



(406) 698-3153
SBURABILLINGS@GMAIL.COM
DICKZIER@GMAIL.COM
.....
2139 BROADWATER AVE. STE F
BILLINGS, MONTANA 59102

5/20/2024

REASONS TO APPROVE THE
BILLINGS HOTEL AND CONVENTION CENTER (BHCC II, INC.)
TIF REQUEST

1. THIS PROJECT WILL CREATE 15 NEW JOBS WHEN COMPLETED.
2. IT WILL PROVIDE APPROXIMATELY 40-50 JOBS DURING CONSTRUCTION.
3. THIS REQUEST IS 10.59% OF THE TOTAL PROJECT. 16.67% IS ALLOWABLE.
4. THE ESTIMATED PAYBACK IS 10.4 YEARS
5. THIS IS A 16,000 SQ.FT. ADDITION TO THE EXSISTING CONVENTION CENTER AND WILL INCREASE THE CAPACITY OF AN EVENT/DINNER/FUNDRAISER TO OVER 1,200 PEOPLE FOR A MEAL, AND OVER 2,000 PEOPLE FOR THEATRE SEATING.
6. THIS ADDITION, ALONG WITH THE CURRENT SPACE, WILL ATTRACT MORE REGIONAL GROUPS AND EVENTS THAT OTHERWISE WOULD NOT CONSIDER HAVING THE EVENT IN BILLINGS.
7. THE AV IN THE ADDTION WILL BE PROVIDED BY AVI SYSTEMS AND WILL INCLUDE AN EXCELLENT SOUND AND LIGHTING PACKAGE WITH STATIONARY AND MOBILE CAMERAS THAT WILL ALLOW FOR LIVE STREAMING, ZOOM, TEAM MEETINGS, AND ARCHIVED VIDEOS OF EVENTS. THIS WILL BE THE A FIRST FOR BILLINGS THAT HAS AV INTEGRATED INTO THE FACILITY.
8. PLEASE APPROVE THIS REQUEST FOR TIF ASSISTANCE.

DICK ZIER

SBURA CONSULTANT

South Billings Urban Renewal Association Board Meeting

Tuesday 05/20/24 6:00 p.m.

Billings Hotel and Convention Center

1223 Mallowney lane, Billings, MT

Public Welcome (Zoom Access Provided)

Call to Order: Scott Hanser, SBURA Board Vice President

Courtesies: Welcome Visitors

Meeting Protocol: Visitors wishing to be recognized should raise their hand. Unrecognized remarks will not be acknowledged. Those wishing to offer public comment will be limited to three minutes.

In attendance: Jeff Muri, Carolyn Rukstad, Kevin Heaney, Andrew Hoolihan, Kelpin Lienemann, Dick Zier, Sara Trautmann, Mike Mayott, Frank Fuhrman, Jase Muri, Scott Hanser, Melanie Swartz, Gene Leuwer, Mike Erikson

Agenda Additions/Deletions-Scott Hanser

Agenda Items:

1. Approval of Minutes for 04/02/2024- Scott (Action)
 - Jeff Muri motioned, Andrew Hoolihan seconded to approve minutes APPROVED
2. New Turf Soccer Field- Mike Pigg and Mike Mayott (Information)
 - Mike Mayott presented design idea for the suggested addition of turf at Amend Park. Board decided to table the idea pending the Sports Complex moving forward and potentially combining it with that project.
3. Optimist Lighting- Mike Pigg (Action)
 - The lighting project is still in the design phase.
 - Jeff Muri motioned, Carolyn Rukstad seconded to table until the next meeting APPROVED
4. Wood Springs Suites withdrawal of TIF application- Dick Zier (Information)
 - Dick presented the letter submitted to the board for withdrawal of their TIF application
5. Billings Hotel and Convention Center Application- Dick Zier (Action)
 - Dick presented the BHCC Tif application including the design plans and cost. The board unanimously agreed that this project was what the funds were intended for and that the project will generate a lot more business to the community.
 - Kelpin Lienemann motioned, Kevin Heaney seconded to approve the Billings Hotel and Convention Center the \$463,085 as requested. Vote was unanimously approved.
6. Mitchell Court TIF application- Dick Zier
 - Dick presented the Mitchell Court TIF application including the design plans and cost. The board discussed the benefits of the apartments and the need for more affordable housing. Gene Leuwer was available via Zoom to answer board questions in regards to the project including whether or not the project would move forward without TIF funds. Mr. Leuwer concluded that it would move forward one way or another but would not be as nice as they could be.
 - Jeff Muri motioned, Kevin Heaney seconded to approve \$500,000 for one year to the TIF request. Vote was 5 in favor, 1 opposed. APPROVED
7. Partial release of TIF funds to Tim Compton- Dick Zier (Information)
 - Dick updated board on the funds released to Tim Compton. Was only partially released because an item needs to be addressed concerning a power pole.

8. Melanie Swartz contract for fundraising- Dick Zier (Action)
- Melanie Swartz presented her proposal for the Sports complex fundraising campaign. She offered insight into her marketing and PR services as well which would be a separate contract.
 - Kevin Heaney motioned, Jeff seconded to approve \$3500 to retain her services. Vote was unanimous. APPROVED
9. Grant Updates (Information)
- Signal Peak mine has not gotten back to the board. Will revisit this at the next meeting.
10. Update from Collaborative Design- Andrew Hoolihan
- Andrew updated the board on the progress of the Sports complex design. He said it should be complete next month.
11. New board member application- Dick Zier (Action)
- Jeff Muri motioned, Kevin Heaney seconded to approve Mike Erikson board member application. APPROVED
12. MOU with the city of Billings
- Dick proposed extending the MOU with the City of Billings for one year.
 - Jeff Muri motioned, Carolyn Rukstad seconded to approve MOU for one year.
13. Public Comment
- Mike Mayott expressed his thoughts about the entire board being present at the council meetings when proposing the Sports complex.
14. Adjourn
- Jeff Muri motioned, Carolyn Rukstad seconded to adjourn the meeting. APPROVED

