

**GARRISON DIVERSION CONSERVANCY DISTRICT
AGRICULTURE AND NATURAL RESOURCES COMMITTEE**

**Garrison Diversion Conservancy District
Carrington, North Dakota
April 7, 2022**

A meeting of the Agriculture and Natural Resources Committee of the Garrison Diversion Conservancy District was held at the Garrison Diversion headquarters in Carrington, North Dakota, on April 7, 2022. The meeting was called to order by Chairman Mark Cook at 10:20 a.m.

DIRECTORS PRESENT

Board Chairman Alan Walter
Committee Chairman Mark Cook
Director Kelly Klosterman
Director Rick Anderson
Director Brian Orn
Secretary Kip Kovar

OTHERS PRESENT

A copy of the registration sheet is attached to these minutes as Annex I.

The meeting was recorded to assist with compilation of the minutes.

READING OF THE MINUTES

Motion by Director Walter to dispense with a reading of the January 20, 2022, Agriculture and Natural Resources Committee minutes and approve them as distributed. Second by Director R. Anderson. Upon voice vote, motion carried.

POTENTIAL MILE MARKER 7.4 IRRIGATION PROJECTS

Kip Kovar, Secretary, commented that Garrison Diversion's goal for developing irrigation along the McClusky Canal is to maximize a pump station and serve as many acres as possible. When a prospective irrigator expresses interest in a potential project, Garrison Diversion contacts nearby landowners to see if there are others interested in irrigating in the area.

Ryan Anderson, Engineer, Garrison Diversion, presented and reviewed alternatives and costs for three different potential irrigation projects in the Turtle Lake Irrigation area. The question is whether to upsize and utilize one pump station to service all three projects or develop a separate project further down the road.

Mr. Kovar said the recommendation is to not combine the projects and instead use three separate intakes. Even though we typically would try to maximize the pump station and have fewer intakes, it does not make sense in this case.

After reviewing and discussing the three projects, the committee members agreed with the recommendation.

MCCLUSKY CANAL IRRIGATION UPDATE

Mr. Anderson referred to the irrigation map illustrating the irrigation projects for 2022, a copy which is attached to these minutes as Annex II.

OAKES IRRIGATION RESEARCH SITE BUILDING UPDATE

Craftwell Architecture & Construction Fee Proposal

Mr. Kovar said in reference to constructing a new building at the Oakes Irrigation Research Site (OIRS), it was suggested an architectural firm be retained to develop plans and specifications. North Dakota State University provided names of two companies that had worked on previous projects for the university. Craftwell Architecture & Construction has provided an estimate of fees. For assistance in planning, designing, engineering and construction documents/specifications, the total cost for their services is \$34,700. A copy of the breakdown in services is attached to these minutes as Annex III.

The proposed building is considered a public improvement project, and anything over \$200,000 needs to go through the proper governmental process.

Mr. Kovar stated if Craftwell were to be retained, they would pull together the plans and specifications to go out for bids on the building.

Mr. Kovar said he believes the outline of services could be tweaked. Garrison Diversion has staff, committee members and its consulting firm who can provide direction on the building design.

Mr. Kovar suggested, if the committee wishes to continue with its plan for construction of the building at the OIRS, Craftwell be retained so the building can get bid.

Motion by Director Walter to approve Craftwell Architecture & Construction's estimated fee for services up to \$34,700 to assist with plans and specifications for the proposed building to be constructed at the Oakes Irrigation Research Site. Second by Director Orn. Upon roll call vote, the following directors voted aye: R. Anderson, Cook, Klosterman, Orn and Walter. Those voting nay: none. Motion carried.

OTHER BUSINESS

There being no further business to come before the committee, the meeting adjourned at 11 a.m.

(SEAL)

