

COVER SHEET
CITY OF FARGO PROJECTS

This sheet must be completed and turned in with all City of Fargo projects. NO items will be accepted by either the City Commission Office or the City Auditor's Office without this cover sheet attached and properly filled out.

Exact, full name of Improvement District as it will appear in the Contract:

Paving and Utility Rehab/Reconstruction

Improvement District No. BR-26-G

Call For Bids August 3, 2026

Advertise Dates August 12 & 19, 2026

Bid Opening Date October 9 (NDDOT), 2026

Substantial Completion Date September 29, 2027

Final Completion Date October 29, 2027

X PWPEC Report (Approved by City Commission on 11/24/2025)

X Engineer's Report (Attach Copy)

N/A Direct City Auditor to Advertise for Bids (to be bid by NDDOT)

N/A Bid Quantities (Attach Copy for Auditor's Office Only)

X Notice to Property Owners (Doug Durgin)

N/A Supplemental Funding Language Included

Project Engineer Jason Leonard

Phone No. 701-241-1571

The items listed above are for use on all City projects. The additional items listed below are to be checked only when all or part of a project is to be special assessed:

X Create District (Attach Copy of Legal Description)

X Order Plans & Specifications

X Approve Plans & Specifications

X Adopt Resolution of Necessity

N/A Approve Escrow Agreement (Attach Copy for Commission Office Only)

X Assessment Map (Attach Copy for Auditor's Office Only)

ENGINEER'S REPORT
PAVING AND UTILITY REHAB/RECONSTRUCTION
IMPROVEMENT DISTRICT NO. BR-26-G

Nature & Scope

The project is on 17th Avenue South from 25th Street to University Drive.

This project is for pavement reconstruction of 17th Avenue South. It will upgrade the existing infrastructure by replacing the existing pavement, curb and gutter, water distribution system, sanitary sewer system, storm sewer system, sidewalk and incidentals.

Purpose

This project is necessary because 17th Avenue South is a principal arterial roadway that serves the City of Fargo. The existing roadway has deteriorated and needs full reconstruction. The project includes the replacement of deteriorated sanitary sewer and water main infrastructure, along with associated service lines, which will be located beneath the reconstructed roadway. In addition, the existing storm sewer system will be upgraded to provide increased capacity and improve overall stormwater conveyance.

Funding for the project will consist of Federal Surface Transportation Block Grant and Carbon Reduction Program Funds from the NDDOT, Infrastructure Sales Tax, Street Light Utility Funds, Storm Sewer Utility Funds, Waste Water Utility Funds, Water Utility Funds and Special Assessments.

Special Assessment District

All properties within the Special Assessment District will benefit from the infrastructure improvements and were determined through consideration of the longevity, consistency, and uniformity of benefiting properties within the City of Fargo. Special Assessments will be levied to each property in accordance with the City's Infrastructure Funding Policy and are subject to the approval of the Special Assessment Commission and the City Commission.

Feasibility

The estimated cost of construction is \$10,497,547.00. The cost breakdown is as follows:

Paving:	-	\$ 6,167,167.00
Amount Federally Funded		\$ 4,127,473.38
Amount Locally Funded		\$ 2,039,693.62
Plus 4% Administration Fee:		\$ 81,587.74
Plus 3% Legal Fee:		\$ 61,190.81
Plus 4% Interest Fee:		\$ 81,587.74
Plus 10% Contingency:		\$ 203,969.36
Total Estimated Cost:		\$ 2,468,029.28
Special Assessments		\$ 2,468,029.28

Shared Use Path - Carbon Reduction Funding:	\$	733,940.00
Amount Federally Funded	\$	647,000.00
Amount Locally Funded	\$	86,940.00
Plus 4% Administration Fee:	\$	3,477.60
Plus 3% Legal Fee:	\$	2,608.20
Plus 4% Interest Fee:	\$	3,477.60
Plus 10% Contingency:	\$	8,694.00
Total Estimated Cost:	\$	105,197.40
Special Assessments - Remaining Paving Cap	\$	19,286.97
Sales Tax	\$	85,910.43

