

# CITY OF BILLINGS

## CITY OF BILLINGS VISION STATEMENT:

**“THE MAGIC CITY: A DIVERSE, WELCOMING COMMUNITY WHERE  
PEOPLE PROSPER AND BUSINESS SUCCEEDS.”**

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## AGENDA

**COUNCIL CHAMBERS**

**September 8, 2014**

**6:30 P.M.**

**CALL TO ORDER:** Mayor Hanel

**PLEDGE OF ALLEGIANCE:** Mayor Hanel

**INVOCATION:** Mayor Hanel

**ROLL CALL:** Councilmembers present on roll call were:

### **MINUTES:**

- August 11, 2014
- August 25, 2014 (pending)

### **COURTESIES:**

### **PROCLAMATIONS:**

### **ADMINISTRATOR REPORTS - TINA VOLEK**

**PUBLIC COMMENT on “NON-PUBLIC HEARING” Agenda Items: #1 ONLY. Speaker sign-in required.** (Comments offered here are limited to one (1) minute. Please sign in at the cart located at the back of the council chambers or at the podium. Comment on items listed as public hearing items will be heard ONLY during the designated public hearing time for each respective item. For Items not on this agenda, public comment will be taken at the end of the agenda.)

1. **CONSENT AGENDA** -- Separations:

A. **Bid Awards:**

1. **W.O. 14-04, 2014 ADA Ramp Replacement Project.** (Opened 8/26/2014)  
Recommend CMG Construction, Inc.; \$260,700.
  2. **W.O. 15-09, IT Conduit to Library.** (Opened 8/26/2014) Recommend Ace Electric Company; \$27,080.
- B. Change Order #3, Empire Parking Garage,** OAC Services, \$21,336.61.
- C. Empire Garage Skybridge Easement Agreement** with Zootist Hospitality, LLC.
- D. Agreement** with Yellowstone County Sheriff's Department to provide New World Public Safety data processing services. (7/1/14-6/30/15); annual revenue - \$116,843.
- E. Amendment #3, Airport Operations Building Emergency Generator Replacement Project,** CTA Architects and Engineers, \$19,586.
- F. Second/Final Reading Ordinance for Zone Change #921:** A zone change from Public (P) to Planned Development (PD) Josephine Crossing – Residential Neighborhood on an un-platted 12.263 acre parcel of land directly west of the existing Josephine Crossing Planned Development. Roman Catholic Bishop of Great Falls, owner; McCall Development, agent. Approval of the zone change and adoption of the determinations of the 10 criteria.
- G. Second/Final Reading Ordinance for Zone Change #922:** A zone change from Residential Multi-family-Restricted (RMF-R) to Community Commercial (CC) on Tract 1, Certificate of Survey 979, a 2.5 acre parcel of land generally located at 1125 Lake Elmo Drive; Harvey Capital, LLC, owner; Sanderson Stewart, agent. Approval of the zone change and adoption of the determinations of the 10 criteria.
- H. Final Plat Approval**
1. Geysers Park Subdivision, Amended Lot 1
  2. Parkco Industrial Subdivision, Amended Lot 4A1, Block 1
  3. Billings Wadsworth Subdivision
- I. Bills and Payroll:**
1. August 11, 2014
  2. August 18, 2014

## **REGULAR AGENDA:**

2. **PUBLIC HEARING AND RESOLUTION FOR ANNEXATION #14-03:** A parcel totaling approximately 69 acres located on the west side of Shiloh Road at the northwest corner of the intersection of Shiloh Crossing Boulevard and South Shiloh Road. City of Billings, owner. Staff recommends approval. (Action: approval or disapproval of staff recommendation.)
  
3. **PUBLIC HEARING AND FIRST READING ORDINANCE** expanding the boundaries of Ward III to include recently-annexed property in Annexation #14-04: approximately 12 acres located south of Elysian Road and just west of the existing Josephine Crossing Subdivision. Roman Catholic Bishop of Great Falls, owner. Staff recommends approval. (Action: approval or disapproval of staff recommendation.)
  
4. **PUBLIC HEARING AND RESOLUTION** vacating Mountain View Boulevard. Mountain View Boulevard residents, petitioners. Staff recommends approval. (Action: approval or disapproval of staff recommendation.)
  
5. **PUBLIC HEARING AND RESOLUTION** adopting annual Special Improvement Light Maintenance District assessments for Fiscal Year 2015. Staff recommends approval. (Action: approval or disapproval of staff recommendation.)
  
6. **PUBLIC HEARING AND RESOLUTIONS** spreading assessments on the following Special Improvement Districts.
  - A. **SID 1395** - curb and gutter, street improvements, sanitary sewer service, and water service on Boca Raton Road between Clubhouse Way and Annandale Road.
  
  - B. **SID 2905**: sidewalks along Rimrock Road from Forsythia to Shiloh.
  
  - C. **SID 2906**: miscellaneous sidewalk, curb, and gutter improvements in various areas throughout the City.

Staff recommends approval. (Action: approval or disapproval of staff recommendation.)

**PUBLIC COMMENT** on Non-Agenda Items -- Speaker Sign-in required. (*Restricted to ONLY items not on this printed agenda. Comments here are limited to 3 minutes. Please sign in at the cart located at the back of the council chambers or at the podium.*)

## **COUNCIL INITIATIVES**

## ADJOURN

*Additional information on any of these items is available in the City Clerk's Office.*

*Reasonable accommodations will be made to enable individuals with disabilities to attend this meeting. Please notify Cari Martin, City Clerk, at 657-8210.*

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Bid Award: W.O. 14-04; 2014 ADA Ramp Replacement Project

**PRESENTED BY:** David Mumford, Public Works Director

**Department:** Public Works

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**PROBLEM/ISSUE STATEMENT**

W.O. 14-04, 2014 ADA Ramp Replacement Project, is a project consisting of Americans with Disabilities Act (ADA) accessible ramp construction on the corners of Grand Avenue from 17th to 22nd, Nutter Boulevard from Wick to Constitution, and on other corners at various locations throughout Billings.

The annual ramp construction project is in accordance with the City's agreement with the Department of Justice to install/upgrade ramps within the City along streets constructed or reconstructed after 1992. The ramps on Grand Avenue were selected to follow the water main replacement project ahead of the next overlay and the ramps on Nutter were selected to complete all remaining ramps on Nutter. The other miscellaneous ramp locations were selected based upon specific neighborhood requests.

The project was advertised on August 14th and August 21st in the Billings Times and on the City's Website. Bids were opened on August 26, 2014 and three bids were received. CMG Construction, Inc. submitted the lowest responsible bid.

**ALTERNATIVES ANALYZED**

The Council may:

- Award Work Order 14-04, 2014 ADA Ramp Replacement Project to CMG Construction, Inc. in the amount of \$260,700; or
- Do not award Work Order 14-04. If not awarded, the City would need to re-bid or cancel the project.

**FINANCIAL IMPACT**

The following bids were received and evaluated:

<b>Contractor</b>	<b>Total Bid</b>
CMG Construction, Inc.	\$260,700
J & J Concrete, Inc.	\$280,550
Knife River	\$348,115

The funding for this project is included in the approved budget for fiscal years 2014 and 2015. Gas Tax and Arterial funds will be used for this project. A budget amendment will be forthcoming to move the FY14 funds into the FY 15 budget.

**RECOMMENDATION**

Staff recommends that Council award W.O. 14-04, 2014 ADA Ramp Replacement Project to CMG Construction, Inc. in the amount of \$260,700.

**APPROVED BY CITY ADMINISTRATOR**

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**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Bid Award: W.O. 15-09 IT Conduit to Library

**PRESENTED BY:** David Mumford, Public Works Director

**Department:** Public Works

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**PROBLEM/ISSUE STATEMENT**

This project will construct conduit from the City Hall to the new Library. The conduit will allow the city to run a new fiber optic line to the new Library. The project was advertised in the Billings Times and on the City website. Staff opened bids on August 26, 2014, for W.O. 15-09 IT Conduit to the Library. There were four bidders. Ace Electric was the low bidder.

**ALTERNATIVES ANALYZED**

The Council may:

- Award Work Order 15-09 IT Conduit to the Library to Ace Electric, Inc. in the amount of \$27,080.00 which includes the base bid plus alternate #1; or
- Do not award Work Order 15-09. If not awarded, the city would have to re-bid or cancel the project.

**FINANCIAL IMPACT**

Funding for Work Order 15-09 IT Conduit to the Library is from reserve funds.

The following bids were received and evaluated:

Contractor	Base Bid	Alternate #1	Total
Ace Electric	\$23,130.00	\$3,950.00	\$27,080.00
C & L Service, Inc.	\$55,270.00	\$2,675.00	\$57,945.00
Yellowstone Electric Co.	\$64,081.00	\$3,144.00	\$67,225.00
Tel Net Systems, Inc.	\$64,289.00	\$4,982.00	\$69,271.00

**RECOMMENDATION**

Staff recommends that Council award WO 15-09 IT Conduit to the Library to Ace Electric, Inc. in the amount of \$27,080.00.

**APPROVED BY CITY ADMINISTRATOR**

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**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** OAC Services Change Order #3 - \$21,336.61

**PRESENTED BY:** Bruce McCandless, Assistant City Administrator

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

The Empire Parking Garage is a design-build project. Because the City is unfamiliar with this type of contraction, OAC Services was hired as the owner's project manager. The services have included design and constructability review, cost estimating, on-site construction monitoring and pay estimate verification and processing. Due to Sletten Construction's delayed project completion, OAC is committing additional time to the project beyond what was anticipated in the original or amended contract. The estimated costs for August and September, through project closeout, is \$21,336.61. That makes the total OAC contract \$511,879.61.

**ALTERNATIVES ANALYZED**

There are no viable alternatives to approving the change order. Due to OAC's extensive involvement with the project from its outset, the only reasonable action is to have the company close-out the project.

**FINANCIAL IMPACT**

The Empire Parking Garage project budget has a balance of about \$150,000, so there are funds available for this change order.

**RECOMMENDATION**

Staff recommends that the City Council approve OAC Services Change Order #3 for \$21,336.61.

**APPROVED BY CITY ADMINISTRATOR**

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CO #3

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**CONSULTANT AGREEMENT- Change Order 3**

**THIS CHANGE ORDER** is made and entered into this 12th day of August, 2014, by and between the **CITY OF BILLINGS, MONTANA**, a municipal corporation organized and existing under the laws of the State of Montana, P.O. Box 1178, Billings, Montana 59103, hereinafter referred to as “**CITY**,” and OAC Services, Inc., of 701 Dexter Ave N, Seattle, Washington, hereinafter referred to as “**CONSULTANT**.”

**DESCRIPTION OF SERVICES:**

The estimate below is for OAC additional services provided to support the extension of the project scheduled completion through August / September 2014.

**ADDITIONAL FEES** (see exhibit A for fees breakdown)

\$21,336.61

**IN WITNESS WHEREOF**, the parties hereto have executed this instrument the day and year first above written.

**CITY OF BILLINGS, MONTANA**

**OAC SERVICES, INC.**

By \_\_\_\_\_  
**THOMAS W. HANEL**  
Mayor

By  \_\_\_\_\_  
**STEVE JOHNSON**  
Principal

**APPROVED AS TO FORM:**

By \_\_\_\_\_  
**BRENT BROOKS, CITY Attorney**



**EXHIBIT A**

<b>Current Contract Amount:</b>	<b>\$490,543.00</b>			
Billings thru June 30, 2014:	\$478,079.61			
Balance of current contract:	\$12,463.39			
Estimate remaining Work:		<b>July</b>	<b>August</b>	<b>September</b>
<i>OAC</i>		\$3,000	\$800	\$800
<i>Graelic</i>		\$3,700	\$3,700	\$500
<i>Hulteng</i>		\$10,000	\$6,000	\$3,000
<i>Reimbursables / Markups</i>		\$1,000	\$800	\$500
<b>Total Estimate to Close:</b>	<b>\$33,800</b>	\$17,700	\$11,300	\$4,800
Less Remaining Spend:	(\$12,463)			
<b>Amendment No. 3:</b>	<b>\$21,336.61</b>			

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Empire Parking Garage Skybridge Easement Agreement

**PRESENTED BY:** Bruce McCandless, Assistant City Administrator

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

The Empire Parking Garage has a skybridge connecting it to the Northern Hotel. The bridge was planned early in the project and at that time, staff and Northern officials knew that there would need to be future agreements for access and maintenance. The City built and owns the bridge, it is attached to both structures and the Northern paid for most of the interior finishes. The proposed agreement allows the physical connection between the two structures, it allows public and hotel guest access during the daytime and other reasonable hours of operation, requires the City to maintain the exterior and the Northern to maintain the interior but allows either party to assume those responsibilities if the other party fails them, requires each party to insure the property and to indemnify the other for negligence. The agreement can be assigned to a Northern successor and allows the City to close the bridge if the Northern ceases operations or changes use. Because the agreement affects all other garage property owners, each party executed the agreement when they purchased their units on August 27th.

**ALTERNATIVES ANALYZED**

The City Council may approve, amend or disapprove the agreement. Amendments would have to be submitted to all signatories. Disapproving it will require the City to maintain the bridge but leaves it in legal limbo since it is attached to both structures, both parties expended funds on it but there would be no formal easements, use or operating rules.

**FINANCIAL IMPACT**

The construction was part of the garage project and the cost is estimated to be \$100,000. On-going maintenance costs should be minor unless the bridge is damaged. Serious damage should be covered by the required property insurance.

**RECOMMENDATION**

Staff recommends that the City Council approve the Empire Parking Garage Skybridge Easement Agreement.

**APPROVED BY CITY ADMINISTRATOR**

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Skybridge Easement Agreement

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Return to:  
City Clerk  
City of Billings  
PO Box 1178  
Billings MT 59103

## SKYBRIDGE EASEMENT AGREEMENT

**This Skybridge Easement Agreement** (the “Agreement”) dated as of the 27 day of August, 2014, is made by and between **ZOOTIST HOTEL, LLC**, a Montana limited liability company whose address is 19 North Broadway, Billings, MT 59101 (“Zootist Hotel”), **ZOOTIST HOSPITALITY, LLC**, a Montana limited liability company whose address is 19 North Broadway, Billings, MT 59101 (“Zootist Hospitality”), and the **CITY OF BILLINGS**, a municipality of the State of Montana whose address is 210 North 27<sup>th</sup> Street Billings, Montana 59103 (the “City”) and all owners of the units and common elements in the Empire Garage (the “Owners”).

### WITNESSETH:

**WHEREAS**, Zootist Hotel is the owner of the Northern Hotel located between First Avenue North and Montana Avenue, Billings, Montana and located on the following described real property (herein “Northern Hotel”):

Lots 13, 14, 15, 16, 17 and 18, Block 109, Original Town, now City of Billings, according to the official plat on file in the office of the Clerk and Recorder of Yellowstone County, Montana, under Document #16312.

**WHEREAS**, the Owners executing this Agreement are the owners of all units and common elements in the Empire Garage, a mixed use parking garage and retail facility developed as a condominium project located on the following described real property (herein “Empire Garage”):

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11 and 12, Block 109, Original Town, now City of Billings, according to the official plat on file in the office of the Clerk and Recorder of Yellowstone County, Montana, under Document #16312.

**WHEREAS**, Zootist Hospitality presently leases and operates the Northern Hotel and will lease and operate the Hotel Parking Unit in the Empire Garage from Zootist Garage, LLC.

**WHEREAS**, City has constructed and is the owner of a completed and existing pedestrian overpass over a City alley which connects the Empire Garage and the Northern Hotel at the second level of the Empire Garage (the "Skybridge").

**WHEREAS**, the Empire Garage was constructed by the City in part to provide parking for the Northern Hotel and the Skybridge was constructed by the City to provide a convenient overhead pedestrian walkway from the Empire Garage to the Northern Hotel.

**WHEREAS**, City, Owners, Zootist Hotel and Zootist Hospitality wish to enter into an agreement to provide easements for attachment of the Skybridge, access to and across the Skybridge, and for maintenance and repair of the Skybridge.

**NOW THEREFORE**, City, Owners, Zootist Hotel and Zootist Hospitality agree, covenant and represent as follows:

1. Zootist Hotel, Owners and City hereby grant unto one another, and to their successors and assigns, an easement for access to and use of the Skybridge subject to the provisions of this Agreement.

2. Zootist Hotel and the Owners hereby grant unto the City, and to its successors and assigns, an easement for proper support of the Skybridge, in the respective locations where the Skybridge connects to the Northern Hotel and to the Empire Garage.

3. City hereby grants to Zootist Hotel and to Owners an easement in, over, across and upon the Skybridge for pedestrian ingress and egress to and from the Northern Hotel.

4. Zootist Hotel hereby grants to City an easement in, over, across and upon the Northern Hotel for access to inspect, maintain and repair the Skybridge.

5. The Skybridge shall be available for reasonable City and public access and use between the Empire Garage and the Northern Hotel between 6:00 a.m. and 6:00 p.m., provided that:

a. Zootist Hotel and Zootist Hospitality may determine and enforce reasonable rules, regulations and access schedules to control access to the Skybridge for Northern Hotel special events, and for maintenance, repair and cleaning purposes; and

b. Zootist Hotel and Zootist Hospitality may determine and enforce reasonable rules and regulations to provide for safety and security of patrons and guests of the Northern Hotel and any other persons using the Skybridge. City will cooperate

with Zootist Hotel and Zootist Hospitality regarding access schedules to the Skybridge in the event security and safety issues arise from the access schedule.

6. The easements granted by Zootist Hotel and Owners for access to and use of the Skybridge, shall apply only to the Skybridge and to those areas in the Empire Garage and the Northern Hotel which provide reasonable access to the Skybridge.

7. Zootist Hotel and Zootist Hospitality shall maintain the interior of the Skybridge, including its entryways, doorways, locks and access control systems, at its sole expense, in good condition both as to safety and appearance, which condition shall be satisfactory to City. Zootist Hotel and Zootist Hospitality shall repair any damage or injury done to the interior of the Skybridge during the term of this Agreement.

8. City shall maintain the exterior of the Skybridge in good condition both as to safety and appearance. City shall repair any damage or injury done to the exterior of the Skybridge during the term of this Agreement.

9. In the event any party fails to properly maintain or repair the portion of the Skybridge that it is responsible to maintain or repair, the other party may perform such maintenance or repairs without liability to the responsible party or parties, and the responsible party or parties shall pay all costs thereof.

10. Zootist Hotel and Zootist Hospitality on the one hand, and City on the other hand shall indemnify, defend and hold one another harmless, from and against any and all third party actions, claims, liability or liabilities, and demands to the extent arising out of their ownership, use, maintenance or occupancy of the Skybridge, due to recklessness, negligence, or unlawful conduct, or breach of this Agreement.

11. City, Zootist Hotel and Zootist Hospitality shall purchase and maintain public liability and property damage insurance, insuring themselves for liability for personal injuries to, or the death of, any person, or damage to property resulting from the ownership, use, maintenance or occupancy of the Skybridge, with policy limits no less than \$1,000,000 per occurrence and \$2,000,000 per aggregate. If insurance is provided under separate policies, each policy of insurance shall name the other parties as additional insureds.

12. City, Zootist Hotel and Zootist Hospitality shall insure the Skybridge against loss or damage by fire and other casualty in an amount representing the full insurable value thereof, less a reasonable deductible amount. If insurance is provided under separate policies, each policy of insurance shall name the other parties as additional insureds.

13. The easements and related obligations herein shall be fully assignable in connection with the sale or other transfer of the Northern Hotel as an appurtenance thereto and shall be binding upon the successors and assigns of Zootist Hotel, Zootist Hospitality, Owners and the City.





ALLEY CAT INVESTMENTS, LLC  
Owner of Alley Cat Parking Unit,  
Owner of Retail Unit H

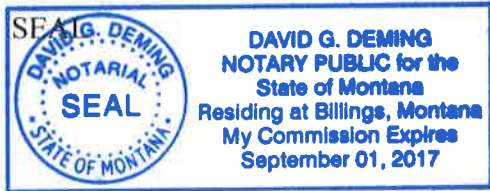
By: *[Signature]*

Its, *Managing Member*

STATE OF MONTANA                    )  
  ):ss  
County of Yellowstone                )

This instrument was acknowledged before me on the 27 day of August,  
2014, by William Honaker, the Managing Member.

Sign: *[Signature]*  
Print Name: David S Deming  
Notary Public for the State of Montana  
Residing at Billings, MT  
My Commission expires: 9/1/2017

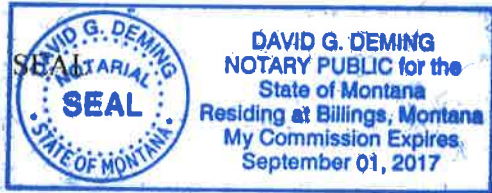


WU PROPERTIES, LLC  
Owner of Retail Units F & G

By: \_\_\_\_\_  
Its, LLC Member

STATE OF MONTANA                    )  
  :SS  
County of Yellowstone            )

This instrument was acknowledged before me on the 27 day of August,  
2014, by Tina Wu, the LLC Member,



Sign: \_\_\_\_\_  
Print Name: David G Deming  
Notary Public for the State of Montana  
Residing at Billings, MT  
My Commission expires: 9/1/2017

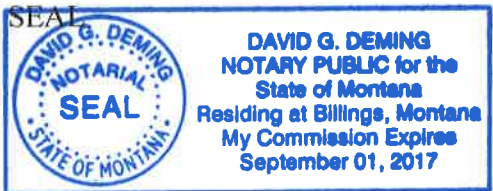
**DONOVAN PROPERTIES LLC**  
**Owner of Retail Units A-E**

By: *Kelly J. Donovan*  
Its, *member*

STATE OF MONTANA            )  
  ):ss  
County of Yellowstone        )

This instrument was acknowledged before me on the 27 day of August  
2014, by Kelly J. Donovan, the member,

Sign: *[Signature]*  
Print Name: DAVID G. DEMING  
Notary Public for the State of Montana  
Residing at Billings, MT  
My Commission expires: 9/1/2017



**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** City of Billings/Yellowstone County Agreement to provide Law Enforcement Data Processing

**PRESENTED BY:** Bruce McCandless, Assistant City Administrator

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

The City of Billings has contracted with Yellowstone County for the past several years to provide the Sheriff's Department with New World Public Safety access, disk storage, computer processing, program maintenance and operations to support its data processing requirements. Under an annual agreement, Information Technology bills the Sheriff's Office for the actual resources that were used in the prior calendar year. Council is being asked to approve the FY 2014-2015 agreement in the amount of \$116,843,

**ALTERNATIVES ANALYZED**

The City Council may:

- Approve the annual agreement with Yellowstone County Sheriff's Department; or
- Not approve the annual agreement.

**FINANCIAL IMPACT**

The annual charge for July 1, 2014, through June 30 2015, is \$116,843. The prior year's charges were \$102,332. The increase is a result of actual usage of the Public Safety System. Information Technology is an internal service fund, whose budget is dependent on charging customers for the services that it provides.

**RECOMMENDATION**

Staff recommends that Council approve the agreement to provide FY14-15 data processing services for the Yellowstone County Sheriff's Department in the amount of \$116,843.

**APPROVED BY CITY ADMINISTRATOR**

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Sheriff Agreement Agenda 2014-2015

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AGREEMENT

This Agreement, made and entered into on \_\_\_\_\_, 20 \_\_, by and between the Yellowstone County Sheriff, hereinafter called the "SHERIFF", and the City of Billings, Montana, hereinafter called the "CITY".

WITNESSETH:

Whereas, the SHERIFF is desirous of using the CITY's Computer Facility to support their existing law enforcement data processing requirements; and

Whereas, the CITY maintains and operates a Computer Facility with appropriate capabilities, capacity and security; and

Whereas, the CITY is willing to allow the SHERIFF to have access to the Computer Facility at all normal operating times which are seven (7) days a week, twenty-four (24) hours a day except for necessary back-ups and maintenance.

NOW, THEREFORE, IN CONSIDERATION OF THE MUTUAL COVENANTS AND AGREEMENTS between the parties hereto, it is mutually agreed that:

1. The CITY will provide to the Yellowstone County Sheriff's department the following described computer access, magnetic disk storage, computer processing, and maintenance support to support their existing Law Enforcement data processing system:
  - A. Communication capabilities allowing 24 hr computer access;
  - B. Magnetic disk storage shared with Billings Police Dept.;
  - C. Computer processing, program maintenance, operations to support current data processing system;
2. The SHERIFF agrees to pay CITY the sum of One Hundred and Sixteen Thousand, Eight Hundred and Forty-three Dollars (\$116,843) specified in Paragraph Three below. This charge is based on actual computer usage for the period of January 1, 2013 thru December 31, 2013.
3. This Agreement shall be in effect for twelve (12) months beginning July 1, 2014, and continuing until June 30, 2015.
4. Payment shall be made in two equal installments of \$58,421.50. The first installment is due and payable on or before October 20, 2014, and the second is due and payable on or before April 15, 2015.

AGREEMENT DATED \_\_\_\_\_, 20 \_\_\_\_\_.

YELLOWSTONE COUNTY

CITY OF BILLINGS

BY:   
 Sheriff

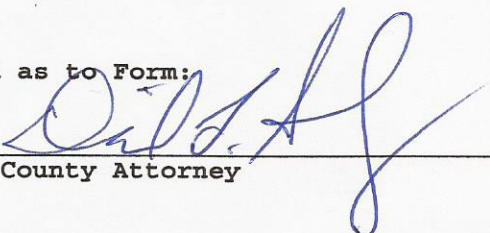
  
 Chair, County Commissioners

\_\_\_\_\_  
 Mayor

\_\_\_\_\_  
 City Clerk

ATTEST:   
 Clerk and Recorder

\_\_\_\_\_  
 City Attorney

Approved as to Form:  
  
 County Attorney

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Amendment 3 with CTA Architects and Engineers for Architectural Services for the Airport Operations Building Emergency Generator Replacement Project

**PRESENTED BY:** Tom Binford, Director of Aviation & Transit

**Department:** Airport

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**PROBLEM/ISSUE STATEMENT**

On January 14, 2013, the City Council approved a five-year contract with CTA Architects and Engineers, to provide the Airport with architectural and engineering services needed for building and building equipment designs, specifications and bidding documents, and related construction administration. The five-year term contract is amended each time a project is undertaken, and Amendment 3 for \$19,586 includes the services listed above for this project.

This project will remove a 22-year-old 200 KVA (1,000 Volt Amp) emergency generator that is going to need some major repairs in the near future. Additionally, the existing generator only provides enough power to operate the emergency systems, which is okay for short outages, but when an extended outage takes place the majority of the building is without power, especially in the two additions that were added later and not wired to the emergency circuit. The existing generator will be replaced with a new 300 KVA generator that has been sized to meet the current and anticipated future electrical loads for the entire building. The new larger generator will not fit in the existing generator room and will therefore be located on the exterior of the building, which will also reduce the noise impacts to the building. The existing generator room will be used for the new switch gear needed for the new generator. The anticipated cost of this project is approximately \$180,000. The scope of work and associated fees have been negotiated by staff and are acceptable for this architectural/engineering work.

**ALTERNATIVES ANALYZED**

The City Council may:

- Approve Amendment 3 for the architectural services for the Emergency Generator Replacement Project with CTA Architects and Engineers; or
- Decline to approve Amendment 3 and delay this project.

**FINANCIAL IMPACT**

The total cost of Amendment 3 for the architectural services for this project is \$19,586. Funding for this project is available in the Airport's Passenger Facility Charge (PFC) Program account.

**RECOMMENDATION**

Staff recommends the City Council approve Amendment 3 with CTA Architects and Engineers for the Emergency Generator Replacement Project, for the amount of \$19,586.

**APPROVED BY CITY ADMINISTRATOR**

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**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Zone Change 921 - 2nd reading

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

This is a zone change request from Public (P) to Planned Development (PD) Josephine Crossing – Residential Neighborhood on an un-platted 12.263 acre parcel of land directly west of the existing Josephine Crossing PD. The property is currently owned by the Roman Catholic Church and is leased for agricultural production. The property is outside the city limits, but a concurrent annexation petition has been submitted. The agent for the application is McCall Development. A pre-application neighborhood meeting was held on May 27, 2014, and a Preliminary Review meeting was held June 11, 2014. The Zoning Commission conducted a public hearing on August 5, 2014, and forwarded a recommendation of approval and adoption of the findings of the 10 criteria for Zone Change 921. The City Council approved the zone change on 1st reading on August 25, 2014.

**ALTERNATIVES ANALYZED**

State law at Section 76-2-304, MCA, requires that all zone changes be reviewed in accordance with 10 criteria. Using the 10 criteria to determine the appropriateness of the zone change request, the City Council may:

1. Approve the zone change request
2. Deny the zone change request
3. Allow withdrawal of the application
4. Delay action for up to thirty (30) days

**FINANCIAL IMPACT**

If the zone change is approved, the property will be added to the tax base for the city. As the lots are developed, additional tax base and maintenance fee revenue will be realized. The incremental increase in demand for city services will be less than a subdivision with the same number of dwelling units in a standard residential zoning district.

**RECOMMENDATION**

The Zoning Commission recommends approval and adoption of the 10 criteria for Zone Change 921 on a 4-0 vote.

**APPROVED BY CITY ADMINISTRATOR**

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Ordinance and Amended PD

---

**ORDINANCE NO. 14-\_\_\_\_\_**

AN ORDINANCE AMENDING THE ZONE CLASSIFICATION FOR a 12.263 acre portion of Tract 1A of C/S 3223, generally located east of Mallowney Lane, south of Elysian Road

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA:

1. RECITALS. *Title 76, Chapter 2, Part 3, MCA, and Sections 27-302 and 27-1502, BMCC,* provide for amendment to the City Zoning Map from time to time. The City Zoning Commission and staff have reviewed the proposed zoning for the real property hereinafter described. The Zoning Commission and staff have considered the ten (10) criteria required by Title 76, Chapter 2, Part 3, MCA. The recommendations of the Zoning Commission and staff have been submitted to the City Council, and the City Council, in due deliberation, has considered the ten (10) criteria required by state law.
2. DESCRIPTION A portion of Tract 1A of Corrected Certificate of Survey No. 3223, Tract 1 Amended, recorded under Document No. 3360294, in the Office of Clerk and Recorder of Yellowstone County said portion being 12.263 acres in area, and more particularly described in Exhibit B of the attached Amended Planned Development Agreement, is presently zoned **Public (P)** and is shown on the official zoning maps within these zones.
3. ZONE AMENDMENT. The official zoning map is hereby amended and the zoning for **the above described parcel** is hereby changed from **Public (P) to Planned Development (PD) – Residential Neighborhood** in accordance with the attached Amended Planned Development for Josephine Crossing and from the effective date of this ordinance, shall be subject to all the rules and regulations pertaining to the **PD- Residential Neighborhood** as set out in Amended Planned Development for Josephine Crossing.
4. REPEALER. All ordinances or parts of ordinances in conflict herewith are hereby repealed.
5. EFFECTIVE DATE. This ordinance shall be effective from and after final passage and as provided by law.

PASSED by the City Council on first reading August 25, 2014.

PASSED, ADOPTED AND APPROVED on second reading September 8, 2014.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, Mayor

ATTEST:

BY: Cari Martin, City Clerk

**AMENDED PLANNED DEVELOPMENT AGREEMENT  
FOR  
Josephine Crossing  
PD #8**

**THIS ORIGINAL AGREEMENT** was made and entered into the 12th day of June, 2006 by and between McCall Development, Inc., of 1536 Mallowney Ln Suite 100, Billings, Montana 59102 (hereinafter referred to as the “Owner”) and the City of Billings (the “City”), 210 N 27<sup>th</sup> Street Billings, MT 59101 and filed with the Yellowstone County Clerk and Recorder as Document No. 3383147.

**RECITALS**

**NOW WHEREAS:**

A. The parties to the original agreement desire to expand and amend the original Planned Development agreement and substitute this amended agreement for the original filed document and the undersigned is the Owner of all undeveloped or unbuilt properties which fall within the 1<sup>st</sup> Filing, 2<sup>nd</sup> Filing, 3<sup>rd</sup> Filing, 4<sup>th</sup> Filing and the pending 5<sup>th</sup> Filing of Josephine Crossing Subdivision in Billings, Montana. The pending 5<sup>th</sup> Filing is more particularly described as a 12.263 acre portion of Tract 1A of Certificate of Survey 3223, Tract 1 Amended (Exhibit B). Land excepted from the following agreement:

1. That part conveyed to the Suburban Ditch Company, a corporation, by warranty deed recorded June 26, 1896, in Book J, Page 406, records of Yellowstone County, Montana.

B. The Owner and the City have placed building and use restrictions on the above described premises, and desire to amend and restate the building and use restrictions adopted as provided in this agreement.

C. The Owner intends to develop the aforementioned property for multiple use purposes including residential and commercial uses in a pedestrian-oriented development. This property is hereinafter referred to as “Josephine Crossing”.

D. Josephine Crossing will be a Traditional Neighborhood Development (TND) in keeping with the tenants of Smart Growth and New Urbanism.

E. The Owner desires to place certain building and use restrictions on the property within Josephine Crossing, specify certain permitted land uses and regulations and create a pattern of development which promotes sustainability, diversity, community, health and safety.

F. The City adopted a Neighborhood Plan for the West Billings Neighborhood to establish development guidelines in West Billings, specifically to meet the community-shared vision of the future of West Billings, enabling it to thrive on growth and change through innovative, aesthetic land use, and responsible development.

G. The Owner intends to utilize smart growth principals with respect to the overlying form of Josephine Crossing.

H. The Owner intends to utilize applicable section of the SmartCode© 6.5 & 7.0 as a comprehensive form-based planning regulation, suited to describing the underlying zoning for Josephine Crossing.

