



City of Grand Forks  
Staff Report  
Committee of the Whole April 27, 2026  
City Council – May 4, 2026

**APPROVED & ACCEPTED**  
by City Council

05/04/2026

*Maureen Storstad*  
Maureen Storstad  
City Auditor

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**Agenda Item:** Bid Award for City Project No. 9064, District No. 800 – Paving 27<sup>th</sup> Ave N (N 36<sup>th</sup> St to N Washington St).

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**Submitted by:** Engineering Department, Christian Danielson, PE (Assistant City Engineer)

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**Staff Recommended Action:** Award contract to low bidder Strata Corporation in the amount of \$2,628,236.64 and approve any necessary budget amendments for City Project No. 9064, District No. 800 – Paving 27<sup>th</sup> Ave N (N 36<sup>th</sup> St to N Washington St).

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**Committee Recommended Action:** Motion by Weigel, second by Berg to move staff recommendation to City Council with a recommendation to approve. Motion carried unanimously.

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**Council Action:** Motion by Berg, second by Fridolfs to approve on consent agenda. Motion passed unanimously.

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## **BACKGROUND:**

Bids for this project were received on April 23, 2026. Five bids were opened for the project. The low bid was submitted by Strata Corporation in the amount of \$2,628,236.64 which is approximately 23% under the Engineer's Estimate of \$3,410,182.00.

The work of this project consists of installing paving and street lights on 27<sup>th</sup> Ave N from N 36<sup>th</sup> St. to N Washington St. The road currently exists as a rural gravel section with ditches. The proposed section will be 10" doweled pavement with curb and gutter. Swales are proposed for the project to facilitate drainage in the area. This project is part of the continued development of the Highway 81 area. It is expected to be phase 1 of 2. Phase 2 will install pavement from N 39<sup>th</sup> St to N 36<sup>th</sup> St and is expected to be constructed in 2027 or 2028.

## **ANALYSIS AND FINDINGS OF FACT:**

- Bids were received on April 23, 2026.
- A total of five bids were received.
- The low bid was submitted by Strata Corporation in the amount of \$2,628,236.64.

