2027 |
| **Final deadline for selected projects to submit full applications** | April 30, 2028 |
| **Anticipated grant award period of performance** | May 1, 2028–April 30, 2031 |
| **Projects should be complete and open to the public by** | Spring 2031 (within 3 years of award) |



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SITE PLAN

FargoPark DISTRICT

WWW.FARGOPARKS.COM

**LINDENWOOD CAMPGROUND RENOVATION CONCEPT**

Lindenwood Park
1955 Roger Maris Dr S
Fargo, ND 58103

0 37.5 75 150

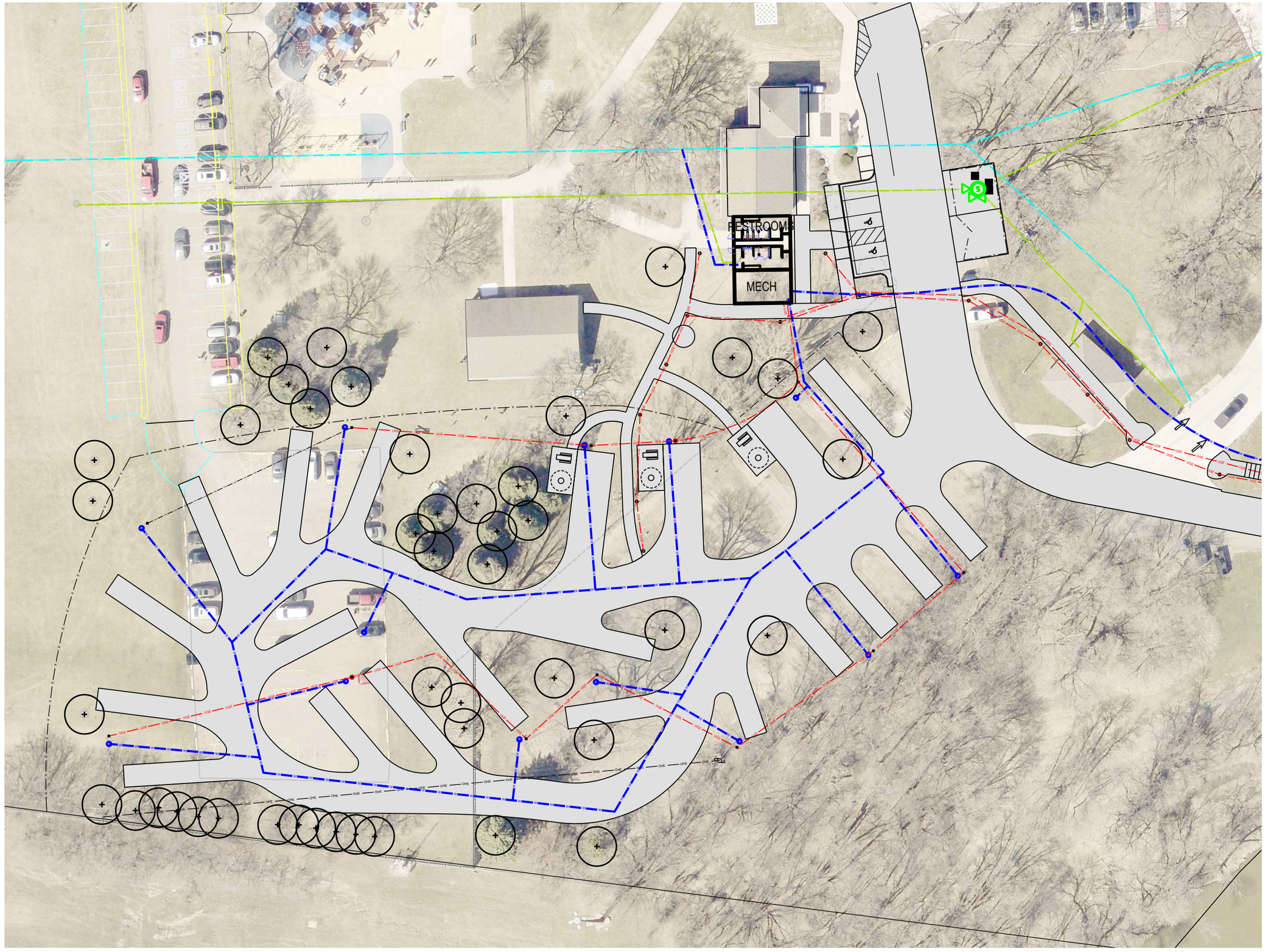
THIS SET OF PLANS SHOULD BE CONSIDERED PRELIMINARY AND NOT FOR ANY BIDDING, FINAL ESTIMATE OR CONSTRUCTION. THIS SET OF PLANS SHALL NOT BE DEEMED FINAL UNTIL ALL APPROVALS HAVE BEEN OBTAINED FROM ALL CODE AUTHORITIES HAVING JURISDICTION. ANY BID SUBMITTED, BASED ON THIS SET OF PLANS, IS SUBJECT TO CHANGE AND IS INCOMPLETE.

FP JOB #XXXX

L100

Jul 29, 2026

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SITE PLAN

FargoPark DISTRICT

WWW.FARGOPARKS.COM

**LINDENWOOD CAMPGROUND RENOVATION CONCEPT**

Lindenwood Park
1955 Roger Maris Dr S
Fargo, ND 58103

0 12.5 25 50

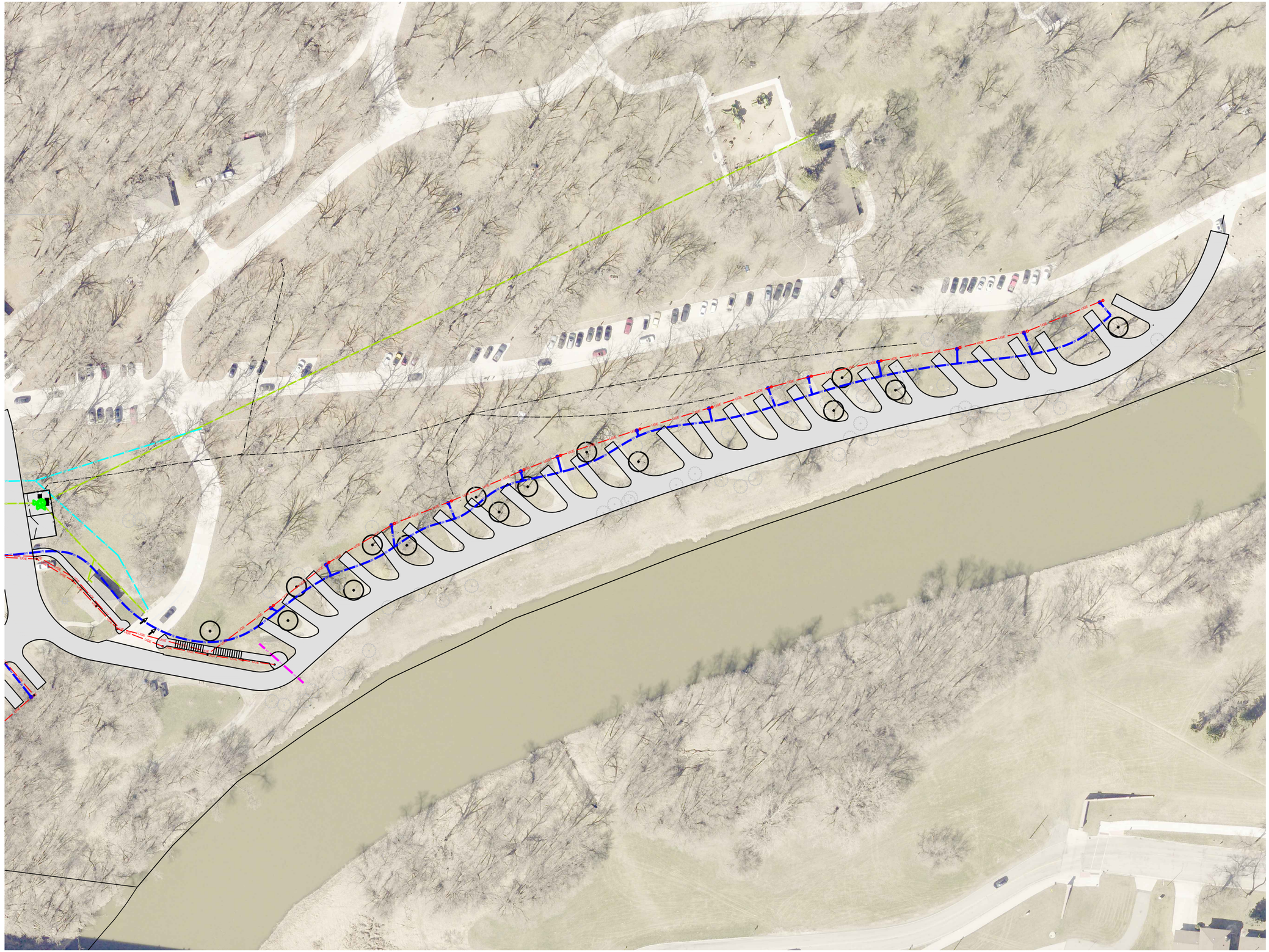
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Jul. 29, 2026