I. The Owner enters into this Amended Agreement with the City to ensure that Josephine Crossing will be developed and maintained as a first class development.

**NOW THEREFORE**, in consideration of the premises the undersigned hereby establishes this **Amended Planned Development Agreement for Josephine Crossing** to declare the following plan for Josephine Crossing, including such restrictions as set forth herein, which shall be applicable to all of the above described real estate and shall bind all of the present and future property owners to such real estate and shall run with the land.

## **AGREEMENT**

### **PERSONS BOUND BY THE PLANNED DEVELOPMENT AGREEMENT**

All persons, corporations or other entities who shall hereafter acquire any interest in and to the above described real estate shall be held to agree to conform to and observe the following building and zoning restrictions. These restrictions and stipulations as to the use of the property may be amended from time to time through the zone change process as described in the Unified Zoning Regulations of the City Of Billings and Yellowstone County.

### **BUILDING AND USE RESTRICTIONS**

A. This Planned Development (PD) is created to provide for Josephine Crossing a mixed use Traditional Neighborhood Design (TND) that embraces the tenants of Smart Growth and New Urbanism. A human-scale, pedestrian-oriented design will be essence of the neighborhood's character. The emphasis of Josephine Crossing will be on the people and their living space instead of their cars. Josephine Crossing will emphasize and make feasible other modes of transportation that will enhance social interaction. Large front porches in residential areas and walking paths throughout will knit the fabric of the neighborhood together. The intent is not to create another subdivision but to build a neighborhood. Garage doors will be placed to the rear of homes and boulevards will separate the sidewalk from the street to create a more secure path for pedestrians. The neighborhood may feature a central store with just the necessities. Many homes will have parks for their front yards. The Yellowstone River to the south will provide the perfect setting for the village.

B. This PD shall permit maximum flexibility to meet the demands of the residential and commercial markets as they change over time.

C. This PD will use the SmartCode© as a comprehensive planning tool to define the areas for development within Josephine Crossing. This PD will fall under the category of transect 4 (T4) and transect 5 (T5) and all details to the structure and intent of mixed use will be defined by the geographic cross-sections of T4 and T5.

D. Josephine Crossing is divided into two main sections (See Exhibit A). The Residential Neighborhood is a T4 in all respects. Josephine Crossing Town Square is T5 in all respects. (See Table 1).

E. The Residential Neighborhood will permit only the residential uses allowed by right as shown in Table 1. No other uses commercial or otherwise will be allowed in the Residential Neighborhood.

F. Heritage Corner will permit all uses allowed in the Residential Neighborhood as well as those shown in Table 1.

G. The following uses are prohibited throughout Josephine Crossing:

1. No bars or establishments whose sole purpose is the selling of alcoholic beverages for consumption on premise.
2. No casino or similar type establishment that provides for gambling activities.

**TRANSECT 4 (T4)** has a denser and primarily residential urban fabric. Mixed-use is usually confined to certain corner locations. This zone has a wide range of building types including single family, sideyard and row houses. Setbacks and street tree settings are variable. Street typically define medium sized blocks.

**Land Uses:** Medium density residential and home occupations; limited commercial and lodging.

**Buildings:** Houses and outbuildings, sideyard houses, townhouses, live/work units, corner stores and inns.

**Private frontages:** Porches and fences.

**Public frontages:** Raised curbs, narrow sidewalks, bike lanes, continuous planters, street trees in alley.

**Thoroughfares:** Streets and rear lanes (alleys).

**Open Spaces:** Squares and playgrounds.

**TRANSECT 5 (T5)** is the equivalent of the main street area. This zone includes mixed-use building types that accommodate retail, offices and dwellings, including row houses and apartments. This zone is a tight network of streets and blocks with wide sidewalks, steady street tree planting and buildings set close to the frontages.

**Land Uses:** Medium intensity residential and commercial: retail, offices, lodging, civic buildings.

**Buildings:** Townhouses, apartment houses, live/work units, shopfront buildings and office buildings, hotels, churches, schools.

**Private frontages:** Stoops, dooryards, forecourts, shopfronts and galleries.

**Public frontages:** Raised curbs, wide sidewalks, bike routes, continuous or discontinuous planters, street trees in alley.

**Thoroughfares:** Boulevards, avenues, couplets, main streets, streets and rear lanes (alleys).

**Open Spaces:** Squares, plaza and playgrounds.

#### **GENERAL REQUIREMENTS FOR ALL ZONES**

A. There is no minimum lot area required in Josephine Crossing. A maximum residential density is set forth in Table 1 and is based on the gross acres of Josephine Crossing not on subdivided lots and blocks. Minimum lot width and maximum lot width shall be as set forth in Table 1.

B. Each lot is allowed one principal building and one accessory building as shown in Table 1. Allowable uses and uses allowed by special review approval in each zone are as shown in the Table 1.

C. Setbacks and access for buildings are as shown in Table 1. Lot coverage by building shall not exceed the maximum shown in Table 1.

D. Building facades shall be built parallel to the principal lot frontage or parallel to the tangent of a curved principal frontage line.

E. Rear setbacks for accessory buildings shall be a minimum of twelve (12) feet measured from the center of the alley or rear lane easement. If there is no alley or rear lane easement, the setback shall be as shown in Table 1.

F. Projections into the required building setback are allowed for awnings, stoops, open porches, balconies and bay windows. Awnings may encroach over the public sidewalk in the designated T5 zone. Stoops in the T4 and T5 zones may encroach up to 100% of the setback. Open porches and awnings in the T4 zone may encroach up to 50% of the setback. Balconies and bay windows in the T4 and T5 zones may encroach up to 25% of the setback.

G. Loading docks, service areas and parking in front or side yards in the T5 zone may only be allowed by variance.

#### **GENERAL PARKING STANDARDS**

A. Parking shall be provided as shown in Table 2.

B. On-street parking available along the frontage lines that correspond to each lot shall be counted toward the parking requirement of the building on the lot.

C. Off-street parking shall be accessed by the alley or rear lane where it is provided.

D. Parking may be provided within one-quarter (1/4) mile of the site that it serves with special review approval.

E. Access driveways from the front of lots may provide access to rear lot parking.

F. Parking areas in the T5 zone shall be screened from the street frontage by a building line or in combination with a screen wall between 3.5 feet and 8 feet in height and constructed of a material to match the principal building façade. Screen walls over 4 feet in height shall be at 30% permeable or articulated to prevent a blank wall space.

G. One bicycle rack shall be provided in the Public or Private Frontage area for every ten (10) off-street parking spaces.

### **GENERAL ARCHITECTURAL STANDARDS**

A. Street screens for parking areas and fences, walls, hedges may be located in side and rear yards but not in required front yards. Street screens and fences, walls and hedges may be up to 8 feet in height from finished grade.

B. All openings, including porches, galleries, arcades and windows, with the exception of storefronts, shall be square or vertical.

C. All openings above the first story shall not exceed 50% of the total building wall area. Each façade shall be calculated separately.

D. The facades of Retail buildings shall be detailed as storefronts and glazed no less than 70% of the sidewalk level story.

E. Doors and windows that operate as horizontal sliders are not permitted along frontages.

F. Pitches roofs, if provided, shall be symmetrically sloped no less than 5:12. Porches and attached accessory structures may be no less than 2:12.

G. Flat roofs must be enclosed by parapet walls of no less than 42 inches or as required to conceal roof-top mechanical equipment.

### **GENERAL LANDSCAPE AND SIGN STANDARDS**

A. A minimum of one (1) street tree shall be planted within the private frontage of each lot for each 30 lineal feet of frontage line.

B. Street tree species shall not include evergreen species, Carolina poplar, Canadian poplar, elms, Lombardy poplar, silver leaf poplar, weeping willow, and box elder trees or any street tree species otherwise prohibited by the City of Billings Montana Municipal Code (BMCC).

C. In the T5 zone, the private frontage shall be landscaped or paved to match the public frontage (See Exhibit B).

D. One address number no more than six (6) inches in vertical height shall be attached to the building in proximity to the principal entrance or at a mailbox.

E. One blade sign for each business may be permanently installed perpendicular to the building façade. Blade signs in the T4 zone shall not exceed four (4) square feet. Blade signs in the T5 zone shall not exceed six (6) square feet for each separate business entrance.

F. Signage may be externally lit.

G. In the T5 zone, a single wall sign may be attached to the façade of the building providing that such sign does not exceed three (3) feet in height by any length.

### **GENERAL ENVIRONMENTAL STANDARDS**

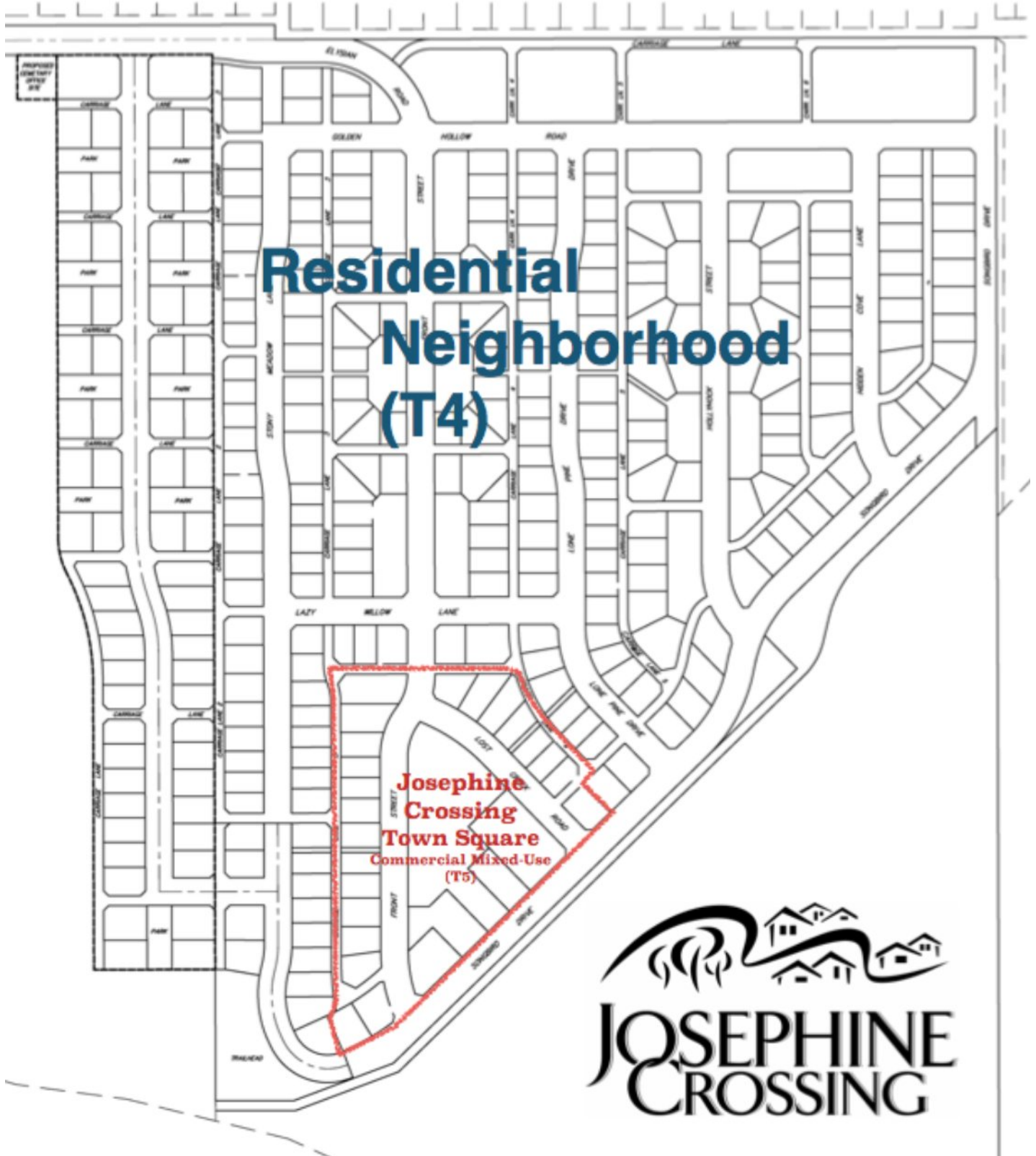
A. In the T4 zone sound levels shall not exceed 65 decibels between 7 am and 7 pm and 55 decibels between 7 pm and 7 am. Sound levels shall be measured at any exterior property line.

B. In the T5 zone sound levels shall not exceed 70 decibels between 6 am and midnight and 55 decibels between midnight and 6 am. Sound levels shall be measured at any exterior property line.

C. Average lighting levels measured in foot-candles shall not exceed 2.0 fc at the building frontage in the T4 zone. Average lighting levels measured in foot-candles shall not exceed 5.0 fc at the building frontage in the T5 zone.

D. Outdoor storage shall be screened from view from any frontage by a street screen or solid fence.

Exhibit "A"



## Exhibit "B"

A portion of Tract 1A of Corrected Certificate of Survey No. 3223, Tract 1 Amended, as recorded under Document No. 3360294, in the Office of the Clerk and Recorder of Yellowstone County, Montana; said portion being more particularly described as follows:

Beginning at a point being the northeast corner of said Tract 1A; thence, from said Point of Beginning, S 00°11'11" E along the east line of said Tract 1A, a distance of 1858.00 feet; thence, leaving said east line, S 89°49'46" W a distance of 246.00 feet; thence N 00°11'11" W a distance of 585.63 feet; thence along a curve to the left with a central angle of 27°15'58" a radius of 480.00 feet, and a length of 228.42 feet (chord bears N 13°49'10" W a distance of 226.27 feet); thence along a reversing curve to the right with a central angle of 27°15'58", a radius of 150.00 feet, and a length of 71.38 feet (chord bears N 13°49'10" W a distance of 70.71 feet); thence N 00°11'11" W a distance of 983.78 feet to a point on the north line of said Tract 1A; thence N 89°49'46" E along said north line, a distance of 316.00 feet to the Point of Beginning;

said described portion having an area of 12.263 acres (534,187 square feet).

**TABLE 1****JOSEPHINE CROSSING –USES & BUILDING SETBACKS**

A= Allowed

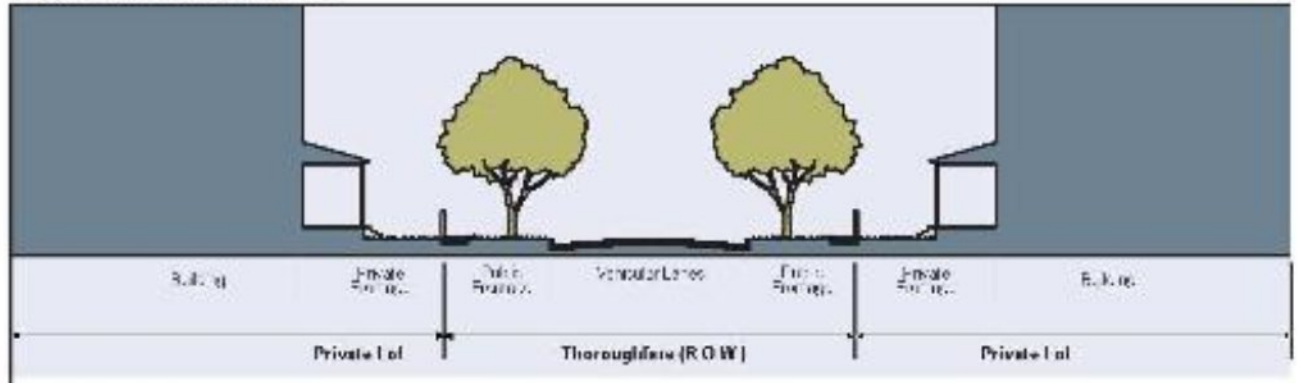
SR = Special Review

<b>TYPE OF USE</b>	<b>TRANSECT 4 (T4)</b>	<b>TRANSECT 5 (T5)</b>
<b>Apartment Building</b>	A	A
<b>Row House</b>	A	A
<b>Duplex House</b>	A	A
<b>Sidyard House</b>	A	A
<b>Cottage</b>	A	A
<b>House</b>	A	A
<b>Accessory Unit</b>	A	A
<b>Temporary Tent</b>	SR	SR
<b>Live/Work Unit</b>	A	A
<b>Inn up to 12 rooms</b>		A
<b>Inn up to 5 rooms</b>		A
<b>S.R.O. Hostel</b>		SR
<b>School Dormitory</b>		A
<b>Office Building</b>		A
<b>Open-market Building</b>		A
<b>Retail Building</b>		A
<b>Display Gallery</b>		A
<b>Restaurant</b>		A
<b>Kiosk</b>		A
<b>Bus Shelter</b>		A
<b>Fountain or Public Art</b>		A
<b>Library</b>		A
<b>Playground</b>		A

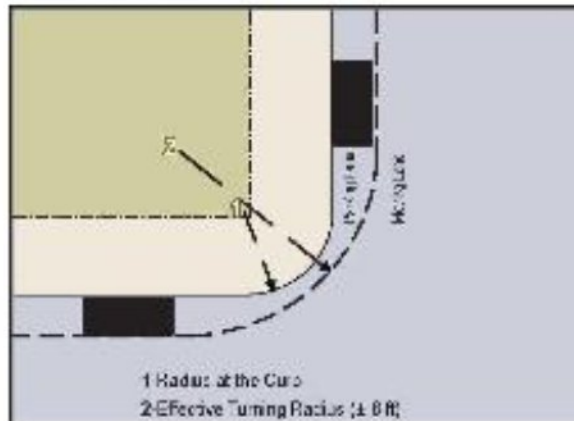
<b>Surface Parking Lot (not associated with principal building)</b>		SR
<b>Kennel</b>		SR
<b>Fire Station</b>		A
<b>Police Station</b>		A
<b>Cemetery</b>		SR
<b>Funeral Home</b>		A
<b>Medical Clinic</b>		SR
<b>High School</b>		SR
<b>Elementary School</b>		A
<b>Other- Childcare Center</b>		A
<b>Electric Substation</b>		SR
<b>MAXIMUM RESIDENTIAL DENSITY</b>	6 units/gross acre	10 units/gross acre
<b>MAXIMUM BLOCK PERIMETER</b>	3000 lineal feet	2400 lineal feet
<b>LOT WIDTH</b>	18 feet min. 96 feet max.	18 feet min. 180 feet max.
<b>LOT COVERAGE</b>	70% maximum	80% maximum
<b>BUILDING SETBACK FRONT</b>	5 feet min. 18 feet max.	0 feet min. 12 feet max.
<b>BUILDING SETBACK SIDE</b>	0 feet min.	0 feet min. 24 feet max.
<b>BUILDING SETBACK REAR</b>	3 feet min. OR 12 feet min. from center of alley	3 feet min. OR 12 feet min. from center of alley
<b>MAXIMUM BUILDING HEIGHT</b>	Principal Building = 4 stories Accessory Building = 2 stories	Principal Building = 6 stories Accessory Building = 2 stories

Uses not specifically listed as allowed or allowed by special review are prohibited.

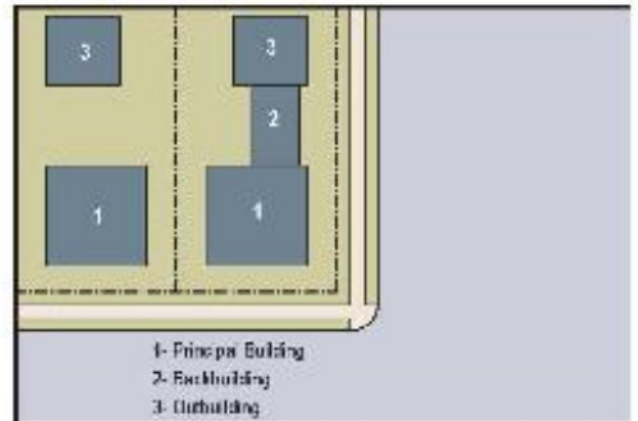
**a. THOROUGHFARE & FRONTAGES**



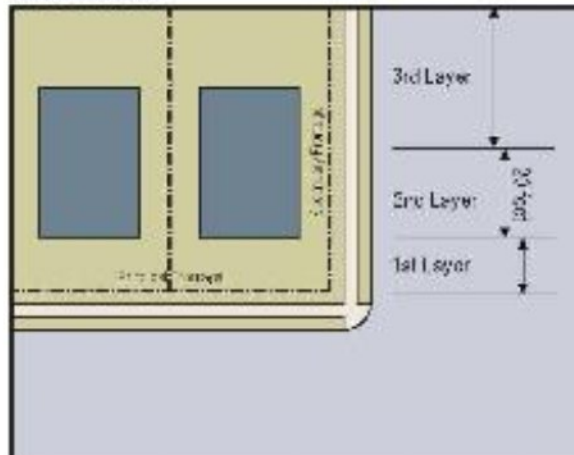
**b. TURNING RADIUS**



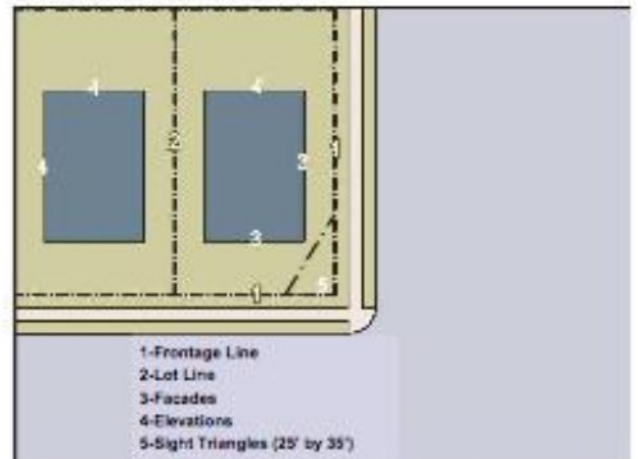
**c. BUILDING DISPOSITION**



**d. LOT LAYERS**



**e. FRONTAGE & LOT LINES**



**TABLE 2**  
**JOSEPHINE CROSSING**  
**REQUIRED PARKING**

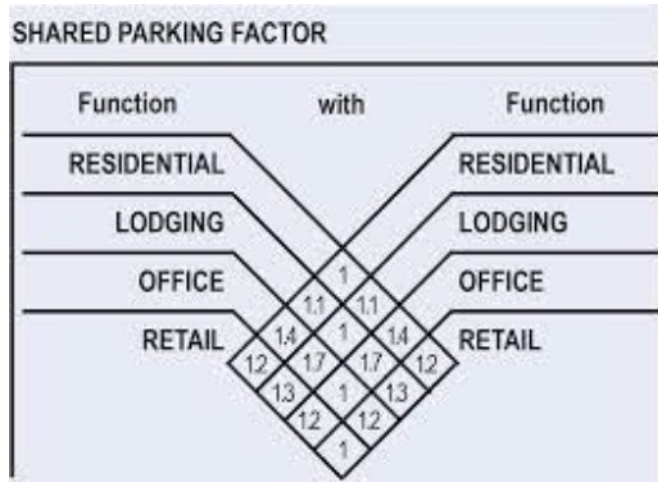
TYPE OF USE	TRANSECT 4 (T4)	TRANSECT 5 (T5)
Residential	1.5/dwelling unit	1.0/dwelling unit
Lodging	1.0/bedroom	1.0/bedroom
Office	3.0/1,000 square feet	2.0/1,000 square feet
Retail	4.0/1,000 square feet	3.0/1,000 square feet
Civic	As determined by Planning Director	As determined by Planning Director
Other Uses	As determined by Planning Director	As determined by Planning Director

**TABLE 3**  
**SHARING FACTOR**

The Required Parking TABLE 2 can be used in conjunction with the Sharing Factor TABLE 3 to establish either the

1. **ADJUSTED DENSITY** or
2. **EFFECTIVE PARKING**

The **ADJUSTED DENSITY** may be determined by the amount of parking provided, and the base density can be adjusted upward. By *adding the actual parking available for each of two functions and the sum then multiplied by the corresponding Sharing Factor.*



For Example: *Ten* actual parking spaces are available for a residential building site and *ten* actual spaces are provided for an office site.  $(10+10=20 \times 1.4=28)$  Effective parking spaces divided equally between the two uses is 14 spaces. Thus the *Adjusted Density* of the residential building can be increased from 10 to 14 units; likewise the office building can be adjusted from 5,000 to 7,000 square feet.

The **EFFECTIVE PARKING** required for any two functions whose density is already determined *is the sum of the Required Parking divided by the Sharing Factor.* Round up to the nearest parking space.

For Example: A residential building with ten units has ten Required Parking spaces, and a neighboring 5,000 square foot office building also has ten Required Parking spaces.  $(10+10=20/1.4=14.29)$  Round up to the nearest parking space equals an *Effective Parking* requirement of 15 parking spaces.

## DEFINITIONS OF TERMS

**The terms herein defined are in addition to those contained within the Unified Zoning Regulations of the City of Billings and Yellowstone County. Where terms or phrases are not defined, they shall have the plain meaning of the word or words as found in the most recent edition of the Merriam-Webster Dictionary of the English Language.**

**Accessory Building:** An Accessory Building, usually located towards the rear of the same lot as a Principal Building. Accessory Buildings shall not exceed 600 square feet of habitable space, excluding parking areas.

**Block** – A block is the aggregate of private lots, passages, rear lanes and alleys, circumscribed by public streets.

**Building Height:** The height of a building is the vertical extent of a building measured in stories, not including a raised basement or a habitable attic. Height limits do not apply to belfries, clock towers, chimney flues, water tanks, elevator bulkheads and similar structures. Building Height shall be measured from the average grade of the frontage street.

**Civic:** A term used to define non-profit organizations dedicated to the arts, culture, education, recreation, government, transit and municipal services.

**Commercial:** A term used to collectively define workplace, office and retail functions.

**Density:** The number of dwelling units within a standard measure of land area usually given as units per acre.

**Driveway:** A vehicular lane within a lot usually leading to a garage. A Driveway that enters a lot from a street frontage may be no more than 18 feet in width.

**Edgeyard Building:** A building that occupies the center of its lot with setbacks on all sides.

**Façade:** The exterior wall of a building that is set along a Frontage Line.

**Frontage Line:** Those lot lines that coincide with a public frontage.

**Live-Work Unit:** A dwelling unit that contains, to a limited extent, a commercial component. A live-Work Unit is a fee simple unit on its own lot with the commercial component limited on the ground level.

**Lodging:** A premises available for daily and weekly renting of bedrooms. The area allocated for food service shall be calculated and provided with parking according to retail use.

**Lot Width:** The length of the principal Frontage Line of a lot.

**Office:** A premises available for the transaction of general business but excluding retail, artisans and manufacturing uses.

**Principal Building:** The main building on a lot usually located towards the frontage.

**Rear Alley:** A vehicular driveway located to the rear of lots providing access to service areas and parking and containing utility easements.

**Rearyard Building:** A building that occupies the full frontage line leaving the rear of the lot as the sole yard. A Rearyard Building provides a continuous façade along the Frontage Line. When used for residential purposes this defines a row house.

**Residential:** Premises available for long-term housing.

**Retail:** Premises available for the sale of merchandise and food service.

**Setback:** The area of a lot measured from the lot line to a building façade or elevation. This area must be maintained clear of permanent structures with the exception of fences, porches, stoops, balconies, bay windows and other permitted encroachments.

**Sideyard Building:** A building that occupies one side of the lot with a setback to the other side.

**Story:** A habitable level within a building of no more than 14 feet in height from finished floor to finished ceiling. Attics and raised basements are not considered stories for the purpose of determining building height.

**Streetscreen:** A free-standing wall built along the frontage line or coplanar with the building façade, often for the purpose of masking a parking lot from the public street.

**Transect:** A system of ordering human habitats in a range from the most natural to the most urban. The SmartCode © is based upon six Transect Zones which describe the physical character of place at any scale, according to the density and intensity of land use and urbanism.

**Transect Zone:** Transect Zones are administratively similar to the land use zones in conventional zoning codes except that in addition to the usual building use, density, height and setback requirements, other elements of the intended habitat are integrated.

#### CONDITIONS OF USE

- The text and diagrams appearing in this document are the property of Duany Plater-Zyberk & Company (DPZ). Their reproduction and use are permitted with "Credit: Duany Plater-Zyberk & Company" in print.
- The complete SmartCode in printed form will be available from MuniCode.com.
- The complete SmartCode in electronic, editable format is available at DPZ.com.
- A SmartCode User's Manual will be available from [wwright@balch.com](mailto:wwright@balch.com).
- Information on implementation seminars and consultants is available from [placemakers.com](http://placemakers.com).

**PLANNED DEVELOPMENT AGREEMENT AMENDMENTS OR CHANGES**

Any modification of the approved development plan requested by the developer shall be processed using the same procedures for a new application, as set forth in above Unified Zoning Regulations Sections 27-1304 through 27-1309. However, minor modifications may be approved by the zoning coordinator if he/she makes the following findings:

- (1) No change in the overall character of the development;
- (2) No increase in the number of residential units greater than two (2) percent;
- (3) No additional allowed uses;
- (4) No reduction in open space greater than two (2) percent; and
- (5) No change in the approved minimum setbacks, maximum lot coverage or maximum allowed height.

**VARIANCE PROCEDURES**

The procedure to vary from the absolute standards for building height, setback, landscaping, lighting, vehicle access, signage, fencing and minimum lot area shall follow the process in the Unified Zoning Regulations of Yellowstone County. In no case shall a variance be granted for a use not listed within this agreement or for uses prohibited within the Unified Zoning Regulations of Yellowstone County.

**EFFECT OF THIS AGREEMENT**

The provision of the Planned Development Agreement shall remain in full force and effect as to Owner and any and all persons becoming an owner of all or any portion of the property and all of such Owner's heirs, personal representatives, successors and assigns.

**RIGHT TO ENFORCE**

The provisions of the Planned Development shall be enforced as provided for in the Unified Zoning Regulations of the City of Billings and Yellowstone County in effect at the time of enforcement.

DATED this \_\_\_\_ day of \_\_\_\_\_, 20\_\_

BY: \_\_\_\_\_  
McCall Development, Owner

ATTEST:

STATE OF MONTANA )  
 )  
 : ss  
County of Yellowstone )

On this \_\_\_\_ day of \_\_\_\_\_, 20\_\_ before me a Notary Public for the State of Montana personally appeared Gregory J. McCall known to me to be the Vice-President of McCall Development, Inc. and acknowledged to me that he executed the within instrument on behalf of said corporation, having first been authorized so to do.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year first hereinabove written.

\_\_\_\_\_  
Printed Name  
Notary Public for the State of Montana  
Residing at Billings, Montana  
My commission expires: \_\_\_\_\_

PASSED by the City Council on first reading August 25, 2014.

PASSED, ADOPTED AND APPROVED on second reading September 8, 2014, 2006.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, Mayor

ATTEST:

BY: \_\_\_\_\_  
Cari Martin, City Clerk

ATTEST:

STATE OF MONTANA                    )  
  : ss  
County of Yellowstone                )

On this \_\_\_\_ day of \_\_\_\_\_, 20\_\_ before me a Notary Public for the State of Montana personally appeared Thomas W. Hanel, known to me to be the Mayor of City of Billings and Cari Martin, known to me to be the City Clerk of the City of Billings, and acknowledged to me that they executed the within instrument on behalf of said corporation, having first been authorized so to do.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year first hereinabove written.

\_\_\_\_\_  
Printed Name  
Notary Public for the State of Montana  
Residing at Billings, Montana  
My commission expires: \_\_\_\_\_

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Zone Change 922 - 2nd reading

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

This is a zone change request from Residential Multi-Family-Restricted (RMF-R) to Community Commercial (CC) on Tract 1, Certificate of Survey 979, a 2.5 acre parcel of land, generally located at 1125 Lake Elmo Drive. The property is owned by Harvey Capital, LLC and Sanderson Stewart is the agent. A pre-application meeting was held at 231 Main Street on June 30, 2014. The Zoning Commission conducted a public hearing on August 5, 2014, and forwarded a recommendation of approval and adoption of the findings of the 10 criteria for Zone Change 922 on a 4-0 vote.

The City Council approved the zone change on 1st reading on August 25, 2014.

**ALTERNATIVES ANALYZED**

State law at Section 76-2-304, MCA, requires that all zone changes be reviewed in accordance with 10 criteria. Using the 10 criteria to determine the appropriateness of the zone change request, the City Council may:

1. Approve the zone change request
2. Deny the zone change request
3. Allow withdrawal of the application
4. Delay action for up to thirty (30) days

**FINANCIAL IMPACT**

If the zone change is approved, the property value will increase when it is developed. City service fees will also increase based on the new zoning for arterial construction and storm water maintenance.

**RECOMMENDATION**

The Zoning Commission recommends approval and adoption of the findings of the 10 criteria for Zone Change 922, on a 4-0 vote.

**APPROVED BY CITY ADMINISTRATOR**

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Ordinance

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**ORDINANCE NO. 14-\_\_\_\_\_**  
AN ORDINANCE AMENDING THE ZONE CLASSIFICATION  
FOR Tract 1, C/S 979, a 2.5 acre parcel of land generally  
located at 1125 Lake Elmo Drive

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA:

1. RECITALS. *Title 76, Chapter 2, Part 3, MCA, and Sections 27-302 and 27-1502, BMCC*, provide for amendment to the City Zoning Map from time to time. The City Zoning Commission and staff have reviewed the proposed zoning for the real property hereinafter described. The Zoning Commission and staff have considered the ten (10) criteria required by Title 76, Chapter 2, Part 3, MCA. The recommendations of the Zoning Commission and staff have been submitted to the City Council, and the City Council, in due deliberation, has considered the ten (10) criteria required by state law.
2. DESCRIPTION That Tract 1, C/S 979, a 2.5 acre parcel of land is presently zoned **Residential Multi-Family-Restricted (RMF-R)** and is shown on the official zoning maps within these zones.
3. ZONE AMENDMENT. The official zoning map is hereby amended and the zoning for **the above described parcel** is hereby changed from **Residential Multi-Family-Restricted (RMF-R) to Community Commercial (CC)** and from the effective date of this ordinance, shall be subject to all the rules and regulations pertaining to **Community Commercial (CC)** as set out in the Billings, Montana City Code.
4. REPEALER. All ordinances or parts of ordinances in conflict herewith are hereby repealed.
5. EFFECTIVE DATE. This ordinance shall be effective from and after final passage and as provided by law.