Billings Hotel & Convention Center BHCC II Inc.	Cost	Allowability	Total
		MT Code	MT Code
		7-15-4233	7-15-4288
Site Demo.,Site Work & Gravels	\$203,700	\$203,700	\$203,700
Storm Water, W/S, Fire Lane	\$166,487		\$166,487
Asphalt	\$54,513		\$54,513
Landscaping	\$38,385	\$38,385	\$38,385
Total			\$463,085
Total Project Cost			
Total Project Cost	\$4,372,795		
Maximum TIF Assistance (16.67%) of Total Project Cost	\$728,945		
Requested TIF Assistance	\$463,085		
Payback Period			
Expected Increase in Taxable Value (80%) of Project Cost	\$3,498,236		
Commercial Tax Rate (1.89%)	\$66,116		
Annual Tax Increment (67.3 Mills)	\$44,496		
Payback Period (years)	10.4		

Billings Hotel & Convention Center - Design Package Dated 03/01/2024

Item No.	Description	Unit	Bid Quantity	Unit Price	Total Price
Overhead and Administrative					
100	Management & Insurance	LS	1	\$	156,240.00
101	Profit & Overhead	LS	1	\$	358,697.00
102	Survey & Testing	LS	1	\$	8,000.00

General Site Improvements & Buildings

200	Site Demo, Site Work & Gravels	LS	1	\$	203,700.00
201	Storm Water, W/S, Fire Line	LS	1	\$	166,487.00
202	Asphalt	LS	1	\$	54,513.00
203	Landscaping	LS	1	\$	38,385.00
204	Concrete Foundation & Flatwork	LS	1	\$	252,940.00
205	Metal Building Package	LS	1	\$	235,635.00
206	Metal Building Labor	LS	1	\$	81,380.00
207	Commercial Stud Framing	LS	1	\$	136,700.00
208	Exterior Cladding	LS	1	\$	311,735.00
209	Electrical	LS	1	\$	547,260.00
210	Low Voltage & Communications	LS	1	\$	18,000.00
211	Plumbing	LS	1	\$	276,500.00
212	In-Floor Heat	LS	1	\$	-
213	Fire Suppression	LS	1	\$	91,900.00
214	HVAC	LS	1	\$	462,315.00
215	Insulation	LS	1	\$	102,955.00
216	Drywall, Tape, Texture, Paint	LS	1	\$	131,905.00
217	Acoustic Products	LS	1	\$	123,528.00
218	Interior Trim & Hardware	LS	1	\$	104,780.00
219	Partition Walls	LS	1	\$	193,225.00
220	Flooring & Tile	LS	1	\$	150,800.00
221	Welding & Fabrication	LS	1	\$	46,505.00
222	Overhead Doors	LS	1	\$	23,465.00
223	Walk Doors	LS	1	\$	59,875.00
224	Glazing	LS	1	\$	26,400.00
225	Final Clean	LS	1	\$	8,970.00

SUBTOTAL **\$ 4,372,795.00**

Total Estimated Bid Price (Number): **\$ 4,372,795.00**

Total Estimated Bid Price (Words): _____

Contractor Name: KE Construction

Bid Signature: _____

Bid Date: 3/12/2024

I/We accept this bid proposal with the intent to award KE Construction a contract as General Contractor. Final contract price subject to change based on final design.

Owner(s)

Date

Printed Name(s)

NOTES:

Bid based entirely on plans unless noted below.

- Bid Item 100 - Includes management fees, builder's risk insurance, contractor's GL insurance at \$5m, site equipment, job shack(s), temporary fencing and security, dumpsters, toilets, etc.

- Bid Item 102 - Includes site modeling/GPS, staking, special inspections, compaction testing, concrete testing, asphalt core samples/testing per City of Billings.

- Bid Item 201 - Includes domestic water, sanitary sewer, storm water, and fire line. Does not include system development fees.

- Bid Item 204 - Includes concrete cutting, demo, and patch for remodel

- Bid Item 205 - Includes PEMB frame only. All siding, roofing, and trim included in Bid Item 208.

- Bid Item 207 - Includes all stud framing and sheathing for new building and remodel

- Bid Item 210 - Includes fire alarm only.

- Bid Item 211 - Includes new mop sinks, gas lines, remodel

- Bid Item 215 - Includes EnergyCraft Simple Saver Metal Building Insulation Package (R-25 walls, R-38 lid). Includes typical energy compliant batt insulation in walls and ceilings of exterior stud framing.

- Bid Item 216 - Includes all drywall, tape, texture, and paint. Includes painting PEMB exposed members. Includes directional labeling.

- Bid Item 217 - Includes acoustical wall and ceiling panels per plan.

- Bid Item 218 - Includes toilet partitions, toilet accessories, corner guards, fire extinguishers, interior trim, motorized roller shades, cabinets and countertops.

- Bid Item 219 - Partition Wall systems with storage doors. Framing, soffits, and finishes included elsewhere in estimate.

- Bid Item 220 - Includes flooring and tile per plans. Includes concrete sealing per plans.

- Bid Item 221 - Includes structural steel at tower location. Includes access ladder with cage. Includes awnings as shown.

- Bid Item 223 - Includes all interior and exterior walk doors.

- Bid Item 224 - Includes storefronts and frames per plan. Includes mirrorpane.

