****ATTENTION****

The City Council meeting will be held in a hybrid format that may include both in-person AND virtual attendance via Zoom. Unless they have cause to appear virtually, Councilmembers will attend the meeting in person in Council Chambers, fifth floor of City Hall, 316 N. 26th Street. In order to honor the Right of Participation and the Right to Know in Article II, Sections 8 and 9, of the Montana Constitution, the City of Billings and City Council are making every effort to meet the requirements of the open meeting laws.

Citizens are invited to:

- Review the Agenda Packet on the City's website at: www.billingsmt.gov and click on "Your Government," "City Council," and "Agendas & Minutes".
- View the meeting:
  - On Community 7 TV - Channel 7 or Channel 507 -- Spectrum Cable. *(On evenings when there is a conflict with School District No. 2 Board meetings, the City Council meeting will be broadcast on Channel 8 - Spectrum Cable.)* Channel 7 or Channel 978 - TDS Fiber.
  - Online at www.comm7tv.com and click on the "Watch Live" icon. Community 7 also has links to their Facebook page and YouTube channel.
  - On the City's website at www.billingsmt.gov and click on "Watch Meetings Online" on the homepage.
  - In-Person.

Citizens may submit public comment via the following methods:

- Mail: City Clerk, P.O. Box 1178, Billings, MT 59103
- Email: Council@billingsmt.gov.
  - Emails received after 3:00 PM on the day of the meeting, may be posted on the Council's webpage the following day for public viewing.
- Attend the meeting in person

Please contact Denise Bohlman, City Clerk, at bohlmand@billingsmt.gov, or at 406.657.8210, with any questions.

CITY OF Billings

VISION STATEMENT:
"Leading the Big Sky,
boldly inspiring opportunities
for our community."

CITY COUNCIL
REGULAR BUSINESS MEETING
AGENDA

COUNCIL CHAMBERS
316 N. 26th Street, 5th Floor

JUNE 22, 2026

5:30 P.M.

CALL TO ORDER: Mayor Nelson

PLEDGE OF ALLEGIANCE: Mayor Nelson

INVOCATION: Mayor Nelson

ROLL CALL: Councilmembers present on roll call were: ☐ Shaw, ☐ Nicholson, ☐ Neese, ☐ Pitman, ☐ Aguirre, ☐ Kennedy, ☐ Aspenlieder, ☐ Lindley, ☐ Boyett, ☐ O'Donnell

MINUTES: June 8, 2026

COURTESIES:

PROCLAMATIONS:

COUNCIL REPORTS:

ADMINISTRATOR REPORTS - KEVIN IFFLAND

PUBLIC COMMENT on "NON-PUBLIC HEARING" Agenda Items: 1, 7b, and 9c ONLY. Speaker sign-in required. (Comments are limited to three (3) minutes or as set by the Mayor. Please sign the roster at the cart located at the back of the Council chambers or at the podium. Comments 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. **Mayor Nelson recommends that Council confirm the following appointments:**

1.

	Name	Board/Commission	Applicant	Term Begins	Term Ends
1		Information Technology Advisory Commission (ITAC)	Ken Lutton	7/1/2026	12/31/2028
2		Information Technology Advisory Commission (ITAC)	David Redmon	7/1/2026	12/31/2028
3		Amend Recreation Center (ARC) Advisory Board	Tom Rupsis	7/1/2026	12/31/2030
4		Amend Recreation Center (ARC) Advisory Board	Cody Reitz	7/1/2026	12/31/2029
5		Amend Recreation Center (ARC) Advisory Board	Robert Neihart	7/1/2026	12/31/2028
6		Yellowstone County Soil Conservation District*	Brad Kraft	7/1/2026	6/30/2029

*Reappointment - The term end dates for the new commission and advisory board may be adjusted according to the recommendations of Mayor Nelson.

B. Bid Awards:

1. **SID 1430, Annafeld Subdivision, 6th and 7th Filing, Park Improvements.** (Opened 4/21/26) Recommend Knife River.
2. **W.O. 25-10: Olympic Park Drainage Improvements.** (Opened 6/02/26) Recommend Askin Construction.
3. **W.O. 25-40: Traffic Calming.** (Opened 6/02/26) Recommend Askin Construction.
4. **W.O. 26-01, Contract 2: 2026 Sewer Main Replacement.** (Opened 6/02/26) Recommend Western Municipal Construction, Inc.
5. **W.O. 26-04: 3rd Ave. North ADA and Storm Rehab.** (Opened 6/02/26) Recommend Askin Construction.
6. **W.O. 26-41: Storm Drain Inlet Cleaning.** (Opened 6/02/26) Recommend Tru Pipe, Inc.

C. **Purchase** one (1) 2026 Elgin Broom Bear Sweeper; Joe Johnson Equipment.

D. **Urban Renewal District Agreements** between the City and with DBP, BIRDworks, and SBURA to provide services for the three urban renewal districts.

E. **One-Year Agreement** with Yellowstone County for Fiscal Year 2027 Landfill Use.

F. **Five-Year Agreement** with SP Plus, LLC for Airport Automobile Public Parking Concession.

G. **Amendment No. 37,** with Morrison-Maierle, Inc. for Terminal Ticket and Baggage Remodel Project.

H. **Recommendation of Approval** to the Policy Coordinating Committee for the adoption of the 21st St. Underpass Study.

I. **Bills for the Weeks of:**

1. May 26, 2026
2. June 1, 2026

Recommended Motion: I move to approve the items of the Consent Agenda as submitted, with the exception of items moved for separation.

REGULAR AGENDA:

2. **PUBLIC HEARING** for land use contrary to zoning to install signs larger than allowed, located at 715 Commerce Way, Building 1. No Council action is allowed per Section 76-2-402, MCA.

3. **PUBLIC HEARING AND RESOLUTION** Setting Annual Tourism Business Improvement District (TBID) Assessment for Fiscal Year 2027. Staff recommends approval.

   Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution setting the annual Tourism Business Improvement District (TBID) assessment for Fiscal Year 2027, as recommended by staff.

4. **PUBLIC HEARING AND RESOLUTION** Setting Annual Downtown Business Improvement District 1 (BID1) Assessment for Fiscal Year 2027. Staff recommends approval.

   Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution setting the annual Downtown Business Improvement District 1 (BID1) assessment for Fiscal Year 2027, as recommended by staff.

5. **PUBLIC HEARING AND RESOLUTION** Adopting Wholesale Wastewater Rates for Fiscal Year 2027. Staff recommends approval.

   Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution adopting revised Wholesale Wastewater Rates for Fiscal Year 2027, as recommended by staff.

6. **PUBLIC HEARING AND RESOLUTION** Adopting Revised Right-of-Way Fees for Fiscal Year 2027. Staff recommends approval.

   Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution adopting revised Right-of-Way Fees for Fiscal Year 2027, as recommended by staff.

7. **SID 1429, CLEARWATER ESTATES SUBDIVISION, 2nd FILING AND 44 WEST SUBDIVISION STREETLIGHTS.**

   a. **PUBLIC HEARING AND RESOLUTION** Creating SID 1429, Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights. Staff recommends approval.

      Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution creating SID 1429, as recommended by staff.

   b. **BID AWARD: SID 1429, Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights.** (Opened 5/26/26) Staff recommends award to Millennium Electric, LLC.

      Recommended Motion: I move to approve the bid award for SID 1429 Streetlights to Millennium Electric, LLC, as recommended by staff.

8. **PUBLIC HEARING AND RESOLUTION FOR ZONE CHANGE 1084:** a parcel of land generally located at Lot 2, Block 1, Hunter's Pointe Subdivision. Zoning Commission recommends approval and adoption of the 10 review criteria. *Quasi-Judicial

   Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution for Zone Change 1084 and adopt the findings of the 10 review criteria, as recommended by the Zoning Commission.

9. **JOINT PUBLIC HEARING FOR ANNEXATION 26-02 AND ZONE CHANGE 1079 - LONG SUBDIVISION**

   a. **RESOLUTION APPROVING ANNEXATION 26-02:** a parcel of land generally located west of Shiloh Road and north of Hesper Road. Staff recommends conditional approval. *Quasi-Judicial

      Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution conditionally approving Annexation 26-02, as recommended by staff.

   b. **RESOLUTION FOR ZONE CHANGE 1079:** a parcel of land generally located west of Shiloh Road and north of Hesper Road. Zoning Commission recommends approval and adoption of the 10 review criteria. *Quasi-Judicial

      Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve a resolution for Zone Change 1079 and adopt the findings of the 10 review criteria, as recommended by the Zoning Commission.

   c. **ANNEXATION AGREEMENT** with JTL Group, Inc. Staff recommends approval.

      Recommended Motion: I move to approve an Annexation Agreement with JTL Group, Inc., as recommended by staff.

d. **PUBLIC HEARING AND FIRST READING ORDINANCE** expanding the boundaries of Ward 5 to include recently annexed property in Annexation 26-02: a parcel of land generally located west of Shiloh Road and north of Hesper Road. Staff recommends approval.

   Recommended Motion: Having conducted a public hearing, considered written and spoken public testimony, I move to approve the First Reading Ordinance expanding the boundaries of Ward 5, as recommended by staff.

PUBLIC COMMENT on "NON-AGENDA ITEMS". Speaker Sign-in required. (*Restricted to ONLY items not on this printed agenda. Comments are limited to 3 minutes or as set by the Mayor. Please sign the roster at the cart located at the back of the Council chambers or at the podium.)*

COUNCIL INITIATIVES:

ADJOURN:

Council Chambers are readily accessible to individuals with physical disabilities.

For more information or to make requests for special arrangements, please contact the City Clerk's Office at 657-8210 or e-mail bohlmand@billingsmt.gov*, 72 hours prior to the meeting date.*

~ ~ ~

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Board, Commissions, & Committees Appointments
PRESENTED BY: Juliet Winger, Executive Assistant
Department: City Hall Administration
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION

Mayor Nelson recommends the City Council confirm the below appointments to the designated boards, commissions, and committees.

	Name	Board/Commission	Applicant	Term Begins	Term Ends
1		Information Technology Advisory Commission (ITAC)	Ken Lutton	7/1/2026	12/31/2028
2		Information Technology Advisory Commission (ITAC)	David Redmon	7/1/2026	12/31/2028
3		Amend Recreation Center (ARC) Advisory Board	Tom Rupsis	7/1/2026	12/31/2030
4		Amend Recreation Center (ARC) Advisory Board	Cody Reitz	7/1/2026	12/31/2029
5		Amend Recreation Center (ARC) Advisory Board	Robert Neihart	7/1/2026	12/31/2028
6		Yellowstone County Soil Conservation District*	Brad Kraft	7/1/2026	6/30/2029

*Reappointment
The term end dates for the new commission and advisory board may be adjusted according to the recommendations of Mayor Nelson.

EXECUTIVE SUMMARY

Appointments to advisory boards, commissions, and committees are made by the Mayor with the consent of the City Council.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

The creation of the Information Technology Advisory Commission and the Amend Recreation Center (ARC) Advisory Board (also known as the Courts Complex Advisory Board) were created on March 23, 2026 and April 27, 2026, respectively, and require members be appointed to begin their work in service of the City of Billings. These individuals have been appointed by the Mayor and require the consent of the Council to begin their terms of service.

FISCAL EFFECTS

n/a

STAKEHOLDERS

Jeff Sprock and Gavin Woltjer

ALTERNATIVES

Confirm the proposed appointments; or not confirm the appointments.

Consent 1. B. 1.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: SID 1430, Annafeld Park Improvement 6th & 7th Filing Bid Award - Knife River
PRESENTED BY: Brad Wright
Department: Parks/Rec/Public Lands
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION

PRPL seeks Council consent to award Knife River the contract for Annafeld Park Improvements 6th & 7th Filing SID 1430. The contract will be in the amount of $878,295 which will include a base bid of $764,395.00, add alternate 1 of $77,250.00, and add alternate 4 of $36,650.00. The scope of work will include new park development and construction for the Annafeld Subdivision.

EXECUTIVE SUMMARY

SID 1430 will provide funding for the construction and development of the park in the Annafeld Subdivision as filed in the 6th and 7th Filings. All project costs funded through the Special Improvement District bond assessments benefiting property owners. Two bids were received for the project with Knife River providing the lowest responsible bid. PRPL recommends awarding the park construction contract to Knife River.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

In cooperation with McCall Development, Second Nature Consultants (SNC) and PRPL, a park design was developed. SNC provided all necessary construction documents and bidding information throughout the bidding process. SID 1430 will provide all the necessary funding for the park development.
The project was advertised March 13, 20, and 27 in the Yellowstone County News, on the City's website, and the local builders exchange. Bids were opened April 21, 2026. Knife River was the low bidder.
McCall Development selected the base bid at $764,395.00, Alternate 1 at $77,250.00, and Alternate 4 at $36,650.00. Bringing the project total to $878,295.00.

FISCAL EFFECTS

There is no direct cost to the City or PRPL for this project. All project costs will be reimbursed through the sale of bonds, will be assessed to benefiting property owners. The estimate for park construction and development was $878,295.00

STAKEHOLDERS

City of Billings
McCall Development
Annafeld Subdivision property owners
PRPL Department

ALTERNATIVES

City Council may :
Approve or
Not Approve

Attachments

Bid Tabulation
Knife River Bid Package
Construction Drawings

Brad Wright
wrightb@billingsmt.gov

BID TABULATION SUMMARY

PROJECT NAME: **Annafeld Park, 6th and 7th Filing Improvements**

Date: 4/21/26

NAME OF BIDDER	Askin Construction	Knife River
STATE	**MT**	**MT**
Type of Security	Bond	Bond
Addendum(s)	5	5
Base Bid	$846,000.00	$764,395.00
Alternate 1	$85,600.00	$77,250.00
Alternate 2	$99,000.00	$100,750.00
Alternate 3	$335,000.00	$343,000.00
Alternate 4	$35,300.00	$36,650.00
Alternate 5	$113,000.00	$110,950.00

CALL FOR SEALED BIDS: NOTICE TO BIDDERS

Sealed bids entitled **Annafeld Park, 6th and 7th Filing Improvements** for the City of Billings, Montana, will be received by the Billings City Clerk, via email at bids@billingsmt.gov or via mail or delivery at 316 N. 26th Street, Billings, MT 59101 (P. O. Box 1178, Billings, MT 59103), until 2:00 PM (MST) on Tuesday, April 7, 2026, and then publicly opened and read aloud via Facebook Live on the City's Facebook page: https://www.facebook.com/Billings-MT-City-Government-74352842013/. Bid tabulations will be posted for public viewing after the bids have been opened.

Bids for the **Annafeld Park, 6th and 7th Filing Improvements** shall be submitted on the Bid Form provided in the Project Manual. The Project Manual and Contract Drawings may be obtained by contacting Neil Kiner via email at Second Nature Consulting, PLLC (neil@secondnature.consulting) and will be available on the Billings Builders Exchange. The Project Manual and Contract Drawings may also be viewed at Billings Parks and Recreation Department office located at 390 N. 23rd Street, Billings, MT. This invitation for bids and any addenda may also be found on the City's website at www.billingsmt.gov, by clicking on "Doing Business," and then on "Bids."

Each bid must be accompanied by a Certified Check, Cashier's Check, or Bid Bond payable to the City of Billings, Montana, in an amount not less than ten percent (10%) of the total amount of the bid. The bid security will be retained by the City Clerk until the successful bidder enters into a contract with the City of Billings. If no contract is entered into, by the successful bidder, within sixty (60) days the security may be forfeited to the City of Billings.

Successful bidders will be required to furnish an approved Performance Bond and Labor and Materials Bond Payment Bond in the amount of one hundred percent (100%) of the contract amount, prior to contract execution.

Attention to Bidders is particularly called to the requirement as to conditions of employment to be observed and Montana Prevailing Wage Rates are required under the Contract. This project requires the Contractor to comply with 1% Gross Receipts Tax per Montana Code Annotated.

There will be a non-mandatory walk-through on Friday March 27th, 2026, at 10:00 AM at City of Billings Parks and Recreation Offices, located at 390 N. 23rd St., Billings, MT. It is strongly suggested that Contractors attend the Pre-Bid Conference.

Bidders may withdraw their bid either personally or by written request at any time prior to the time set for bid opening. No bid may be withdrawn or modified after the time set for opening, unless and until the award of the contract is delayed for a period exceeding ninety (90) days.

The project will be awarded to the lowest responsible bidder pending City Council approval. The right is reserved to reject any or all bids received, to waive irregularities, to postpone the award of the contract for a period of not to exceed ninety (90) days, and to accept that bid which is in the best interests of the City of Billings, Montana.

The prices established from this bid may be extended to other political subdivisions within the State of Montana solely at the vendor's discretion.

The City of Billings is an Equal Opportunity Employer. The Contractor and subcontractor shall abide by the requirements of 41 CFR 60-300.5(a) and 41 CFR 60-741.5(a), which prohibit discrimination against qualified protected veterans and/or qualified individuals on the basis of disability, and requires affirmative action by covered prime contractors and subcontractors to employ and advance in employment qualified protected veterans and individuals with disabilities.

Published on March 13th, 20th, and 27th, 2026.

Denise R. Bohlman
Billings City Clerk
P. O. Box 1178
Billings, MT 59103

Dept: PRPL
Publish: 3/13.3/20, 3/27/2026

BID SUBMITTAL PACKAGE

Annafeld Park 6th & 7th Filing

BID SUBMITTED BY:

Knife River - Billings

THESE DOCUMENTS MUST BE EXECUTED FOR BID

- [X] **BID FORM (COMPLETED)**
- [X] **ADDENDA (ACKNOWLEDGED IN BID FORM IF APPLICABLE)**
- [X] **10% BID SECURITY (ENCLOSED)**

- Bids submitted via email shall have the **bid bond** scanned and included with the bid. Emailed bids should be sent to bids@billingsmt.gov
- Bids submitted via mail or hand delivered shall have any of the bid securities included. Mailed bids should be sent to City of Billings, PO Box 1178, Billings, MT 59103.

SECOND NATURE CONSULTING

4/2/26

ANNAFELD PARK 6TH & 7TH FILLING
BILLINGS, MONTANA

ADDENDUM #1
APRIL 2, 2026

BID DATE: APRIL 21, 20276 @ 2:00 PM
BILLINGS CITY CLERK (ALSO FACEBOOK LIVE)
210 N. 27TH STREET
BILLINGS, MT 59101

This addendum forms a part of the contract documents and modifies the original bidding documents dated March 12, 2026. Bidders are required to acknowledge receipt of this addendum in the space provided on the Bid Form, Section 00300, Page 1 of 6. Failure to do so may subject a Bidder to disqualification.

This addendum consists of 2 administrative pages and 0 plan sheets and 1 specification sections.

GENERAL NOTES & QUESTIONS:

- The original bid date of April 7, 2026 has been moved to April 21, 2026 at 2:00 pm. Bids due to the Billings City Clerk.
- See meeting minutes from Pre Bid Conference.
- See attendance sign in sheet from Pre Bid Conference.

AMENDMENTS TO THE PROJECT MANUAL:

- PM-1 Cover Sheet – Change date of plan issuance to March 12, 2026 (not February 13, 2026)
- PM-2 Section 00100 – Invitation to Bid – Bid Date of April 7, 2026 shall be replaced with April 21, 2026. All references and mention of bid date of April 7, 2026 is hereby replaced with a bid date of April 21, 2026 in all parts, sections, special provisions and specification sections within the project manual and construction documents.
- PM - 3 Section 01.42.25 Wage Rates – REPLACE IN ITS ENTIRETY

AMENDMENTS TO THE DRAWINGS:

N/A

END OF ADDENDA #1

Neil R. Kiner, RLA, ASLA Partner
Landscape Architect
O (406)-647-0205
www.secondnature.consulting

4/14/26

ANNAFELD PARK 6TH & 7TH FILLING
BILLINGS, MONTANA

ADDENDUM #2
APRIL 14, 2026

BID DATE: APRIL 21, 20276 @ 2:00 PM
BILLINGS CITY CLERK (ALSO FACEBOOK LIVE)
210 N. 27TH STREET
BILLINGS, MT 59101

This addendum forms a part of the contract documents and modifies the original bidding documents dated March 12, 2026. Bidders are required to acknowledge receipt of this addendum in the space provided on the Bid Form, Section 00300, Page 1 of 6. Failure to do so may subject a Bidder to disqualification.

This addendum consists of _3_ administrative pages and _13_ plan sheets and _10_ specification sections.

GENERAL NOTES & QUESTIONS:

- Is there more information available for existing grades, including existing curb grades?
  - No, the only information available is what is shown. There have been no grades recorded after curb & gutter installation, which includes the rough grades currently existing at the site. The contours shown as existing on plans were generated predevelopment.
- Is a certified installer required for the 3form product for trellis canopy?
  - No, however, contractors will be required to follow manufacturer's instructions for installation.
- Can 'Highway' wage rates be used in lieu of 'Heavy Construction?'
  - No.
- The pavers used in phase one are no longer available. Is "Empire in Scandia Gray" acceptable as a substitute?
  - The paver name/type has been updated in Detail 4/L1.3. Pavers shall be Belgard 'Dimension Slab' paver shaded gray color.
- What depth is the play sand?
  - The play sand depth shall be 12" square with galvanized steel cover. See revised detail 5/L1.4.
- Where do drains go to?
  - The southeast corner of the southern block has been redesigned to include a crushed rock drainage sump. See revised plans.
- Where are we going to get a 15' fir tree? Are we going to plant the indicated plants under this tree?
  - There are large tree suppliers in Oregon. Tough question...
- Is it the intent that all boulevard trees have edging from curb to walk with bark around them?
  - All trees in turf shall have a spaded edge with wood bark mulch and no weed barrier.
- Do all trees in grass areas have edging and bark around them?
  - Yes and no. All trees in turf shall have a spaded edge with wood bark mulch and no weed barrier.
- What size are the NDS catch basins?
  - NDS 12" Catch Basin with 1215 square galvanized steel cover
- Does the electrical contractor really have to have an electrical designer for the project (SP-8)?

- Adjustment to the language in SP-8 has been provided.
- Will a typical 4" concrete section (as used elsewhere in Annafeld Subdivision) suffice for the city sidewalks?
  - Yes, this will be acceptable. We confirmed with the geotechnical engineer that a typical sidewalk section is allowed. (The geotechnical report references a concrete section for interior building slabs.)

AMENDMENTS TO THE PROJECT MANUAL:

Amend the following sections to the Project Manual:

- PM-1 Cover Sheet
  - Corrected date of issue to March 12, 2026
- PM-2 Section 00.10.00 Invitation To Bid
  - Project Description modified
- PM-3 Section 00.30.00 Bid Form
  - Replace in its entirety
- PM-4 Section 00.50.00 Agreement Form
  - Updated language in Article 1: Work & Article 4: Contract Time
- PM-5 Section 00.91.00 Special Provisions
  - SP-4 Field Engineering removed, replaced with Record Drawings
  - SP-5 Contract Schedule updated with new dates
  - SP-8 Electrical Work – coordination with NWE for new transformer added
  - SP-9 Irrigation Well removed and replaced with Irrigation Connection
  - SP-10 Alternate Bid Items – updated descriptions and replaced Bid Alternate 4
- PM-6 Section 02.31.10 Rough Grading
  - Replace in its entirety
- PM-7 Section 12.93.53 Site Furnishings
  - Replace in its entirety (please note change of string light manufacturer)
- PM-8 Section 32.84.00 Irrigation
  - Replace in its entirety (please note change from exempt well to potable water connection)
- PM-9 Section 32.92.13 Topsoil
  - Replace in its entirety
- PM-10 Section 32.92.19 Seeding
  - Include this section in Project Manual
- PM-11 Section 32.93.00 Trees Shrubs & Groundcovers
  - Replace in its entirety

AMENDMENTS TO THE DRAWINGS:

Amend the following information on Contract Plans:

- L1.2 Layout & Grading Plan
  - Revision to drainage in SE portion of block
- L1.3 Enlarged Layout Plan & Site Details
  - Small Concrete Slab Layout added text to reflect Bid Alternate #4
    - Small slabs now a part of Bid Alternate #4
  - Detail 3 New Concrete Walk – revised to Public Works Standard
  - Detail 4 Paver Section revised to reflect new paver selection
- L1.4 Site Details
  - Detail 3 – clarified that 12" thickened edge condition only applies at interior edge of sand play area.

    - Detail 5 updated to reflect crushed rock drainage sump & NDS catch basin name/type
- L3.1 Irrigation Plan
    - Replace in its entirety
- L3.2 Irrigation Plan
    - Replace in its entirety
- L3.3 Irrigation Details
    - Detail 3 Point of Connection revised to reflect potable water connection
    - Detail 7 Master Valve and Flow Sensor revised to reflect potable water connection and normally closed master valve
- L3.4 Irrigation Details
    - Detail 3 revised to reflect normally closed master valve
- L3.5 Irrigation Details
    - Detail 1 changed from well filtration to Meter & Backflow Preventer Enclosure
- L4.1 Planting Plan
    - Added missing plant callout
- L4.2 Planting Plan
    - Adjusted planting plan – removed shrubs from under Fir, adjusted tree plantings around bocce ball courts
- L5.2 Planting Plan for Bid Alternates
    - Updated plan to reflect bid desired bid alternates
- E1.1 Electrical Basis of Design
    - Updated basis of design schedule
- E1.2 Electrical Basis of Design
    - Updated basis of design schedule and plan notes – removed coordination of future electrical needs for restroom and sound stage

END OF ADDENDA #2

Neil R. Kiner, RLA, ASLA Partner
Landscape Architect
O (406)-647-0205
www.secondnature.consulting

4/16/26

ANNAFELD PARK 6TH & 7TH FILLING
BILLINGS, MONTANA

ADDENDUM #3
APRIL 16, 2026

BID DATE: APRIL 21, 20276 @ 2:00 PM
BILLINGS CITY CLERK (ALSO FACEBOOK LIVE)
210 N. 27TH STREET
BILLINGS, MT 59101

This addendum forms a part of the contract documents and modifies the original bidding documents dated March 12, 2026. Bidders are required to acknowledge receipt of this addendum in the space provided on the Bid Form, Section 00300, Page 1 of 6. Failure to do so may subject a Bidder to disqualification.

This addendum consists of _1_ administrative pages and _1__ plan sheets and _0_ specification sections.

GENERAL NOTES & QUESTIONS:

- Detail 3/L1.3 did not update correctly for printing in Addenda 2. Please see correctly updated Detail 3/L1.3.

AMENDMENTS TO THE PROJECT MANUAL:
Amend the following sections to the Project Manual:

- N/A

AMENDMENTS TO THE DRAWINGS:
Amend the following information on Contract Plans:

- L1.3 Detail 3 New Concrete Walk – revised to Public Works Standard

END OF ADDENDA #3

Neil R. Kiner, RLA, ASLA Partner
Landscape Architect
O (406)-647-0205
www.secondnature.consulting

4/17/26

ANNAFELD PARK 6TH & 7TH FILLING
BILLINGS, MONTANA

ADDENDUM #4
APRIL 17, 2026

BID DATE: APRIL 21, 20276 @ 2:00 PM
BILLINGS CITY CLERK (ALSO FACEBOOK LIVE)
210 N. 27TH STREET
BILLINGS, MT 59101

This addendum forms a part of the contract documents and modifies the original bidding documents dated March 12, 2026. Bidders are required to acknowledge receipt of this addendum in the space provided on the Bid Form, Section 00300, Page 1 of 6. Failure to do so may subject a Bidder to disqualification.

This addendum consists of _1_ administrative pages and _0_ plan sheets and _0_ specification sections.

GENERAL NOTES & QUESTIONS:

- For purposes of bidding Alternate #3, provide pricing to build a single (1) trellis structure with (2) hammocks and electrical service. In addition to the single trellis price, please also include pricing for constructing all (3) trellis, including all hammocks, swings, tables, and surfacing.
- Bidders may contact Lakeside Nursery www.lakeside-nursery.com for pricing on large fir trees.
    - Skye Lockhart McCarty (503) 857-8888 cell, (503) 651-5650 office, skye@lakeside-nursery.com
    - Douglas Fir will be accepted in lieu of White Fir 'Christmas Tree'

AMENDMENTS TO THE PROJECT MANUAL:
Amend the following sections to the Project Manual:

- N/A

AMENDMENTS TO THE DRAWINGS:
Amend the following information on Contract Plans:

- N/A

END OF ADDENDA #4

Neil R. Kiner, RLA, ASLA Partner
Landscape Architect
O (406)-647-0205
www.secondnature.consulting

4/20/26

ANNAFELD PARK 6TH & 7TH FILLING
BILLINGS, MONTANA

ADDENDUM #5
APRIL 20, 2026

BID DATE: APRIL 21, 2026 @ 2:00 PM
BILLINGS CITY CLERK (ALSO FACEBOOK LIVE)
210 N. 27TH STREET
BILLINGS, MT 59101

This addendum forms a part of the contract documents and modifies the original bidding documents dated March 12, 2026. Bidders are required to acknowledge receipt of this addendum in the space provided on the Bid Form, Section 00300, Page 1 of 6. Failure to do so may subject a Bidder to disqualification.

This addendum consists of _1_ administrative pages and _0_ plan sheets and _1_ specification sections.

GENERAL NOTES & QUESTIONS:

- Per the instructions of Addenda 4 and bidding a single trellis structure, please provide the pricing for a single trellis structure as described in new Bid Alternate #5 in attached Bid Form.

AMENDMENTS TO THE PROJECT MANUAL:

Amend the following sections to the Project Manual:

- PM-1 Section 00.30.00 Bid Form – Replace in its entirety (new Bid Alternate #5 identified)

AMENDMENTS TO THE DRAWINGS:

Amend the following information on Contract Plans:

- N/A

END OF ADDENDA #5

Neil R. Kiner, RLA, ASLA Partner
Landscape Architect
O (406)-647-0205
www.secondnature.consulting

Liberty Mutual. SURETY

Bid Bond

CONTRACTOR:
(Name, legal status and address)
JTL Group, Inc. (MT) dba Knife River
P.O. Box 80066
Billings, MT 59108

SURETY:
(Name, legal status and principal place of business)
Liberty Mutual Insurance Company
175 Berkeley Street
Boston, MA 02116

MAILING ADDRESS FOR NOTICES:

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

OWNER:
(Name, legal status and address)
City of Billings
PO Box 1178
Billings, MT 59103

BOND AMOUNT: 10% Ten Percent of Amount Bid

PROJECT:
(Name, location or address, and Project number, if any)
Annafeld Park 6th & 7th Filing

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 14th day of April, 2026.

Kelly Martinson
(Witness)

JTL Group, Inc. (MT) dba Knife River
(Contractor as Principal) *(Seal)*

By: Malcolm Long
(Title) Vice Pres & Gen Mgr

JTL GROUP, INC. CORPORATE SEAL 1990 MONTANA

Rick Bott
(Witness)

Liberty Mutual Insurance Company
(Surety)

By: Haley Pflug
(Title) Haley Pflug, Attorney-in-Fact

LIBERTY MUTUAL INSURANCE COMPANY INCORPORATED 1912 MASSACHUSETTS

Init.
/

Liberty Mutual Surety vouches that the original text of this document conforms exactly to the text in **AIA Document A310–2010 Edition Bid Bond.**

Surety Acknowledgment

State of Minnesota }
} ss.
County of Hennepin }

On this 14th day of April 2026, before me personally came Haley Pflug, to me known, who being by me duly sworn, did depose and say that she is the Attorney-in-Fact of Liberty Mutual Insurance Company described in and which executed the above instrument; that she knows the seal of said corporation; that the seal affixed to said instruments is such corporate seal, that it was so affixed by order of the Board of Directors of said corporation, and that she signed her name to it by like order.



Notary Public

POWER OF ATTORNEY

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

Certificate No: **8215801 - 190003**

KNOWN ALL PERSONS BY THESE PRESENTS: That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Blake S. Bohlig, Brian D. Carpenter, Charles Draper, Erik T. Gunkel, Haley Pflug, Heather R. Goedtel, Jessica Hecker, Julie Decker, Kathryn E. Kade, Kelly Nicole Enghauser, Laurie Pflug, Maci Scates, Michelle Halter, Michelle Ward, Sara Whitfield

all of the city of Bloomington state of MN each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Companies in their own proper persons.

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 19th day of March, 2026.

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

By: _____
Nathan J. Zangerle, Assistant Secretary

State of PENNSYLVANIA
County of MONTGOMERY ss

On this 19th day of March, 2026 before me personally appeared Nathan J. Zangerle, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at Plymouth Meeting, Pennsylvania, on the day and year first above written.

Commonwealth of Pennsylvania - Notary Seal
Teresa Pastella, Notary Public
Montgomery County
My commission expires March 28, 2029
Commission number 1126044
Member, Pennsylvania Association of Notaries

By: _____
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

ARTICLE IV – OFFICERS: Section 12. Power of Attorney.
Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

ARTICLE XIII – Execution of Contracts: Section 5. Surety Bonds and Undertakings.
Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

Certificate of Designation – The President of the Company, acting pursuant to the Bylaws of the Company, authorizes Nathan J. Zangerle, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization – By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Companies, is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Companies this 14th day of April, 2026.

By: _____
Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

For bond and/or Power of Attorney (POA) verification inquiries, please call 610-832-8240 or email HOSUR@libertymutual.com.

SECTION 00.30.00

BID FORM

PROJECT IDENTIFICATION:

Annafeld Park is the development of two blocks in the Annafeld Subdivision, as part of the 6th & 7th Filing. Construction of the city owned park will be managed by City of Billings Parks, Recreation and Public Lands, but the park maintenance performed by the Annafeld HOA.

CONTRACT IDENTIFICATION AND NUMBER:

251022 Annafeld Park 6th & 7th Filing

THIS BID SUBMITTED TO:

City of Billings bids@billingsmt.gov	or	City of Billings P.O. Box 1178 Billings, MT 59103	or	City of Billings 210 N 27th Street Billings, MT 59101

1.01 The undersigned Bidder proposes and agrees if this Bid is accepted, to enter into an Agreement with Owner in the form included in the Bidding Documents, to perform and furnish all Work as specified or indicated in the Bidding Documents for the prices and within the times indicated in this Bid and in accordance with the other terms and conditions of the Bidding Documents.

2.01 Bidder accepts all of the terms and conditions of the Advertisement or Invitation to Bid, and Instructions to Bidders, including without limitations those dealing with the disposition of Bid Security. This Bid will remain subject to acceptance for sixty (60) days after the Bid opening, or for such longer period of time that Bidder may agree to in writing upon request of Owner.

3.01 In submitting this Bid, Bidder represents, as set forth in the Agreement, that:

A. Bidder has examined and carefully studied the Bidding Documents, other related data identified in the Bidding Documents, and the following Addenda, receipt of all which is hereby acknowledged:

Addendum No.	Addendum Date
ONE (1)	4/2/26
TWO (2)	4/14/26
THREE (3)	4/16/26
FOUR (4)	4/17/26
FIVE (5)	4/20/26

B. Bidder has visited the Site and become familiar with and is satisfied as to the general, local, and Site conditions that may affect cost, progress, and performance of the Work

C. Bidder is familiar with and is satisfied to all federal, state and local Laws and Regulations that may affect cost, progress, and performance of the Work.

D. Bidder has carefully studied all (1) reports of explorations and tests of subsurface conditions at or contiguous to the Site and all drawings of physical conditions in or relating to existing surface or subsurface structures at or contiguous to the Site (except Underground Facilities) which have been identified in the Special Provisions as provided in paragraph 4.02 of the General Conditions, and (2) reports and drawings of a Hazard Environmental Condition, if any, which has been identified in the Special Provisions as provided in paragraph 4.06 of the General Conditions.

E. Bidder has obtained and carefully studied (or assumes responsibility for having done so) all additional or supplementary examinations, investigations, explorations, tests, studies and data concerning conditions (surface, subsurface and Underground Facilities) at or contiguous to the Site which may affect cost, progress, or performance of the Work or which relate to any aspect of the means, methods, techniques, sequences, and procedures of construction expressly required by the Bidding Documents to be employed by Bidder, and safety precautions and programs incident thereto.

F. Bidder does not consider that any further examinations, investigations, explorations, tests, studies or data are necessary for the determination of this Bid for performance of the Work at the price(s) bid and within the times and in accordance with the other terms and conditions of the Bidding Documents.

G. Bidder is aware of the general nature of the Work to be performed by Owner and others at the Site that relates to the Work as indicated in the Bidding Documents.

H. Bidder has correlated the information known to Bidder, information and observations obtained from visits to the Site, reports and drawings identified in the Bidding Documents, and all additional examinations, investigations, explorations, tests, studies, and data with the Bidding Documents.

I. Bidder has given Landscape Architect written notice of all conflicts, errors, ambiguities, or discrepancies that Bidder has discovered in the Bidding Documents, and the written resolution thereof by Landscape Architect is acceptable to Bidder.

J. The Bidding Documents are generally sufficient to indicate and convey understanding of all terms and conditions for the performance of the Work for which this Bid is submitted.

4.01 Bidder further represents that this Bid is genuine and not made in the interest of or on behalf of any undisclosed individual or entity and is not submitted in conformity with any agreement or rules of any group, association, organization or corporation; Bidder has not directly or indirectly induced or solicited any other Bidder to submit a false or sham Bid; Bidder has not solicited or induced any person, firm or corporation to refrain from bidding; and Bidder has not sought by collusion to obtain for itself any advantage over any other Bidder or over Owner.

The Bidder certifies that no official of the Owner, Landscape Architect or any member of such officials immediate family, has direct or indirect interest in the pecuniary profits or Contracts of the Bidder.

5.01 The Bidder will complete the Work in accordance with the Contract Documents for the following lump sum price(s):

LUMP SUM BASE BID

TOTAL LUMP SUM BID PRICE $ 764,395.00 *
(Figures)

TOTAL LUMP SUM BID PRICE Seven Hundred Sixty-Four Thousand Three Hundred Ninety-Five and 00/100 Dollars
(Words)

* Lump Sum Base Bid Price Includes $ 43,947.00 Water Service System Development Fee

ADDITIVE ALTERNATE BID 1: Bocce Ball Courts

Add: (2) Bocce Ball Courts, (11) Toba Hawthorn, (5) White Oak, Rock Mulch Topdressing, Concrete Edging, (2) Square Tables
Deduct: Hydroseed Grass, Irrigation Zone #10

TOTAL LUMP SUM BID PRICE $ 77,250.00
(Figures)

TOTAL LUMP SUM BID PRICE Seventy-Seven Thousand Two Hundred Fifty and 00/100 Dollars
(Words)

ADDITIVE ALTERNATE BID 2: Light Poles + String Lights

Add: (24) 16' Height Pre-Cast Light Poles & Concrete Footings, String Lights & Cabling, Underground Conduit, Wire, Pull Boxes, Other Associated Electrical Work
Deduct: N/A

TOTAL LUMP SUM BID PRICE $ 100,750.00
(Figures)

TOTAL LUMP SUM BID PRICE One Hundred Thousand, Seven Hundred Fifty and 00/100 Dollars
(Words)

ADDITIVE ALTERNATE BID 3: Trellis Shade Structures

Add: (3) Trellis Shade Structures, Underground Conduit, Wire, Pull Boxes, Other Associated Electrical Work, Hanging Swings, Hammocks, (2) Square Tables (including one ADA), Decomposed Granite
Deduct: Hydroseed Grass, Adjusted Irrigation

TOTAL LUMP SUM BID PRICE $ 343,000.00
(Figures)

TOTAL LUMP SUM BID PRICE Three Hundred Forty-Three Thousand
(Words) And 00/100 Dollars

ADDITIVE ALTERNATE BID 4: Pre-Cast Lawn Games

Add: (2) Pre-Cast Concrete Cornhole, (2) Pre-Cast Concrete Ladderball, (2) Pre-Cast Concrete Checkerboard Table, (1) Pre-Cast Concrete Table Tennis, Concrete Slabs For Games in Lawn
Deduct: N/A

TOTAL LUMP SUM BID PRICE $ 36,650.00
(Figures)

TOTAL LUMP SUM BID PRICE Thirty-Six Thousand Six Hundred Fifty
(Words) And 00/100 Dollars

ADDITIVE ALTERNATE BID 5: Single Trellis Shade Structure

Add: (1) Trellis Shade Structures, Underground Conduit, Wire, Pull Boxes, Other Associated Electrical Work, Hammocks, (2), Decomposed Granite
Deduct: Hydroseed Grass, Adjusted Irrigation

TOTAL LUMP SUM BID PRICE $ 110,950.00
(Figures)

TOTAL LUMP SUM BID PRICE One Hundred Ten Thousand Nine Hundred
(Words) Fifty And 00/100 Dollars

A. The undersigned agrees that the lump sum bid And lowest responsible bidder will be recommended for award.

D. The OWNER reserves the right to reject any or all bids.

6.01 Bidder agrees that the Work will be substantially completed and competed and ready for final payment in accordance with 14.07 of the General Conditions on or before the dates or within the number of calendar days indicated in the Agreement.