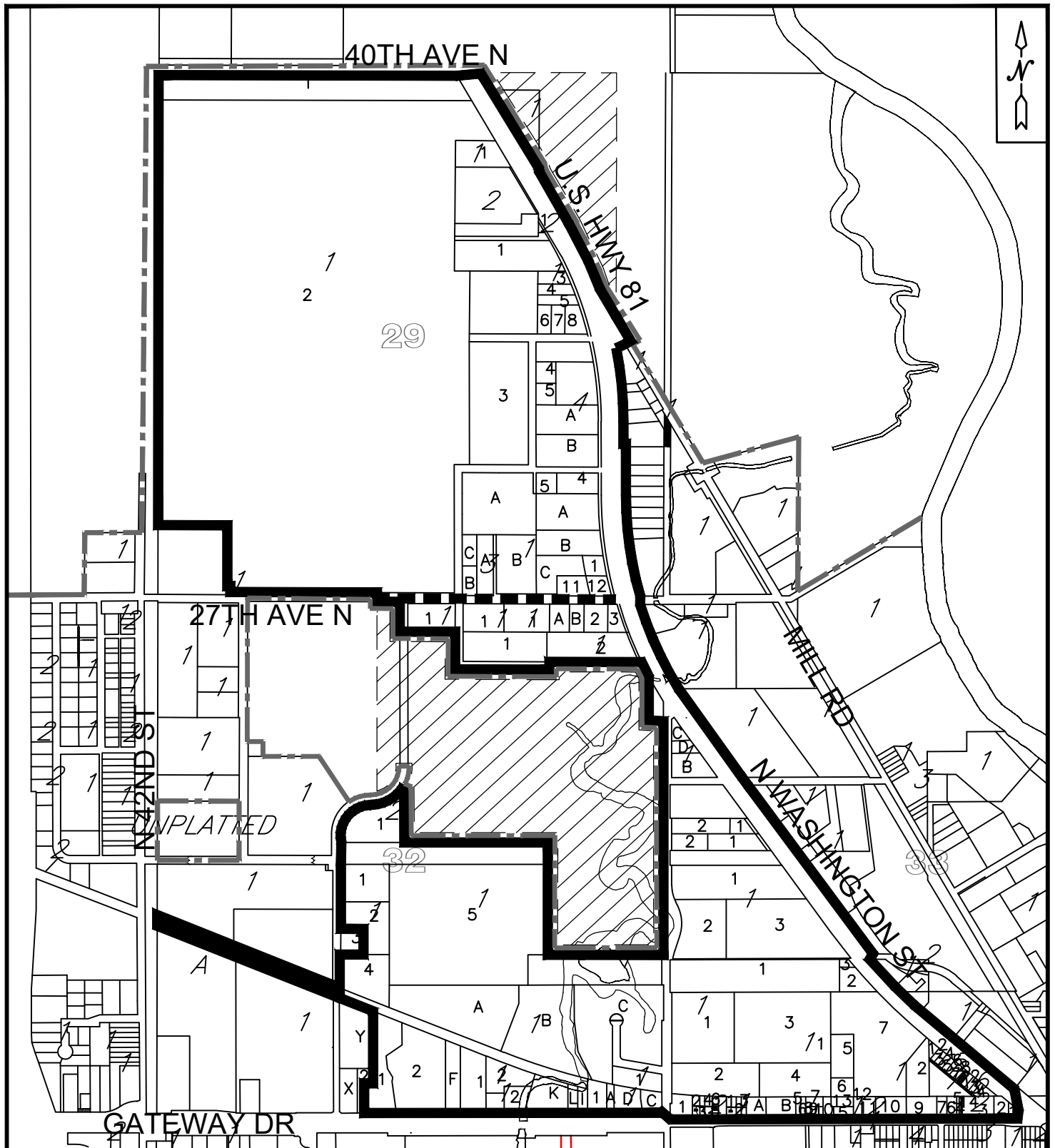
- The Engineer's Estimate \$3,410,182.00.
- The low bid was approximately 23% under the Engineer's Estimate.
- The project will have an 80/20 (City/Assessed) cost share.
- The assessed portion of this project, after standard assessment markups, is estimated to be \$641,290.
- The City funded portion of this project is estimated to be \$2,102,589.31.
- The City funded portion of this project is planned to be funded from Fund 4815 – Street/Infrastructure where \$1,587,600 is budgeted.
- Due to the shortfall between the estimated City cost and budgeted amount, a budget amendment is required.
- This project was submitted for consideration in the NDDO Flex Fund/Prairie Dog funding programs. It was submitted for consideration of a 50% cost share. It was not awarded any funding through the Flex Fund, but was selected for potential funding through the Prairie Dog funding program. If those funds become available, this project may be awarded up to 50% cost share.
- The resolution of necessity for a paving project can be protested per State law [Ref: ND Century Code Ch. 40-22]; the protest period expired on April 17, 2026.

### **SUPPORT MATERIALS:**

- Bid Abstract (1 page)
- District Map (1 page)

**Abstract of Bids Received**  
**City Project No. 9064**  
**Paving 27th Ave N (N 36th St. to N Washington St.)**  
**Bid Opening - 2:00 PM on Thursday, May 23, 2026**

Contractor		Acknowledge Addendum 1	Bid Bond	Contractor's License	Non-Collusion Affidavit	Base Bid
1	Strata Corporation 1600 N 48th St, Grand Forks, ND 582	Yes	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	\$2,628,236.64
2	Opp Construction LLC PO Box 13530, Grand Forks, ND 582	Yes	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	\$2,773,689.40
3	Reede Construction, Inc. 5237 Hwy 12 E, Ste 1, Aberdeen, SD	Yes	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	\$2,911,686.00
4	Paras Contracting 300 27th Cir S, Fargo, ND 58106	Yes	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	\$2,915,764.30
5	All Finish Concrete, Inc. 801 Christianson Dr W, West Fargo, N	Yes	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	\$3,091,143.00
6			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
7			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
8			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
9			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
10			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
11			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
12			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
13			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<i>Engineer's Estimate</i>						\$3,410,182.00



# PAVING & STREET LIGHTS FOR 27TH AVE N (N 36TH ST TO N WASHINGTON ST)

## LEGEND

PROJECT # 9064

DISTRICT # 800

**—** ASSESSMENT DISTRICT BOUNDARY

**- - -** PROJECT LIMITS

**- · - · -** CITY LIMITS

**▨** FUTURE ASSESSMENT DISTRICT