

RESOLUTION NO. _____ – 2027

A RESOLUTION FOR THE 2027 ROAD MAINTENANCE PROJECT SPECIAL IMPROVEMENT DISTRICT NO. 202701-1 DIRECTING THE FILING OF AN ENGINEER'S REPORT REGARDING THE SAME, AND DECLARING THAT IT IS NECESSARY TO MAKE THE IMPROVEMENTS DESCRIBED THEREIN.

WHEREAS, the Board of City Commissioners of the City of Dickinson has considered the creation of a special assessment improvement district for certain street improvements in various subdivisions within the city limits of the City of Dickinson.

NOW, THEREFORE, BE IT RESOLVED by the Board of City Commissioners of the City of Dickinson, North Dakota, as follows:

1. The City of Dickinson hereby creates the 2027 Road Maintenance Project Special Improvement District No. 202701-1, and set the interest rate to be 4.1% for a 10-year period. Such special assessment improvement district shall include the following:

LOTS 1-4 AND LOTS 7-12, BLOCK 3, WEST END ADDITION
LOTS 5-8, BLOCK 4, WEST END ADDITION
LOTS 1-12, BLOCK 5, WEST END ADDITION
LOTS 11 & 12, BLOCK 4, GOLF COURSE SUBDIVISION #1
LOT 15, BLOCK 5, GOLF COURSE SUBDIVISION #1
LOT 1, BLOCK 8, GOLF COURSE SUBDIVISION #1 PLUS PORTION VACATED STREET
PER DOC. 175259 AND DOC. 3185551
LOTS 2-10, BLOCK 8, GOLF COURSE SUBDIVISION #1
LOTS 1-13, BLOCK 9, GOLF COURSE SUBDIVISION #1
LOT 1, 11, & LOT 12 LESS W7' BLOCK 3, GOLF COURSE SUBDIVISION #2
LOTS 1-10, 13-20, BLOCK 4, GOLF COURSE SUBDIVISION #2
LOTS 16-25, BLOCK 5, GOLF COURSE SUBDIVISION #2
BLOCK 7, GOLF COURSE SUBDIVISION #3
LOT 24, BLOCK 9, GOLF COURSE SUBDIVISION #3
LOT 1 & LOTS 6-12, BLOCK 10, GOLF COURSE SUBDIVISION #3
LOTS 1-7 & LOT 15, BLOCK 11, GOLF COURSE SUBDIVISION #3, REPLAT BLOCK 11
LOTS 6-12, BLOCK 13, GOLF COURSE SUBDIVISION #3
LOTS 1-18, BLOCK 14, GOLF COURSE SUBDIVISION #3, REPLAT BLOCK 14
LOT 14, 15, 18, 22-25 & 28 BLOCK 15, GOLF COURSE SUBDIVISION #4 REPLAT
W120' LOT 16, BLOCK 15, REPLAT GOLF COURSE SUBDIVISION #4
S70' W25' LOT 10, ALL LOT 17, BLOCK 15, REPLAT GOLF COURSE SUBDIVISION #4
LOT 19, S105' LOT 20 & REAR 105' X 43' LOT 7, BLOCK 15, REPLAT GOLF COURSE
SUBDIVISION #4
N56.2' LOT 20, ALL LOT 21 & N56.2' OF THE W43' LOT 7, BLOCK 15, REPLAT GOLF
COURSE SUBDIVISION #4
LOT 26, & W20' S60' LOT 3, BLOCK 15, REPLAT GOLF COURSE SUBDIVISION #4
W20' LOT 2, W20' N10' LOT 3, ALL LOT 27, BLOCK 15, REPLAT GOLF COURSE
SUBDIVISION #4
LOT 1-34, BLOCK 16, GOLF REPLAT GOLF COURSE SUBDIVISION #4
LOTS 1-17, BLOCK 17, REPLAT GOLF COURSE SUBDIVISION #4
LOTS 2 & 3 LESS 400' X 577.5' NE CORNER, AUDITOR'S PLAT #3
LOT 6, BLOCK 1, AUDITOR'S PLAT #3, REPLAT LOT 1
LOT 1, BLOCK 2, AUDITOR'S PLAT #3, REPLAT LOT 1
2.30 ACRES LOT 1, AUDITOR'S PLAT #5
S1/2 LOT 1 LESS W7' & LESS SE CORNER & LESS PARCEL NUMBER 8-3 NDDOT
HIGHWAY RIGHT OF WAY, AUDITOR'S PLAT #5
SE CORNER LOT 1, AUDITOR'S PLAT #5
LOT 2 LESS S30' & LESS W7' & LESS PARCEL NUMBER 8-4 NDDOT HIGHWAY RIGHT OF
WAY, AUDITOR'S PLAT #5
LOT 8, BLOCK 1, HAAG'S ADDITION
LOT 1, BLOCK 2, HAAG'S ADDITION
N72' LOT 1, BLOCK 3, HAAG'S ADDITION