6.02 Bidder accepts the provisions of the Agreement as to liquidated damages in the event of failure to complete the Work within the times specified above, which shall be stated in the Agreement.

7.01 The following documents are attached to and made a condition of the Bid:

A. Required Bid security in the amount of 10% of the maximum Bid price including alternates, if any, and in the form identified in the Instructions To Bidders.

B. AGENCY required certifications. (Refer to Special Provisions, for AGENCY certifications and requirements.)

C. Any requirements per Special Provisions, including: (1) tabulation of Subcontractors, Suppliers, and others; (2) individuals and entities required to be identified in this Bid; (3) required Bidder qualifications statement with supporting data; and,

D. List other documents as pertinent.

8.01 The terms used in this Bid with the initial capital letters have the meanings indicated in the Instructions To Bidders, General Conditions, and the Supplementary Conditions.

SUBMITTED on April 21st, 2026.
(Date)

Montana Contractor's Registration # (if any) 10089

Montana Contractor's Gross Receipts Account # 4031665700 3 CGR
(Example: XXXXXX-XXX-CGR)
Employer's Tax ID No. 81-0465363

If BIDDER is:

An Individual: _____
(Name typed or printed)
By: _____
(Individual's Signature)
Doing business as: _____

Business Address: _____

_____

Phone No.: _____ FAX No: _____

A Partnership: _____
(Partnership Name)
By: _____
(Signature)

_____
(Name, typed or printed)
Business Address: _____

_____

Phone No.: _____ FAX No: _____
A Corporation: KNIFE RIVER - BILLINGS
(Corporation Name)
State of Incorporation: MONTANA

Type (General Business, Professional, Service, Limited Liability): GENERAL BUSINESS

By: Malcolm Long
(Signature of person authorized to sign)

Title: VICE-PRESIDENT / GENERAL MANAGER

Attest:
(Signature)

Business Address: PO Box 80066
BILLINGS MT 59108

Phone No.: (406) 651-2500 FAX No: (406) 655-2009

Date of Qualification To Do Business Is: 1990

JTL GROUP, INC. CORPORATE SEAL 1990 MONTANA
(Corporate Seal)

A Joint Venture: Each Joint Venture Must Sign

Joint Venturer Name:
(Name)

By:
(Signature of Joint Venture Partner)

Name:
(Name, printed or typed)

Title:

Business Address:

Phone No.: FAX No:

Joint Venturer Name:
(Name)

By:

(Signature of Joint Venture Partner)

Name:_____

(Name, printed or typed)

Title:_____

Business Address:_____

_____

Phone No.:_____FAX No: _____

Address of Joint Venture for Receipt of Official Communication:

Address:_____

_____

Phone No.:_____FAX No: _____

(Each Joint Venture must sign. The manner of signing for each individual, partnership and corporation that is a party to the joint venture should be in the manner indicated above.)

END OF SECTION

ANNAFELD 6th & 7th FILING
PUBLIC PARK

PHASE TWO BILLINGS, MT



SITE MAP

NTS

OWNER: City of Billings
Parks, Recreation, and Public Lands

Interim Director: Gavin Woltjer
Project Manager: Brad Wright

390 N. 23rd ST.
Billings, MT 59101

LANDSCAPE ARCHITECT:
Second Nature Consulting, P.L.L.C.

Contact: Neil Kiner, Project Manager

2722 3rd Ave. N.
Suite 230
Billings, MT 59101

SHEET INDEX

SHEET NUMBER	SHEET NAME
G1.0	COVER SHEET
G1.1	EROSION CONTROL PLAN
G1.2	EROSION CONTROL DETAILS
L1.1	LAYOUT & GRADING PLAN
L1.2	LAYOUT & GRADING PLAN
L1.3	ENLARGED LAYOUT PLAN & SITE DETAILS
L1.4	SITE DETAILS
L2.1	PARK AMENITIES PLAN
L2.2	PARK AMENITIES PLAN
L2.3	PARK AMENITIES DETAILS
L2.4	TRELLIS PLANS & DETAILS - BID ALTERNATE #3
L2.5	BOCCE BALL COURT - BID ALTERNATE #1
L3.1	IRRIGATION PLAN
L3.2	IRRIGATION PLAN
L3.3	IRRIGATION DETAILS
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L3.5	IRRIGATION DETAILS
L4.1	PLANTING PLAN
L4.2	PLANTING PLAN
L4.3	PLANTING DETAILS
L5.1	IRRIGATION PLAN - BID ALTERNATES 1 & 3
L5.2	PLANTING PLAN - BID ALTERNATES 1 &3
E1.1	ELECTRICAL BASIS OF DESIGN
E1.2	ELECTRICAL BASIS OF DESIGN
S1.0	FOUNDATION & FRAMING PLANS
S2.0	DETAILS & SECTIONS
S3.0	STRUCTURAL NOTES

STATE OF MONTANA
NEIL RYAN KINER
232
LICENSED
LANDSCAPE ARCHITECT

SECOND NATURE CONSULTING
LANDSCAPE ARCHITECTURE & PLANNING
(406) 850-0461 www.secondnature.consulting

REVISIONS

ANNAFELD PARK - 6TH & 7TH FILING IMPROVEMENTS
6202 FARMSTEAD AVE
BILLINGS, MT 59101

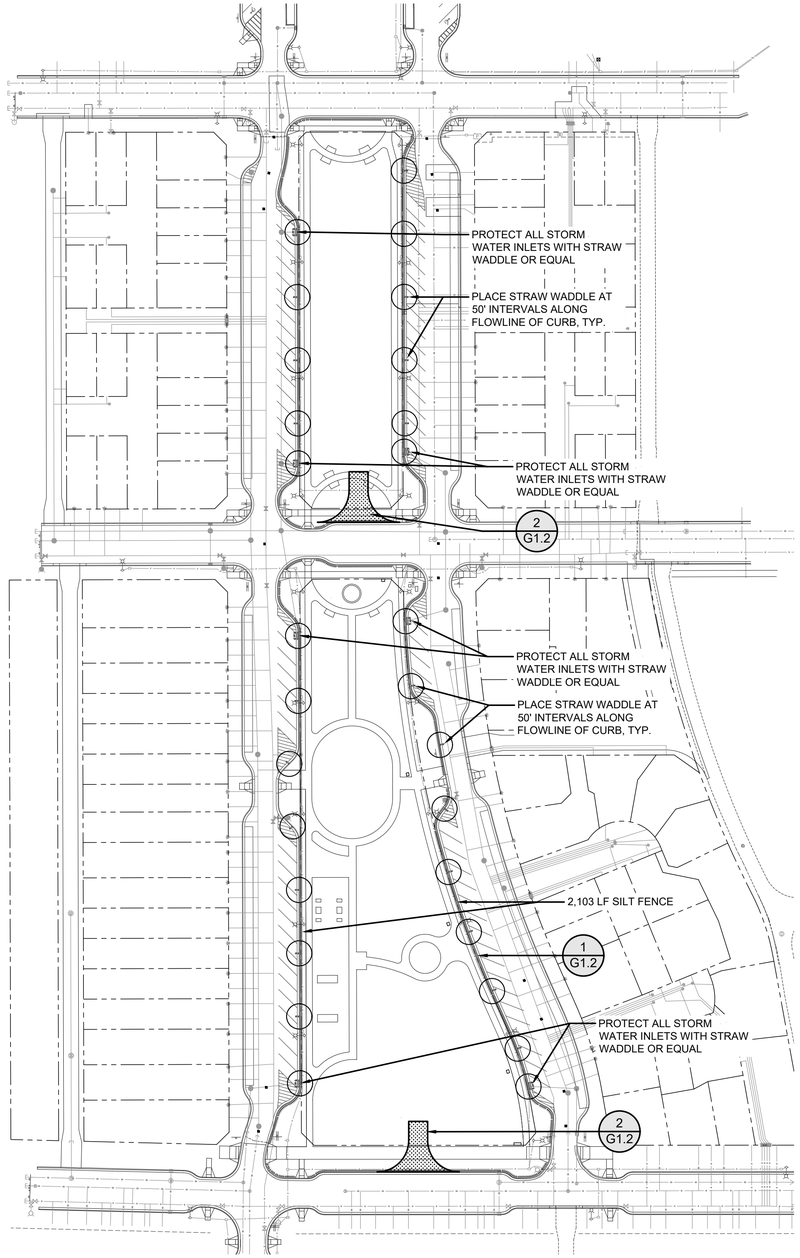
BID SET

COVER SHEET

251022

DRAWN BY	SNC
APPROVED	EJSW
DATE	03-12-2026

G1.0



EROSION CONTROL PLAN

SCALE: 1" = 60'

0 60' 120'

SCALE IN FEET

EROSION CONTROL NOTES

1. INITIATION:
   - 1.1. CONTRACTOR MUST CALL A CONSTRUCTION START 48 HOURS PRIOR TO ANY LAND DISTURBANCES. FAILURE TO DO SO MAY RESULT IN FINES, THE REVOCATION OF PERMIT AND A STOP WORK ORDER BEING ISSUED.
   - 1.2. INSTALL PERIMETER EROSION CONTROL AT THE LOCATIONS SHOWN ON THE PLANS PRIOR TO THE COMMENCEMENT OF ANY LAND DISTURBANCE OR CONSTRUCTION ACTIVITIES.
   - 1.3. BEFORE BEGINNING CONSTRUCTION, INSTALL A TEMPORARY ROCK CONSTRUCTION ENTRANCE AT EACH POINT WHERE VEHICLES EXIT THE CONSTRUCTION SITE. USE 2 INCH OR GREATER DIAMETER ROCK IN A LAYER AT LEAST 6 INCHES THICK ACROSS THE ENTIRE WIDTH OF THE ENTRANCE. EXTEND THE ROCK ENTRANCE AT LEAST 50 FEET INTO THE CONSTRUCTION ZONE USING A GEO-TEXTILE FABRIC BENEATH THE AGGREGATE TO PREVENT MIGRATION OF SOIL INTO THE ROCK FROM BELOW.
2. GENERAL CLEANUP:
   - 2.1. REMOVE ALL SOILS AND SEDIMENTS TRACKED OR OTHERWISE DEPOSITED ONTO PUBLIC AND PRIVATE PAVEMENT AREAS. REMOVAL SHALL BE ON A DAILY BASIS WHEN TRACKING OCCURS AND MAY BE ORDERED BY PROJECT INSPECTORS AT ANY TIME IF CONDITIONS WARRANT. SWEEPING SHALL BE MAINTAINED THROUGHOUT THE DURATION OF THE CONSTRUCTION AND DONE IN A MANNER TO PREVENT DUST BEING BLOWN TO ADJACENT PROPERTIES.
3. EROSION CONTROL IMPLEMENTATION:
   - 3.1. INSTALL INLET PROTECTION AT ALL PUBLIC AND PRIVATE CATCH BASIN INLETS, WHICH RECEIVE RUNOFF FROM THE DISTURBED AREAS. INSTALL INLET PROTECTIONS IN CONJUNCTION WITH ONGOING CONSTRUCTION. NO INLET SHALL REMAIN UNPROTECTED FOR ANY STORM EVENT, EVEN FOLLOWING INSTALLATION.
   - 3.2. CONTRACTOR SHALL CLEAN, REMOVE SEDIMENT OR REPLACE STORM DRAIN INLET PROTECTION DEVICES ON A ROUTINE BASIS SUCH THAT THE DEVICES ARE FULLY FUNCTIONAL FOR THE NEXT RAIN EVENT. SEDIMENT DEPOSITED IN AND/OR PLUGGING DRAINAGE SYSTEMS IS THE RESPONSIBILITY OF THE CONTRACTOR. HAY BALES OR FILTER FABRIC WRAPPED GRATES ARE NOT ALLOWED FOR INLET PROTECTION.
   - 3.3. LOCATE SOIL OR DIRT STOCKPILES NO LESS THAN 25 FEET FROM ANY PUBLIC OR PRIVATE ROADWAY OR DRAINAGE CHANNEL. IF REMAINING FOR MORE THAN SEVEN DAYS, STABILIZE THE STOCKPILES BY MULCHING, VEGETATIVE COVER, TARPS, OR OTHER MEANS.
   - 3.4. CONTROL EROSION FROM ALL STOCKPILES BY PLACING SILT BARRIERS AROUND THE PILES. TEMPORARY STOCKPILES LOCATED ON PAVED SURFACES MUST BE NO LESS THAN TWO FEET FROM THE DRAINAGE/GUTTER LINE AND SHALL BE COVERED IF LEFT MORE THAN 24 HOURS.
4. MAINTENANCE:
   - 4.1. MAINTAIN ALL TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES IN PLACE UNTIL THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED. INSPECT TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES ON A DAILY BASIS AND REPLACE DETERIORATED, DAMAGED, OR ROTTED EROSION CONTROL DEVICES IMMEDIATELY.
5. TEMPORARILY OR PERMANENTLY STABILIZE ALL CONSTRUCTION AREAS WHICH HAVE UNDERGONE FINAL GRADING, AND ALL AREAS IN WHICH GRADING OR SITE BUILDING CONSTRUCTION OPERATIONS ARE NOT ACTIVELY UNDERWAY AGAINST EROSION DUE TO RAIN, WIND AND RUNNING WATER WITHIN 7-14 DAYS.
   - 5.1. USE SEED AND MULCH, EROSION CONTROL MATTING, AND/OR SODDING AND STAKING IN GREEN SPACE AREAS. REMOVE ALL TEMPORARY SYNTHETIC, STRUCTURAL, NON-BIODEGRADABLE EROSION AND SEDIMENT CONTROL DEVICES AFTER THE SITE HAS UNDERGONE FINAL STABILIZATION WITH PERMANENT VEGETATION ESTABLISHMENT. FINAL STABILIZATION FOR PURPOSES OF THIS REMOVAL IS 70% ESTABLISHED COVER OVER DENUDED AREA.
6. FINAL CLEANUP:
   - 6.1. EROSION CONTROL MEASURES SHALL REMAIN IN PLACE UNTIL A 70% STAND OF GRASS OR UNTIL FINAL SURFACING IS INSTALLED AND CLEANED.
   - 6.2. CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL EROSION CONTROL MEASURES PRIOR TO FINAL PAYMENT.
7. READY MIXED CONCRETE AND CONCRETE BATCH/MIX PLANTS ARE PROHIBITED WITHIN THE PUBLIC RIGHT OF WAY. ALL CONCRETE RELATED PRODUCTION, CLEANING AND MIXING ACTIVITIES SHALL BE DONE IN A DESIGNATED CONCRETE MIXING/WASHOUT LOCATION(S) AND BE SHOWN IN THE EROSION CONTROL PLAN (CONTRACTOR TO DETERMINE LOCATION(S)). UNDER NO CIRCUMSTANCE MAY WASHOUT WATER DRAIN ONTO THE PUBLIC RIGHT OF WAY OR INTO ANY PUBLIC OR PRIVATE STORM DRAIN CONVEYANCE.
8. CHANGES TO APPROVED EROSION CONTROL PLAN MUST BE INDICATED BY UPDATING THE SWPPP DAILY. CONTRACTOR TO PROVIDE INSTALLATION AND DETAILS FOR ALL PROPOSED ALTERNATE TYPE DEVICES. THESE PLANS MUST BE ONSITE AND AVAILABLE FOR VIEWING AT ALL TIMES DURING CONSTRUCTION.
9. DEWATERING:
   - 9.1. IF DEWATERING OR PUMPING OF WATER IS NECESSARY, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY NECESSARY PERMITS AND/OR APPROVALS PRIOR TO DISCHARGE OF ANY WATER FROM THE SITE. IF THE DISCHARGE FROM THE DEWATERING OR PUMPING PROCESS IS TURBID OR CONTAINS SEDIMENT LADEN WATER, IT MUST BE TREATED THROUGH THE USE OF SEDIMENT TRAPS, VEGETATIVE FILTER STRIPS, OR OTHER SEDIMENT REDUCING MEASURES SUCH THAT THE DISCHARGE IS NOT VISIBLY DIFFERENT FROM THE RECEIVING WATER. ADDITIONAL EROSION CONTROL MEASURES MAY BE REQUIRED AT THE DISCHARGE POINT TO PREVENT SCOUR EROSION. THE CONTRACTOR SHALL PROVIDE A DEWATERING/PUMPING PLAN TO THE EROSION CONTROL INSPECTOR PRIOR TO INITIATING DEWATERING ACTIVITIES.

STORM WATER POLLUTION PREVENTION PLAN

1. INFORMATION REGARDING SWPPP REQUIREMENTS IS FOUND ON THE MONTANA STATE DEPARTMENT OF ENVIRONMENTAL QUALITY WEBSITE AT:
   - 1.1. http://deq.mt.gov/wqinfo/mpdes/stormwaterconstruction.mcpx
2. THIS PROJECT REQUIRES COVERAGE UNDER THE MONTANA GENERAL PERMIT FOR "STORM WATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITY." IT IS THE GENERAL CONTRACTOR'S RESPONSIBILITY TO PROVIDE THE FOLLOWING NOTICE OF INTENT (NOI) PACKAGE ITEMS THAT ARE REQUIRED TO BE RECIEVED BY DEQ'S WATER PROTECTION BUREAU PRIOR TO THE PROPOSED CONSTRUCTION START DATE:
   - 2.1. NOI FORM WITH ALL REQUESTED ITEMS COMPLETED.
   - 2.2. STORM WATER POLLUTION PREVENTION PLAN (SWPPP) ADDRESSING ALL REQUESTED ITEMS IN THE GENERAL PERMIT (A FORM HAS BEEN DEVELOPED AND IS AVAILABLE FOR DOWNLOAD FROM THE MONTATA DEQ WEBSITE: http://deq.mt.gov/wqinfo/wpbforms/pdf/swppp_1-1frm.pdf
   - 2.3. APPLICATION FEE IS BASED ON THE TOTAL ACRES OF DISTURBED LAND.
3. PERMITTEES MUST READ AND BE FAMILIAR WITH THE GENERAL PERMIT TO ASSIST IN THE COMPLETION OF THE FORMS AND SUBMITTAL OF THE NOI PACKAGE. PERMITTEES SHOULD BE FAMILIAR WITH SIGNATORY RESPONSIBILITIES AND REGULATIONS REGARDING THE TRANSFERABILITY OF THE PERMIT.
4. THE PERMITTEE MUST SUBMIT A NOTICE OF TERMINATION (NOT) FORM WHEN THE CONSTRUCTION ACTIVITY IS COMPLETE AND THE SITE HAS ACHIEVED "FINAL STABILIZATION." "FINAL STABILIZATION" MEANS THE TIME AT WHICH ALL SOIL-DISTURBING ACTIVITIES AT A SITE HAVE BEEN COMPLETED AND A VEGETATIVE COVER HAS BEEN ESTABLISHED WITH A DENSITY OF AT LEAST 70% OF THE PRE-DISTURBANCE LEVELS, OR EQUIVALENT PERMANENT, PHYSICAL EROSION REDUCTION METHODS HAVE BEEN EMPLOYED. FINAL STABILIZATION USING VEGETATION MUST BE ACCOMPLISHED USING SEEDING MIXTURES OR FORBS, GRASSES, AND SHRUBS THAT ARE ADAPTED TO THE CONDITIONS OF THE SITE. ESTABLISHMENT OF A VEGETATIVE COVER CAPABLE OF PROVIDING EROSION CONTROL EQUIVALENT TO PRE-EXISTING CONDITIONS AT THE SITE WILL BE CONSIDERED FINAL STABILIZATION. ALL APPLICABLE FEES MUST BE PAID BEFORE PERMIT COVERAGE CAN BE TERMINATED.

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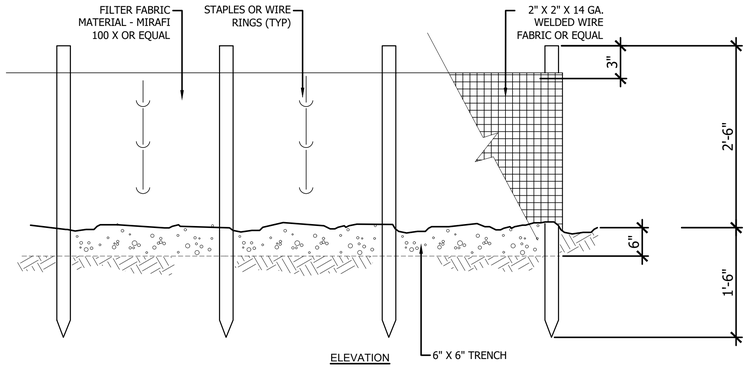
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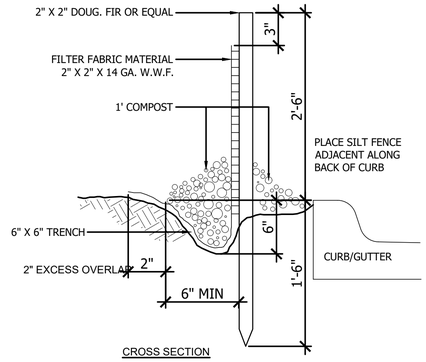
EROSION CONTROL PLAN

251022	
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ELEVATION

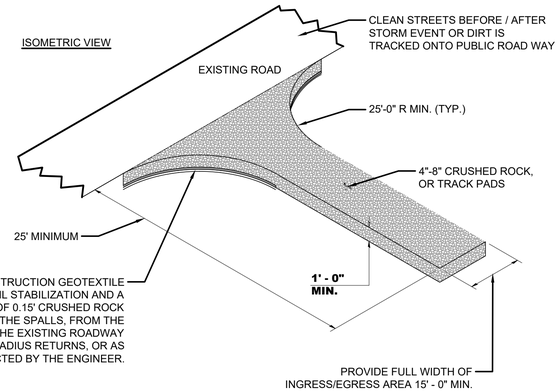


CROSS SECTION

NOTES:
1. PLACE 1' OF COMPOSTED YARD WASTE ON BOTH SIDES OF FENCE TO CREATE A BEVEL SHAPE.
2. FABRIC SHALL COVER BOTTOM OF 6" X 6" TRENCH AND EXTEND BEYOND THE LIMITS OF THE GRAVEL IN ORDER TO MAINTAIN AN EXCESS OVERLAP OF 2" MINIMUM AS SHOWN IN THE TYPICAL CROSS-SECTION.
3. RAKE OUT COMPOST SMOOTH AT END OF JOB AND HYDROSEED.

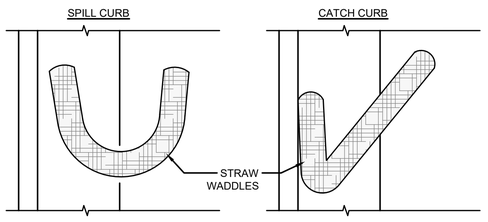
1 SILT FENCE

NTS — P-CO-ANN 6.7-05



2 STABILIZED CONSTRUCTION ENTRANCE

1" = 1'-0" — P-CO-ANN 6.7-07

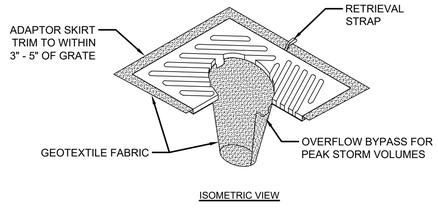


REGULARLY CLEAN DEBRIS FROM GUTTER, REPLACE STRAW WADDLES AS NEEDED DURING DURATION OF CONSTRUCTION



3 CURB STRAW WADDLE

1/2" = 1'-0" — P-CO-ANN 6.7-01



ISOMETRIC VIEW

NOTES:
1. INSERT SHALL BE INSTALLED PRIOR TO CLEARING AND GRADING ACTIVITY, OR UPON PLACEMENT OF A NEW CATCH BASIN.
2. SEDIMENT SHALL BE REMOVED FROM THE UNIT WHEN IT BECOMES HALF FULL.
3. SEDIMENT REMOVAL SHALL BE ACCOMPLISHED BY REMOVING THE INSERT, EMPTYING, AND RE-INSERTING IT INTO THE CATCH BASIN.

4 CATCH BASIN FILTER SOCK

1" = 1" — P-CO-ANN 6.7-06

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NORTHING/EASTING POINT SCHEDULE

POINT	DESCRIPTION	NORTHING	EASTING
1	CENTER POINT OF SIDEWALK ARC	N 148236.99	E 616486.34
2	CENTER POINT OF SIDEWALK ARC	N 147916.61	E 616489.22
3	CENTER POINT OF SIDEWALK ARC	N 147878.67	E 616489.33
4	CENTER POINT OF SIDEWALK ARC	N 147721.33	E 616489.78
5	CENTER POINT OF SIDEWALK ARC	N 147696.09	E 616489.85
6	CENTER POINT OF SANDBOX	N 147569.86	E 616547.43
7	CENTER POINT OF SIDEWALK ARC	N 147457.21	E 616490.56

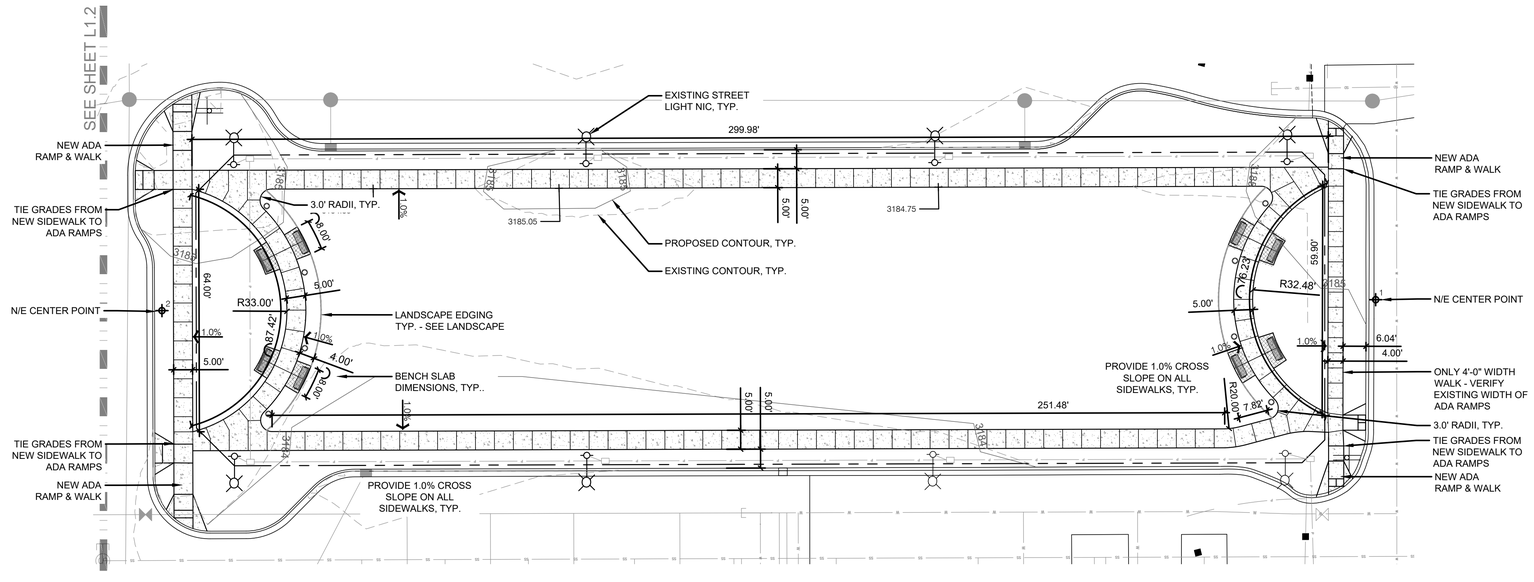
GRADING AND DRAINAGE NOTES

1. BEFORE ANY CONSTRUCTION BEGINS, THE SWPPP MUST BE REVIEWED AND INITIATED, PERMITS OBTAINED. THE FIRST ORDER OF BUSINESS ON SITE MUST BE TO INSTALL THE VEHICULAR TRACKING CONTROL AT EACH ENTRANCE THAT WILL BE USED DURING CONSTURCTION.
2. A REPORT OF GEOTECHNICAL EXPLORATION HAS BEEN COMPLETED FOR THIS SITE AND THE RECOMMENDATIONS THEREIN FORM THE BASIS FOR THESE CONSTRUCTION DOCUMENTS. CONTRACTOR SHALL VERIFY THE ADAPTATION OF THE REPORT WITHIN THESE PLANS TO THEIR SATISFACTION PRIOR TO CONSTRUCTION.
3. READY MIXED CONCRETE AND CONCRETE BATCH PLANTS ARE PROHIBITED WITHIN THE PUBLIC RIGHT OF WAY. UNDER NO CIRCUMSTANCE MAY WASHOUT WATER DRAIN ONTO THE PUBLIC RIGHT OF WAY OR INTO THE PUBLIC STORM SEWER SYSTEM.
4. THE CONTRACTOR IS REQUIRED TO ACQUIRE ALL REQUIRED PERMITS, INCLUDING BUILDING PERMITS, AND STORMWATER POLLUTION PREVENTION PLAN PERMITS REQUIRED BY THE STATE, OR CITY.
5. THE UNDERGROUND UTILITIES KNOWN TO EXIST FROM THE PROVIDED SURVEY ARE INDICATED ON THE PLANS. THE CONTRACTOR SHALL VERIFY THE LOCATIONS AND DEPTHS OF THE FACILITIES AND EXERCISE PROPER CARE IN EXCAVATING IN THESE AREAS. PRIOR TO MAKING NEW CONNECTIONS OR EXCAVATING NEAR KNOWN EXISTING UTILITIES, EXPOSE EXISTING LINES TO VERIFY THEIR LOCATIONS, AS NEEDED.
6. PROVISIONS SHALL BE MADE TO PREVENT SURFACE WATERS FROM DAMAGING THE CUT FACE OF AN EXCAVATION OR THE SLOPED SURFACES OF A FILL. FURTHERMORE, ADEQUATE PROVISIONS SHALL BE MADE TO PREVENT SEDIMENT-LADEN RUNOFF FROM LEAVING THE SITE.
7. WHERE APPLICABLE AND FEASIBLE THE CONTRACTOR SHALL HAVE INSTALLED THE MEASURES TO CONTROL EROSION AND OTHER POLLUTANTS PRIOR TO INITIATING ANY EARTH MOVING PHASE OF THE PROJECT. TEMPORARY EROSION CONTROLS SHALL REMAIN IN PLACE UNTIL PERMANENT MEASURES ARE IN PLACE AND ESTABLISHED.
8. NON-COMPLIANCE OF THE ABOVE REQUIREMENTS MAY RESULT IN IMMEDIATE SUSPENSION OF ALL WORK AND REMEDIAL WORK SHALL COMMENCE IMMEDIATELY. ALL COSTS RESULTING SHALL BE BORN BY THE CONTRACTOR.
9. SEE SPECIFICATIONS SECTION 02.31.10 "ROUGH GRADING" FOR FURTHER COORDINATION.
10. PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING PAVEMENT AND ANY NEW PAVEMENT. FIELD ADJUSTMENT OF FINAL GRADES MAY BE NECESSARY. INSTALL ALL NECESSARY UTILITIES PRIOR TO INSTALLATION OF NEW PAVEMENT.
11. ALL DAMAGE TO EXISTING ASPHALT PAVEMENT TO REMAIN WHICH RESULTS FROM NEW CONSTRUCTION SHALL BE REPLACED WITH LIKE MATERIALS AT CONTRACTOR'S EXPENSE. EXCESS MATERIAL SHALL BE DISPOSED OF OFF THE OWNER'S PROPERTY AT NO ADDITIONAL COST.
12. EXISTING SOIL SHALL BE STRIPPED FROM ALL CONCRETE PAVING AREAS. STOCKPILED MATERIAL SHALL BE USED TO CONSTRUCT BERM. TOP 6" OF FINISHED GRADE SHALL BE AMENDED IN PLACE, PER SOILS REPORT. COORDINATE WITH MCCALL HOMES FOR LOCATIONS FOR SOIL WASTING OR SOIL PROCUREMENT, AS NEEDED.
13. ALL AREAS OF CUT AND FILL OR THAT ARE DISTURBED BY THE CONTRACTOR SHALL BE FINE GRADED PER THESE PLANS. SOIL SURFACES SHALL SLOPE TO DRAIN AT A MINIMUM OF 2% AND SHALL BE NO STEEPER THAN 5:1. ALL GRADED AREAS INCLUDING SLOPES SHALL BE HYDROSEEDED AS SOON AS POSSIBLE AFTER GRADING IS COMPLETED TO PREVENT WASH OUTS.
14. ALL AREAS SHALL SLOPE TO DRAIN FREELY. NO PONDING OR STANDING WATER CONDITIONS SHALL OCCUR ANYWHERE WITHIN THE SCOPE OF THIS CONTRACT EXCEPT AS NOTED. CONTRACTOR SHALL INSTALL ADDITIONAL FIELD DRAINS OR DROP INLETS AS NEEDED TO ALLEVIATE ANY STANDING WATER CONDITIONS.
15. IN PLANT BEDS, SOIL FINISH GRADES SHALL BE 1.5" BELOW FINISH SURFACES OF ADJACENT PAVEMENTS TO ACCOMMODATE MULCH LAYER.
16. NEW SPOT ELEVATIONS REPRESENT FINISHED GRADE, TOP OF FINISHED PAVING AND TOP OF CONCRETE.
17. CONTOUR LINES AND SPOT ELEVATIONS ARE THE RESULT OF A DETAILED GRADING DESIGN AND REFLECT A PLANNED INTENT WITH REGARDS TO DRAINAGE. SHOULD THE CONTRACTOR HAVE QUESTIONS OF INTENT OR ANY PROBLEMS WITH CONTINUITY OF GRADES, THE LANDSCAPE ARCHITECT SHOULD BE CONTACTED PRIOR TO BEGINNING WORK.
18. ALL PIPES UNDER PAVED AREAS SHALL BE BACK FILLED WITH CRUSHED STONE. ALL PIPES UNDER LAWN AREAS SHALL BE BACK FILLED WITH SATISFACTORY MATERIAL AS DESCRIBED IN THE SPECIFICATIONS.
19. TOP SURFACES OF FURNITURE (BENCHES, TABLES, RECEPTACLES, ETC. SHALL BE LEVEL, EXCEPT AS RECOMMENDED BY THE MANUFACTURER. COORDINATE FOOTING DEPTH AND LOCATIONS TO ACCOUNT FOR THIS, WITHOUT IMPEDING SURFACE FLOW.
20. ALL NOTES, CONDITIONS AND SPECIFICATIONS OF ENGINEER'S UTILITY PLANS ARE APPLICABLE (NIC)..
21. DO NOT INSTALL PERFORATED PIPE BENEATH BUILDINGS OR PAVEMENTS.
22. GRADE BREAKS TO OCCUR ALONG JOINT LINES WHERE POSSIBLE.
23. PREPARE SOIL AS DESCRIBED ON PLANTING PLAN PRIOR TO BEGINNING PLANT INSTALLATION.