PASSED by the City Council on first reading August 25, 2014.

PASSED, ADOPTED AND APPROVED on second reading September 8, 2014.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, Mayor

ATTEST:

BY: Cari Martin, City Clerk  
Zone Change #922 – 1125 Lake Elmo Drive

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Final Plat of Geysers Park Subdivision, Amended Lot 1

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

The final plat for Geysers Park Subdivision Amended Lot 1 is being presented to Council for approval. On June 9, 2014, the City Council conditionally approved the preliminary plat of this 2-lot subdivision. The 229,729 square foot subject property is generally located at 4910 Southgate Drive. The property currently is the location of Geysers Park Family Fun Center. It is zoned Entryway General Commercial. A motel is proposed for the newly created lot to the east. The owners are John and Rebecca Williamson and the representing agent is Sanderson Stewart.

Upon City Council approval, these documents are appropriate as to form for filing with the Clerk and Recorder.

**ALTERNATIVES ANALYZED**

The City Council may approve or deny the final plat of Geysers Park Subdivision Amended Lot 1. If the City Council chooses to deny the final plat, it must base the denial on the criteria outlined in MCA 76-3-611 and BMCC, Section 23-307.

**FINANCIAL IMPACT**

Should the City Council approve the final plat, the newly created lot will be developed which will increase tax revenues for the City.

**RECOMMENDATION**

Staff recommends that the City Council approve the final plat of Geysers Park Subdivision, Amended Lot 1.

**APPROVED BY CITY ADMINISTRATOR**

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Final Plat

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**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Final Plat of Parkco Industrial Subdivision, Amended Lot 4A1, Block 1

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

The final plat for the Amended Plat of Lot 4A1, Block 1, Parkco Industrial Subdivision is being presented to Council for approval. On June 23, 2014, the City Council conditionally approved the preliminary plat of this 2-lot subdivision. The 3.197-acre subject property is generally located at 1140 South 29th Street West. The lot on the east is the current location of Mr. Thrifty Foods. The property is zoned Controlled Industrial. The owner is Edward Hoem, JELS, Inc. and Masich Investments, LLC, and the representing agent is C&H Engineering and Surveying Inc. Upon City Council approval, these documents are appropriate as to form for filing with the Clerk and Recorder.

**ALTERNATIVES ANALYZED**

The City Council may approve or deny the final plat of Amended Plat of Lot 4A1, Block 1, Parkco Industrial Subdivision. If the City Council chooses to deny the final plat, it must base the denial on the criteria outlined in MCA 76-3-611 and BMCC, Section 23-307.

**FINANCIAL IMPACT**

Should the City Council approve the final plat, the newly created lot will be developed which will increase tax revenues for the City.

**RECOMMENDATION**

Staff recommends that the City Council approve the final plat of Amended Lot 4A1, Block 1, Parkco Industrial Subdivision.

**APPROVED BY CITY ADMINISTRATOR**

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Final Plat

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SURVEY REQUESTED BY OWNERS TO CREATE 2 NEW LOTS FROM 1 EXISTING LOT WITHIN A PLATTED SUBDIVISION.

OWNER: MASICH INVESTMENTS, INC. JELS, LLC

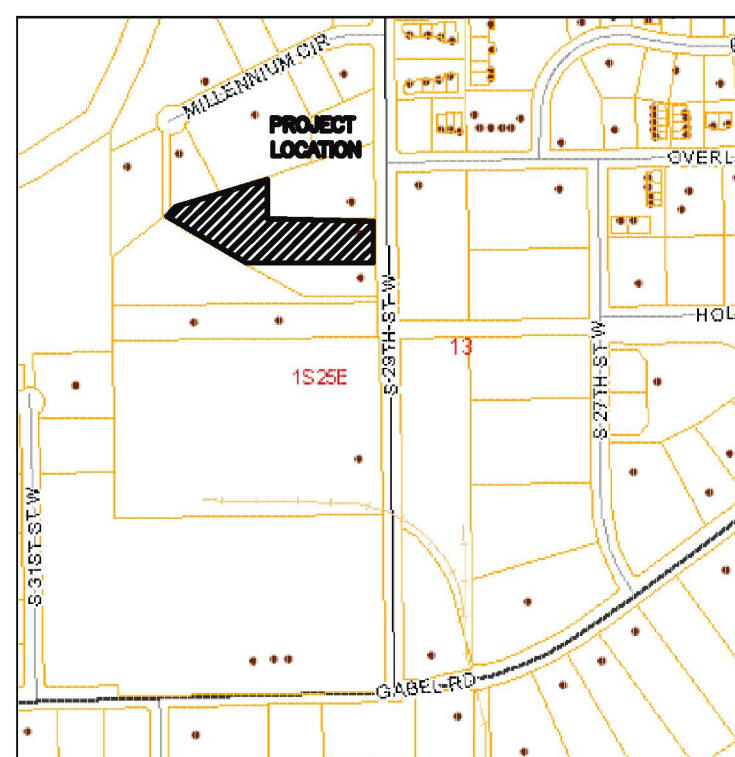
DEED REF.: DOC. NOS. 3591810, 3077295, 3408389, 3408390

AMENDED PLAT OF LOT 4A1, BLOCK 1, OF AMENDED PLAT OF LOT 3, BLOCK 1, AND LOT 4A OF AMENDED PLAT OF LOT 4, BLOCK 1, PARKCO INDUSTRIAL SUBDIVISION LOCATED IN THE NW 1/4, SECTION 13, T. 1 S., R. 25 E. OF P.M.M., CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

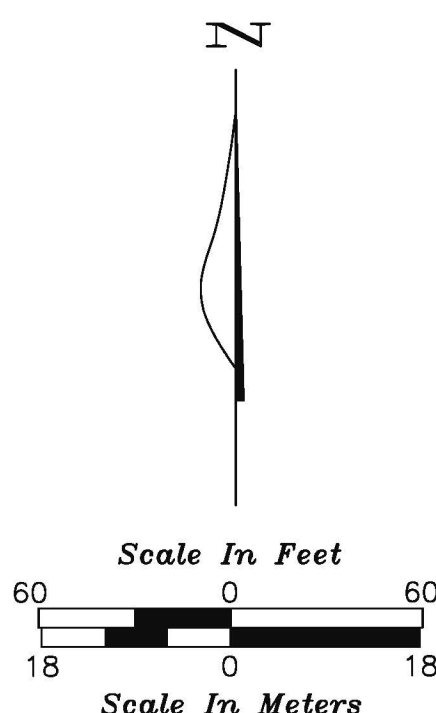
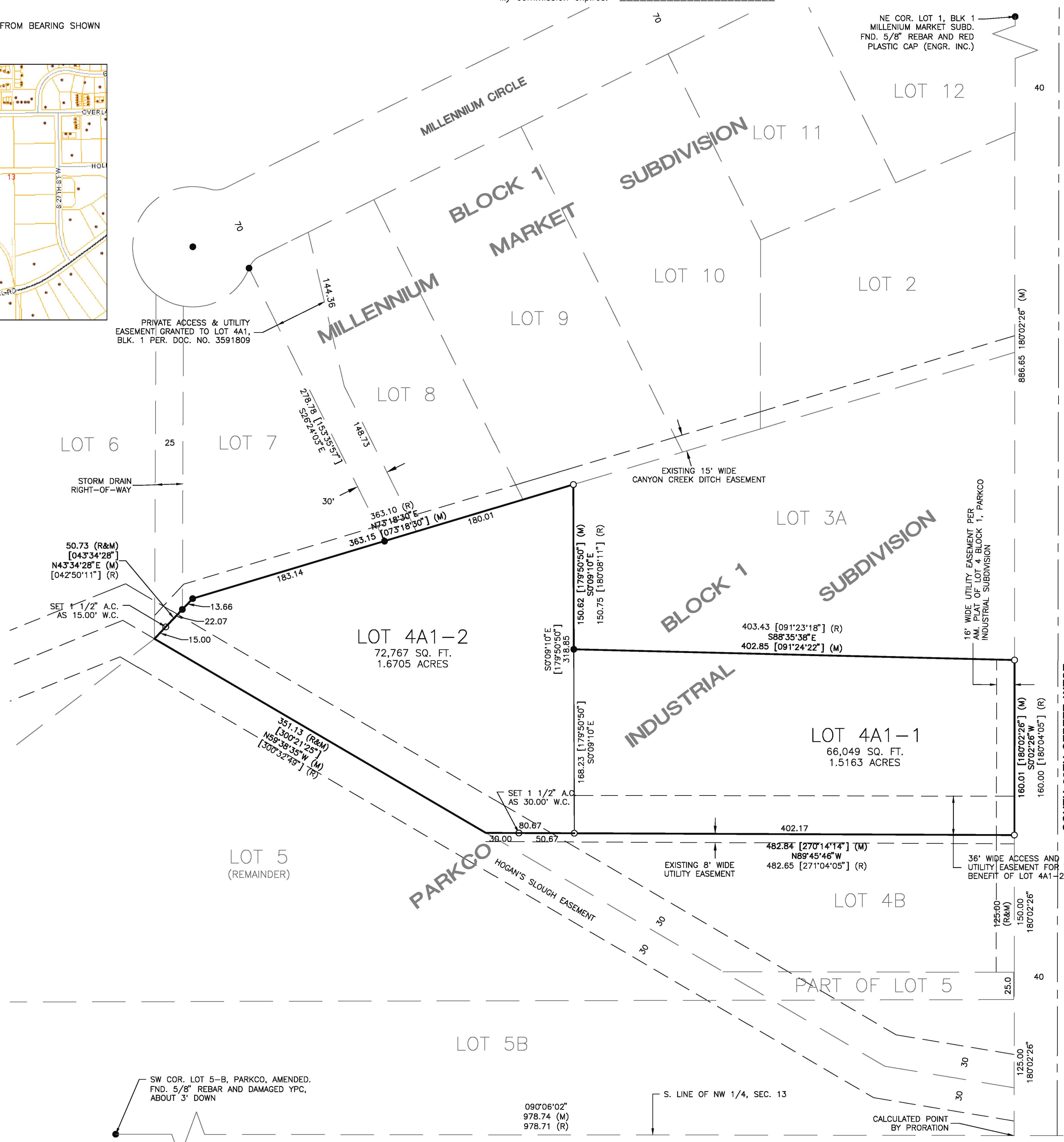
- LEGEND (R) RECORD DISTANCE OR AZIMUTH (M) MEASURED DISTANCE OR AZIMUTH SECTION CORNER SECTION QUARTER CORNER FOUND 5/8 INCH REBAR WITH YPC OR AS NOTED OTHERWISE SET 5/8 INCH REBAR WITH 1 1/4 INCH PLASTIC CAP MARKED (C&H #9518ES)

BASIS FOR AZIMUTHS FROM NORTH: THE MOST NORTHERLY LINE OF LOT 4A1, BEING 073°18'30" AS SHOWN ON AMENDED PLAT OF LOT 3, BLOCK 1, AND LOT 4A OF AMENDED PLAT OF LOT 4, BLOCK 1, PARKCO INDUSTRIAL SUBDIVISION

[045°00'00"] AZIMUTH COMPUTED FROM BEARING SHOWN



PRIVATE ACCESS & UTILITY EASEMENT GRANTED TO LOT 4A1, BLK. 1 PER. DOC. NO. 3591809



CONSENT OF MORTGAGEE(S)

We, the undersigned mortgagees or encumbrancers, do hereby join in and consent to the described plat, releasing our respective liens, claims or encumbrances as to any portion of said lands now being platted into streets, avenues, parks or other public uses which are dedicated to the City of Billings for the public use and enjoyment.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

STATE OF MONTANA COUNTY OF YELLOWSTONE

This instrument was signed or acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2014, by: \_\_\_\_\_ as \_\_\_\_\_ of Stockman Bank.

Natary Public for the State of Montana

Printed Name: \_\_\_\_\_ Residing at: \_\_\_\_\_ My commission expires: \_\_\_\_\_

Stockman Bank

(signature)

(printed name)

CERTIFICATE OF DEDICATION

We, the undersigned property owners, do hereby certify that we have caused to be surveyed, subdivided and platted into lots, and blocks as shown by this plat hereunto included, the following described tract of land, to wit:

LEGAL DESCRIPTION

LOT 4A1, AMENDED PLAT OF LOT 3, BLOCK 1, AND LOT 4A OF AMENDED PLAT OF LOT 4, BLOCK 1, PARKCO INDUSTRIAL SUBDIVISION, according to the plat thereof on file and of record in the office of the Clerk and Recorder, Yellowstone County, Montana, as Document No. 3075286, and located in the Northwest Quarter of Section 13, Township 1 South, Range 25 East of P.M.M., Yellowstone County, Montana.

Area = 138,816 square feet, 3.1868 acres or 12,896.4 square meters. Subject to existing easements.

The above described tract of land is to be known and designated as AMENDED PLAT OF LOT 4A1, BLOCK 1, OF AMENDED PLAT OF LOT 3, BLOCK 1, AND LOT 4A OF AMENDED PLAT OF LOT 4, BLOCK 1, PARKCO INDUSTRIAL SUBDIVISION, City of Billings, Yellowstone County, Montana.

The undersigned hereby grants unto each and every person, firm or corporation, whether public or private, providing or offering to provide telephone, electric power, gas, internet, cable television or other similar utility or service, the right to the joint use of an easement for the construction, maintenance, repair and removal of their lines and other facilities, in, over, under and across each area designated on this plat as 'Utility Easement' to have and to hold forever.

Lot 4A1-1, as shown hereon, is exempt from review as a subdivision by the Montana Department of Environmental Quality pursuant to A.R.M. 17.36.605(2)(b) a parcel that has a previous approval issued under Title 76, chapter 4, part 1, MCA, if (i) no facilities other than those previously approved exist or will be constructed on the parcel of land and (ii) the division of land will not cause approved facilities to deviate from the conditions of approval, in violation of 76-4-130, MCA.

Lot 4A1-2, as shown hereon, is exempt from review as a subdivision by the Montana Department of Environmental Quality pursuant to A.R.M. 17.36.605(2)(a) a parcel that has no facilities for water supply, wastewater disposal, storm drainage or solid waste disposal, if no new facilities will be constructed on the parcel.

CONDITIONS OF APPROVAL FOR THIS MINOR SUBDIVISION/AMENDED PLAT, LOCATED IN THE NW 1/4, OF SEC 13, T 1 S., R 25 E. OF P.M.M., CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

The approval of the application for this Minor Subdivision did not contain any Conditions of Approval that would affect the text or graphics contained on this plat. I hereby certify that all conditions of subdivision application have been satisfied and the information shown is current as of the date of this certification and that changes to any land use restriction or encumbrances may be made by amendments to covenants, zoning regulations, easements, or other documents as allowed by law or by local regulations.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

MARSICH INVESTMENTS, INC., f/k/a BILLINGS PRECAST ENTERPRISES, INC.

STATE OF MONTANA COUNTY OF YELLOWSTONE

by: Daniel N. Marsich, Jr., President

This instrument was signed or acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2014, by Daniel N. Marsich, Jr., as president of Marsich Investments, Inc., formerly known as Billings Precast Enterprises, Inc.

Natary Public for the State of Montana

Residing at: \_\_\_\_\_

Printed Name: \_\_\_\_\_ My commission expires: \_\_\_\_\_

JELS, LLC

STATE OF MONTANA COUNTY OF YELLOWSTONE

by: Larry E. Mathew, President

by: Ed Hoem, Secretary-Treasurer

This instrument was signed or acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2014, by Larry E. Mathew as president and by Ed Hoem as Secretary-Treasurer of JELS, LLC, a Montana limited liability company.

Natary Public for the State of Montana

Residing at: \_\_\_\_\_

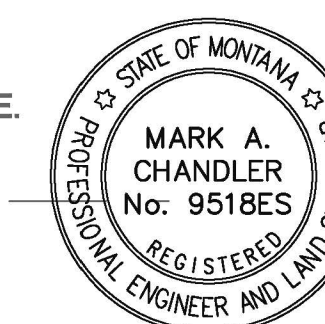
Printed Name: \_\_\_\_\_ My commission expires: \_\_\_\_\_

CERTIFICATE OF SURVEYOR

I, Mark A. Chandler, Professional Engineer and Land Surveyor No. 9518ES, do hereby certify that between October 31, 2012 and July \_\_\_\_\_, 2014, this Amended Plat was surveyed under my direct supervision and that I have platted the same as shown on the accompanying plat and as described, in accordance with the provisions of the Montana Subdivision and Platting Act, Sections 76-3-101 through 76-3-625 M.C.A., and the City of Billings Subdivision Regulations.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

Mark A. Chandler Montana Registration No. 9518ES



CERTIFICATE OF CITY ATTORNEY

This document has been reviewed by the County Attorney's office and is acceptable as to form.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

Reviewed by: \_\_\_\_\_

ERRORS AND OMISSIONS REVIEW

I hereby certify that I have examined the annexed and foregoing plat for errors and omissions in the computations and drafting and find that said plat conforms with the requirements of the laws of the State of Montana, and that said plat conforms to the adjoining additions and plats of the City of Billings already platted as nearly as circumstances will permit.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

By: \_\_\_\_\_ Examining Land Surveyor

NOTICE OF APPROVAL

STATE OF MONTANA COUNTY OF YELLOWSTONE

This plat has been approved for filing by the Yellowstone County Board of Planning and conforms to the recommendations of this board.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

President

Executive Secretary

CERTIFICATE OF CITY COUNCIL APPROVAL

STATE OF MONTANA COUNTY OF YELLOWSTONE

We hereby certify that we have examined the annexed and foregoing AMENDED PLAT OF LOT 4A1, BLOCK 1, OF AMENDED PLAT OF LOT 3, BLOCK 1, AND LOT 4A OF AMENDED PLAT OF LOT 4, BLOCK 1, PARKCO INDUSTRIAL SUBDIVISION, and find that said plat conforms with the requirements of the laws of the State of Montana, and the requirements of the Yellowstone County Board of Planning. It is therefore approved and the dedication to public use of any and all lands shown on this plat as being dedicated to such use are accepted.

IN WITNESS WHEREOF, we have set our hands and the seal of the CITY OF BILLINGS, MONTANA, this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

CITY OF BILLINGS, MONTANA

Attest: \_\_\_\_\_ City Clerk

CERTIFICATE OF COUNTY TREASURER

I hereby certify that the accompanying Amended Plat has been duly examined and that all real property taxes and special assessments assessed and levied on the land to be subdivided have been paid per 76-3-611(1)(b).

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

Yellowstone County Treasurer

YELLOWSTONE COUNTY CLERK AND RECORDER FILING INFORMATION



CLAIMSTAKE SUBD. 2ND FILING

TRACT 2B COS 2158 AM. TRACT 2

SOUTH 29TH STREET WEST

TRACT 2A COS 2158, AM. TRACT 2 339.53 (R) 339.54 (M) 090706'02"

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Final Plat of Billings Wadsworth Subdivision

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

The final plat for Billings Wadsworth Subdivision, is being presented to Council for approval. On July 15, 2014, the owners submitted this plat for review as an expedited plat creating two lots from a 0.80 acre parcel of land at the southwest corner of Grand Avenue and 9th Street West. The subject property is legally described as Lot 15A-1, Block 2 of Sunset Subdivision, 2nd Filing and was the former site of JB's Restaurant. The proposed subdivision will create two lots for new commercial spaces; Lot 1 is under development for a new Starbuck's coffee shop while the future use on Lot 2 is still undetermined. The owner is Billings 910 Grand Ave, LLC, and the representing agent is Wadsworth Development Group. Upon City Council approval, these documents are appropriate as to form for filing with the Clerk and Recorder.

**ALTERNATIVES ANALYZED**

The City Council may approve or deny the final plat of Billings Wadsworth Subdivision. If the City Council chooses to deny the final plat, it must base the denial on the criteria outlined in MCA 76-3-611 and BMCC Section 23-307.

**FINANCIAL IMPACT**

Should the City Council approve the final plat, the newly created lots may be developed and sold separately which will increase tax revenues for the City.

**RECOMMENDATION**

Staff recommends that the City Council approve the final plat of Billings Wadsworth Subdivision.

**APPROVED BY CITY ADMINISTRATOR**

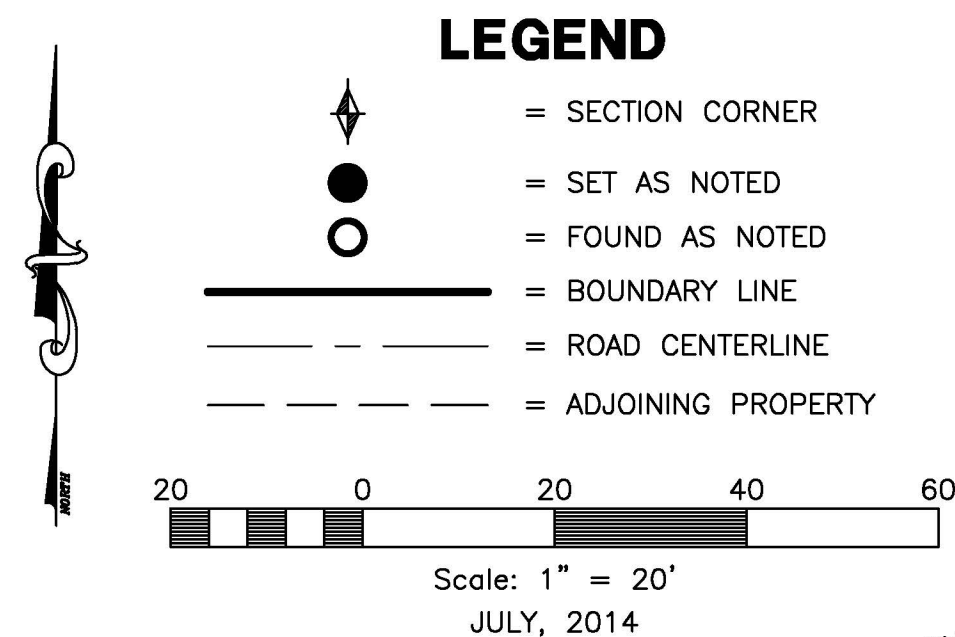
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Final Plat

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# PLAT OF BILLINGS WADSWORTH SUBDIVISION

BEING LOT 15A-1 OF AMENDED LOTS 13A AND 15A, BLOCK 2, SUNSET SUBDIVISION SECOND FILING  
LOCATED IN THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 1 SOUTH, RANGE 26 EAST, PRINCIPAL MERIDIAN MONTANA, U.S. SURVEY  
CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

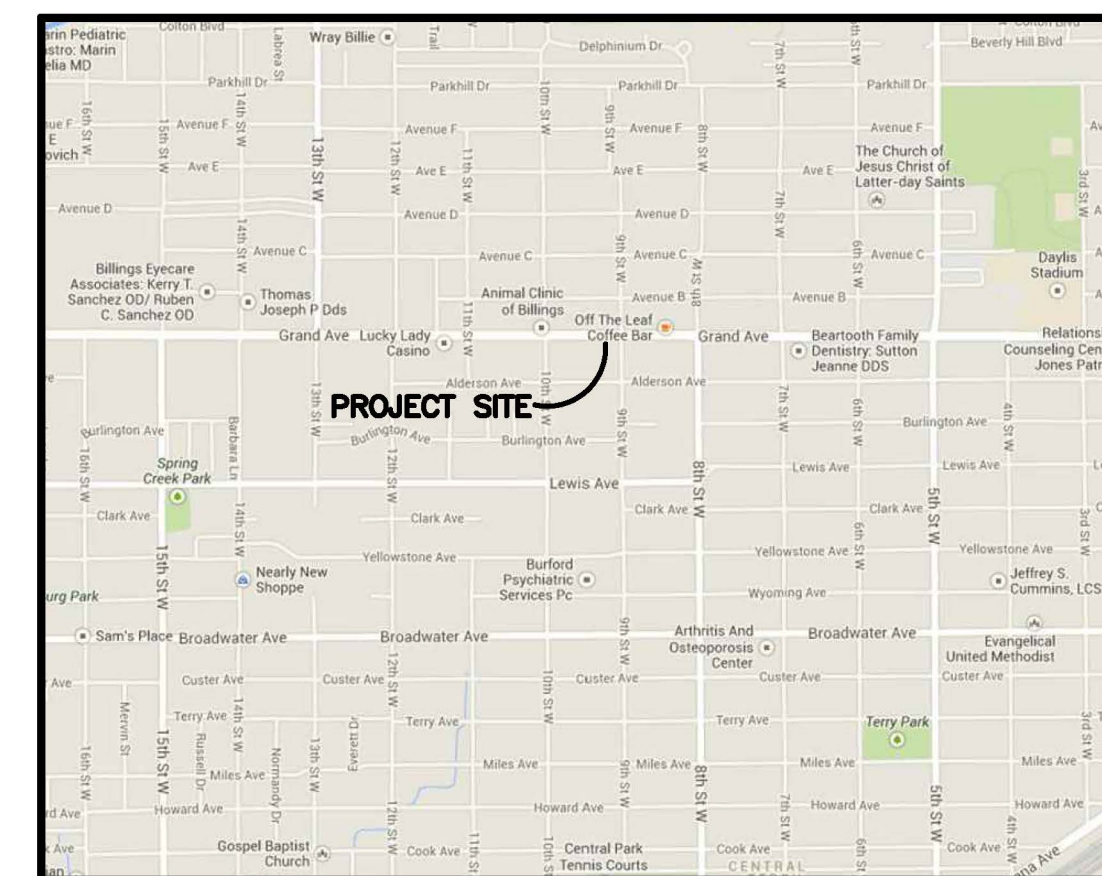


**DEVELOPER**

KIP WADSWORTH  
WADSWORTH DEVELOPMENT GROUP  
166 EAST 14000 SOUTH  
DRAPER, UTAH 84020  
PH: (801) 748-4088

**BASIS OF BEARINGS**

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SOUTH LINE OF LOT 15A-1 BETWEEN A FOUND YELLOW REBAR AND CAP AT THE SOUTHEAST CORNER AND A FOUND REBAR AT THE SOUTHWEST CORNER OF SAID LOT 15A-1. SHOWN HEREON AS S89°40'14"W.



**VICINITY MAP**

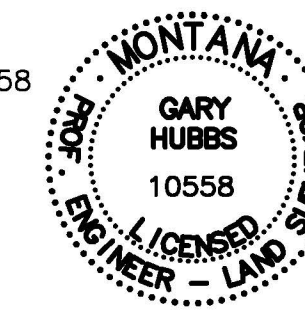
NOT TO SCALE

**SURVEYOR'S CERTIFICATE**

THE UNDERSIGNED, A MONTANA REGISTERED LAND SURVEYOR BEING FIRST DULY SWORN, DEPOSES AND SAYS THAT DURING THE MONTH OF JULY, 2014, A SURVEY WAS PERFORMED UNDER MY SUPERVISION OF A TRACT OF LAND TO BE KNOWN AS **BILLINGS WADSWORTH SUBDIVISION** IN ACCORDANCE WITH THE REQUEST OF THE OWNER THEREOF AND IN CONFORMANCE WITH MONTANA SUBDIVISION AND PLATTING ACT; SAID SUBDIVISION, DESCRIPTION OF BOUNDARIES AND DIMENSIONS BEING IN ACCORDANCE WITH THE CERTIFICATE OF DEDICATION AND AS SHOWN ON THE ANNEXED PLAT; THAT THE MONUMENTS FOUND AND SET ARE OF THE CHARACTER AND OCCUPY THE POSITIONS SHOWN THEREON AND THAT THE GROSS AND NET AREA IS 0.802 ACRES

GARY HUBBS, MONTANA REGISTRATION NO. 10558

DATE



**CERTIFICATE OF DEDICATION**

KNOWN ALL MEN BY THESE PRESENTS: THAT WADSWORTH DEVELOPMENT GROUP, THE OWNER OF THE FOLLOWING DESCRIBED TRACTS OF LAND, DOES HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED, SUBDIVIDED, AND PLATTED INTO LOTS AS SHOWN ON THIS PLAT, SAID TRACT BEING SITUATED IN THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 1 SOUTH, RANGE 26 EAST, P.M.M., YELLOWSTONE COUNTY, MONTANA, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 15A-1 OF THE AMENDED PLAT OF AMENDED LOTS 13A AND 15A, BLOCK 2, SUNSET SUBDIVISION SECOND FILING, IN THE CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA, ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE OFFICE OF THE CLERK AND RECORDER OF SAID COUNTY UNDER DOCUMENT NO. 3348803

SAID TRACT TO BE KNOWN AND DESIGNATED AS **BILLINGS WADSWORTH SUBDIVISION**.

BY: \_\_\_\_\_  
KIP WADSWORTH

STATE OF \_\_\_\_\_ )SS.  
COUNTY OF \_\_\_\_\_ )

ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, \_\_\_\_\_ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME HE IS \_\_\_\_\_ OF SAID CORPORATION AND THAT THEY SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES \_\_\_\_\_ NOTARY PUBLIC

**ERRORS AND OMISSIONS REVIEW**

I HEREBY CERTIFY THAT I HAVE EXAMINED **BILLINGS WADSWORTH SUBDIVISION** FOR ERRORS AND OMISSIONS IN COMPUTATIONS AND DRAFTING AND FIND THAT SAID PLAT CONFORMS WITH THE REQUIREMENTS OF THE LAWS OF THE STATE OF MONTANA, AND THAT SAID PLAT CONFORMS TO THE ADJOINING ADDITIONS AND PLATS OF THE CITY OF BILLINGS ALREADY PLATTED AS NEARLY AS CIRCUMSTANCES WILL PERMIT.

IN WITNESS WHEREOF, I HAVE EXECUTED THIS CERTIFICATE OF APPROVAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014.

EXAMINING LAND SURVEYOR

**CERTIFICATE OF CITY ATTORNEY**

THIS DOCUMENT HAS BEEN REVIEWED BY THE CITY ATTORNEY'S OFFICE AND IS ACCEPTABLE AS TO FORM

REVIEWED BY \_\_\_\_\_

DATE

**CERTIFICATE OF COUNTY TREASURER**

I HEREBY CERTIFY THAT ALL REAL PROPERTY TAXES AND SPECIAL ASSESSMENTS HAVE BEEN PAID PER 76-3-611(1)(B)/76-3-207(3) M.C.A.

DATE

YELLOWSTONE COUNTY TREASURER

BY: \_\_\_\_\_  
DEPUTY

**NOTICE OF APPROVAL**

STATE OF MONTANA )SS.  
COUNTY OF YELLOWSTONE )

THIS PLAT HAS BEEN APPROVED FOR FILING BY THE YELLOWSTONE COUNTY BOARD OF PLANNING AND CONFORMS TO THE RECOMMENDATIONS OF THIS BOARD.

DATE \_\_\_\_\_ PRESIDENT \_\_\_\_\_

EXECUTIVE SECRETARY \_\_\_\_\_

**CERTIFICATE OF CITY ENGINEER'S OFFICE**

I HEREBY CERTIFY THAT ANNEXED AND FOREGOING PLAT CONFORMS WITH SECTION 76-4-125(2)(d), M.C.A.M FOR THE REMOVAL OF SANITARY RESTRICTIONS SINCE THE PLAT IS INSIDE A MASTER PLANNING AREA AND SAID LOTS WILL BE PROVIDED WITH MUNICIPAL FACILITIES FOR THE SUPPLY OF WATER AND THE DISPOSAL OF SEWAGE AND SOLID WASTE.