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SITE PLAN

FargoPark DISTRICT

WWW.FARGOPARKS.COM

**LINDENWOOD CAMPGROUND RENOVATION CONCEPT**

Lindenwood Park
1955 Roger Maris Dr S
Fargo, ND 58103

0 25 50 100

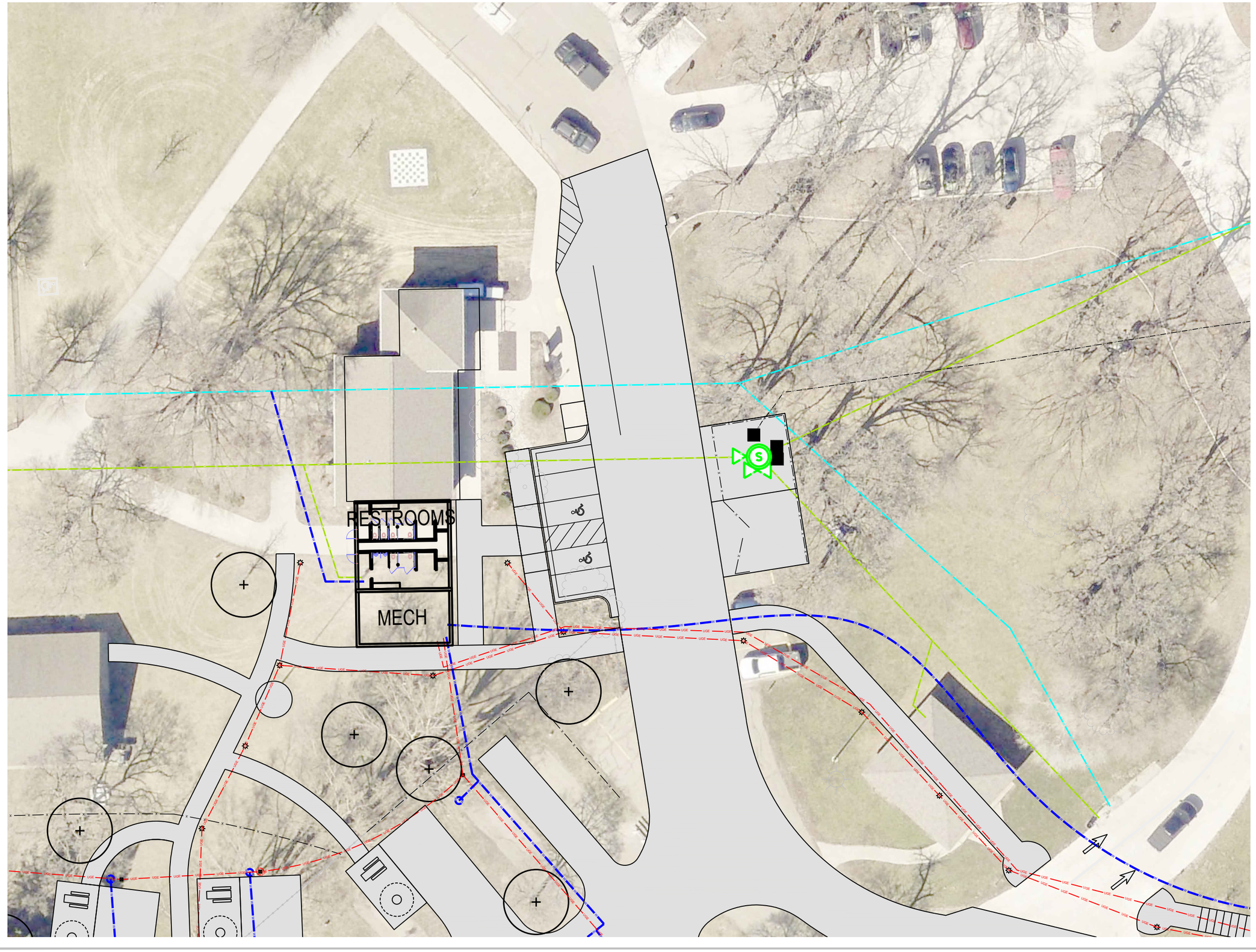
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FP JOB#XXXX

L102

Jul. 29, 2026

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FargoPark DISTRICT

WWW.FARGOPARKS.COM

**LINDENWOOD CAMPGROUND RENOVATION CONCEPT**

Lindenwood Park
1955 Roger Maris Dr S
Fargo, ND 58103

0 7.5 15 30

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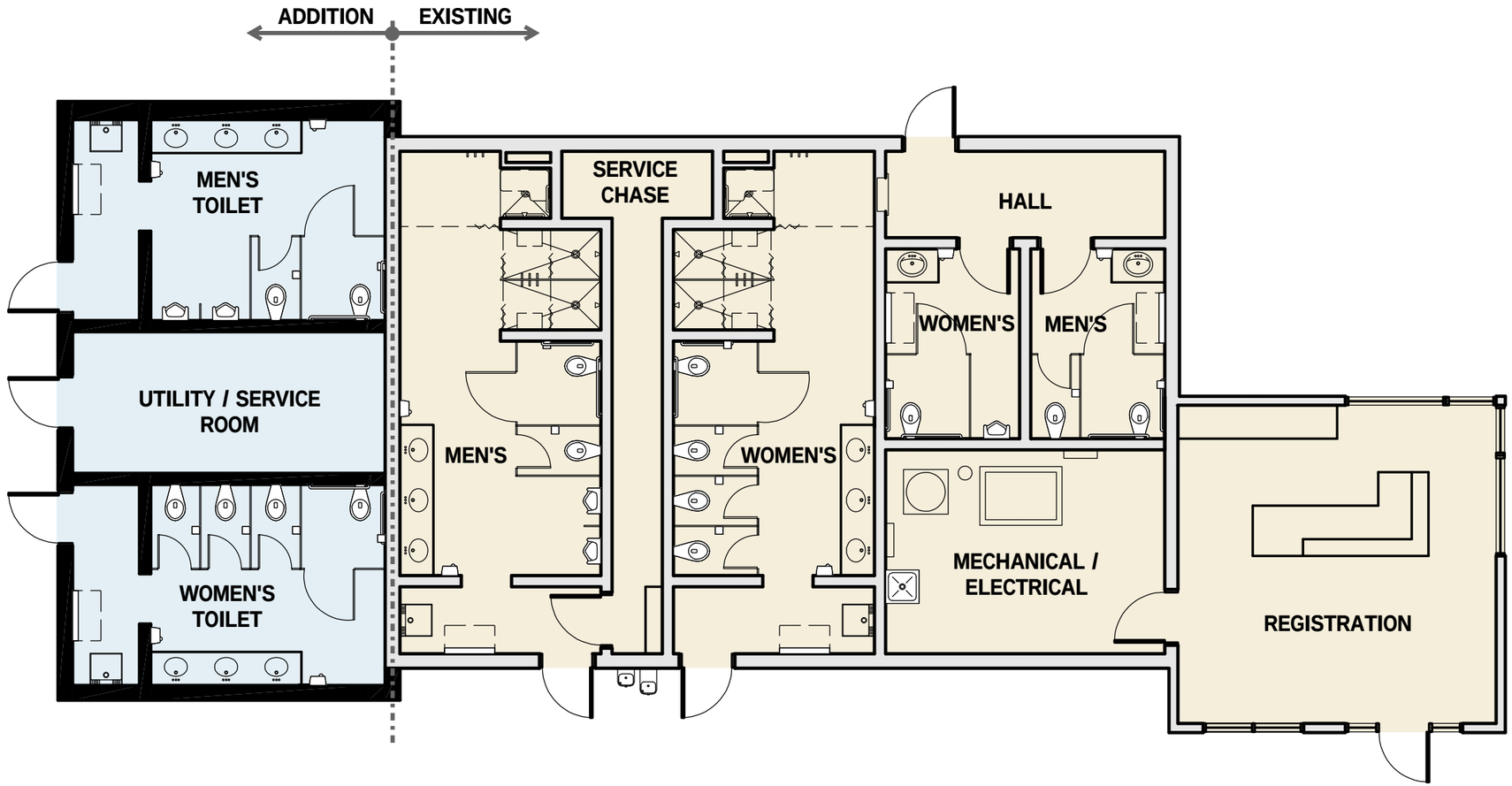
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SITE PLAN

L103

Jul 29, 2026

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FLOOR PLAN

N

SCALE: 1/8" = 1'-0"

# Lindenwood Visitor's Center
# Toilet Room Addition

## Fargo, North Dakota

FargoPark DISTRICT

ZBA ZERR·BERG

# M E M O R A N D U M

DATE: October 6, 2026

TO: Fargo Park Board Commissioners

FROM: Broc Lietz, Finance Director

RE: Agenda Item No. 6 – Board to Consider for Approval 2027 Final Budget

The 2027 budget process kicked off at the end of April with district-wide presentations setting up expectations, goals, cost recovery targets, and the budget timeline, which we have previously shared with the Planning Committee and the full board. Seventy-five employees throughout the district participated in the presentations, helping to raise a broader understanding of budget development.