Bid Exclusions: furniture, appliances, tenant/occupant signage, gas/power/communications install fees, audio-visual technology, data wiring or trim out, access control, security and alarm, anything not listed as included above

Value Engineering

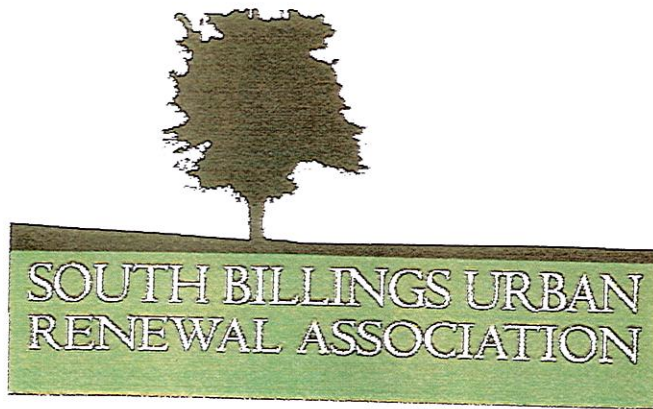
- Bid Item 204 - Eliminated in-floor heat
- Bid Item 208 - Option to change Vesta to RusticSeries siding - deduct \$25,000 (not currently priced this way)
- Bid Item 209 - Two keypads to control all zones. Non-tuneable; dimming only. New lighting package.
- Bid Item 211 - Eliminated mop sinks in conference rooms.
- Bid Item 212 - Eliminated altogether
- Bid Item 214 - See Air Controls VE Bid
- Bid Item 216 - Eliminated sheetrock at pocket doors. Eliminated M/E/P paint. Eliminated directional labeling.
- Bid Item 217 - VE Option (change to all 2x4 panels)
- Bid Item 218 - Eliminated built-ins
- Bid Item 223 - Eliminated pocket doors and hardware

Final Contract VE

3/12/2024

- Bid Item 208 - Keep Vesta as originally planned
- Bid Item 209 - VE lighting plan, removal of in floor heat components
- Bid Item 211 - Plumbing VE confirmed
- Bid Item 214 - HVAC VE confirmed
- Bid Item 217 - Ceiling clouds changed to 16' wide

Updated 4/10/2024 with Prevailing Wages - Bid Items 200, 201, 202, 203



City of Billings South Billings Boulevard
Urban Renewal District

Tax Increment Finance Assistance
Application
For Public/Private Development Projects

**SOUTH BILLINGS BOULEVARD TAX INCREMENT FINANCING ASSISTANCE
APPLICATION**

Project Name: BHCC Addition Date Submitted: 3/1/2024

APPLICANT INFORMATION

1. Name: BHCC II Inc.
2. Address: 1223 Mallowmeyer Lane Billings, MT 59101
3. Telephone Number: 406-248-7151

PROJECT INFORMATION

1. Building Address: 1223 Mallowmeyer Lane Billings, MT 59101
2. Legal Description: Tax Code:D01899 S17,T01 S,R26E,C.O.S.1191,Parcel 2B1, AMND 11.942AC(2000)
3. Ownership: BHCC II Inc.
4. Address: 1223 Mallowmeyer Lane Billings, MT 59101
5. If property is not owned by the Applicant, list leasehold interests (Attach evidentiary materials.)

Lessor's Name: _____
Lessor's Address: _____
6. Existing/Proposed Businesses: Hotel and Convention Center
7. Business Description: Hospitality
8. Employment: Existing FTE jobs 50
9. New Permanent FTE jobs created by project 15 Construction FTE jobs 40-50
10. Architectural Firm: CD Architects

Address: 2280 Grant Rd Billings, MT 59102

Representative: Brian Johnson

8. Description of Project: (Attach narrative explanation.)
9. Rehabilitation/construction plans: (Attach schematics, site and landscaping plans.)
10. Project Schedule: (Attach time line or schedule through completion.)

CRITERIA FOR REVIEW

Materials contained in TIF Assistance applications are used to assess the merits of projects in relation to the goals and objectives of the South Billings Urban Renewal Master Plan and in relation to other District development and urban renewal projects. Projects will be evaluated based on the following criteria.

1. **Relevance to the South Billings Urban Renewal Master Plan** – This document is available on SBURA’s website (www.southbillings.org).
2. **Economic Stimulus** – The amount of economic activity to be generated by the project.
3. **Tax Generation** – The increase in taxable value due to new construction/rehabilitation as estimated by the County Assessor’s office.
4. **Employment Generation** – Total employment generated by the project assessed in terms of new permanent and part-time jobs, and construction jobs.
5. **Elimination of Blight** – The project’s direct and indirect impact on the physical and fiscal condition within the District.
6. **Special or Unique Opportunities** – The extent to which the project represents a unique opportunity, meets a special need, or addresses community goals. The provision of public space or workforce housing are examples of special and unique opportunities.
7. **Impact Assessment** – The extent of both positive and negative environmental impacts, appropriateness of the project design, and impact on existing businesses or residents.
8. **Financial Assistance** – Other forms of financing available to the Applicant i.e. lender participation and state and federal grant monies,
9. **Project Feasibility** – Demonstration of market demand for the project
10. **Developer’s Ability to Perform** – Applicant’s capability to undertake the relative complexities of the project based on past performance on similar or comparable projects.

11. **Timely Completion** – The feasibility of completing the project according to the Applicant’s project schedule.

PROJECT COSTS

Land and Site Improvements (Itemized)

1. Equity in Land and Buildings	\$ _____
2.	\$ _____
3.	\$ _____
4.	\$ _____
Subtotal	\$ _____

Construction/Rehabilitation Costs (or attach separate statement)

1.	\$ 4,326,050 _____
2.	\$ _____
3.	\$ _____
4.	\$ _____
5.	\$ _____
6.	\$ _____
7.	\$ _____
8.	\$ _____
Subtotal	\$ 4,326,050 _____

Fees

1. Architectural design/Supervision	\$ 289,030 _____
2. Permits _____	\$ 100,000 _____

3. Other fees <u>AVI Systems</u>	\$ <u>326,000</u>
Subtotal	\$ <u>619,530</u>
Total Project Development Costs	\$ <u>4,945,580</u>

PROJECT FINANCING

Please complete Sources of Funds detail and summarize below.