CONCRETE PREPARATION EARTHWORK SUMMARY

CONTRACTOR RESPONSIBLE FOR REVIEWING AND COMPLYING WITH PROVIDED GEOTECHNICAL RECOMMENDATIONS:

- *ENSURE VEGETATION, TOPSOIL, FILL MATERIALS, AND OTHER UNSUITABLE MATERIALS AND DEBRIS SHOULD BE REMOVED FROM THE PROPOSED CONSTRUCTION AREA.*
- *CUT: 6" TOPSOIL STOCKPILE, 12' BELOW EXISTING GRADE ALL EXTERIOR AND INTERIOR BUILDING FOUNDATIONS, 12" BELOW BOTTOM OF PAVING SECTIONS FOR RECONDITIONING*
- *FILL: IMPORTED FILL IS REQUIRED FOR INITIAL BACKFILL IN BUILDING EXCAVATION AREAS*



LAYOUT & GRADING PLAN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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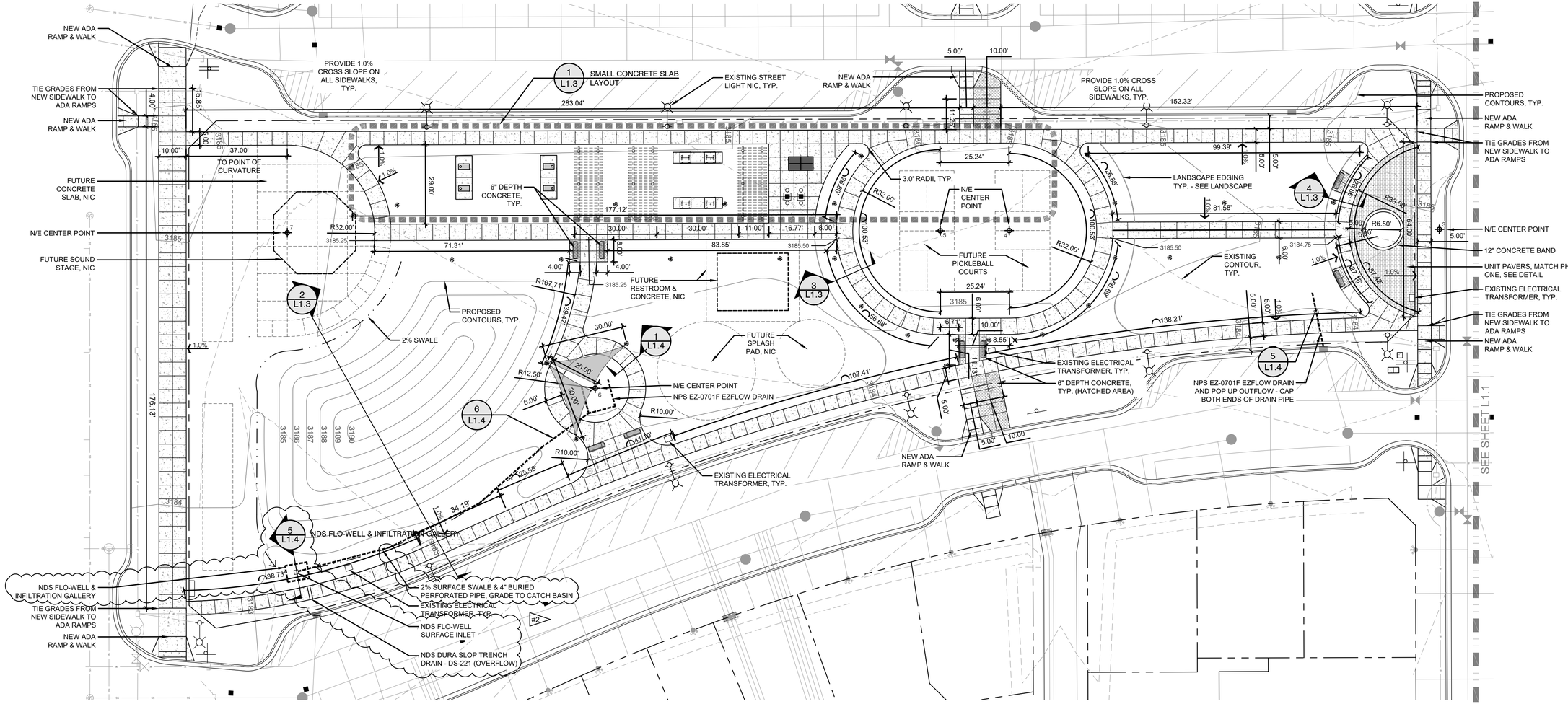
LAYOUT & GRADING PLAN

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NORTHING/EASTING POINT SCHEDULE

POINT	DESCRIPTION	NORTHING	EASTING
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2	CENTER POINT OF SIDEWALK ARC	N 147916.61	E 616489.22
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#1	ADDENDA #1 - 04/03/2026
#2	ADDENDA #2 - 04/14/2026

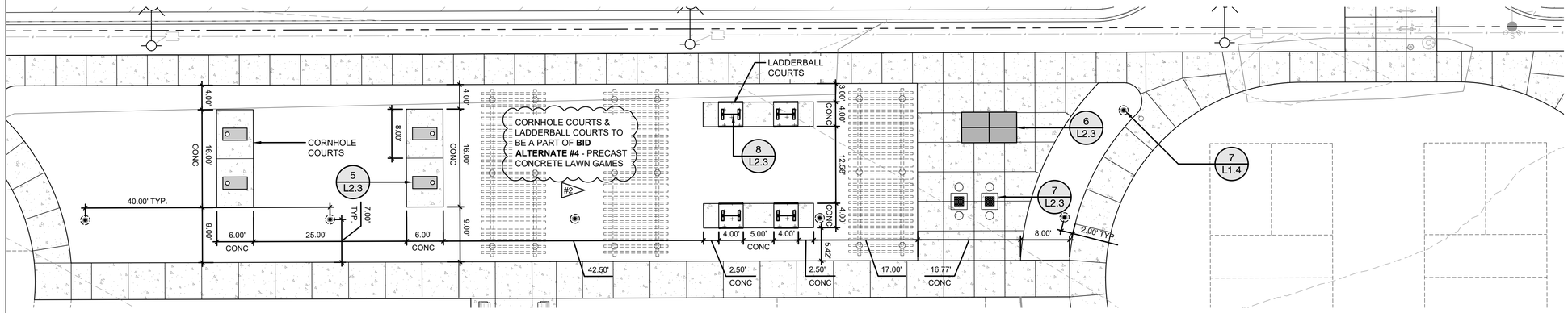
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LAYOUT & GRADING PLAN

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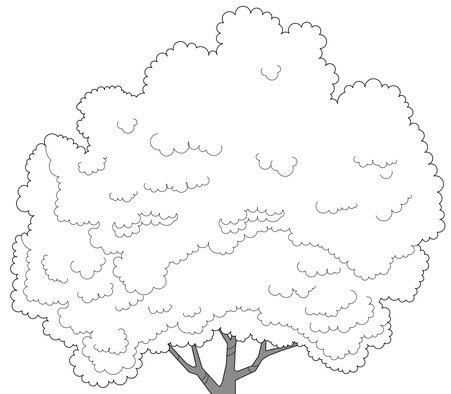
1 SMALL CONCRETE SLAB LAYOUT

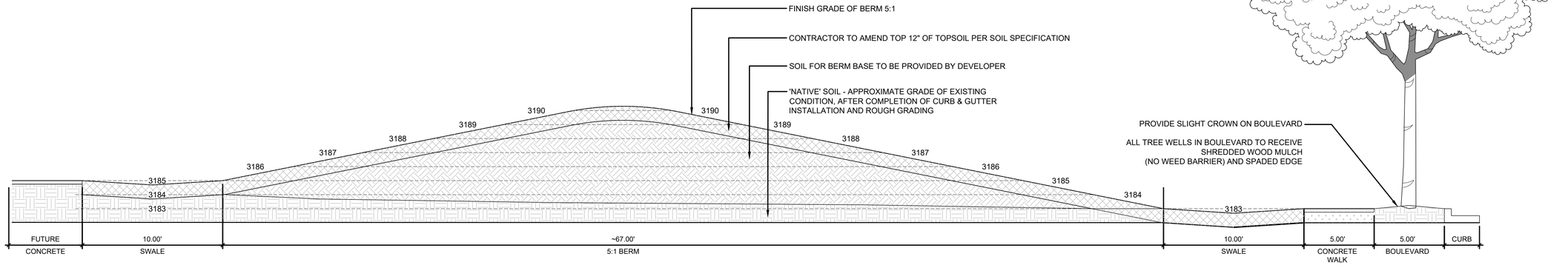
1" = 10'

P-CO-ANN 6.7-45

0 10' 20'

SCALE IN FEET

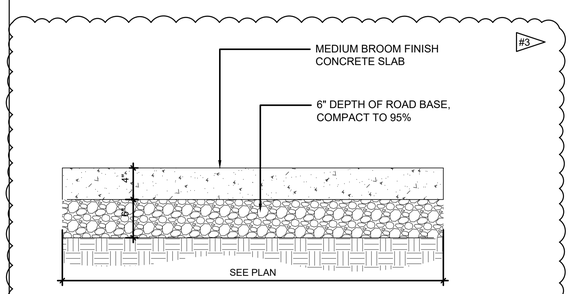




2 BERM SECTION

1/4" = 1'-0"

P-CO-ANN 6.7-44

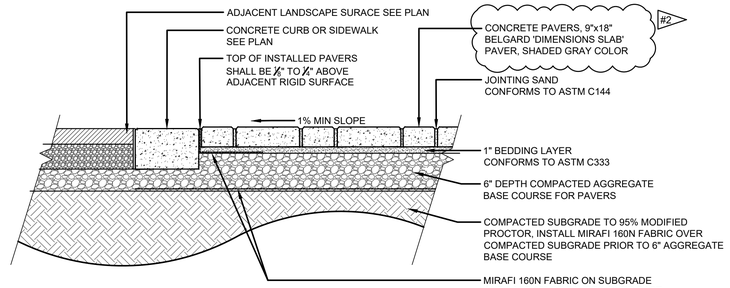


3 NEW CONCRETE WALK

CITY OF BILLINGS P/W STANDARD

1" = 1'-0"

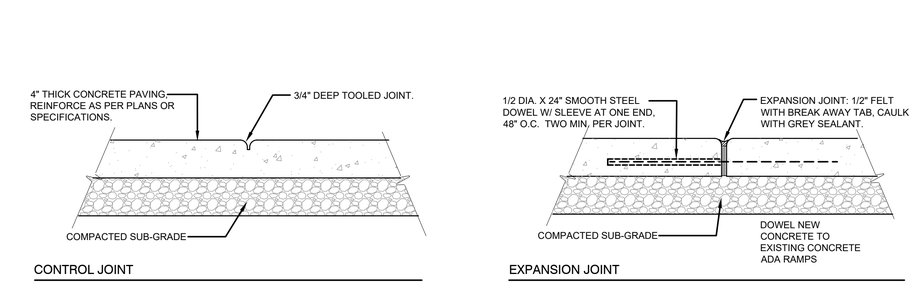
P-CO-ANN 6.7-02



4 PAVER SECTION

1" = 1'-0"

P-CO-ANN 6.7-04



5 CONCRETE EXPANSION/CONTROL

1 1/2" = 1'-0"

P-CO-ANN 6.7-31

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#2	ADDENDA #2 - 04/14/2026
#3	ADDENDA #3 - 04/16/2026

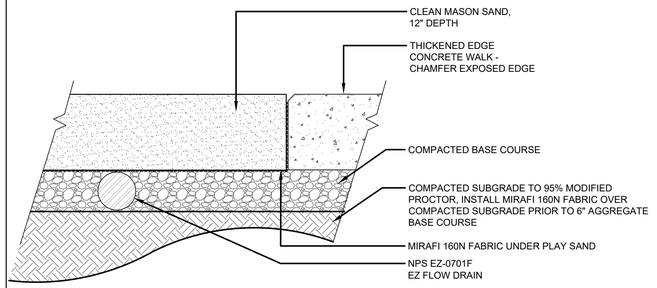
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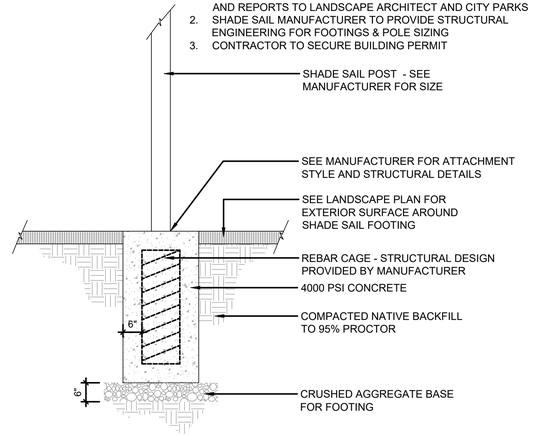
L1.3



1 SAND PLAY AREA SECTION

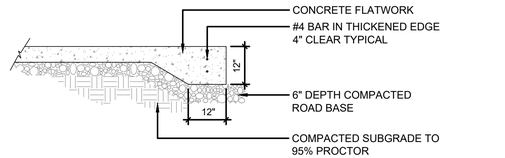
1" = 1'-0" P-CO-ANN 6.7-20

NOTES:
1. ALL COMPACTION SHALL BE PROVIDED BY TESTING AGNECY AND REPORTS TO LANDSCAPE ARCHITECT AND CITY PARKS
2. SHADE SAIL MANUFACTURER TO PROVIDE STRUCTURAL ENGINEERING FOR FOOTINGS & POLE SIZING
3. CONTRACTOR TO SECURE BUILDING PERMIT



2 SHADE SAIL FOOTING

1/2" = 1'-0" P-CO-ANN 6.7-33

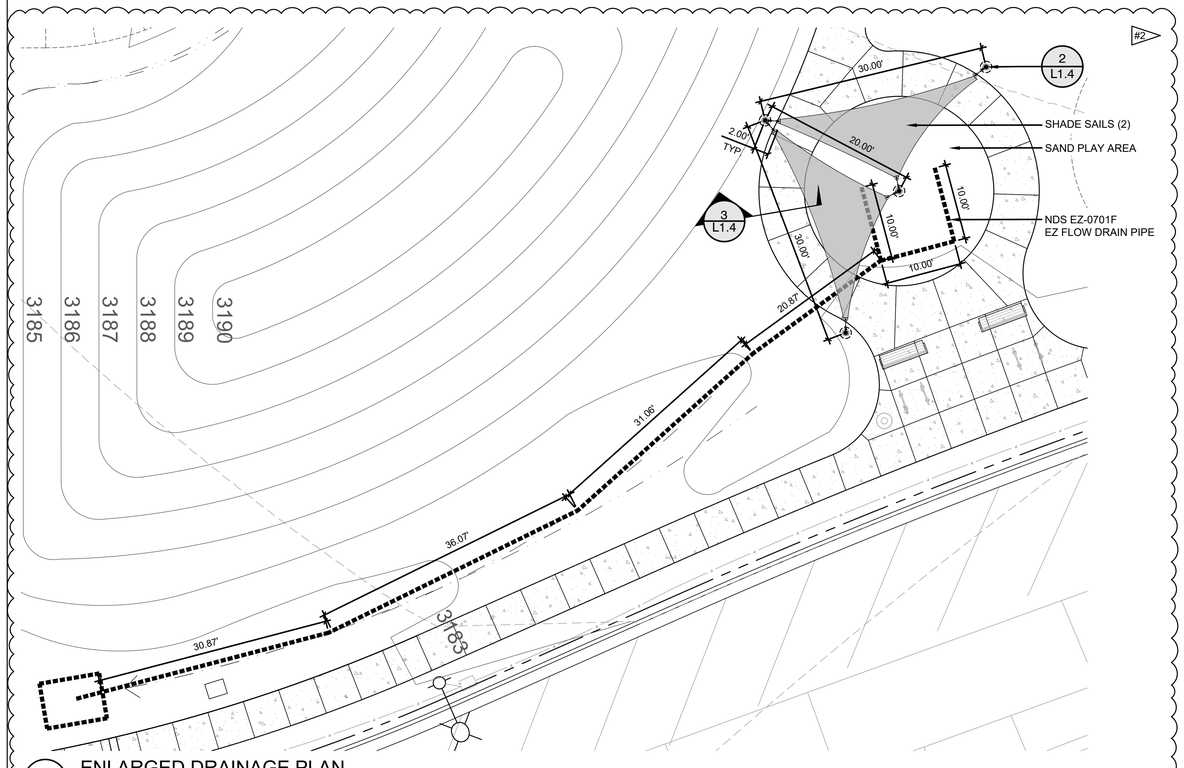


NOTES:
1. CONTRACTOR TO PROVIDE TEST RESULTS FOR COMPACTION TESTING TO LANDSCAPE ARCHITECT AND CITY PARKS.
2. 12" THICKENED EDGE ONLY FOR INTERIOR EDGE AT SAND PLAY AREA

#2

3 12" THICKENED EDGE

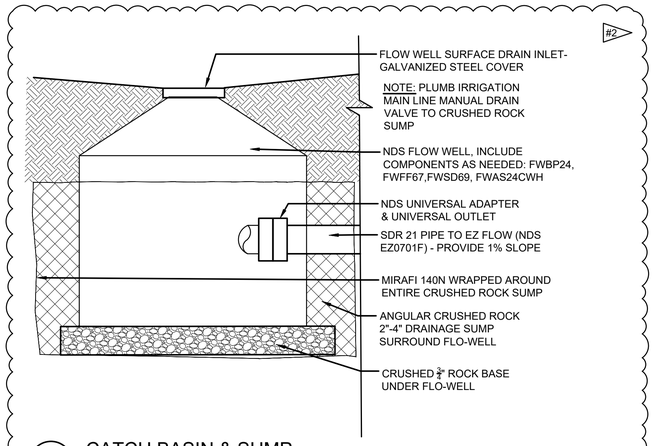
1/2" = 1'-0" P-CO-ANN 6.7-34



4 ENLARGED DRAINAGE PLAN

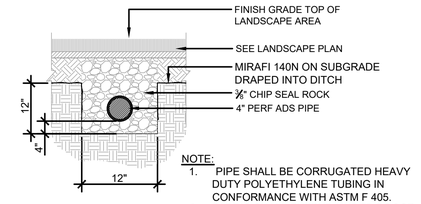
1" = 10' P-CO-ANN 6.7-55

#2



5 CATCH BASIN & SUMP

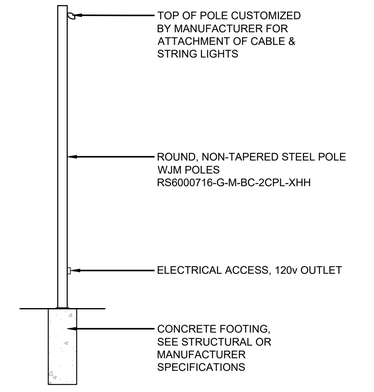
3/4" = 1'-0" P-CO-ANN 6.7-61



NOTE:
1. PIPE SHALL BE CORRUGATED HEAVY DUTY POLYETHYLENE TUBING IN CONFORMANCE WITH ASTM F 405.
2. FABRIC SHALL EXTEND UNDER BOCCE BALL BASE AGGREGATE IN ALTERNATE 1
3. MIRAFI FABRIC SHALL EXTEND UNDER AGGREGATE FOR SHADE SALE

6 LANDSCAPE DRAINAGE

1" = 1'-0" P-CO-ANN 6.7-59



7 LIGHT POLE

1/4" = 1'-0" P-CO-ANN 6.7-62

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REVISIONS

#1	ADDENDA #1 - 04/03/2026
#2	ADDENDA #2 - 04/14/2026

BID SET

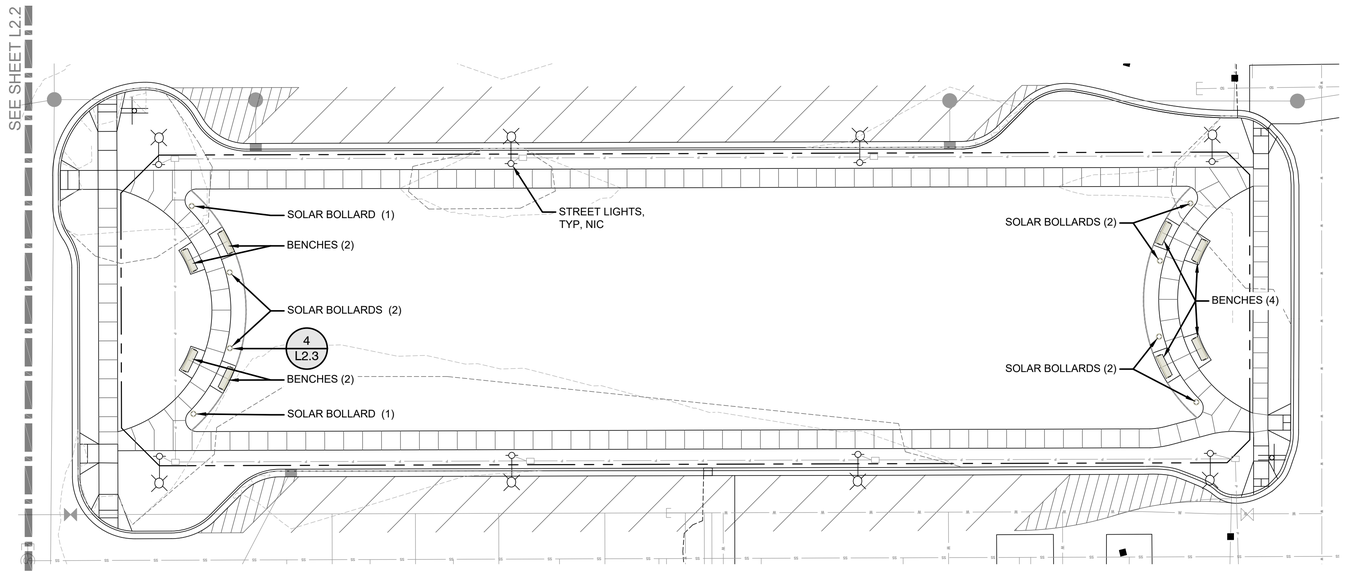
ANNAFELD PARK - 6TH & 7TH FILING IMPROVEMENTS
6202 FARMSTEAD AVE
BILLINGS, MT 59101

SITE DETAILS

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

L1.4

SITE AMENITIES			**BASIS OF DESIGN SHOWN: SUBSTITUTES WILL BE CONSIDERED IF SHOWN TO BE EQUAL**
	TRASH RECEPTACLE (3)		GLOBAL INDUSTRIAL OUTDOOR DIAMOND STEEL TRASH CAN WITH FLAT LID; ITEM#: 261924BK
	PET WASTE STATION (2)		ZERO WASTE USA, THE SENTRY DOG WASTE STATION SKU: JJB006-GRN - DO NOT INCLUDE TRASH CAN
	BIKE RACK (12)		DERO; ROUND RACK, POWDER COAT BLACK SURFACE MOUNT
	SQUARE TABLE (4) PROVIDE (1) ADA TABLE	**BID ALTERNATE #1** (2 TABLES) **BID ALTERNATE #3** (2 TABLES)	GLOBAL INDUSTRIAL 46" SQUARE PICNIC TABLE, EXPANDED METAL, BLACK; ITEM#: 277151BK
	BENCH (16)		KEYSTONE RIDGE DESIGNS; S-PU026-00-00-000-00 PULLMAN BENCH WITH BACK, 6', STEEL FRAME & MATERIAL
	PRECAST CONCRETE LADDER BALL (2 PAIR)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 LADDER BALL UNITS
	PRECAST CONCRETE CORNHOLE (2 PAIR)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 CONCRETE CORNHOLE BOARDS, COB PARKS LOGO
	PRECAST TABLE TENNIS TABLE (1)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 UPTOWN TABLE TENNIS TABLE, CUSTOM 'NET'
	PRECAST CHECKBOARD TABLE & STOOLS (2)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 FREESTANDING CHESS WITH STOOLS
	SOLAR BOLLARD (8)		FIRST LIGHT TECHNOLOGY LTD (FLT); PLB-102-BK-ASM-WW-04
	16' HEIGHT PRECAST LIGHT POLE (24) **BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS**		WJM PARTNERS, INC; 16' ROUND STRAIGHT STEEL POLE, BASE MOUNTED, 6" BASE, 7 GA STEEL, RS6000716-SCBA-BC
	COMMERCIAL GRADE STRING LIGHTS, HANG ON STAINLESS STEEL CABLE; **BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS**		STINGRAY BY ACE ILLUMINATIONS; SR-3-SD-27K-XXXX 180 CASSIA WAY, SUITE 508, HENDERSON, NV 89014
	HAMMOCK (2)		PAWLEYS ISLAND HAMMOCKS - BLUE LARGE SOFT WEAVE HAMMOCK, ITEM# QWEAVEBL
	HANGING BENCH (8)		THE PORCH SWING COMPANY; AMISH CASUAL 6' ROLL BACK PORCH SWING, CEDAR STAIN; SKU: CAF-007-6018CH1
	SHADE SAIL		SUPERIOR SHADE 1050 COLUMBIA DRIVE CARROLLTON, GA 30117 866-804-8725



PARK AMENITIES PLAN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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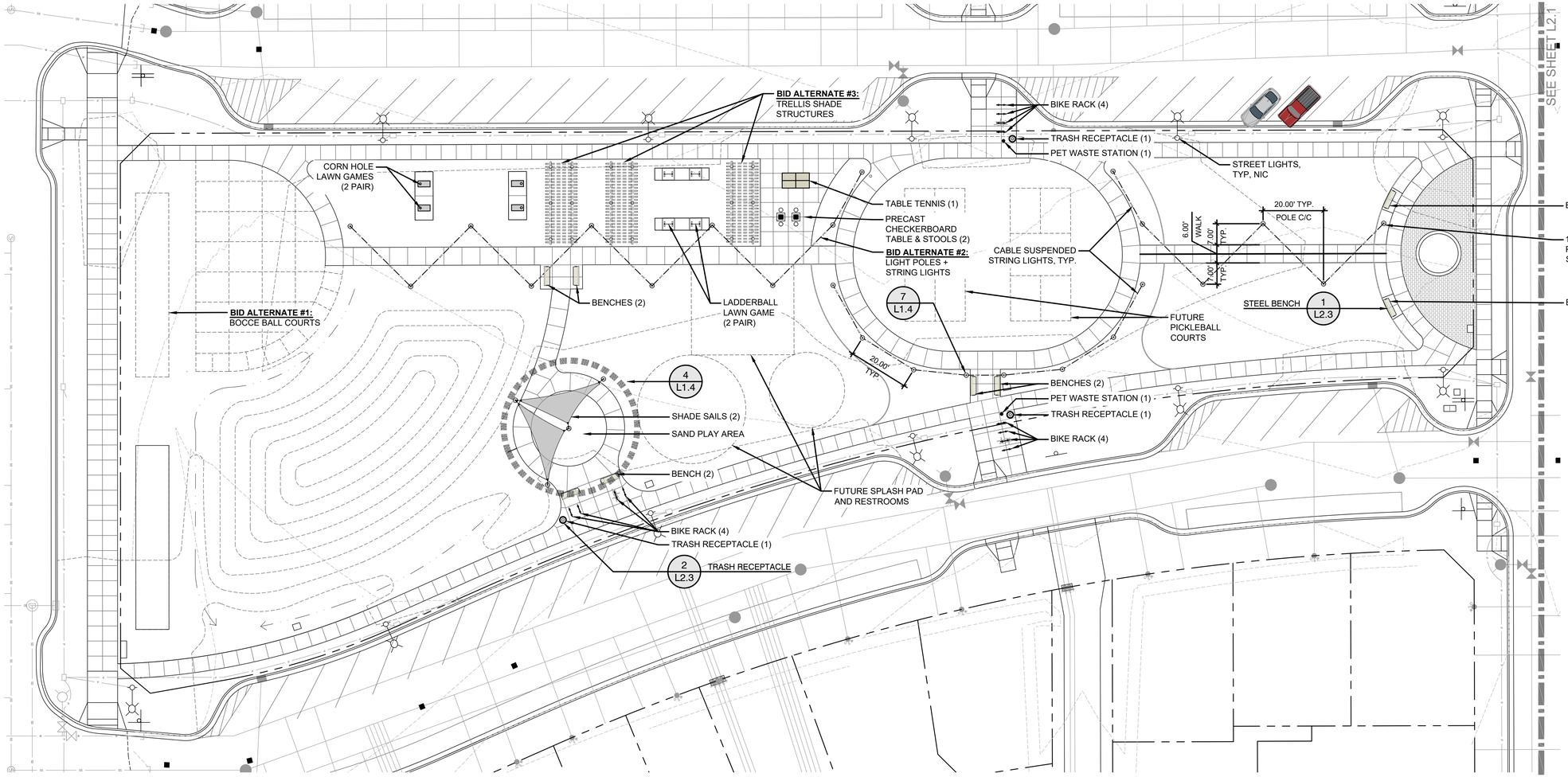
BID SET

PARK AMENITIES PLAN

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

L2.1

SITE AMENITIES			BASIS OF DESIGN SHOWN: SUBSTITUTES WILL BE CONSIDERED IF SHOWN TO BE EQUAL
	TRASH RECEPTACLE (3)		GLOBAL INDUSTRIAL OUTDOOR DIAMOND STEEL TRASH CAN WITH FLAT LID; ITEM#: 261924BK
	PET WASTE STATION (2)		ZERO WASTE USA, THE SENTRY DOG WASTE STATION SKU: JJB006-GRN - DO NOT INCLUDE TRASH CAN
	BIKE RACK (12)		DERO; ROUND RACK, POWDER COAT BLACK SURFACE MOUNT
	SQUARE TABLE (4) PROVIDE (1) ADA TABLE	**BID ALTERNATE #1** (2 TABLES) **BID ALTERNATE #3** (2 TABLES)	GLOBAL INDUSTRIAL 46" SQUARE PICNIC TABLE, EXPANDED METAL, BLACK; ITEM#: 277151BK
	BENCH (16)		KEYSTONE RIDGE DESIGNS; S-PU026-00-00-000-00 PULLMAN BENCH WITH BACK, 6', STEEL FRAME & MATERIAL
	PRECAST CONCRETE LADDER BALL (2 PAIR)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 LADDER BALL UNITS
	PRECAST CONCRETE CORNHOLE (2 PAIR)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 CONCRETE CORNHOLE BOARDS, COB PARKS LOGO
	PRECAST TABLE TENNIS TABLE (1)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 UPTOWN TABLE TENNIS TABLE, CUSTOM 'NET'
	PRECAST CHECKBOARD TABLE & STOOLS (2)		STONE AGE CONCRETE GAMES, INC. (541) 215-8280 FREESTANDING CHESS WITH STOOLS
	SOLAR BOLLARD (8)		FIRST LIGHT TECHNOLOGY LTD (FLT); PLB-102-BK-ASM-WW-04
	16' HEIGHT PRECAST LIGHT POLE (24) **BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS**		WJM PARTNERS, INC; 16' ROUND STRAIGHT STEEL POLE, BASE MOUNTED, 6" BASE, 7 GA STEEL, RS6000716-SCBA-BC
	COMMERCIAL GRADE STRING LIGHTS, HANG ON STAINLESS STEEL CABLE; **BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS**		STINGRAY BY ACE ILLUMINATIONS; SR-3-SD-27K-XXXX 180 CASSIA WAY, SUITE 508, HENDERSON, NV 89014
	HAMMOCK (2)		PAWLEYS ISLAND HAMMOCKS - BLUE LARGE SOFT WEAVE HAMMOCK, ITEM# QWEAVEBL
	HANGING BENCH (8)		THE PORCH SWING COMPANY; AMISH CASUAL 6' ROLL BACK PORCH SWING, CEDAR STAIN; SKU: CAF-007-6018CH1
	SHADE SAIL		SUPERIOR SHADE 1050 COLUMBIA DRIVE CARROLLTON, GA 30117 866-804-8725



PARK AMENITIES

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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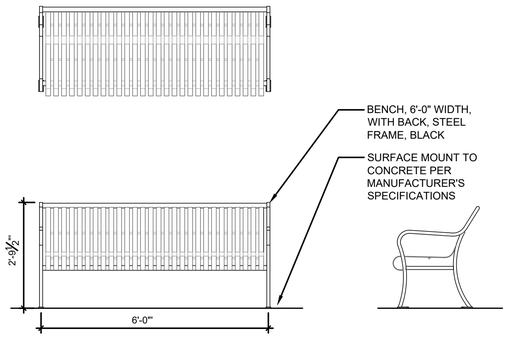
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PARK AMENITIES PLAN

BID SET

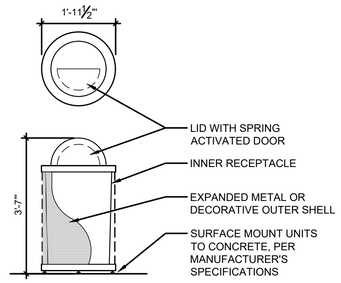
251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

L2.2



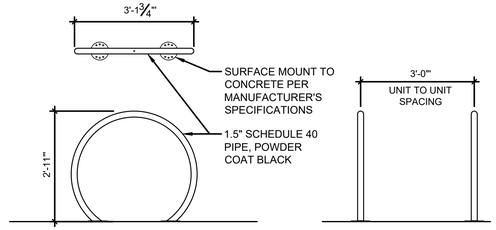
1 STEEL BENCH

1/2" = 1'-0" P-CO-ANN 6.7-47



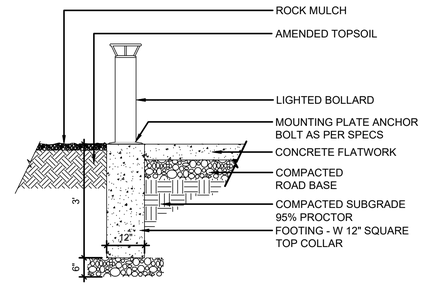
2 TRASH RECEPTACLE

1/2" = 1'-0" P-CO-ANN 6.7-46



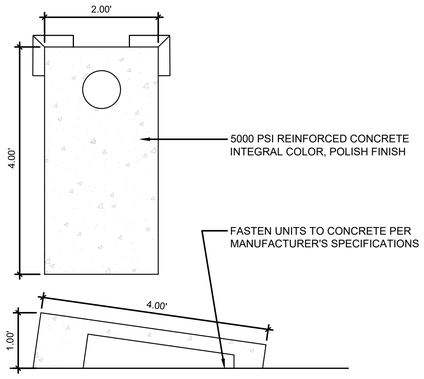
3 BIKE RACK

1/2" = 1'-0" P-CO-ANN 6.7-52



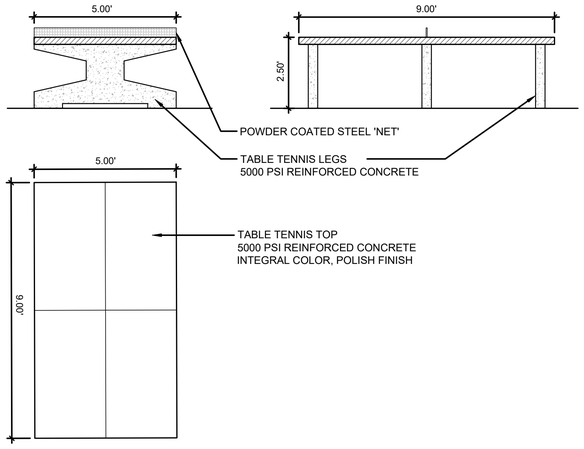
4 BOLLARD LIGHT

1/2" = 1'-0" P-CO-LAN-43



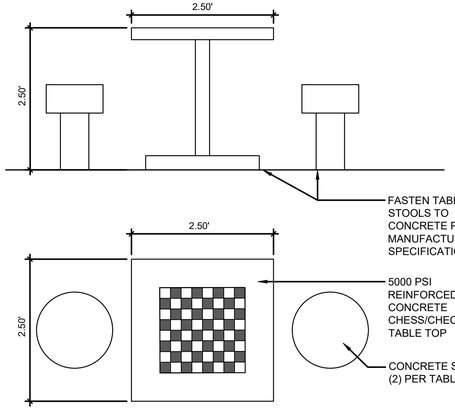
5 CONCRETE CORNHOLE

3/4" = 1'-0" P-CO-ANN 6.7-54



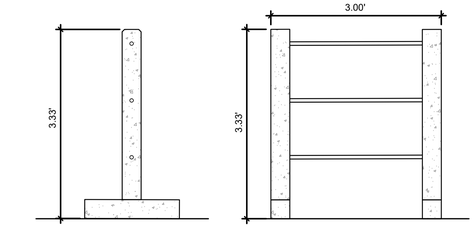
6 PRECAST TABLE TENNIS

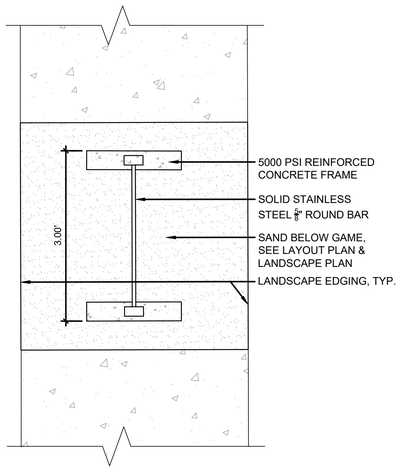
3/8" = 1'-0" P-CO-ANN 6.7-56



7 PRECAST CONCRETE CHECKBOARD TABLE

3/4" = 1'-0" P-CO-ANN 6.7-57





8 PRECAST LADDER BALL

3/4" = 1'-0" P-CO-ANN 6.7-58

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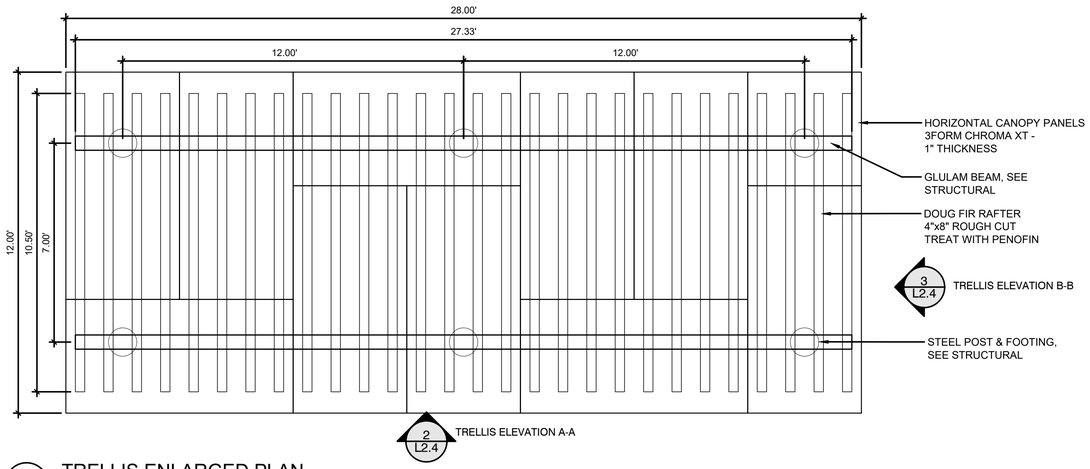
SITE AMENITIES DETAILS

BID SET

251022

DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

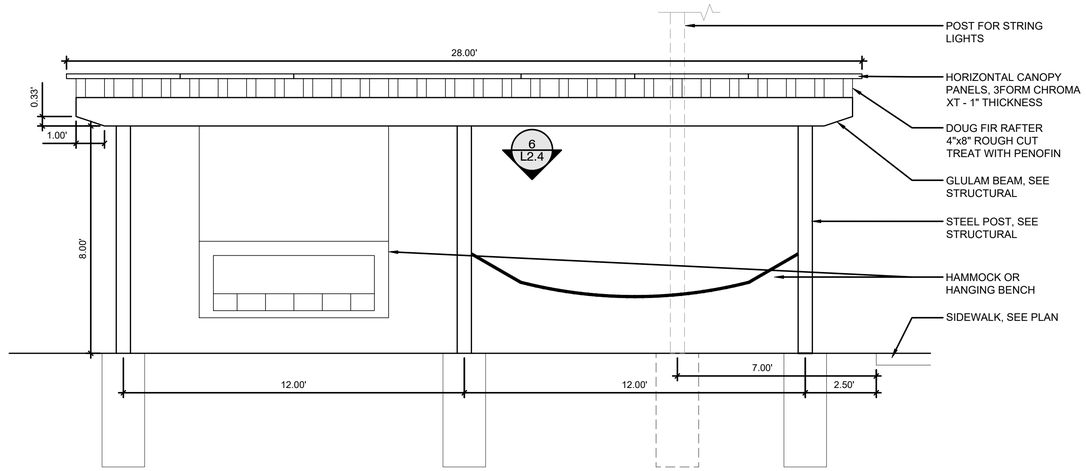
L2.3



1 TRELLIS ENLARGED PLAN

3/8" = 1'-0"

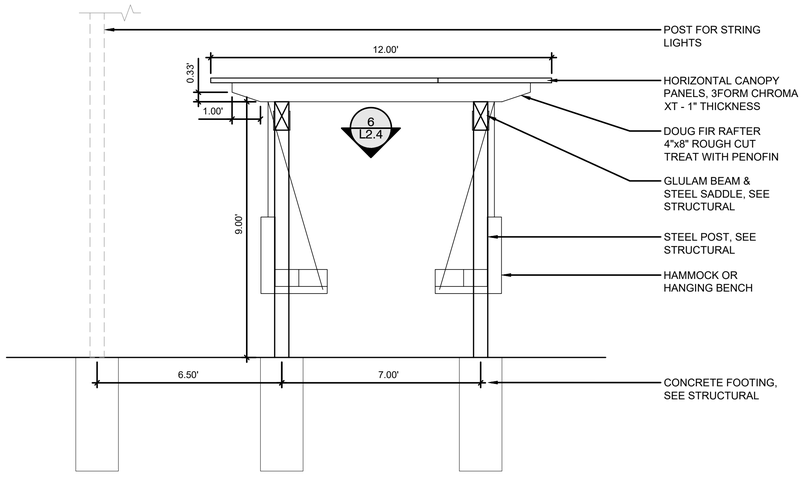
P-CO-ANN 6.7-39



2 TRELLIS ELEVATION A-A

3/8" = 1'-0"

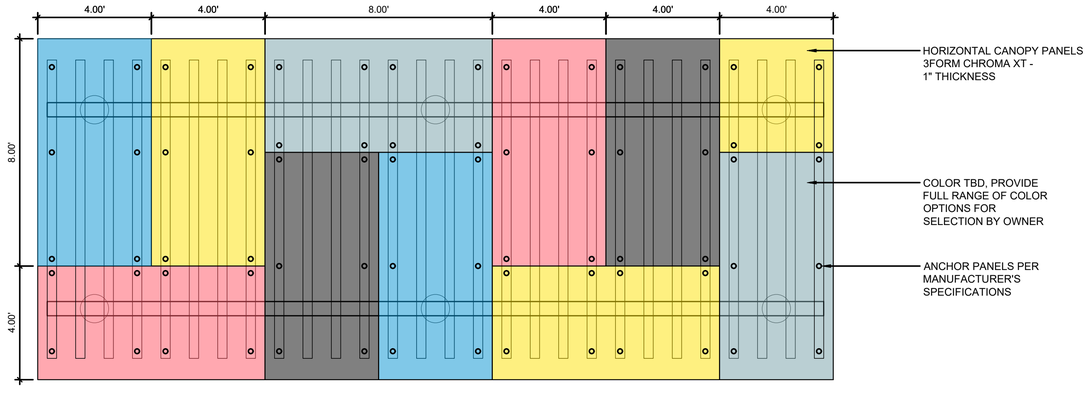
P-CO-ANN 6.7-38



3 TRELLIS ELEVATION B-B

3/8" = 1'-0"

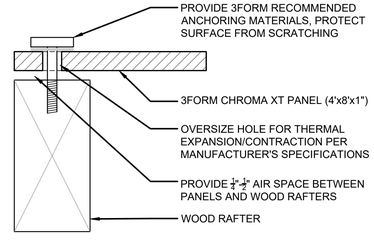
P-CO-ANN 6.7-40



4 TRELLIS PANEL PLAN

3/8" = 1'-0"

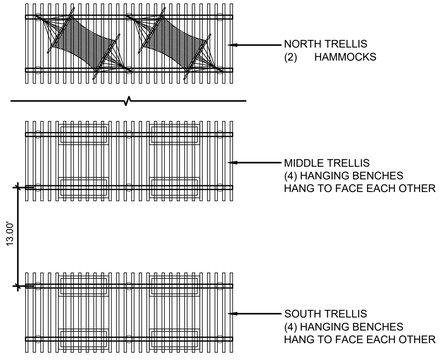
P-CO-ANN 6.7-41



5 CHROMA XT PANEL ATTACHMENT

3" = 1'-0"