This year's process also included the implementation of new budget software. The new Euna software will allow for additional reporting, budget monitoring, and ease of data upload. Individual department budget meetings included training on the new software. Feedback to date has been positive as the software is very user friendly.

Today we present to you a balanced 2027 Final budget for your review. The 2027 budget includes:

| | Revenue/Expenses |
|---|---|
| General Fund | $ 43,856,489 |
| Valley Senior Services | $ 8,072,475 |
| Capital Projects | $ 3,021,437 |
| Debt Service | $ 9,327,597 |
| Total Budget | $64,277,998 |

The 2027 budget includes the following details regarding both revenue and expenses:

Revenues

**Property Tax:** (52% of General Fund) Fargo remains a growth city and the legislation pertaining to property tax caps allows for a 3% increase plus new growth. To capture all the allowable growth in the general fund, staff recommends a reduction of the Debt Service levy of .38 mills (10.07 – 9.69), and a corresponding increase to the General Fund levy of .38 mills (21.16 – 21.54), resulting in $1.1 million dollars in new tax income in 2027. Further, an additional reduction in the Debt Service levy of .20 mills (9.69 – 9.49), still allowing the district to cover all debt obligations associated with bonds and special assessments. The staff recommendation is based on the ability to capture the maximum general fund flexibility, meet all debt obligations, and reduce overall property taxes to the citizens of Fargo.

| | 2026 | 2027 Recommendation | $ |
|---|---|---|---|
| General Fund | 21.16 | 21.54 | $19,683,356 |
| Park/Rec Facilities | 4.30 | 4.30 | $ 3,929,360 |
| Debt Service | 10.07 | 9.49 | $ 8,672,000 |
| Total Mill Levy | 35.53 | 35.33 | $32,284,716 |

**Charge for Services:** (35% of General Fund) Each department which charges for services throughout the park district did a thorough analysis of fees related to demand, comparable charges at peer organizations, cost recovery targets, historical pricing, operational challenges, and market/program trends. Departments presented fee recommendations to the district planning committee and the full board for approval. One main change to charge for services in 2027 is the introduction of resident/non-resident pricing for season golf passes and season pool passes. The budgeted new revenue for charge for services in 2027 is $727,377, for a total of $15,425,804 district wide.

**Intergovernmental Revenue:** (10% of General Fund) Collaborating with the City of Fargo, we have budgeted no increase in state aid for 2027, total anticipated collection is $4.325 million.

**Interest Income:** (2% of General Fund) Completion of capital projects in 2025 has reduced cash reserves as anticipated and annual interest income is leveling out at a more normalized level. The 2027 budget includes $937,500 in interest income.

**Sponsorship/Donations/Foundation Support:** (1% of General Fund) Annually, the park district receives several sponsorships, and we also are recognizing foundation pledges more than pledge loan payments. The 2027 budget includes $528,615 ($278,615 in the General Fund and $250,483 in the Capital Projects Fund) of revenue from these sources.

Expenses

**Compensation:** (37% of General Fund) The recommendation for full-time compensation increase is 4.5%. Further, the budget contains $125,000 for market adjustments based on the latest market analysis. Total increase in employee compensation for 2027 is $456,686 compared to the 2026 budget.

| | 2027 |
|---|---|
| Full-time | $10,052,346 |
| Part-time/Seasonal | $ 5,523,399 |
| Total | $15,575,745 |

**Employee Benefits:** (13% of General Fund) Working with Gallegher & Associates to review all lines of insurance and review offerings, which include a second option for a high-deductible health plan in the current fiscal year, the 2027 budget includes a 8.9% increase in health insurance from 2026, and a 6% increase for those tied to wages. Total for employee benefits in 2027 is $5,474,800, an increase of $266,394.

**Program & Operational Costs:** (18% of General Fund) This category includes all programs offered through the recreation department, events, and all operational costs associated with daily operations of the district. Total costs in 2027 are $7,787,786 an increase of $241,674.

**Repair & Maintenance:** (6% of General Fund) Annual maintenance throughout the district separate from the Capital Improvement Plan (CIP) in 2027 total $2,692,864 and increase of $295,677.

**Utilities:** (5.9% of General Fund) Collaborating with our partners at Cass County Electric, Xcel Energy and The City of Fargo, we have built in a 3% increase in utility costs for 2027 for a total of $2,439,073, compared to 2026 budget.

**Capital Equipment & Improvements:** These items were reported on a single line item in the 2026 and have been broken apart for 2027. There is a total reduction in these areas of ($250,093) compared to 2026 budget.

**Capital Equipment:** (8% of General Fund) District wide equipment purchases for 2027 total $3,520,142..

**Capital Improvement:** (9% of General Fund) Additional maintenance and district wide improvements to facilities and property in 2027 total $3,777,065.

**Transfers Out:** Annually, the district budgets transfers to fund the CIP. In 2027 we have budgeted $2,199,704, which is $1,949,704 from the administration department and $250,000 from golf department to the capital projects fund. These transfers will help fund project outlays in the capital projects fund.

## Debt Service Fund

The 2027 debt service fund is balanced with Revenue and Expenses totaling $9,327,597. This is a reduction of $937,699 from the 2026 budget. Absent taking on additional debt or special assessments on property, this trend will continue as annual debt payments are made. The mill levy tied directly to general obligation bonds is required to decrease as debt payments are made, as we are only able to levy for the actual dollars needed to make the annual payments. If Fargo remains a growth market, the district will see a natural reduction in debt service levy annually.

Strategically, the district can capture growth in the general fund while the debt service fund decreases, providing flexibility in annual operations while maintaining a flat tax rate or a slight decrease to the overall mill levy, and complying with the legislative mill levy cap.

## Capital Projects Fund

The 2027 budget includes the following CIP projects:

| | |
|---|---|
| Edgewood Irrigation Pump Station (2027) | $ 775,624.50 |
| Jack Williams Lighting (2027) | $ 680,000.00 |
| SW Regional Pond (2027) | $ 915,812.50 |
| Tharaldson Little League (2027) | $ 650,000.00 |
| **2027 Cost** | **$ 3,021,437.00** |

| **Funded by:** | |
|---|---|
| 2027 Admin Dept, Internal Transfer | $ 1,949,704.00 |
| Intergovernmental, Grant Income | $ 571,250.00 |
| 2027 Golf Dept, Internal Transfer | $ 250,000.00 |
| 2027 Foundation (Pledges/Loan) | $ 250,483.00 |
| | **$ 3,021,437.00** |

## Valley Senior Services

The 2027 Valley Senior Services budget is balanced with Revenue and Expenses totaling $8,072,475 for all counties we serve. This is an increase of $567,266 over the 2026 budget.

Valley Senior Services is funded by mainly by Federal and State (Intergovernmental) grants for the nutrition and transit purposes, which make up 57% of its total budget. The other main source of revenue is funding from each county in our service area, in which those counties have dedicated property tax mill levy dollars to support senior services. These tax dollars make up 27% of the VSS budget.

Full Time, Part Time and Employee Benefits make up a total of 51.7% of the VSS budget. These three line items total $4,176,39 in the 2027 budget which is an increase of $341,644 from the 2026 budget.

If you have any questions, do not hesitate to contact me prior to the meeting.

Thank you.

Motion Recommended by Staff: I move to approve the 2027 Final Budget as presented.