Developer Equity

Cash Invested	\$ <u>1,500,000</u>
Land & Buildings	\$ _____
Other (Specify) _____	\$ _____
_____	\$ _____
Subtotal	\$ <u>1,500,000</u>

Lender Commitments (Attach evidence i.e. Letters of Credit or other documentation.)

Lender Payment/Period	Loan Amount	Interest	Term	
<u>Yellowstone</u>	\$ <u>3,500,000</u>	<u>7.5</u> %	<u>20</u> yrs	\$ <u>28,195</u> /Month
_____	\$ _____	_____ %	_____ yrs	\$ _____ /Month
Total Loan Amount				\$ _____

DEVELOPER STATEMENT OF QUALIFICATIONS AND FINANCIAL RESPONSIBILITY

Applicant

1. Name: BHCC II Inc.

Address: 1223 Mallowney Lane Billings, MT 59101

2. If the applicant is not an individual doing business under his/her own name, the applicant has the status indicated below and is organized or operating under the laws of _____.

3. The applicant is:

_____ A corporation.

_____ A nonprofit or charitable institution or corporation

_____ A partnership known as _____

Other (explain): S-Corp

Date of organization: October 1, 1999

4. Names, address, title of position (if any), and nature and extent of the interest of the officers and principal members, principal shareholders, investors, or partners of the applicant.

<u>Name and Address</u>	<u>Nature and Extent of Interest</u>
<u>Jeff Muri 2492 Aspen Way</u>	<u>Owner</u>
<u>Jase Muri 2505 66th St W</u>	<u>General Manager and Owner</u>
_____	_____
_____	_____

Financial Condition

1. Provide a current financial statement for each private entity involved in the project. Documentation of financial capacity may include net worth statements, balance sheets, or profit and loss statements.

2. Has the applicant or any individual or entity affiliated with the development of this project been adjudged bankrupt, either voluntary or involuntary, within the past ten years?
No Yes _____ If yes, give date, place, and under what name:

3. Has the applicant or any individual or entity affiliated with the development of this project been indicted for or convicted of any felony within the past ten years:
No Yes _____ If yes, give date, charge, place, court and action taken for each case.

CONSTRUCTION CONTRACTOR

1. Identify the construction contractor or builder who will undertake this project.

Name: KE Construction

Address: 9428 Auglers Way Billings, MT 59101

2. Has such contractor or builder ever failed to qualify as a responsible bidder, refused to enter into a contract after an award has been made, or failed to complete a construction or development contract within the last ten years?
No Yes _____ If yes, explain.

CERTIFICATION

I (we), Jase and Jeff Muri (please print),
certify that the statements and estimates within this Application as well as any and all
documentation submitted as attachments to this Application or under separate cover are true
and correct to the best of my (our) knowledge and belief.

Signature Jase Muri

Title general manager / owner

Address 2505 66th St W

Billings, MT 59106

Date 3/1/24

Signature Jeff Muri

Title owner

Address 2492 Aspen Way

Billings, MT 59106

Date 3/1/24

BHCC new addition

1. 16,000 sq. ft. convention space will increase the capacity of an event/dinner/fundraiser to over 1,200 people for a meal and over 2,000 people for theater seating.
2. The new addition along with our current space allow BHCC to attract more regional groups and events that would otherwise not be considered the city of Billings. The increased clear span room with a high (18ft clear) ceiling is a major factor for a lot of groups.
3. This will allow the hotel to employ 15 more FTE providing new jobs to the south side of Billings.
4. Our taxes will go up and that will provide more tax revenue to the city and a pay period of 8 years for the SBURA.
5. The AV in the addition will be provided by AVI Systems and will include an excellent sound and lighting package with stationary and mobile cameras that will allow for live streaming, Zoom, Teams Meetings, and archived videos of events. This will be the first for Billings that has AV integrated into the facility.





 ARCHITECTS

Billings Hotel & Convention...