IN WITNESS WHEREOF, I HAVE EXECUTED THIS CERTIFICATE OF APPROVAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014

CITY ENGINEER'S OFFICE

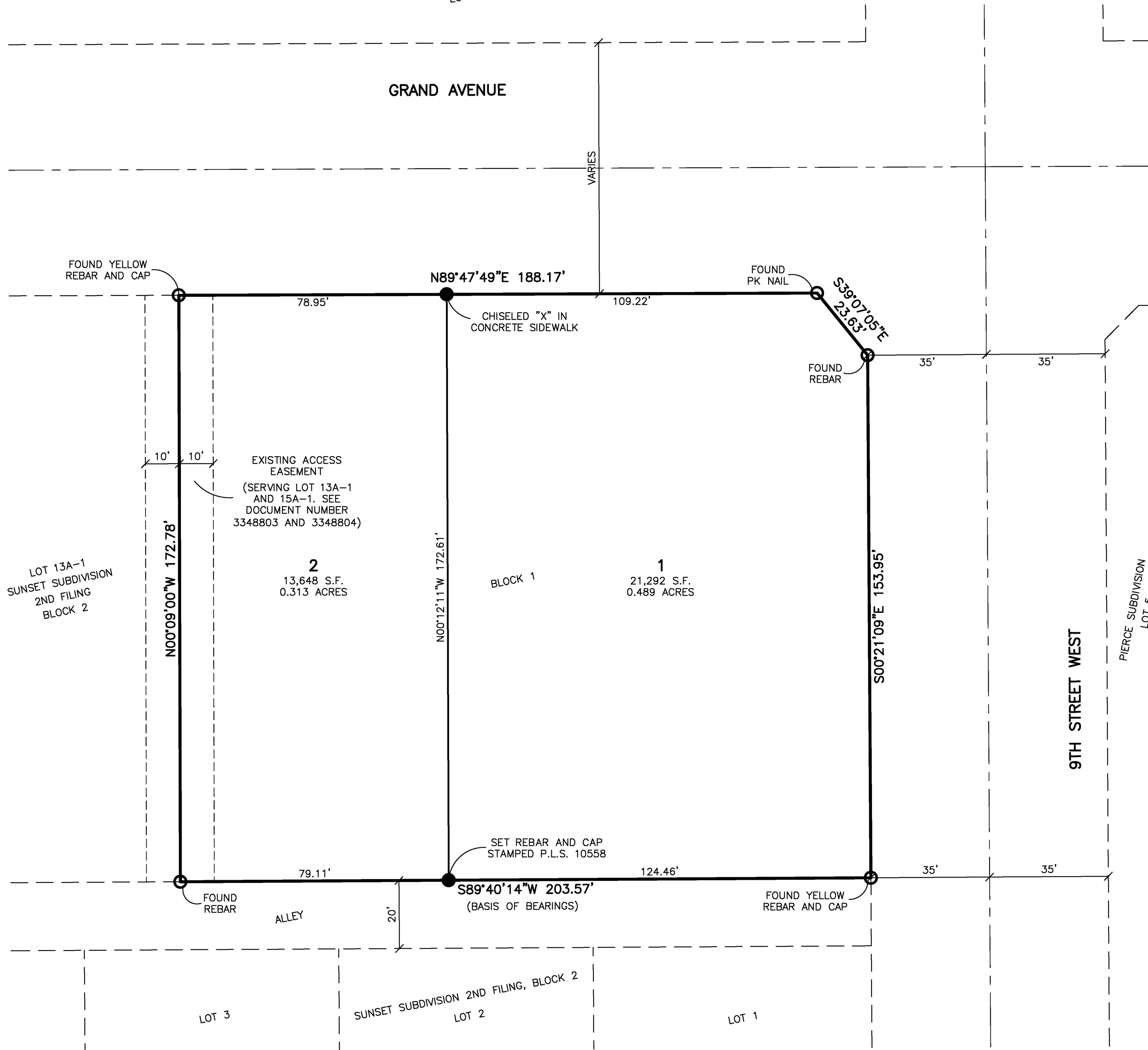
**CERTIFICATE OF CITY COUNCIL APPROVAL**

WE HEREBY CERTIFY THAT WE HAVE EXAMINED THE ANNEXED AND FOREGOING PLAT OF BILLINGS WADSWORTH SUBDIVISION, AND FIND THAT SAID PLAT CONFORMS WITH THE REQUIREMENTS OF THE LAWS OF THE STATE OF MONTANA, AND THE REQUIREMENTS OF THE YELLOWSTONE COUNTY BOARD OF PLANNING. IT IS THEREFORE APPROVED AND THE DEDICATION TO PUBLIC USE OF ANY AND ALL LANDS SHOWN ON THIS PLAT AS BEING DEDICATED TO SUCH USE ARE ACCEPTED.

IN WITNESS WHEREOF, I HAVE EXECUTED THIS CERTIFICATE OF APPROVAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014

CITY OF BILLINGS MONTANA

BY: \_\_\_\_\_ ATTEST: \_\_\_\_\_  
MAYOR CITY CLERK



**Reeve & Associates, Inc.**  
520 CHAMBERS STREET SUITE 14  
BILLINGS MONTANA 59101  
TEL: (406) 651-1111 FAX: (406) 651-1112  
WWW.REEVE-ASSOCIATES.COM

LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS  
TRAFFIC ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

REVISIONS	DESCRIPTION
DATE	

**BILLINGS WADSWORTH SUBDIVISION**  
CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

**FINAL PLAT**

**Project Info.**

Surveyor:	G. HUBBS
Designer:	N. ANDERSON
Begin Date:	06-16-14
Name:	BILLINGS WADSWORTH SUBDIVISION
Scale:	1"=20'
Checked:	
Number:	6255-06

Sheet	1
1	Sheets

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Payment of Claims August 11, 2014

**PRESENTED BY:** Patrick M. Weber, Finance Director

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

Claims in the amount of \$1,535,651.80 have been audited and are presented for City Council payment approval. A complete listing of the claims dated August 11, 2014 is available in the Finance Department.

**ALTERNATIVES ANALYZED**

No other alternatives were analyzed.

**FINANCIAL IMPACT**

Claims have a varying impact on department budgets, but are submitted by the departments and reviewed by Finance staff before being sent to the Council.

**RECOMMENDATION**

Staff recommends that Council approve the Payment of Claims.

**APPROVED BY CITY ADMINISTRATOR**

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Council Report 08-11

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Check Date	Check	Name	Amount	Account	Item Desc
08/11/2014	777482	American Title & Escrow	\$22,600.00	2990-65550-407275	REHAB-ESTABLISH ESCROW-MARSHALL4529 VAUGHN
08/11/2014	777493	Connor's Garage Door Service	\$536.00	6500-15660-402450	Evidence Building Door Repairs
08/11/2014	777493	Connor's Garage Door Service	\$419.00	5610-71120-403660	Invoice #3518. Service all doors in the terminal area
08/11/2014	777493	Connor's Garage Door Service	\$465.00	5610-71190-403660	Invoice #3591. Completed final walk through of the QTA
08/11/2014	777493	Connor's Garage Door Service	\$575.00	5610-71190-403660	Invoice #3594. Door repairs in Detail Bay 4 Avis/Budget
08/11/2014	777493	Connor's Garage Door Service	\$155.00	5610-71190-403660	Invoice #3627. Door repairs in Detail Bay 3 Enterprise
08/11/2014	777493	Connor's Garage Door Service	\$430.00	5610-71190-403660	Invoice #3670. Door repairs in Detail Bay 3 Enterprise
08/11/2014	777493	Connor's Garage Door Service	\$430.00	5610-71190-403660	Invoice #3671. Door Repairs in Detail Bay 1 Hertz
08/11/2014	777493	Connor's Garage Door Service	\$236.00	5610-71120-403660	Invoice #3672. Door Repairs at Delta
08/11/2014	777493	Connor's Garage Door Service	\$183.00	5610-71120-403660	Invoice #3673. Door Repairs at Baggage Claim Entrance
08/11/2014	777499	Diamond Parking	\$3,234.00	2600-55110-403963	July-September 2014 Parking Lot rental
08/11/2014	777505	Entrance Controls	\$15,640.00	5210-15220-409480	Element Upgrade for Scan Net. Software for parking garage gates.
08/11/2014	777511	First Montana Title Co	\$2,158.00	2820-65810-407277	FTHB Greg Dickey 3721 Cambridge Drive, Billings, MT
08/11/2014	777511	First Montana Title Co	\$12,842.00	2830-65810-407277	FTHB Greg Dickey 3721 Cambridge Drive, Billings, MT
08/11/2014	777512	First Montana Title Co	\$10,000.00	2830-65810-407277	FTHB Crystal Korman 132 Shaw Circle
08/11/2014	777513	Gillig Corporation	\$2,165.34	6010-00000-141714	40029532 PO NUM 296004
08/11/2014	777513	Gillig Corporation	\$34.80	6010-00000-141714	40031166 PO NUM 296004
08/11/2014	777513	Gillig Corporation	\$301.06	6010-00000-141714	40031607 PO NUM 296004
08/11/2014	777513	Gillig Corporation	\$172.83	6010-00000-141714	40031967 PO NUM 296004
08/11/2014	777513	Gillig Corporation	\$777.54	5710-71470-402320	40028273
08/11/2014	777513	Gillig Corporation	\$7.21	5710-71440-402320	40030364
08/11/2014	777513	Gillig Corporation	\$302.71	5710-71440-402320	40030365
08/11/2014	777515	Gunarama Wholesale Inc	\$2,045.00	2510-21870-402120	Glock 22 Gen-4, .40 S&W, 4.5" Barrel, Glock Night Sights, 3 - 15 round Magazines
08/11/2014	777515	Gunarama Wholesale Inc	\$1,636.00	1500-21120-402261	Glock 22 Gen-4, .40 S&W, 4.5" Barrel, Glock Night Sights, 3 - 15 rd Magazines
08/11/2014	777515	Gunarama Wholesale Inc	\$409.00	1500-21120-402120	Glock 27 Gen-4, .40 S&W, Compact, 3.5" Barrel, Glock Night Sights, 3 - 9 rd. Magazines
08/11/2014	777515	Gunarama Wholesale Inc	\$51.90	1500-21120-402261	Clock 27 + 2 Magazine, 11 rd., Finger Rest.
08/11/2014	777521	I-State Truck, Inc.	\$395.15	5410-31220-402320	C251160463.01
08/11/2014	777521	I-State Truck, Inc.	\$209.58	5410-31220-402320	C251160526.01
08/11/2014	777521	I-State Truck, Inc.	\$1,838.04	5410-31220-402320	C251160634.01
08/11/2014	777521	I-State Truck, Inc.	-\$491.05	5410-31220-402320	C251160854.01
08/11/2014	777521	I-State Truck, Inc.	\$3,573.58	5410-31220-402320	R251045885
08/11/2014	777522	laff	\$4,485.35	9000-00000-209920	Payroll Summary
08/11/2014	777524	Ingram Library Services Inc.	\$45.55	2600-55190-403227	Inv 79489290
08/11/2014	777524	Ingram Library Services Inc.	\$35.99	2600-55190-403242	Inv 79489291
08/11/2014	777524	Ingram Library Services Inc.	\$33.01	2600-55190-403227	Inv 79489292
08/11/2014	777524	Ingram Library Services Inc.	\$33.99	2600-55190-403241	Inv 79489292
08/11/2014	777524	Ingram Library Services Inc.	\$31.08	2600-55190-403333	Inv 79489293
08/11/2014	777524	Ingram Library Services Inc.	\$10.77	2600-55190-403333	Inv 79489294
08/11/2014	777524	Ingram Library Services Inc.	\$21.99	2600-55190-403222	INv 79489295
08/11/2014	777524	Ingram Library Services Inc.	\$51.96	2600-55190-403226	INv 79489295
08/11/2014	777524	Ingram Library Services Inc.	\$16.51	2600-55190-403227	Inv 79489296
08/11/2014	777524	Ingram Library Services Inc.	\$7.77	2600-55190-403226	Inv 79489297
08/11/2014	777524	Ingram Library Services Inc.	\$14.75	2600-55190-403227	Inv 79489297
08/11/2014	777524	Ingram Library Services Inc.	\$58.82	2600-55190-403222	INc 79489298
08/11/2014	777524	Ingram Library Services Inc.	\$811.86	2600-55190-403226	INc 79489298
08/11/2014	777524	Ingram Library Services Inc.	\$257.43	2600-55190-403255	INc 79489298
08/11/2014	777524	Ingram Library Services Inc.	\$1,106.99	2600-55190-403227	Inv 79489299
08/11/2014	777524	Ingram Library Services Inc.	\$1,453.14	2600-55190-403227	Inv 79489300
08/11/2014	777524	Ingram Library Services Inc.	\$85.69	2600-55190-403241	Inv 79489300
08/11/2014	777524	Ingram Library Services Inc.	\$22.00	2600-55190-403242	Inv 79489300
08/11/2014	777524	Ingram Library Services Inc.	\$258.16	2600-55190-403227	INv 7979489301
08/11/2014	777524	Ingram Library Services Inc.	-\$32.99	2600-55190-403222	Credit 79534565
08/11/2014	777524	Ingram Library Services Inc.	-\$11.77	2600-55190-403227	Credit 79534565
08/11/2014	777524	Ingram Library Services Inc.	\$62.97	2600-55190-403227	Inv 79537268
08/11/2014	777524	Ingram Library Services Inc.	\$4.79	2600-55190-403226	Inv 79537269
08/11/2014	777524	Ingram Library Services Inc.	\$17.68	2600-55190-403333	Inv 79537270
08/11/2014	777524	Ingram Library Services Inc.	\$32.68	2600-55190-403226	Inv 79537271
08/11/2014	777524	Ingram Library Services Inc.	\$9.60	2600-55190-403227	Inv 79537272
08/11/2014	777524	Ingram Library Services Inc.	\$13.19	2600-55190-403227	IUnv 79537273
08/11/2014	777524	Ingram Library Services Inc.	\$15.90	2600-55190-403226	Inv 79537274
08/11/2014	777524	Ingram Library Services Inc.	\$11.20	2600-55190-403255	Inv 79537275
08/11/2014	777524	Ingram Library Services Inc.	\$19.18	2600-55190-403226	Inv 79537276
08/11/2014	777524	Ingram Library Services Inc.	\$2.99	2600-55190-403333	Inv 79593551
08/11/2014	777524	Ingram Library Services Inc.	\$15.90	2600-55190-403226	Inv 79593552
08/11/2014	777524	Ingram Library Services Inc.	\$15.34	2600-55190-403226	Inv 79593553
08/11/2014	777524	Ingram Library Services Inc.	\$138.00	2600-55190-403227	Inv 79593554
08/11/2014	777524	Ingram Library Services Inc.	\$15.93	2600-55190-403241	Inv 79596555
08/11/2014	777524	Ingram Library Services Inc.	\$104.50	2600-55190-403227	Inv 79621564
08/11/2014	777524	Ingram Library Services Inc.	\$138.90	2600-55190-403226	Inv 79621565
08/11/2014	777524	Ingram Library Services Inc.	\$43.24	2600-55190-403255	Inv 79621565
08/11/2014	777524	Ingram Library Services Inc.	\$428.95	2600-55190-403227	Inv 79621566
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08/11/2014	777524	Ingram Library Services Inc.	\$672.13	2600-55190-403227	Inv 79621567
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08/11/2014	777524	Ingram Library Services Inc.	\$19.25	2600-55190-403242	Inv 79621567
08/11/2014	777524	Ingram Library Services Inc.	\$168.45	2600-55190-403227	Inv 79621568
08/11/2014	777533	Junior Library Guild	\$6,672.00	2600-55190-403333	Invoice 236175, Customer J029245
08/11/2014	777538	Kittelson & Associates Inc	\$16,053.14	2400-43010-407214	Inv 0069989. Services through January 31, 2014. 2014 Billings Urban Area Long Rang Transportation Plan
08/11/2014	777538	Kittelson & Associates Inc	\$8,949.90	2400-43010-407214	Inv 0070566. Services through February 28, 2014 Billings Urban Area Long Range Transportation Plan
08/11/2014	777544	Mailing Technical Services	\$82.37	1500-21110-403110	Invoice 195533 - Evidence Mailings
08/11/2014	777544	Mailing Technical Services	\$157.14	5210-15210-403110	parking - special inserts only
08/11/2014	777544	Mailing Technical Services	\$640.98	0100-15120-403110	Finance
08/11/2014	777544	Mailing Technical Services	\$4,617.00	6050-15150-403110	Postage Fund (weekly bills)
08/11/2014	777548	Montana CSED	\$3,979.32	9000-00000-209926	Payroll Summary
08/11/2014	777552	Montana Municipal Interlocal Authority	\$866,664.00	6300-17530-407311	Liability Risk Retention July 1,2014
08/11/2014	777554	Montana State Fireman's Assoc	\$3,448.66	9000-00000-209924	Payroll Summary
08/11/2014	777562	NorMont Equipment Company	\$3,296.72	5610-71130-402320	Invoice #2407186. A-10 Dual Carbide Blades for snow removal & all AFM Projects
08/11/2014	777564	NorthWestern Energy	\$468.03	1500-22210-403410	FIRE6: MONTHLY ELECTRIC SERVICE FY2015
08/11/2014	777564	NorthWestern Energy	\$107.80	5610-71130-403410	0712533-9. Airport Entrance. July 2014
08/11/2014	777564	NorthWestern Energy	\$16.00	5610-71130-403410	0712534-7. Public Parking. July 2014
08/11/2014	777564	NorthWestern Energy	\$229.66	5610-71130-403410	0712535-4. Employee Parking. July 2014
08/11/2014	777564	NorthWestern Energy	\$15.94	5610-71130-403410	0712791-3. Gate 16. July 2014
08/11/2014	777564	NorthWestern Energy	\$15.02	5610-71130-403410	0712795-4. Gate 17. July 2014
08/11/2014	777564	NorthWestern Energy	\$7.96	5610-71130-403410	0712797-0. Gate 9. July 2014
08/11/2014	777564	NorthWestern Energy	\$8.41	5610-71130-403410	0712813-5. Burn Pit. July 2014
08/11/2014	777564	NorthWestern Energy	\$15.02	5610-71130-403410	0719759-3. Gate 12. July 2014
08/11/2014	777564	NorthWestern Energy	\$21.19	5610-71130-403410	0719760-1. Gate 14. July 2014
08/11/2014	777564	NorthWestern Energy	\$18.07	5610-71130-403410	0719761-9. Gate 15. July 2014
08/11/2014	777564	NorthWestern Energy	\$14.58	5610-71130-403410	0719762-7. Gate 13. July 2014
08/11/2014	777564	NorthWestern Energy	\$16.69	5610-71130-403410	0720296-3. Gate 29. July 2014
08/11/2014	777564	NorthWestern Energy	\$20.98	5610-71130-403410	2114868-9. Runway Weather System. July 2014
08/11/2014	777564	NorthWestern Energy	\$7,786.27	6500-15670-403410	01005073
08/11/2014	777564	NorthWestern Energy	\$78.55	0100-51410-403410	07125396
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08/11/2014	777564	NorthWestern Energy	\$9.30	0100-51120-403410	07222722
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08/11/2014	777564	NorthWestern Energy	\$30.58	0100-51120-403410	07222730
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08/11/2014	777564	NorthWestern Energy	\$9.48	0100-51120-403410	07228620
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08/11/2014	777564	NorthWestern Energy	\$848.07	0100-51120-403410	07231707
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08/11/2014	777564	NorthWestern Energy	\$0.73	8720-51980-403410	13127071
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08/11/2014	777564	NorthWestern Energy	\$13.67	0100-51120-403410	30208375
08/11/2014	777564	NorthWestern Energy	\$69.30	8720-51980-403410	15137961
08/11/2014	777564	NorthWestern Energy	\$13.00	2990-66980-407275	NSP-2101 10TH AVE N-ELECTRICAL-FINAL
08/11/2014	777564	NorthWestern Energy	\$20,101.55	5610-71120-403410	0100482-9. July 2014. Airport Main Vault
08/11/2014	777577	Qwest Communications	\$42.35	5610-71190-403450	Bill Date: Jul 28, 2014. QTA Phone
08/11/2014	777577	Qwest Communications	\$31.01	5610-71100-403450	Qwest 406-245-1044 Airport Terminal Power M
08/11/2014	777577	Qwest Communications	\$46.92	5710-71470-403450	Qwest 406-245-1789 Transit STS
08/11/2014	777577	Qwest Communications	\$55.63	5410-31230-403450	Qwest 406-245-7193 Solid Waste Landfill
08/11/2014	777577	Qwest Communications	\$96.93	5410-31230-403450	Qwest 406-245-9820 Solid Waste Landfil
08/11/2014	777577	Qwest Communications	\$31.01	2110-31320-403450	Qwest 406-245-9906 PW Traffic Signal 4th 27
08/11/2014	777577	Qwest Communications	\$45.63	5610-71100-403450	Qwest 406-248-3068 Airport Ind Park Gate 9
08/11/2014	777577	Qwest Communications	\$45.63	5210-15920-403450	Qwest 406-252-2041 Park 2 Elevator Phone
08/11/2014	777577	Qwest Communications	\$91.26	5610-71100-403450	Qwest 406-252-9412 Airport
08/11/2014	777577	Qwest Communications	\$46.92	5710-71410-403450	Qwest 406-254-7038 MET Transit
08/11/2014	777577	Qwest Communications	\$7,298.01	2250-22320-403450	Qwest 406-255-9700 E911
08/11/2014	777577	Qwest Communications	\$45.63	0100-51400-403450	Qwest 406-652-0269 Cemetery FAX Line
08/11/2014	777577	Qwest Communications	\$45.44	0100-51120-403450	Qwest 406-652-5507 Parks
08/11/2014	777577	Qwest Communications	\$31.88	2110-31320-403450	Qwest 406-652-8104 PW Traffic Signal 24 Central
08/11/2014	777577	Qwest Communications	\$34.35	0100-51210-403450	Qwest 406-652-8403 Stewart Park Batting Cages
08/11/2014	777577	Qwest Communications	\$45.63	1500-22250-403450	Qwest 406-655-0728 Fire Maintenance Shop
08/11/2014	777577	Qwest Communications	\$31.01	0100-51120-403450	Qwest 406-657-3014 Parks 3890 Stillwater
08/11/2014	777577	Qwest Communications	\$3,212.54	6060-19310-403450	Qwest 406-657-8377 Main System Centrex
08/11/2014	777577	Qwest Communications	\$50.01	5610-71170-403450	Qwest 406-252-0721 Airport 1FB Line
08/11/2014	777577	Qwest Communications	\$66.85	6060-19310-403450	Qwest 406-248-9124 Met Measured Lines 406-248-9124 406-248-9179
08/11/2014	777577	Qwest Communications	\$63.76	6060-19310-403450	Qwest 406-248-3329 Airport Measured Lines 406-248-3329 406-248-9989
08/11/2014	777577	Qwest Communications	\$96.03	6060-19310-403450	Qwest 406-657-3009 PUD Measured Lines 406-657-3009 406-247-8579
08/11/2014	777577	Qwest Communications	\$31.11	1500-21110-403450	Qwest 406-245-6600 Crime Prevention Alarm

Check Date	Check	Name	Amount	Account	Item Desc
08/11/2014	777577	Qwest Communications	\$31.05	5210-15920-403450	Qwest 406-657-3054 Park 1 Elevator Phone
08/11/2014	777577	Qwest Communications	\$65.02	6060-19310-403450	Qwest BOC Measured Lines 406-252-3774 406-252-3789
08/11/2014	777577	Qwest Communications	\$6.56	2250-22320-403450	Qwest 406-255-9702 E911 Backup Line 4 Call Reroute 2250-22320-403450
08/11/2014	777577	Qwest Communications	\$126.66	2600-55120-403450	Qwest 406-245-1579 Library 6 lines (4) Library 2600-55120-403450 (2) Phone 6060-19310-403450
08/11/2014	777577	Qwest Communications	\$63.02	6060-19310-403450	Qwest 406-245-1579 Library 6 lines (4) Library 2600-55120-403450 (2) Phone 6060-19310-403450
08/11/2014	777577	Qwest Communications	\$31.63	6200-19110-403450	Qwest 406-245-4437 Kenco Security Alarm IT Alarm
08/11/2014	777585	SHI International Corp	\$6,405.80	6200-19110-409480	MS Windows Server Datacenter 3
08/11/2014	777589	Solid Waste Systems Inc	\$2,875.12	5410-31220-402320	0071128
08/11/2014	777589	Solid Waste Systems Inc	\$60.25	5410-31220-402320	0071128
08/11/2014	777589	Solid Waste Systems Inc	\$171.50	6010-00000-141000	0071128 PO NUM 296055
08/11/2014	777596	Tait Communications	\$405.00	1500-21120-409490	Model #T03-00011-CASV, TP9400 Battery - 2400mAh Li-Ion
08/11/2014	777596	Tait Communications	\$0.00	1500-21120-409490	Model #T03-00013-AEAA, TP9400 6Way Multi chgr Li-Ion & Ni
08/11/2014	777596	Tait Communications	\$172.50	1500-21120-409490	Model #T03-00014-AAAA, TP9400 Vehicle Charger
08/11/2014	777596	Tait Communications	\$1,695.75	1500-21120-409490	Model #TM9435-K5D0-AAU0-00BA-10, Mbl P25 35W 762-870M M-UHF Std-Mic U-Crdl P25 Trnk
08/11/2014	777596	Tait Communications	\$0.00	1500-21120-409490	Model #TM9455-K5D0-AAU0-00BA-10, Mbl P25 35W 762-870M M-UHF Std-Mic U-Crdl P25 Trnk
08/11/2014	777596	Tait Communications	\$2,733.75	1500-21120-409490	Model #TM9457-K5D0-AAUB-00BA-10, Mbl P25 35W 762-870M M-UHF Std-Mic U-Crdl P25 Trnk Dual Head
08/11/2014	777596	Tait Communications	\$930.00	1500-21120-409490	Model #TMAA10-06, 10W External Speaker for 30-50W Radio
08/11/2014	777596	Tait Communications	\$417.00	1500-21120-409490	Model #TMAS714, TM9400 SFE Pack - P25 DES + AES Encryption
08/11/2014	777596	Tait Communications	\$127.50	1500-21120-409490	Model #T02-00005-ACAA, TM93/94 Microphone Desktop TDMA
08/11/2014	777596	Tait Communications	\$522.00	1500-21120-409490	Model #TMAA13-22, Desktop Power Supply
08/11/2014	777596	Tait Communications	\$87.75	1500-21120-409490	Model #TMAS03-13, Desktop Power Supply Plinth Install Kit
08/11/2014	777596	Tait Communications	\$6,540.00	1500-21120-409490	Model #TMAC70-1T, Handheld Control Head FSTN LCS High 25Key
08/11/2014	777596	Tait Communications	\$4,596.00	1500-21120-409490	Model #TPA-SV-023, P25 Std Key Fill Device - Yellow with Universal Power supply, P25 Trunking - Subscriber Unit Programming and Support Course included
08/11/2014	777596	Tait Communications	-\$234,102.75	1500-21120-409490	Trade in for Existing Radios
08/11/2014	777596	Tait Communications	\$223,642.62	1500-21120-409490	TP9455-K5BB-0CEM-0DDC-SV, Prt P25 Trk 4Key 3w/16ps 2400m, CP0750
08/11/2014	777596	Tait Communications	\$252,996.00	1500-21120-409490	TP9455-K5BB-0CEM-BDDC-SV, Port P25 Trk Enc 4Key 3w/16pos, CP0750
08/11/2014	777596	Tait Communications	\$529.00	1500-21120-409490	Invoice R05-50135999 - Freight
08/11/2014	777596	Tait Communications	\$13,734.14	1500-21120-409490	TP9425-K5bb-0CEM-0DBA-SV, Prt P25 Trk 4Key 3w/16ps 2400m, CP0968
08/11/2014	777600	TNT Springs Inc	\$226.59	6010-00000-141000	136395 PO NUM 296013
08/11/2014	777600	TNT Springs Inc	\$165.84	6010-00000-141000	136404 PO NUM 296013
08/11/2014	777600	TNT Springs Inc	\$318.96	5410-31220-402320	136412
08/11/2014	777600	TNT Springs Inc	\$175.98	5410-31220-402320	136428
08/11/2014	777600	TNT Springs Inc	\$399.00	5410-31220-402320	136535
08/11/2014	777600	TNT Springs Inc	\$1,378.00	5410-31220-402320	136562
08/11/2014	777600	TNT Springs Inc	\$176.20	1500-22260-402320	136692
08/11/2014	777600	TNT Springs Inc	\$27.26	5410-31220-402320	136904
08/11/2014	777601	Town & Country Supply Association	\$13,132.93	6010-00000-141000	202970 PO NUM 296037
08/11/2014	777601	Town & Country Supply Association	\$20,315.10	6010-00000-141000	203272 PO NUM 296038
08/11/2014	777601	Town & Country Supply Association	\$13,044.46	6010-00000-141000	203273 PO NUM 296038
08/11/2014	777601	Town & Country Supply Association	\$13,419.91	5610-71180-402313	Invoice #203274. QTA Car Rental Fuel
08/11/2014	777602	Tractor & Equipment Co.	\$66,775.88	5410-31230-402320	BLW00149275
08/11/2014	777602	Tractor & Equipment Co.	\$1,470.72	5410-31220-402320	BLW00149307

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Payment of Claims August 18, 2014

**PRESENTED BY:** Patrick M. Weber, Finance Director

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

Claims in the amount of \$3,752,905.07 have been audited and are presented for City Council payment approval. A complete listing of the claims dated August 18, 2014 is available in the Finance Department.

**ALTERNATIVES ANALYZED**

No other alternatives were analyzed.

**FINANCIAL IMPACT**

Claims have a varying impact on department budgets, but are submitted by the departments and reviewed by Finance staff before being sent to the Council.

**RECOMMENDATION**

Staff recommends that Council approve the Payment of Claims.

**APPROVED BY CITY ADMINISTRATOR**

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Council Report 08-18

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Check Date	Check	Name	Amount	Account	Item Desc
08/18/2014	777630	Air Controls-Billings Inc	\$2,779.91	5020-74000-403660	Repair AC
08/18/2014	777631	Alpine Plumbing, Heating & Cooling	\$3,419.00	5610-71120-402450	Invoice #67755. Repairs to Boiler 1 & 2
08/18/2014	777637	Archie Cochrane	\$983.44	5710-71470-403690	AUTO & TRUCK MAINT.ITEMS
08/18/2014	777637	Archie Cochrane	\$12.00	1500-21120-402320	5133610
08/18/2014	777637	Archie Cochrane	\$373.13	2110-31320-402320	5133694
08/18/2014	777637	Archie Cochrane	\$411.89	1500-21120-402320	5133772
08/18/2014	777637	Archie Cochrane	\$290.96	1500-21120-402320	5133785
08/18/2014	777637	Archie Cochrane	\$74.09	2090-44520-402320	5134023
08/18/2014	777637	Archie Cochrane	\$12.00	1500-21120-402320	5134097
08/18/2014	777637	Archie Cochrane	\$119.96	1500-21120-402320	5134099
08/18/2014	777637	Archie Cochrane	\$411.89	1500-21120-402320	5134113
08/18/2014	777637	Archie Cochrane	-\$411.89	1500-21120-402320	5134114
08/18/2014	777637	Archie Cochrane	\$1,770.37	6300-17530-407310	BPD Car #1496 #2014-201
08/18/2014	777637	Archie Cochrane	\$548.97	5710-71470-402320	AUTO & TRUCK MAINT.ITEMS
08/18/2014	777639	Arrow Striping & Manufacturing Inc	\$3,560.00	2110-31320-402340	beads for painting
08/18/2014	777639	Arrow Striping & Manufacturing Inc	\$3,560.00	2110-31320-402340	glass beads for painting
08/18/2014	777653	Billings Machine & Welding Shop Inc.	\$2,725.60	8730-51990-403670	Pump repair at Castle Rock.
08/18/2014	777663	Bruco Inc	\$4,854.16	5020-00000-141000	SYSTEMS PO NUM 295983
08/18/2014	777663	Bruco Inc	\$4,857.16	5020-00000-141000	SYSTEMS PO NUM 295987
08/18/2014	777666	Business Tax Section	\$33.87	5410-00000-201100	Retainage release for the lower scale at the landfill
08/18/2014	777666	Business Tax Section	\$4,254.27	4250-31840-409310	WO 10-19 Shiloh Conservation Area; CO#1 01/17/14
08/18/2014	777666	Business Tax Section	\$7,776.50	2050-31310-409390	WO 14-03 2014 Street Maintenance
08/18/2014	777666	Business Tax Section	\$1,088.98	7020-51710-403690	WO 14-03 2014 Street Maintenance; Change Order #1 06/17/14
08/18/2014	777666	Business Tax Section	\$3,013.60	2050-31310-409390	WO 14-03 2014 Street Maintenance - City Overlay
08/18/2014	777666	Business Tax Section	\$531.30	5030-74910-409390	WO 12-44 WTP High Service Pump Station H2-3
08/18/2014	777666	Business Tax Section	\$138.00	5620-71200-409290	Terminal Building Hot Water Boiler
08/18/2014	777666	Business Tax Section	\$12.46	5610-71120-402450	Repair damaged wall in baggage claim caused by Delta
08/18/2014	777666	Business Tax Section	\$266.72	8450-31860-409310	WO 09-12 Inner Belt Loop Phase I
08/18/2014	777666	Business Tax Section	\$3,015.46	5030-75910-409340	WO 08-25 Zone 3 Chapple Reservoir Expansion
08/18/2014	777666	Business Tax Section	\$144.15	0100-51140-403990	Business tax on Proover pruning and tree trimming.
08/18/2014	777666	Business Tax Section	\$419.26	5620-71200-409490	HVAC Equipment Repair & Replacement Project. 13 HVAC Units
08/18/2014	777666	Business Tax Section	\$131.56	5620-71200-402450	HVAC Equipment Repair & Replacement Project. 4 HVAC Units Repairs
08/18/2014	777666	Business Tax Section	\$14.58	5620-00000-201100	Inv. #737, 738, 742. Replace HVAC Units damaged by Wind & Hail. Retainage Release
08/18/2014	777666	Business Tax Section	\$90.00	6300-17530-407310	Restoration work after flooding in Police Department
08/18/2014	777666	Business Tax Section	\$1.59	6300-17530-407310	Additional - encumbrance was estimate
08/18/2014	777666	Business Tax Section	\$425.72	4460-31650-409311	WO 14-02 Misc Developer (4460)
08/18/2014	777666	Business Tax Section	\$295.36	2050-31310-409310	WO 14-02 Misc Developer (2050)
08/18/2014	777666	Business Tax Section	\$113.00	5020-74000-402450	Reroofing #2 Low Service Pump Station & Screenhouse June portion
08/18/2014	777666	Business Tax Section	\$2,950.82	4980-55110-409220	Safetech - Asbestos Abatement - Old Library Building
08/18/2014	777668	Carol Kraft	\$6,050.25	2010-15070-407968	Kraft reimbursement for 115 N 22nd. TIF assistance of 45% of demo costs.
08/18/2014	777671	CDW Government Inc	\$5,443.10	1500-21500-402190	(130) NetMotion 2FAOne Licenses
08/18/2014	777671	CDW Government Inc	\$1,089.40	1500-21500-402190	(130) NetMotion Wireless 2FAONE MNT Sup 1 year
08/18/2014	777671	CDW Government Inc	\$2,389.78	1500-21500-402190	(1) NetMotion 1 Day Remote Pro SVCS
08/18/2014	777671	CDW Government Inc	\$820.30	1500-21500-402190	(130) NetMotion IClass Contactless Card
08/18/2014	777671	CDW Government Inc	\$237.40	1500-21500-402190	(85) NetMotion Dual Frequency USB Reader
08/18/2014	777671	CDW Government Inc	\$10,000.00	1500-21500-402925	(85) NetMotion Dual Frequency USB Reader
08/18/2014	777678	Cmdg Construction, Inc.	\$421,173.13	4250-31840-409310	WO 10-19 Shiloh Conservation Area; CO #1 01/17/14
08/18/2014	777679	Commercial Roofing	\$11,187.00	5020-74000-402450	Reroofing #2 Low Service Pump Station & Screenhouse June portion
08/18/2014	777680	Confederated Salish & Kootenai Tribes Forest Devel	\$79,028.21	8400-31840-409310	WO 10-19 Shiloh Conservation Area Wetland Plant
08/18/2014	777682	Connor's Garage Door Service	\$5,000.00	5610-71120-403660	Invoice #3628. Repairs to United Bag Belt Door
08/18/2014	777683	County Water District Of Billings Heights	\$1,507.81	8720-51980-403420	Monthly water charges for Twin Oaks.
08/18/2014	777683	County Water District Of Billings Heights	\$1,439.21	0100-51120-403420	Monthly water charges for Arrowhead.
08/18/2014	777683	County Water District Of Billings Heights	\$344.48	8720-51980-403420	Monthly water charges for Rolling Hills.
08/18/2014	777683	County Water District Of Billings Heights	\$325.74	0100-51120-403420	Monthly water charges for Sherry Cleavenger.
08/18/2014	777683	County Water District Of Billings Heights	\$2,048.39	8720-51980-403420	Monthly water charges for Walden Grove.
08/18/2014	777683	County Water District Of Billings Heights	\$837.57	8720-51980-403420	Monthly water charges for Fance's.
08/18/2014	777683	County Water District Of Billings Heights	\$1,666.89	8720-51980-403420	Monthly water charges for Luthern.
08/18/2014	777683	County Water District Of Billings Heights	\$918.82	0100-51120-403420	Monthly water charges for Primrose.
08/18/2014	777683	County Water District Of Billings Heights	\$1,312.91	8720-51980-403420	Monthly water charges for Uinta.