P-CO-ANN 6.7-50



6 HANGING BENCH - HAMMOCK PLAN

1" = 10'

P-CO-ANN 6.7-42

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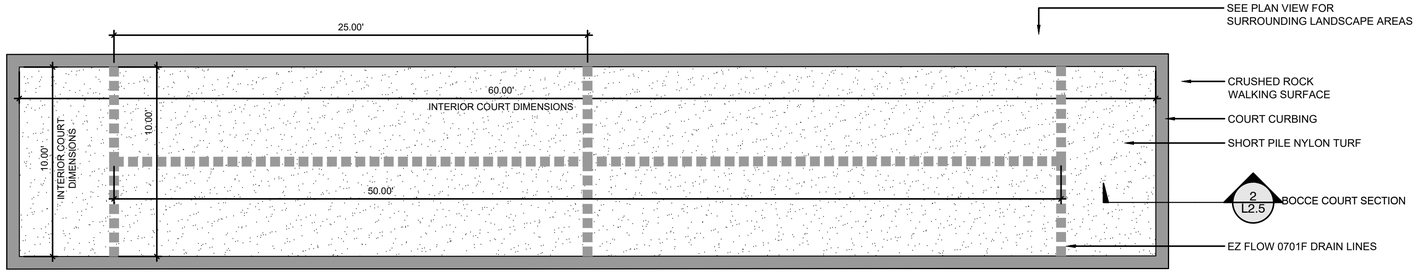
REVISIONS

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TRELLIS PLANS AND DETAILS - BID ALTERNATE #3 BID SET

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

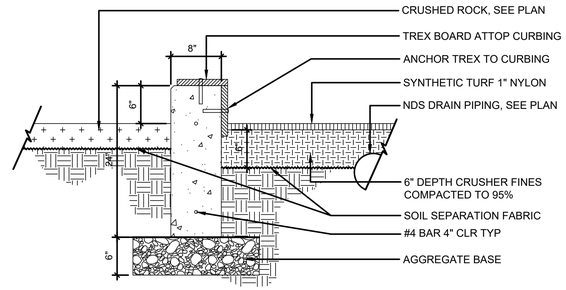
L2.4



1 BOCCE BALL COURT ENLARGED PLAN

1/4" = 1'-0"

P-CO-ANN 6.7-49



2 BOCCE COURT SECTION

1" = 1'-0"

P-CO-ANN 6.7-48

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BOCCE BALL COURT - BID ALTERNATE #1

BID SET

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

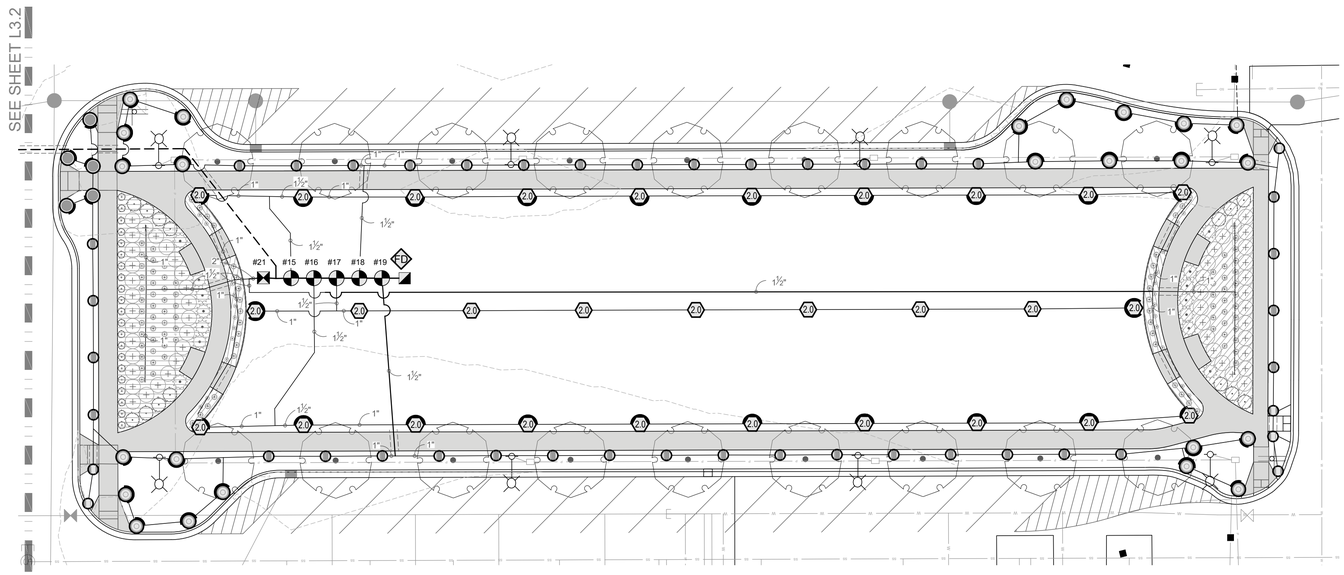
L2.5

VALVE SCHEDULE

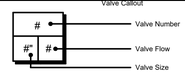
NUMBER	MODEL	SIZE	TYPE	GPM	WIRE	PSI	PSI @ POC	PRECIP
1	RAIN BIRD PEB	1"	TURF ROTOR	14	238.1	47.6	62.4	0.59 in/h
2	RAIN BIRD PEB	1"	TURF ROTARY	14.2	410.0	44.8	60.0	0.24 in/h
3	RAIN BIRD PEB	1"	TURF ROTARY	18.22	416.0	43.5	59.2	0.27 in/h
4	RAIN BIRD PEB	1"	TURF ROTARY	22.85	422.0	47.6	63.9	0.4 in/h
5	RAIN BIRD PEB	1"	TURF ROTARY	28.68	535.5	46.4	63.9	0.39 in/h
6	RAIN BIRD PEB	1"	TURF ROTARY	24.18	529.3	48.1	65.0	0.23 in/h
7	RAIN BIRD PEB	1"	TURF ROTARY	21.03	523.4	44.4	60.8	0.44 in/h
8	RAIN BIRD PEB	1"	TURF ROTARY	21.77	517.3	45.9	62.3	0.24 in/h
9	RAIN BIRD PEB	1"	TURF ROTARY	23.61	511.3	45.3	61.9	0.35 in/h
10	RAIN BIRD PEB	1"	TURF ROTARY	14.58	505.4	44.5	59.9	0.27 in/h
11	RAIN BIRD PEB	1"	TURF ROTOR	18	298.3	48.5	63.7	0.42 in/h
12	RAIN BIRD PEB	1"	TURF ROTARY	27.8	304.3	50.4	66.4	0.45 in/h
13	RAIN BIRD PEB	1"	TURF ROTOR	20	310.3	49.3	64.8	0.48 in/h
14	RAIN BIRD PEB	1"	TURF ROTOR	14	131.3	47.5	62.4	0.7 in/h
15	RAIN BIRD PEB	1"	TURF ROTOR	20	261.0	51.8	67.8	0.57 in/h
16	RAIN BIRD PEB	1"	TURF ROTOR	20	267.0	52.0	68	0.56 in/h
17	RAIN BIRD PEB	1"	TURF ROTOR	18	273.0	50.5	66.2	0.22 in/h
18	RAIN BIRD PEB	1"	TURF ROTARY	18.19	279.0	46.6	62.4	0.43 in/h
19	RAIN BIRD PEB	1"	TURF ROTARY	16.79	285.0	49.0	64.5	0.42 in/h
20	RAIN BIRD XCZ-100-LC	1"	AREA FOR DRIPLINE	13.78	280.6	38.9		1.31 in/h
21	RAIN BIRD XCZ-150-LCS	1-1/2"	AREA FOR DRIPLINE	25.32	260.3	26.1		1.37 in/h
	Common Wire				1,545			

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI			DETAIL
LST SST RST	HUNTER MP STRIP RB 1806-SAM-P45 TURF ROTATOR, 6IN. POP-UP WITH FACTORY INSTALLED CHECK VALVE, PRESSURE REGULATED TO 45 PSI	94	45			
DESIGN RADIUS 1000	HUNTER MP1000 RB 1806-SAM-P45 TURF ROTATOR, 6IN. POP-UP WITH CHECK VALVE, PRESSURE REGULATED TO 45 PSI.	42	40			1/L3.4
DESIGN RADIUS 2000	HUNTER MP2000 RB 1806-SAM-P45 TURF ROTATOR, 6IN. POP-UP WITH FACTORY INSTALLED CHECK VALVE, PRESSURE REGULATED TO 45 PSI	100	40			1/L3.4
DESIGN RADIUS 3000	HUNTER MP3000 RB 1806-SAM-P45 TURF ROTATOR, 6IN. POP-UP WITH FACTORY INSTALLED CHECK VALVE, PRESSURE REGULATED TO 45 PSI	53	40			1/L3.4
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI	GPM	RADIUS	DETAIL
1.5	HUNTER I-20-06 1.5 TURF ROTOR, 6IN. POP-UP. ADJUSTABLE AND FULL CIRCLE. PLASTIC RISER. DRAIN CHECK VALVE. STANDARD NOZZLE.	12	45	1.5	31'	2/L3.4
2.0	HUNTER I-20-06 2.0 TURF ROTOR, 6IN. POP-UP. ADJUSTABLE AND FULL CIRCLE. PLASTIC RISER. DRAIN CHECK VALVE. STANDARD NOZZLE.	53	45	2	34'	2/L3.4
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION					DETAIL
ZONE #	RAIN BIRD XCZ-100-LC 1" WIDE FLOW DRIP CONTROL KIT, FOR LIGHT COMMERCIAL USES. 1IN. PEB VALVE, WITH 1IN. PRESSURE REGULATING 40PSI BASKET FILTER. 0.3-20 GPM.					
ZONE #	RAIN BIRD XCZ-150-LCS 1-1/2" HIGH FLOW CONTROL ZONE KIT WITH LOW MINIMUM INLET PRESSURE REQUIREMENTS, FOR LARGE COMMERCIAL DRIP ZONES. 1-1/2IN. PEB GLOBE VALVE WITH HIGH-CAPACITY FILTER AND PRESSURE REGULATING SYSTEM (PRS) FIXED AT 40PSI. FLOW RANGE: 20 - 62 GPM.					
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFCV-06-12 XFCV XON-SURFACE LANDSCAPE DRIPLINE WITH A HEAVY-DUTY 3.5 PSI CHECK VALVE. 0.6 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. GREAT FOR ELEVATION CHANGE. SPECIFY XF INSERT FITTINGS.					
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION					DETAIL
ZONE #	RAIN BIRD PEB 1" 1.0 AND 1.5 INCH PLASTIC INDUSTRIAL REMOTE CONTROL VALVE. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION.					2/L3.3
	RAIN BIRD 5-LRC 1" 1INCH BRASS QUICK-COUPLING VALVE, WITH CORROSION-RESISTANT STAINLESS STEEL SPRING, LOCKING THERMOPLASTIC RUBBER COVER, AND 1-PIECE BODY.					5/L3.3
	APOLLO VALVES 94ALF10801 BALL VALVE, INLET SIZE 2IN., LEAD FREE BRASS BODY, FULL-PORT, BLOW-OUT PROOF STEM DESIGN					9/L3.3
MV	RAIN BIRD PESB W/IVM-SOL 1-1/2" 1-1/2IN., PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION. INSTALL NORMALLY CLOSED.					3/L3.4
D	MANUAL DRAIN VALVE 2" MANUAL DRAIN VALVE - PLUMB DRAIN TO CRUSHED STONE SUMP					
BF	FEBCO 825YA 1" REDUCED PRESSURE BACKFLOW PREVENTER					
C	RAIN BIRD ESPLXIVM-LXMMSS 60 STATION, 2-WIRE CONTROLLER W/ SMART VALVE TECHNOLOGY. (1) ESPLXIVM 60-STATION, OUTDOOR, INSTALLED IN LXMMSS STAINLESS STEEL PEDESTAL MOUNTED CABINET. SYSTEM REQUIREMENTS: RAIN BIRD LXIVM-XXX INTEGRATED VALVE MODULES & 2-WIRE DEVICES. USE PAIGE ELECTRIC CABLE P7072D & RAIN BIRD WC20 DRY SPLICES ONLY. GROUND SYSTEM W/ (X) LXIVMSD SURGE DEVICE IN RAIN BIRD ROUND VALVE BOXES. INSTALL PER MANUFACTURERS RECOMMENDATIONS.					1/L3.3
FD	RAIN BIRD FD-X0XTURF FIELD DECODER FOR TWO-WIRE SYSTEM. INSTALL IN VALVE BOX FOR VALVE. FD 101/102/202/401/601 VALVE/SOLENOIDS. USE LINE SURGE PROTECTION AS PER MANUFACTURERFT.S DIRECTIONS.					
IQ	RAIN BIRD IQ4G-USA IQ NCC 4G CELLULAR CARTRIDGE UPGRADES ESP-LX SERIES CONTROLLERS TO IQ SATELLITE, FOR COMMUNICATION WITH IQ CENTRAL CONTROL. INCLUDE IQEXTANT4G EXTERNAL ANTENNA FOR METAL OR STAINLESS STEEL CABINET/PEDESTAL. USED FOR DIRECT OR SERVER SATELLITE APPLICATIONS.					
FS	RAIN BIRD UFS-150 1-1/2IN. ULTRASONIC FLOW SENSORS, WITH GLASS FILLED NYLON BODY. OPERATING RANGE 0.5 GPM TO 100 GPM SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE.					8/L3.3
POC	POINT OF CONNECTION 1 1/2" NEW POTABLE CONNECTION					
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21 1"					
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21 1 1/2"					
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21 2"					
	IRRIGATION MAINLINE: PVC SCHEDULE 40 2"					
	PIPE SLEEVE: PVC SCHEDULE 80					



Valve Callout



Call (2) working days before you dig.
1-800-227-2600

IRRIGATION PLAN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

STATE OF MONTANA
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LICENSED LANDSCAPE ARCHITECT

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IRRIGATION PLAN

251022	
DRAWN BY	SNC
APPROVED	NRK
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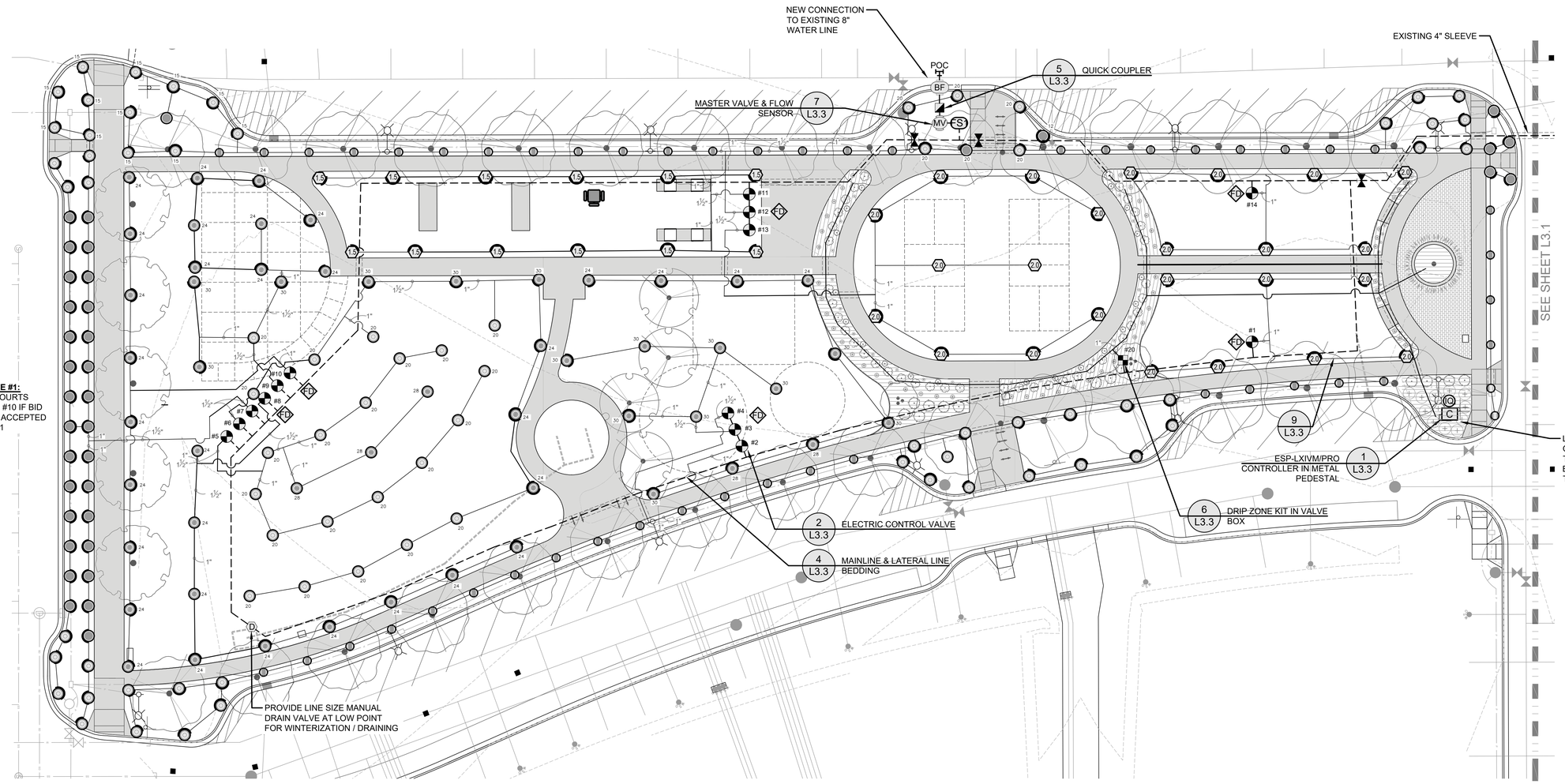
L3.1

IRRIGATION NOTES:

1. CONTRACTOR TO VERIFY EXISTING CONDITIONS. ALL EXISTING UTILITIES ARE TO BE LOCATED BEFORE TRENCHING OF ANY KIND BEGINS.
2. PROTECT ALL EXISTING IMPROVEMENTS TO REMAIN. IF DAMAGE OCCURS RESULTANT FROM CONTRACTOR'S OPERATIONS OR NEGLIGENCE, REPAIR BACK TO ORIGINAL CONDITION AT CONTRACTOR'S EXPENSE.
3. COORDINATE WORK FROM THIS SHEET WITH ALL OTHER TRADES.
4. INSTALL IRRIGATION SYSTEM AS DETAILED AND PER MANUFACTURER'S SPECIFICATIONS.
5. IRRIGATION PIPING LAYOUT IS SCHEMATIC. ACTUAL LOCATION OF PIPING AND OTHER COMPONENTS MAY VARY DUE TO EXISTING SITE CONDITIONS. PLACEMENT OF PIPE AND HEADS SHALL BE FIELD ADJUSTED TO ACCOMMODATE ACTUAL SITE CONDITIONS.
6. ALL MAINLINE SHALL BE AT LEAST 18" BELOW FINISHED GRADE. ALL LATERAL LINES SHALL BE AT LEAST 12" BELOW FINISHED GRADE.
7. RE-GRADE AND REPAIR ALL EXISTING AREAS DISTURBED BY CONTRACTOR'S OPERATIONS. A DISTURBED AREA SHALL BE WHERE CONSTRUCTION ACTIVITIES INCLUDING TRENCHING, DEMOLITION, EARTHWORK, MATERIAL STORAGE, STAGING, PARKING, OR ANY OTHER FORM OF EXCAVATION, COMPACTION, OR TRAFFIC RESULTS IN THE REMOVAL OR DISPLACEMENT OF EXISTING GROUND COVER OR GRADE. COORDINATE WITH GENERAL CONTRACTOR.
8. SYSTEM DESIGN IS BASED ON NEW POTABLE CONNECTION TO EXISTING 8" WATER LINE. EXPECTED PRESSURE AT POINT OF CONNECTION IS 90 PSI. NOTIFY LANDSCAPE ARCHITECT IF THESE ASSUMPTIONS ARE NOT REALIZED IN THE FIELD.
9. PROVIDE ALL COMPONENTS REQUIRED TO COMPLETELY WINTERIZE THE IRRIGATION SYSTEM WHETHER OR NOT SPECIFIED HEREIN.
10. INSTALL TEMPORARY WATERING AS NECESSARY.
11. PROVIDE POWER TO IRRIGATION CONTROLLER AND FILTRATION COMPONENTS. COORDINATE POWER SOURCE WITH ELECTRICIAN.
12. INSTALL 2-WIRE CONTROL WIRES FROM ELECTRIC VALVES TO CONTROLLER, INCLUDING DECODERS AS NEEDED.
13. SLEEVES SHALL BE (2) SIZES LARGER THAN PIPE OR COMBINATION OF PIPES THEREIN ENCLOSED, WITH MINIMUM SIZE TO BE 4" (2" FOR CONTROL WIRES). SUPPLY (1) EXTRA SLEEVE. INSTALL 24" BELOW FINISHED GRADE AND EXTEND SLEEVES 12" PAST CURBS. TAPE/PLUG AND MARK ALL SLEEVE ENDS PRIOR TO BACKFILL.
14. CONTRACTOR TO ADJUST IRRIGATION DISTRIBUTION TO PROVIDE COMPLETE COVERAGE AND TO MINIMIZE WASTE WATER.
15. ALL PRESSURIZED MAIN LINE AND FITTINGS ABOVE GRADE SHALL BE GALVANIZED STEEL.
16. IRRIGATION CONTRACTOR TO PROVIDE PRESSURE TEST RESULTS OF MAINLINE CONNECTIONS TO GENERAL CONTRACTOR PRIOR TO BACKFILLING.
17. CONTRACTOR TO SUPPLY A MINIMUM OF (2) DRIP EMITTERS PER PLANT. PERENNIALS = 2 EMITTERS, SHRUBS = 3 EMITTERS. CONTRACTOR MAY UTILIZE MULTI-PORT EMITTERS IN LANDSCAPE BEDS WHERE APPROPRIATE.
18. INSTALL ALL COMPONENTS PER MANUFACTURER'S INSTRUCTIONS.
12. NOTIFY LANDSCAPE ARCHITECT AND PROJECT MANAGER OF ANY DISCREPANCIES.

VALVE SCHEDULE

NUMBER	MODEL	SIZE	TYPE	GPM	WIRE	PSI	PSI @ POC	PRECIP
1	RAIN BIRD PEB	1"	TURF ROTOR	14	238.1	47.6	62.4	0.59 in/h
2	RAIN BIRD PEB	1"	TURF ROTARY	14.2	410.0	44.8	60.0	0.24 in/h
3	RAIN BIRD PEB	1"	TURF ROTARY	18.22	416.0	43.5	59.2	0.27 in/h
4	RAIN BIRD PEB	1"	TURF ROTARY	22.85	422.0	47.6	63.9	0.4 in/h
5	RAIN BIRD PEB	1"	TURF ROTARY	28.68	535.5	46.4	63.9	0.39 in/h
6	RAIN BIRD PEB	1"	TURF ROTARY	24.18	529.3	48.1	65.0	0.23 in/h
7	RAIN BIRD PEB	1"	TURF ROTARY	21.03	523.4	44.4	60.8	0.44 in/h
8	RAIN BIRD PEB	1"	TURF ROTARY	21.77	517.3	45.9	62.3	0.24 in/h
9	RAIN BIRD PEB	1"	TURF ROTARY	23.61	511.3	45.3	61.9	0.35 in/h
10	RAIN BIRD PEB	1"	TURF ROTARY	14.58	505.4	44.5	59.9	0.27 in/h
11	RAIN BIRD PEB	1"	TURF ROTOR	18	298.3	48.5	63.7	0.42 in/h
12	RAIN BIRD PEB	1"	TURF ROTARY	27.8	304.3	50.4	66.4	0.45 in/h
13	RAIN BIRD PEB	1"	TURF ROTOR	20	310.3	49.3	64.8	0.48 in/h
14	RAIN BIRD PEB	1"	TURF ROTOR	14	131.3	47.5	62.4	0.7 in/h
15	RAIN BIRD PEB	1"	TURF ROTOR	20	261.0	51.8	67.8	0.57 in/h
16	RAIN BIRD PEB	1"	TURF ROTOR	20	267.0	52.0	68	0.56 in/h
17	RAIN BIRD PEB	1"	TURF ROTOR	18	273.0	50.5	66.2	0.22 in/h
18	RAIN BIRD PEB	1"	TURF ROTARY	18.19	279.0	46.6	62.4	0.43 in/h
19	RAIN BIRD PEB	1"	TURF ROTARY	16.79	285.0	49.0	64.5	0.42 in/h
20	RAIN BIRD XCZ-100-LC	1"	AREA FOR DRIPLINE	13.78	280.6	38.9		1.31 in/h
21	RAIN BIRD XCZ-150-LCS	1-1/2"	AREA FOR DRIPLINE	25.32	260.3	26.1		1.37 in/h
	Common Wire				1,545			



IRRIGATION PLAN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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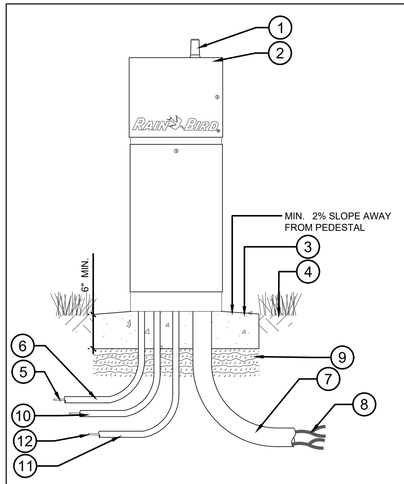
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IRRIGATION PLAN

251022	
DRAWN BY	SNC
APPROVED	NRK
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L3.2



1. OPTIONAL EXTERIOR CELLULAR ANTENNA IF USING IQ4 CELLULAR CARTRIDGE
2. CONVENTIONAL ESP-LXME2 CONTROLLER: RAIN BIRD ESP-LXME2/PRO WITH LXMM METAL OR LXMMSS STAINLESS STEEL CABINET AND LXMMPED METAL OR LXMMSSPED STAINLESS STEEL PEDESTAL. INSTALL CONTROLLER, CABINET AND PEDESTAL PER MANUFACTURER'S RECOMMENDATIONS. OPTIONAL IQ4 CARTRIDGE, REFERENCE LEGEND FOR MODEL
3. CONCRETE PAD: 6-INCH MIN. THICKNESS. 6-INCHES LARGER ON ALL SIDES THAN PEDESTAL FOOTPRINT
4. FINISH GRADE
5. POWER SUPPLY WIRE
6. 1-INCH SCH 40 PVC CONDUIT, FITTINGS AND SWEEP ELL FOR POWER SUPPLY
7. 2-INCH SCH 40 PVC CONDUIT, FITTINGS AND SWEEP ELL FOR TWO-WIRE CABLE
8. MAXI WIRE TWO-WIRE PATH TO FIELD DEVICES, USE A DIFFERENT CABLE JACKET COLOR FOR EACH PATH
9. COMPACTED SUBGRADE
10. 1-INCH SCH 40 PVC CONDUIT, FITTINGS AND SWEEP ELL FOR GROUNDING WIRE, REF. NOTE 2
11. IF APPLICABLE, 1-INCH SCH 40- PVC CONDUIT, FITTINGS AND SWEEP ELL FOR IQ COMMUNICATION WIRE
12. IF APPLICABLE, COMMUNICATION WIRE, REFERENCE LEGEND FOR TYPE.
    OPTIONS:
    A. RS232 SERIAL CABLE TO CENTRAL CONTROL COMPUTER
    B. ETHERNET CABLE TO LOCAL NETWORK JACK
    C. PE-CABLE OR Y-CABLE FOR EXTERNAL RADIO TO CLIENT SATELLITE CONTROLLERS

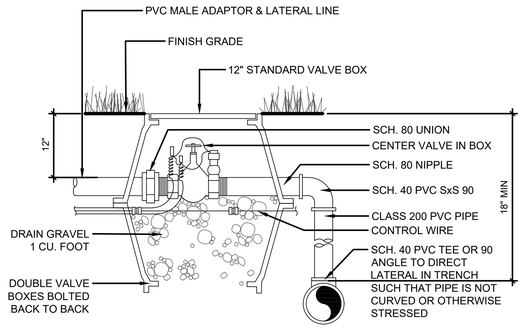
NOTES:
1. ESP-LXIVM CONTROLLER IS AVAILABLE IN TWO MODELS.THE LXIVM WITH 60 STATIONS AND THE LXIVM-PROWITH 240 STATIONS. REFER TO THE CHART FOR DIFFERENCES BETWEEN THE TWO MODELS.
2. PROVIDE PROPER GROUNDING COMPONENTS TO ACHIEVE GROUND RESISTANCE OF 10 OHMS OR LESS.

KEY SPECIFICATIONS

FEATURE ▶ / MODEL ▼	MAX PROGRAMS	STATIONS	MASTER SIMULATIONS	MASTER VALVES	FLOW SENSORS	WEATHER SENSORS
LXME2	10	60	8	5	5	4
LXME2 PRO	40	240	16	10	10	8

1 ESP-LXIVM/PRO CONTROLLER IN METAL PEDESTAL

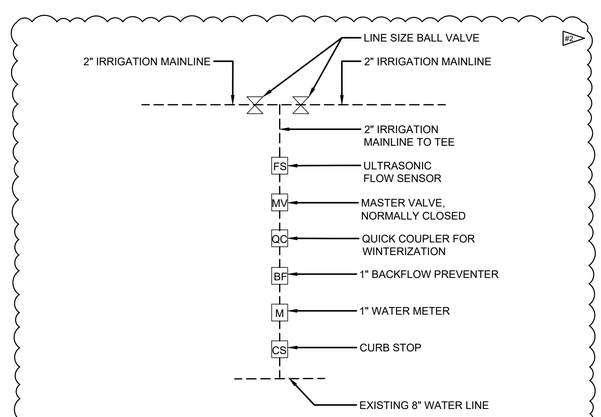
1" = 1'-0" P-CO-ANN 6.7-66



NOTES:
1. USE TEFLON TAPE FOR ALL THREADED PIPE CONNECTIONS.
2. ALL WIRES TO BE INSTALLED AS PER LOCAL CODES. NO "IN-LINE" WIRE SPLICES WILL BE ALLOWED.

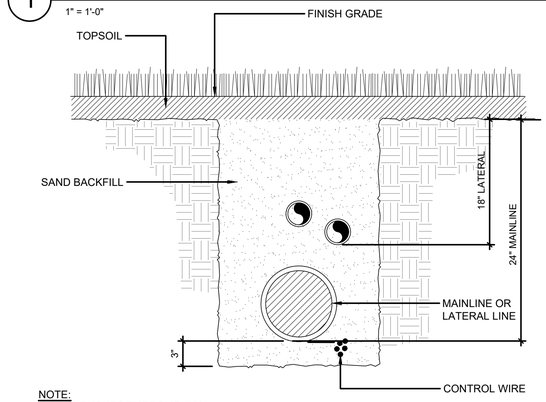
2 ELECTRIC CONTROL VALVE

1" = 1'-0" P-CO-ANN 6.7-09



3 POINT OF CONNECTION

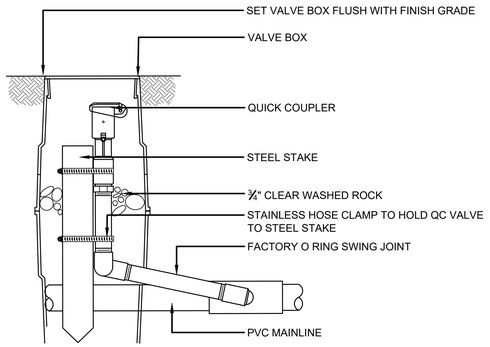
1" = 1'-0" P-CO-ANN 6.7-08



NOTE:
WET TRENCHES THOROUGHLY FOLLOWING BACKFILL PROCEDURE. BACKFILL TO PREVENT FUTURE SETTLING

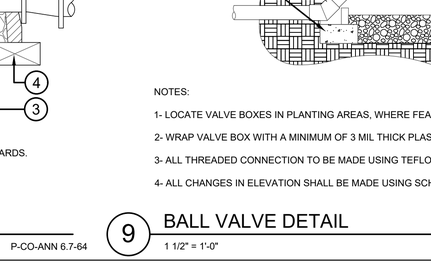
4 MAINLINE & LATERAL LINE BEDDING

1" = 1'-0" P-CO-ANN 6.7-23



5 QUICK COUPLER

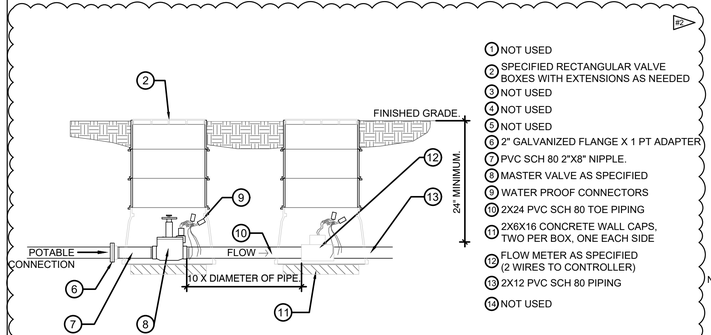
1" = 1'-0" P-CO-ANN 6.7-11



1. FINISH GRADE
2. LANDSCAPE PRODUCTS JUMBO VALVE BOX WITH COVER
3. VALVE ID TAG
4. CONTROL WIRE
5. LANDSCAPE PRODUCTS DRIP KIT (INCLUDES VALVE, FILTER & PRESSURE REGULATOR)
6. PVC SUPPLY HEADER TO DRIPLINE
7. PVC SCH 80 FEMALE ADAPTER OR REDUCER
8. PVC SCH 80 ELL
9. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
10. PVC SCH 80 TEE OR ELL
11. PVC MAINLINE
12. 3" MINIMUM DEPTH OF 3/4" WASHED GRAVEL
13. PVC SCH 80 STREET ELL
14. MANUAL FLUSH POINT

6 DRIP ZONE KIT IN VALVE BOX

NOT TO SCALE P-CO-ANN 6.7-10

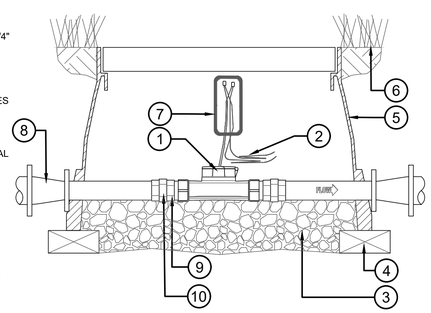


1. NOT USED
2. SPECIFIED RECTANGULAR VALVE BOXES WITH EXTENSIONS AS NEEDED
3. NOT USED
4. NOT USED
5. NOT USED
6. 2" GALVANIZED FLANGE X 1 PT ADAPTER
7. PVC SCH 80 2"X8" NIPPLE.
8. MASTER VALVE AS SPECIFIED
9. WATER PROOF CONNECTORS
10. 2X24 PVC SCH 80 TOE PIPING
11. 2X6X16 CONCRETE WALL CAPS, TWO PER BOX, ONE EACH SIDE
12. FLOW METER AS SPECIFIED (2 WIRES TO CONTROLLER)
13. 2X12 PVC SCH 80 PIPING
14. NOT USED

7 MASTER VALVE & FLOW SENSOR

3/4" = 1'-0" P-CO-ANN 6.7-28

MODEL	SIZE	K	OFFSET	FLOW RANGE
UFS100	1"	0.73	-1.66	0.3 - 50 GPM
UFS150	1.5"	1.70	-0.316	0.5 - 110 GPM
UFS200	2"	2.849	0.1439	1.0 - 200 GPM

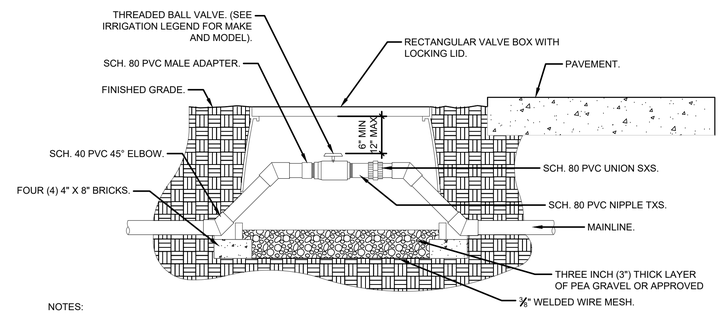


1. RAIN BIRD UFS SERIES FLOW SENSOR, SEE LEGEND FOR MODEL
2. 36" LENGTH OF COILED CONTROL WIRE
3. 3" MIN. DEPTH OF 3/4" WASHED GRAVEL
4. BRICK (1 OF 4), IF APPLICABLE
5. RAIN BIRD VB SERIES VALVE BOX W/ LID
6. FINISH GRADE
7. REFERENCE MANUAL FOR WIRING INSTALLATION INSTRUCTIONS
8. CONCENTRIC REDUCER
9. PVC CLOSE NIPPLE (1 OF 2)
10. PVC UNION (1 OF 2)

NOTES:
1. THE UFS CAN BE INSTALLED IN A VERTICAL POSITION WITH THE FLOW ARROW POINTING UPWARDS.
2. THE UFS SIZE MUST BE EQUAL TO OR SMALLER THAN THE INCOMING PIPE SIZE.
3. THE UFS DOES NOT REQUIRE STRAIGHT PIPE BEFORE OR AFTER SENSOR PLACEMENT.
4. NO BRICKS REQUIRED FOR RAIN BIRD VB-SERIES VALVE BOXES ONLY.

8 ULTRASONIC FLOW SENSOR

3" = 1'-0" P-CO-ANN 6.7-64



NOTES:

1- LOCATE VALVE BOXES IN PLANTING AREAS, WHERE FEASIBLE.

2- WRAP VALVE BOX WITH A MINIMUM OF 3 MIL THICK PLASTIC AND SECURE IT USING DUCT TAPE OR ELECTRICAL TAPE.

3- ALL THREADED CONNECTION TO BE MADE USING TEFLON TAPE.

4- ALL CHANGES IN ELEVATION SHALL BE MADE USING SCH. 40 PVC 45° ELBOWS.