0h 0%

Construction - Addition

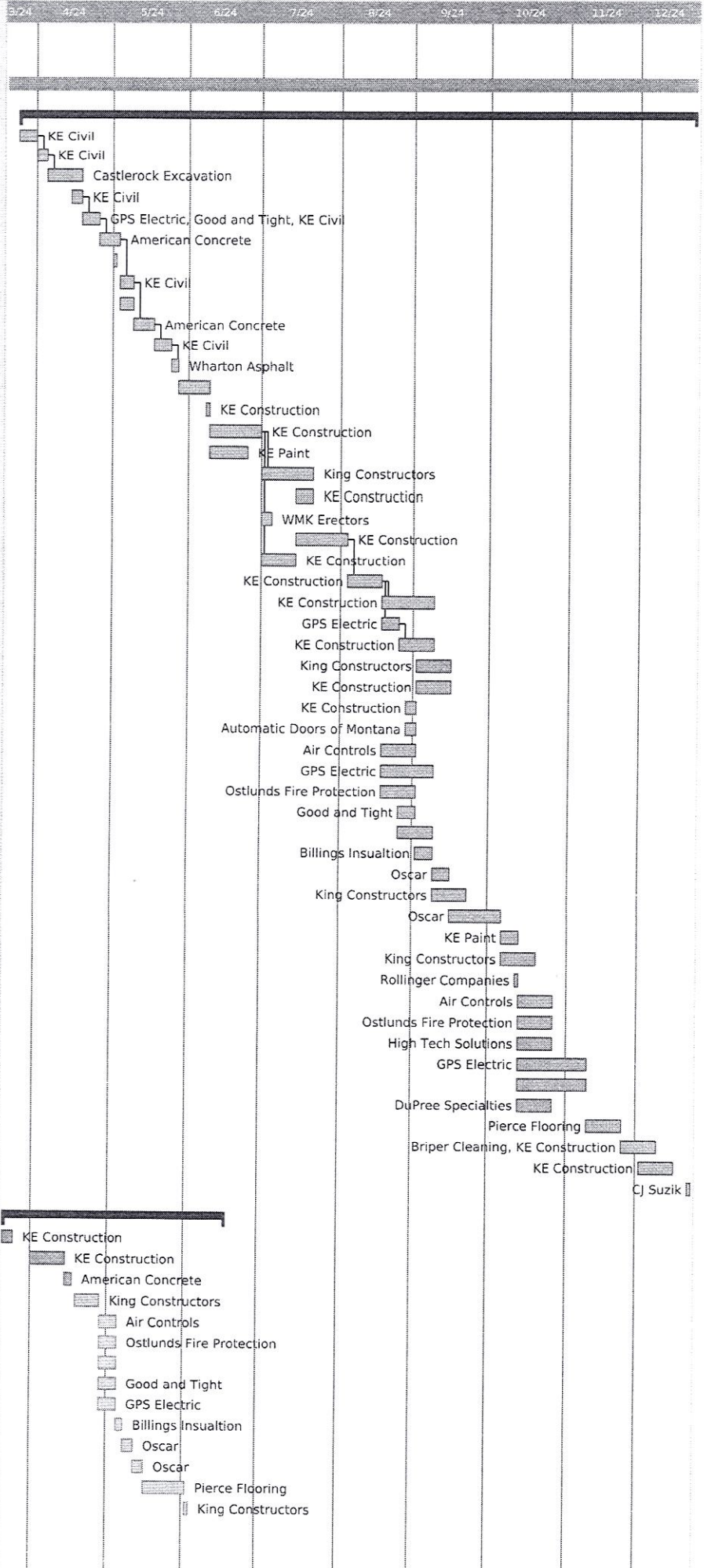
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- Civil Demo & Haul Off
- Cut Subgrade
- Storm & Utilities
- Over Ex & Build Pad
- Ground Rough
- Foundation
- Rebar & Bolt Inspection
- Backfill & Prep Flatwork
- NorthWestern New Power/Transform...
- Curb & Flatwork
- Site Gravel & Asphalt Prep
- Asphalt
- WEATHER BUFFER
- Building Shows UP
- Stand PEMB Frame
- Paint Steel Framing
- Ext Steel Stud Framing
- Roof Stud Framing
- Structural Steel
- PEMB Wall Panel Install
- Roof Tarps / Insulation
- Roof PEMB
- Sheet Steel Studs
- Electrical Rough-In PEMB
- Int. Insulation / Wall Tarps
- Int. Stud Framing
- South & West Awnings
- Garage Door Install
- Storefront Glass
- HVAC Rough-In
- Electrical Rough-In
- Fire Suppression Rough-In
- Plumbing Rough-in
- AV Rough-In
- Insulate Stud Framing
- Sheetrock / Densi Install
- Cloud Suspension/Framing
- Mud/Tape
- Paint
- ACT
- Sealing Concrete
- HVAC Trim
- Fire Suppression Trim
- Fire Alarm
- Electrical Trim
- AV Trim
- Partition Curtains
- Flooring & Base
- Construction Clean
- Punchlist
- Final Inspection








Remodel

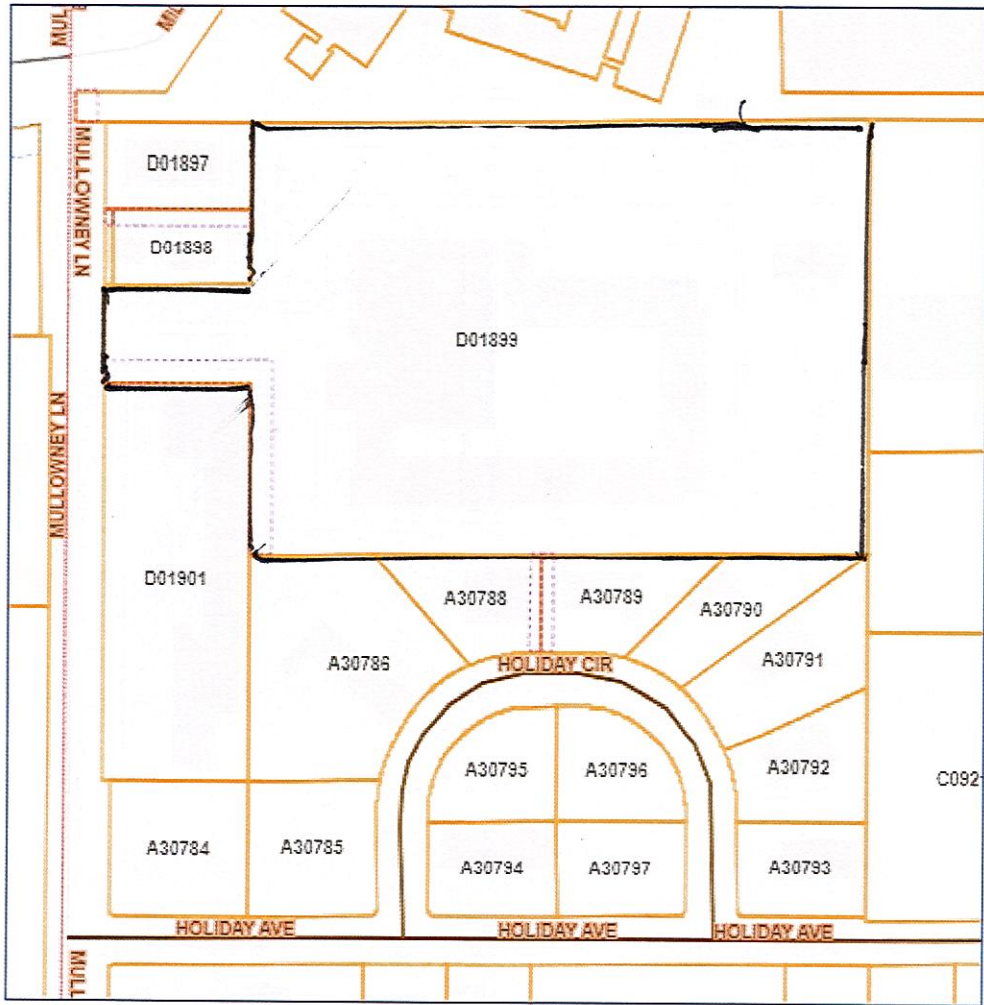
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- Prep for Demo
- Demo
- Repour Slab
- Wood Framing
- HVAC Rough-in
- Fire Suppression Rough-In
- Low Voltage Rough-In
- Plumbing Rough-In
- Electrical Rough-In
- Insulate Framing
- Sheetrock / Densi Install
- Mud / Tape
- Flooring / Tile Install
- Drop Ceiling Install