# PARK DISTRICT OF THE CITY OF FARGO

## 2027 Final Budget Report

10.06.2026 Board Meeting

# Park District of the City of Fargo
## 2027 Budget

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**PARK DISTRICT OF THE CITY OF FARGO**

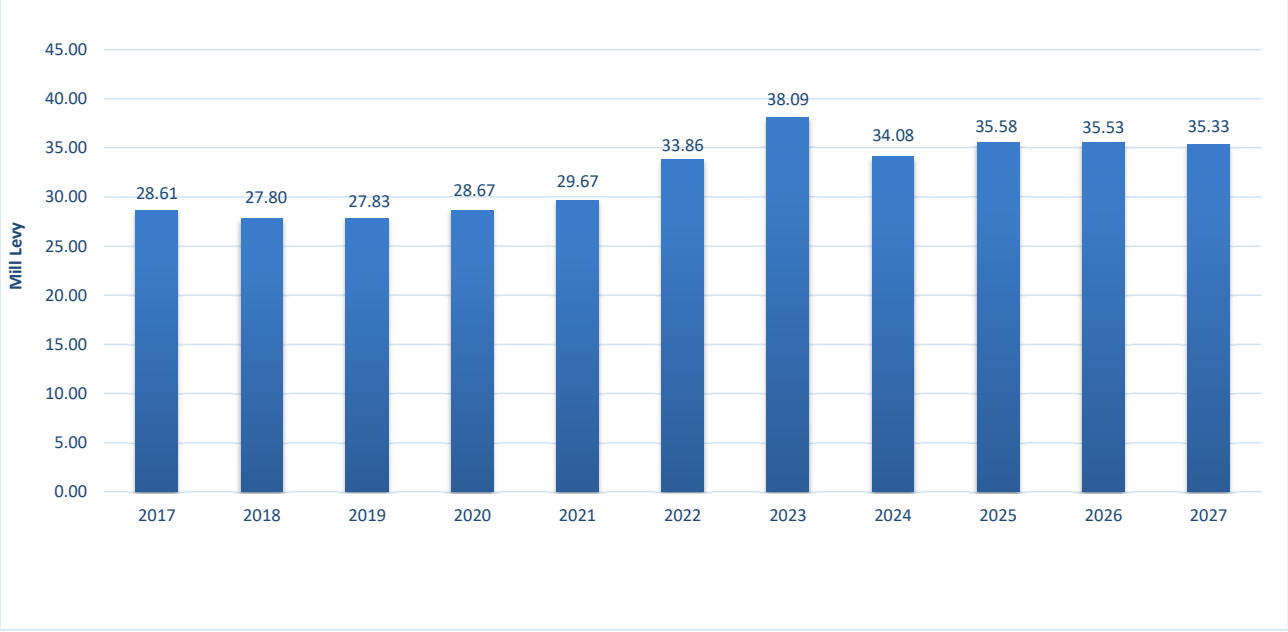
2027 Budget

Mill Levy Summary

| Description | 2026 Final Amount | 2026 Final Mill Levy | 2027 Estimated Amount | 2027 Estimated Mill Levy |
|---|---|---|---|---|
| General Fund - Parks | $ 18,683,225 | 21.16 | **$ 19,683,356** | **21.54** |
| Park & Recreation Facilities | $ 3,796,711 | 4.30 | **$ 3,929,360** | **4.30** |
| Debt Service Fund | $ 8,891,267 | 10.07 | **$ 8,672,000** | **9.49** |
| **Totals** | $ 31,371,203 | 35.53 | **$ 32,284,716** | **35.33** |
| Actual/Estimated Value of 1.0 Mill | $ 882,475 | | **$ 913,805** | |

**Fargo Park District Mill Levy History 2017 to Proposed 2027 Levy**

| Year | Mill Levy | Change |
|---|---|---|
| 2017 | 28.61 | (0.91) |
| 2018 | 27.80 | (0.81) |
| 2019 | 27.83 | 0.03 |
| 2020 | 28.67 | 0.84 |
| 2021 | 29.67 | 1.00 |
| 2022 | 33.86 | 4.19 |
| 2023 | 38.09 | 4.23 |
| 2024 | 34.08 | (4.01) |
| 2025 | 35.58 | 1.50 |
| 2026 | 35.53 | (0.05) |
| 2027 | 35.33 | (0.20) |



**PARK DISTRICT OF THE CITY OF FARGO**
2027 Budget
GENERAL FUND BUDGET SUMMARY

| | | |
|---|---|---|
| FUND BALANCE JANUARY 1, 2026 | $ | 9,515,729 |
| 2026 REVENUES & TRANSFER | | 42,690,188 |
| RESOURCES AVAILABLE FOR 2026 | $ | 52,205,917 |
| 2026 EXPENDITURES & TRANSFERS | | (42,690,189) |
| PROJECTED FUND BALANCE JANUARY 1, 2027 | $ | 9,515,728 |
| PROJECTED 2027 REVENUES & TRANSFERS | | 43,781,489 |
| RESOURCES AVAILABLE FOR 2027 | $ | 53,297,217 |
| PROJECTED 2027 EXPENDITURES | | (43,781,489) |
| PROJECTED FUND BALANCE JANUARY 1, 2027 | | 9,515,728 |
| PROJECTED 2027 REVENUES | $ | 43,781,489 |
| PROJECTED 2027 EXPENDITURES | | (43,781,489) |
| REVENUES OVER (UNDER) EXPENDITURES | $ | (0) |

## PARK DISTRICT OF THE CITY OF FARGO

2027 Budget

General Fund Revenues and Expenditures by Function

| | Actual 2025 | Projected 2026 | Budgeted 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **Revenues** | | | | |
| Taxes and Special Assessments | $ 20,350,984 | $ 21,547,035 | $ 21,580,739 | $ 22,727,240 |
| Charges for Services | 14,393,610 | 15,216,923 | 14,698,427 | 15,425,804 |
| Intergovernmental | 4,210,977 | 4,572,890 | 4,625,000 | 4,325,000 |
| Investment Income | 1,552,443 | 846,270 | 925,000 | 937,500 |
| Sponsorship and Donations | 237,915 | 194,200 | 178,100 | 278,615 |
| Miscellaneous | 578,280 | 312,871 | 214,400 | 87,330 |
| **Total Revenues** | $ 41,324,209 | $ 42,690,188 | $ 42,221,666 | $ 43,781,489 |
| **Expenses** | | | | |
| Full Time Salaries | $ 9,253,894 | $ 9,707,545 | $ 9,668,843 | $ 10,052,346 |
| Part Time Salaries | 4,970,681 | 5,371,438 | 5,444,015 | 5,523,399 |
| Benefits | 5,433,003 | 4,879,987 | 5,208,406 | 5,474,800 |
| Program and Operational Costs | 7,006,442 | 7,646,918 | 7,546,112 | 7,787,786 |
| Repairs and Maintenance | 2,581,090 | 2,487,726 | 2,397,187 | 2,692,864 |
| Utilities | 2,268,354 | 2,297,881 | 2,154,442 | 2,439,073 |
| Capital Equipment | 6,014,330 | 3,623,949 | 3,199,800 | 3,520,142 |
| Capital Improvement | 1,240,978 | 4,344,385 | 4,347,500 | 3,777,065 |
| Principal and Interest on Debt | 389,309 | 389,309 | 389,309 | 389,309 |
| **Total Expenses** | $ 39,158,081 | $ 40,749,138 | $ 40,355,615 | $ 41,656,785 |
| **Revenue Over (Under) Expenditures** | $ 2,166,128 | $ 1,941,050 | $ 1,866,050 | $ 2,124,704 |
| **Other Financing Sources (Uses)** | | | | |
| Transfers Out | $ (13,718,947) | $ (1,941,050) | $ (1,941,050) | $ (2,199,704) |
| Sales of Assets | 335,066 | - | 75,000 | 75,000 |
| Proceeds from subscription IT assets | 253,018 | - | - | - |
| **Total Other Financing Sources (Uses)** | $ (13,130,863) | $ (1,941,050) | $ (1,866,050) | $ (2,124,704) |
| **Net Change in Fund Balances** | (10,964,735) | 0 | 0 | (0) |
| **Fund Balance, Beginning of Year** | $ 20,480,464 | $ 9,515,729 | $ 9,515,729 | $ 9,515,729 |
| **Fund Balance, End of Year Estimated** | $ 9,515,729 | $ 9,515,729 | $ 9,515,729 | $ 9,515,729 |