LOT 8, BLOCK 4, HAAG'S ADDITION
LOTS 1-20, BLOCK 1, HAAG'S 2ND ADDITION
LOTS 1-16, BLOCK 2, HAAG'S 2ND ADDITION
LOTS 1-3, BLOCK 3, HAAG'S 2ND ADDITION
LOTS 1-5, BLOCK 4, HAAG'S 2ND ADDITION
LOT 1, BLOCK 5, HAAG'S 2ND ADDITION
LOTS 1-8, BLOCK 1, NUHAVEN ADDITION
LOTS 1-8, BLOCK 2, NUHAVEN ADDITION
LOTS 1-8, BLOCK 3, NUHAVEN ADDITION
LOTS 1-8, BLOCK 4, NUHAVEN ADDITION
LOTS 14 & 15, BLOCK 2, NUHAVEN 2ND ADDITION
LOTS 1 & 30, BLOCK 3, NUHAVEN 2ND ADDITION
LOTS 1-7, BLOCK 1, PARK PLACE ADDITION
LOTS 1-4, BLOCK 2, PARK PLACE ADDITION
LOTS 1-3, BLOCK 3, PARK PLACE ADDITION
LOTS 5 & 6, BLOCK 1, HALSTEAD-KORTE ADDITION
LOTS 1-6, BLOCK 2, HALSTEAD-KORTE ADDITION
LOTS 1 & 2, BLOCK 3, HALSTEAD-KORTE ADDITION
N142' LOTS 2 & 3, BLOCK 1, BERNHARDT ADDITION
LOTS 1-5, BLOCK 2, BERNHARDT ADDITION
LOTS 1 & 2, BLOCK 3, BERNHARDT ADDITION
LOTS 1-3, BLOCK 1, EMPIRE ESTATES ADDITION
LOT 1, 2 & 5, BLOCK 2, EMPIRE ESTATES ADDITION
LOTS 1-8, BLOCK 1, EMPIRE ESTATES 2ND ADDITION
LOTS 1-10, BLOCK 2, EMPIRE ESTATES 2ND ADDITION
LOTS 1-12, BLOCK 3, EMPIRE ESTATES 2ND ADDITION
S130' N250' LOT 12, SW1/4 SW1/4, UNPLATTED 33-140-96 PLUS PART SW CORNER LOT 1,
BLOCK 1, EMPIRE ESTATES 2ND
N120' LOT 12, SW1/4 SW1/4, UNPLATTED 33-140-96 PLUS PART SW CORNER LOT 1,
BLOCK 1, EMPIRE ESTATES 2ND
LOT 1, BLOCK 1, PORTER-JOHNSON SUBDIV
N1/2 LOT 1 LESS E14', BLOCK 23, STATE ADDITION
S1/2 LOT 12 LESS E14', BLOCK 23, STATE ADDITION
LOTS 1 & 12, BLOCK 24, STATE ADDITION
S4' LOT 10, ALL LOT 11, BLOCK 24, STATE ADDITION
N23' LOT 25, ALL LOT 26, BLOCK 24, STATE ADDITION
LOTS 1-2, 9-14, BLOCK 25, STATE ADDITION
LOT 3 PLUS E8' LOT 4, BLOCK 25, STATE ADDITION
LOT 4A IN LOTS 4 & 5, BLOCK 25, STATE ADDITION
LOT 5A IN LOTS 5 & 6, BLOCK 25, STATE ADDITION
LOT 7A IN LOTS 6 & 7, BLOCK 25, STATE ADDITION
LOT 8A IN LOTS 7 & 8, BLOCK 25, STATE ADDITION
LOTS 15-28, BLOCK 26, STATE ADDITION
LOT 2, E42.6' LOT 3, BLOCK 27, STATE ADDITION
W1/2 LOT 3 LESS E4.1' OF W38.5', ALL LOT 4, BLOCK 27, STATE ADDITION
LOTS 1, 5-30, BLOCK 27, STATE ADDITION
LOTS 1, 3-7, 8-26, BLOCK 28, STATE ADDITION
LOTS 1-7, BLOCK 29, STATE ADDITION
TRACTS A-D LOT 8, BLOCK 29, STATE ADDITION
LOT 9 TRACTS A-F, BLOCK 29, STATE ADDITION
TRACTS A1 & A2 IN LOT 10, BLOCK 29, STATE ADDITION
TRACTS B & C LOT 10, BLOCK 29, STATE ADDITION
LOT 11, BLOCK 29, STATE, STATE ADDITION CONDOS, UNITS #1-6
LOT 13 TRACTS A-H, BLOCK 29, STATE ADDITION
LOT 14, BLOCK 29, STATE ADDITION, FIRST STREET CONDO'S, UNITS #101-104 & 201-
204
LOTS 12, 15-22, BLOCK 29, STATE ADDITION
LOTS 1-4 AND LOTS 9-11, BLOCK 34, STATE ADDITION
LOT 5 PLUS TRACT A LOT 6, BLOCK 34, STATE ADDITION
PARCEL C; TRACT B LOT 6 & LOTS 7 & 8, BLOCK 34, STATE ADDITION
LOT 12 LESS W75', BLOCK 34, STATE ADDITION
LOT 13A IN LOTS 12 & 13 IRREGULAR PLAT, BLOCK 34, STATE ADDITION