HVAC Trim	0	0%
Electrical Trim	0	0%
Plumbing Trim	0	0%
Fire Suppression Trim	0	0%
Construction Clean	0	0%
Punchlist	0	0%
Final Inspection	0	0%

-  Air Controls
-  GPS Electric
-  Good and Tight
-  Ostlunds Fire Protection
-  KE Construction
-  KE Construction
-  Bryce Kirschenmann, CJ Suzik, Erin Kirschenmann





Yellowstone County, Montana

Property Tax Detail For D01899



TaxCode: D01899

Owner Listed On Last Tax Statement

Last Updated: October 4, 2023

Primary Owner: BHCC II INC

Owner as of March 18, 2024

Primary Owner
Name: BHCC II INC

DBA: BILLINGS HOTEL & CONVENTION CENTER

Contact: MURI, JEFF

Contact: MURI, RON

2024 Mailing Address

Mailing Address: BHCC II INC
1223 MULLOWNEY LN
BILLINGS, MT 59101-6301

Property Information

Property Address: 1223 MULLOWNEY LN
Township: 01 S Range: 26 E Section: 17
Certificate of Survey: 1191 Parcel: 2B1
Full Legal: S17, T01 S, R26 E, C.O.S. 1191, PARCEL 2B1, AMND 11.942 AC (2000)
GeoCode: 03-0927-17-3-07-03-0000

Levy District: 23T5 - SOUTH BILLINGS BLVD URBAN (593.46 Mills)

2023 Assessed Value Summary

Assessed Land Value =	\$1,017,872.00
Assessed Building(s) Value =	\$12,032,760.00
Personal Property Value =	\$0.00
Total Assessed Value =	\$13,050,632.00

Assessed Value Detail Tax Year: 2023

Description	Tax Rate	Amount
Commercial City/Town Lots	1.89%	\$1,017,872.00
Improvements on Commercial City/Town Lots	1.89%	\$12,032,760.00

Total: \$13,050,632.00

SID Payoff Information

Rural SID**NONE**

Property Tax Billing History

Year	1st Half		2nd Half		Total
2023	127,558.69	P	89,286.68		216,845.37
2023	0.00		32,874.00		32,874.00
2023	0.00		4,267.17		4,267.17
2022	128,493.30	P	0.00	R	128,493.30
2022	0.00		120,691.27	P	120,691.27
2021	113,979.02	P	0.00	P	113,979.02
2021	0.00		114,055.01	P	114,055.01
2020	77,803.12	P	77,803.09	P	155,606.21
2020	22,690.00	P	0.00		22,690.00
2020	0.00		22,724.00	P	22,724.00
2019	106,328.83	P	0.00	P	106,328.83
2019	0.00		109,632.82	P	109,632.82
2018	115,639.12	P	0.00	R	115,639.12
2018	0.00		112,061.12	P	112,061.12
2017	108,629.38	P	0.00	P	108,629.38
2017	0.00		107,999.37	P	107,999.37
2016	93,796.49	P	0.00	R	93,796.49
2016	0.00		94,340.46	P	94,340.46
2015	95,408.83	P	0.00	R	95,408.83
2015	0.00		95,130.81	P	95,130.81
2014	85,242.11	P	0.00	R	85,242.11
2014	0.00		88,006.09	P	88,006.09
2013	66,860.93	P	0.00	R	66,860.93
2013	0.00		81,575.90	P	81,575.90
2012	68,549.01	P	0.00	R	68,549.01
2012	0.00		66,462.99	P	66,462.99

2011	74,948.61	P	0.00	R	74,948.61
2011	0.00		64,078.87	P	64,078.87
2010	71,703.43	P	0.00	R	71,703.43
2010	0.00		59,720.99	P	59,720.99
2009	59,802.62	P	0.00	R	59,802.62
2009	0.00		59,191.11	P	59,191.11
2008	55,617.51	P	0.00	R	55,617.51
2008	0.00		54,834.49	P	54,834.49
2007	39,292.70	P	39,292.69	P	78,585.39
2007	0.00		5,857.50	P	5,857.50
2006	35,688.09	P	35,688.08	P	71,376.17
2005	33,413.98	P	33,413.98	P	66,827.96
2004	33,189.65	P	33,189.65	P	66,379.30
2003	31,269.15	P	31,269.12	P	62,538.27
2002	29,208.60	P	34,129.69	P	63,338.29
2001	29,620.23	P	29,620.23	P	59,240.46
2000	30,747.93	P	30,747.91	P	61,495.84

(P) indicates paid taxes.