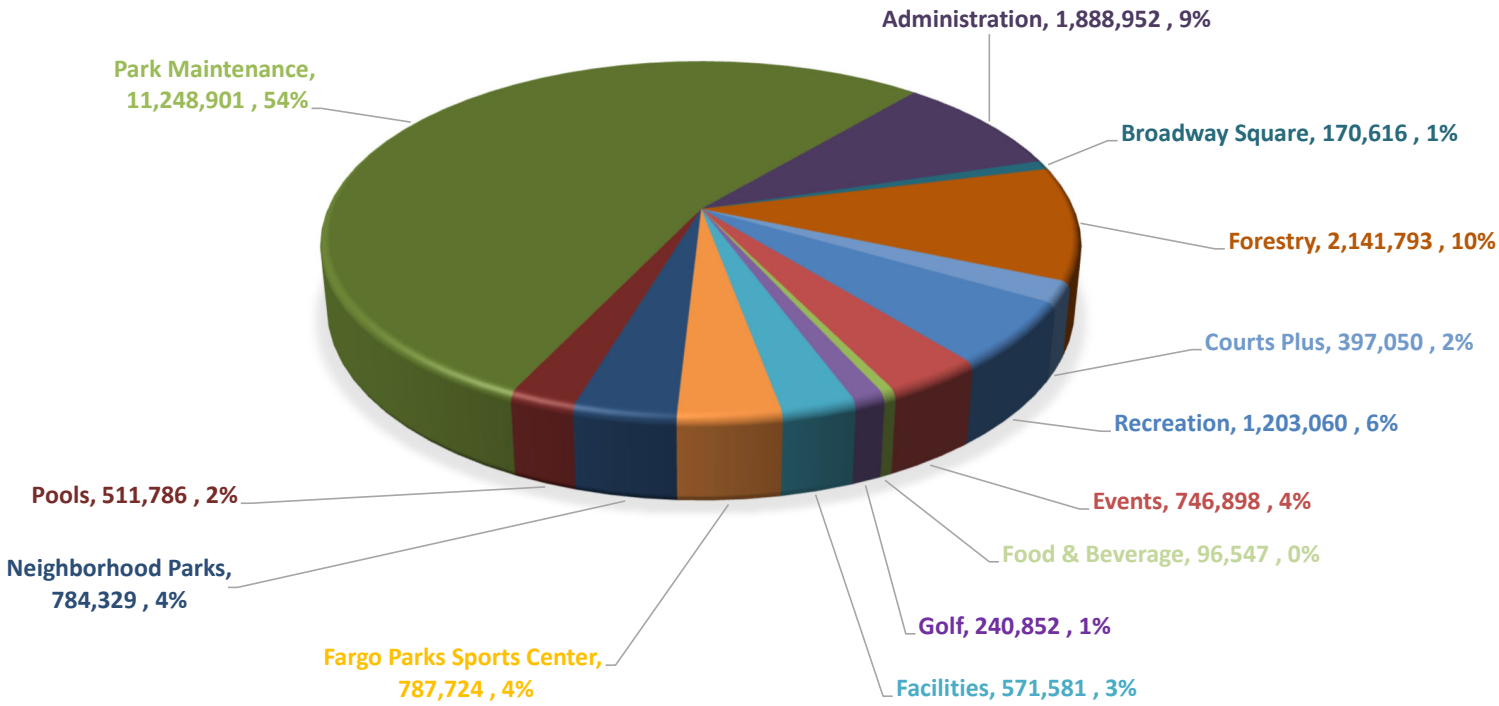
## PARK DISTRICT OF THE CITY OF FARGO

2027 Budget

General Fund Revenues and Expenditures by Department

| | Actual 2025 | Projected 2026 | Budgeted 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **Revenues** | | | | |
| Recreation | $ 885,149 | $ 805,348 | $ 825,744 | $ 756,545 |
| Events | 113,522 | 127,189 | 157,517 | 128,410 |
| Food & Beverage | 987,436 | 1,206,485 | 1,194,610 | 1,078,130 |
| Golf | 5,271,632 | 5,304,804 | 5,050,896 | 5,508,461 |
| Facilities | 481,266 | 507,138 | 524,000 | 506,000 |
| Fargo Parks Sports Center | 1,962,745 | 2,011,012 | 2,038,661 | 2,420,602 |
| Neighborhood Parks | 372,416 | 364,239 | 399,000 | 400,500 |
| Pools | 862,186 | 832,215 | 782,529 | 813,965 |
| Park Maintenance | 347,493 | 439,591 | 429,800 | 141,376 |
| Administration | 26,292,256 | 26,783,635 | 26,854,459 | 28,206,400 |
| Broadway Square | 50,042 | 19,857 | 36,200 | 11,500 |
| Forestry | 36,833 | 31,842 | 41,500 | 40,000 |
| Courts Plus | 2,627,944 | 2,487,825 | 2,636,750 | 2,519,600 |
| Medical Insurance | 1,033,288 | 1,769,008 | 1,250,000 | 1,250,000 |
| **Total Revenues** | $ 41,324,209 | $ 42,690,188 | $ 42,221,666 | $ 43,781,489 |
| **Expenses** | | | | |
| Recreation | $ 1,617,000 | $ 1,873,606 | $ 1,876,187 | $ 1,952,011 |
| Events | 636,187 | 802,745 | 847,926 | 778,112 |
| Food & Beverage | 1,126,133 | 1,199,073 | 1,130,185 | 1,199,806 |
| Golf | 5,180,541 | 5,268,514 | 5,042,022 | 5,544,118 |
| Facilities | 1,200,128 | 1,127,267 | 1,136,154 | 1,101,418 |
| Fargo Parks Sports Center | 2,339,752 | 2,798,440 | 2,819,141 | 3,283,830 |
| Neighborhood Parks | 1,219,422 | 1,158,669 | 1,104,003 | 1,205,005 |
| Pools | 1,702,215 | 1,478,393 | 1,285,824 | 1,449,512 |
| Park Maintenance | 9,984,500 | 11,123,065 | 10,770,840 | 11,456,807 |
| Administration | 8,001,416 | 7,435,477 | 8,504,378 | 7,051,051 |
| Broadway Square | 176,978 | 261,868 | 239,997 | 183,531 |
| Forestry | 1,926,265 | 1,965,461 | 1,755,205 | 2,215,374 |
| Courts Plus | 2,594,258 | 2,487,552 | 2,593,752 | 2,986,210 |
| Medical Insurance | 1,453,286 | 1,769,008 | 1,250,000 | 1,250,000 |
| **Total Expenses** | $ 39,158,081 | $ 40,749,138 | $ 40,355,615 | $ 41,656,785 |
| **Revenue Over (Under) Expenditures** | $ 2,166,128 | $ 1,941,050 | $ 1,866,050 | $ 2,124,704 |
| **Other Financing Sources (Uses)** | | | | |
| Transfers Out | $ (13,718,947) | $ (1,941,050) | $ (1,941,050) | $ (2,199,704) |
| Sales of Assets | 335,066 | - | 75,000 | 75,000 |
| Proceeds from subscription IT assets | 253,018 | - | - | - |
| **Total Other Financing Sources (Uses)** | $ (13,130,863) | $ (1,941,050) | $ (1,866,050) | $ (2,124,704) |
| **Net Change in Fund Balances** | (10,964,735) | 0 | 0 | (0) |
| **Fund Balance, Beginning of Year** | $ 20,480,464 | $ 9,515,729 | $ 9,515,729 | $ 9,515,729 |
| **Fund Balance, End of Year Estimated** | $ 9,515,729 | $ 9,515,729 | $ 9,515,729 | $ 9,515,729 |

FARGO PARK DISTRICT
BUDGET 2027
USE OF MILL LEVY TAXES BY DEPARTMENT



**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **01.01 - Recreation** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 789,702 | 723,598 | 788,644 | 642,545 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 85,370 | 81,750 | 37,100 | 114,000 |
| Miscellaneous | 10,076 | - | - | - |
| Total Revenues | $885,149 | $805,348 | $825,744 | $756,545 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 821,401 | 801,759 | 892,036 | 701,925 |
| Part Time Salaries | 415,247 | 491,422 | 502,251 | 468,344 |
| Benefits | 57 | 106 | - | 260,107 |
| Program and Operational Costs | 365,647 | 572,230 | 468,775 | 504,636 |
| Repairs and Maintenance | 1,567 | 602 | 1,390 | 1,500 |
| Utilities | 4,537 | 4,974 | 7,735 | 5,000 |
| Capital Equipment | 8,544 | 2,513 | 4,000 | 10,500 |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Total Expenses | $1,617,000 | $1,873,606 | $1,876,187 | $1,952,011 |
| **Total Recreation** | **(731,852)** | **(1,068,258)** | **(1,050,443)** | **(1,195,466)** |
| **01.05 - Events** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 81,252 | 93,169 | 104,017 | 78,410 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 32,210 | 34,020 | 51,000 | 50,000 |
| Miscellaneous | 61 | - | 2,500 | - |
| Total Revenues | $113,522 | $127,189 | $157,517 | $128,410 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 275,787 | 292,671 | 278,303 | 147,300 |
| Part Time Salaries | 56,716 | 58,618 | 109,708 | 114,781 |
| Benefits | - | 138 | - | 56,672 |
| Program and Operational Costs | 297,422 | 425,357 | 429,085 | 447,110 |
| Repairs and Maintenance | 2,615 | 6,662 | 11,290 | 2,000 |
| Utilities | 3,104 | 1,850 | 1,940 | - |
| Capital Equipment | 544 | 17,449 | 17,600 | 10,250 |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Total Expenses | $636,187 | $802,745 | $847,926 | $778,112 |
| **Total Events** | **(522,665)** | **(675,556)** | **(690,409)** | **(649,702)** |

