

# NOTICE OF PUBLIC HEARING

Aurora Billings Holdings, LLC, in partnership with WCH Affordable LII, LLC, a nonprofit corporation specializing in the preservation and development of affordable housing, hereby notifies all interested persons of Billings, Montana, that we are soliciting public comment on community housing needs in relation to the following low-income multifamily rental housing project to be built at the following address in Billings, Montana:

**Project Name**

Aurora Apartments

**Address**

North of grand Avenue,  
West of Zimmerman Trail  
and South of Colton Blvd.

**Number of units**

156

The Aurora Apartments will be deed restricted to 60% or less AMI, and the owner intends to apply to the Montana Department of Revenue for a determination that the above project is exempt from property taxation pursuant to 15-6-221, MCA. Under the application requirements, a unit of local government where the project is located must give notice and hold a public hearing to solicit comment on whether the proposed project meets a community housing need. As such, there will be a Public Meeting of the City Council of the City of Billings, Montana, on June 24, 2024, at 5:30 PM at the Council Chambers, second floor of City Hall, 220 N. 27th Street, Billings, MT. Members of the public are invited to attend and provide comment. Attendance information and other meeting information will be available at: <https://www.billingsmt.gov/107/City-Council>.

Comments may be sent to the developer at [connor.marshall@netwasatch.com](mailto:connor.marshall@netwasatch.com). The Public may view meetings on the Community 7 TV - Channel 7 or Channel 507 - Spectrum Cable, and Channel 7 or Channel 978 - TDS Fiber. On evenings when there is a conflict with School District No. 2 Board meetings, the City Council meeting will be broadcast on Spectrum Cable, Channel 8. The Public may also view online at [www.comm7tv.com](http://www.comm7tv.com) and click on the "Watch Live" icon or at the City's website at [www.billingsmt.gov](http://www.billingsmt.gov).

You are also encouraged to submit comments regarding the need for affordable multi-family rental housing in your area to the Montana Board of Housing, PO Box 200528, Helena, MT 59620-0528 or FAX (406) 841-2841.

6/7, 6/21 2024  
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