Jurisdictional Information

Commissioner:

[District - 1](#)
[John Ostlund \(R\)](#)
 PO Box 35000
 Billings,
 MT 59107
 406-256-2701 -
 Work

Senate:

[District - 24](#)
[Kathy Kelker \(D\)](#)
 P O Box 20584
 Billings,
 MT 59102
 (406) 698-5610
 - Home

House:

[District - 48](#)
[Jodee Etchart](#)
[\(R\)](#)
 PO BOX 22014
 Billings,
 MT 59104
 (406) 318-9773
 - Work

Ward: [3 - \(BILLINGS\)](#)

Bill Kennedy	Denise Joy
902 Parkhill Drive	PO Box 31192
Billings,	Billings,
MT 59102	MT 59107
406-698-5229 -	406-647-0337 -
Home	Home

Precinct: [35](#)

High School: West

Middle School: Elysian

Elementary School: Elysian

Zoning: CMU2-Corridor Mixed Use 2
[Click Here to view Billings Regulations](#)
[Click Here to view Laurel Regulations](#)
[Click Here to view Broadview Regulations](#)
[Click Here to view Yellowstone County Regulations](#)

Trustee: [School District](#)
[Trustee Links](#)

Clerk & Recorder Documents For Tax Code:

Recording #	Document type	Recorded Date	Document Date	Book	Page
3577317	Warranty Deed	1/19/2011	12/31/2010		
			4/19/2002	0031	73179
			1/4/2000	0030	77671
			10/23/1998	0030	23998
			3/3/1995	0017	75586
			3/3/1995	0017	75587
			10/19/1994	0017	61182
			10/19/1994	0017	61183
			8/2/1994	0017	51542

Orion Detail

Owner Information

Primary Owner: BHCC II INC

Tax Code: D01899

GeoCode: 03-0927-17-3-07-03-0000

Property Address: 1223 MULLOWNEY LN BILLINGS 59101

Legal Description: S17, T01 S, R26 E, C.O.S. 1191, PARCEL 2B1, AMND 11.942 AC (2000)

Property Type: IMP_U - Improved Property - Urban

Site Information - [View Codes](#)

Levy District: 03-0981T5-23T5

Location:

Neighborhood Code: 203.007.C

Fronting:

Parking type:

Parking Prox:

Utilities:

Access:

Lot Size: 11.942 Acres **Topography:**

Commercial Building

Year Built: 1972	Year Remodel: 2000
Improvement Class: 3507	Effective Year:
Building Name: Billings Hotel & Convention Center	Building Number: 1
Grade (Factor): A (1)	Structure Type: 315 - Hotel/Motel, Low Rise (1 to 4 stories)
Total Identical Buildings: 1	Units per Building: 231
ECF: 1.14	

Interior/Exterior Commercial Building

Floors	Area/Floor(Sq Ft)	Area (Sq Ft)	Use	Construction	Ptns	Heat	A/C	plumb
01 - 01	44238	44238	013 - Motel	1-Wood Frame/Joist/Beam	2- Normal	2-Hot Water or Steam	2- Unit	2- Normal
02 - 02	59544	59544	013 - Motel	1-Wood Frame/Joist/Beam	2- Normal	2-Hot Water or Steam	2- Unit	2- Normal
01 - 01	59544	59544	013 - Motel	1-Wood Frame/Joist/Beam	2- Normal	2-Hot Water or Steam	2- Unit	2- Normal

Building Total: 163326

Elevator/Escalator Commercial Building

Code-Type	Units	Rise	Speed	Stops
EL4-Hydraulic Passenger Elevator	1		80	2

Main Features Commercial Building

Code-Type	Quantity
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EE1 - Enclosed Entry	3
EE1 - Enclosed Entry	2
RP5 - Swimming Pool, indoor	1
RA1 - Garage, attached, frame, finished	1
AT1 - Atrium, Cover Only	1

Other Building and Yard Improvements

Code - Type	Quantity	Area/Unit	Classcode
CPA1 - Paving, asphalt	1	207000	3507
CCPR - Canopy Roof	1	2600	3507
CSH1 - Shed, machinery	1	5000	3507

GENERAL TAX DETAIL

Levy Description	1st Half	2nd Half	Total
CITY			
BILLINGS-GEN OBLIGATION BALLPARK	\$172.87	\$172.87	\$345.74
BILLINGS-GEN OBLIGATION LIBRARY	\$156.20	\$156.20	\$312.40
BILLINGS-GEN OBLIGATION STREETS	\$82.73	\$82.73	\$165.46
BILLINGS-GENERAL	\$4,513.05	\$4,513.05	\$9,026.10
BILLINGS-LIBRARY	\$263.62	\$263.62	\$527.24
BILLINGS-PUBLIC SAFETY 1998	\$1,234.76	\$1,234.76	\$2,469.52
BILLINGS-PUBLIC SAFETY 2020	\$3,704.28	\$3,704.28	\$7,408.56
BILLINGS-PUBLIC SAFETY 2021	\$2,099.09	\$2,099.09	\$4,198.18
BILLINGS-TRANSIT	\$526.62	\$526.62	\$1,053.24
CITY TOTALS:	\$12,753.22	\$12,753.22	\$25,506.44
COUNTY			
BRIDGE	\$214.85	\$214.85	\$429.70
COUNTY PLANNING	\$74.70	\$74.70	\$149.40
EXTENSION SERVICE	\$43.83	\$43.83	\$87.66
GENERAL FUND	\$2,041.67	\$2,041.67	\$4,083.34
LIABILITY & PROPERTY INSURANCE	\$129.65	\$129.65	\$259.30
MENTAL HEALTH	\$55.56	\$55.56	\$111.12
METRA (CIVIC CENTER)&COUNTY FAIR	\$496.37	\$496.37	\$992.74
MUSEUM	\$109.28	\$109.28	\$218.56
PERMISSIVE MEDICAL LEVY	\$582.81	\$582.81	\$1,165.62