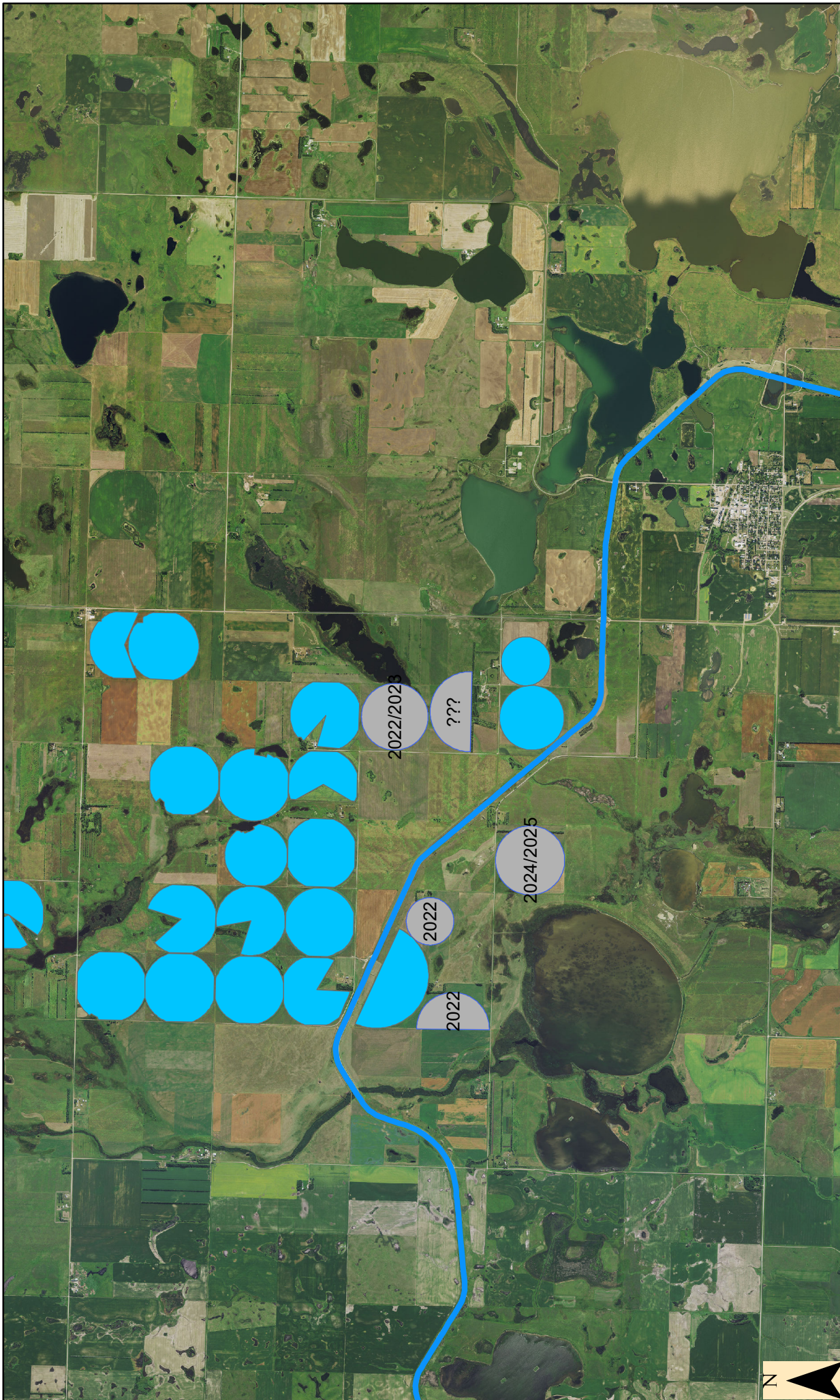
Mark Cook, Chairman

Kip Kovar, Secretary

REGISTRATION

Agriculture and Natural Resources Committee
Garrison Diversion Conservancy District
Carrington, ND
April 7, 2022

NAME	ADDRESS
Mark Cook	GDCD Rehrille
Rick Anderson	GDCD McLean
Kelly Klosterman	GDCD Richland
Ryan Anderson	GDCD
Dani Quissell	WUI Irrigation Association
Alan McWalter	GDCD - Ward Co.
Duke Anderson	GDCD - Pierce Co.
John W. Anter	NO Water
Steve Metzger	GDCD - Foster Co.
Paul Carlson	GDCD - Ransom Co.
Muri Mynick	GDCD
Kimberly Cook	GDCD
Cory Birchhoff	GDCD - Barnes
Lexi Schaper	GDCD
Dwayne De Kroy	GDCD
Tim Dyer	GDCD



Turtle Lake Area Irrigation



Wednesday, April 6, 2022

Re: Garrison Diversion Research Headquarters

Dear Mr. Kovar:

Thank you for your interest in Craftwell Architecture + Construction. After discussion of our range of service options and their corresponding level of project involvement, please see below for the outline of estimated fees available to you that would be included in further design involvement:

FEE ESTIMATES:

-Architecture

-Breakdown of the above outlined services:

- Master-Planning and Pre-Design (Site and prelim layouts): \$500
- Schematic Design (concept work): \$2,200
- Design Development (working drawings): \$2,500
- Consulting Structural Engineer (Sandman Structural Engineers): \$8,000
 - pole frame or metal building concept
- Consulting Engineer (MBN Mechanical, Electrical Engineering): \$8,000
- Consulting Civil Engineer (not included)
- Construction Documents/Specifications (Drawings and specifications for bidding purposes along with selections): \$13,500
- Construction Administration: (not included)

TOTAL FEES: \$34,700

NOTE: Construction Management, survey work, permit fees, printing, reimbursables, graphic design, and geotechnical testing are outside of this proposal.

We look forward to working with you. Please feel free to call with any questions.

Sincerely,

A handwritten signature in black ink, appearing to read 'CH', is positioned above the name 'Chris Hawley, AIA'.

Chris Hawley, AIA