**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **01.08 - Food & Beverage** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 972,436 | 1,204,904 | 1,154,610 | 1,003,130 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 15,000 | - | 40,000 | 75,000 |
| Miscellaneous | - | 1,581 | - | - |
| Total Revenues | $987,436 | $1,206,485 | $1,194,610 | $1,078,130 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 242,731 | 254,879 | 241,458 | 250,677 |
| Part Time Salaries | 304,806 | 278,030 | 314,908 | 272,800 |
| Benefits | - | 5,650 | - | 141,839 |
| Program and Operational Costs | 523,561 | 525,863 | 473,629 | 494,630 |
| Repairs and Maintenance | 2,265 | 5,857 | 2,190 | 2,860 |
| Utilities | 6,111 | 5,813 | 6,000 | 6,000 |
| Capital Equipment | 46,660 | 122,981 | 92,000 | 31,000 |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Total Expenses | $1,126,133 | $1,199,073 | $1,130,185 | $1,199,806 |
| **Total Food & Beverage** | **(138,697)** | **7,412** | **64,425** | **(121,676)** |
| **01.10 - Golf** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 5,210,378 | 5,240,109 | 4,867,496 | 5,504,961 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 27,755 | 3,400 | - | - |
| Miscellaneous | 33,499 | 61,294 | 183,400 | 3,500 |
| Total Revenues | $5,271,632 | $5,304,804 | $5,050,896 | $5,508,461 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 1,044,964 | 1,028,874 | 1,009,409 | 1,068,187 |
| Part Time Salaries | 991,497 | 969,807 | 970,200 | 1,026,500 |
| Benefits | 1,581 | 1,036 | - | 445,900 |
| Program and Operational Costs | 1,576,065 | 1,582,502 | 1,471,618 | 1,575,533 |
| Repairs and Maintenance | 410,523 | 335,877 | 291,000 | 337,024 |
| Utilities | 229,956 | 257,492 | 242,595 | 260,047 |
| Capital Equipment | 925,955 | 990,139 | 976,200 | 776,341 |
| Capital Improvement | - | 102,788 | 81,000 | 54,585 |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | 250,000 |
| Total Expenses | $5,180,541 | $5,268,514 | $5,042,022 | $5,794,118 |
| **Total Golf** | **91,091** | **36,290** | **8,874** | **(285,657)** |

**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **01.15 - Facilities** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 514,687 | 505,445 | 521,500 | 504,000 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | - | - | - | - |
| Miscellaneous | (33,421) | 1,694 | 2,500 | 2,000 |
| Total Revenues | $481,266 | $507,138 | $524,000 | $506,000 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 120,654 | 170,530 | 174,555 | 22,050 |
| Part Time Salaries | 166,967 | 182,680 | 198,520 | 198,520 |
| Benefits | - | - | - | 12,105 |
| Program and Operational Costs | 28,821 | 29,981 | 32,466 | 24,800 |
| Repairs and Maintenance | 251,285 | 169,591 | 159,000 | 143,500 |
| Utilities | 381,819 | 338,249 | 333,113 | 376,943 |
| Capital Equipment | 238,027 | 27,970 | 28,500 | 213,000 |
| Capital Improvement | 12,555 | 208,266 | 210,000 | 110,500 |
| Principal and Interest on Debt | - | - | - | - |
| Total Expenses | $1,200,128 | $1,127,267 | $1,136,154 | $1,101,418 |
| **Total Facilities** | **(718,862.27)** | **(620,128.65)** | **(612,154.00)** | **(595,417.62)** |
| **01.16 - Fargo Parks Sports Center** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 1,962,745 | 2,008,707 | 2,038,661 | 2,420,602 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | - | - | - | - |
| Miscellaneous | - | 2,305 | - | - |
| Total Revenues | $1,962,745 | $2,011,012 | $2,038,661 | $2,420,602 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 782,274 | 864,880 | 864,992 | 894,510 |
| Part Time Salaries | 450,520 | 596,687 | 598,579 | 637,536 |
| Benefits | - | - | - | 358,059 |
| Program and Operational Costs | 297,988 | 280,199 | 357,398 | 302,360 |
| Repairs and Maintenance | 104,461 | 289,668 | 287,367 | 322,560 |
| Utilities | 704,455 | 744,788 | 702,556 | 736,255 |
| Capital Equipment | 55 | 22,219 | 8,250 | 32,550 |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | - |
| Total Expenses | $2,339,752 | $2,798,440 | $2,819,141 | $3,283,830 |
| **Total Fargo Parks Sports Center** | **(377,007)** | **(787,428)** | **(780,480)** | **(863,228)** |

**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **01.20 - Neighborhood Parks** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 366,581 | 358,139 | 398,500 | 400,000 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 5,140 | 5,365 | - | - |
| Miscellaneous | 695 | 735 | 500 | 500 |
| Total Revenues | $372,416 | $364,239 | $399,000 | $400,500 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | - | 1,103 | - | - |
| Part Time Salaries | 261,784 | 276,548 | 263,757 | 263,757 |
| Benefits | 3,740 | 1,799 | - | 20,176 |
| Program and Operational Costs | 61,090 | 77,460 | 74,041 | 51,519 |
| Repairs and Maintenance | 259,507 | 214,500 | 209,300 | 226,650 |
| Utilities | 262,774 | 264,836 | 228,155 | 252,153 |
| Capital Equipment | 14,829 | 163,804 | 170,750 | 750 |
| Capital Improvement | 355,699 | 158,619 | 158,000 | 390,000 |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | - |
| Total Expenses | $1,219,422 | $1,158,669 | $1,104,003 | $1,205,005 |
| **Total Neighborhood Parks** | **(847,006)** | **(794,430)** | **(705,003)** | **(804,505)** |
| **01.25 - Pools** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 848,886 | 822,638 | 782,529 | 800,350 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 13,300 | 6,300 | - | 13,615 |
| Miscellaneous | - | 3,278 | - | - |
| Total Revenues | $862,186 | $832,215 | $782,529 | $813,965 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 51,035 | 52,983 | 49,748 | 55,699 |
| Part Time Salaries | 825,026 | 915,418 | 860,063 | 878,745 |
| Benefits | - | - | - | 86,866 |
| Program and Operational Costs | 216,171 | 196,434 | 198,704 | 164,915 |
| Repairs and Maintenance | 48,905 | 72,063 | 73,200 | 130,750 |
| Utilities | 63,622 | 73,338 | 58,609 | 67,857 |
| Capital Equipment | 497,455 | 168,157 | 45,500 | 64,680 |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | - |
| Total Expenses | $1,702,215 | $1,478,393 | $1,285,824 | $1,449,512 |
| **Total Pools** | **(840,028)** | **(646,178)** | **(503,295)** | **(635,548)** |

**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **01.30 - Park Maintenance** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 161,010 | 154,718 | 140,800 | 216,376 |
| Intergovernmental | 94,835 | 239,000 | 289,000 | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | - | 5,700 | - | - |
| Miscellaneous | 91,649 | 40,173 | - | - |
| Total Revenues | $347,493 | $439,591 | $429,800 | $216,376 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 2,583,255 | 2,732,961 | 2,667,289 | 2,895,269 |
| Part Time Salaries | 607,493 | 689,663 | 685,413 | 686,250 |
| Benefits | 745 | 2,432 | - | 1,208,314 |
| Program and Operational Costs | 866,925 | 879,446 | 869,385 | 834,305 |
| Repairs and Maintenance | 975,968 | 1,034,690 | 1,007,500 | 1,027,000 |
| Utilities | 358,344 | 339,874 | 318,581 | 358,297 |
| Capital Equipment | 3,723,625 | 1,644,834 | 1,406,000 | 1,394,200 |
| Capital Improvement | 723,973 | 3,654,992 | 3,672,500 | 2,909,000 |
| Principal and Interest on Debt | 144,172 | 144,172 | 144,172 | 144,172 |
| Transfers Out | - | - | - | - |
| Total Expenses | $9,984,500 | $11,123,065 | $10,770,840 | $11,456,807 |
| **Total Park Maintenance** | **(9,637,006)** | **(10,683,474)** | **(10,341,040)** | **(11,240,431)** |
| **01.50 - Administration** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | 20,350,984 | 21,547,035 | 21,580,739 | 22,727,240 |
| Charges for Services | 21,054 | 12,995 | 28,720 | 175,330 |
| Intergovernmental | 4,099,605 | 4,308,890 | 4,311,000 | 4,300,000 |
| Investment Income | 1,552,443 | 846,270 | 925,000 | 937,500 |
| Sponsorship and Donations | - | - | - | - |
| Miscellaneous | 268,170 | 68,446 | 9,000 | 66,330 |
| Total Revenues | $26,292,256 | $26,783,635 | $26,854,459 | $28,206,400 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 1,982,223 | 2,162,978 | 2,118,041 | 2,551,383 |
| Part Time Salaries | 40,740 | 51,189 | 74,406 | 72,800 |
| Benefits | 3,971,028 | 3,098,223 | 3,954,406 | 1,016,956 |
| Program and Operational Costs | 1,800,121 | 1,826,458 | 2,066,784 | 2,213,239 |
| Repairs and Maintenance | 16,485 | 49,669 | 62,500 | 256,470 |
| Utilities | 45,173 | 44,316 | 25,241 | 176,732 |
| Capital Equipment | 145,647 | 202,644 | 203,000 | 763,471 |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | 13,718,947 | 1,941,050 | 1,941,050 | 1,949,704 |
| Total Expenses | $21,720,363 | $9,376,527 | $10,445,428 | $9,000,755 |
| **Total Administration** | **4,571,892** | **17,407,108** | **16,409,031** | **19,205,645** |