PUBLIC HEALTH	\$409.32	\$409.32	\$818.64
PUBLIC SAFETY - MENTAL HEALTH	\$183.98	\$183.98	\$367.96
PUBLIC SAFETY - SHERIFF	\$1,616.30	\$1,616.30	\$3,232.60
PUBLIC SAFETY- COUNTY ATTORNEY	\$688.38	\$688.38	\$1,376.76
SENIOR CITIZENS-ELDERLY ACTIVITIES	\$235.22	\$235.22	\$470.44
WEED CONTROL	\$48.16	\$48.16	\$96.32
COUNTY TOTALS:	\$6,930.08	\$6,930.08	\$13,860.16
OTHER			
SOUTH BILLINGS BLVD URBAN	\$36,181.96	\$38,312.98	\$74,494.94
BIG SKY ECONOMIC DEVELOPMENT AUTHORITY	\$185.83	\$185.83	\$371.66
OTHER TOTALS:	\$36,367.79	\$38,498.81	\$74,866.60
SCHOOL			
ELEM & HIGH SCH TRANSPORTATION	\$151.26	\$151.26	\$302.52
ELEMENTARY RETIREMENT	\$1,418.74	\$1,418.74	\$2,837.48
HIGH SCHOOL RETIREMENT	\$808.77	\$808.77	\$1,617.54
SD #2 (BILLINGS) - HS ADULT EDUCATION	\$189.54	\$189.54	\$379.08
SD #2 (BILLINGS) - HS BUILDING RESERVE	\$56.80	\$56.80	\$113.60
SD #2 (BILLINGS) - HS DEBT SERVICE	\$67.91	\$67.91	\$135.82
SD #2 (BILLINGS) - HS GENERAL	\$2,334.31	\$2,334.31	\$4,668.62
SD #2 (BILLINGS) - HS TECHNOLOGY	\$185.83	\$185.83	\$371.66
SD #2 (BILLINGS) - HS TRANSPORTATION	\$420.44	\$420.44	\$840.88
SD #2 (BILLINGS) - HS TUITION	\$251.27	\$251.27	\$502.54
SD #23 (ELYSIAN) ELEM ADULT ED	\$44.45	\$44.45	\$88.90
SD #23 (ELYSIAN) ELEM BLDG RES	\$93.84	\$93.84	\$187.68
SD #23 (ELYSIAN) ELEM DEBT SERVICE	\$1,960.80	\$1,960.80	\$3,921.60
SD #23 (ELYSIAN) ELEM TECHNOLOGY	\$23.46	\$23.46	\$46.92
SD #23 (ELYSIAN) ELEM TUITION	\$161.14	\$161.14	\$322.28
SD #23 (ELYSIAN) ELEMENTARY GENERAL	\$2,954.78	\$2,954.78	\$5,909.56
SD #23 (ELYSIAN) ELEMENTARY TRANSPORTATI	\$386.48	\$386.48	\$772.96
SCHOOL TOTALS:	\$11,509.82	\$11,509.82	\$23,019.64
STATE			

TIDU TID - UNIVERSITY MILLAGE	\$369.54	\$369.54	\$739.08
ACCREDITED HIGH SCHOOL	\$1,111.28	\$1,111.28	\$2,222.56
GENERAL SCHOOL	\$1,666.93	\$1,666.93	\$3,333.86
STATE EQUALIZATION AID	\$2,031.18	\$2,031.18	\$4,062.36
UNIVERSITY MILLAGE	\$370.43	\$370.43	\$740.86
VOCATIONAL-TECHNICAL SCHOOLS	\$80.26	\$80.26	\$160.52
STATE TOTALS:	\$5,629.62	\$5,629.62	\$11,259.24

TOTAL GENERAL TAXES \$73,190.53 \$75,321.55 \$148,512.08

- * = Voted Levy to impose a New Mill Levy
- ** = Voted Levy Increase to a Levy Submitted to Electors
- *** = Voted Levy to Exceed Levy Limit (MCA 15-10-420)

SPECIAL ASSESSMENTS

Description	1st Half	2nd Half	Total
2925 BLGS SW/CURB/GTR	\$4,777.16	\$4,777.16	\$9,554.32
BLSW BILLINGS STORM SEWER	\$3,576.07	\$3,576.07	\$7,152.14
BS#2 BLGS STREET MAINT #2	\$7,634.88	\$7,634.88	\$15,269.76
ELEM GENERAL ADD'L MILLS	\$0.00	\$740.86	\$740.86
HS GENERAL ADD'L MILLS	\$0.00	\$493.90	\$493.90
LIGHT MAINTENANCE 332	\$62.42	\$62.42	\$124.84
SOIL SOIL CONSERVATION	\$45.63	\$45.63	\$91.26
STATE EQUAL ADD'L MILLS	\$0.00	\$876.68	\$876.68
TOURISM BUSINESS IMP DIST	\$38,272.00	\$32,874.00	\$71,146.00
VO-TECH EQUAL ADD'L MILLS	\$0.00	\$24.70	\$24.70
TOTAL SPECIAL ASSESSMENTS	\$54,368.16	\$51,106.30	\$105,474.46

General Taxes	District	Mill Levy	1st Half	2nd Half
SOUTH BILLINGS BLVD URBAN	23T5	593.46	73,190.53	75,321.55

TOTAL TAXES DUE CURRENT YEAR:	\$253,986.54
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This property may qualify for a Property Tax Assistance Program. This may include: Intangible Land Value Assistance, Property Tax Assistance, Disabled or Deceased

Veteran's Residential Exemption, and/or Elderly Homeowner's Tax Credit. Contact the Department of Revenue at (406)896-4000 for further information.

This Information is current as of 3/28/2024 11:30:07 AM