9 BALL VALVE DETAIL

1 1/2" = 1'-0" P-CO-ANN 6.7-29

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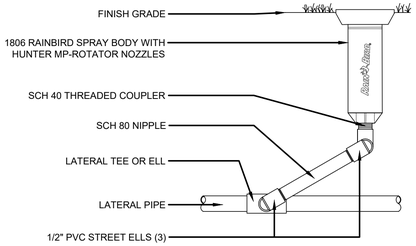
IRRIGATION DETAILS

BID SET

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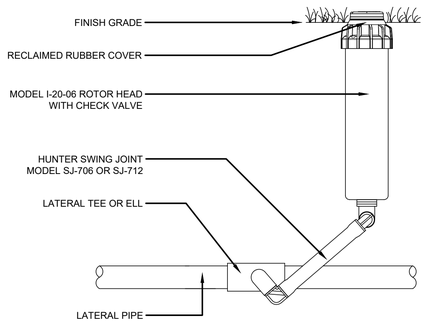
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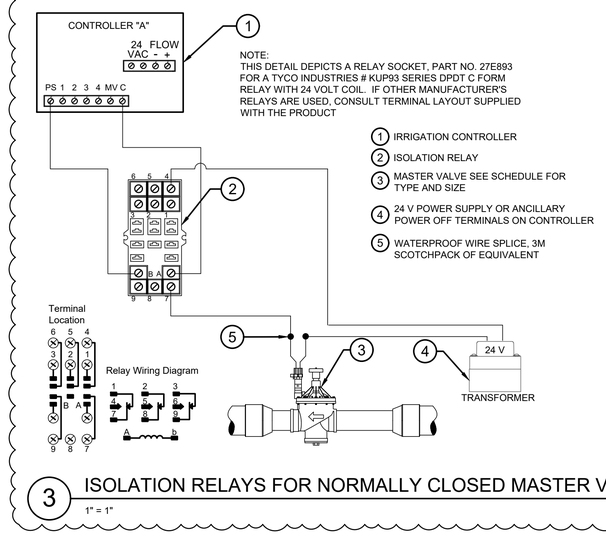
1 STREAM SPRAYS

3" = 1'-0" P-CO-ANN 6.7-68



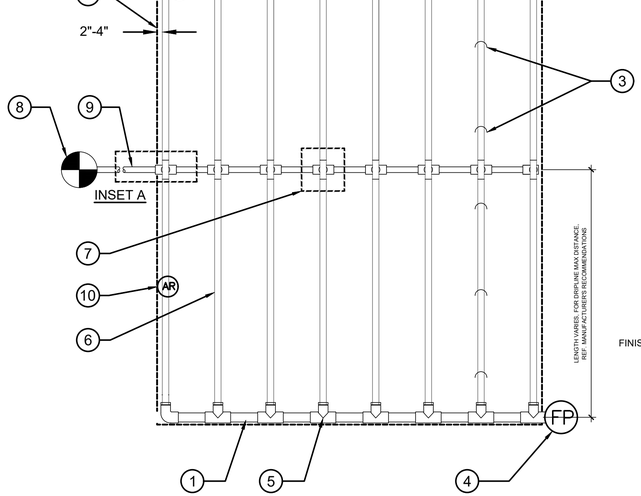
2 I-20 POP-UP SERIES ROTOR

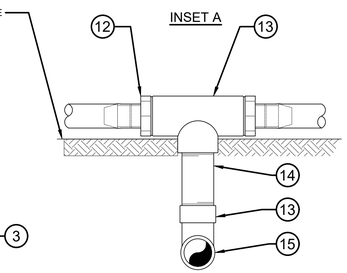
3" = 1'-0" P-CO-ANN 6.7-67

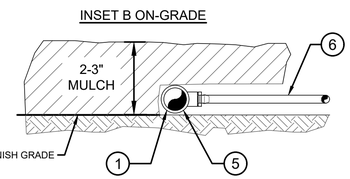


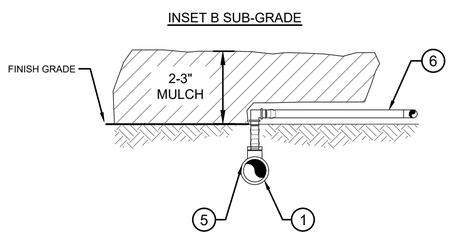
3 ISOLATION RELAYS FOR NORMALLY CLOSED MASTER VALVE

1" = 1" P-CO-ANN 6.7-69









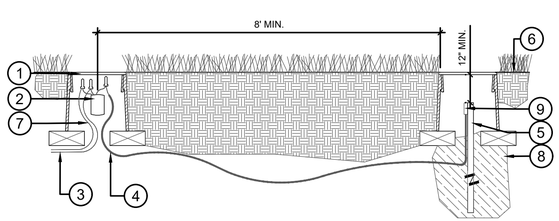
1. PVC EXHAUST HEADER
2. OPEREATION INDICATOR RAIN BIRD MODEL: OPERIND
3. XF SERIES TIE-DOWN STAKES (TDS-050) REFER TO RAIN BIRD DRIPLINE DESIGN GUIDE FOR PROPER SPACING
4. FLUSH POINT (TYPICAL), INSTALL AT LOWEST PART OF DRIPLINE SECTION
5. PVC TEE OR ELL W/ RAIN BIRD XFF-MA FITTING
6. ON-GRADE RAIN BIRD DRIPLINE, REF. LEGEND FOR MODEL
7. CONNECTION FROM SUPPLY MANIFOLD TO DRIPLINE (TYPICAL)- SEE INSET A
8. RAIN BIRD CONTROL ZONE DRIP KIT, REF. LEGEND FOR MODEL
9. PVC SUPPLY PIPE FROM RAIN BIRD CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
10. AIR RELIEF VALVE, INSTALL AT HIGHEST PART OF DRIPLINE SECTION RAIN BIRD MODEL: ARV050
11. PERIMETER DRIPLINE PIPE TO BE INSTALLED 2"-4" FROM PERIMETER OF AREA
12. XFF - MA - 050 FITTING
13. SCH 40 PVC TEE
14. PVC SCH 40 RISER PIPE
15. PVC CENTER FEED HEADER

NOTES:
1. FOR ALL XFS-CV AND POLY CONNECTIONS INSTALL XFF AND/OR XFD FITTINGS.
2. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS ON RAIN BIRD WEB SITE (WWW.RAINBIRD.COM) FOR SUGGESTED SPACING.
3. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING PER MANUFACTURE'S RECOMMENDATIONS.

4 ON-GRADE DRIPLINE LAYOUT W PVC HEARDER-CENTER FEED

N.T.S

NOTES:
1. INSTALL SURGE PROTECTOR ON ITS OWN OR A VALVE IN THE SAME VALVE BOX.
2. NO OTHER WIRES OR CABLES SHALL BE INSTALLED WITHIN THE SPHERE OF INFLUENCE.
3. INSTALL THE CONNECTING WIRE IN AS STRAIGHT A LINE AS POSSIBLE. IF YOU MUST MAKE A TURN OR BEND IN THE WIRE, MAKE THE TURN IN A SWEEPING CURVE WITH A MAXIMUM RADIUS OF EIGHT INCHES AND MINIMUM INCLUDED ANGLE OF 90°.
4. TO MINIMIZE RESISTANCE, THE COPPER WIRE MUST BE PRE-WELDED TO THE GROUNDING RODS/PLATES, OR WELDED TO THE RODS/PLATES USING AN EXOTHERMIC WELDING PROCESS AT THE SITE.
5. MAKE SURE ALL WELDS ARE SECURE BEFORE BURYING THE GROUNDING RODS. RODS AND PLATES WITH WELDED JOINTS DO NOT NEED PERIODIC VISUAL INSPECTION AND CAN BE FULLY BURIED.



1. RAIN BIRD VALVE BOX 6" ROUND
2. SURGE PROTECTOR, SEE LEGEND
3. TWO-WIRE MAXI-WIRE PATH
4. #6 AWG OR LARGER SOLID BARE COPPER WIRE
5. COPPER CLAD GROUNDNG ROD (5/8" x 8')
6. FINISH GRADE
7. COPPER WIRE
8. GROUND ENHANCEMENT, IF APPLICABLE
9. CADWELD CONNCECTION

5 SURGE PROTECTOR W/ GROUNDING ROD

1 1/2" = 1'-0" P-CO-ANN 6.7-65

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REVISIONS

#1	ADDENDA #1 - 04/03/2026
#2	ADDENDA #2 - 04/14/2026

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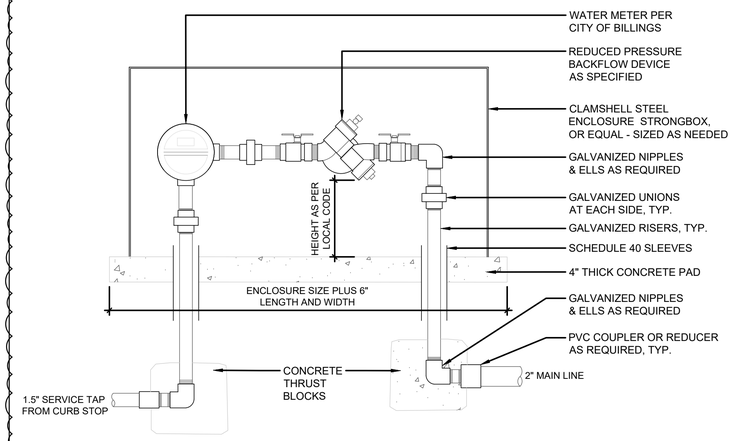
BID SET

IRRIGATION DETAILS

251022

DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

L3.4



1 METER & BACKFLOW PREVENTER ENCLOSURE

1" = 1'-0" P-CO-ANN 6.7-71

#2

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IRRIGATION DETAILS

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DRAWN BY	SNC
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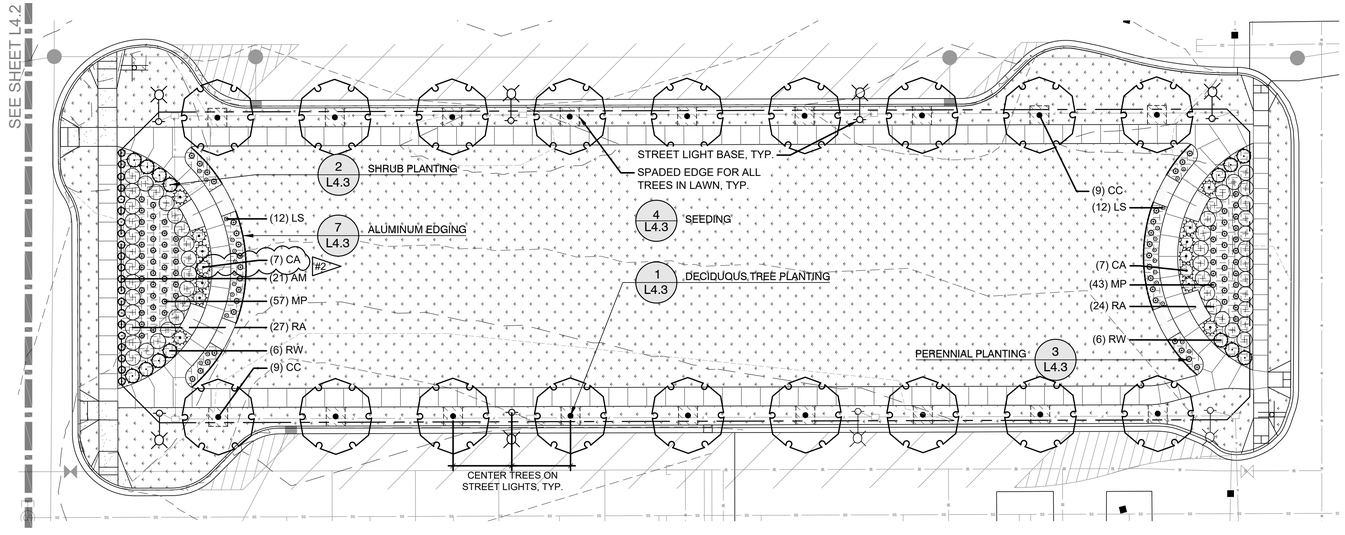
L3.5

PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER	QTY
TREES						
	AC	ABIES CONCOLOR	WHITE FIR	15` HT.	SPADE	1
	AD	ACER PLATANOIDES 'DEBORAH'	DEBORAH NORWAY MAPLE	1" CAL.	POT	4
	CC	CARPINUS CAROLINIANA	AMERICAN HORNBEAM	2" CAL.	B&B	18
DECIDUOUS TREES						
	AG	ACER GINNALA	AMUR MAPLE	1" CAL.	POT	2
	AO	AESCULUS GLABRA	OHIO BUCKEYE	2" CAL.	B&B	10
	QB	QUERCUS BICOLOR	SWAMP WHITE OAK	1.5" CAL.	B&B	5
	TA	TILIA AMERICANA `BOULEVARD`	BOULEVARD LINDEN	2" CAL.	B&B	20
SHRUBS						
	AM	ARONIA MELANOCARPA 'UCONNAM165'	LOW SCAPE MOUND	1 GAL.	POT	40
	CA	COTONEASTER ADPRESSUS 'TOM THUMB'	EARLY COTONEASTER	3 GAL.	POT	14
	LR	DIERVILLA X 'G2X88544'	KODIAK® ORANGE DIERVILLA	2 GAL.	POT	39
	RA	RHUS AROMATICA `GRO LOW`	SKUNKBUSH SUMAC	2 GAL.	POT	64
	RW	ROSA X 'MEICOUBLAN'	WHITE MEIDILAND® SHRUB ROSE	5 GAL.	POT	28
GRASSES						
	MP	MISCANTHUS PURPURASCENS	FLAME GRASS	1 GAL	POT	153
PERENNIALS						
	LS	LEUCANTHEMUM X SUPERBUM	SHASTA DAISY	4"	POT	58
SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER	
SOD/SEED						
	TS	TURF GRASS	DROUGHT TOLERANT FESCUE BLEND	HYDROSEED		
TOP DRESSING						
	DG	DECOMPOSED GRANITE	BID ALTERNATE #3 - SEE L5.2	CRUSHER FINES		
	CR	ROCK MULCH	CRUSHED ROCK	3/4" CRUSHED		
	SA	SAND	WASHED SAND	6" DEPTH		
	WM	WOOD MULCH	SHREDDED HARDWOOD MULCH	SHREDDED MULCH		

ALUMINUM EDGING - SEE DETAIL

#2



PLANTING PLAN

SCALE: 1" = 20'

0 20' 40'

SCALE IN FEET

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PLANTING PLAN

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L4.1

LANDSCAPING NOTES:

GENERAL PLANTING REQUIREMENTS

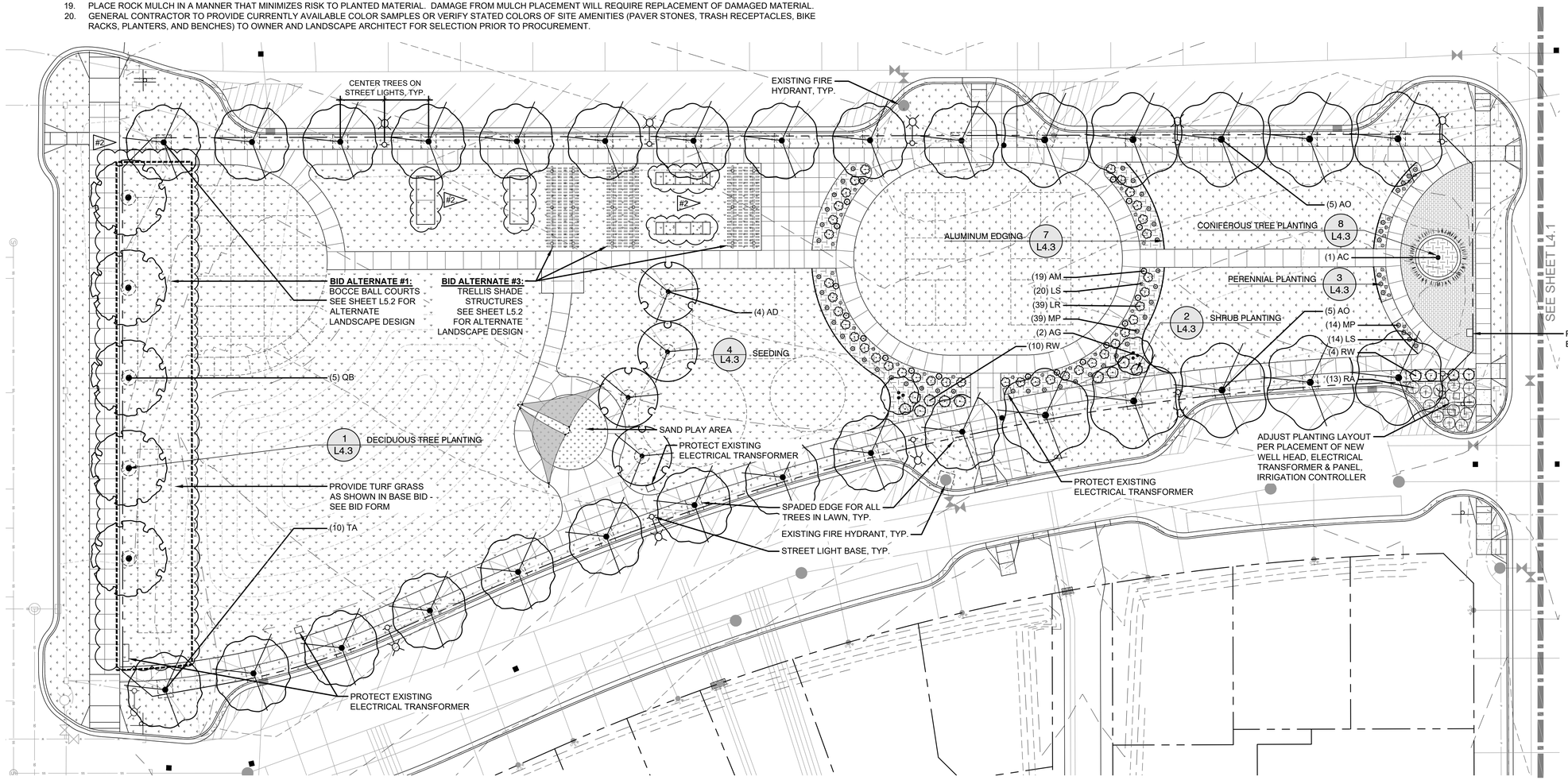
1. SEE DETAIL SHEETS FOR PLANTING DETAILS & SEE PROJECT MANUAL FOR LANDSCAPE SPECIFICATIONS.
2. THE LOCATIONS OF EXISTING UTILITIES SHOWN ON THE PLANS ARE BASED ON THE BEST AVAILABLE INFORMATION. SOURCE OF BASE SHEETS IS PROJECT ENGINEER. THE LANDSCAPE ARCHITECT ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THIS INFORMATION OR THE INADVERTENT OMISSION OF ANY SUCH INFORMATION. THE CONTRACTOR SHALL CALL UNDERGROUND SERVICE LOCATORS AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION FOR MARKOUTS OF EXISTING UNDERGROUND FACILITIES.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGES TO ANY UTILITIES CAUSED BY HIS/HER PROJECT OPERATIONS. NO CONSTRUCTION SHALL COMMENCE WITHOUT PRIOR APPROVAL OF THE SUPERVISING LANDSCAPE ARCHITECT, ENGINEER OR ARCHITECT.
4. THE CONTRACTOR SHALL MAINTAIN REASONABLE ACCESS TO ALL PRIVATE DRIVEWAYS, PARKING AREAS AND AREAS THAT REQUIRE PUBLIC ACCESS DURING CONSTRUCTION.
5. REFER TO CIVIL ENGINEER'S UTILITY PLANS FOR UTILITY LOCATION AND GRADING AND DRAINAGE PLANS FOR STORM WATER MANAGEMENT INFORMATION. IF ACTUAL SITE CONDITIONS VARY FROM WHAT IS SHOWN ON THE PLANS OR IF THERE ARE DISCREPANCIES BETWEEN THE PLANS, CONTACT THE LANDSCAPE ARCHITECT FOR DIRECTION ON HOW TO PROCEED.
6. VERIFY LOCATIONS OF PERTINENT SITE IMPROVEMENTS INSTALLED UNDER OTHER SECTIONS. IF ANY PART OF THIS PLAN CANNOT BE FOLLOWED DUE TO SITE CONDITIONS, CONTACT LANDSCAPE ARCHITECT FOR INSTRUCTIONS PRIOR TO COMMENCING WORK.
7. IF SPECIFIED MATERIAL IS NOT OBTAINABLE, SUBMIT TO LANDSCAPE ARCHITECT PROOF OF NON-AVAILABILITY AND A PROPOSAL FOR SUBSTITUTION OF EQUIVALENT MATERIAL. SUBMIT PHOTOGRAPHS OF ALTERNATIVE CHOICES OF PLANT MATERIAL FOR SELECTION BY LANDSCAPE ARCHITECT. INCLUDED WITH THESE PHOTOGRAPHS SHOULD BE CLEAR, WRITTEN DESCRIPTION OF THE TYPE, SIZE, CONDITION, AND GENERAL CHARACTER OF THE PLANT MATERIAL.

TOP SOIL & AMENDMENTS - SOIL CONDITIONING

8. EXISTING SOIL ON SITE NEEDS TO BE AMENDED IN PLACE TO CREATE SUITABLE PLANTING SOIL. EXISTING SOIL MAY NEED TO BE TESTED PRIOR TO AMENDING. PROVIDE SCIENTIFIC SOIL ANALYSIS OF EXISTING SOIL AND HAVE SOIL SCIENTIST PROVIDE FERTILIZER AND OTHER AMENDMENT RECOMMENDATIONS FOR OBTAINING SUITABLE SOIL COMPOSITION AND OPTIMAL ELECTRICAL CONDUCTIVITY. PROVIDE 4" ORGANIC MULCH TILLED/DISKED INTO THE TOP 12" THROUGHOUT ALL GRASS AND PLANTING AREAS.
9. IN AREAS OF COMPACTED SOILS, UTILIZE EQUIPMENT CAPABLE OF BREAKING UP THE SOIL HARD PAN. RIP AND SCARIFY ALL COMPACTED SOILS PRIOR TO PLACEMENT OF PLANTING SOILS.
10. ALL TREE & SHRUB PLANTING AREAS REQUIRED TO REMOVE ALL ROAD BASE OR OTHER COMPACTED BASES IN PLANTING PITS PRIOR TO PLANTING. PROVIDE PLANTING SOIL AS SHOWN IN PLANTING DETAILS.

PLANTING

11. QUANTITIES SHOWN IN THE PLANT LIST ARE PROVIDED FOR THE CONVENIENCE OF THE CONTRACTOR & FOR OWNER INFORMATION. CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE QUANTITY OF PLANTS SHOWN GRAPHICALLY ON THE PLANS. IN THE CASE OF A DISCREPANCY THE PLANS SHALL OVERRULE THE LEGEND, EXCEPT PLANTS SPECIFICALLY NOTED AS "NOT SHOWN ON PLAN." VERIFY PLANT COUNTS AND SQUARE FOOTAGES.
12. EXACT LOCATIONS OF PLANT MATERIALS TO BE APPROVED BY THE LANDSCAPE ARCHITECT IN THE FIELD PRIOR TO INSTALLATION. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO ADJUST PLANTS TO EXACT LOCATION IN FIELD.
13. TREES SHALL BEAR SAME RELATION TO FINISHED GRADE AND SOLAR ORIENTATION AS THEY BORE IN THE NURSERY BEFORE TRANSPLANTING.
14. PROVIDE MATCHING FORMS AND SIZES FOR PLANT MATERIALS WITHIN EACH SPECIES AND SIZE DESIGNATED ON THE DRAWINGS.
15. PRUNE NEWLY PLANTED TREES ONLY AS DIRECTED BY LANDSCAPE ARCHITECT.
16. FINISH GRADES OF PLANTER AREAS SHALL BE 2 INCHES BELOW ADJACENT PAVING OR TOP OF CURB UNLESS OTHERWISE NOTED.
17. REMOVE ENTIRE WIRE CAGE FROM ROOTBALL. CUT AND REMOVE BURLAP FROM TOP 1/3 OF BALL.
18. LANDSCAPE ARCHITECT TO REVIEW PLANT MATERIALS AT SOURCE OR BY PHOTOGRAPHS PRIOR TO DIGGING OR SHIPPING OF PLANT MATERIALS.
19. PLACE ROCK MULCH IN A MANNER THAT MINIMIZES RISK TO PLANTED MATERIAL. DAMAGE FROM MULCH PLACEMENT WILL REQUIRE REPLACEMENT OF DAMAGED MATERIAL.
20. GENERAL CONTRACTOR TO PROVIDE CURRENTLY AVAILABLE COLOR SAMPLES OR VERIFY STATED COLORS OF SITE AMENITIES (PAVER STONES, TRASH RECEPTACLES, BIKE RACKS, PLANTERS, AND BENCHES) TO OWNER AND LANDSCAPE ARCHITECT FOR SELECTION PRIOR TO PROCUREMENT.



PLANTING PLAN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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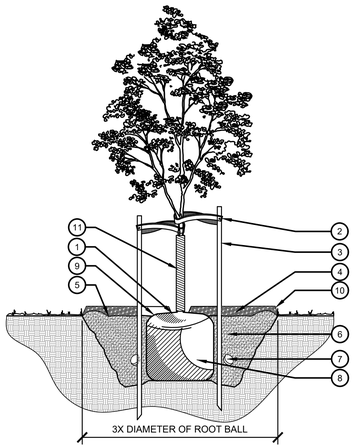
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BID SET

PLANTING PLAN

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

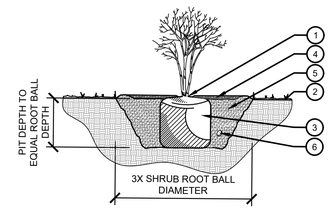
L4.2



1. PLANT CROWN OF ROOT BALL 2" ABOVE FINISHED GRADE
2. 24" LONG RUBBER STRAP (NAIL TO STAKE)
3. (2) TREE T-POST STAKES
4. 3" WOOD MULCH
5. WEED BARRIER
6. OVER-EXCAVATE TREE PLANTING PLACEMENT - PLACE AMENDED SOIL MIX
7. FERTILIZER PACKS PER SPECIFICATIONS: (7) / 15 GAL.LON (10) / 24" BOX
8. ROOT BALL:
9. SHAVE EDGE OF ROOT BALL
10. FINISHED GRADE - PLACE ROCK MULCH OVER WATERING RING TO DISGUISE
11. 4" DIAMETER CORRUGATED PLASTIC DRAIN PIPE, CUT LENGTHWISE AND CAREFULLY FITTED AROUND TREE TRUNK FOR TRUNK PROTECTION

1 DECIDUOUS TREE PLANTING

1" = 1'-0"



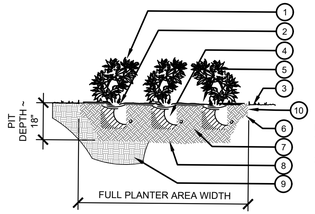
1. PLANT CROWN OF ROOT BALL 1" ABOVE GRADE
2. FINISHED GRADE
3. ROOT BALL
4. TOP DRESSING
5. ROUGHEN SIDES OF PLANTING HOLE. BACKFILL WITH NATIVE SOIL AMENDED WITH 25% ORGANIC COMPOST
6. FERTILIZER PACKETS PER SPECIFICATIONS (1) / 1 GALLON (3) / 5 GALLON

NOTES:
1. SHAPE SOIL SURFACE TO PROVIDE WATERING RING
2. IN AREAS WITH MULTIPLE PLANTS PREPARE ENTIRE BED PER SOIL SPECIFICATIONS

2 SHRUB PLANTING

1" = 1'-0"

P-CO-ANN 6.7-17



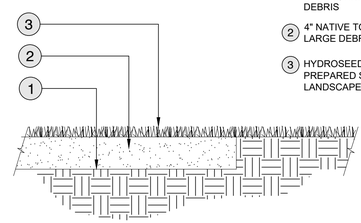
1. PLANT PER SPECIFICATION
2. PLANT CROWN OF ROOT BALL 1" ABOVE GRADE
3. FINISHED GRADE
4. ROOT BALL
5. ROCK TOPDRESSING - KEEP 3" CLEAR OF PLANT - PROVIDE WEED BARRIER FABRIC
6. ROUGHEN SIDES OF PLANTING AREA
7. FERTILIZER PACKETS PER SPECIFICATIONS (1) / = OR <1 GAL. (2) >1 GAL. & < 5 GAL. (3) / 5 GAL. OR >
8. PLANTING SOIL MIX
9. SUBGRADE PER SPECIFICATIONS AND PLAN NOTES
10. EDGING, ADJACENT WALK OR CURB PER PLANS

NOTES:
1. SHAPE SOIL SURFACE TO PROVIDE WATERING RING
2. IN AREAS WITH MULTIPLE PLANTS, PREPARE ENTIRE BED TO SOIL SPEC.

3 PERENNIAL PLANTING

1" = 1'-0"

P-CO-ANN 6.7-03



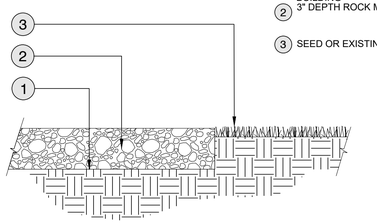
NOTES:

1. SCARIFY SUBGRADE 6", RAKE SUBGRADE AND REMOVE ALL DEBRIS GREATER THAN 1/2" IN DIA. INCLUDE ALL ROCKS, CONCRETE, ORGANIC DEBRIS, AND OR CONSTRUCTION DEBRIS
2. 4" NATIVE TOPSOIL REMOVE ALL LARGE DEBRIS FROM TOPSOIL
3. HYDROSEED MIX INSTALLED OVER PREPARED SUBGRADE AS PER LANDSCAPE PLAN

4 SEEDING

1" = 1"

P-CO-ANN 6.7-14



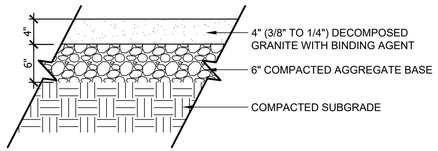
NOTES:

1. WEED BARRIER FABRIC LAYED ON PREPARED SUBGRADE. REMOVE ALL DEBRIS, CONCRETE LARGER THAN 1/2" IN DIA. SLOPE AT 1% AWAY FROM BUILDING
2. 3" DEPTH ROCK MULCH
3. SEED OR EXISTING LAWN

5 ROCK MULCH

1" = 1"

P-CO-ANN 6.7-13

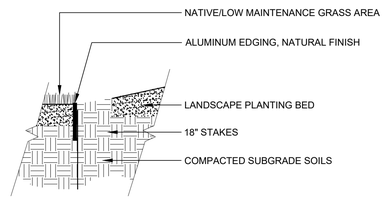


NOTES:
1. CAP EXISTING CRUSHER FINE TRAIL TO MEET ADA REQUIREMENTS.
2. DECOMPOSED GRANITE TO BE TREATED WITH STABILIZER BINDING AGENT

6 DECOMPOSED GRANITE

1" = 1'-0"

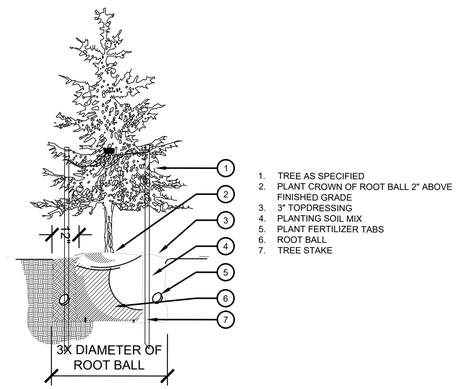
P-CO-ANN 6.7-25



7 ALUMINUM EDGING

1" = 1'-0"

P-CO-ANN 6.7-70



1. TREE AS SPECIFIED
2. PLANT CROWN OF ROOT BALL 2" ABOVE FINISHED GRADE
3. 3" TOPDRESSING
4. PLANTING SOIL MIX
5. PLANT FERTILIZER TABS
6. ROOT BALL
7. TREE STAKE

8 CONIFEROUS TREE PLANTING

1" = 1'-0"

P-CO-ANN 6.7-16

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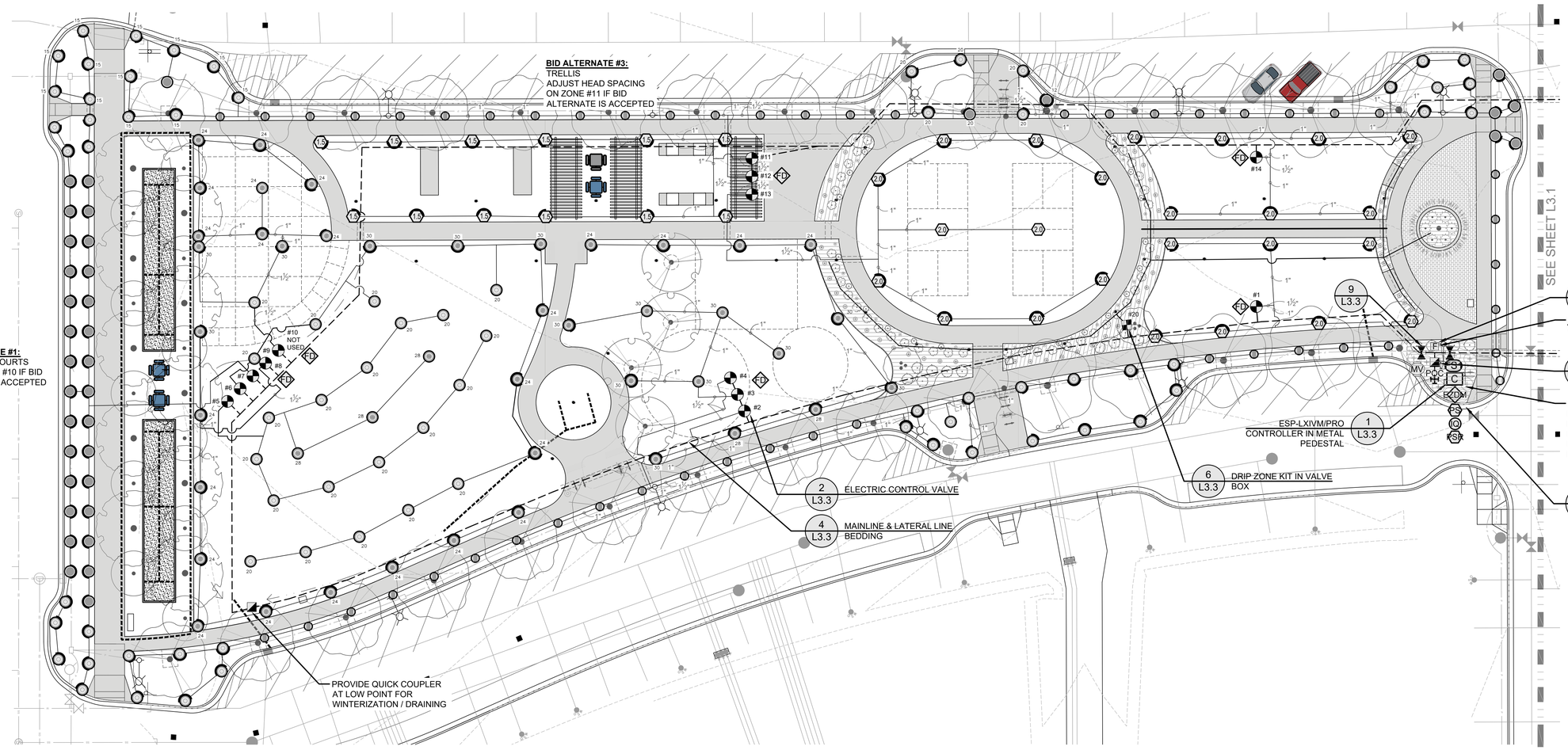
L4.3

IRRIGATION NOTES:

1. CONTRACTOR TO VERIFY EXISTING CONDITIONS. ALL EXISTING UTILITIES ARE TO BE LOCATED BEFORE TRENCHING OF ANY KIND BEGINS.
2. PROTECT ALL EXISTING IMPROVEMENTS TO REMAIN. IF DAMAGE OCCURS RESULTANT FROM CONTRACTOR'S OPERATIONS OR NEGLIGENCE, REPAIR BACK TO ORIGINAL CONDITION AT CONTRACTOR'S EXPENSE.
3. COORDINATE WORK FROM THIS SHEET WITH ALL OTHER TRADES.
4. INSTALL IRRIGATION SYSTEM AS DETAILED AND PER MANUFACTURER'S SPECIFICATIONS.
5. IRRIGATION PIPING LAYOUT IS SCHEMATIC. ACTUAL LOCATION OF PIPING AND OTHER COMPONENTS MAY VARY DUE TO EXISTING SITE CONDITIONS. PLACEMENT OF PIPE AND HEADS SHALL BE FIELD ADJUSTED TO ACCOMMODATE ACTUAL SITE CONDITIONS.
6. ALL MAINLINE SHALL BE AT LEAST 18" BELOW FINISHED GRADE. ALL LATERAL LINES SHALL BE AT LEAST 12" BELOW FINISHED GRADE.
7. RE-GRADE AND REPAIR ALL EXISTING AREAS DISTURBED BY CONTRACTOR'S OPERATIONS. A DISTURBED AREA SHALL BE WHERE CONSTRUCTION ACTIVITIES INCLUDING TRENCHING, DEMOLITION, EARTHWORK, MATERIAL STORAGE, STAGING, PARKING, OR ANY OTHER FORM OF EXCAVATION, COMPACTION, OR TRAFFIC RESULTS IN THE REMOVAL OR DISPLACEMENT OF EXISTING GROUND COVER OR GRADE. COORDINATE WITH GENERAL CONTRACTOR.
8. SYSTEM DESIGN IS BASED ON CONNECTION TO NEW EXEMPT IRRIGATION WELL. EXPECTED PRESSURE AT POINT OF CONNECTION IS 60 PSI. NOTIFY LANDSCAPE ARCHITECT IF THESE ASSUMPTIONS ARE NOT REALIZED IN THE FIELD.
9. PROVIDE ALL COMPONENTS REQUIRED TO COMPLETELY WINTERIZE THE IRRIGATION SYSTEM WHETHER OR NOT SPECIFIED HEREIN.
10. INSTALL TEMPORARY WATERING AS NECESSARY.
11. PROVIDE POWER TO IRRIGATION CONTROLLER AND FILTRATION COMPONENTS. COORDINATE POWER SOURCE WITH ELECTRICIAN.
12. INSTALL 2-WIRE CONTROL WIRES FROM ELECTRIC VALVES TO CONTROLLER, INCLUDING DECODERS AS NEEDED.
13. SLEEVES SHALL BE (2) SIZES LARGER THAN PIPE OR COMBINATION OF PIPES THEREIN ENCLOSED, WITH MINIMUM SIZE TO BE 4" (2" FOR CONTROL WIRES). SUPPLY (1) EXTRA SLEEVE. INSTALL 24" BELOW FINISHED GRADE AND EXTEND SLEEVES 12" PAST CURBS. TAPE/PLUG AND MARK ALL SLEEVE ENDS PRIOR TO BACKFILL.
14. CONTRACTOR TO ADJUST IRRIGATION DISTRIBUTION TO PROVIDE COMPLETE COVERAGE AND TO MINIMIZE WASTE WATER.
15. ALL PRESSURIZED MAIN LINE AND FITTINGS ABOVE GRADE SHALL BE GALVANIZED STEEL.
16. IRRIGATION CONTRACTOR TO PROVIDE PRESSURE TEST RESULTS OF MAINLINE CONNECTIONS TO GENERAL CONTRACTOR PRIOR TO BACKFILLING.
17. CONTRACTOR TO SUPPLY A MINIMUM OF (2) DRIP EMITTERS PER PLANT. PERENNIALS = 2 EMITTERS, SHRUBS = 3 EMITTERS. CONTRACTOR MAY UTILIZE MULTI-PORT EMITTERS IN LANDSCAPE BEDS WHERE APPROPRIATE.
18. INSTALL ALL COMPONENTS PER MANUFACTURER'S INSTRUCTIONS.
12. NOTIFY LANDSCAPE ARCHITECT AND PROJECT MANAGER OF ANY DISCREPANCIES.