Check Date	Check	Name	Amount	Account	Item Desc
08/18/2014	777683	County Water District Of Billings Heights	\$16.95	0100-51120-403420	Monthly water charges for Arrowhead.
08/18/2014	777683	County Water District Of Billings Heights	\$1,863.02	0100-51120-403420	Monthly water charges for Hawthorne.
08/18/2014	777683	County Water District Of Billings Heights	\$192.78	5120-85000-403420	1840 St Andrews
08/18/2014	777685	Cummins Rocky Mountain Llc	\$49.14	2110-31320-402320	004-89132
08/18/2014	777685	Cummins Rocky Mountain Llc	\$570.52	5120-85000-403660	Repair on fuel shut off valve
08/18/2014	777685	Cummins Rocky Mountain Llc	\$4,781.28	5710-71440-403690	AUTO &TRUCK MAINT.ITEMS
08/18/2014	777691	Dell Computer L P	\$8,606.34	5120-84000-402925	TRP - WWTP9 WWTPOPS3 WWTPRSVIEW4 WWTP10 WWTP7A WWTPOPS7 WWTP9 OPS3 RSVIEW4
08/18/2014	777691	Dell Computer L P	\$513.96	5120-84000-402925	TRP-sound bars/external kit
08/18/2014	777691	Dell Computer L P	\$4,921.08	5020-74000-402925	TRP - Operators Client Left, Middle, & Right
08/18/2014	777691	Dell Computer L P	\$79.18	5020-73110-402190	Ink cartridges
08/18/2014	777691	Dell Computer L P	\$52.78	5120-83110-402190	Ink cartridges
08/18/2014	777691	Dell Computer L P	\$61.18	5020-73110-402190	Ink cartridges
08/18/2014	777691	Dell Computer L P	\$40.79	5120-83110-402190	Ink cartridges
08/18/2014	777691	Dell Computer L P	\$4,331.78	5020-74000-402925	TRP-RSVIEW Primary & Secondary
08/18/2014	777691	Dell Computer L P	\$14,816.70	2250-22320-402925	(9) Dell Precision T3610 Comm Center
08/18/2014	777691	Dell Computer L P	\$1,976.80	2250-22320-402925	(10) 22 inch Monitors with Speaker Bars Comm Center
08/18/2014	777691	Dell Computer L P	\$1,478.21	6010-15500-402925	Invoice XJFX1DF79 Dell OptiPlex 3020 (2 Monitors) Keith
08/18/2014	777691	Dell Computer L P	\$1,316.23	6010-15500-402925	Invoice XJFXWT9F1 Dell OptiPlex 3020 Randy
08/18/2014	777691	Dell Computer L P	\$50.38	6010-15500-402925	Dell Speaker Bar Keith Invoice XJFW9RP24 Dell Speaker Bar Randy Invoice XJFX526C4
08/18/2014	777697	Dixie Petro-Chem	\$980.25	0100-51260-402290	Chemicals for Rose pool.
08/18/2014	777697	Dixie Petro-Chem	\$490.13	0100-51260-402290	Chemicals for South pool.
08/18/2014	777697	Dixie Petro-Chem	\$326.75	0100-51260-402290	Chemicals for South pool.
08/18/2014	777697	Dixie Petro-Chem	\$1,307.00	0100-51260-402290	Chemicals for Rose pool.
08/18/2014	777699	Donnes Inc	\$2,625.00	5020-74000-403660	Intake and pond cleaning
08/18/2014	777701	Dowl Hkm	\$385.00	5030-75910-409340	WO 13-01 2013 Sanitary Sewer & Water Replacement
08/18/2014	777701	Dowl Hkm	\$1,510.00	5130-85910-409340	WO 13-01 2013 Sanitary Sewer & Water Replacement
08/18/2014	777701	Dowl Hkm	\$2,134.23	1990-15050-409310	WO 13-15 Calhoun Road Improvements
08/18/2014	777701	Dowl Hkm	\$4,500.25	1990-15050-409340	WO 14-05 SBURD Sewer Phase I
08/18/2014	777701	Dowl Hkm	\$29,600.00	5030-75910-409340	WO 14-05 SBURD Sewer Phase I - Water Main Replacement
08/18/2014	777701	Dowl Hkm	\$2,390.00	5030-75910-409340	WO 14-05 SBURD Sewer Phase I - Water Main Replacement; Amendment #2
08/18/2014	777701	Dowl Hkm	\$4,514.00	5120-82110-403540	WO1214 IWP WW Collection System; CO#1 06/24/13
08/18/2014	777701	Dowl Hkm	\$31,753.08	8400-31840-409310	WO 10-19 Shiloh Conservation Area Amendment #1
08/18/2014	777705	Dustbusters	\$6,022.19	2110-31320-404530	magnesium chloride used for dust suppressant on gravel roads
08/18/2014	777705	Dustbusters	\$6,529.49	2110-31320-404530	mag chloride for dust suppressant on gravel streets
08/18/2014	777709	Ebms	\$1,675.00	6270-17520-403511	September 2014 Fee Breakdown
08/18/2014	777709	Ebms	\$23,074.00	6270-17520-403512	September 2014 Fee Breakdown
08/18/2014	777709	Ebms	\$43,206.56	6270-17520-403515	September 2014 Fee Breakdown
08/18/2014	777709	Ebms	\$560.00	6270-17520-403517	September 2014 Fee Breakdown
08/18/2014	777709	Ebms	\$3,353.00	6270-17520-405161	September 2014 Fee Breakdown
08/18/2014	777715	Elreg Distributors LTD	\$3,314.70	6010-00000-141714	95178 PO NUM 296086
08/18/2014	777715	Elreg Distributors LTD	\$1,639.08	5710-71440-402320	95178
08/18/2014	777715	Elreg Distributors LTD	\$88.16	5710-71440-402320	95352
08/18/2014	777717	Ennis Paint Inc.	\$12,957.00	2110-31320-402340	white paint totes
08/18/2014	777717	Ennis Paint Inc.	\$19,353.00	2110-31320-402340	yellow paint totes
08/18/2014	777717	Ennis Paint Inc.	\$4,570.88	2110-31320-402340	white paint 5 gal buckets
08/18/2014	777729	Galles Filter Service	\$423.63	6010-00000-141000	312103 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$7.17	6010-00000-141000	312141 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$326.89	6010-00000-141000	312458 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$48.54	5410-31230-402320	312102
08/18/2014	777729	Galles Filter Service	\$11.94	5410-31230-402320	312242
08/18/2014	777729	Galles Filter Service	\$2.97	5410-31220-402320	312439
08/18/2014	777729	Galles Filter Service	\$175.88	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295969
08/18/2014	777729	Galles Filter Service	\$147.27	6010-00000-141714	311885 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$5.43	5710-71440-402320	311885
08/18/2014	777729	Galles Filter Service	\$268.40	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295887
08/18/2014	777729	Galles Filter Service	\$178.08	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295894
08/18/2014	777729	Galles Filter Service	\$188.52	6010-15530-402650	311192
08/18/2014	777729	Galles Filter Service	\$20.72	2110-31320-402320	311323
08/18/2014	777729	Galles Filter Service	\$29.64	2110-31320-402320	311324
08/18/2014	777729	Galles Filter Service	\$15.00	1500-22260-402320	311606

Check Date	Check	Name	Amount	Account	Item Desc
08/18/2014	777729	Galles Filter Service	\$60.93	0100-51120-402320	311637
08/18/2014	777729	Galles Filter Service	\$4.82	6010-15530-402650	311681
08/18/2014	777729	Galles Filter Service	-\$4.82	6010-15530-402650	311877
08/18/2014	777729	Galles Filter Service	\$132.62	6010-00000-141714	310267 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$240.31	6010-00000-141000	310269 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$234.54	6010-00000-141000	310509 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$75.18	6010-00000-141000	310791 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$104.80	6010-00000-141000	310857 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$234.03	6010-00000-141000	311007 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$6.35	5410-31220-402320	310252
08/18/2014	777729	Galles Filter Service	\$95.01	5710-71440-402320	310267
08/18/2014	777729	Galles Filter Service	\$56.72	2110-31320-402320	310505
08/18/2014	777729	Galles Filter Service	\$17.32	2110-31320-402320	310511
08/18/2014	777729	Galles Filter Service	\$4.82	0100-51120-402320	310985
08/18/2014	777729	Galles Filter Service	\$9.64	0100-51120-402320	311007
08/18/2014	777729	Galles Filter Service	\$4.96	6010-15530-402650	311007
08/18/2014	777729	Galles Filter Service	\$140.12	5410-31220-402320	311021
08/18/2014	777729	Galles Filter Service	-\$4.96	6010-15530-402650	311069
08/18/2014	777729	Galles Filter Service	-\$140.12	5410-31220-402320	311089
08/18/2014	777729	Galles Filter Service	\$30.42	6010-00000-141714	312449 PO NUM 295755
08/18/2014	777729	Galles Filter Service	\$324.24	6010-00000-141000	312674 PO NUM 295755
08/18/2014	777732	Geographic Information Sevices Inc	\$1,616.67	2110-31320-409480	GIS Support Block - Asset Management 31 hours of support
08/18/2014	777732	Geographic Information Sevices Inc	\$1,940.00	5030-75910-409480	GIS Support Block - Asset Management 31 hours of support
08/18/2014	777732	Geographic Information Sevices Inc	\$1,293.33	5130-85910-409480	GIS Support Block - Asset Management 31 hours of support
08/18/2014	777736	Guardian Security Inc	\$7,844.76	2600-55120-403574	Inv 996214
08/18/2014	777741	HDR, Inc.	\$5,460.22	8450-31860-409310	WO 09-15 GRAND AVE/ZIMMER MAN TRAIL TO SHILOH RD
08/18/2014	777752	Interstate Engineering Inc.	\$2,782.43	8730-00000-201100	Final payment-Retainage release.
08/18/2014	777754	J & J Concrete Inc.	\$42,146.20	4460-31650-409311	WO 14-02 Misc Developer (4460)
08/18/2014	777754	J & J Concrete Inc.	\$29,240.80	2050-31310-409310	WO 14-02 Misc Developer (2050)
08/18/2014	777759	JBT Aero Tech, Jetway Systems	\$6,207.54	5610-71120-402450	Invoice #2309131. Repair kit for Jet Bridge A-1
08/18/2014	777771	Klimate Heating, Cooling & Sheet Metal	\$41,506.50	5620-71200-409490	HVAC Equipment Repair & Replacement Project. 13 HVAC Units
08/18/2014	777771	Klimate Heating, Cooling & Sheet Metal	\$13,024.68	5620-71200-402450	HVAC Equipment Repair & Replacement Project. 4 HVAC Units Repairs
08/18/2014	777771	Klimate Heating, Cooling & Sheet Metal	\$1,443.42	5620-00000-201100	Inv. #737,738,742 Replace Units damaged by Wind & Hail. Retainage Release
08/18/2014	777772	Knife River (JTL Group Inc.)	\$769,873.75	2050-31310-409390	WO 14-03 2014 Street Maintenance
08/18/2014	777772	Knife River (JTL Group Inc.)	\$107,809.03	7020-51710-403690	WO 14-03 2014 Street Maintenance; Change Order #1 (Fund 7020)
08/18/2014	777772	Knife River (JTL Group Inc.)	\$298,346.31	2050-31310-409390	WO 14-03 2014 Street Maintenance - City Overlay
08/18/2014	777772	Knife River (JTL Group Inc.)	\$233.72	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$486.17	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$122.00	2110-31320-404710	3/8" plant mix
08/18/2014	777772	Knife River (JTL Group Inc.)	\$1,080.92	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$60.81	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$171.54	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$224.06	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$2,936.54	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$6,649.00	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$279.17	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$61.18	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$764.15	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$3,349.51	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$238.19	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$64.31	2110-31320-404520	1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$2,840.77	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$3,202.50	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$2,069.12	2110-31320-404710	asphalt
08/18/2014	777772	Knife River (JTL Group Inc.)	\$138.93	2110-31320-404520	3/4" and 1 1/2" crushed base
08/18/2014	777772	Knife River (JTL Group Inc.)	\$57.59	2110-31320-404520	1 1/2" crushed base
08/18/2014	777773	Kois Brothers Equipment Co	\$34.69	5020-75000-402320	NONSTOCKING ITEMS-P.U.D.
08/18/2014	777773	Kois Brothers Equipment Co	\$983.25	6010-00000-141000	100976 PO NUM 295756
08/18/2014	777773	Kois Brothers Equipment Co	\$2,380.00	5410-31220-402320	101028
08/18/2014	777773	Kois Brothers Equipment Co	\$3,726.70	5410-31220-402320	101029
08/18/2014	777777	L N Curtis	\$9,840.00	5610-71150-402925	Invoice #3149454-00. SCBA Cylinders
08/18/2014	777778	L N Curtis & Sons	\$4,396.00	1500-22290-402640	COAT: 34757G GLOBE GXTREME, DARK GOLD - RASH, PARNELL, GERSBACH, BARBEAU
08/18/2014	777778	L N Curtis & Sons	\$4,265.00	1500-22290-402640	PANT: 44757G, GLOBE GXTREME, DARK GOLD - RASH, PARNELL, GERSBACH, BARBEAU, ALLARD (DAMAGED AT HAZMAT CALL)

Check Date	Check	Name	Amount	Account	Item Desc
08/18/2014	777801	MT Waterworks	\$3,771.25	5020-74000-402450	Swing check
08/18/2014	777801	MT Waterworks	\$3,849.67	5020-00000-141000	SYSTEMS PO NUM 296022
08/18/2014	777801	MT Waterworks	\$4,818.95	5130-85910-409340	Couplers
08/18/2014	777801	MT Waterworks	\$2,689.70	5130-85910-409340	Clamps
08/18/2014	777801	MT Waterworks	\$100.82	5130-85910-409340	Couplers
08/18/2014	777809	Network Information Systems	\$2,090.00	5210-15210-403450	Wireless Upgrade Park 1
08/18/2014	777809	Network Information Systems	\$2,030.00	5210-15220-403450	Wireless upgrade Park 2
08/18/2014	777810	Newman Traffic Signs	\$1,442.50	2110-31320-402420	stop signs
08/18/2014	777810	Newman Traffic Signs	\$1,844.00	2110-31320-402420	Blank sign blanks, NPAT, and stops
08/18/2014	777812	NorMont Equipment Company	\$1,132.48	2110-31320-402420	bike lane/arrow/shark tooth stencils
08/18/2014	777812	NorMont Equipment Company	\$1,196.00	2110-31320-402320	sweeper brooms
08/18/2014	777812	NorMont Equipment Company	\$18.72	2110-31320-402410	mini shovel
08/18/2014	777812	NorMont Equipment Company	\$46.80	2110-31320-402290	red locate paint
08/18/2014	777812	NorMont Equipment Company	\$1,066.00	2110-31320-402420	11' x 2" telspar for sign posts
08/18/2014	777815	Northwest Pipe Fittings	\$55.06	5020-75000-402380	Hydrant repair kit
08/18/2014	777815	Northwest Pipe Fittings	\$25.00	5020-74000-402450	PVC Union
08/18/2014	777815	Northwest Pipe Fittings	\$153.46	5020-00000-141000	SYSTEMS PO NUM 295911
08/18/2014	777815	Northwest Pipe Fittings	\$4,573.50	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295913
08/18/2014	777815	Northwest Pipe Fittings	\$61.08	5120-84000-402450	drain flusher
08/18/2014	777815	Northwest Pipe Fittings	-\$56.70	5120-84000-402450	Return - compression elbows
08/18/2014	777815	Northwest Pipe Fittings	\$1,039.95	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295917
08/18/2014	777815	Northwest Pipe Fittings	\$28.92	5020-00000-141000	SYSTEMS PO NUM 295869
08/18/2014	777815	Northwest Pipe Fittings	\$998.50	5020-00000-141000	SYSTEMS PO NUM 295877
08/18/2014	777815	Northwest Pipe Fittings	\$79.68	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295880
08/18/2014	777815	Northwest Pipe Fittings	\$16.70	5120-84000-402450	compression elbows
08/18/2014	777815	Northwest Pipe Fittings	\$77.60	5120-84000-402450	compression elbows/brass inserts/tubing
08/18/2014	777815	Northwest Pipe Fittings	\$22.14	5020-74000-402450	full face gasket
08/18/2014	777815	Northwest Pipe Fittings	\$85.00	5020-73120-402380	seal pin
08/18/2014	777815	Northwest Pipe Fittings	\$6.89	5020-73140-402450	universal flapper
08/18/2014	777815	Northwest Pipe Fittings	\$4.60	5120-83140-402450	universal flapper
08/18/2014	777815	Northwest Pipe Fittings	\$44.37	2110-31320-402475	brass nipples for 24th and king irrigation
08/18/2014	777815	Northwest Pipe Fittings	\$106.78	2110-31320-402475	brass nipples/flange/clamps for 24th and king irrigation
08/18/2014	777815	Northwest Pipe Fittings	\$31.50	5020-75000-404220	Nuts
08/18/2014	777815	Northwest Pipe Fittings	\$21.52	5120-84000-402450	Adapters/elbow
08/18/2014	777815	Northwest Pipe Fittings	\$259.37	5120-84000-402450	Parts for hot water heater
08/18/2014	777815	Northwest Pipe Fittings	\$75.66	5120-84000-402450	Parts for hot water heater
08/18/2014	777815	Northwest Pipe Fittings	\$76.05	5020-74000-402450	Brass nipple/union
08/18/2014	777815	Northwest Pipe Fittings	\$176.40	5020-74000-402450	PVC couplings
08/18/2014	777815	Northwest Pipe Fittings	\$256.00	5020-73120-402380	Repair kit for dual check
08/18/2014	777815	Northwest Pipe Fittings	\$32.64	5120-84000-402450	Compression elbow
08/18/2014	777815	Northwest Pipe Fittings	\$5.63	5120-84000-402450	Tapered reducer
08/18/2014	777816	NorthWestern Energy	\$357.15	5020-74000-403410	805 Constitution
08/18/2014	777816	NorthWestern Energy	\$4,170.09	5020-73140-403410	2251 Belknap Ave
08/18/2014	777816	NorthWestern Energy	\$22,240.50	5020-74000-403410	2251 Belknap Ave
08/18/2014	777816	NorthWestern Energy	\$83,401.88	5020-74000-403410	2251 Belknap Ave
08/18/2014	777816	NorthWestern Energy	\$1,390.03	5120-83140-403410	2251 Belknap Ave
08/18/2014	777816	NorthWestern Energy	\$44,168.29	5120-84000-403410	725 Hwy 87 East
08/18/2014	777816	NorthWestern Energy	\$4,219.99	5020-74000-403410	3116 17th Street West
08/18/2014	777816	NorthWestern Energy	\$4,219.99	5020-74000-403410	3116 17th Street West
08/18/2014	777816	NorthWestern Energy	\$913.26	5020-74000-403410	Airport Rd/17th St West/Hwy 3/Waldo
08/18/2014	777816	NorthWestern Energy	\$1,779.22	5120-85000-403410	2750 Bitterroot
08/18/2014	777816	NorthWestern Energy	\$11.98	4280-65900-409180	502 S 33rd Street (Irma House) HOME Program Electric Bill
08/18/2014	777816	NorthWestern Energy	\$3,252.66	5710-71430-403410	Electricity at Metroplex 06/26/14 to 07/28/14
08/18/2014	777816	NorthWestern Energy	\$25.83	1500-22210-403410	07125321
08/18/2014	777816	NorthWestern Energy	\$851.95	0100-51410-403410	07125388
08/18/2014	777816	NorthWestern Energy	\$304.70	5710-71430-403410	07192255
08/18/2014	777816	NorthWestern Energy	\$433.19	1500-22210-403410	07208176
08/18/2014	777816	NorthWestern Energy	\$5,457.81	5020-74000-403410	07222706
08/18/2014	777816	NorthWestern Energy	\$130.56	0100-51120-403410	07229016
08/18/2014	777816	NorthWestern Energy	\$7.40	8720-51980-403410	07238405
08/18/2014	777816	NorthWestern Energy	\$81.14	0100-51120-403410	08134892
08/18/2014	777816	NorthWestern Energy	\$7.73	2110-31320-403410	08554040
08/18/2014	777816	NorthWestern Energy	\$8.76	8720-51980-403410	08814550
08/18/2014	777816	NorthWestern Energy	\$0.30	8720-51980-403410	10291920
08/18/2014	777816	NorthWestern Energy	\$60.92	8720-51980-403410	10458131
08/18/2014	777816	NorthWestern Energy	\$243.38	8720-51980-403410	10590933
08/18/2014	777816	NorthWestern Energy	\$181.15	5020-74000-403410	11422532
08/18/2014	777816	NorthWestern Energy	\$49.53	5020-74000-403410	11608072
08/18/2014	777816	NorthWestern Energy	\$1,936.45	1500-21710-403410	11834835
08/18/2014	777816	NorthWestern Energy	\$77.62	0100-51120-403410	12488631
08/18/2014	777816	NorthWestern Energy	\$67.83	5020-74000-403410	13466735

Check Date	Check	Name	Amount	Account	Item Desc
08/18/2014	777816	NorthWestern Energy	\$1.04	0100-51120-403410	14093942
08/18/2014	777816	NorthWestern Energy	\$69.30	8720-51980-403410	15137961
08/18/2014	777816	NorthWestern Energy	\$8.53	8720-51980-403410	15143886
08/18/2014	777816	NorthWestern Energy	\$9.42	5210-15240-403410	15696313
08/18/2014	777816	NorthWestern Energy	\$7.40	0100-51120-403410	15882624
08/18/2014	777816	NorthWestern Energy	\$29.57	5020-74000-403410	11608072
08/18/2014	777816	NorthWestern Energy	\$44.87	5020-74000-403410	13466735
08/18/2014	777816	NorthWestern Energy	\$68.46	0100-51120-403410	18494088
08/18/2014	777816	NorthWestern Energy	\$13.14	5020-74000-403410	18672659
08/18/2014	777816	NorthWestern Energy	\$53.91	0100-51120-403410	19049444
08/18/2014	777816	NorthWestern Energy	\$18.07	0100-51120-403410	19412436
08/18/2014	777816	NorthWestern Energy	\$0.97	8720-51980-403410	19486679
08/18/2014	777816	NorthWestern Energy	\$6.37	8720-51980-403410	20558177
08/18/2014	777816	NorthWestern Energy	\$451.52	5020-74000-403410	5809 Canyonwoods Dr
08/18/2014	777816	NorthWestern Energy	\$186.17	5120-85000-403410	62nd St W/Ironwood
08/18/2014	777816	NorthWestern Energy	\$3,571.03	5020-74000-403410	1699 High Sierra
08/18/2014	777816	NorthWestern Energy	\$849.53	0100-51120-403410	11914041
08/18/2014	777816	NorthWestern Energy	\$2,281.17	5610-71130-403410	0719543-1. Airport Parking Lot Lights. July 2014
08/18/2014	777816	NorthWestern Energy	\$43.20	0100-51270-403410	07123870
08/18/2014	777816	NorthWestern Energy	\$170.39	0100-51220-403410	07125362
08/18/2014	777816	NorthWestern Energy	\$48.11	0100-51220-403410	07208184
08/18/2014	777816	NorthWestern Energy	\$2,681.21	0100-51260-403410	07208218
08/18/2014	777818	One Eighty Communications	\$40.60	5610-71100-403450	Airport 2948370 Airport Alarm
08/18/2014	777818	One Eighty Communications	\$3,643.90	6060-19310-403450	Main Bill Acct 00001906
08/18/2014	777818	One Eighty Communications	\$235.54	6060-19310-403450	Main Bill T-1 Account 00018768
08/18/2014	777818	One Eighty Communications	\$40.10	1500-21110-403450	CPC line 247-8592 Account 00018768
08/18/2014	777818	One Eighty Communications	\$46.00	0100-51120-403450	Dehler Park line 867-7275
08/18/2014	777818	One Eighty Communications	\$980.00	2600-55180-403590	Library Internet Connection Account 00001906
08/18/2014	777818	One Eighty Communications	\$79.95	6200-19110-403452	IT Internet Connection
08/18/2014	777818	One Eighty Communications	\$40.10	2900-65010-403450	Community Development Services FAX 406-294-7595 Account 00018768
08/18/2014	777818	One Eighty Communications	\$40.10	2090-44510-403450	Building FAX 406-657-8252 Account 0018768
08/18/2014	777818	One Eighty Communications	\$40.10	2400-43010-403450	Planning FAX 406-657-8327 Account 00018768
08/18/2014	777818	One Eighty Communications	\$59.95	5210-15940-403450	Empire Garage Account 80996808 Parking 5210-15940-403450
08/18/2014	777824	PayneWest Insurance Inc	\$1,000.00	8400-31840-409310	WO 14-01 2014 Water & Sewer Replcmt Sch 1A Storm
08/18/2014	777824	PayneWest Insurance Inc	\$1,300.00	5030-75910-409340	WO 14-01 2014 Water & Sewer Replc Sch 1A Water
08/18/2014	777824	PayneWest Insurance Inc	\$298,240.00	6300-17530-405110	Commercial Property Insurance Inv. #45051
08/18/2014	777827	Permaletter Sign Co	\$3,232.00	5610-71130-403650	Invoice #44512. Engraved Bronze Plaque with posts
08/18/2014	777827	Permaletter Sign Co	\$530.00	5120-84000-402290	Signs
08/18/2014	777828	Peterson Office Furniture	\$6,391.43	2510-21870-403560	This is an order per attached quote #11673. Please Deliver to Billings Police Department, Attn: Jamie Wegner, 220 North 27th Street, Billings, MT 59101.
08/18/2014	777828	Peterson Office Furniture	\$3,529.82	2510-21870-402190	This is an order per attached quote #11673. Please Deliver to Billings Police Department, Attn: Jamie Wegner, 220 North 27th Street, Billings, MT 59101.
08/18/2014	777829	Petty Cash CCSIU	\$4,049.83	7180-21600-407910	Reimbursement of petty cash. Receipts on file at Police Department.
08/18/2014	777831	Plumb MT INC	\$13,662.00	5620-71200-409290	Invoice #2226. Terminal Building Hot Water Boiler
08/18/2014	777832	Prorover	\$14,270.85	0100-51140-403990	Pruning and removing of 83 trees in Billings Parks and the cemetery.
08/18/2014	777834	Public Utilities	\$313.88	8720-51980-403420	676233865
08/18/2014	777834	Public Utilities	\$4,502.42	8720-51980-403420	676393901
08/18/2014	777834	Public Utilities	\$5,589.22	8720-51980-403420	676413853
08/18/2014	777834	Public Utilities	\$15,587.68	8720-51980-403420	676433910
08/18/2014	777834	Public Utilities	\$1,448.08	8720-51980-403420	676454062
08/18/2014	777834	Public Utilities	\$11,326.28	8720-51980-403420	676473935
08/18/2014	777834	Public Utilities	\$6,063.88	8720-51980-403420	676497694
08/18/2014	777834	Public Utilities	\$16.34	8720-51980-403420	676513943
08/18/2014	777834	Public Utilities	\$10.72	8720-51980-403420	676533868
08/18/2014	777834	Public Utilities	\$55.43	8720-51980-403420	676554066
08/18/2014	777834	Public Utilities	\$927.42	8720-51980-403420	676574011
08/18/2014	777834	Public Utilities	\$697.12	8720-51980-403420	676594010
08/18/2014	777834	Public Utilities	\$907.71	8720-51980-403420	676614077
08/18/2014	777834	Public Utilities	\$9,456.08	8720-51980-403420	676654097
08/18/2014	777834	Public Utilities	\$2,500.42	8720-51980-403420	676754063
08/18/2014	777834	Public Utilities	\$15,023.90	5610-71100-403420	68407759
08/18/2014	777834	Public Utilities	\$2,590.34	8720-51980-403420	8992912649100
08/18/2014	777834	Public Utilities	\$228.08	8720-51980-403420	899739343
08/18/2014	777834	Public Utilities	\$1,642.42	8720-51980-403420	904059154

Check Date	Check	Name	Amount	Account	Item Desc
08/18/2014	777834	Public Utilities	\$714.28	8720-51980-403420	10697714654
08/18/2014	777834	Public Utilities	\$3,534.14	8720-51980-403420	1142018810
08/18/2014	777834	Public Utilities	\$72.59	8720-51980-403420	11460717358
08/18/2014	777834	Public Utilities	\$641.42	8720-51980-403420	12051919090
08/18/2014	777834	Public Utilities	\$225.22	8720-51980-403420	13264320441
08/18/2014	777834	Public Utilities	\$11.67	5120-85000-403420	13670319854
08/18/2014	777834	Public Utilities	\$1,574.28	8720-51980-403420	15273330304
08/18/2014	777834	Public Utilities	\$302.89	6500-15660-403420	106989-12385
08/18/2014	777835	Public Works-Administration	\$1,525.60	5050-75150-403671	PWU July Engineering Permits - WSRP
08/18/2014	777835	Public Works-Administration	\$2,555.00	5020-75000-403680	PWU July Engineering Permits - Watermain Repair
08/18/2014	777844	Riverside Contracting	\$26,404.41	8450-31860-409310	WO 09-12 Inner Belt Loop Phase I
08/18/2014	777847	Rocky Mountain Scale Works	\$3,353.13	5410-00000-201100	Retainage release for the lower scale at the landfill
08/18/2014	777855	Safetech, Inc	\$292,131.67	4980-55110-409220	Asbestos Abatement - Old Library Building
08/18/2014	777871	Stanley Steemer - Billings	\$8,910.00	6300-17530-407310	Restoration Work in the Police Department after flooding
08/18/2014	777871	Stanley Steemer - Billings	\$157.51	6300-17530-407310	Additional cost - encumbrance was estimate
08/18/2014	777872	Star Service Inc	\$52,598.70	5030-74910-409390	WO 12-44 WTP High Service Pump Station H2-3
08/18/2014	777873	Steepworld	\$3,190.00	0100-51250-402250	Camps-climbing and adventure
08/18/2014	777876	Sunset Excavation	\$4,900.00	5050-75150-403671	702 Miles Ave
08/18/2014	777876	Sunset Excavation	\$775.00	5050-75150-403671	1045 Ave F
08/18/2014	777876	Sunset Excavation	\$775.00	5050-75150-403671	407 Glen
08/18/2014	777876	Sunset Excavation	\$1,475.00	5050-75150-403671	1720 Grand Avenue
08/18/2014	777880	Terracon Consultants	\$3,327.50	5020-74000-403590	Water Plant Flooding Study; Payment #3
08/18/2014	777892	Town & Country Supply Association	\$608.85	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295974
08/18/2014	777892	Town & Country Supply Association	\$6,315.75	5710-00000-141000	BUS MET PO NUM 296083
08/18/2014	777892	Town & Country Supply Association	\$21,880.93	5710-00000-141000	BUS MET PO NUM 296084
08/18/2014	777892	Town & Country Supply Association	\$581.33	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 296032
08/18/2014	777892	Town & Country Supply Association	\$26,978.91	5610-71180-402313	Invoice #205527. QTA Car Rental Fuel
08/18/2014	777892	Town & Country Supply Association	\$744.25	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295971
08/18/2014	777892	Town & Country Supply Association	\$23,443.63	6010-00000-141000	203288 PO NUM 296089
08/18/2014	777892	Town & Country Supply Association	\$12,137.11	6010-00000-141000	203657 PO NUM 296089
08/18/2014	777894	Tractor & Equipment Co.	\$66.29	5410-31230-402320	243 scraper lift
08/18/2014	777894	Tractor & Equipment Co.	\$237.28	5410-31230-402320	air filters scraper
08/18/2014	777894	Tractor & Equipment Co.	\$10,350.00	5410-31230-405333	D6 Dozer rental-both landfills D8 dozers were down
08/18/2014	777894	Tractor & Equipment Co.	\$225.12	5020-00000-141000	WATER PARTS AND SUPPLIES PO NUM 295984
08/18/2014	777894	Tractor & Equipment Co.	\$89.91	5410-31230-402320	door latch unit 243
08/18/2014	777894	Tractor & Equipment Co.	\$823.90	1500-22260-402320	SGW00047020
08/18/2014	777899	Underriner Motors	\$4,000.00	2110-31320-403590	Removal of street painting overspray
08/18/2014	777908	Western Municipal Construction Inc	\$298,531.32	5030-75910-409340	WO 08-25 Zone 3 Chapple Reservoir Expansion
08/18/2014	777910	Wilbur Ellis Co	\$85.00	8730-51990-403650	Fertilizer 8332390
08/18/2014	777910	Wilbur Ellis Co	\$1,800.00	8730-51990-403650	Fertilizer 8322623
08/18/2014	777910	Wilbur Ellis Co	\$1,800.00	8730-51990-403650	Fertilizer 8317916
08/18/2014	777910	Wilbur Ellis Co	\$3,600.00	8730-51990-403650	Fertilizer 8313368
08/18/2014	777910	Wilbur Ellis Co	\$71.00	8730-51990-403650	Fertilizer 8303768
08/18/2014	777910	Wilbur Ellis Co	\$2,880.00	8730-51990-403650	Fertilizer 8294511
08/18/2014	777910	Wilbur Ellis Co	\$1,440.00	8730-51990-403650	Fertilizer 8294526
08/18/2014	777910	Wilbur Ellis Co	\$71.00	8730-51990-403650	Fertilizer 8279596
08/18/2014	777910	Wilbur Ellis Co	\$1,440.00	8730-51990-403650	Fertilizer 8279599
08/18/2014	777910	Wilbur Ellis Co	\$2,880.00	8730-51990-403650	Fertilizer 8262822
08/18/2014	777910	Wilbur Ellis Co	\$2,880.00	8730-51990-403650	Fertilizer 8262817
08/18/2014	777910	Wilbur Ellis Co	\$2,880.00	8730-51990-403650	Fertilizer 8247486
08/18/2014	777910	Wilbur Ellis Co	\$2,880.00	8730-51990-403650	Fertilizer 8268611
08/18/2014	777910	Wilbur Ellis Co	\$2,880.00	8730-51990-403650	Fertilizer 8268047
08/18/2014	777917	Xylem Water Solutions USA Inc	\$26,204.00	5120-84000-402450	Membrane, retaining ring, lubricant
08/18/2014	777917	Xylem Water Solutions USA Inc	\$560.00	5120-84000-402450	Air dist
08/18/2014	777917	Xylem Water Solutions USA Inc	\$1,000.00	5120-84000-402450	Freight charged
08/18/2014	777919	Yellowstone County GIS	\$7,000.00	6200-19130-403590	MOU Yellowstone County GIS 1st Quarter July-Sept 2014

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing and Resolution for Annexation #14-03

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

The City of Billings has requested annexation of land to the City of Billings under Section 7-2-4400, MCA. The subject property is a parcel totaling about 69 acres. It is located on the west side of Shiloh Road at the northwest corner of the intersection of Shiloh Crossing Boulevard and South Shiloh Road, just north of the Knife River gravel mining operation. The property is being developed for a stormwater detention and treatment facility that also will serve as public open space with a trail corridor through it. The property owner is requesting annexation in order to have the property inside the limits for easier management under city codes. An application for a zone change from Agricultural Open Space to Public zoning will follow the annexation process and come to the City Council in late September.

