

YELLOWSTONE COUNTY BOARD OF COUNTY COMMISSIONERS

AND

BILLINGS CITY COUNCIL

Joint Resolution of Yellowstone County and the City of Billings

Resolution No. 23- (NUMBER) – Yellowstone County

Resolution No. 23- (NUMBER) – City of Billings

Joint Resolution as to the Terms of Yellowstone County Rural Special Improvement District No. ???M

WHEREAS, pursuant to Section 7-12-2102(3) of the Montana Code Annotated, a board of county commissioners has the authority to create a rural special improvement district that includes land within a city. The board must treat the lands in and out of the city the same. The board and city council must pass a joint resolution as to the terms of the district. The board and city council must pass the joint resolution before the board passes the resolution of intent or resolution to create the district. After the joint resolution, the board must follow the usual process to create the district. After the board has passed the resolution of intent and resolution to create the district, it must provide them to the city clerk.

WHEREAS, Alkali Timbers LLC owned the land described as Tracts A and B of Certificate of Survey No. 3795. [Attached is the Survey](#). Tracts A and B were outside of the City of Billings. Alkali Timbers petitioned the City to annex portions of Tracts A and B. The City annexed portions of Tracts A and B. Alkali Timbers divided the portion of Tracts A and B annexed into the City with the Timbers Subdivision. [Attached is the Plat](#). The portions of Tracts A and B not annexed into the City became Tracts A-1 and B-1. [Attached is the Amended Survey](#). In the future, Alkali Timbers intends to annex into the City and subdivide Tracts A-1 and B-1.

WHEREAS, Alkali Timbers constructed a bridge over Alkali Creek on Timbers Boulevard South to provide access to the Timbers Subdivision and Tracts A-1 and B-1 of Amended Certificate of Survey No. 3795. The bridge only benefits the landowners in the Timbers Subdivision and Tracts A-1 and B-1 of Amended Certificate of Survey No. 3795. The bridge will not generally benefit the landowners throughout Yellowstone County. The bridge only leads to the Subdivision and the Tracts. Because the bridge will only benefit the landowners in the Subdivision and on the Tracts, the County decided it should create a rural special improvement district for the landowners in the Subdivision and on the Tracts to maintain the bridge. [Attached is a map of the general location of the Subdivision and bridge](#). The County can create a district to maintain the bridge because portions of the land benefited by the bridge are in the County, the Tracts. To create a district to maintain the bridge, the County needs a joint resolution with the City as to the terms of the district. After the joint resolution with the City, the County must follow the usual process to create the district.

WHEREAS, below is a summary of the specifics of the district. The specifics of the district are indicated on the district details. [Attached is a district details](#).

District Summary

District Name:	Yellowstone County Rural Special Improvement District No. ?M
District Location:	Timbers Subdivision and Tract A-1 and Tract B-1 of Amended Certificate of Survey No. 3795
District Parcels:	85 parcels
District Activities:	Maintain the Bridge over Alkali Creek on Timbers Boulevard South
District Costs:	Total Estimated Annual Cost - \$? – May Increase Annually
District Assessment Method:	Per Parcel
District Assessment:	Annual Assessment Per Parcel – \$? – May Increase Annually

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District Duration: Perpetual
District Engineer: Michael Black, Yellowstone County Public Works Department

NOW THEREFORE, BE IT RESOLVED,

The Yellowstone County Board of County Commissioners and the City Council of the City of Billings agree Yellowstone County may create a rural special improvement district to maintain the bridge Alkali Timbers L.L.C. constructed over Alkali Creek on Timbers Boulevard South to access the Timbers Subdivision and Tracts A-1 and B-1 of Amended Certificate of Survey No. 3795 as indicated in this resolution.

Yellowstone County

Passed and Adopted on the (NUMBER) day of (MONTH) 2023.
Ostlund, Jones and Morse voted for the resolution.

BOARD OF COUNTY COMMISSIONERS
YELLOWSTONE COUNTY, MONTANA

John Ostlund, Chair

Donald W. Jones, Member

ATTEST:

Mark Morse, Member

Jeff Martin, Clerk and Recorder

City of Billings

ADOPTED AND APPROVED by the City Council of the City of Billings, Montana, on the _____ day of _____, 2023.

CITY OF BILLINGS

By:
William A. Cole, Mayor

ATTEST:

By: _____
Denise R. Bohlman, City Clerk

Attachments

Survey

Plat

Amended Survey

Map

District Details



3985813.pdf



4044046.pdf



4050890.pdf



Timbers 1 Map .pdf



Timbers District
Detail .docx