VALVE SCHEDULE

NUMBER	MODEL	SIZE	TYPE	GPM	WIRE	PSI
1	HUNTER ICV-G	1"	TURF ROTOR	14		50.2
2	HUNTER ICV-G	1"	TURF ROTARY	14.2		49.8
3	HUNTER ICV-G	1"	TURF ROTARY	18.22		45.8
4	HUNTER ICV-G	1"	TURF ROTARY	22.25		51.8
5	HUNTER ICV-G	1"	TURF ROTARY	28.67		66.7
6	HUNTER ICV-G	1"	TURF ROTARY	24.18		52.2
7	HUNTER ICV-G	1"	TURF ROTARY	21.03		49.8
8	HUNTER ICV-G	1"	TURF ROTARY	17.27		49.3
9	HUNTER ICV-G	1"	TURF ROTARY	17.24		48.5
10	HUNTER ICV-G	1"	TURF ROTARY	14.58		45.5
11	HUNTER ICV-G	1"	TURF ROTOR	21		55.1
12	HUNTER ICV-G	1"	TURF ROTARY	26.94		55.1
13	HUNTER ICV-G	1"	TURF ROTOR	20		55.3
14	HUNTER ICV-G	1"	TURF ROTOR	14		50.2
15	HUNTER ICV-G	1"	TURF ROTOR	20		55.9
16	HUNTER ICV-G	1"	TURF ROTOR	20		56.4
17	HUNTER ICV-G	1"	TURF ROTOR	18		56.2
18	HUNTER ICV-G	1"	TURF ROTARY	17.61		50.8
19	HUNTER ICV-G	1"	TURF ROTARY	16.17		50.2
20	HUNTER ICZ-101-25	1"				
21	HUNTER ICZ-101-25	1"				
	Common Wire				1,484	



IRRIGATION PLAN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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REVISIONS

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BILLINGS, MT 59101

BID SET

IRRIGATION PLAN - BID ALTERNATE 1 & 3

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

L5.1

PLANT SCHEDULE

THESE PLANTS TO BE INCLUDED IN **BID ALTERNATE #1: BOCCE BALL COURTS**

SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER	QTY
TREES						
	CT	CRATAEGUS X MORDENENSIS 'TOBA'	TOBA HAWTHORN	1" CAL.	POT	11
DECIDUOUS TREES						
	QB	QUERCUS BICOLOR	SWAMP WHITE OAK	1.5" CAL.	B&B	5
SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER	
SOD/SEED						
	TS	TURF GRASS	DROUGHT TOLERANT FESCUE BLEND	HYDROSEED		
TOP DRESSING						
	DG	DECOMPOSED GRANITE	BID ALTERNATE #3 - SEE L5.2	CRUSHER FINES		
	SA	SAND	WASHED SAND	6" DEPTH		

#2

DG = DECOMPOSED GRANITE, SEE LANDSCAPE PLAN

BID ALTERNATE #3: TRELLIS SHADE STRUCTURES (3 UNITS), HANGING SWINGS, HAMMOCKS, TWO SQUARE TABLES

BID ALTERNATE #4: PRECAST CONCRETE LAWN GAMES (INCLUDING SMALL CONCRETE SLABS)

TWO SQUARE TABLES, PROVIDE (1) ADA TABLE

HANGING BENCH (8)

HAMMOCKS (2)

LANDSCAPE EDGING

1 L2.4 TRELLIS ENLARGED PLAN

30.00' DG

11.00' DG

6 L4.3 DECOMPOSED GRANITE

BOCCE BALL COURT

BID ALTERNATE #1: BOCCE BALL COURTS

NPS EZ0701F EZFLOW DRAIN, ADJUST LOCATIONS AS NEEDED TO AVOID TREE PLANTINGS

5 L4.3 ROCK MULCH

SQUARE TABLES (2)

LANDSCAPE EDGING

1 L2.5 BOCCE BALL COURT ENLARGED PLAN

BOCCE BALL COURT

PROTECT EXISTING ELECTRICAL TRANSFORMER

SEE SHEET L4.1

C

W

#2

PLANTING PLAN FOR BID ALTERNATES

SCALE: 1" = 20'

0 20' 40'

SCALE IN FEET

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#1 ADDENDA #1 - 04/03/2026

#2 ADDENDA #2 - 04/14/2026

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PLANTING PLAN - BID ALTERNATES 1 & 3

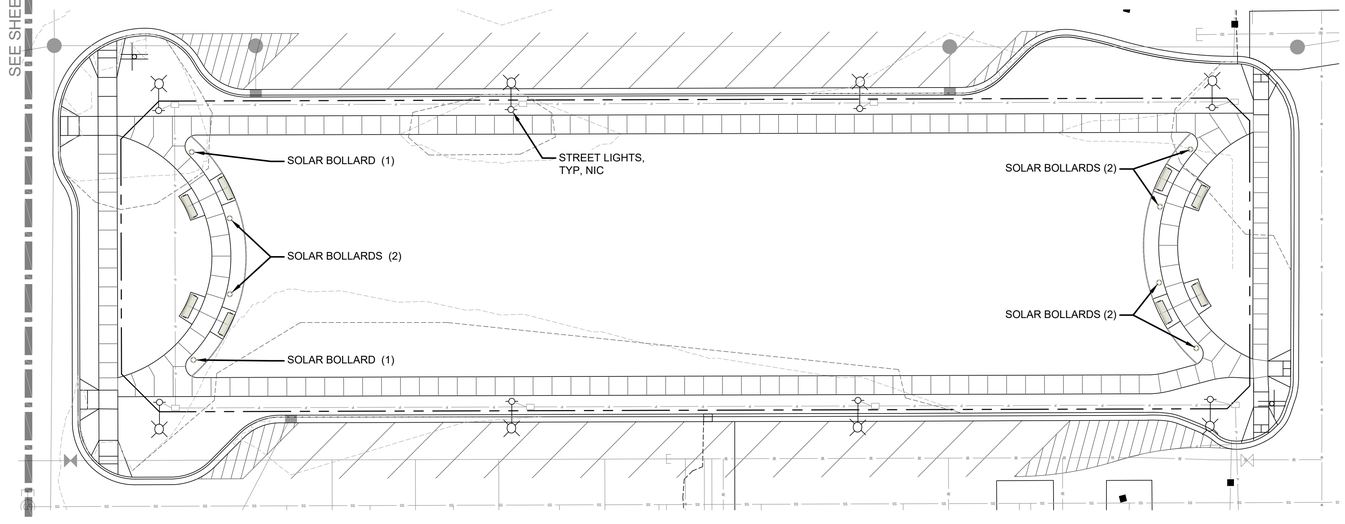
251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

L5.2

ELECTRICAL BASIS OF DESIGN		
	UNDERGROUND ELECTRICAL - CONTRACTOR TO COORDINATE ELECTRICAL NEEDS WITH OWNER AND ELECTRICIAN	
	120v OUTLET, OUTDOOR RATED (20 AMP SERVICE)	
C	IRRIGATION CONTROLLER, 15 AMP SERVICE	
○	SOLAR BOLLARD (8)	FIRST LIGHT TECHNOLOGY LTD (FLT); PLB-102-BK-ASM-WW-04
✱	**BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS** 16' HEIGHT PRECAST LIGHT POLE (24)	WJM PARTNERS, INC; 16' ROUND STRAIGHT STEEL POLE, BASE MOUNTED, 6" BASE, 7 GA STEEL, RS6000716-SCBA-BC
	BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS COMMERCIAL GRADE STRING LIGHTS, HANG ON STAINLESS STEEL CABLE	STRINGLITE BY CELESTIAL LIGHTING - MODEL# STL-24 CONTACT QUANTUM LIGHTING, JAKE HERRICK (623) 537-3934

#2

SEE SHEET E1.2



ELECTRICAL BASIS OF DESIGN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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#2	ADDENDA #2 - 04/14/2026

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BID SET

ELECTRICAL BASIS OF DESIGN

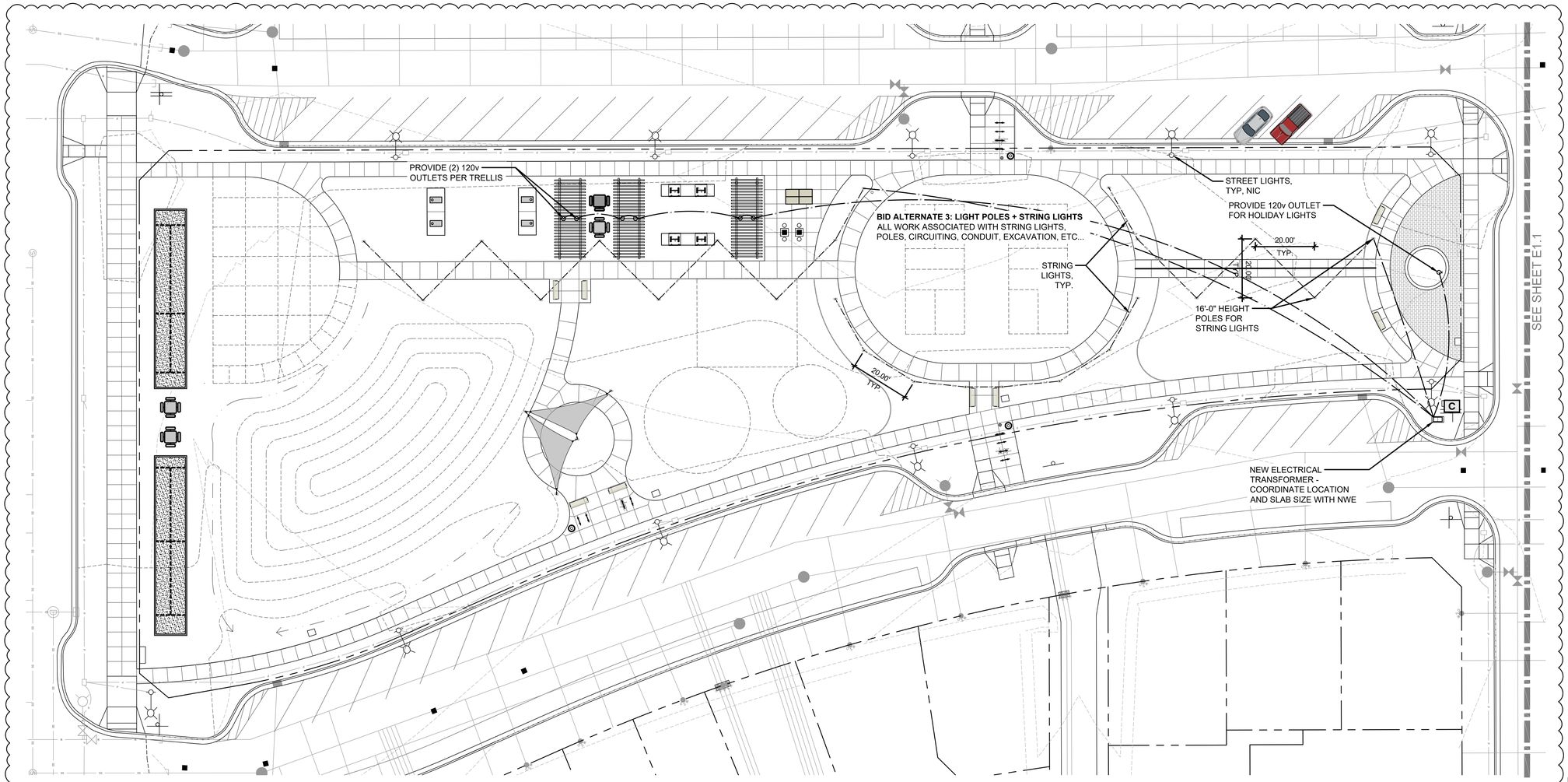
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DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

E1.1

ELECTRICAL BASIS OF DESIGN

	UNDERGROUND ELECTRICAL - CONTRACTOR TO COORDINATE ELECTRICAL NEEDS WITH OWNER AND ELECTRICIAN	
	120v OUTLET, OUTDOOR RATED (20 AMP SERVICE)	
C	IRRIGATION CONTROLLER, 15 AMP SERVICE	
	SOLAR BOLLARD (8)	FIRST LIGHT TECHNOLOGY LTD (FLT); PLB-102-BK-ASM-WW-04
	BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS 16' HEIGHT PRECAST LIGHT POLE (24)	WJM PARTNERS, INC; 16' ROUND STRAIGHT STEEL POLE, BASE MOUNTED, 6" BASE, 7 GA STEEL, RS6000716-SCBA-BC
	BID ALTERNATE #2: POLE LIGHTS + STRING LIGHTS COMMERCIAL GRADE STRING LIGHTS, HANG ON STAINLESS STEEL CABLE	STRINGLITE BY CELESTIAL LIGHTING - MODEL# STL-24 CONTACT QUANTUM LIGHTING, JAKE HERRICK (623) 537-3934

#2



#2

ELECTRICAL BASIS OF DESIGN

SCALE: 1" = 20'

0 20' 40'
SCALE IN FEET

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#1	ADDENDA #1 - 04/03/2026
#2	ADDENDA #2 - 04/14/2026

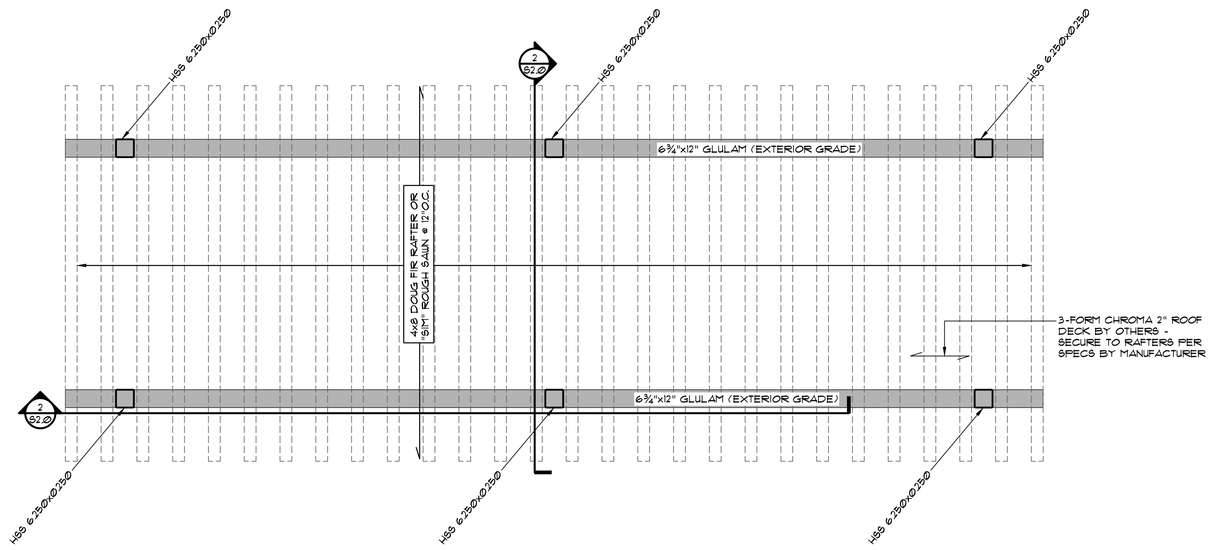
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BID SET

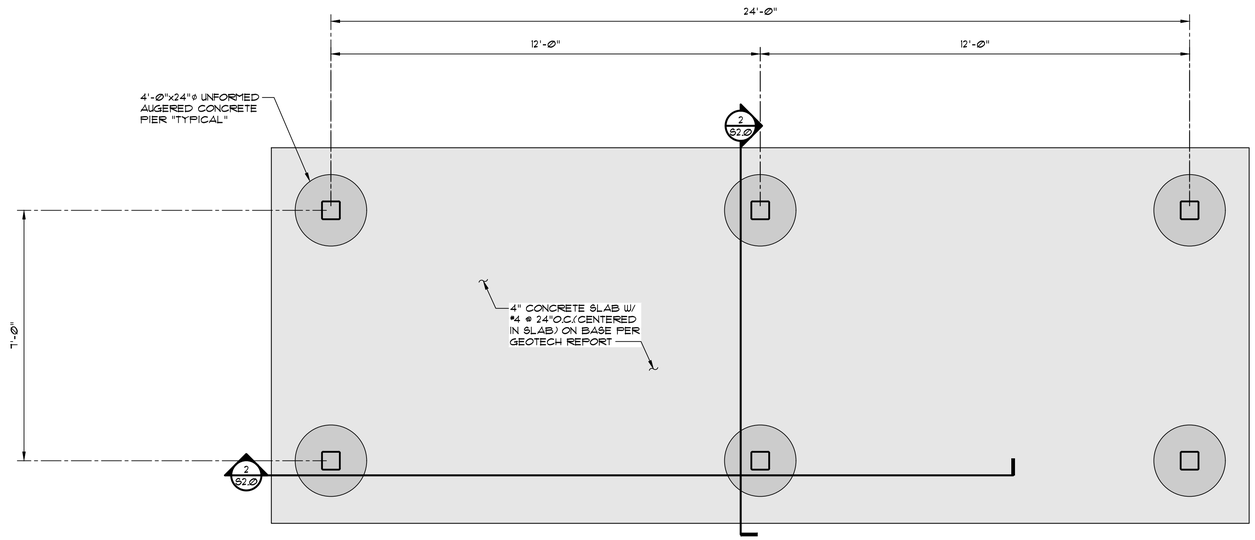
ELECTRICAL BASIS OF DESIGN

251022	
DRAWN BY	SNC
APPROVED	NRK
DATE	03-12-2026

E1.2



1 ROOF FRAMING PLAN
½" = 1'-Ø"



2 FOUNDATION PLAN
½" = 1'-Ø"

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STRUCTURAL ENGINEERS
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Trellis
Billings, Montana

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MONTANA
SAM KRZANICKA
51149
REGISTERED PROFESSIONAL ENGINEER

SHEET DESCRIPTION:
Foundation & Framing Plans

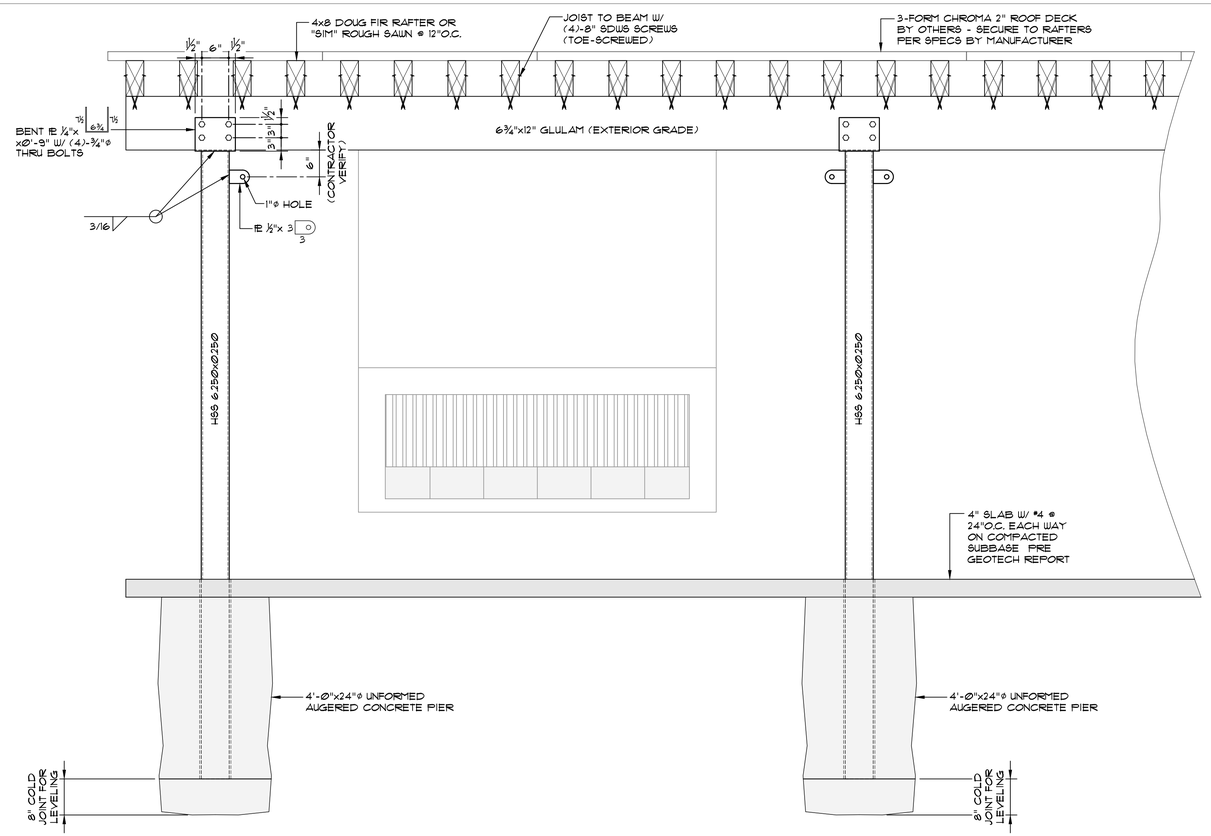
DRAFTER: TB
ENGINEER: SK
SCALE: 1/2" = 1'-0"
DATE: 1.29.2026
JOB NUMBER: 26008

SHEET:
S1.0

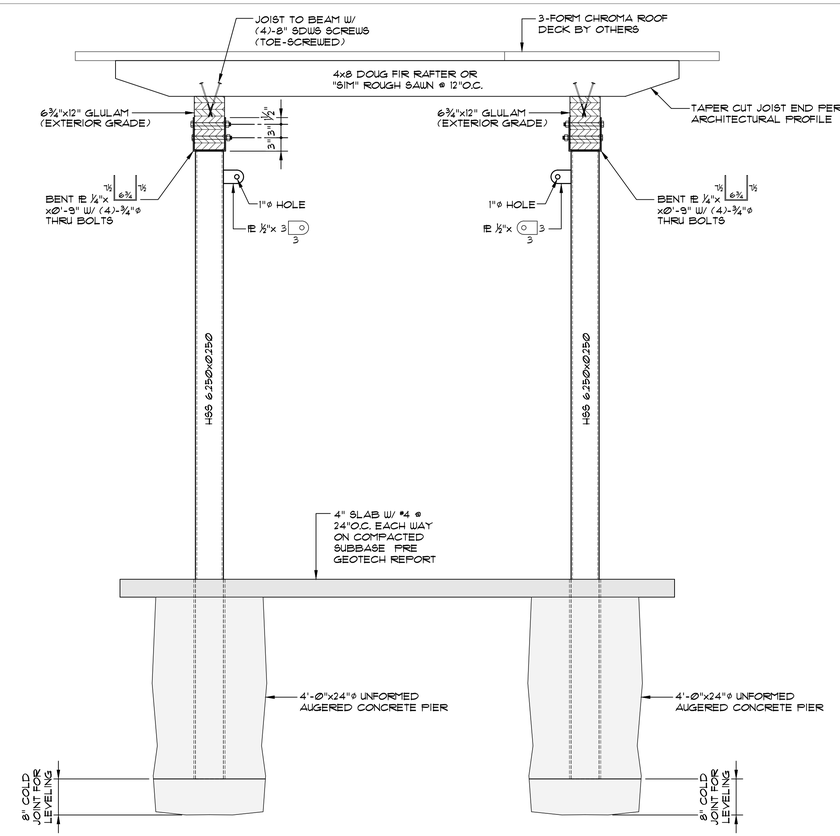
1/29/26 26008s1.0.dwg

printed scale: 1/2" = 1'-0"

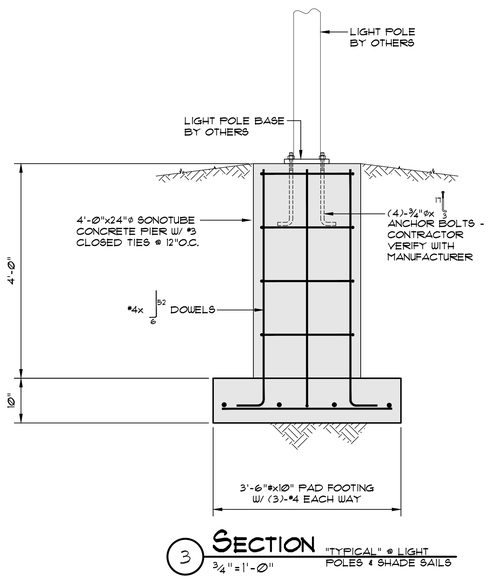
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1 SECTION
¾"=1'-Ø"



2 SECTION
¾"=1'-Ø"



3 SECTION "TYPICAL" @ LIGHT POLES & SHADE SAILS
¾"=1'-Ø"

printed scale: 1/2" = 1'-0"

1/29/26 26008s2.0.dwg

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MONTANA SAM KIYANMESA 51149 REGISTERED PROFESSIONAL ENGINEER

SHEET DESCRIPTION:
Details & Sections

DRAFTER: TB
ENGINEER: SK
SCALE: 1/2" = 1'-0"
DATE: 1.29.2026
JOB NUMBER: 26008

SHEET:
S2.0

STRUCTURAL NOTES

GOVERNING CODES

INTERNATIONAL BUILDING CODE, 2021 EDITION
AMERICAN INSTITUTE OF STEEL CONSTRUCTION, 9TH EDITION
AMERICAN CONCRETE INSTITUTE, 318-14
AMERICAN SOCIETY OF CIVIL ENGINEERS, 7-16
AMERICAN WELDING SOCIETY D1.1 (U.O.N.)

DESIGN CRITERIA

BUILDING DESIGN CATEGORY: II
SNOW LOAD: P_f= 30 PSF NON-REDUCIBLE + DRIFTING, P_g= 40 PSF, C_e=1.0, C_s=1.0, I_w=1.0, C_t=1.0
WIND LOAD: $V_{(3\ SEC)}$=102 MPH
SEISMIC:
SOIL CLASS: "D"
DESIGN CATEGORY "B": I_E=1.0, S_s=0.13, S_1=0.049
RESISTIVE SYSTEM=WOOD SHEATHING
SEISMIC DESIGN FACTORS: S_{MS}=0.18, S_{M1}=0.13, S_{DS}=0.12, S_{D1}=0.087, R=6½
SIMPLIFIED BASE SHEAR METHOD: LIVE LOAD FACTOR = 1
FLOOR LOAD: 100 PSF (LIVE), DECKS=60 PSF (LIVE)
FOUNDATION: ASSUMED BEARING ON MATERIAL SPECIFIED W/ ASSOCIATED CAPACITY IN GEOTECHNICAL REPORT

GENERAL NOTES

- CONTRACTOR SHALL COORDINATE OPENINGS & IMBEDDED ITEMS NOTED ON CONSTRUCTION DOCUMENTS W/ APPROPRIATE TRADE.
- ALL SHOP DRAWINGS OF ALL STRUCTURAL COMPONENTS SHALL BE REVIEWED BY ARCHITECT / ENGINEER PRIOR TO FABRICATION.
- STRUCTURAL COMPONENTS SHALL BE TEMPORARILY BRACED IN A MANNER TO RESIST EARTHQUAKE, WIND, SNOW, & LATERAL EARTH LOADS or COMBINATION THEREOF UNTIL PLYWOOD ROOF DIAPHRAGM, PLYWOOD SHEATHED SHEAR WALLS, or FLOOR FRAMING ARE IN PLACE & SECURED PROPERLY.
- ANY PROFESSIONAL THIRD PARTY REVIEW TO BE APPROVED BY "KRIVONEN STRUCTURAL ENGINEERS" PRIOR TO REVIEW.
- THE STRUCTURAL DRAWINGS ARE TO BE USED IN CONJUNCTION WITH DRAWINGS AND SPECIFICATIONS FROM ALL OTHER DISCIPLINES. THE CONTRACTOR SHALL VERIFY THE REQUIREMENTS OF OTHER TRADES AS TO SLEEVES, CHASES, HANGERS, INSERTS, ANCHORS, HOLES, AND OTHER ITEMS TO BE PLACED OR SET IN THE STRUCTURAL WORK.
- THE STRUCTURAL DRAWINGS HERE-IN REPRESENT THE FINISHED STRUCTURE. THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY GUYING AND BRACING REQUIRED TO ERECT AND HOLD THE STRUCTURE IN PROPER ALIGNMENT UNTIL ALL STRUCTURAL WORK & CONNECTIONS HAVE BEEN COMPLETED. THE INVESTIGATION, DESIGN, SAFETY, ADEQUACY, & INSPECTION OF ERECTION BRACING, SHORING, TEMPORARY SUPPORTS, ETC. IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- THE ENGINEER SHALL NOT BE RESPONSIBLE FOR THE METHODS, TECHNIQUES, AND SEQUENCE OF PROCEDURES TO PERFORM THE WORK. THE SUPERVISION OF THE WORK IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- THE DRAWINGS INDICATE GENERAL AND TYPICAL DETAILS OF CONSTRUCTION. WHERE CONDITIONS ARE NOT SPECIFICALLY SHOWN, SIMILAR DETAILS OF CONSTRUCTION SHALL BE USED, SUBJECT TO APPROVAL BY THE ENGINEER.
- LOADING APPLIED TO THE STRUCTURE DURING THE PROCESS OF CONSTRUCTION SHALL NOT EXCEED THE SAFE LOAD-CARRYING CAPACITY OF THE STRUCTURAL MEMBERS. THESE LOADINGS ARE SPECIFIED IN THE "DESIGN CRITERIA" PORTION OF THESE NOTES. DO NOT APPLY ANY CONSTRUCTION LOADS UNTIL STRUCTURAL FRAMING IS PROPERLY CONNECTED TOGETHER AND UNTIL ALL TEMPORARY BRACING IS IN PLACE.
- SHOP DRAWINGS AND OTHER ITEMS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW PRIOR TO FABRICATION. ALL SHOP DRAWINGS SHALL BE REVIEWED BY THE GENERAL CONTRACTOR PRIOR TO SUBMITTAL. THE ENGINEER'S REVIEW IS TO BE FOR CONFORMANCE WITH THE DESIGN CONCEPT AND GENERAL COMPLIANCE WITH THE RELEVANT CONTRACT DOCUMENTS. THE ENGINEER'S REVIEW DOES NOT RELIEVE THE CONTRACTOR OF THE SOLE RESPONSIBILITY TO REVIEW, CHECK, AND COORDINATE THE SHOP DRAWINGS PRIOR TO SUBMISSION. THE CONTRACTOR REMAINS SOLELY RESPONSIBLE FOR THE ERRORS & OMISSIONS ASSOCIATED WITH THE PREPARATION OF THE SHOP DRAWINGS AS THEY PERTAIN TO MEMBER SIZES, DETAILS, DIMENSIONS, ETC.

SPECIAL INSPECTION

STATEMENT OF SPECIAL INSPECTIONS:

- SPECIAL INSPECTIONS AND STRUCTURAL TESTING SHALL BE PROVIDED BY AN INDEPENDENT AGENCY EMPLOYED BY THE OWNER FOR THE ITEMS IDENTIFIED IN THIS SECTION & IN OTHER AREAS OF THE APPROVED CONSTRUCTION PLANS & SPECIFICATIONS, UNLESS WAIVED BY THE BUILDING OFFICIAL (SEE IBC CHAPTER 17)
- THE NAMES & CREDENTIALS OF THE SPECIAL INSPECTORS TO BE USED SHALL BE SUBMITTED TO THE BUILDING OFFICE FOR APPROVAL. SPECIAL INSPECTORS FOR THIS PROJECT INCLUDE:
- SPECIAL INSPECTION OF BOLTED CONNECTIONS & CONCRETE FOUNDATION WILL BE REQUIRED PER 2021 IBC REQUIREMENTS.

CONCRETE TESTING: TAKE 1 STRENGTH TEST ON EACH DAY OF CONCRETE POUR OR A MINIMUM OF 3 STRENGTH TESTS FOR ENTIRE PROJECT SEQUENCE. TAKE 3 CYLINDERS PER STRENGTH TEST OF WHICH ONE IS TO BE BROKEN AT 7 DAYS & TWO AT 28 DAYS. THE TESTING SHALL BE CONSISTENT WITH IBC RECOMMENDATIONS & CONDUCTED BY "RIMROCK ENGINEERING".

BOLTED CONNECTIONS: BOLTED CONNECTIONS INSPECTION BY K4 INSPECTION SERVICE. PER IBC 2021 INSPECTION REQUIREMENTS.

FIELD WELDS: DECK & FILLET WELD INSPECTION BY K4 INSPECTION SERVICE. PER IBC 2021 INSPECTION REQUIREMENTS.

SOIL INSPECTIONS: PERIODIC SOIL & COMPACTION TESTING TO BE PERFORMED BY "RIMROCK ENGINEERING" PER IBC 2021 REQUIREMENTS.

POST-INSTALLED ANCHORS: POST-INSTALLED ANCHOR INSTALLATION TO BE PERFORMED BY "TERRACON ENGINEERING" PER IBC 2021 REQUIREMENTS.

CONCRETE REINFORCING: VERIFICATION OF CONCRETE REINFORCING SIZE, MATERIAL, & LOCATION TO BE CONDUCTED BY "RIMROCK ENGINEERING" PER IBC 2021 REQUIREMENTS.

- DUTIES OF THE SPECIAL INSPECTOR:
  --THE SPECIAL INSPECTOR SHALL REVIEW ALL WORK LISTED BELOW FOR CONFORMANCE WITH THE APPROVED CONSTRUCTION PLANS & SPECIFICATIONS & THE 2021 IBC.
  --THE SPECIAL INSPECTOR SHALL FURNISH SPECIAL INSPECTION REPORTS TO THE EOR, CONTRACTOR, OWNER & BUILDING OFFICIAL ON A WEEKLY BASIS, OR MORE FREQUENTLY AS REQUIRED BY THE BUILDING OFFICIAL. ALL ITEMS NOT IN COMPLIANCE SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, & IF UNCORRECTED, TO THE EOR AND THE BUILDING OFFICIAL.
  --ONCE CORRECTIONS HAVE BEEN MADE BY THE CONTRACTOR, THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT TO THE BUILDING OFFICIAL STATING THAT THE WORK REQUIRING SPECIAL INSPECTION WAS, TO THE BEST OF THE SPECIAL INSPECTOR'S KNOWLEDGE, IN CONFORMANCE WITH THE APPROVED CONSTRUCTION PLANS & SPECIFICATIONS AS WELL AS THE APPLICABLE WORKMANSHIP PROVISIONS OF THE 2021 IBC.
- DUTIES AND RESPONSIBILITIES OF THE CONTRACTOR:
  --THE CONTRACTOR SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE OWNER & THE BUILDING OFFICIAL PRIOR TO THE COMMENCEMENT OF WORK. IN ACCORDANCE WITH IBC 1704.4, THE STATEMENT OF RESPONSIBILITY SHALL CONTAIN ACKNOWLEDGEMENT OF THE SPECIAL INSPECTION REQUIREMENTS CONTAINED WITHIN THIS "STATEMENT OF SPECIAL INSPECTIONS."
  --THE CONTRACTOR SHALL NOTIFY THE RESPONSIBLE SPECIAL INSPECTOR THAT WORK IS READY FOR INSPECTION AT LEAST ONE WORKING DAY (24 HOURS MINIMUM) BEFORE SUCH INSPECTION IS REQUIRED.
  --ALL WORK REQUIRING SPECIAL INSPECTION SHALL REMAIN ACCESSIBLE & EXPOSED UNTIL IT HAS BEEN OBSERVED BY THE SPECIAL INSPECTOR.
- PLEASE SEE THE "SPECIAL INSPECTION SCHEDULE" FOR THE TYPES, EXTENTS AND FREQUENCY OF SPECIFIC ITEMS REQUIRING SPECIAL INSPECTIONS AND STRUCTURAL TESTS AS PART OF THIS PROJECT.

SPECIAL INSPECTION SCHEDULE

TYPE	FREQUENCY: CONTINUOUS	FREQUENCY: PERIODIC	REFERENCED STANDARD	IBC REFERENCE
IBC TABLE 1705.3 REQUIRED SPECIAL INSPECTIONS AND TESTS OF CONCRETE CONSTRUCTION				
1. INSPECT REINFORCEMENT, INCLUDING PRESTRESSING TENDONS, AND VERIFY PLACEMENT.		●	ACI 318: CH. 20, 25.2, 25.3, 26.6.1-26.6.3	
2. REINFORCING BAR WELDING: a. VERIFY WELDABILITY OF REINFORCING BARS OTHER THAN ASTM A706. b. INSPECT SINGLE-PASS FILLET WELDS, MAXIMUM ⅝". c. INSPECT ALL OTHER WELDS.	●	● ●	AWS D1.4 ACI 318: 26.6.4	
3. INSPECT ANCHORS CAST IN CONCRETE.		●	ACI 318: 17.8.2	
4. INSPECT ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS. [b] a. ADHESIVE ANCHORS INSTALLED IN HORIZONTALLY OR UPWARDLY INCLINED ORIENTATIONS TO RESIST SUSTAINED TENSION LOADS. b. MECHANICAL ANCHORS AND ADHESIVE ANCHORS NOT DEFINED IN 4.a	●	●	ACI 318: 17.8.2.4 ACI 318: 17.8.2	
5. VERIFY USE OF REQUIRED DESIGN MIX.		●	ACI 318: CH. 19, 26.4.3, 26.4.4	1904.1, 1904.2
6. PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE.	●		ASTM C31 ASTM C172 ACI 318: 26.5, 26.12	
7. INSPECT CONCRETE AND SHOTCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES.	●		ACI 318: 26.5	
8. VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES.		●	ACI 318: 26.5.3-26.5.5	
14. INSPECT FORMWORK FOR SHAPE, LOCATION, & DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED.		●	ACI 318: 26.13.1.3	
IBC TABLE 1705.6 REQUIRED SPECIAL INSPECTIONS AND TESTS OF SOILS				
1. VERIFY MATERIALS BELOW SHALLOW FOUNDATION ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY.		●		
2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL.		●		
3. PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIAL.		●		
4. DURING FILL PLACEMENT, VERIFY USE OF PROPER MATERIALS & PROCEDURES IN ACCORDANCE WITH THE PROVISIONS OF THE APPROVED GEOTECHNICAL REPORT. VERIFY DENSITIES & LIFT THICKNESSES DURING PLACEMENT & COMPACTION OF COMPACTED FILL.	●			
5. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE & VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.		●		
COLD-FORMED STEEL CONSTRUCTION (IBC 1705.11.3)				
COMPONENTS OF WIND AND SEISMIC-FORCE RESISTING SYSTEMS.		●	VERIFY PROPER SCREW ATTACHMENT, BOLTING & ANCHORING OF SHEAR WALLS, BRACES & HOLDOWNS HAVING A FASTENER SPACING OF ≤ 4"O.C.	
STRUCTURAL STEEL CONSTRUCTION (IBC 1705.2, 1705.11, 1705.12)				
PRIOR TO WELDING (TABLE N5.4-1, AISC 360-10)				
VERIFY WELDING PROCEDURES	●			
MATERIAL IDENTIFICATION		●	VERIFY TYPE & GRADE OF MATERIAL.	
WELDER IDENTIFICATION	●		VERIFY THERE IS A SYSTEM IN PLACE TO IDENTIFY THE WELDER WHO HAS WELDED A JOINT OR MEMBER.	
FIT-UP GROOVE WELDS		●	VERIFY JOINT PREPARATION, DIMENSIONS, CLEANLINESS, TACKING & BACKING.	
ACCESS HOLES		●	VERIFY CONFIGURATION & FINISH.	
FIT-UP FILLET WELDS		●	VERIFY ALIGNMENT, GAPS AT ROOT, CLEANLINESS OF STEEL SURFACES, TACK WELD QUALITY & LOCATION.	
DURING WELDING (TABLE N5.4-2, AISC 360-10)				
USE OF QUALIFIED INSPECTORS		●	VERIFY THAT WELDERS ARE APPROPRIATELY QUALIFIED.	
CONTROL & HANDLING OF WELDING CONSUMABLES		●	VERIFY PACKAGING & EXPOSURE CONTROL.	
CRACKED TACK WELDS		●	VERIFY WELDING IS NOT OVER A CRACKED TACK WELD.	
ENVIRONMENTAL CONDITIONS		●	VERIFY WIND SPEED IS WITHIN LIMITS AS WELL AS PRECIPITATION & TEMPERATURE.	
WPS FOLLOWED		●	VERIFY ITEMS SUCH AS WELDING EQUIPMENT SETTINGS, TRAVEL SPEED, WELDING MATERIALS, SHIELDING GAS TYPE/ FLOW RATE, PREHEAT APPLIED, INTERPASS TEMPERATURE MAINTAINED, & PROPER POSITION	
WELDING TECHNIQUES		●	VERIFY INTERPASS & FINAL CLEANING, EACH PASS IS WITHIN PROFILE LIMITATIONS, & QUALITY OF EACH PASS.	
AFTER WELDING (TABLE N5.4-3, AISC 360-10)				
WELDS CLEANED		●	VERIFY THAT WELDS HAVE BEEN PROPERLY CLEANED.	
SIZE, LENGTH & LOCATION OF WELDS	●			
WELDS MEET VISUAL ACCEPTANCE CRITERIA	●			
ARC STRIKES	●			
K-AREA	●			
BACKING & WELDING TABS REMOVED	●			
REPAIR ACTIVITIES	●			
DOCUMENT ACCEPTANCE/REJECTION OF WELD	●			
NONDESTRUCTIVE TESTING (TABLE N5.5, AISC 360-10)				
CJP WELDS (RISK CAT. II)		●	ULTRASONIC TESTING SHALL BE PERFORMED ON 10% OF CJP GROOVE WELDS IN BUTT, T-AND CORNER JOINTS SUBJECT TO TRANSVERSELY APPLIED TENSION LOADING IN MATERIALS ¾" THICK OR GREATER. TESTING RATE MUST BE INCREASED IF > 5% OF WELDS HAVE UNACCEPTABLE DEFECTS.	
ACCESS HOLES (FLANGE > 2")	●			
WELDED JOINTS SUBJECT TO FATIGUE	●			
OTHER STEEL INSPECTIONS (TABLE N5.7, AISC 360-10; TABLES J8-1 AND J10-1, AISC 341-10)				
STRUCTURAL STEEL DETAILS		●	ALL FABRICATED STEEL & THEIR CONNECTIONS SHALL BE INSPECTED TO VERIFY COMPLIANCE WITH THE DETAILS SHOWN IN APPROVED PLANS.	
ANCHOR RODS/EMBEDS SUPPORTING STRUCTURAL STEEL		●	SHALL BE ON THE PREMISES DURING THE PLACEMENT OF ANCHOR RODS/EMBEDMENTS. VERIFY DIAMETER, GRADE, TYPE, & LENGTH OF ELEMENT & THE EXTENT OR DEPTH OF EMBEDMENT PRIOR TO PLACEMENT OF CONCRETE.	
REDUCED BEAM SECTIONS (RBS)		●	VERIFY CONTOUR & FINISH AS WELL AS DIMENSIONAL TOLERANCES (SEE TABLE J8-1 OF AISC 341).	
PROTECTED ZONES		●	VERIFY VERIFY THAT NO HOLES OR UNAPPROVED ATTACHMENTS ARE MADE WITHIN THE PROTECTED ZONE (SEE TABLE J8-1 OF AISC 341).	