Storm Sewer	-	\$	1,103,410.00
Amount Federally Funded		\$	693,488.94
Amount Locally Funded		\$	409,921.06
Plus 4% Administration Fee:		\$	16,396.84
Plus 3% Legal Fee:		\$	12,297.63
Plus 4% Interest Fee:		\$	16,396.84
Plus 10% Contingency:		\$	40,992.11
Total Estimated Cost:		\$	496,004.48
Storm Utility		\$	496,004.48

Sanitary Sewer	-	\$	176,050.36
Amount Federally Funded		\$	-
Amount Locally Funded		\$	176,050.36
Plus 4% Administration Fee:		\$	7,042.01
Plus 3% Legal Fee:		\$	5,281.51
Plus 4% Interest Fee:		\$	7,042.01
Plus 10% Contingency:		\$	17,605.04
Total Estimated Cost:		\$	213,020.93
Special Assessments - Local Cap		\$	47,574.03
Waste Water Utility		\$	165,446.90

Water Main	-	\$ 1,551,944.64
Amount Federally Funded		\$ -
Amount Locally Funded		\$ 1,551,944.64
Plus 4% Administration Fee:		\$ 62,077.79
Plus 3% Legal Fee:		\$ 46,558.34
Plus 4% Interest Fee:		\$ 62,077.79
Plus 10% Contingency:		\$ 155,194.46
Total Estimated Cost:		\$ 1,877,853.02
Special Assessments - Local Cap		\$ 144,883.91
Water Utility		\$ 1,732,969.11

Traffic Signals/Street Lights	-	\$ 765,035.00
Amount Federally Funded		\$ 512,011.69
Amount Locally Funded		\$ 253,023.31
Plus 4% Administration Fee:		\$ 10,120.93
Plus 3% Legal Fee:		\$ 7,590.70
Plus 4% Interest Fee:		\$ 10,120.93
Plus 10% Contingency:		\$ 25,302.33
Total Estimated Cost:		\$ 306,158.21
Traffic Signal/Street Light Utility		\$ 306,158.21

Miscellaneous Costs	-	
Right-of-Way and Easements:		\$ 50,000.00
Utility Relocation		\$ 50,000.00
Outside Engineering:		\$ 1,334,482.00
Incentive		\$ -
Total Miscellaneous Costs:		\$ 1,434,482.00
Traffic Utility		\$ 104,541.46
Storm Utility		\$ 150,780.16
Waste Water Utility		\$ 24,057.15
Water Utility		\$ 212,072.08
Sales Tax		\$ 943,031.15

Project Funding Summary		
Federal - STBG	41.40%	\$ 5,332,974.01
Federal - CRP	5.02%	\$ 647,000.00
Special Assessments	20.80%	\$ 2,679,774.19
Traffic Signal/Street Light Utility	3.19%	\$ 410,699.67
Storm Utility	5.02%	\$ 646,784.64
Waste Water Utility	1.47%	\$ 189,504.05
Water Utility	15.10%	\$ 1,945,041.19
Sales Tax	7.99%	\$ 1,028,941.58
Total Estimated Project Cost		\$ 12,880,719.33

We believe this project to be cost effective.




Tom Knakmuhs, P.E.
City Engineer

CITY OF FARGO
ENGINEERING DEPARTMENT

LOCATION & COMPRISING
PAVING AND UTILITY REHAB/RECONSTRUCTION
IMPROVEMENT DISTRICT NO. BR-26-G

LOCATION:

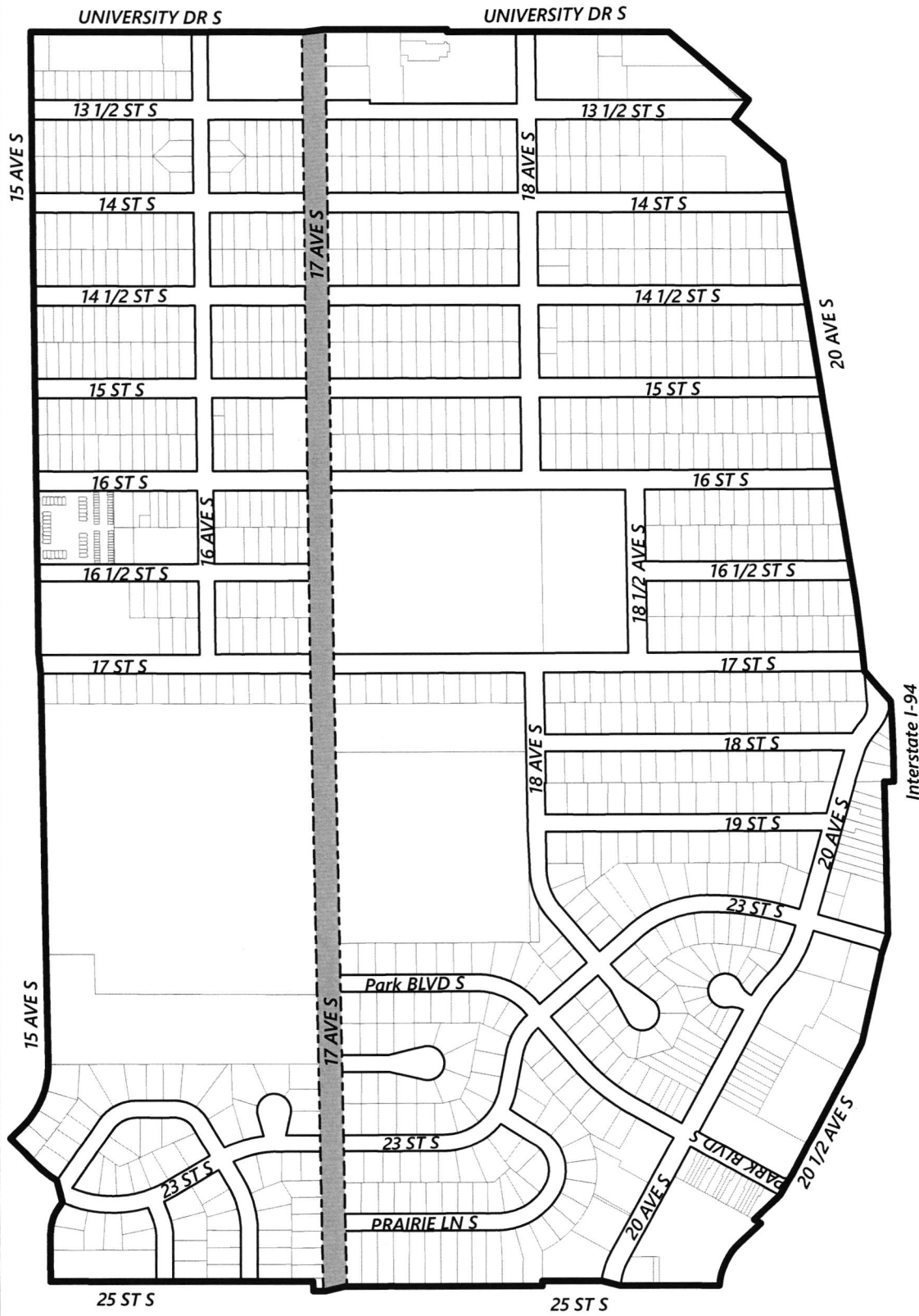
On 17th Avenue South from 25th Street to University Drive.

COMPRISING:

The area is bounded by 25th Street South on the west, 15th Avenue South on the north, University Drive on the east, and Interstate I-94 on the south.

Refer to Special Assessment Map for exact parcels in the assessment area.

All of the foregoing is located in the City of Fargo, Cass County, North Dakota.



CITY OF FARGO
 ENGINEERING DEPARTMENT
 LOCATION & ASSESSMENT AREA
 PAVING AND UTILITY REHAB/RECONSTRUCTION
 IMPROVEMENT DISTRICT NO. BR-26-G

PROJECT AREA
 SPECIAL ASSESSMENT DISTRICT BOUNDARY