The property is located within the five-year annexation area of the City's Limits of Annexation Map and appears to meet many of the City's criteria in its Annexation Policy. Since this is city-owned property that is being developed for stormwater management, it is an unusual annexation in that development for residential or commercial purposes is not contemplated and the impacts from the property on city services will be very limited (See further discussion in the Consistency with Adopted Policies or Plans section of this report). The City Council considers this annexation at two separate Council meetings. At the first meeting on August 11, the Council passed a resolution of intent to annex this city-owned property and set a public hearing date for September 8. At this meeting, the Council will conduct the hearing and decide if it will annex the property.

**ALTERNATIVES ANALYZED**

Montana Code Annotated, Section 7-2-4403, allows government officials to request annexation of city-owned property on behalf of the City. The only alternative that is consistent with City Council policy and state law is to conduct a public hearing and review the request before taking action.

**FINANCIAL IMPACT**

Since the City already owns the subject property, and the City plans to retain ownership of the property for its own use and has funded a stormwater treatment facility on the property, there is not expected to be any negative financial impact to the City.

**BACKGROUND**

The subject property totals about 69 acres. It is located on the west side of Shiloh Road at the northwest corner of the intersection of Shiloh Crossing Boulevard and South Shiloh Road, just north of the Knife River gravel mining operation. The property is being developed for a stormwater detention and treatment facility that also will serve as public open space with a trail corridor through it. An application for a zone change from Agricultural Open Space to Public zoning will follow the annexation process and come to the City Council in late September. The property is located within the five year annexation area of the City's Limits of Annexation Map and appears to meet many of the City's criteria in its Annexation Policy. The city limits are adjacent to the subject property on the north and east boundaries.

## **PROCEDURAL HISTORY**

- On July 7, 2014, the annexation request memo signed by the City Administrator was submitted to the Planning Division.
- On August 11, 2014 the City Council passed a resolution of intent to annex the property and set a public hearing date for September 8.
- Public notice of the intent by the City to annex City-owned property and the 20-day comment period required by law was published in the Billings Times on August 14 and August 21.
- On September 8, the City Council will conduct the public hearing for the annexation and may take action on the request.
- On September 22, if the resolution to annex is approved by the City Council, a public hearing and first reading of an ordinance to include the property in City Council Ward V will be conducted.
- On October 14, the City Council will conduct the second and final reading for the ordinance expanding the Ward V boundary.

## **STAKEHOLDERS**

Annexation of city-owned property by request does not require notification of adjoining landowners; however, it does require that the City Council provide a 20-day comment period and conduct a public hearing. Notice of the 20-day comment period and the public hearing was posted on the property on August 18 and published in the Billings Times on August 14 and August 21. The Planning Division has not received any inquiries about this petition at the time this memo was prepared.

## **CONSISTENCY WITH ADOPTED POLICIES OR PLANS**

Although MCA 7-2-4400-4407 does not specify the need to prepare a public services plan, it is the City's custom to have staff prepare a brief analysis of predicted impacts to services and facilities. Since this property is owned by the City, staff has abbreviated this report to reflect the City's ownership and proposed use of the property. The proposed annexation complies with the adopted Annexation Policy criteria as follows:

1. The area is located within the Limits of Annexation.
2. The City is able to adequately provide municipal water and sewer services to the property, although service needs will be limited due the use and operations of the facility.
3. Any proposed improvements to the property will meet City standards.
4. If annexed, any proposed land use will comply with the zoning. The property is going through a rezoning process to zone it Public, which will meet the uses planned by the City.

Departmental Response: City and County Departments were given the opportunity to comment on this annexation. City departments responded favorably and detailed responses are provided

below. The County Public Works Department did not respond to this annexation request.

### **City Facilities:**

- **Water:** Water service is available if needed from Shiloh Road near the intersection of Shiloh Road and Shiloh Crossing Boulevard.
- **Sewer:** Access to sewer service for the property may be challenging at this time, but it sewer service is not expected to be needed for the stormwater facility and open space area.
- **Stormwater:** The facility on this property is intended to treat stormwater flowing from areas of West Billings.
- **Transportation:** The subject property has frontage on Shiloh Road. Access to the property is likely to be from the west side of the existing roundabout at Shiloh Road and Shiloh Crossing Boulevard. Access is likely to be limited to use of the area as open space and to service the stormwater facility.
- **Fire Stations:** The subject property is currently served by the Billings Fire Department through the Billings Urban Fire Service Area and the Billings Fire Department will continue to serve the property upon annexation. The Billings Fire Chief stated that as this and other annexations are built out, additional fire department resources will be needed. The nearest fire station is Station #5, located at 604 South 24th Street West, about 2.5 miles east of the subject property. Give the use of this property for stormwater treatment, emergency service demands should be minimal from this property.
- **Parks:** The subject property will be zoned Public and is intended for stormwater treatment as its primary use and open space park area as a secondary use. A trail is being built through the property connecting to the Shiloh Road trail on the east.
- **Bicycle and pedestrian facilities:** The proposed subdivision lies within the jurisdiction of the Billings Area Bikeway and Trail Master Plan. The property will have a trail around the stormwater treatment ponds as well as connecting to the trail at Shiloh Road and to future sidewalk and trail facilities to the west at 44th Street West. There also will be other amenities on the property, including benches.

**General City Services:** These are the City services that are provided to all residents and businesses in the City, such as police and fire protection, street and storm drain maintenance, and garbage collection and disposal. The service providers that responded did not object to the annexation of this property.

- **Transit:** MET transit system operators have no objections to the annexation request. Bus service now travels from King Avenue down Shiloh Road past the subject property and down to Pierce Parkway by ZooMontana, so transit access for use of the open space will be possible.
- **Police:** The Police Department states that continued development and annexation will eventually require an increase in resources. However, this property will likely not be a high service demand area given its
- **Public Utilities:** The Public Works-- Distribution and Collection Division had no objection with the annexation request.

- Public Works -Street and Traffic Division: The Street and Traffic Division stated that it has no problems serving the property.
- Public Works-Solid Waste: The Solid Waste Division had no concerns with annexing the property.
- Ambulance Service: The City does not provide ambulance service, however it does dictate the level of service provided by American Medical Response (AMR). By City ordinance, 90% of ambulance calls must be answered within 8 minutes; this annexation is within the area of acceptable response time.
- Legal and Finance: General Fund services, such as the Legal and Finance Departments should not be negatively impacted by this annexation. The Finance Department responded that it did not see any issues with the petition request. Legal staff also did not have any issues with the annexation proposal.
- Other Departments: City/County services including Library, Planning, and Environmental Health are only slightly affected by the annexation since they will continue to serve property whether in the City or the County. Planning staff stated that the stormwater facility was needed and combining it with open space and recreation makes the property a positive addition to the City.

Annexation of this property would adhere to the following goals, objectives and policies of the 2001 West Billings Plan:

- Ensure new development is provided with adequate infrastructure and services, including sanitary sewer and storm water control (Planned Growth Theme, Policy Q, Page 24).
- Employ innovative planning concepts to achieve desirable and well-deigned neighborhoods, protect the environment, preserve meaningful open space, improve traffic flow, and enhance the quality of life of West Billings residence (Planned Growth Theme, Policy S, page 24).

Annexation of this property would adhere to the following goals, objectives and policies of the Yellowstone County and City of Billings 2008 Growth Policy:

- A healthy river ecosystem that supports multiple users (Natural Resource Element Goal, Page 9). Treatment of stormwater before it enters the Yellowstone River is a major purpose of this facility.
- Recreation facilities that serve the diverse recreational needs of Billings and Yellowstone County (Open Space and Recreation Element Goal, Page 10).
- Protect and increase the availability of public access to natural areas and trails (Open Space and Recreation Element Goal, Page 10).
- Healthy, safe neighborhoods and communities with sense of pride (Community Health Element Goal, p. 15).

## **RECOMMENDATION**

Staff recommends that the City Council conduct the public hearing and approve the Resolution annexing the City-owned subject property.

## **APPROVED BY CITY ADMINISTRATOR**

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Annexation Request Memo

Annexation Exhibit

Annexation Resolution

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# City of Billings

PUBLIC WORKS DEPARTMENT

*Engineering Division*

2224 Montana Avenue

Billings, Montana 59101

Office (406) 657-8231

Fax (406) 237-6291

## Memorandum



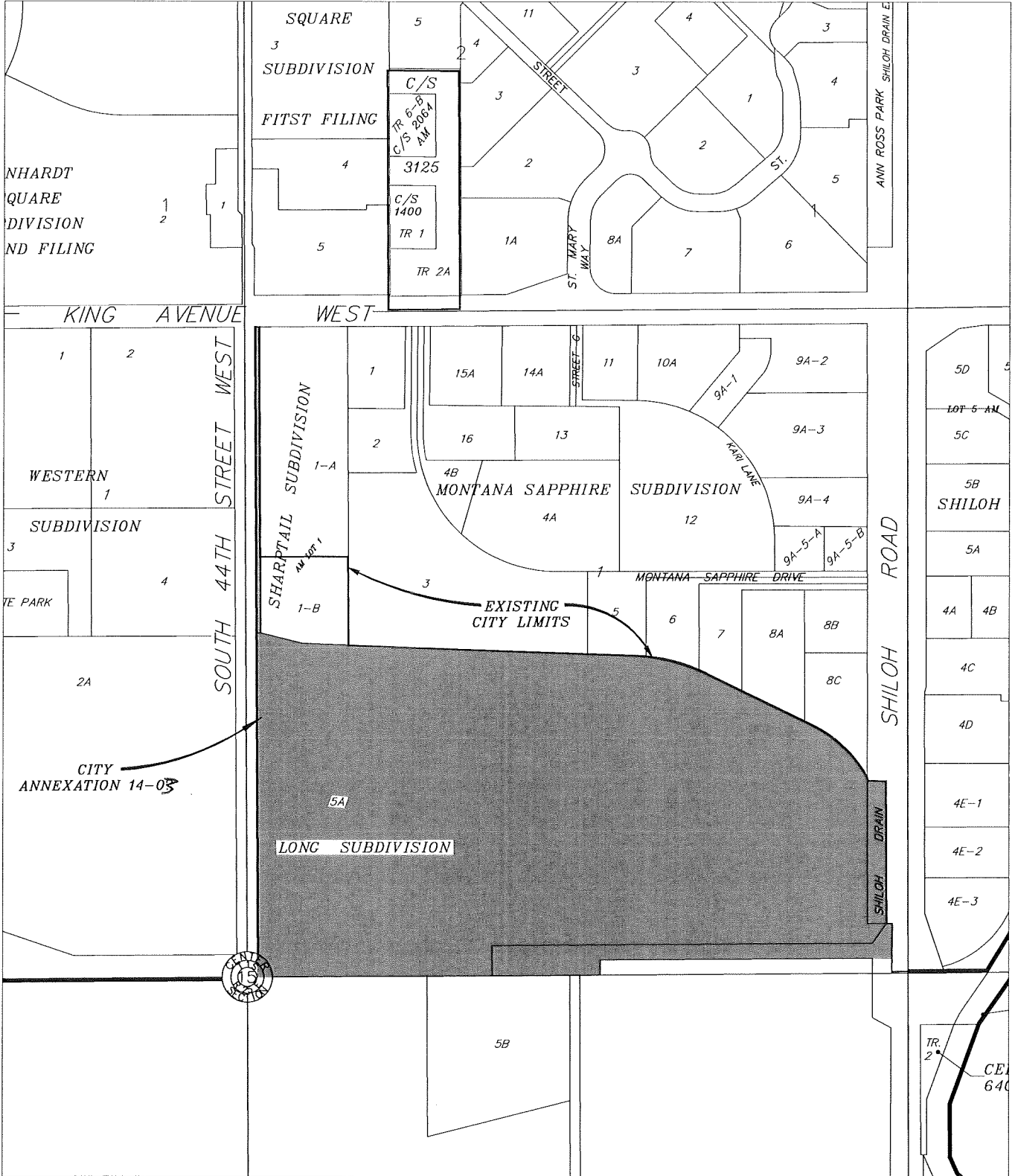
**Date:** June 16, 2014  
**To:** City-County Planning  
**From:** Christina Volek, Billings City Administrator *CV*  
**CC:** Dave Mumford, Debi Meling  
**RE:** Annexation of City Owned Parcel located on Shiloh Road

In accordance with the requirements of Montana Code Annotated (MCA) 7-2-4403 this memo is a request to annex into the corporate limits of the City of Billings, property owned by the City of Billings on the west side of Shiloh Road. This property is under construction to develop the Shiloh Conservation Area. The street address, property tax ID and legal description of the properties which are the subject of this annexation request are as follows:

<u>Street Address</u>	<u>Property Tax ID</u>	<u>Full Legal Description</u>
Shiloh Road	A34623	Lot 5A, Block 1 Of Amended Lot 5, Block 1, Long Subdivision

The City has acquired this property for development of the Shiloh Conservation Area to balance the objectives of water quality improvements, provide a measure of flood control and provide recreational benefits to the community.

EXHIBIT "A"



## **RESOLUTION NO. 14-**

### **A RESOLUTION OF THE CITY OF BILLINGS APPROVING REQUESTS FOR ANNEXATION AND ANNEXING TERRITORY TO THE CITY.**

WHEREAS, the City Council of the City of Billings has determined that it is in the best interest of the City of Billings to annex the territory hereinafter described; and

WHEREAS, the City of Billings is the owner of the territory; and

WHEREAS, the City Council has considered annexing said territory pursuant to Title 7, Chapter 2, Part 44 of the Montana Code Annotated.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA, AS FOLLOWS:

1. TERRITORY ANNEXED. Pursuant to Request filed as provided M.C.A., Title 7, Chapter 2, Part 44, the following territory is hereby annexed to the City of Billings:

A tract of land situated in the NE1/4 of Section 15, T. 1 S., R. 25 E., P.M.M., Yellowstone County, Montana, more particularly described as follows:

Lot 5A, of the Plat of Amended Lot 5, Block 5, Long Subdivision, Recorded April 19, 2011, Under Document Number 3585198, of record and on file in the office of the Yellowstone County, Clerk and Recorder's. Including all adjacent right-of-way of the Access Road to Yellowstone County Junk Vehicle Yard, as dedicated per said Amended Lot 5, Block 5, Long Subdivision, Shiloh Drain and Shiloh Road.

Containing 69.665 gross acres and 66.893 net acres more or less.

(# 14-03) See Exhibit "A" Attached

2. PROCEDURE. To comply with all procedures as required under M.C.A., Title 7, Chapter 2, Part 44, this resolution shall become effective 30 days after its passage and approval, and thereafter the boundary of the City of Billings shall be as set forth in this resolution.

PASSED by the City Council and APPROVED this 8th day of September, 2014.

THE CITY OF BILLINGS:

BY: \_\_\_\_\_

Thomas Hanel, MAYOR

ATTEST:

BY: \_\_\_\_\_

Cari Martin, CITY CLERK

(AN #14-03)

**ATTACHMENT A**

*EXHIBIT "A"*



**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing for Ward Ordinance First Reading - Annexation #14-04

**PRESENTED BY:** Candi Millar, Planning & Community Services Department Director

**Department:** Planning & Community Services

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**PROBLEM/ISSUE STATEMENT**

City election ward boundaries must be adjusted to conform to city limit amendments resulting from annexation of property into the City. The City Council approved the annexation of property located south of Elysian Road and just west of the existing Josephine Crossing Subdivision (Annexation #14-04) on August 25, 2014. This requires a change in the boundaries of Ward III. Two readings are required for this action. The first reading of the ordinance is scheduled for September 8, 2014, along with a public hearing, and the second reading is scheduled for September 22, 2014.

**ALTERNATIVES ANALYZED**

City Council may approve or not approve the ordinance to amend the boundaries of Ward III on first reading.

- Approving the ordinance will modify the boundaries of Ward III to include the property located south of Elysian Road and just west of the existing Josephine Crossing Subdivision.
- Denying the ordinance will not modify the boundaries of Ward III and create a problem where property inside the City Limits is not within one of the City Ward Boundaries.

**FINANCIAL IMPACT**

There is no budget/financial impact from this action.

**RECOMMENDATION**

Staff recommends that Council hold a public hearing and approve this ordinance on first reading adding recently annexed property to Ward III.

**APPROVED BY CITY ADMINISTRATOR**

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Ward Boundary Ordinance

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**ORDINANCE NO. 14-\_\_\_\_\_**

AN ORDINANCE OF THE CITY OF BILLINGS, AMENDING BILLINGS MUNICIPAL CODE, CHAPTER 11, ELECTIONS, IN PARTICULAR, SECTION 11-102(c), WARD BOUNDARIES; AND CHANGING THE WARD BOUNDARIES ESTABLISHED THEREIN BY ADDING CERTAIN NEWLY ANNEXED REAL PROPERTY TO WARD III PROVIDING FOR CERTIFICATION AND REPEALING OF ALL ORDINANCES AND RESOLUTIONS INCONSISTENT THEREWITH.

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA:**

1. AMENDMENT. Pursuant to Billings Municipal Code, Section 11-102(c) and the State Law, Billings Municipal Code, Section 11-102(c) Ward Boundaries is hereby amended by adding to Ward III the following described real property:

A tract of land situated in the NW1/4 of Section 20, T.1S., R.26E., P.M.M., Yellowstone County, Montana, more particularly described as a portion of Tract 1A, of the Corrected Certificate of Survey No. 3223, Tract 1 Amended, Recorded December 14, 2005, under Document Number 3360294, of record and on file in the office the Yellowstone County, Clerk and Recorder's, said portion described as follows:

Basis of Bearings being the plat of Josephine Crossing Subdivision, Document No. 3402833. Beginning at the northeast corner of Tract 1A of said Corrected Certificate of Survey No. 3223; thence S 00°11'11" E along the east line of said Tract 1A for a distance of 1858.00 feet; thence leaving said east line, S 89°49'46" W for a distance of 246.00 feet; thence N 00°11'11" W for a distance of 585.63 feet; thence along a curve to the left with a central angle of 27°15'58" and a radius of 480.00 feet, with an arc length of 228.42 feet (chord bearing N 13°49'10" W for a distance of 226.27 feet); thence along a reversing curve to the right with a central angle of 27°15'58" and a radius of 150.00 feet, with an arc length of 71.38 feet (chord bearing N 13°49'10" W for a distance of 70.71 feet); thence N 00°11'11" W for a distance of 983.78 feet to a point on the north line of said Tract 1A, point also being on the south right-of-way line of Elysian Road; thence N 89°49'46" E along said south right-of-way line for a distance of 316.00 feet to the Point of Beginning.

Containing 12.263 gross and net acres more or less.  
(# 14-04) See Exhibit "A" Attached

2. CERTIFICATION. Pursuant to M.C.A. Section 13-3-103, the above change and alteration is hereby certified to the election administrator by the City Council, and the City Administrator or his designee is hereby directed to certify

the changes and alterations and to deliver a map showing the boundaries of the ward, the streets, avenues and alleys by name and the ward by number, to the election administrator not more than ten (10) days after the effective date of this ordinance.

3. REPEALER. All other ordinances, sections of the Billings Municipal Code and ordinances inconsistent herewith are hereby repealed.

PASSED by the City Council on the first reading this 8<sup>th</sup> day of September, 2014.

PASSED by the City Council on the second reading this 22nd day of September, 2014.

THE CITY OF BILLINGS:

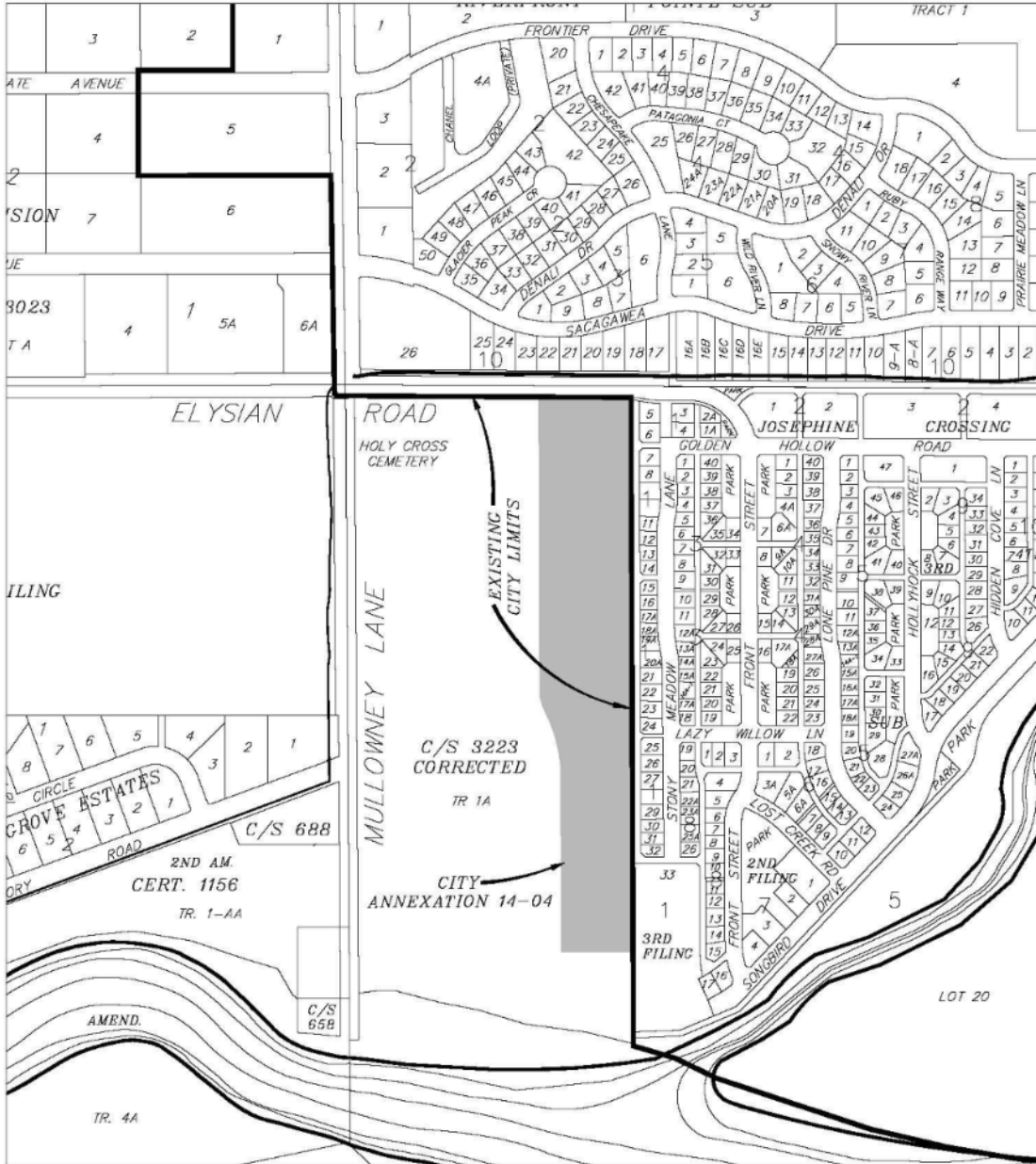
\_\_\_\_\_  
Thomas W. Hanel, MAYOR

ATTEST:

BY: \_\_\_\_\_  
Cari Martin, CITY CLERK

(AN 14-04)

# EXHIBIT "A"



**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing and Resolution to Vacate a portion of Mountain View Boulevard

**PRESENTED BY:** David Mumford, Public Works Director

**Department:** Public Works

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**PROBLEM/ISSUE STATEMENT**

Residents of Mountain View Boulevard requested a meeting with their Council members and City staff to discuss their concerns with the condition of Mountain View Boulevard. At the meeting several options were discussed as potential solutions to the residents' concerns. The majority of the adjacent property owners requested to vacate Mountain View Boulevard and make it a private street. City staff is in agreement that it is in the best interest of the City to make the street private. There are private and public utilities in the street that will exist in an easement. A road easement will be developed to allow access for all of the property owners. If vacated, the street will revert to the abutting property owners. Vacation of Mountain View Boulevard will allow the residents to maintain the street. The City would no longer be responsible for maintenance.

**ALTERNATIVES ANALYZED**

The Council may:

- After holding a public hearing, approve the vacation of the above mentioned right of way; or
- Do not approve the vacation of the above mentioned right of way. If the vacation is not approved, the City will continue to own and maintain the road.

**FINANCIAL IMPACT**

It is proposed that the right of way revert to the abutting property owners at no cost.

**RECOMMENDATION**

Staff recommends that the City Council approve the vacation of a portion of Mountain View Boulevard.

**APPROVED BY CITY ADMINISTRATOR**

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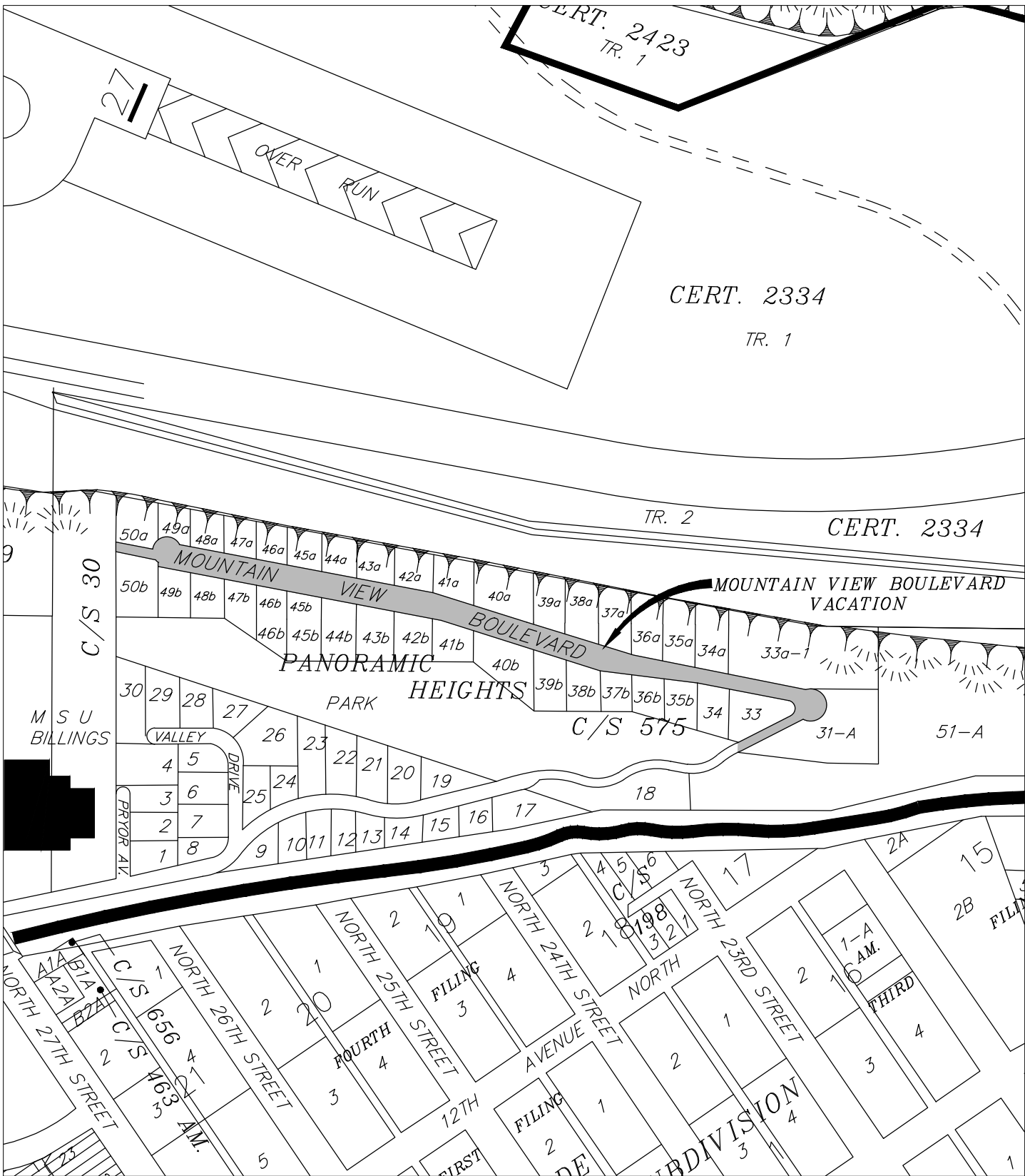
Exhibit

Resolution to Vacate

Petitions

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# EXHIBIT "A"



RESOLUTION NO. 14-\_\_\_\_\_

A RESOLUTION OF THE CITY OF BILLINGS, MONTANA, DISCONTINUING AND VACATING **portion of Mountain View Boulevard and alley.**

WHEREAS, a proper petition was filed with the City Council of the City of Billings, Montana, as per Section 22-601 BMCC, requesting discontinuance and vacation of **portion of Mountain View Boulevard and alley** as described hereinafter; and

WHEREAS, a public hearing was properly noticed and held as required by law.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA, AS FOLLOWS:

1. **DISCONTINUANCE AND VACATION.** Pursuant to Sections 7-14-4114 and 7-14-4115, M.C.A., **portion of Mountain View Boulevard and alley** more particularly described as follows:

A tract of land situated in Panoramic Heights Subdivision, Recorded May 10, 1947, under Document Number 426171, Certificate of Survey Number 575, Recorded March 16, 1953, under Document Number 504035 and Amended Plat of Lots 31, 32, 33a and 51 of Panoramic Heights Subdivision, Recorded May 31, 2001, under Document Number 3131273 of record and on file in the office the Yellowstone County, Clerk and Recorder's in Billings, Yellowstone County, Montana, more particularly described as:

A portion of Mountain View Boulevard adjacent to Lots 33, 34, 34a – 49a, Lots 35b-50b, 50a and Lots 31-A, and 33a-1 of said Recorded Documents respectively.