STRUCTURAL STEEL

- ALL STEEL DESIGN AND FABRICATION IN ACCORDANCE WITH THE 14TH EDITION OF THE AMERICAN INSTITUTE FOR STEEL CONSTRUCTION (A.I.S.C.) CODE:
- WHERE "CONTINUOUS CHORD" ANGLES ARE INDICATED, PROVIDE A CONTINUOUS BUTT WELD OR FULL PENETRATION WELD AT THE SPLICE POINTS.
- HOLES IN THE STEEL SHALL BE DRILLED OR PUNCHED WITH SMOOTH EDGES. BURNING OR TORCH CUTTING OF HOLES AT SITE IS NOT PERMITTED.
- THE STRUCTURAL STEEL ERECTOR SHALL PROVIDE ALL TEMPORARY GUYING AND BRACING.
- COLUMNS, ANCHOR BOLTS, AND BASE PLATES, ETC. HAVE BEEN DESIGNED FOR THE FINAL COMPLETED CONDITION AND HAVE NOT BEEN ANALYZED FOR POTENTIAL LOADINGS ENCOUNTERED DURING STEEL ERECTION AND CONSTRUCTION. ANY ANALYSIS OF THESE COMPONENTS FOR ADEQUACY DURING ERECTION AND CONSTRUCTION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- UNLESS OTHERWISE NOTED, ALL STRUCTURAL STEEL PERMANENTLY EXPOSED TO THE WEATHER SHALL BE HOT-DIPPED GALVANIZED.
- PROTECTIVE COATINGS DAMAGED DURING TRANSPORTING, ERECTING, AND FIELD WELDING PROCESSES SHALL BE REPAIRED IN THE FILED TO MATCH THE SHOP APPLIED COATING.

COLD FORMED STEEL FRAMING:

- ALL COLD FORMED STEEL FRAMING MEMBERS, THEIR DESIGN FABRICATION, AND ERECTION SHALL CONFORM TO THE AISI 220 NORTH AMERICAN STANDARD FOR COLD FORMED STEEL FRAMING.
- ALL FRAMING MEMBERS TO BE FORMED FROM STEEL CONFORMING TO ASTM C955-18E1 WITH A MINIMUM YIELD STRENGTH AS FOLLOWS: 12, 14, AND 16 GAUGE MEMBERS - F_y = 50 KSI (GRADE D)
  18 AND 20 GAUGE MEMBERS - F_y = 33 KSI (GRADE A)
- THE GAUGE OF ALL TRACKS SHALL BE NO LIGHTER THAN THE FRAMING BEING CONNECTED. UNLESS NOTED OTHERWISE, CONNECT TRACKS TO CONCRETE W/ 0.201"ø x1½" POWER DRIVEN FASTENERS W/ 1½" EMBEDMENT AT 16"O.C..
- ALL WELDING SHALL BE IN COMPLIANCE WITH AISI 100. ALL WELDS SHALL BE TOUCHED UP WITH ZINC RICH PAINT.
- PROVIDE WEB STIFFENERS AT JOIST AND RAFTER BEARINGS IN ACCORDANCE WITH THE MANUFACTURER'S REQUIREMENTS.
- ALL AXIAL LOADED STUDS SHALL HAVE FULL BEARING AGAINST THE TRACK INSIDE THE TRACK WEB, PRIOR TO STUD & TRACK ALIGNMENT. SPLICES IN AXIALLY LOADED STUDS ARE NOT PERMITTED.
- UNLESS OTHERWISE NOTED, PROVIDE DOUBLE BEARING TRIMMER STUDS AND DOUBLE FULL HEIGHT KING STUDS AT WALL OPENING JAMBS.
- ALL BEARING STUDS TO BE BRACED WITH COLD ROLLED CHANNEL BETWEEN THE WEBS OF LOAD BEARING STUDS AT 48"O.C. BRACING GAUGE SHALL BE EQUAL TO STUD GAUGE. BRACING SHALL BE ATTACHED TO STUDS PER BRACING MANUFACTURER'S SPECIFICATIONS.
- ALL SHEAR WALLS TO HAVE 3" WIDE CONTINUOUS METAL STRAPPING BACKING PANEL JOINTS IN SHEAR PANELS. STRAPPING ATTACHED TO EACH STUD W/ (1)-TEK SCREW UNLESS NOTED OTHERWISE.

MATERIALS:

TUBES: ASTM A500 GRADE B, Fy = 46 KSI
W BEAMS: ASTM A992, Fy = 50 KSI
STEEL SHAPES & PLATES: ASTM A36, Fy = 36 KSI (UNLESS NOTED)
WELDED CONNECTIONS: E70XX ELECTRODES
BOLTED CONNECTIONS: ASTM A325 BOLTS WITH "SNUG TIGHT" FIT UNLESS NOTED OTHERWISE NOTED

CONCRETE

- ALL CONCRETE SHALL BE READY MIXED AND SUPPLIED IN ACCORDANCE WITH SPECIFICATION REQUIREMENTS. NO WATER SHALL BE ADDED TO MIX AT JOB SITE.
- MINIMUM COVER REQUIREMENTS:
  CAST AGAINST EARTH = 3"
  FORMED WALLS = 1½"
  TOP OF SLAB = 1"
- CHAMFER ALL EXPOSED CORNERS ¾" UNLESS NOTED
- OPENINGS IN CONCRETE WALLS OF 2'-0" or GREATER IN EITHER DIRECTION SHALL HAVE 2 - #4 BARS ALL SIDES & SHALL EXTEND 24" BEYOND OPENING.
- COLD WEATHER CONCRETING GUIDELINES TO BE FOLLOWED IN COLD TEMPERATURES.
- FLYASH TYPE "F" or TYPE "C" MAY BE USED TO REPLACE NO MORE THAN 10% OF THE CEMENT CONTENT.
- CONCRETE SLUMP SHALL BE 2"-6" IF NO ADMIXTURES ARE USED. SLUMP MAY BE INCREASED TO 7½" MAX. IF ADMIXTURES ARE USED. 5-7% AIR ENTRAINED FOR ALL FOUNDATIONS & EXTERIOR SLABS.
- MAXIMUM AGGREGATE SIZE OF 1" MINUS OR ¾" NOMINAL.
- TYPE "1", TYPE "2", OR TYPE "1L" CEMENT IS ACCEPTABLE.

MATERIALS:

ANCHOR BOLTS: ASTM F1554 BOLTS

CONCRETE LOCATION	MIN. Fc (28 DAYS)
ELEVATED SLABS	3500 PSI @ 28 DAYS
FOUNDATIONS	3500 PSI @ 28 DAYS
INTERIOR SLAB ON GRADE	3500 PSI @ 28 DAYS
EXTERIOR SLAB ON GRADE	4000 PSI @ 28 DAYS

CAST IN-PLACE CONCRETE:

- CONCRETE MIXES SHALL BE DESIGNED PER ACI 318-19
- CONCRETE SHALL CONFORM TO THE FOLLOWING PROPERTIES:

AT CONTRACTOR'S OPTION, AN APPROVED ADMIXTURE MAY BE USED TO PRODUCE FLOWABLE CONCRETE. MAXIMUM SLUMP SHALL NOT EXCEED 10 INCHES. THE CONTRACTOR SHALL SUBMIT TEST RESULTS OF THE PROPOSED CONCRETE MIXES ALONG WITH THE MANUFACTURER'S TECHNICAL DATA FOR APPROVAL PRIOR TO POURING CONCRETE.

ALL CONCRETE WORK SHALL CONFORM TO THE REQUIREMENTS OF ACI 318-19.
HOT WEATHER CONCRETING PER ACI 305.
COLD WEATHER CONCRETING PER ACI 306.

ALL REINFORCING STEEL SHALL BE SET AND TIED IN PLACE PRIOR TO POURING OF CONCRETE. EXCEPT THE VERTICAL DOWELS FOR MASONRY WALL REINFORCING MAY BE "FLOATED" IN PLACE. DO NOT FIELD BEND BARS PARTIALLY EMBEDDED IN HARDENED CONCRETE UNLESS SPECIFICALLY INDICATED OR APPROVED BY THE ENGINEER.

REINFORCING STEEL SHALL BE DETAILED IN ACCORDANCE WITH ACI 318-19.

BAR SUPPORTS AND HOLDING BARS SHALL BE PROVIDED FOR ALL REINFORCING STEEL TO INSURE MINIMUM CONCRETE COVER. BAR SUPPORTS SHALL BE PLASTIC TIPPED OR STAINLESS STEEL.

FORMWORK SHALL REMAIN IN PLACE UNTIL CONCRETE HAS OBTAINED AT LEAST 90% OF ITS 28 DAY COMPRESSIVE STRENGTH. THE CONTRACTOR SHALL PROVIDE ALL SHORING AND RE-SHORING.

REINFORCING STEEL:

- LAP REQUIREMENTS: 40 BAR DIAMETERS COMPRESSIVE OR TENSION OR 60 BAR DIAMETERS IN HIGH-TENSION ZONES DESIGNATED ON PLANS.
- FOUNDATION CORNERS REINFORCED W/ BARS EQUAL IN SIZE & SPACING TO HORIZONTAL WALL REBAR W/ LEGS OF 40 BAR DIAMETERS MIN.
- REBAR NOT TO BE WELDED UNLESS ASTM A706 GRADE REBAR IS PROVIDED
- REBAR SHALL BE SECURELY TIED IN-PLACE WITH #16 ANNEALED IRON WIRE.
- CHAIRS SHALL BE USED IN SLABS FOR PROPER PLACEMENT.
- ALL WELDED WIRE FABRIC SHALL BE IN ACCORDANCE WITH ASTM A185-97, CENTERED IN SLAB.
- REINFORCING STEEL BARS :
  #4 THRU #10 BARS: ASTM A615 - GRADE 60
  #2 & #3 BARS: ASTM A615 - GRADE 40
- WELDED WIRE FABRIC (W.W.F.): ASTM A185

FOUNDATION BEARING NOTES:

-FOUNDATION PREP SHALL BE IN ACCORDANCE WITH GEOTECHNICAL REPORT. GEOTECHNICAL RECOMMENDATIONS SUPERCEDE ALL GENERIC RECOMMENDATIONS BELOW. THE FOLLOWING GUIDELINES ARE ONLY TO BE UTILIZED IF A GEOTECHNICAL REPORT IS NOT PROVIDED.
-PROVIDE BASE BENEATH SLAB PER GEOTECHNICAL REPORT. IF NO GEOTECHNICAL REPORT IS SUBMITTED, "KRIVONEN STRUCTURAL ENGINEERS" WILL NOT BE LIABLE FOR DAMAGES RELATED TO FOUNDATION SETTLEMENT or HEAVE.
-PROVIDE 4" LAYER OF ¾" MINUS ROADMIX BELOW SLABS ON GRADE. COMPACTION OF FILL BENEATH SLABS ON GRADE SHALL SATISFY 95% MAXIMUM DRY DENSITY PER ASTM D698.
-SOILS BENEATH FOUNDATIONS SHALL BE PROTECTED FROM FREEZING DURING CONSTRUCTION.
-POSITIVE DRAINAGE AND/OR THE EXCAVATION SHALL BE PUMPED TO PREVENT SURFACE WATER BUILD-UP DURING ALL PHASES OF CONSTRUCTION.
-PRIOR TO FILL PLACEMENT, REMOVE ALL TOPSOILS, ORGANICS, DEBRIS, OLD CONCRETE & MASONRY. EXISTING SLABS IN EXCESS OF 48" BELOW BOTTOM OF EXISTING FOOTINGS MAY REMAIN.
-ANY STRUCTURAL FILL REQUIRED BELOW FOOTINGS AND/OR SLABS SHOULD BE TO THE SPECIFICATION OF THE GEOTECHNICAL REPORT FOR THE PROJECT. IF NO GEOTECHNICAL REPORT IS PROVIDED, OUR OFFICE SHOULD BE CONTACTED DURING EXCAVATION TO VERIFY BEARING CONDITIONS.
-POTENTIAL STRUCTURAL SETTLEMENT GIVEN IN GEOTECHNICAL REPORT IS ASSUMED TO BE ACCEPTABLE TO OWNER. THE STRUCTURE HAS NOT BEEN DESIGNED TO MITIGATE THIS MAGNITUDE OF MOVEMENT.

CONCRETE SLAB NOTES:

-ALL WELDED WIRE FABRIC SHALL BE IN ACCORDANCE WITH ASTM A-185. LAP ADJOINING PIECES AT LEAST ONE FULL MESH.
-SLAB JOINTS SHALL BE FILLED WITH APPROVED MATERIAL. THIS SHOULD HAPPEN AS LATE AS POSSIBLE. PREFERABLY 4-6 WEEKS AFTER THE SLAB HAS BEEN CAST. PRIOR TO FILLING, REMOVE ALL DEBRIS FROM SLAB JOINT, THEN FILL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AS FOLLOWS:
  6" OR THICKER SLABS FILL JOINTS WITH EPOXY RESIN
  4" - 6" SLAB CONTROL JOINTS FILL WITH FIELD MOLDED OR ELASTOMETRIC SEALANT.
-EXTERIOR SLABS MAY NOT BE SHOWN ON THE STRUCTURAL DRAWING. SEE CIVIL AND ARCHITECTURAL DRAWINGS FOR EXTERIOR SLAB LOCATIONS, THICKNESS AND REINFORCING.
-THE USE OF POLYPROPYLENE FIBERS IN LIEU OF REBAR OR WELDED WIRE FABRIC IS PROHIBITED.
-SEE ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF CONCRETE DRAINS. SLOPE SLAB ACCORDINGLY TO DRAINS.

FOUNDATION NOTES:

-NO UNBALANCED BACKFILL SHALL BE DONE UNLESS WALLS ARE SECURELY BRACED AGAINST OVERTURNING EITHER BY TEMPORARY BRACING OR BY PERMANENT CONSTRUCTION.
-ALL RETAINING WALLS SHALL HAVE AT LEAST 12" OF FREE-DRAINING GRANULAR BACKFILL, FULL HEIGHT OF WALL. PROVIDE VERTICAL CONTROL JOINTS IN RETAINING WALLS AT APPROXIMATELY EQUAL INTERVALS NOT TO EXCEED 25'-0" OR 3 TIMES THE WALL HEIGHT.

WOOD FRAMING

- ALL WOOD FRAMING MATERIALS SHALL BE SURFACE DRIED WITH A MAXIMUM OF 9% MOISTURE CONTENT.
- ALL LUMBER FLOOR OR ROOF FRAMING SHALL BE BRACED AT MIDSPAN AND NO MORE THAN 8'-0" CENTERS WITH FULL DEPTH BLOCKING.
- ALL FRAMING EXPOSED TO THE WEATHER OR EXPOSED TO CONCRETE OR MASONRY SHALL BE PRESSURE TREATED IN ACCORDANCE WITH THE AMERICAN WOOD PRESERVES ASSOCIATION SPECIFICATIONS.
- BOLT HOLES SHALL BE CAREFULLY DRILLED NOT MORE THAN 1/16" LARGER THAN THE BOLT DIAMETER. BOLTED CONNECTIONS SHALL BE SNUGGED TIGHT BY NOT TO THE EXTENT OF CRUSHING THE WOOD UNDER WASHERS.
- WOOD MEMBERS SHALL BE BOLTED WITH A307 HOT DIPPED GALVANIZED BOLTS.

MATERIALS:

DIMENSIONAL FRAMING:
LUMBER - #1 HEM FIR: Fb = 975 PSI, Fv = 150 PSI, E = 1.5x10^6 PSI
2x4 FRAMING-#1 HEM FIR (CONSTRUCTION GRADE): Fb = 925 PSI, Fv = 135 PSI, E = 1.5x10^6 PSI
GLU-LAM BEAMS (V8 ORIENTATION): Fv = 265 PSI, Fb = 2400 PSI, E = 1.8x10^6 PSI

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MONTANA
SAM KIYANITSA
51149
REGISTERED PROFESSIONAL ENGINEER

SHEET DESCRIPTION:
Structural Notes

DRAFTER: TB
ENGINEER: SK
SCALE: 1/2" = 1'-0"
DATE: 1.29.2026
JOB NUMBER: 26008

SHEET:
S3.0

1/29/26 26008s3-notes.dwg

printed scale: 1/2" = 1'-0"

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City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: W.O. 25-10: Olympic Park Drainage Improvements Bid Award
PRESENTED BY: Mac Fogelsong, City Engineer
Department: Public Works
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION
Staff recommends the City Council award a contract for W.O. 25-10 Olympic Park Drainage Improvements to Askin Construction in the amount of $499,500.

EXECUTIVE SUMMARY
W.O. 25-10, Olympic Park Drainage Improvements, will address recurring flooding and drainage deficiencies within the Olympic Park Subdivision by replacing failing infiltration basins with a new storm drain collection system, lift station, force main, and outfall connection. The project will provide a reliable long-term solution, reduce maintenance demands on City staff, improve public safety, and decrease flooding risks for residents and roadway users. Staff recommends awarding the contract to Askin Construction, the lowest responsive and responsible bidder, in the amount of $499,500, which is within the FY26 Stormwater budget.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
W.O. 25-10, Olympic Park Drainage Improvements, is intended to address recurring roadway flooding and drainage deficiencies within the Olympic Park Subdivision, primarily along South 38th Street West, Olympic Boulevard, and Stillwater Drive.

The project serves a 34-acre drainage basin that flows to five low-point storm drain inlets currently connected to infiltration basins constructed with the original subdivision in the 1980s. Over time, these infiltration basins have lost effectiveness due to sediment accumulation and no longer drain adequately, resulting in localized flooding that requires City crews to remove standing water multiple times each year. The proposed project will replace the failing drainage approach with a new gravity storm drain system, lift station, force main, and outfall connection to the existing storm drain system in King Avenue. While replacing the infiltration basins alone may have a lower initial cost, those facilities would be expected to fail again over time, making the proposed improvements the more cost-effective and reliable long-term solution. The project will reduce flooding risks, decrease maintenance demands on City staff, and improve service levels and public safety for neighborhood residents and roadway users.

The project was advertised on May 15th, May 22nd, and May 29th, 2026 in the Yellowstone County News and on the City's website. Bids were opened on June 2nd, 2026 and two bids were received. Askin Construction submitted the lowest, responsible bid.

FISCAL EFFECTS
The following bids were received:

Contractor	Base Bid
Askin Construction	$499,500.00
Cayton Excavation	$506,015.00

Construction for the Olympic Park drainage improvements was budgeted in FY26 using stormwater operating and maintenance funds in the amount of $500,000. There are adequate funds to award this contract.

STAKEHOLDERS

ALTERNATIVES
The Council may:

- Award W.O. 25-10 Olympic Park Drainage Improvements to Askin Construction in the amount of $499,500; or

- Not award a contract and reject all bids. If the project is not awarded, the improvements will not be constructed and the roadways will continue to experience flooding that requires staff time to address.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: W.O. 25-40: Traffic Calming Bid Award
PRESENTED BY: Mac Fogelsong, City Engineer
Department: Public Works
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION
Staff recommends that Council award a contract for WO 25-40 Traffic Calming to Askin Construction, in the amount of $136,500.

EXECUTIVE SUMMARY
W.O. 25-40 will construct traffic-calming improvements at five priority locations throughout Billings to address documented speeding and cut-through traffic concerns on residential and collector streets. The project was identified through the City's traffic study and prioritization process and is intended to improve neighborhood safety and livability. Staff recommends awarding the contract to Askin Construction in the amount of $136,500, which is within the FY26 Gas Tax budget.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
W.O. 25-40 will construct traffic-calming improvements at multiple locations throughout the City of Billings to address speeding and cut-through traffic concerns on residential and collector streets. Each year, the City receives requests from residents regarding traffic conditions and conducts speed and traffic volume studies at the reported locations. Based on the results of those studies and the City's prioritization process, River Oaks Drive, 32nd Street West, Icewine Drive, Green Valley Drive, and Avalon Road were identified as the highest-priority locations and selected for improvements under this project.

The project was publicly advertised on May 15th, May 22nd, and May 29th, 2026 in the Yellowstone County News and on the City's website. Bids were opened June 2nd, 2026. Two bids were received. Askin Construction submitted the lowest, responsible bid.

FISCAL EFFECTS
The following bids were received:

CONTRACTOR	AMOUNT
Askin Construction	$136,500.00
Knife River	$146,200.00

The project was budgeted in FY26 using Gas Tax funds in the amount of $150,000. There are sufficient funds to award the project.

STAKEHOLDERS

ALTERNATIVES
Council may:

- Award W.O. 25-40 Traffic Calming to Askin Construction in the amount of $136,500; or
- Not award a contract and reject all bids. If the project is not awarded, the streets identified for this project will continue to operate at excessive speeds, and cut-through traffic will continue for residents along those streets.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: W.O. 26-01, Contract 2: 2026 Sewer Main Replacement, Bid Award
PRESENTED BY: Travis Harris
Department: Public Works
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION

Staff recommends that City Council award a contract for W.O. 26-01, Contract 2: 2026 Sewer Main Replacement, to Western Municipal Construction, Inc. in the amount of $5,684,525.

EXECUTIVE SUMMARY

Work Order 26-01, Contract 2, will replace or rehabilitate approximately 21,250 feet of aging sanitary sewer mains throughout Billings as part of the City's annual wastewater infrastructure renewal program. The project targets sewer lines installed between 1916 and 1986 that have experienced deterioration, root intrusion, maintenance issues, and sewer backups, improving system reliability and reducing long-term maintenance costs. Three bids were received, with Western Municipal Construction, Inc. submitting the lowest responsible bid of $5,684,525. The project is fully funded within the FY26 Wastewater budget, and staff recommends awarding the contract to address critical sewer infrastructure needs and help prevent future system failures.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

The City replaces and upgrades its sanitary sewer utilities as part of an annual maintenance program. This project will replace or rehabilitate (line) approximately 21,250 feet of existing sanitary sewer. The sewer mains being replaced with this project were selected based on age, video inspection condition assessment, root intrusion history, and sewer backup history. This project will replace sanitary sewer mains that were installed between 1916 and 1986 and are made of clay tile and reinforced concrete pipe. These sewer mains exhibit corroded or spalled concrete soffits, broken and cracked pipe, and many sections need yearly root intrusion removal and maintenance.

The sewer mains to be replaced or rehabilitated are located in four primary geographical areas. Area 1 is located in the Billings Heights where 3430 lineal feet of 36-inch diameter reinforced concrete pipe will be rehabilitated along the trail between Earl Gus Park and Hilltop Road, and 1450 lineal feet of 18 to 24-inch clay pipe will be rehabilitated along Lake Elmo Drive between Bench Boulevard and Main Street. Area 2 is located on Grand Avenue between Division Street and Virginia Lane, where 6250 lineal feet of 18 to 21-inch clay pipe and reinforced concrete pipe will be rehabilitated. Area 2 also includes 1210 lineal feet of 8-inch clay pipe within Pioneer Park between 3rd Street West and Lordwith Drive that will be replaced. Area 3 is located on the south side of Billings encompassing the area between Jackson Street and Monroe Street and from State Avenue to Madison Avenue where 1740 lineal feet of 8-inch clay pipe will be replaced. Area 4 encompasses the areas from 24th Street West to 28th Street West and Broadwater Avenue to Cook Avenue where 7170 lineal feet of 8-inch clay pipe will be replaced.

The project was publicly advertised on May 8, May 15, May 22, and May 29, 2026, in the Yellowstone County News and on the City's website. Bids were opened on June 2, 2026, and three bids were received. Western Municipal Construction, Inc., submitted the lowest, responsible bid.

FISCAL EFFECTS

The following bids were received:

Contractor	Total Bid Price
Western Municipal Construction, Inc.	$5,684,525.00
Askin Construction, LLC	$5,825,552.00
COP Construction, LLC	$6,565,269.00

This project was budgeted in FY26 using Wastewater Funds in the amount of $9,824,959. There is sufficient budget to award this project. Remaining funds will be used for additional sewer replacement and rehabilitation projects and any change orders for this project.

STAKEHOLDERS

ALTERNATIVES

City Council may:

- Award W.O. 26-01, Contract 2: 2026 Sewer Main Replacement, to Western Municipal Construction, Inc. in the amount of $5,684,525; or,
- Do not award a contract and reject all bids. If the project is not awarded, the City's sanitary sewer collection system in these areas will continue to be unreliable and may experience ongoing maintenance problems, back-ups, and expenses.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: W.O. 26-04: 3rd Ave North ADA & Storm Rehab, Bid Award
PRESENTED BY: Mac Fogelsong, City Engineer
Department: Public Works
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION

Staff recommends that Council award a contract for WO 26-04 3rd Avenue North ADA & Storm Rehab to Askin Construction in the amount of $413,795.

EXECUTIVE SUMMARY

Work Order 26-04 will improve pedestrian accessibility and stormwater infrastructure along 3rd Avenue North within the East Billings Urban Renewal District (EBURD). The project includes reconstruction of ADA-compliant ramps at multiple intersections, installation of new sidewalk segments, and replacement of aging storm drain inlets and piping to improve system performance and reduce long-term maintenance needs. Four bids were received, with Askin Construction submitting the lowest responsible bid at $413,795. The project is fully funded within the FY26 budget, and staff recommends awarding the contract to Askin Construction to advance accessibility improvements, support ongoing revitalization efforts, and address deteriorating stormwater infrastructure.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

Work Order 26-04 consists of the removal and replacement of non-compliant ADA ramps, adding ADA ramps where none exist, and constructing stormwater infrastructure within the East Billings Urban Renewal District (EBURD). Each year, the City evaluates locations throughout Billings where ADA ramps and sidewalks are damaged, deteriorated, or missing in order to improve pedestrian accessibility and meet current standards.

For this year's work, the City partnered with the EBURD to reconstruct ADA ramps at the intersections of 3rd Avenue North and North 20th Street, North 19th Street, North 18th Street, and North 17th Street. The project also includes installation of a new sidewalk along the north side of 3rd Avenue North between North 14th Street and North 13th Street. The improvements are intended to enhance pedestrian connectivity and support ongoing revitalization efforts within the EBURD.

In addition, the project includes the replacement of existing Type I storm drain inlets at the identified intersections with new Type II inlets along with piping improvements. The old Type I inlets are prone to clogging and frequent maintenance. The current storm infrastructure within the EBURD is aging and has resulted in increased maintenance needs. Upgrading these facilities will improve system performance along 3rd Avenue North and reduce maintenance demands for the City Street and Traffic Division.

The project was publicly advertised on May 15th, May 22nd, and May 29th, 2026 in the Yellowstone County News and on the City's website. Bids were opened June 2nd, 2026. 4 bids were received. Askin Construction submitted the lowest, responsible bid. One of the bids submitted was determined to be non-responsible. This determination did not affect the bid award recommendation, as the lowest responsible bidder remained unchanged.

FISCAL EFFECTS

The following bids were received:

CONTRACTOR	AMOUNT
Askin Construction	$413,795.00
Weave Industries	$418,118.00
Knife River	$419,455.00
Millenium Construction	$491,708.12

The project was budgeted in FY26 using Gas Tax Funds in the amount of $150,000, East Billings District TIF Funds of $200,000, and $250,000 of Stormwater O&M Funds, totaling $600,000. There are sufficient funds to award the

project. Remaining funds will be used for materials testing and any change orders.

STAKEHOLDERS

ALTERNATIVES

City Council may:

- Award W.O. 26-04 3rd Ave North ADA & Storm Rehab, to Askin Construction in the amount of $413,795; or
- Reject all bids and not award a contract. If the project is not awarded, this portion of East Billings Renewal District (EBURD) will continue to have ADA accessibility deficiencies, and the existing stormwater infrastructure within the project area will continue to deteriorate, resulting in increased maintenance needs and future infrastructure failures.

Consent 1. B. 6.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: W.O. 26-41: Storm Drain Inlet Cleaning, Bid Award
PRESENTED BY: Derick Miller
Department: Public Works
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION
Staff recommends the City Council award a contract for W.O. 26-41, Storm Drain Inlet Cleaning to Tru Pipe Inc. in the amount of $99,820.

EXECUTIVE SUMMARY
W.O. 26-41, Storm Drain Inlet Cleaning, will clean approximately 2,196 storm drain inlets, manholes, and lateral connections throughout the City's stormwater system to maintain system capacity, improve performance, and protect water quality. The project removes accumulated sediment and debris that could otherwise reduce drainage capacity and increase the risk of sediment discharges to the Yellowstone River. Staff recommends awarding the contract to Tru Pipe, Inc. in the amount of $99,820, which is within the FY26 Stormwater Operations and Maintenance budget.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
W.O. 26-41, Storm Drain Inlet Cleaning, provides for the cleaning of approximately 2,196 storm drain inlets, manholes, and lateral connections throughout the City's stormwater system.

This project removes accumulated sediment and debris from storm drain structures to maintain system performance and protect water quality. Work will include pressure washing storm drain inlets and manholes, followed by vacuum removal of sediment from sump areas using specialized vacuum equipment. These sump areas are designed to capture sediment and debris before they enter the storm drain mains, reducing maintenance needs within the collection system and minimizing sediment discharge to the Yellowstone River.

The project was advertised on May 8, May 15, and May 22, 2026 in the Yellowstone County News and on the City's website. Bids were opened on June 2, 2026 and two bids were received. Tru Pipe, Inc submitted the lowest, responsible bid.

FISCAL EFFECTS
The following bids were received:

CONTRACTOR	AMOUNT
Pace Infrastructure Systems Specialists	$190,763.75
Tru Pipe, Inc.	$ 99,820.00

The project was budgeted in FY26 using Stormwater O&M Funds in the amount of $250,000. There are sufficient funds to award the project.

STAKEHOLDERS

ALTERNATIVES
City Council may:

- Award W.O. 26-41, Storm Drain Inlet Cleaning, to Tru Pipe, Inc. in the amount of $99,820; or
- Not award a contract and reject all bids. If the project is not awarded, the sedimentation may reduce capacity of the storm drain system and sediment may reach the Yellowstone River, resulting in a permit violation.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Purchase of One (1) Elgin Sweeper
PRESENTED BY: Derick Miller
Department: Public Works
Presentation: No
Legal Review: Not Applicable
Project Number: N/A

RECOMMENDATION

Staff recommends the City Council approve the purchase of one (1) 2026 Elgin broom bear sweeper from Joe Johnson Equipment in the amount of $377,156.32.

EXECUTIVE SUMMARY

The purchase of one (1) 2026 Elgin Broom Bear sweeper is included in the FY26 Equipment Replacement Plan and will replace a unit that has reached the end of its useful life. The new sweeper will support street maintenance operations, improve air quality, and assist the City in meeting MS4 stormwater permit requirements while providing fleet efficiencies through common parts and maintenance practices. Staff recommends purchasing the sweeper from Joe Johnson Equipment through the Sourcewell cooperative purchasing program in the amount of $377,156.32, with the budget shortfall offset through the sale of the existing unit and savings from other FY26 equipment purchases.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

The purchase of one (1) sweeper is included in the approved FY26 Equipment Replacement Plan (ERP) and FY26 Street and Traffic Budget. Street sweepers are essential for maintaining clean streets, improving air quality, and ensuring compliance with MS4 stormwater permit requirements. Staff recommends procurement through the Sourcewell cooperative purchasing agreement, which offers pricing comparable to competitive bids and reduces costs by allowing interchangeable parts across the fleet.

FISCAL EFFECTS

The Elgin sweeper was budgeted in FY26 using Storm and Street Maintenance District funds. The amount budgeted for one (1) sweeper was $264,492. The $112,664.32 shortfall will be recovered through the competitive sale of the current sweeper and from savings realized on other equipment included in the FY26 ERP.

STAKEHOLDERS

ALTERNATIVES

City Council may:

- Approve purchasing one (1) 2026 Elgin Sweeper through Sourcewell; or
- Not approve the purchase. If the purchase is not approved, the existing sweeper will continue to experience increasing maintenance costs and downtime as it has reached the end of its useful life. Extended equipment outages may reduce the City's ability to provide timely street sweeping services and could negatively impact the level of service.

Consent 1. D.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Urban Renewal District Agreements with DBP, BIRDworks, and SBURA
PRESENTED BY: Wyeth Friday
Department: Planning & Community Services
Presentation: No
Legal Review: Yes
Project Number: NA

RECOMMENDATION

Staff recommends Council approve the proposed agreements with the DBP, BIRDworks and SBURA to provide services for the three urban renewal districts.

EXECUTIVE SUMMARY

The City's agreements with the Downtown Billings Partnership (DBP), South Billings Urban Renewal Association (SBURA), and BIRDworks were originally approved in 2019 and have been extended several times, most recently to accommodate Senate Bill 3 (SB 3) requirements and allow the City to transition TIF funding recommendations to City-appointed advisory committees. Following Council direction, staff negotiated the most recent agreements approved in late 2025 that maintained existing processes while complying with state law.

During the FY27 budget process, Council directed staff to renew these agreements consistent with the approved FY27 operating budgets. The proposed agreements extend through June 30, 2027 and include several specific process elements the Council indicated it wanted and outlined in the Background Section of this memo. The final agreements have been reviewed with the districts and are attached to this memo for Council consideration.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

On May 13, 2019, Council approved MOUs with each of the three urban renewal districts. These MOUs had terms of 5 years and expired in 2024. Council approved a 1-year extension of the MOUs in April 2024 with a new expiration date of June 30, 2025. An additional extension until October 1, 2025, was approved on June 23, 2025, following legislative changes (Senate Bill 3 "SB 3") which required the City to create its own advisory committees to provide recommendations regarding TIF funding. These recommendations were previously provided by the three private entities, South Billings Urban Renewal Association, Downtown Billings Partnership, and BIRDworks. During a July 21, 2025, work session, Council directed staff to proceed with developing agreements that would keep the current processes in place as much as possible while still complying with SB 3. Based on this, staff did not conduct an RFP for these services and negotiated directly with the three entities. On October 6, 2025, Council reviewed and discussed the draft agreements and provided some additional direction regarding terms of the agreement. City Council approved all three agreements with the Districts on December 9, 2025, with the expirations of the agreements set for June 30, 2026.

In discussions with City Council during the FY27 Budget process, staff was directed to renew the agreements with the DBP, SBURA and BIRDworks per the new FY27 operating budgets developed and approved by Council at its June 8 meeting. Per direction of the City Council Budget and Finance Committee, staff has prepared the attached updated agreements for FY27. These agreements include several elements Council indicated it wanted as well as some more standard language, including the following:

1. The term of the agreements shall be through FY27 and will expire on June 30, 2027;
2. An option for renewal of the agreements after the first year and second year is included;
3. A 60-day notice before any termination; and
4. Payment is tied to the annual budget process instead of including specific dollar figures.

Staff shared these draft agreements with the districts and attached are the final drafts for Council consideration.

FISCAL EFFECTS

The City has previously used TIF funds to support these entities for the services provided to the City. Under these agreements, the annual contribution made to each entity will continue to be part of the annual budget process. The proposed cost for FY27 was approved by the Council in the FY27 Budget it approved on June 8. The amounts are:

- DBP - $258,102
- BIRDworks - $139,900
- SBURA - $126,250

STAKEHOLDERS

ALTERNATIVES

The City Council may:
-Approve the agreements with the DBP, BIRDworks and SBURA to provide services for the three urban renewal districts; or,
-Modify the agreements with the DBP, BIRDworks and SBURA to provide services for the three urban renewal districts; or,
-Not Approve the agreements with the DBP, BIRDworks and SBURA to provide services for the three urban renewal districts. If the Council chooses not to approve the agreements, staff will need direction as to whether the agreements should be brought back at a future time and how the City staff will manage full support of the Districts internally.

Attachments

Downtown Agreement
EBURD Agreement
SBURA Agreement

AGREEMENT

This Agreement is made and entered into on _____, 2026, (the "Effective Date") by and between the City of Billings ("City"), and Downtown Billings Partnership, Inc. ("DBP"), a 501c(4) tax exempt corporation. For purposes of this Agreement, the City, and DBP are each a "Party" and are sometimes collectively referred to as the "Parties."

RECITALS

1. This Agreement is for the purpose of assisting the City in the revitalization and continued development of the Expanded North 27th Street Urban Renewal District ("District") through coordinated planning, project implementation, and economic development initiatives. The Downtown Billings Partnership will collaborate with City staff, the Downtown Urban Renewal District Advisory Committee ("Downtown Committee"), and private partners to administer and advance the District's Urban Renewal Plan, promote investment, identify and facilitate public infrastructure improvements, and assist the City Council in evaluating and implementing projects supported by Tax Increment Financing (TIF) and other related programs.

2. The District was created by the City in 2006 and modified in 2008 (Ordinance No. 06-5394 & Ordinance No. 08-5483) and is defined in the attached Exhibit A map. The 2008 modification of the District followed multiple amendments by the City to the boundary of the original District first created by the City in 1976.

3. The City has adopted a TIF Policy by Resolution No. 18-10750 ("Policy").

4. This Agreement is intended to be a cooperative effort between the City and DBP with the mutual objective of enhancing economic development opportunities in the District by promoting efforts that include, but are not limited to, commercial, residential and mixed-use development, public infrastructure improvement, and implementing the Goals for Downtown Billings as embodied in the 2018 Downtown Billings Strategic Plan, 2008 Urban Renewal Plan, as well as other City-adopted ordinances, plans and programs affecting Downtown Billings.

AGREEMENT

NOW THEREFORE, in consideration of the mutual promises, covenants, and agreements contained herein, the parties agree as follows:

1. **Incorporation of Recitals.** The recitals are incorporated into this Agreement by this reference.

2. **Purpose.** The City agrees to hire DBP as an independent contractor to perform the services described in the Scope of Work attached hereto as Exhibit B and by this reference made a part hereof.

a. In performing these services, DBP shall at all times comply with all federal, state and local statutes, rules and ordinances applicable.

b. These services and all duties incidental or necessary therefore, shall be performed diligently and completely and in accordance with professional standards of conduct and performance.

c. DBP will maintain compliance with the City's TIF Policy in operating under this Agreement and will use the Policy in its decisions related to any opinions or recommendations rendered to City Council.

3. **Term.** This Agreement shall be in effect from the Effective Date until June 30, 2027. The parties may mutually agree, in writing, to renew this agreement for up to two (2) additional one (1) year terms.

4. **Payment.** As part of the annual budgeting process, City Council will review the work plan and proposed budget prepared by DBP and approve appropriate allocations of TIF funds for DBP to carry out the timely performance of the services required under this Agreement as described in the Scope of Services attached hereto as Exhibit B and incorporated herein by this reference.

The amount of the payment may be modified upon request by DBP with approval of City Council. Except as otherwise specified herein, DBP shall invoice the City monthly (or on such other basis as the Parties may mutually determine) for all services rendered pursuant to this Agreement. Such invoices shall specify the services provided to the City during the preceding month and identify the applicable fees and shall be accompanied by reasonable documentation or other reasonable explanations supporting such charges.