**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **02.09 - Broadway Square** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 21,402 | 12,857 | 11,200 | 11,500 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 28,640 | 7,000 | 25,000 | - |
| Miscellaneous | - | - | - | - |
| Total Revenues | $50,042 | $19,857 | $36,200 | $11,500 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | - | - | - | - |
| Part Time Salaries | 17,391 | 15,154 | 17,600 | 18,500 |
| Benefits | - | - | - | 1,415 |
| Program and Operational Costs | 119,506 | 146,120 | 138,862 | 128,000 |
| Repairs and Maintenance | 19,906 | 61,667 | 36,000 | 30,000 |
| Utilities | 20,175 | 38,927 | 47,535 | 5,616 |
| Capital Equipment | - | - | - | - |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | - |
| Total Expenses | $176,978 | $261,868 | $239,997 | $183,531 |
| **Total Broadway Square** | **(126,936)** | **(242,011)** | **(203,797)** | **(172,031)** |
| **08.30 - Forestry** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | - | - | - | - |
| Intergovernmental | 16,537 | 25,000 | 25,000 | 25,000 |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 5,000 | 5,000 | - | - |
| Miscellaneous | 15,296 | 1,842 | 16,500 | 15,000 |
| Total Revenues | $36,833 | $31,842 | $41,500 | $40,000 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 576,570 | 621,958 | 608,940 | 633,935 |
| Part Time Salaries | 298,941 | 313,434 | 313,950 | 342,500 |
| Benefits | - | - | - | 271,896 |
| Program and Operational Costs | 491,417 | 620,394 | 452,665 | 561,240 |
| Repairs and Maintenance | 42,885 | 46,749 | 27,650 | 43,250 |
| Utilities | 7,638 | 9,052 | 6,000 | 3,073 |
| Capital Equipment | 360,064 | 180,584 | 167,000 | 131,500 |
| Capital Improvement | 148,750 | 173,290 | 179,000 | 227,980 |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | - |
| Total Expenses | $1,926,265 | $1,965,461 | $1,755,205 | $2,215,374 |
| **Total Forestry** | **(1,889,432)** | **(1,933,619)** | **(1,713,705)** | **(2,175,374)** |

**Park District of the City of Fargo**
**2027 Final Budget, General Fund Department Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **10.12 - Courts Plus** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 2,599,967 | 2,440,981 | 2,611,750 | 2,493,600 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 25,500 | 45,665 | 25,000 | 26,000 |
| Miscellaneous | 2,476 | 1,179 | - | - |
| Total Revenues | $2,627,944 | $2,487,825 | $2,636,750 | $2,519,600 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | 773,000 | 721,968 | 764,072 | 831,411 |
| Part Time Salaries | 533,554 | 532,788 | 534,661 | 542,366 |
| Benefits | 2,567 | 1,596 | 4,000 | 344,495 |
| Program and Operational Costs | 361,709 | 484,473 | 512,700 | 485,500 |
| Repairs and Maintenance | 444,720 | 200,132 | 228,800 | 169,300 |
| Utilities | 180,646 | 174,373 | 176,382 | 191,101 |
| Capital Equipment | 52,925 | 80,655 | 81,000 | 91,900 |
| Capital Improvement | - | 46,430 | 47,000 | 85,000 |
| Principal and Interest on Debt | 245,137 | 245,137 | 245,137 | 245,137 |
| Transfers Out | - | - | - | - |
| Total Expenses | $2,594,258 | $2,487,552 | $2,593,752 | $2,986,210 |
| **Total Courts Plus** | **33,686** | **273** | **42,998** | **(466,610)** |
| **60.55 - Medical Insurance** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | 843,511 | 1,638,663 | 1,250,000 | 1,250,000 |
| Intergovernmental | - | - | - | - |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | - | - | - | - |
| Miscellaneous | 189,777 | 130,345 | - | - |
| Total Revenues | $1,033,288 | $1,769,008 | $1,250,000 | $1,250,000 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | - | - | - | - |
| Part Time Salaries | - | - | - | - |
| Benefits | 1,453,286 | 1,769,008 | 1,250,000 | 1,250,000 |
| Program and Operational Costs | - | - | - | - |
| Repairs and Maintenance | - | - | - | - |
| Utilities | - | - | - | - |
| Capital Equipment | - | - | - | - |
| Capital Improvement | - | - | - | - |
| Principal and Interest on Debt | - | - | - | - |
| Transfers Out | - | - | - | - |
| Total Expenses | $1,453,286 | $1,769,008 | $1,250,000 | $1,250,000 |
| **Total Medical Insurance** | **(419,998)** | **-** | **-** | **-** |

**PARK DISTRICT OF THE CITY OF FARGO**
2027 Budget

DEBT SERVICE FUND BUDGET SUMMARY

| | | |
|---|---|---|
| FUND BALANCE JANUARY 1, 2026 | $ | 16,575,168 |
| 2026 REVENUES & TRANSFER | | $10,256,203 |
| RESOURCES AVAILABLE FOR 2026 | $ | 26,831,371 |
| 2026 EXPENDITURES & TRANSFERS | | (10,256,203) |
| PROJECTED FUND BALANCE JANUARY 1, 2027 | $ | 16,575,168 |
| PROJECTED 2027 REVENUES & TRANSFERS | | $9,327,597 |
| RESOURCES AVAILABLE FOR 2027 | $ | 25,902,765 |
| PROJECTED 2027 EXPENDITURES | | ($9,327,597) |
| PROJECTED FUND BALANCE JANUARY 1, 2027 | | 16,575,168 |
| PROJECTED 2027 REVENUES | $ | $9,327,597 |
| PROJECTED 2027 EXPENDITURES | | (9,327,597) |
| REVENUES OVER (UNDER) EXPENDITURES | $ | - |

**Park District of the City of Fargo**
**2027 Final Budget, Debt Service Fund Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **06.00 - Debt Service** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | $ 10,551,928 | $ 10,256,203 | $ 10,265,296 | $ 9,182,597 |
| Charges for Services | - | | - | - |
| Intergovernmental | - | | - | - |
| Investment Income | - | | - | - |
| Sponsorship and Donations | - | | - | - |
| Miscellaneous | 88 | | - | 145,000 |
| Total Revenues | $ 10,552,016 | $ 10,256,203 | $ 10,265,296 | $ 9,327,597 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | - | | - | - |
| Part Time Salaries | - | | - | - |
| Benefits | - | | - | - |
| Program and Operational Costs | $ 112,026 | $ 139,085 | $ 118,500 | $ 276,997 |
| Repairs and Maintenance | - | | - | - |
| Utilities | - | | - | - |
| Capital Equipment | - | | - | - |
| Capital Improvement | - | | - | - |
| Principal and Interest on Debt | 9,258,368 | 10,117,118 | 10,146,796 | 9,050,600 |
| Total Expenses | $ 9,370,394 | $ 10,256,203 | $ 10,265,296 | $ 9,327,597 |
| **Total Debt Service** | **$ 1,181,622** | **$ -** | **$ -** | **$ -** |

**Park District of the City of Fargo**
**2027 Final Budget, Capital Projects Fund Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **Capital Projects** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | - | - | - | - |
| Charges for Services | - | - | - | - |
| Intergovernmental | $ - | $ 300,000 | $ 300,000 | $ 571,250 |
| Investment Income | - | - | - | - |
| Sponsorship and Donations | 226,054 | - | - | 250,483 |
| Sales of Assets | - | - | - | - |
| Miscellaneous | 24,006 | - | - | - |
| Transfers In | - | 1,941,050 | 1,941,050 | 2,199,704 |
| Total Revenues | $ 250,060 | $ 2,241,050 | $ 2,241,050 | $ 3,021,437 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | - | | - | - |
| Part Time Salaries | - | | - | - |
| Benefits | - | | - | - |
| Program and Operational Costs | - | | - | - |
| Repairs and Maintenance | - | | - | - |
| Utilities | - | | - | - |
| Capital Equipment | - | | - | - |
| Capital Improvement | $ 5,995,447 | $ 4,132,500 | $ 4,350,000 | $ 3,021,437 |
| Principal and Interest on Debt | - | | - | - |
| Total Expenses | $ 5,995,447 | $ 4,132,500 | $ 4,350,000 | $ 3,021,437 |
| **Total Capital Projects** | **$ (5,745,387)** | **$ (1,891,450)** | **$ (2,108,950)** | **$ -** |