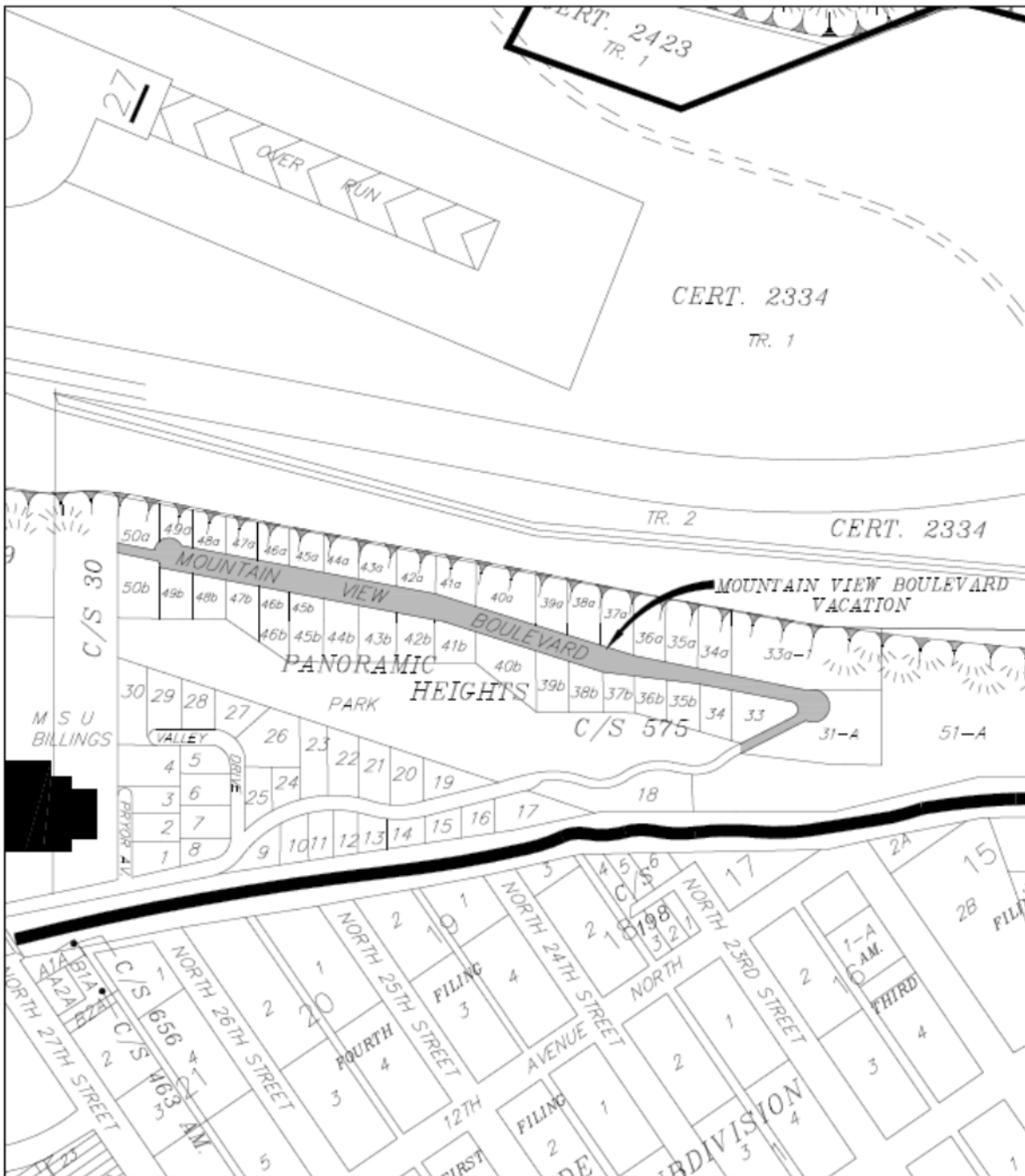
RESERVING AND EXCEPTING THEREFROM THE FOLLOWING:

- (a) The right of free and uninterrupted passage in and along the road, together with the right to free ingress, egress and regress to and for residents who occupy the residences on either side of the discontinued and vacated portion of Mountain View Boulevard, as shown on Exhibit A,
- (b) The right of free and uninterrupted passage in and along the road, together with the right to free ingress, egress and regress to and for social guests and invitees of residents who occupy the residences on either side of the discontinued and vacated portion of Mountain View Boulevard, as shown on Exhibit A,
- (c) The right of free and uninterrupted passage in and along the road, together with the right to free ingress, egress and regress to and for delivery of mail and packages, for the removal of solid waste, and for other necessary services to residents who occupy the residences on either side of the discontinued and vacated portion of Mountain View Boulevard, as shown on Exhibit A,
- (d) The City's right to enter upon the property for the purpose of constructing, reconstructing, maintaining, operating, servicing, repairing and replacing water lines over, across, under and through the said real property, together with the right of free ingress and egress at all times for the purpose of constructing, reconstructing, maintaining, operating, servicing, repairing and replacing said sanitary sewers and/or water lines and appurtenances, and, if GRANTEE deems it in the best interest of the City of Billings, Montana, adding additional sanitary sewer and/or water lines,
- (e) The right of free and uninterrupted passage in and along the road, pursuant to §7-14-4115, MCA, for any public utility to continue to maintain its plant and equipment located on the former Mountain View Boulevard right-of-way,

Is hereby discontinued, abandoned and vacated and shall revert to adjacent property owners, subject to the reservations and exceptions stated above.



# EXHIBIT "A"



## Survey for Upper Mountain View Boulevard

During a meeting with property owners on Mountain View Blvd, several options were discussed with regards to the surface of the roadway. Three options were discussed: Privatize the road and the City of Billings will provide a one time payment of \$45,000 for asphalt surface repairs; create a Special Improvement District (SID) for storm improvements and use City funds for asphalt; keep the road publically owned and maintain with a gravel surface. Please indicate your preference below.

Privatize the road

Exploring the creation of an SID

Keep the road public and the City will maintain as gravel road

Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: \_\_\_\_\_

How much would S. I.D.  
cost? (with underground  
per year power?)

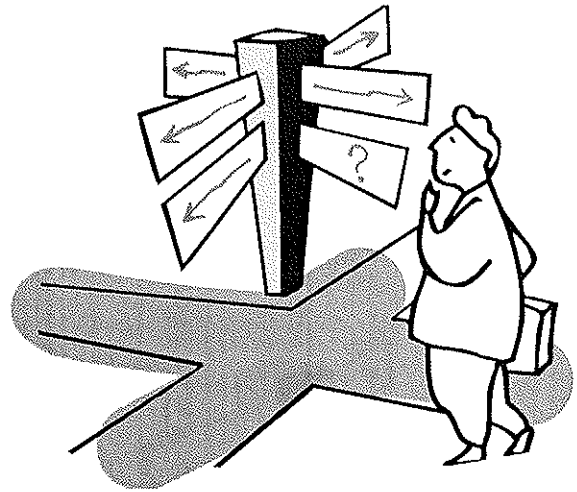
4 lots

47 + 48 A + B  
undeveloped

is there a public hearing?  
vacating!

Where would abandonment start < <sup>top</sup> of HILL?  
bottom

Please notify E-mail (206) 550-0996



Name: RICH GRASS  
Address: 826 So 227<sup>th</sup>  
Des Moines WA  
Email: richgrass@gmx.com

Surveys can be submitted as follows:

- Fax to 237-6291
- Hand deliver
- Mail to address on attached letter (add postage)
- Scan and e-mail to [strausr@ci.billings.mt.us](mailto:strausr@ci.billings.mt.us)

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- Privatize the road
- Exploring the creation of an SID
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Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS:

Name: Jim Buehly  
 Address: 180 MOUNTAIN VIEW  
 BILLINGS MT 59101

Email:

- Fax to 237-6291
- Hand deliver
- Mail to address on a tached letter (add postage)
- Scan and e-mail to s.raust@ci.billings.mt.us

Administrative Coordinator

2224 Montana Avenue  
Billings, MT 59101

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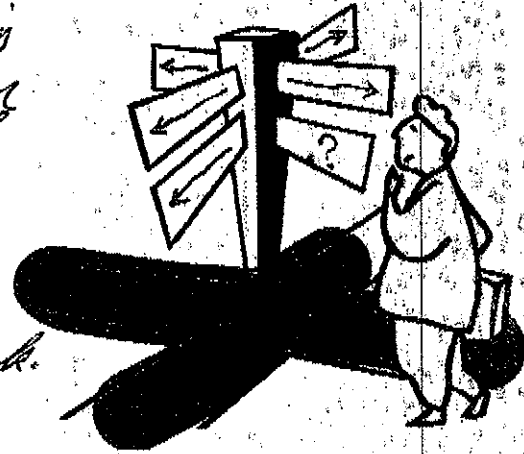
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Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: *privatize road from Jim Powells to Sam Van Eeden home on the far west end only.*

*City to provide initial blacktop surface prior to privatizing, including all prep work. City to post New Speed limit signs and "Not a thru St., Private Road Ahead Sign near Peggy Gaydens home.*



Name: GARY LEMKE  
 Address: 190 MTN VW BLVD  
City of Billings  
 Email: gary.lemke@hermail.com

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- Fax to 237-6291
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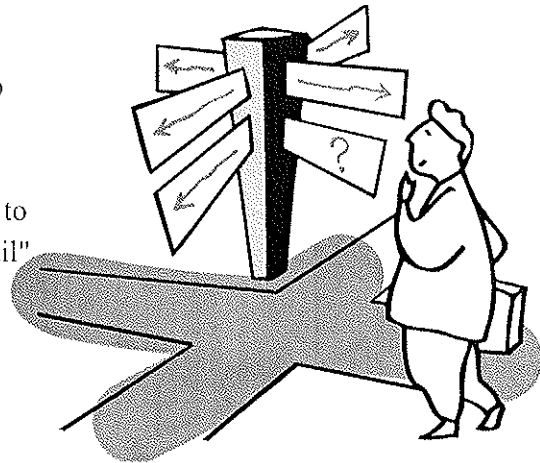
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- Privatize the road
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Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: \_\_\_\_\_

\_\_\_\_\_ Pavement to start at Sam VanEeden on west to  
\_\_\_\_\_ Jim Powell corner. All city services continue  
\_\_\_\_\_ with any maintenance requirements outlined.  
\_\_\_\_\_ Upper Mountain View clarified as Jim Powell to  
\_\_\_\_\_ Sam VanEeden and not inclusive of lower "trail"  
\_\_\_\_\_ from Peggy Gaghen to Jim Powell.  
\_\_\_\_\_ Anticipated city fees i.e. permits included in  
\_\_\_\_\_ payment for pavement project.  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



Name: Linda Lemke

Address: 194 Mountain View Blvd  
Billings, MT 59101

Email: lindylemke@msn.com

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Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: *Wishing and hoping  
this project does not  
become a "SNAFU"  
It's been ~~one~~ one up  
to now.*

*Lance Renstrom*

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Privatize the road

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Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS:

*Hello,*

*15 TOTAL OWNERS ON UPPER MOUNTAIN VIEW BLVD.*

*4 OF THE 15 ARE VACANT LAND OWNERS.*

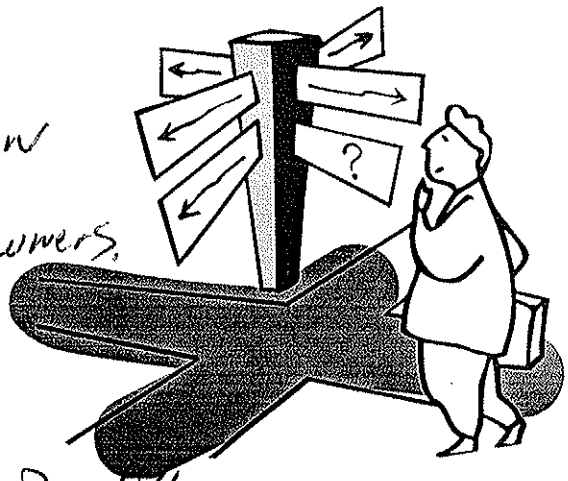
*2 OF THE 15 ARE ABSENTEE OWNERS.*

*THE BALANCE OF 9 HAVE ALL JOINTLY DECIDED ON "PRIVATIZE ROAD!"*

*IF FOR SOME REASON YOU DO NOT RECEIVE AT LEAST 8 SURVEYS (51%), PLEASE CONTACT ME AT EMAIL BELOW OR 252-0007.*

*THANKS!!*

*Stan Everson*



Name:

*STAN EVERSON*

Address:

*202 Mountain View Blvd  
Blgs, 59101*

Email:

*everstan@bresnan.net*

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Privatize the road

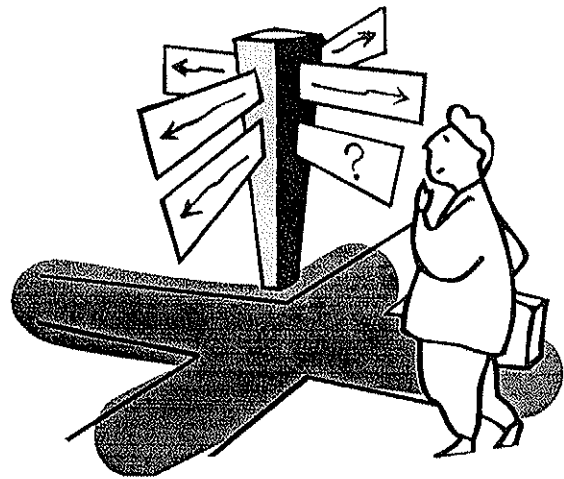
Exploring the creation of an SID

Keep the road public and the City will maintain as gravel road

Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: \_\_\_\_\_

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Name: Jan Lynn Morkoff

Address: 208 Mountain View

Email: janorl@juno.com

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- Privatize the road
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- Keep the road public and the City will maintain as gravel road

Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: None.

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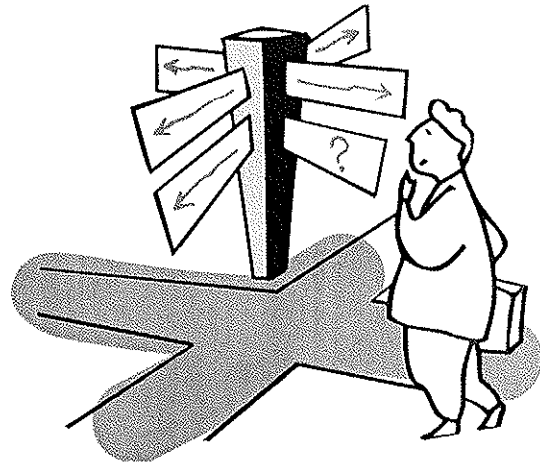
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Name: Jordan Smith

Address: 204 (& 206) Mountain View Blvd,  
Billings, MT 59101

Email: jordan.dianne.smith@gmail.com

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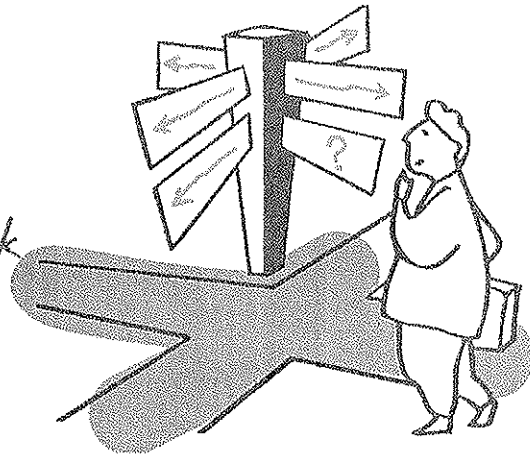
1<sup>st</sup>  Privatize the road

2<sup>nd</sup>  Exploring the creation of an SID

NO  Keep the road public and the City will maintain as gravel road

Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: I vote for privatizing  
the upper mountain view road  
and having the city provide a  
proper 2-lane asphalt street  
on that property. I do not think  
we should limit that cost to  
\$45,000. I believe it should be  
done right even if the cost  
exceeds that figure.



IF the pavement can not be done properly  
by the city, I would rather look into a SID  
and proceed with an engineered solution.

Name: RICH PALMERSHEIM  
Address: 198 MOUNTAIN VIEW BLVD  
BILLINGS, MT 59101  
Email: RAPAJAP@AOL.COM

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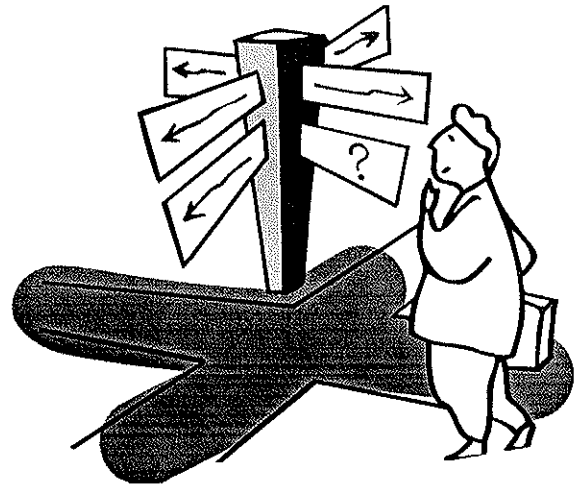
Privatize the road

Exploring the creation of an SID

Keep the road public and the City will maintain as gravel road

Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: I assume that our  
home taxes will decrease  
due to the fact that  
we will have to take  
care of the road ourselves.  
If NOT, I would prefer to  
keep the gravel road.



Name: Sheri Lee  
Address: 218 Mountain View Blvd  
Billings, mt 5910  
Email: mutt-lee@hotmail.com

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Thank you for taking the time to fill out and return the survey. If you have any additional comments or concerns, please feel free to include them below:

COMMENTS: I am for privatizing the road. I would like to see the fine details of the proposal, cost of having asphalt put down, liabilities involved, and that the city is still responsible for the existing utilities.

Name: Jim Powell

Address: 115 Mountain View Blvd  
Billings, Montana 59101

Email: jimp@bresnan.net

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Tyler Westrope  
Public Works Dept - Engineering Division  
2224 Montana Avenue  
Billings, MT 59101

Please  
Attach  
Stamp

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing and Resolution Setting Annual Light District Assessments for Fiscal Year 2015

**PRESENTED BY:** David Mumford, Public Works Director

**Department:** Public Works

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**PROBLEM/ISSUE STATEMENT**

Montana Code Annotated 7-12-4332 requires that the City Council annually adopt a resolution to provide for the assessment of costs for each Special Improvement Lighting Maintenance District (SILMD) on or before the first Monday in October. The amount assessed is based on anticipated utility rates, estimated maintenance costs and administrative fees, as well as the reserve requirements needed for each district. The attached resolution specifies the proposed SILMD assessments for fiscal year 2015.

**ALTERNATIVES ANALYZED**

The Council must hold a public hearing and then may

- approve the resolution; or
- not approve the resolution. If Council does not approve the resolution, an amended resolution will need to be adopted at the next City Council meeting for continued operation of the light districts and to be in compliance with state law.

**FINANCIAL IMPACT**

SILMD assessments for FY 2015 will generate approximately \$2,325,890 in revenues which is the amount calculated to recover the estimated costs of electricity, maintenance, and administration fees and to maintain an adequate cash balance in each light district fund.

**RECOMMENDATION**

Staff recommends that the City Council conduct a public hearing and approve the proposed resolution adopting the annual Special Improvement Lighting Maintenance District assessments for Fiscal Year 2015.

**APPROVED BY CITY ADMINISTRATOR**

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SILMD Resolution

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**RESOLUTION 14 - \_\_\_\_\_**

**A RESOLUTION LEVYING AND ASSESSING PROPERTY IN  
SPECIAL IMPROVEMENT LIGHTING MAINTENANCE DISTRICTS  
OF THE CITY OF BILLINGS, PROVIDING FOR NOTICE, HEARING  
AND ADOPTION.**

WHEREAS, certain lighting maintenance districts have been created within the City of Billings, and WHEREAS, State Law provides for assessing the costs of maintaining lights and furnishing electrical current annually within these lighting maintenance districts; and

WHEREAS, Section 7-12-4332, M.C.A. provides that the City shall pass a resolution levying and assessing maintenance costs.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA, AS FOLLOWS:

1. DISTRICTS AND ASSESSMENTS. The lighting maintenance districts and assessments to defray one hundred percent (100%) of all the costs of maintenance and lighting are hereby levied and assessed as listed on EXHIBIT "A" attached hereto, and by this reference, said exhibit is made a part hereof.

2. PERIOD OF ASSESSMENT. That said assessment is to defray costs for the fiscal year 2015 (July 1, 2014 through June 30, 2015).

3. DISPOSITION OF COLLECTIONS. That the assessments as collected shall be placed in the respective lighting maintenance funds and shall be used to defray the costs of maintenance and lighting as provided by law.

4. NOTICE OF HEARING. On Monday, **September 8, 2014**, at 6:30 o'clock p.m., or as soon thereafter as the matter may be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council will hear objections to the adoption of this resolution. The City Clerk is hereby directed to publish notice thereof twice, at least five (5) days prior to the hearing, in the Billings Times.

5. EFFECTIVE DATE. This resolution shall be effective upon adoption.

ADOPTED AND APPROVED by the City Council of the City of Billings, Montana, on the 8th day of September 2014.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, MAYOR

ATTEST:

BY: \_\_\_\_\_  
Cari Martin, CITY CLERK

*Exhibit A*

<b>District Number</b>	<b>FY 15 Assessment</b>
8	\$7,600
9	\$7,350
10	\$20,000
13	\$159,000
14	\$81,000
17	\$17,600
18	\$2,500
95	\$15,750
97	\$171,000
99	\$23,500
100	\$34,600
107	\$23,100
109	\$58,500
113	\$6,350
114	\$12,400
115	\$2,940
116	\$7,750
117	\$44,500
118	\$3,350
119	\$2,300
121	\$33,000
122	\$2,540
123	\$4,400
124	\$13,000
125	\$5,150
126	\$2,580
127	\$9,600
128	\$6,700
129	\$4,450
130	\$1,600
131	\$11,500
133	\$3,230
134	\$7,400
135	\$7,100
136	\$6,200
137	\$5,000
138	\$9,900
139	\$3,330
143	\$7,700
144	\$360
145	\$6,400
146	\$4,800
147	\$6,200
149	\$30,000
150	\$10,000
151	\$8,400
152	\$57,200

153	\$7,350
154	\$16,400
155	\$6,600
157	\$12,250
158	\$10,650
159	\$14,400
160	\$9,600
161	\$14,300
162	\$930
163	\$17,000
164	\$5,080
165	\$11,800
167	\$3,200
171	\$7,700
172	\$7,400
173	\$15,800
174	\$13,400
175	\$4,450
176	\$610
178	\$3,250
179	\$6,550
180	\$4,800
181	\$22,500
182	\$7,780
183	\$15,800
184	\$5,100
185	\$1,920
186	\$12,500
187	\$3,250
188	\$3,850
189	\$3,200
190	\$16,500
191	\$5,700
192	\$4,150
193	\$10,200
194	\$5,150
195	\$4,600
196	\$3,450
197	\$2,100
198	\$1,580
200	\$2,430
201	\$6,700
202	\$15,200
203	\$510
204	\$13,000
205	\$530
206	\$4,400
207	\$5,100
208	\$9,300
209	\$7,250

210	\$2,500
211	\$1,570
212	\$1,580
213	\$980
214	\$6,250
216	\$1,920
217	\$12,600
220	\$4,800
221	\$130
222	\$1,870
223	\$5,350
224	\$24,000
225	\$7,300
226	\$6,300
227	\$12,500
228	\$10,500
229	\$5,500
230	\$12,800
231	\$7,750
232	\$33,500
233	\$20,000
234	\$8,500
235	\$8,900
236	\$3,000
237	\$5,400
238	\$220
239	\$1,180
240	\$8,300
241	\$8,100
242	\$1,080
244	\$1,420
245	\$1,100
246	\$4,380
247	\$15,100
248	\$31,800
249	\$36,200
250	\$5,000
251	\$52,500
252	\$7,400
253	\$25,500
254	\$4,300
255	\$4,000
257	\$15,000
258	\$36,800
259	\$33,000
261	\$6,600
262	\$41,500
263	\$16,500
264	\$3,500
265	\$4,300

266	\$900
269	\$0
270	\$10,000
271	\$12,900
272	\$36,500
273	\$2,700
274	\$1,150
276	\$10,000
277	\$10,800
278	\$4,600
279	\$830
280	\$13,500
281	\$0
283	\$6,700
285	\$4,400
286	\$3,200
287	\$2,450
288	\$25,000
289	\$5,500
290	\$2,300
292	\$7,400
293	\$2,900
294	\$5,900
295	\$1,320
296	\$15,800
297	\$2,620
298	\$2,290
299	\$4,500
300	\$4,800
301	\$63,000
302	\$7,200
305	\$15,800
306	\$9,300
307	\$54,000
308	\$3,550
309	\$8,650
310	\$6,300
311	\$8,000
312	\$12,600
313	\$7,370
320	\$2,780

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing SID 1395 Spread of Assessments

**PRESENTED BY:** Patrick M. Weber, Finance Director

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

The assessment for SID 1395 (Boca Raton Road) has been completed by the Finance Division and is ready to spread on the tax rolls. This project and bond sale have previously been approved by Council. This project is for constructing curb and gutter, street improvements, sanitary sewer mains, sanitary sewer services, water mains, and water services on Boca Raton Road between Clubhouse Way and Annandale Road.

**ALTERNATIVES ANALYZED**

The Council must hold a public hearing and then may:

- Approve the resolution; or
- Not approve the resolution. If so, the property owners will not be assessed, and the General Fund will be responsible for paying for the improvements.

**FINANCIAL IMPACT**

The amount of the bond sale was \$178,000. The costs associated with SID 1395 are assessed per lot, please see attachment. The net effective interest rate is 4.50%. Under the State Statute 7-12-4189, the City is required to add ½ of 1% for a total rate of 5.00%. The ½ of 1% will be used as additional security on bond issues, as stated in the final bond resolution. Interest earnings and prior collections are subtracted from the final construction cost and spread to the appropriate properties. Any remaining fund balances are used to call bonds.

**RECOMMENDATION**

Staff recommends that the City Council conduct a public hearing and pass the proposed resolution on September 8, 2014.

**APPROVED BY CITY ADMINISTRATOR**

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Resolution SID 1395

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RESOLUTION 14 \_\_\_\_\_

A RESOLUTION LEVYING A SPECIAL ASSESSMENT TAX UPON ALL BENEFITED PROPERTY IN A SPECIAL IMPROVEMENT DISTRICT OR PROJECT KNOWN AS 1395, IN THE CITY OF BILLINGS, MONTANA.

WHEREAS, the City created a special improvement district or project known as 1395 and;

WHEREAS, it is necessary to levy a special assessment tax upon each benefited property in the district or project area to defray the cost and expenses of said district or project; and

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Billings, Montana as follows:

SECTION 1: LEVY AND ASSESSMENT. That for the purpose of defraying the cost and expense of making improvements in a special improvement district or project known as 1395 of the City of Billings, Montana, there is hereby levied and assessed upon each lot or parcel of land described below, owned by persons respectively indicated, a special assessment tax payable in semi-annual installments with interest. Each lot and parcel assessed and the owner thereof is hereinafter described:

Tax Code /Owner Name /Legal Description	Assessment Amount	Interest Rate	Years Assessed
A22244 PISAURO, BRENDA A LAKE HILLS SUBD 15TH FILING, S16, T01 N, R26 E, BLOCK 19, Lot 6	\$35,600.00	5.000	15
A22605 DISANTE, NORBERTO F LAKE HILLS SUBD 14TH FILING, S16, T01 N, R26 E, BLOCK 46, Lot 21	\$35,600.00	5.000	15
A22610 SCHNEITER ENTERPRISES LAKE HILLS SUBD 14TH FILING, S16, T01 N, R26 E, BLOCK 46, Lot 26	\$35,600.00	5.000	15
A22616 SCHNEITER ENTERPRISES LAKE HILLS SUBD 14TH FILING, S16, T01 N, R26 E, BLOCK 47, Lot 5	\$35,600.00	5.000	15

A22631

\$35,600.00

5.000

15

YEE, POON LEUNG

LAKE HILLS SUBD 14TH FILING, S16, T01 N, R26 E, BLOCK 47, Lot 20

SECTION 2: DISPOSITION OF COLLECTION. All monies collected from the assessment shall be paid into a special improvement district or project Fund. Assessments become delinquent based on the semi-annual due dates of real property taxes, currently December 1 and June 1 of each year.

SECTION 3: NOTICE AND HEARING. On Monday, September 8, 2014 at 6:30 p.m., or as soon thereafter as the matter was considered on the agenda of the City Council at a regular meeting held in the Council Chambers of the Police Facility, 220 N. 27<sup>th</sup> St., Billings, Montana, the City Council held a public hearing to hear comments and/or objections to the adoption of this resolution. The City Clerk published notice of the public hearing twice with at least six (6) days separating each publication in a newspaper of general paid circulation with a periodicals mailing permit. The final publication was made at least 10 days prior to the public hearing per MCA 7-12-4177.

SECTION 4: EFFECTIVE DATE. This resolution shall be effective upon adoption.

ADOPTED AND APPROVED this 8<sup>th</sup> day of September, 2014.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, Mayor

ATTEST:

BY: \_\_\_\_\_  
Cari Martin, City Clerk

**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing SID 2905 Spread of Assessments

**PRESENTED BY:** Patrick M. Weber, Finance Director

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

The assessment for Sidewalk, Curb and Gutter SID No. 2905 has been completed by the Finance Department and is ready to spread on the tax rolls. This project is for sidewalks along Rimrock Road from Forsythia to Shiloh. This is the final spread of this SID as the final cost is nearly identical to the estimated cost of the project.

**ALTERNATIVES ANALYZED**

The Council must hold a public hearing, and then may:

- Approve the resolution; or
- Not approve the resolution, the property owners will not be assessed, and the General Fund will be responsible for paying for the improvements.

**FINANCIAL IMPACT**

The total cost of the bonds is \$93,426.02. The net effective interest rate is 4.74%. Under the State Statute 7-12-4189, the City is required to add ½ of 1% for a total rate of 5.24%. The ½ of 1% will be used as additional security on bond issues, as stated in the final bond resolution.

**RECOMMENDATION**

Staff recommends that the City Council conduct a public hearing and pass the proposed resolution on September 8, 2014.

**APPROVED BY CITY ADMINISTRATOR**

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Resolution SID 2905

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Attachment A

RESOLUTION NO. 14 \_\_\_\_\_

A RESOLUTION LEVYING A SPECIAL ASSESSMENT TAX UPON ALL BENEFITED PROPERTY IN A SPECIAL IMPROVEMENT DISTRICT OR PROJECT KNOWN AS 2905, IN THE CITY OF BILLINGS, MONTANA.

WHEREAS, the City created a special improvement district or project known as 2905 and;

WHEREAS, it is necessary to levy a special assessment tax upon each benefited property in the district or project area to defray the cost and expenses of said district or project; and

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Billings, Montana as follows:

1: LEVY AND ASSESSMENT. That for the purpose of defraying the cost and expense of making improvements in a special improvement district or project known as 2905 of the City of Billings, Montana, there is hereby levied and assessed upon each lot or parcel of land described below, owned by persons respectively indicated, a special assessment tax payable in semi-annual installments with interest. Each lot and parcel assessed and the owner thereof is hereinafter described:

<u>Tax Code</u> <u>/Owner Name</u> <u>/Legal Description</u>	<u>Assessment</u> <u>Amount</u>	<u>Interest</u> <u>Rate</u>	<u>Years</u> <u>Assessed</u>
A06461 KOERPER, SAMUEL J DURLAND HEIGHTS SUBD, S27, T01 N, R25 E, BLOCK 9, Lot 1, LT 1 BLK 9 DURLAN	\$1,389.34	5.240	12
A06462 ERICKSON, CASEY J & STACI J DURLAND HEIGHTS SUBD, S27, T01 N, R25 E, BLOCK 9, Lot 2	\$2,674.17	5.240	12
A06463 MARES, STEVEN D & ERIN S DURLAND HEIGHTS SUBD, S27, T01 N, R25 E, BLOCK 9, Lot 3	\$2,665.71	5.240	12
A06464 TOLENTINO, CHARLOTTE A DURLAND HEIGHTS SUBD, S27, T01 N, R25 E, BLOCK 9, Lot 4	\$3,065.30	5.240	12
A06465	\$3,035.34	5.240	12



A13982	\$3,278.17	5.240	12
PANGBURN, EDNA SKY VIEW SUBD 1ST FILING, S34, T01 N, R25 E, Lot 8			
A17088	\$1,186.46	5.240	12
LIFEWAY CHURCH OF BILLINGS TIFFANY SUBD, S34, T01 N, R25 E, Lot 10, N150' LESS E8.65'			
A20259	\$4,287.89	5.240	12
POLETTE, THOMAS L SKY VIEW SUBD 2ND FILING, S34, T01 N, R25 E, BLOCK 3, Lot 10			
C03131	\$2,405.99	5.240	12
DEGGES, GREGORY L & CHERYL PALISADES PARK SUBD 1ST FILING, S28, T01 N, R25 E, BLOCK 2, Lot 1, & 20 FT			
C03131A	\$2,713.37	5.240	12
KUNTZ, HARVEY W & PATSY ANN PALISADES PARK SUBD 1ST FILING, S28, T01 N, R25 E, BLOCK 2, Lot 2, & ADJ 20			
C03131B	\$2,713.37	5.240	12
SCHLOSSER, MICHAEL E & NICOLE M PALISADES PARK SUBD 1ST FILING, S28, T01 N, R25 E, BLOCK 2, Lot 3, & ADJ 20			
C03131C	\$2,596.56	5.240	12
DUNCAN, TERRY A & FRANCES E PALISADES PARK SUBD 1ST FILING, S28, T01 N, R25 E, BLOCK 2, Lot 4, & 20 FT			
C03135	\$1,997.93	5.240	12
MCKNIRE, VESTER D & MARILYN J PALISADES PARK SUBD 2ND FILING, S28, T01 N, R25 E, BLOCK 3, Lot 1, & ADJ 10			
C03136	\$2,751.01	5.240	12
KELLY, JOEL & PALISADES PARK SUBD 2ND FILING, S28, T01 N, R25 E, BLOCK 3, Lot 2, & ADJ 10			
C03137	\$2,797.11	5.240	12
ZISS, MARTIN M & PALISADES PARK SUBD 2ND FILING, S28, T01 N, R25 E, BLOCK 3, Lot 3, & ADJ 10			
C03138	\$2,813.26	5.240	12
ROBSON, GARTH A & GALE R PALISADES PARK SUBD 2ND FILING, S28, T01 N, R25 E, BLOCK 3, Lot 4, & ADJ 10			
C03139	\$2,813.26	5.240	12
PFEIFFER, JARED & TRACI PALISADES PARK SUBD 2ND FILING, S28, T01 N, R25 E, BLOCK 3, Lot 5, & ADJ 10			
D04753	\$3,594.76	5.240	12
BOTNEN, AMANDA R & CRAIG W S34, T01 N, R25 E, C.O.S. 247, PARCEL 1A, TR 1A COS 247 AMD (11)			

2: DISPOSITION OF COLLECTION. All monies collected from the assessment shall be paid into a special improvement district or project Fund. Assessments become delinquent based on the semi-annual due dates of real property taxes, currently December 1 and June 1 of each year.