LOT 1, BLOCK 1, STATE 2ND ADDITION, STATE AVENUE OFFICE CONDOS, UNITS 1-4,
BUILDING 1
LOT 1, BLOCK 1, STATE 2ND ADDITION, STATE AVENUE OFFICE CONDOS, UNIT 1-8,
BUILDING 2
LOTS 1 & 24, BLOCK 2, STATE 2ND ADDITION, REPLAT LOTS 1-11, BLOCK 22, STATE
ADDITION
W76' LOT 7, BLOCK 3, STATE 2ND ADDITION, PLUS LOT 14, BLOCK 3, STATE 3RD
ADDITION
E12' LOT 7, ALL LOT 8, BLOCK 3, STATE 2ND ADDITION, REPLAT LOTS 1-11, BLOCK 22,
STATE ADDITION
LOTS 9-12, BLOCK 3, STATE 2ND ADDITION, REPLAT LOTS 1-11, BLOCK 22, STATE
ADDITION
LOTS 8-13, BLOCK 3, STATE 3RD ADDITION
LOT 1, BLOCK 1, PLUS S15' N286.64' LOT 7, SE1/4 SW1/4 33-140-96, COUNTRY LANE
ADDN, REPLAT PORTION LOT 7, SUBDIVISION SE1/4 SW1/4 33-140-96
LOT 1, BLOCK 1, SUNSET DRIVE ADDITION
LOT 2, BLOCK 1, SUNSET DRIVE ADDITION AND N20' LOT 7, SE1/4 SW1/4, UNPLATTED
33-140-96

2. Pursuant to NDCC 40-22-10, the Board of City Commissioners hereby directs its municipal engineering consultant to prepare a report as to the general nature, purpose, and feasibility of the proposed improvement and an estimate of the probable cost of the improvement, including: (1) a separate statement of the estimated cost of the work for which proposals must be advertised under NDCC Section 40-22-19; and (2) a separate statement of all other items of estimated cost not included under subsection (1) which are anticipated to be included in the cost of the improvement under NDCC Sections 40-23-05 and 40-23.1-04. Such engineer's report has been received by the City and is hereby approved.

3. Pursuant to N.D.C.C. § 40-22-09 and 40-22-16, the Board of City Commissioners also hereby finds that total of the present and likely future benefits of the project exceed the total cost of the project. The portion of the benefits of the project received by the City and the general public at large is 87% and the portion that specifically benefits the property in the district is 13%.

4. Pursuant to N.D.C.C. § 40-22-09 and 40-22-16, the Board of City Commissioners also hereby finds the proposed assessments for each lot and parcel are necessary to pay that parcel's just proportion of the total cost of such work, finding that such proposed assessments do not exceed the benefits to each lot, and recommending said assessments to the City Commission for approval

5. The Board of City Commissioners hereby declares that it is necessary to make the improvements described in the engineer's report. The engineer's report and a map of the City showing the proposed improvement district is attached hereto and incorporated herein by reference.

Dated this _____ day of July, 2026.

Scott Decker, President
Board of City Commissioners

ATTEST:

Dustin Dassinger
Dickinson City Administrator