**PARK DISTRICT OF THE CITY OF FARGO**
2027 Budget

VALLEY SENIOR SERVICES FUND BUDGET SUMMARY

| | | |
|---|---|---|
| FUND BALANCE JANUARY 1, 2026 | $ | 6,918,379 |
| 2026 REVENUES & TRANSFER | | 7,498,238 |
| RESOURCES AVAILABLE FOR 2026 | $ | 14,416,617 |
| 2026 EXPENDITURES & TRANSFERS | | (7,539,089) |
| PROJECTED FUND BALANCE JANUARY 1, 2027 | $ | 6,877,528 |
| PROJECTED 2027 REVENUES & TRANSFERS | | 8,072,475 |
| RESOURCES AVAILABLE FOR 2027 | $ | 14,950,003 |
| PROJECTED 2027 EXPENDITURES | | (8,072,475) |
| PROJECTED FUND BALANCE JANUARY 1, 2027 | | 6,877,528 |
| PROJECTED 2027 REVENUES & TRANSFERS | $ | 8,072,475 |
| PROJECTED 2027 EXPENDITURES | | (8,072,475) |
| REVENUES OVER (UNDER) EXPENDITURES | $ | (0) |

**Park District of the City of Fargo**
**2027 Final Budget, Valley Senior Services Fund Details**

| | Actual 2025 | Projected 2026 | Budget 2026 | Final Budget 2027 |
|---|---|---|---|---|
| **Valley Senior Services** | | | | |
| Revenues / Funding Source | | | | |
| Taxes and Special Assessments | $ 2,253,030 | $ 2,099,026 | $ 2,100,250 | $ 2,217,100 |
| Charges for Services | 864,767 | 836,887 | 856,145 | 920,479 |
| Intergovernmental | 4,595,296 | 4,234,321 | 4,244,564 | 4,654,297 |
| Investment Income | 223,733 | 125,221 | 120,001 | 105,099 |
| Sponsorship and Donations | 20,835 | 40,500 | 36,500 | 20,500 |
| Sales of Assets | 14,753 | 17,635 | 15,000 | - |
| Miscellaneous | 188,754 | 144,648 | 132,750 | 155,000 |
| Total Revenues | $ 8,161,167 | $ 7,498,238 | $ 7,505,210 | $ 8,072,475 |
| Expenses / Expenditure | | | | |
| Full Time Salaries | $ 1,944,187 | $ 2,122,827 | $ 2,189,193 | $ 2,136,168 |
| Part Time Salaries | 1,159,408 | 1,172,366 | 1,220,000 | 1,208,100 |
| Benefits | 801,396 | 779,800 | 490,480 | 832,124 |
| Program and Operational Costs | 2,776,737 | 2,840,443 | 2,968,053 | 2,989,316 |
| Repairs and Maintenance | 176,045 | 193,069 | 199,660 | 226,080 |
| Utilities | 80,806 | 62,021 | 72,582 | 70,285 |
| Capital Equipment | 405,048 | 293,197 | 285,075 | 548,890 |
| Capital Improvement | - | 75,365 | 80,167 | 61,512 |
| Principal and Interest on Debt | - | - | - | - |
| Total Expenses | $ 7,343,627 | $ 7,539,089 | $ 7,505,210 | $ 8,072,475 |
| **Total Valley Senior Services** | **$ 817,540** | **$ (40,851)** | **$ -** | **$ (0)** |

**THE BUDGET OF THE**
**PARK DISTRICT AND THE PARK DISTRICT RECREATION SYSTEM**
**OF THE CITY OF FARGO, NORTH DAKOTA**

**FOR TWELVE MONTHS JANUARY 1, 2027 - DECEMBER 31, 2027**

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STATE OF NORTH DAKOTA)
COUNTY OF CASS ) ss

I hereby certify that the within budget of the Park District and the Park District Recreation System of the City of Fargo, North Dakota for the twelve (12) months commencing January 1, 2027 is the final budget as approved and passed by the governing body on the sixth day of October 2026

_____
Jerry Rostad, Park Board President

Governance Committee Meeting
Wednesday, September 16, 2026
Fargo Parks Sports Center
Alex Stern Boardroom

Jerry Rostad, Emily Secor May, Zoe Absey, Susan Faus, Jayne Gust, Kelsey Smith

1. Public Comment
- Members of the public were afforded the opportunity to discuss issues with the Committee. There were none.

2. Discussion of Compensation Policy for Park Board Commissioners
- Discussed having policy for commissioner pay, instead of informally mirroring staff increases.
- A draft was provided and reviewed.
- Changes were discussed and this will be brought back to the Governance Committee.

3. C/ED – 6 Discussion of the Annual Evaluation Process of Executive Director
- There will be a new process for the executive director's annual evaluation.
- This will be done in Paylocity using the standard performance evaluation process done by all Park District employees plus based on data collected during the year using the operational expectations and strategic plan results.
- The HR Director will create a video that provides step by step directions on how to complete the process.

4. C/ED – 7 Discussion of Executive Director Compensation Policy
- Committee reviewed Governance Policy C/ED-7.
- There was discussion as to how this process will be implemented going forward.
- The executive director has a two-year contract that auto-renews unless the board acts.

5. Other
- There was discussion regarding commissioner soft benefits.

Meeting adjourned at 9:16 am
Minutes submitted by Carmen Johnson, Executive Assistant

Planning Committee Meeting
Wednesday, September 23, 2026; 8:00 a.m.
Fargo Parks Sports Center
Alex Stern Boardroom

Present: Zoe Absey, Vicki Dawson, Joe Deutsch, Susan Faus, Jayne Gust, Dave Bietz, Tony Schmitt, Tyler Kirchner, Broc Lietz, Rocky Papachek

Public Comment: Members of the public were afforded the opportunity to discuss issues with the Board. There were none.

Review and Approve the Back Forty Developers Agreement
Tyler Kirchner, presenter

- The proposed agreement would create a pedestrian-access easement for a trail connection that represents one segment of a larger planned shared-use trail loop extending from the Fargo Parks Sports Center.
- The developer can count the easement toward open-space requirements; the park district would maintain the trail, while landowners handle surrounding landscaping and upkeep.
- An architectural review board and agreement provisions are intended to help protect the trail and guide future connections.

The committee recommends moving this to the full board and placing it on the Regular Agenda for consideration and approval.

Review and Request to Solicit Bids for the 2027 Park District Projects
Tyler Kirchner, presenter

- Tyler reviewed the Projects list for 2027.
- Discussion of 2027 Pavement Improvement Projects. Some items were described as alternates that could be deferred if bids exceed the budget.
- 2027 Playground Replacement Projects, we finished up community engagement on the 15th and that results were to construct Traditional Playground Structures.
- Edgewood Golf Improvement Project is for irrigation and green renovations. Only the river pump will be installed in 2027. Remaining project components such as irrigation and green renovations are scheduled for 2028.

The committee recommends moving this to the full board and placing it on the Consent Agenda for consideration and approval.

Permission to Apply for an Outdoor Recreation Legacy Partnership (ORLP) Grant Opportunity for Lindenwood Park Campground Improvements
Tony Schmitt, presenter

- Tony discussed applying for an ORLP grant for an approximately $4 million campground renovation, with a potential $2 million park-district match.

- The project components would include a replacement of the existing asphalt roadways and campsites, upgraded electrical pedestals and water spigots to each campsite, and comfort station, fencing, sanitary dump station, lighting, and accessibility improvements.
- The board's commitment is still to be considered at the October meeting.

The committee recommends moving this to the full board and placing it on the Regular Agenda for consideration and approval.

Review the Resolutions for Plans and Specifications, Advertise for Bids, and Acceptance of Bids for Park Improvement District No. 2026-1 and Park Improvement District No. 2026-2 and review Protests
Broc Lietz, presenter

- Broc discussed the next steps in the process for the next set of resolutions for creating park improvements for Madelyn's Meadows and Selkirk.
- There was discussion of the three protests that were received.

The committee recommends moving this to the full board and placing it on the Regular Agenda for consideration and approval.

Other
None

Minutes submitted by Carmen Johnson, Executive Assistant