3: NOTICE AND HEARING. On Monday, September 8, 2014 at 6:30 p.m., or as soon thereafter as the matter was considered on the agenda of the City Council at a regular meeting held in the Council Chambers of the Police Facility, 220 N. 27<sup>th</sup> St., Billings, Montana, the City Council held a public hearing to hear comments and/or objections to the adoption of this resolution. The City Clerk published notice of the public hearing twice with at least six (6) days separating each publication in a newspaper of general paid circulation with a periodicals mailing permit. The final publication was made at least 10 days prior to the public hearing per MCA 7-12-4177.

4: EFFECTIVE DATE. This resolution shall be effective upon adoption.

PASSED AND APPROVED this 8<sup>th</sup> day of September, 2014.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, Mayor

ATTEST:

BY: \_\_\_\_\_  
Cari Martin, City Clerk



**Regular City Council Meeting**

**Meeting Date:** 09/08/2014

**TITLE:** Public Hearing SID 2906 Spread of Assessments

**PRESENTED BY:** Patrick M. Weber, Finance Director

**Department:** City Hall Administration

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**PROBLEM/ISSUE STATEMENT**

The final assessment for Sidewalk, Curb and Gutter SID No. 2906 has been completed by the Finance Department and is ready to spread on the 2014 tax roll. This project is for developer and miscellaneous public improvements in various locations around the city.

**ALTERNATIVES ANALYZED**

The Council must hold a public hearing, and then may:

- Approve the resolution; or
- Not approve the resolution, the property owners will not be assessed, and the General Fund will be responsible for paying for the improvements.

**FINANCIAL IMPACT**

The total cost of the bonds is \$301,573.98. The net effective interest rate is 4.74%. Under the State Statute 7-12-4189, the City is required to add ½ of 1% for a total rate of 5.24%. The ½ of 1% will be used as additional security on bond issues, as stated in the final bond resolution.

**RECOMMENDATION**

Staff recommends that the Council conduct a public hearing and pass the proposed resolution on September 8, 2014.

**APPROVED BY CITY ADMINISTRATOR**

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Resolution

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Attachment A

RESOLUTION NO. 14 \_\_\_\_\_

A RESOLUTION LEVYING A SPECIAL ASSESSMENT TAX UPON ALL BENEFITED PROPERTY IN A SPECIAL IMPROVEMENT DISTRICT OR PROJECT KNOWN AS 2906, IN THE CITY OF BILLINGS, MONTANA.

WHEREAS, the City created a special improvement district or project known as 2906 and;

WHEREAS, it is necessary to levy a special assessment tax upon each benefited property in the district or project area to defray the cost and expenses of said district or project; and

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Billings, Montana as follows:

1: LEVY AND ASSESSMENT. That for the purpose of defraying the cost and expense of making improvements in a special improvement district or project known as 2906 of the City of Billings, Montana, there is hereby levied and assessed upon each lot or parcel of land described below, owned by persons respectively indicated, a special assessment tax payable in semi-annual installments with interest. Each lot and parcel assessed and the owner thereof is hereinafter described:

Tax Code /Owner Name /Legal Description	Assessment Amount	Interest Rate	Years Assessed
A00409 3RD AVE N PARTNERSHIP THE BILLINGS ORIGINAL TOWNSITE, S33, T01 N, R26 E, BLOCK 62, Lot 13 - 14	\$496.93	5.240	12
A00431 WATERS, CARMEN & CARLA BILLINGS ORIGINAL TOWNSITE, S33, T01 N, R26 E, BLOCK 63, Lot 19 - 20	\$2,496.44	5.240	12
A00836 EMMETTE T WHALEN TRUST 80% INT BILLINGS ORIGINAL TOWNSITE, S33, T01 N, R26 E, BLOCK 113, Lot 19 - 24, & AD	\$5,807.77	5.240	12
A00837 SANNES FAMILY LIMITED PARTNERSHIP BILLINGS ORIGINAL TOWNSITE, S33, T01 N, R26 E, BLOCK 114, Lot 1 - 9	\$12,460.89	5.240	12
A01059 JOHN SKAUGE REVOCABLE TRUST BILLINGS ORIGINAL TOWNSITE, S03, T01 S, R26 E, BLOCK 163, Lot 23 - 24	\$13,660.18	5.240	12

A01988	\$4,037.75	5.240	12
PAUL MESSER & IGERNA M MESSER LIVIN S33, T01 N, R26 E, C.O.S. 601, PARCEL B			
A02139	\$583.79	5.240	12
SSI BIG SKY LLC BILLINGS FIRST ADD, S33, T01 N, R26 E, BLOCK 352, Lot 2 - 23, & LT 2-23 BLK			
A02237	\$2,015.21	5.240	12
RATZLAFF, GREGORY W & BRENDA L ALGEO SUBD, S31, T01 N, R26 E, BLOCK 6, Lot 22 - 23, AMND			
A02740	\$818.30	5.240	12
PLUHAR, HELEN R BARNES SUBD 3RD FILING, S06, T01 S, R26 E, BLOCK 006, Lot 049, L:49 & 50 B:			
A02991	\$1,872.89	5.240	12
WETCH, BERNARD MICHAEL & LINETTE R BEVERLY HILL ADD, S32, T01 N, R26 E, BLOCK 5, Lot 1, N62.64'			
A02994	\$373.66	5.240	12
ANDERSON, LORI JO BEVERLY HILL ADD, S32, T01 N, R26 E, BLOCK 5, Lot 4, & S2.63' LT 1			
A03781	\$6,239.47	5.240	12
DEDMORE, ROSALIE & LYLE BURG SUBD 2ND FILING, S06, T01 S, R26 E, BLOCK 1, Lot 7			
A03816	\$3,280.24	5.240	12
KOSCHEL, ANITA P BURG SUBD 2ND FILING, S06, T01 S, R26 E, BLOCK 3, Lot 2			
A03866	\$3,707.44	5.240	12
MOEWES, DARREN J & SHAWNA J BURG SUBD 3RD FILING, S06, T01 S, R26 E, BLOCK 5, Lot 12			
A03872	\$351.88	5.240	12
FOOS, MICHAEL G BURG SUBD 3RD FILING, S06, T01 S, R26 E, BLOCK 5, Lot 18			
A03873	\$538.01	5.240	12
LARIMER, RICHARD L & MARGARET E. BURG SUBD 3RD FILING, S06, T01 S, R26 E, BLOCK 5, Lot 19			
A04385	\$1,132.79	5.240	12
SCHARPF, CHRISTINA M CENTRAL AVE ADD, S04, T01 S, R26 E, BLOCK 1, Lot 1			
A04435	\$10,496.37	5.240	12
LORENZ, ROD & CINDY CENTRAL HEIGHTS SUB 1ST FILING, S07, T01 S, R26 E, BLOCK 1, Lot 25			
A04549	\$7,007.40	5.240	12
MESSMER, SHARON J CENTRAL HEIGHTS SUB 1ST FILING, S07, T01 S, R26 E, BLOCK 5, Lot 11A, AMND L			
A04686	\$4,101.13	5.240	12
HOWE, RICHARD A & LOIS R			

CENTRAL HEIGHTS SUB 5TH FILING, S07, T01 S, R26 E, BLOCK 8, Lot 40			
A04722	\$940.79	5.240	12
OTIS, THOMAS E SR & DEBORAH K CENTRAL HEIGHTS SUB 5TH FILING, S07, T01 S, R26 E, BLOCK 9, Lot 29			
A04753	\$2,576.02	5.240	12
SALSBURY, LORAN B & PEGGY D CENTRAL HEIGHTS SUB 5TH FILING, S07, T01 S, R26 E, BLOCK 10, Lot 31			
A04777	\$1,743.15	5.240	12
CRAIG, DAVID S & ROBIN R CENTRAL HEIGHTS SUB 4TH FILING, S07, T01 S, R26 E, BLOCK 11, Lot 15			
A04836	\$1,848.92	5.240	12
CARPENTER, SCOTT L & JOY L CENTRAL HEIGHTS SUB 5TH FILING, S07, T01 S, R26 E, BLOCK 13, Lot 10, LT 10			
A05976	\$165.86	5.240	12
KAISER, ALEXANDER & DELILA A DESCRO SUBD, S01, T01 S, R25 E, BLOCK 1, Lot 6			
A06302	\$9,164.94	5.240	12
MCDONALD, ALAN J & JACQUELINE G DESCRO SUBD - 5TH FILING, S01, T01 S, R25 E, BLOCK 21, Lot 3			
A06666	\$2,224.95	5.240	12
PETERSON, SUSAN H EVERGREEN SUBD, S36, T01 N, R25 E, BLOCK 2, Lot 45 - 46			
A06753	\$1,584.31	5.240	12
RUZICK, HOWARD ETAL EVERGREEN SUBD, S36, T01 N, R25 E, BLOCK 7, Lot 25 - 26			
A06754	\$1,903.59	5.240	12
DANGERFIELD, ROBIN L & TRACY A EVERGREEN SUBD, S36, T01 N, R25 E, BLOCK 7, Lot 27 - 28			
A06807	\$470.22	5.240	12
JOHNSON, MICHAEL E & SHANNON E EVERGREEN SUBD 2ND FILING, S36, T01 N, R25 E, BLOCK 10, Lot 13 - 14, & E10			
A06808	\$441.19	5.240	12
KOCHANOWICZ, RANDALL PAUL EVERGREEN SUBD 2ND FILING, S36, T01 N, R25 E, BLOCK 10, Lot 15, LT 16 W15 F			
A06810	\$888.50	5.240	12
MLEKUSH, MARIAH D EVERGREEN SUBD 2ND FILING, S36, T01 N, R25 E, BLOCK 10, Lot 20, LT 21 W20 F			
A06811	\$653.41	5.240	12
STONE, SPENCER EVERGREEN SUBD 2ND FILING, S36, T01 N, R25 E, BLOCK 10, Lot 22, W10 FT LT 2			
A06832	\$2,010.41	5.240	12
THOMAS, TRAVIS EVERGREEN SUBD 2ND FILING, S36, T01 N, R25 E, BLOCK 11, Lot 23 - 24			

A07084	\$1,248.25	5.240	12
EGGUM, DEANNA K & CRAIG M FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 1 - 2, & LTS 1-2 BLK 287 FIRST			
A07085	\$724.27	5.240	12
JIM CARROLL FAMILY LLC FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, E 90' OF LTS 3 & 4 FOSTERS ADD & L			
A07087	\$2,684.35	5.240	12
LOVELESS, JONATHAN D FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 5 - 6			
A07089	\$1,358.28	5.240	12
LOVELESS, JONATHAN D FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 7 - 9			
A07090	\$1,583.10	5.240	12
OPTIONEN LLC FOSTER ADD, S32, T01 N, R26 E, BLOCK 022, Lot 010, LT 22 BLK 10 FOSTER'S AD			
A07091	\$214.74	5.240	12
WHITMUS, DONALD D FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 11			
A07092	\$3,296.50	5.240	12
WHITMUS, DONALD D FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 12			
A07093	\$576.15	5.240	12
KAUFMAN, ROSS FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 13 - 14			
A07096A	\$1,031.04	5.240	12
EMMONS, ROBERT MONROE & ABBEY K FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 21 - 22			
A07097	\$6,754.32	5.240	12
HOFFERBER, TIMOTHY A FOSTER ADD, S32, T01 N, R26 E, BLOCK 22, Lot 23 - 24, W 92FT OF LT 23 & 24			
A07332A	\$812.11	5.240	12
BILLINGS EDUCATION ASSOCIATION REAL FOSTER ADD, S32, T01 N, R26 E, BLOCK 48, Lot 6A, AMND LOTS 5-6			
A07406	\$139.31	5.240	12
DIRKSON, NIKOLAS & ASHLEY FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 9			
A07407	\$131.53	5.240	12
PEDERSEN, ALDEN W FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 10			
A07408	\$131.53	5.240	12
DRUMMOND, THOMAS C & RUTH B TRUSTEE FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 11			
A07409	\$131.53	5.240	12
LARSON, BENJAMIN A			

FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 12			
A07410	\$131.53	5.240	12
BOOMER OIL & GAS			
FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 13			
A07411	\$131.53	5.240	12
CONDON, LOWELL D & EDNA G (RLE)			
FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 14			
A07412	\$131.53	5.240	12
SIDER, MELISSA ANNE			
FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 15			
A07413	\$131.53	5.240	12
KIETZMAN, RICHARD L & KAREN J			
FOX SUBD 1ST FILING, S35, T01 N, R25 E, BLOCK 3, Lot 16			
A07748	\$1,636.01	5.240	12
MOORE, THOMAS G &			
GORHAM PARK SUBD, S06, T01 S, R26 E, BLOCK 2, Lot 1D, L:10 & S15' OF L:11 B			
A07751	\$1,377.10	5.240	12
BOUGH, RONALD M &			
GORHAM PARK SUBD, S06, T01 S, R26 E, BLOCK 2, Lot 13 - 14, N30' LT 13 & S60			
A07758	\$1,164.96	5.240	12
O'MALLEY, KELLY A			
GORHAM PARK SUBD, S06, T01 S, R26 E, BLOCK 3, Lot 4			
A07760	\$374.24	5.240	12
HOWLAND, JEROLD D &			
GORHAM PARK SUBD, S06, T01 S, R26 E, BLOCK 3, Lot 6			
A07826	\$644.24	5.240	12
DONOVAN, JOHN D			
GORHAM PARK SUBD, S06, T01 S, R26 E, BLOCK 7, Lot 2, SUB AMEND			
A08239	\$796.14	5.240	12
RK DEVELOPEMENT			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 9, Lot 8, & N2-1/2' OF L:9			
A08240	\$268.43	5.240	12
BUSH, ROGER W & HEIDI A			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 9, Lot 9, S57.5'			
A08241	\$5,989.21	5.240	12
MOYERS, ZACHARY D & (ETAL)			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 9, Lot 10			
A08282	\$3,317.46	5.240	12
ROGGE, JOHN-CARL R ETAL			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 13, Lot 7			
A08321	\$6,010.55	5.240	12
SULZBACHER, DAVID T &			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 17, Lot 8 - 9			

A08324	\$1,406.59	5.240	12
JOHNSON, MARY ELIZABETH			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 17, Lot 12			
A08336	\$2,529.70	5.240	12
MAKIN, DALE L & CAROLE			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 18, Lot 10			
A08338	\$2,134.77	5.240	12
TVETENE, JOLENE G			
GRANDVIEW SUBD, S32, T01 N, R26 E, BLOCK 18, Lot 12			
A09069	\$152.60	5.240	12
KOLSTAD, GENE L & DOROTHY E			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 1			
A09070	\$171.14	5.240	12
MONROE, ELISABETH			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 2			
A09071	\$171.14	5.240	12
DAVISON, DALE W & RHONDA J			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 3			
A09072	\$171.14	5.240	12
ARNOLD, GORDON W & CONSTANCE N			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 4			
A09073	\$171.14	5.240	12
BEAUDRY, JOHN J			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 5			
A09074	\$171.14	5.240	12
LESLIE, WILLIAM M & CLAIRE W			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 6			
A09075	\$171.14	5.240	12
TOLBERT, FLYNN T			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 7			
A09076	\$186.15	5.240	12
REITER, DOUGLAS W & MARY L.			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 8			
A09077	\$186.41	5.240	12
THOMASON, DAREN D & SANDRA K			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 9			
A09078	\$171.14	5.240	12
CAMPEAU JUDY & SHAWN A			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 10			
A09079	\$171.14	5.240	12
HAFFER, A REX JR & ANN N			
HI-LINE SUBD, S36, T01 N, R25 E, BLOCK 4, Lot 11			
A09080	\$171.14	5.240	12



A11022	\$1,707.24	5.240	12
STAHL, CHRISTI F MELNICK SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 5 - 6			
A11227	\$1,130.83	5.240	12
EDWARD D KRAFT & PEGGY ANN KRAFT FA MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 1			
A11228	\$2,336.13	5.240	12
BARRY, JAMES D MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 2			
A11229	\$764.10	5.240	12
CHRISTENSEN, JOYCE MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 3			
A11230	\$2,697.74	5.240	12
PEARSON, COLTER J MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 4			
A11231	\$2,889.89	5.240	12
WARREN, DAWN L MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 5			
A11233	\$85.54	5.240	12
ADLER, LOU MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 7			
A11234	\$435.09	5.240	12
BOEHM, BERNARD JOSEPH MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 8			
A11236	\$914.37	5.240	12
GARDNER, RYAN MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 10			
A11237	\$1,778.56	5.240	12
CORCORAN TRUST MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 11			
A11238	\$3,003.94	5.240	12
HASH, CAROL A MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 12			
A11248	\$1,771.76	5.240	12
SHAFFNER RANCH MURN-MORROW SUBD, S06, T01 S, R26 E, BLOCK 1, Lot 22 - 24			
A12696	\$1,708.83	5.240	12
MCGEE, BOYD J & EVELYN K TRUSTEES PARTINGTON PARK SUB 1ST FILING, S36, T01 N, R25 E, BLOCK 11, Lot 11			
A12868	\$1,352.95	5.240	12
RIDGWAY, TAMER C PIONEER PARK SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 13 - 14, & E10 FT LT 15			

A14902	\$938.51	5.240	12
WODRICH, ROBERT M & CINDY LU STREETER BROTHERS 2ND FILING, S08, T01 S, R26 E, BLOCK 1, Lot 2			
A14903	\$1,082.73	5.240	12
WARREN, MIKA L STREETER BROTHERS 2ND FILING, S08, T01 S, R26 E, BLOCK 1, Lot 3			
A14904	\$709.80	5.240	12
FORSBERG, BRANDON STREETER BROTHERS 2ND FILING, S08, T01 S, R26 E, BLOCK 1, Lot 4			
A14905	\$544.03	5.240	12
JOHNSON, RODNEY L & DONNA S STREETER BROTHERS SUBD, S08, T01 S, R26 E, BLOCK 1, Lot 5			
A14973	\$1,393.41	5.240	12
MASON, THOMAS J STREETER BROTHERS 2ND FILING, S08, T01 S, R26 E, BLOCK 3, Lot 27, & E20 FT			
A14974	\$1,930.11	5.240	12
RONGHOLT, TROY D STREETER BROTHERS 2ND FILING, S08, T01 S, R26 E, BLOCK 3, Lot 28			
A16025	\$1,833.21	5.240	12
WHITNEY, RICHARD A & DEBORAH S SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 16, W41 FT			
A16026	\$1,006.22	5.240	12
WHITNEY, RICHARD A & DEBORAH S SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 16 - 17, E10 FT LT 16 & ALL LT			
A16028	\$2,002.12	5.240	12
HOGUE, CASEY RICHARD SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 20 - 21			
A16029	\$916.34	5.240	12
HURTIG, ROBERT L SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 22 - 23			
A16030	\$970.72	5.240	12
BLINCO, ROXIE SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 24 - 25			
A16031	\$1,698.40	5.240	12
WHITNEY, RICHARD A SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 26 - 27			
A16033	\$1,139.21	5.240	12
DEICHL, LEO A & JOAN H SUKIN SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 30 - 31			
A16060	\$4,504.43	5.240	12
THORN, BRIAN A & BEVERLY B SUNCREST ACRES 1ST FILING, S31, T01 N, R26 E, BLOCK 2, Lot 6, & LT 1 BLK 9			
A16158	\$414.65	5.240	12
WETSTEIN, GEORGE F			

SUNCREST ACRES 3RD FILING, S31, T01 N, R26 E, BLOCK 10, Lot 26 - 28

A16371	\$2,610.75	5.240	12
WESTWOOD RANCH LIMITED PARTNERSHIP			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 1, N2 LT 1			
A16372	\$2,839.12	5.240	12
MELTON, GARY S			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 1, N50 FT S2 LT			
A16373	\$3,297.68	5.240	12
CUNNINGHAM, MARGARET HELEN			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 1, N50' S100' LT			
A16374	\$7,437.58	5.240	12
CARPENTER, VERN A & JOLINE			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 1, S50 FT LT 1			
A16375	\$906.23	5.240	12
STOCKTON, JOSEPH D			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 2			
A16376	\$753.43	5.240	12
GILEK, DANIEL R & DIANA L			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 2, N50 FT S100 F			
A16378	\$724.48	5.240	12
GUTHRIDGE, PERRY			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 2, S50 FT N2 LT			
A16381	\$7,220.08	5.240	12
RICHARDSON, LARRY H			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 3, S100 FT LT 3			
A16383	\$795.35	5.240	12
BARTA, SOPHIE R			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 3, S50 FT N2 LT			
A16384	\$1,797.44	5.240	12
REYNOLDS, RICHARD T			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 3, S50 FT N100 F			
A16385	\$818.10	5.240	12
STEVENS, FLORENCE			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 3, N50 FT LT 3			
A16386	\$9,255.06	5.240	12
CARPENTER, VERN & JOLINE			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 4, N75 FT LT 4			
A16387	\$1,327.78	5.240	12
BURLEY, ROXY L			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 4, S50'N125'LT 4			
A16388	\$3,601.96	5.240	12
FITZGERALD, DENNIS GEORGE II			
SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 4, N50' S175' LT			

A16389	\$2,781.50	5.240	12
KLINKER NORMAN C SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 4, N50 FT S125 F			
A16390	\$5,454.89	5.240	12
HOGUE, DEE A SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 4, E70 FT S75 FT			
A16391	\$1,553.16	5.240	12
SCHUPPE, EDWARD A (ETAL) SUNNYSIDE SUBD 2ND FILING, S32, T01 N, R26 E, BLOCK 7, Lot 4, W2 S75 FT LT			
A16908	\$739.18	5.240	12
CHURCH OF THE OPEN BIBLE OF BILLING SWEET ACRES SUBD 1ST FILING, S06, T01 S, R26 E, BLOCK 2, Lot 1 - 3			
A16912	\$2,058.34	5.240	12
TOEPFER, MICHAEL D & JUDY E SWEET ACRES SUBD 1ST FILING, S06, T01 S, R26 E, BLOCK 3, Lot 4			
A17337	\$651.02	5.240	12
SWENSON, RANDALL D & KAYANNE S VAN BRAMER SUBD 2ND FILING, S31, T01 N, R26 E, BLOCK 9, Lot 7			
A17950	\$2,926.06	5.240	12
NEYRINCK, JEAN WEST SIDE SUBD, S04, T01 S, R26 E, BLOCK 16, Lot 1 - 4, S86' LT 1-4			
A17971	\$2,785.55	5.240	12
GLENN, KRISTINE A & WEST SIDE SUBD, S04, T01 S, R26 E, BLOCK 17, Lot 5 - 6			
A18181	\$180.39	5.240	12
MILLER, BRETT W & WEST SIDE SUBD, S04, T01 S, R26 E, BLOCK 26, Lot 1 - 2, & E10' LT 3			
A18292	\$3,271.92	5.240	12
COOPER, DONNA R & JEFFREY A WEST VIEW SUBD, S05, T01 S, R26 E, BLOCK 3, Lot 2			
A18404	\$2,356.99	5.240	12
JORDAHL, DANIEL M & PENNY R WESTWOOD ESTATE 2ND FILING, S35, T01 N, R25 E, BLOCK 2, Lot 11			
A18689	\$161.84	5.240	12
JULIAN WRIGHT REVOCABLE TRUST, THE WRIGHT SUBD, S31, T01 N, R26 E, BLOCK 2, Lot 9, & E9.5' LT 8			
A18694	\$248.35	5.240	12
NIENHUIS, DAVID WUNNICKE SUBD, S05, T01 S, R26 E, BLOCK 1, Lot 2			
A21831	\$388.48	5.240	12
ORRANTIA, PETER D & LAURIE SAHARA SANDS 1ST FILING, S28, T01 N, R26 E, BLOCK 3, Lot 11			

A23922	\$3,403.12	5.240	12
BLOEDEL, ROBERT E KIMBERLEY HEIGHTS SUBD 6TH, S21, T01 N, R26 E, BLOCK 26, Lot 10			
A23990	\$1,336.28	5.240	12
WOERNER, RUSSELL E & LISA L TERRACE ESTATES SUB 1ST FILING, S20, T01 N, R26 E, BLOCK 5, Lot 4			
A25236	\$200.00	5.240	12
THILMONY, JULIE K SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 1, 12.5% COMMON AREA INTEREST,			
A25237	\$200.00	5.240	12
THILMONY, JULIE K SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 2, 12.5% COMMON AREA INTEREST,			
A25238	\$200.00	5.240	12
THOMAS, SUZAN G SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 3, 12.5% COMMON AREA INTEREST,			
A25239	\$200.00	5.240	12
KEEFE, MARGARET L SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 4, 12.5% COMMON AREA INTEREST,			
A25240	\$200.00	5.240	12
DOUCETTE, JEREMIAH SUKIN SUBD 3RD FILING, S31, T01 N, R26 E, BLOCK 1, Lot 1, SIESTA MANOR COND			
A25241	\$200.00	5.240	12
STOKKE, DANA P SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 6, 12.5% COMMON AREA INTEREST,			
A25242	\$200.00	5.240	12
STOKKE, DANA P SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 7, 12.5% COMMON AREA INTEREST,			
A25243	\$200.00	5.240	12
STOKKE, DANA P SIESTA MANOR CONDO, S31, T01 N, R26 E, UNIT 8, 12.5% COMMON AREA INTEREST,			
A28826	\$113.54	5.240	12
LOW EXPECTATIONS BT1 LLC BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 1, 2.5% COMMON AREA INTEREST,			
A28827	\$113.54	5.240	12
KNUDSEN, MILES & RHONDA BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 2, 2.5% COMMON AREA INTEREST,			
A28828	\$113.54	5.240	12
LONE ANTELOPE PROPERTIES, LLC BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 3, 2.5% COMMON AREA INTEREST,			
A28829	\$113.54	5.240	12
C & L PROPERTY MANAGEMENT LLC BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 4, 2.5% COMMON AREA INTEREST,			
A28830	\$113.54	5.240	12

WHITE, BRENDA BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 5, 2.5% COMMON AREA INTEREST,			
A28831	\$113.54	5.240	12
KERSTEN, JON ARTHUR BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 6, 2.5% COMMON AREA INTEREST,			
A28832	\$113.54	5.240	12
MOSELEY, BRENDA L BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 7, 2.5% COMMON AREA INTEREST,			
A28833	\$113.54	5.240	12
HAYES, DOUG BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 8, 2.5% COMMON AREA INTEREST,			
A28834	\$113.54	5.240	12
MCDONOUGH, BRIAN J BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 9, 2.5% COMMON AREA INTEREST,			
A28835	\$113.54	5.240	12
VINCENT, THERESA M BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 10, 2.5% COMMON AREA INTEREST,			
A28836	\$113.54	5.240	12
PRATT, CHARLES F & MARILYN I BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 11, 2.5% COMMON AREA INTEREST,			
A28837	\$113.54	5.240	12
BLACK, KERRI BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 12, 2.5% COMMON AREA INTEREST,			
A28838	\$113.54	5.240	12
GIESE, WENDY A BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 13, 2.5% COMMON AREA INTEREST,			
A28839	\$113.54	5.240	12
GOLT, ANTHONY J BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 14, 2.5% COMMON AREA INTEREST,			
A28840	\$113.54	5.240	12
KNUDSEN, RONDA BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 15, 2.5% COMMON AREA INTEREST,			
A28841	\$113.54	5.240	12
STRECK, STEVEN BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 16, 2.5% COMMON AREA INTEREST,			
A28842	\$113.54	5.240	12
KUEHN, DONALD J & JOYCE R BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 17, 2.5% COMMON AREA INTEREST,			
A28843	\$113.54	5.240	12
BLACKBURN LINDSAY S BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 18, 2.5% COMMON AREA INTEREST,			

A28844	\$113.54	5.240	12
LONE MOOSE LODGE LLC BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 19, 2.5% COMMON AREA INTEREST,			
A28845	\$113.54	5.240	12
GREEN, TAMMY M BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 20, 2.5% COMMON AREA INTEREST,			
A28846	\$113.54	5.240	12
BEVERLEY, JONATHAN C & NIKKEAL P BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 21, 2.5% COMMON AREA INTEREST,			
A28847	\$113.54	5.240	12
GODWIN, DAVID J & AMY L BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 22, 2.5% COMMON AREA INTEREST,			
A28848	\$113.54	5.240	12
CERTAIN, ALISIA BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 23, 2.5% COMMON AREA INTEREST,			
A28849	\$113.54	5.240	12
HOOVER, SHAUN BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 24, 2.5% COMMON AREA INTEREST,			
A28850	\$113.54	5.240	12
B & P LEASING LLC BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 25, 2.5% COMMON AREA INTEREST,			
A28851	\$113.54	5.240	12
JONES, TRICIA ANN BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 26, 2.5% COMMON AREA INTEREST,			
A28852	\$113.54	5.240	12
LAI, NGAI HOI & BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 27, 2.5% COMMON AREA INTEREST,			
A28853	\$113.54	5.240	12
OSTLUND, MARGARET A BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 28, 2.5% COMMON AREA INTEREST,			
A28854	\$113.54	5.240	12
BANGART, JESSICA K BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 29, 2.5% COMMON AREA INTEREST,			
A28855	\$113.54	5.240	12
RIEGER, ANDREA & CODY BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 30, 2.5% COMMON AREA INTEREST,			
A28856	\$113.54	5.240	12
REED, KATE A BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 31, 2.5% COMMON AREA INTEREST,			
A28857	\$113.54	5.240	12
SENNETT, TYLER P BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 32, 2.5% COMMON AREA INTEREST,			
A28862	\$113.54	5.240	12
MCCARVEL, KEVIN D & CINDY			

BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 33, 2.5% COMMON AREA INTEREST, A28863	\$113.54	5.240	12
SENNETT, TONI R BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 34, 2.5% COMMON AREA INTEREST, A28864	\$113.54	5.240	12
CARPENTER, KINSEY T BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 35, 2.5% COMMON AREA INTEREST, A28865	\$113.54	5.240	12
B&P LEASING LLC BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 36, 2.5% COMMON AREA INTEREST, A28866	\$113.54	5.240	12
KREMER, CLARINDA DAWN BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 37, 2.5% COMMON AREA INTEREST, A28867	\$113.54	5.240	12
KNUDSEN, RHONDA & MILES UNIT 38 BEARTOOTH TOWNHOMES 2.5% INT IN COMMON ELEMENTS LT 14-21 BLK 17 OLY A28868	\$113.54	5.240	12
MILLER, KENNETH C & EMRIE A TRSTES BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 39, 2.5% COMMON AREA INTEREST, A28869	\$113.54	5.240	12
MILLER, WALTER D & PATRICIA K BEARTOOTH TOWNHOMES, S11, T01 S, R25 E, UNIT 40, 2.5% COMMON AREA INTEREST, A28890	\$787.93	5.240	12
TAUNUS, LLC KINGS GREEN SUBD 2ND FILING, S15, T01 S, R26 E, BLOCK 3, Lot 34, (98) C02145A	\$1,177.19	5.240	12
RICKERT, JOHN R OAKLAND SUBD 3RD FILING, S01, T01 S, R25 E, BLOCK 3, Lot 28 C10239	\$3,737.52	5.240	12
WELLSHIRE ARMS NORTH LLC OLYMPIC PARK SUBD, S11, T01 S, R25 E, BLOCK 20, Lot 1A, AMD LESS 1216' FOR D01298	\$3,290.26	5.240	12
QTR TIL, LLC S05, T01 S, R26 E, C.O.S. 376, LESS W 19' FOR RD E00088	\$4,668.02	5.240	12
BURLINGTON NORTHERN, INC E00097	\$206.16	5.240	12
BURLINGTON NORTHERN, INC			

2: DISPOSITION OF COLLECTION. All monies collected from the assessment shall be paid into a special improvement district or project Fund. Assessments become delinquent based on the semi-annual due dates of real property taxes, currently December 1 and June 1 of each year.

3: NOTICE AND HEARING. On Monday, September 8, 2014 at 6:30 p.m., or as soon thereafter as the matter was considered on the agenda of the City Council at a regular meeting held in the Council Chambers of the Police Facility, 220 N. 27<sup>th</sup> St., Billings, Montana, the City Council held a public hearing to hear comments and/or objections to the adoption of this resolution. The City Clerk published notice of the public hearing twice with at least six (6) days separating each publication in a newspaper of general paid circulation with a periodicals mailing permit. The final publication was made at least 10 days prior to the public hearing per MCA 7-12-4177.

4: EFFECTIVE DATE. This resolution shall be effective upon adoption.

PASSED AND APPROVED this 8<sup>th</sup> day of September, 2014.

CITY OF BILLINGS:

BY: \_\_\_\_\_  
Thomas W. Hanel, Mayor

ATTEST:

BY: \_\_\_\_\_  
Cari Martin, City Clerk