Except as otherwise specified herein, the City shall pay, net of applicable withholding tax, if any, DBP for said invoice within thirty (30) days after receipt.

It is understood that DBP will not perform any work that the City deems outside the scope prior to receiving written approval from the City. Any payment for work not agreed upon by the City shall be denied.

5. **Relationship of the Parties**. The parties agree that DBP is an independent contractor for purposes of this Agreement and is not to be considered an employee of the City for any purpose. DBP is not subject to the terms and provisions of the City's personnel policies handbook and may not be considered a City employee for workers' compensation or any other purpose.

a. DBP is not authorized to represent the City or otherwise bind the City in any dealings between DBP and any third parties.

b. This Agreement is not intended to create or constitute any joint venture, partnership, joint powers agency, or other formal organization of any kind.

c. No Party is authorized herein to act as the agent of the other.

6. **Training and Conflict of Interest.**

a. DBP shall exercise reasonable care and diligence to prevent any actions or conditions which could result in a conflict with the City's interest. During the term of this Agreement, DBP shall not accept any employment or engage in any consulting work which creates a conflict of interest with City or in any way compromises the services to be performed under this Agreement. DBP shall immediately notify City of any and all violations of this Section upon becoming aware of such violation.

b. DBP will participate, support, and assist in providing biannual training for the Downtown Committee in coordination with City staff. The training must include but is not limited to review of urban renewal and tax increment financing laws, Administrative Rules, ethics, conflicts of interest, meeting management, and maintenance of minutes and records.

c. DBP shall avoid both actual and potential conflicts of interest and shall be subject to the applicable code of ethics provisions in state law and city code including but not limited to all laws governing conflict between public duty and private interest.

7. **Tax Increment Financing Authority and Administration.** The parties agree that City Council shall have the ultimate decision-making authority regarding any expenditure of TIF funds related to the District.

8. **Other Adopted Plans.** The parties agree to consider and implement other adopted plans relevant to the District.

9. **Identify Funding Sources And Facilitate Public Infrastructure Improvements.**

a. The City will identify appropriate funding sources to facilitate necessary infrastructure and facility improvements as identified in the City's Current Capital Improvement Plan and other infrastructure master plans for projects within the District boundary.

b. DBP also will work with City staff, the Downtown Committee, and property owners to consider public infrastructure projects in the District and bring recommendations to City Council through established processes, including the City's Capital Improvement Plan.

10. **Indemnity.**

DBP shall:

a. Indemnify, defend and save the City, its officers, agents and employees harmless from any and all losses, damage and liability occasioned by, growing out of, or in

any way arising or resulting from any intentional, reckless or negligent act on the part of DBP or its officers, agents or employees.

b. Not indemnify, defend, save and hold the City harmless from claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses or attorneys' fees, expert fees and costs arising from wrongful, reckless or negligent acts, error or omission solely of the City occurring during the course of or as a result of the performance of the Agreement.

c. Where claims, lawsuits or liability, including attorneys' fees, expert fees and costs arise from wrongful, reckless or negligent act of both the City and DBP, DBP shall indemnify, defend, save, and hold the City harmless from only that portion of claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses including attorneys' fees, expert fees and costs, which result from DBP's wrongful, reckless or negligent acts occurring as a result of DBP's performance pursuant to this Agreement.

The City shall:

a. Indemnify, defend and save DBP, its officers, agents and employees harmless from any and all losses, damage and liability occasioned by, growing out of, or in any way arising or resulting from any intentional or negligent act on the part of City or its agents or employees.

b. Not indemnify, defend, save and hold DBP harmless from claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses or attorneys' fees and costs arising from wrongful, reckless or negligent acts, error or omission solely of DBP occurring during the course of or as a result of the performance of the Agreement.

c. Where claims, lawsuits or liability, including attorneys' fees and costs arise from wrongful, reckless or negligent act of both DBP and the City, the City shall indemnify, defend, save, and hold DBP harmless from only that portion of claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses including attorneys' fees and costs, which result from the City's or its officers, agents or employee's wrongful, reckless or negligent acts occurring as a result of the City's performance pursuant to this Agreement.

11. **Insurance.**

a. DBP shall maintain in good standing the insurance described in this Section. Before rendering any services under this Agreement, DBP shall furnish the City with proof of insurance in accordance with this Section.

DBP shall provide the following insurance:

i. Workers' compensation and employer's liability coverage as required by Montana law.

ii. Commercial general liability, including contractual liability assumed under an insured agreement and personal injury coverages in the minimum amount of $750,000 per claim and $1,500,000 per occurrence.
iii. Automobile liability in the minimum amount of $1,500,000 per accident.
iv. Professional liability in the minimum amount of $1,500,000 per claim.

The limits required by this Agreement can be met by either providing a primary policy or in combination with umbrella/excess liability policy(ies).

Each policy of insurance required by this Section shall provide for no less than 30 days' advance written notice to the City prior to cancellation.

The City shall be listed as an additional insured on all policies except Professional Liability and Worker's Compensation Policies.

DBP shall comply with the applicable requirements of the Workers' Compensation Act, Title 39, Chapter 71, MCA, and the Occupational Disease Act of Montana, Title 39, Chapter 71, MCA.

DBP shall maintain workers' compensation insurance coverage for all employees of DBP's business, except for those persons who are exempted as independent contractors under the provisions of §39-71-401, MCA.

DBP shall furnish City with copies showing one of the following: (1) a binder for workers' compensation coverage by an insurer licensed and authorized to provide workers' compensation insurance in the State of Montana; or (2) proof of exemption from workers' compensation granted by law for independent contractors.

12. **Agreements of DBP:** As an inducement to the execution of this Agreement by the City and in consideration of the agreements to be performed by the City, DBP agrees that:

a. Qualifications DBP is qualified to perform the services to be furnished under this Agreement and is permitted by law to perform such services, and all personnel engaged in the work shall be qualified and so permitted to do the work they perform.

b. FacilitiesandPersonnel DBP has and will continue to have proper facilities and personnel to perform the services and work agreed to be performed.

c. Subcontracting.None of the work or services covered by this Agreement shall be subcontracted without the prior approval of the City.

d. Compliance. If DBP does seek contract services, supplies, or expenditures for other capital costs that utilize TIF funds, DBP must follow City purchasing and procurement policies in effect at the time. Additionally, DBP understands and agrees that the provisions of Billings, Montana City Code Article 2-500. Boards, Commissions and Committees apply to bylaws and any policies and procedures of the Downtown Committee.

e. Affidavits of Compliance. DBP will, if requested by the City, furnish the City affidavits certifying compliance with the provisions of this Section.

13. **Agreements of City:**

a. To furnish all information, materials, equipment, supplies, and incidentals necessary to conduct and complete the City's portion of the project as designated in the scope of work.

14. **Nondiscrimination:**

a. DBP shall, in performance of work under this Agreement, fully comply with all applicable federal, state, or local laws, rules, regulations, and executive orders including but not limited to, the Montana Human Rights Act, the Equal Pay Act of 1963, the Civil Rights Act of 1964, the Age Discrimination Act of 1975, the Americans with Disabilities Act of 1990, and Section 504 of the Rehabilitation Act of 1973. DBP is the employer for the purpose of providing healthcare benefits and paying any applicable penalties, fees and taxes under the Patient Protection and Affordable Care Act [P.L. 111-148, 124 Stat. 119]. Any subletting or subcontracting by DBP subjects subcontractors to the same provisions. In accordance with 49-3-207, MCA, and Executive Order No. 04-2016. DBP agrees that the hiring of persons to perform this Contract will be made on the basis of merit and qualifications and there will be no discrimination based on race, color, religion, sex, pregnancy, childbirth or medical conditions related to pregnancy or childbirth, political or religious affiliation or ideas, culture, creed, social origin or condition, genetic information, sexual orientation, gender identity or expression, national origin, ancestry, age, physical or mental disability, military service or veteran status, or marital status ("protected classes") by the persons performing this Agreement. DBP will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to the protected classes. Such action shall include, but not be limited to the following: Employment, upgrading, promotion, award of tenure, demotion, or transfer, recruitment, recruitment advertising, and job application procedures; layoff or termination; right of return after layoff and rehiring; rates of pay or other forms of compensation and changes in compensation; job assignments, job classifications, organizational structures, position descriptions, lines of progression, and seniority lists; leaves of absence, sick leave, or any other leave; fringe benefits available by virtue of employment; selection and financial support for training, including apprenticeship, professional meetings, conferences, and other related activities, and selection for leaves of absence to pursue training; activities sponsored by DBP including social or recreational programs; and any other term, condition, or privilege of employment. The contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the contracting officer setting forth the provisions of this nondiscrimination clause.

b. DBP shall state, in all solicitations or advertisements for employees to work on jobs, that all qualified applicants will receive equal consideration for employment without regard to race, color, religion, sex, pregnancy, childbirth or medical conditions related to pregnancy or childbirth, political or religious affiliation or ideas, culture, creed, social origin or condition, genetic information, sexual

orientation, gender identity or expression, national origin, ancestry, age, physical or mental disability, military service or veteran status, or marital status.

DBP and subcontractor shall abide by the requirements of 41 CFR 60-300.5(a) and 41 CFR 60-741.5(a), which prohibit discrimination against qualified protected veterans and/or qualified individuals on the basis of disability, and requires affirmative action by covered prime contractors and subcontractors to employ and advance in employment qualified protected veterans and individuals with disabilities.

c. DBP will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the contractor's commitments under section 202 of Executive Order 11246 of September 24, 1965, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

d. DBP shall comply with any and all reporting requirements that may apply to it that the City may establish by regulation. DBP will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the contractor's commitments and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

e. DBP shall comply with all applicable federal, state, and city laws, rules, regulations, and relevant orders of the Secretary of Labor concerning the prohibition of discrimination. This includes complying with all provisions of Executive Order No. 04-2016 dated January 18, 2016, by the State of Montana: https://formergovernors.mt.gov/bullock/docs/2016EOs/EO-04-2016%20Anti-Discrimination%20in%20workplace.pdf.

f. In the event of DBP's noncompliance with the nondiscrimination clauses of this contract or with any of such rules, regulations, or orders, this contract may be cancelled, terminated or suspended in whole or in part and the contractor may be declared ineligible for further Government contracts, and such other sanctions may be imposed and remedies invoked as provided by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

DBP shall include the provisions of Subsections a through f of this Section in every subcontract or purchase order under this Agreement, so as to be binding upon every such subcontractor or vendor of DBP under this Agreement. DBP will take such action with respect to any subcontract or purchase order as may be directed by the Secretary of Labor as a means of enforcing such provisions including sanctions for noncompliance: Provided, however, that in the event the contractor becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction, the contractor may request the United States to enter into

such litigation to protect the interests of the United States.

g. DBP agrees to post, in conspicuous places available to employees and applicants for employment, notices setting forth the provisions of this non- discrimination clause.

15. **Permits, Laws, and Taxes.** DBP shall acquire and maintain in good standing all permits, licenses and other entitlements necessary to its performance under this Agreement. All actions taken by DBP under this Agreement shall comply with all applicable statutes, ordinances, rules and regulations. DBP shall pay all taxes pertaining to its performance under this Agreement.

16. **Nonwaiver.** The failure of either party at any time to enforce a provision of this Agreement shall in no way constitute a waiver of the provision, nor in any way affect the validity of this Agreement or any part hereof, or the right of such party thereafter to enforce each and every provision hereof.

17. **Termination Of Agreement**. The right is reserved by the City to terminate this Agreement, at any time, upon not less than sixty (60) days' written notice to DBP.

In the event the City terminates this Agreement, DBP shall be paid for the amount of work performed or services rendered to date of termination per the Agreement fee.

If either party fails to comply with any condition of this Agreement at the time or in the manner provided for, the other party may, at its option, terminate this Agreement and be released from all obligations if the default is not cured within ten (10) calendar days after written notice is provided to the defaulting party. Said notice shall set forth the items to be cured. Additionally, the non-defaulting party may bring suit for damages, specific performance, and any other remedy provided by law. These remedies are cumulative and not exclusive. Use of one remedy does not preclude use of the others. Notices shall be provided in writing and hand-delivered or mailed to the parties at the addresses set forth in the first paragraph of this Agreement.

18. **Successors and Assigns**. This Agreement and all the covenants hereof shall inure to the benefit of and be binding upon the City and DBP respectively and their partners, successors, assigns, and legal representatives. Neither the City nor DBP shall have the right to assign, transfer, or sublet their interest or obligations hereunder without written consent of the other party.

19. **Changes in Work**: Any change in the scope of DBP's services as stated in this Agreement for whatever reason, will be negotiated between the City and DBP and an amendment to this Agreement will be issued with the appropriate change of services and Agreement fee noted.

20. **Legal Relations.** DBP shall comply with all federal, state, and local laws and ordinances applicable to the work to be done.

21. **Ownership of Documents.** All information relating to the project and prepared under the terms of this Agreement, including reports, data, recommendations, exhibits, analyses, and plans shall be deemed the property of the City. Reproducibles of all notes, reports, and plans shall

be made available at the City's request.

22. **Public Information**. DBP shall not issue any statements, releases, or information regarding the work outlined in this Agreement for public dissemination without prior written approval of the City. All materials related to this Agreement and services provided are considered public records under Article II, Section 9 of the Montana Constitution and §§ 2-6-102 and 7-1-4144, MCA and may be distributed by written request pursuant to Montana's Constitutional Right to Know or Public Records Acts.

23. **Records.** DBP shall maintain accounting records and other evidence pertaining to the cost incurred and to make the records available at all times during the Agreement term and for three (3) years from the date of final payment. Such accounting records and other evidence pertaining to the cost incurred will be made available for inspections authorized by the City and copies thereof shall be furnished if requested.

24. **Attorney's Fees and Costs.** In the event it becomes necessary for either Party to this Agreement to retain an attorney to enforce any of the terms or conditions of the Agreement, the prevailing Party shall be entitled to reasonable attorney's fees and costs.

25. **Litigation Location.** The parties agree that this Agreement shall be governed in all respects by the laws of the state of Montana, and the parties expressly agree that venue shall be in the Montana Thirteenth Judicial District Court for Yellowstone County and there shall be no other venue for resolution of disputes arising from the Agreement or the performance of its terms.

26. **Modification and Amendments**. That any amendment, modification, or renewal of this Agreement or any provisions herein shall be made in writing and executed in the same manner as this original document and shall after execution become a part of this Agreement.

27. **Notice.**

The Parties have identified the following individuals for all communication and coordination. Any notice required hereunder shall be provided in writing.

City:	Wyeth Friday Director, Planning and Community Services Department 316 N 26th St. Billings, MT 59101 fridayw@billingsmt.gov (406) 657-8249
DBP:	Katy Schreiner Chief Executive Officer DBA katy@downtownbillings.com (406) 294-5060

28. **Authority and Execution**. Each Party represents that it has the authority to enter into

this Agreement and to perform the functions stated herein, and that the persons executing this Agreement on their respective behalf are authorized by law, resolution or other requisite action of the Party's governing body.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement on the dates indicated below.

CITY OF BILLINGS

By: _____
Mike Nelson, Mayor

ATTEST:

By:_____
Denise R. Bohlman, City Clerk

APPROVED AS TO FORM:

By:_____
Gina Dahl, City Attorney

DOWNTOWN BILLINGS PARTNERSHIP, INC.

By: _____
DBP Board President

EXHIBIT A

Map of entire Expanded N. 27th District

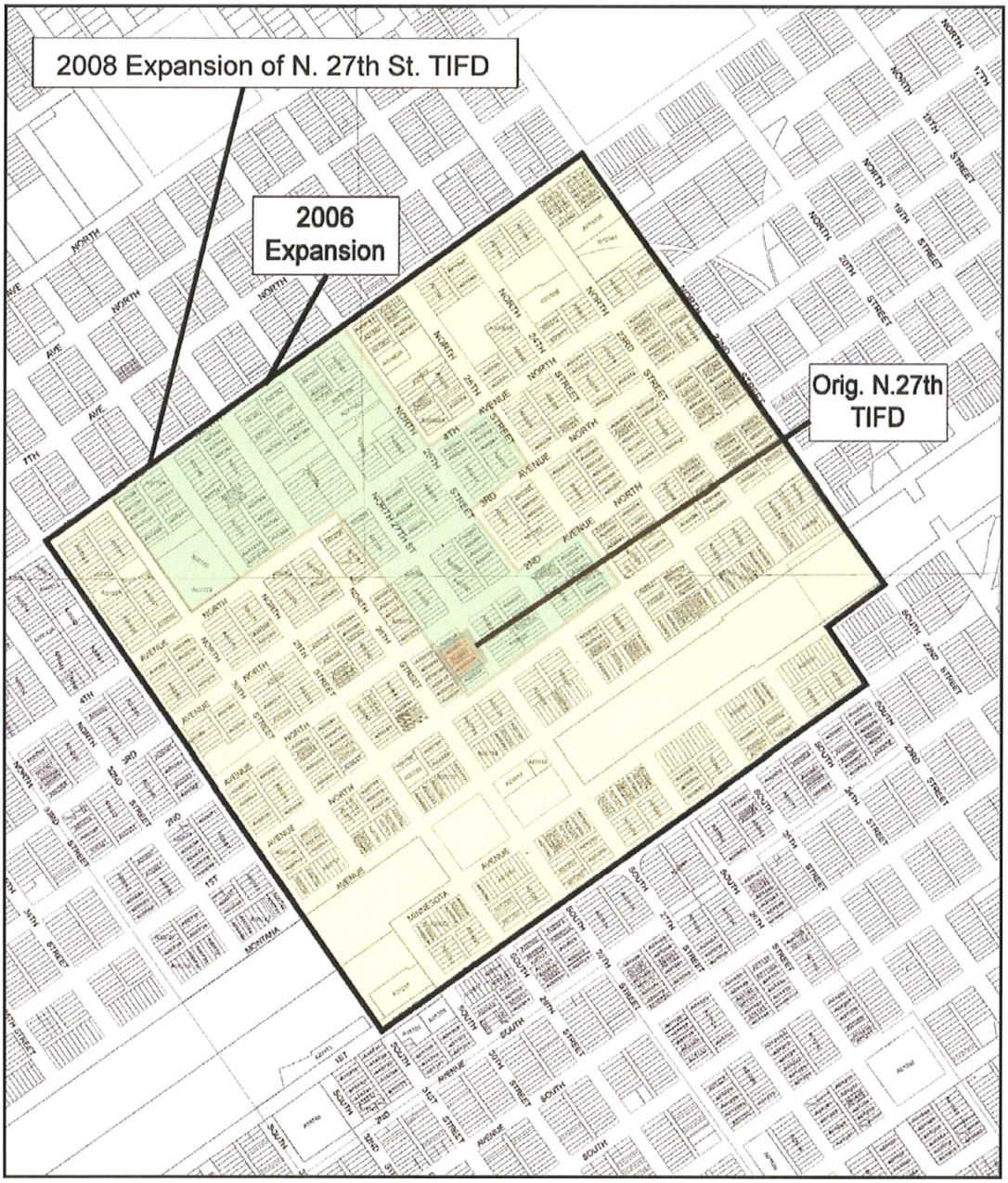


EXHIBIT B

Scope of Services

All Services provided under this Agreement must comply with the adopted District Urban Renewal Plan, City's TIF policy, Montana law, and City code and shall include, but are not necessarily limited to:

1. Administration and Implementation of the Urban Renewal Plan

a. DBP will ensure any TIF funded projects and activities it proposes to the City in the District align with the Urban Renewal Plan.

b. DBP shall coordinate with City staff and the Downtown Committee on any recommendations for amendments or updates to the Urban Renewal Plan.

c. DBP shall coordinate with City staff and the Downtown Committee to provide written quarterly reports to the City on the progress of implementing the Urban Renewal Plan as well as the status of City-approved projects and programs in the District.

d. DBP will actively work to recruit private investment in the District in partnership with the City.

2. Tax Increment Financing Authority and Administration

a. DBP and the City will develop and maintain an application form and assistance guidelines for parties seeking the use of TIF Funds.

b. DBP will accept and review applications for TIF Funds related to the District and will provide a copy of the application to the City staff at the time it is submitted so City staff may perform a concurrent review.

c. DBP will work with City staff to ensure applications are complete and the proposals align with the Urban Renewal Plan before Downtown Committee review and consideration.

d. DBP shall work with City staff to timely submit all complete applications that meet statutory criteria as well as the City's TIF policy to Council for consideration with a recommendation from the District Advisory Committee for approval or denial. The only applications not forwarded to Council should be incomplete applications or those that do not meet criteria of the TIF policy.

e. Recommendations for expenditures shall be presented to the City Council by

DBP in coordination with City staff.

f. Utilizing templates provided by the City, DBP shall draft development agreements in coordination with City staff for approved applications in accordance with Council's conditions of approval, if any.

g. DBP shall follow up with the applicant to ensure compliance with the conditions of the development agreement and provide any documentation requested by the City.

h. Meetings of the Downtown Committee shall be held at City Hall.

i. DBP shall work with City staff to coordinate, consult, and assist the Downtown Committee to prepare and submit the following:

    i. Annual work plans and budgets;
    ii. Allocation of TIF funds for urban renewal projects and programs;
    iii. Amendments to the District's urban renewal plan; and
    iv. Other matters as directed by City Council related to the District.

j. DBP staff will work with the City Administrator and City Finance Director to maintain and administer the City of Billings Downtown Revolving Loan Program as per Section 13-1100 of the Billings City Code.

AGREEMENT

This Agreement is made and entered into on _____, 2026, (the "Effective Date") by and between the City of Billings ("City"), and BIRDworks, an I.R.C. 501(c)(3) Montana Non-Profit Corporation ("BIRD").. For purposes of this Agreement, the City, and BIRDworks are each a "Party" and are sometimes collectively referred to as the "Parties."

RECITALS

1. This Agreement is for the purpose of assisting the City in the revitalization and continued development of the East Billings Urban Renewal District ("District") through coordinated planning, project implementation, and economic development initiatives. The BIRDworks will collaborate with City staff, the City's District Advisory Committee ("EBURD Committee"), and private partners to administer and advance the District's Urban Renewal Plan, promote investment, identify and facilitate public infrastructure improvements, and assist the Council in evaluating and implementing projects supported by Tax Increment Financing (TIF) and other related programs.

2. The District was created by the City of Billings in 2006 and expanded in 2015 (Ordinance No. 06-5395, Ordinance No. 15-5652) and is defined in the attached Exhibit A map.

3. The City has adopted a TIF Policy by Resolution No. 18-10750 ("Policy").

4. This Agreement is intended to be a cooperative effort between the City and BIRDworks with the mutual objective of enhancing economic development opportunities in the District by promoting efforts that include, but are not limited to, commercial, residential and mixed-use development, public infrastructure improvement, and implementing the goals for the District as embodied in the 2015 Modified East Billings Urban Renewal Plan, 2009 EBURD Master Plan, 2012 EBURD Code (Ordinance No. 12-5581), 2021 EBURD Code (Ordinance No. 21-5748) 2024 EBURD Code (Ord. No. 24-5885), 2013 Exposition Gateway Concept Plan, 2013 Hospitality Corridor Planning Study, as well as other City-adopted ordinances, plans and programs affecting the District.

AGREEMENT

NOW THEREFORE, in consideration of the mutual promises, covenants, and agreements contained herein, the parties agree as follows:

1. **Incorporation of Recitals.** The recitals are incorporated into this Agreement by this reference.

2. **Purpose.** The City agrees to hire BIRDworks as an independent contractor to perform the services described in the Scope of Work attached hereto as Exhibit B and by this reference made a part hereof.

a. In performing these services, BIRDworks shall at all times comply with all federal, state and local statutes, rules and ordinances applicable.

b. These services and all duties incidental or necessary therefore, shall be performed diligently and completely and in accordance with professional standards of conduct and performance.

c. BIRDworks will maintain compliance with the City's TIF Policy in operating under this Agreement and will use the Policy in its decisions related to any opinions or recommendations rendered to City Council.

3. **Term.** This Agreement shall be in effect from the Effective Date until June 30, 2027. The parties may mutually agree, in writing, to renew this agreement for up to two (2) additional one (1) year terms.

4. **Payment.** As part of the annual budgeting process, City Council will review the work plan and proposed budget prepared by BIRDworks and approve appropriate allocations of TIF funds for BIRDworks to carry out the timely performance of the services required under this Agreement as described in the Scope of Services attached hereto as Exhibit B and incorporated herein by this reference.

The amount of the payment may be modified upon request by BIRDworks with approval of City Council. Except as otherwise specified herein, BIRDworks shall invoice the City monthly (or on such other basis as the Parties may mutually determine) for all services rendered pursuant to this Agreement. Such invoices shall specify the services provided to the City during the preceding month and identify the applicable fees and shall be accompanied by reasonable documentation or other reasonable explanations supporting such charges.

Except as otherwise specified herein, the City shall pay, net of applicable withholding tax, if any, BIRDworks for said invoice within thirty (30) days after receipt.

It is understood that BIRDworks will not perform any work that the City deems outside the scope prior to receiving written approval from the City. Any payment for work not agreed upon by the City shall be denied.

5. **Relationship of the Parties**. The parties agree that BIRDworks is an independent contractor for purposes of this Agreement and is not to be considered an employee of the City for any purpose. BIRDworks is not subject to the terms and provisions of the City's personnel policies handbook and may not be considered a City employee for workers' compensation or any other purpose.

a. BIRDworks is not authorized to represent the City or otherwise bind the City in any dealings between BIRDworks and any third parties.

b. This Agreement is not intended to create or constitute any joint venture, partnership, joint powers agency, or other formal organization of any kind.

c. No Party is authorized herein to act as the agent of the other.

6. **Training and Conflict of Interest.**

a. BIRDworks shall exercise reasonable care and diligence to prevent any actions or conditions which could result in a conflict with the City's interest. During the term of this Agreement, BIRDworks shall not accept any employment or engage in any consulting work which creates a conflict of interest with City or in any way compromises the services to be performed under this Agreement. BIRDworks shall immediately notify City of any and all violations of this Section upon becoming aware of such violation.

b. BIRDworks will participate, support, and assist in providing biannual training for the EBURD Committee in coordination with City staff. The training must include but is not limited to review of urban renewal and tax increment financing laws, Administrative Rules, ethics, conflicts of interest, meeting management, and maintenance of minutes and records.

c. BIRDworks shall avoid both actual and potential conflicts of interest and shall be subject to the applicable code of ethics provisions in state law and city code including but not limited to all laws governing conflict between public duty and private interest.

7. **Tax Increment Financing Authority and Administration.** The parties agree that City Council shall have the ultimate decision-making authority regarding any expenditure of TIF funds related to the District.

8. **Other Adopted Plans.** The parties agree to consider and implement other adopted plans relevant to the District.

9. **Identify Funding Sources And Facilitate Public Infrastructure Improvements.**

a. The City will identify appropriate funding sources to facilitate necessary infrastructure and facility improvements as identified in the City's Current Capital Improvement Plan and other infrastructure master plans for projects within the District boundary.

b. BIRDworks also will work with City staff, the EBURD Committee, and property owners to consider public infrastructure projects in the District and bring recommendations to City Council through established processes, including the City's Capital Improvement Plan.

10. **Indemnity.**

BIRDworks shall:

a. Indemnify, defend and save the City, its officers, agents and employees harmless from any and all losses, damage and liability occasioned by, growing out of, or in

any way arising or resulting from any intentional, reckless or negligent act on the part of BIRDworks or its officers, agents or employees.

b. Not indemnify, defend, save and hold the City harmless from claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses or attorneys' fees, expert fees and costs arising from wrongful, reckless or negligent acts, error or omission solely of the City occurring during the course of or as a result of the performance of the Agreement.

c. Where claims, lawsuits or liability, including attorneys' fees, expert fees and costs arise from wrongful, reckless or negligent act of both the City and BIRDworks, BIRDworks shall indemnify, defend, save, and hold the City harmless from only that portion of claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses including attorneys' fees, expert fees and costs, which result from BIRDworks's wrongful, reckless or negligent acts occurring as a result of BIRDworks's performance pursuant to this Agreement.

The City shall:

a. Indemnify, defend and save BIRDworks, its officers, agents and employees harmless from any and all losses, damage and liability occasioned by, growing out of, or in any way arising or resulting from any intentional or negligent act on the part of City or its agents or employees.

b. Not indemnify, defend, save and hold BIRDworks harmless from claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses or attorneys' fees and costs arising from wrongful, reckless or negligent acts, error or omission solely of BIRDworks occurring during the course of or as a result of the performance of the Agreement.

c. Where claims, lawsuits or liability, including attorneys' fees and costs arise from wrongful, reckless or negligent act of both BIRDworks and the City, the City shall indemnify, defend, save, and hold BIRDworks harmless from only that portion of claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses including attorneys' fees and costs, which result from the City's or its officers, agents or employee's wrongful, reckless or negligent acts occurring as a result of the City's performance pursuant to this Agreement.

11. **Insurance.**

a. BIRDworks shall maintain in good standing the insurance described in this Section. Before rendering any services under this Agreement, BIRDworks shall furnish the City with proof of insurance in accordance with this Section.

BIRDworks shall provide the following insurance:

i. Workers' compensation and employer's liability coverage as required by Montana law.

ii. Commercial general liability, including contractual liability assumed under an insured agreement and personal injury coverages in the minimum amount of $750,000 per claim and $1,500,000 per occurrence.
iii. Automobile liability in the minimum amount of $1,500,000 per accident.
iv. Professional liability in the minimum amount of $1,500,000 per claim.

The limits required by this Agreement can be met by either providing a primary policy or in combination with umbrella/excess liability policy(ies).

Each policy of insurance required by this Section shall provide for no less than 30 days' advance written notice to the City prior to cancellation.

The City shall be listed as an additional insured on all policies except Professional Liability and Worker's Compensation Policies.

BIRDworks shall comply with the applicable requirements of the Workers' Compensation Act, Title 39, Chapter 71, MCA, and the Occupational Disease Act of Montana, Title 39, Chapter 71, MCA.

BIRDworks shall maintain workers' compensation insurance coverage for all employees of BIRDworks's business, except for those persons who are exempted as independent contractors under the provisions of §39-71-401, MCA.

BIRDworks shall furnish City with copies showing one of the following: (1) a binder for workers' compensation coverage by an insurer licensed and authorized to provide workers' compensation insurance in the State of Montana; or (2) proof of exemption from workers' compensation granted by law for independent contractors.

12. **Agreements of BIRDworks:** As an inducement to the execution of this Agreement by the City and in consideration of the agreements to be performed by the City, BIRDworks agrees that:

a. Qualifications. BIRDworks is qualified to perform the services to be furnished under this Agreement and is permitted by law to perform such services, and all personnel engaged in the work shall be qualified and so permitted to do the work they perform.

b. Facilities and Personnel. BIRDworks has and will continue to have proper facilities and personnel to perform the services and work agreed to be performed.

c. Subcontracting. None of the work or services covered by this Agreement shall be subcontracted without the prior approval of the City.

d. Compliance. If BIRDworks does seek contract services, supplies, or expenditures for other capital costs that utilize TIF funds, BIRDworks must follow City purchasing and procurement policies in effect at the time. Additionally, BIRDworks understands and agrees that the provisions of Billings, Montana City Code Article 2-500. Boards, Commissions and Committees apply to bylaws and any policies and procedures of the EBURD Committee.

e. Affidavits of Compliance. BIRDworks will, if requested by the City, furnish the City affidavits certifying compliance with the provisions of this Section.

13. **Agreements of City:**

a. To furnish all information, materials, equipment, supplies, and incidentals necessary to conduct and complete the City's portion of the project as designated in the scope of work.

14. **Nondiscrimination:**

a. BIRDworks shall, in performance of work under this Agreement, fully comply with all applicable federal, state, or local laws, rules, regulations, and executive orders including but not limited to, the Montana Human Rights Act, the Equal Pay Act of 1963, the Civil Rights Act of 1964, the Age Discrimination Act of 1975, the Americans with Disabilities Act of 1990, and Section 504 of the Rehabilitation Act of 1973. BIRDworks is the employer for the purpose of providing healthcare benefits and paying any applicable penalties, fees and taxes under the Patient Protection and Affordable Care Act [P.L. 111-148, 124 Stat. 119]. Any subletting or subcontracting by BIRDworks subjects subcontractors to the same provisions. In accordance with 49-3- 207, MCA, and Executive Order No. 04-2016. BIRDworks agrees that the hiring of persons to perform this Contract will be made on the basis of merit and qualifications and there will be no discrimination based on race, color, religion, sex, pregnancy, childbirth or medical conditions related to pregnancy or childbirth, political or religious affiliation or ideas, culture, creed, social origin or condition, genetic information, sexual orientation, gender identity or expression, national origin, ancestry, age, physical or mental disability, military service or veteran status, or marital status ("protected classes") by the persons performing this Agreement. BIRDworks will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to the protected classes. Such action shall include, but not be limited to the following: Employment, upgrading, promotion, award of tenure, demotion, or transfer, recruitment, recruitment advertising, and job application procedures; layoff or termination; right of return after layoff and rehiring; rates of pay or other forms of compensation and changes in compensation; job assignments, job classifications, organizational structures, position descriptions, lines of progression, and seniority lists; leaves of absence, sick leave, or any other leave; fringe benefits available by virtue of employment; selection and financial support for training, including apprenticeship, professional meetings, conferences, and other related activities, and selection for leaves of absence to pursue training; activities sponsored by BIRDworks including social or recreational programs; and any other term, condition, or privilege of employment. The contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the contracting officer setting forth the provisions of this nondiscrimination clause.

b. BIRDworks shall state, in all solicitations or advertisements for employees to work on jobs, that all qualified applicants will receive equal consideration for employment without regard to race, color, religion, sex, pregnancy, childbirth or medical conditions related to pregnancy or childbirth, political or religious

affiliation or ideas, culture, creed, social origin or condition, genetic information, sexual orientation, gender identity or expression, national origin, ancestry, age, physical or mental disability, military service or veteran status, or marital status.

BIRDworks and subcontractor shall abide by the requirements of 41 CFR 60-300.5(a) and 41 CFR 60-741.5(a), which prohibit discrimination against qualified protected veterans and/or qualified individuals on the basis of disability, and requires affirmative action by covered prime contractors and subcontractors to employ and advance in employment qualified protected veterans and individuals with disabilities.

c. BIRDworks will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the contractor's commitments under section 202 of Executive Order 11246 of September 24, 1965, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

d. BIRDworks shall comply with any and all reporting requirements that may apply to it that the City may establish by regulation. BIRDworks will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the contractor's commitments and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

e. BIRDworks shall comply with all applicable federal, state, and city laws, rules, regulations, and relevant orders of the Secretary of Labor concerning the prohibition of discrimination. This includes complying with all provisions of Executive Order No. 04-2016 dated January 18, 2016, by the State of Montana: https://formergovernors.mt.gov/bullock/docs/2016EOs/EO-04-2016%20Anti-Discrimination%20in%20workplace.pdf.

f. In the event of BIRDworks's noncompliance with the nondiscrimination clauses of this contract or with any of such rules, regulations, or orders, this contract may be cancelled, terminated or suspended in whole or in part and the contractor may be declared ineligible for further Government contracts, and such other sanctions may be imposed and remedies invoked as provided by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

BIRDworks shall include the provisions of Subsections a through f of this Section in every subcontract or purchase order under this Agreement, so as to be binding upon every such subcontractor or vendor of BIRDworks under this Agreement. BIRDworks will take such action with respect to any subcontract or purchase order as may be directed by the Secretary of Labor as a means of enforcing such provisions including sanctions for noncompliance: Provided, however, that in the event the contractor becomes involved in, or is threatened with, litigation with a

subcontractor or vendor as a result of such direction, the contractor may request the United States to enter into such litigation to protect the interests of the United States.

g. BIRDworks agrees to post, in conspicuous places available to employees and applicants for employment, notices setting forth the provisions of this non-discrimination clause.

15. **Permits, Laws, and Taxes.** BIRDworks shall acquire and maintain in good standing all permits, licenses and other entitlements necessary to its performance under this Agreement. All actions taken by BIRDworks under this Agreement shall comply with all applicable statutes, ordinances, rules and regulations. BIRDworks shall pay all taxes pertaining to its performance under this Agreement.

16. **Nonwaiver.** The failure of either party at any time to enforce a provision of this Agreement shall in no way constitute a waiver of the provision, nor in any way affect the validity of this Agreement or any part hereof, or the right of such party thereafter to enforce each and every provision hereof.

17. **Termination Of Agreement**. The right is reserved by the City to terminate this Agreement, at any time, upon not less than sixty (60) days' written notice to BIRDworks.

In the event the City terminates this Agreement, BIRDworks shall be paid for the amount of work performed or services rendered to date of termination per the Agreement fee.

If either party fails to comply with any condition of this Agreement at the time or in the manner provided for, the other party may, at its option, terminate this Agreement and be released from all obligations if the default is not cured within ten (10) calendar days after written notice is provided to the defaulting party. Said notice shall set forth the items to be cured. Additionally, the non-defaulting party may bring suit for damages, specific performance, and any other remedy provided by law. These remedies are cumulative and not exclusive. Use of one remedy does not preclude use of the others. Notices shall be provided in writing and hand-delivered or mailed to the parties at the addresses set forth in the first paragraph of this Agreement.

18. **Successors and Assigns**. This Agreement and all the covenants hereof shall inure to the benefit of and be binding upon the City and BIRDworks respectively and their partners, successors, assigns, and legal representatives. Neither the City nor BIRDworks shall have the right to assign, transfer, or sublet their interest or obligations hereunder without written consent of the other party.

19. **Changes in Work**: Any change in the scope of BIRDworks's services as stated in this Agreement for whatever reason, will be negotiated between the City and BIRDworks and an amendment to this Agreement will be issued with the appropriate change of services and Agreement fee noted.

20. **Legal Relations.** BIRDworks shall comply with all federal, state, and local laws and ordinances applicable to the work to be done.

21. **Ownership of Documents.** All information relating to the project and prepared under

the terms of this Agreement, including reports, data, recommendations, exhibits, analyses, and plans shall be deemed the property of the City. Reproducibles of all notes, reports, and plans shall be made available at the City's request.

22. **Public Information**. BIRDworks shall not issue any statements, releases, or information regarding the work outlined in this Agreement for public dissemination without prior written approval of the City. All materials related to this Agreement and services provided are considered public records under Article II, Section 9 of the Montana Constitution and §§ 2-6-102 and 7-1- 4144, MCA and may be distributed by written request pursuant to Montana's Constitutional Right to Know or Public Records Acts.

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24. **Attorney's Fees and Costs.** In the event it becomes necessary for either Party to this Agreement to retain an attorney to enforce any of the terms or conditions of the Agreement, the prevailing Party shall be entitled to reasonable attorney's fees and costs.

25. **Litigation Location.** The parties agree that this Agreement shall be governed in all respects by the laws of the state of Montana, and the parties expressly agree that venue shall be in the Montana Thirteenth Judicial District Court for Yellowstone County and there shall be no other venue for resolution of disputes arising from the Agreement or the performance of its terms.

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27. **Notice.**

The Parties have identified the following individuals for all communication and coordination. Any notice required hereunder shall be provided in writing.

City:	Wyeth Friday Director, Planning and Community Services Department 316 N 26th St. Billings, MT 59101 fridayw@billingsmt.gov (406) 657-8249

BIRDworks:	Heather Doty Community Liaison 319 N 14th St. Billings, MT 59102 heather@billingsbird.com (406) 545-7007

28. **Authority and Execution**. Each Party represents that it has the authority to enter into this Agreement and to perform the functions stated herein, and that the persons executing this Agreement on their respective behalf are authorized by law, resolution or other requisite action of the Party's governing body.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement on the dates indicated below.

CITY OF BILLINGS

By: _____
Mike Nelson, Mayor

ATTEST:

By:_____
Denise R. Bohlman, City Clerk

APPROVED AS TO FORM:

By:_____
Gina Dahl, City Attorney

BIRDworks, INC.

By: _____
BIRDworks Board President

EXHIBIT A

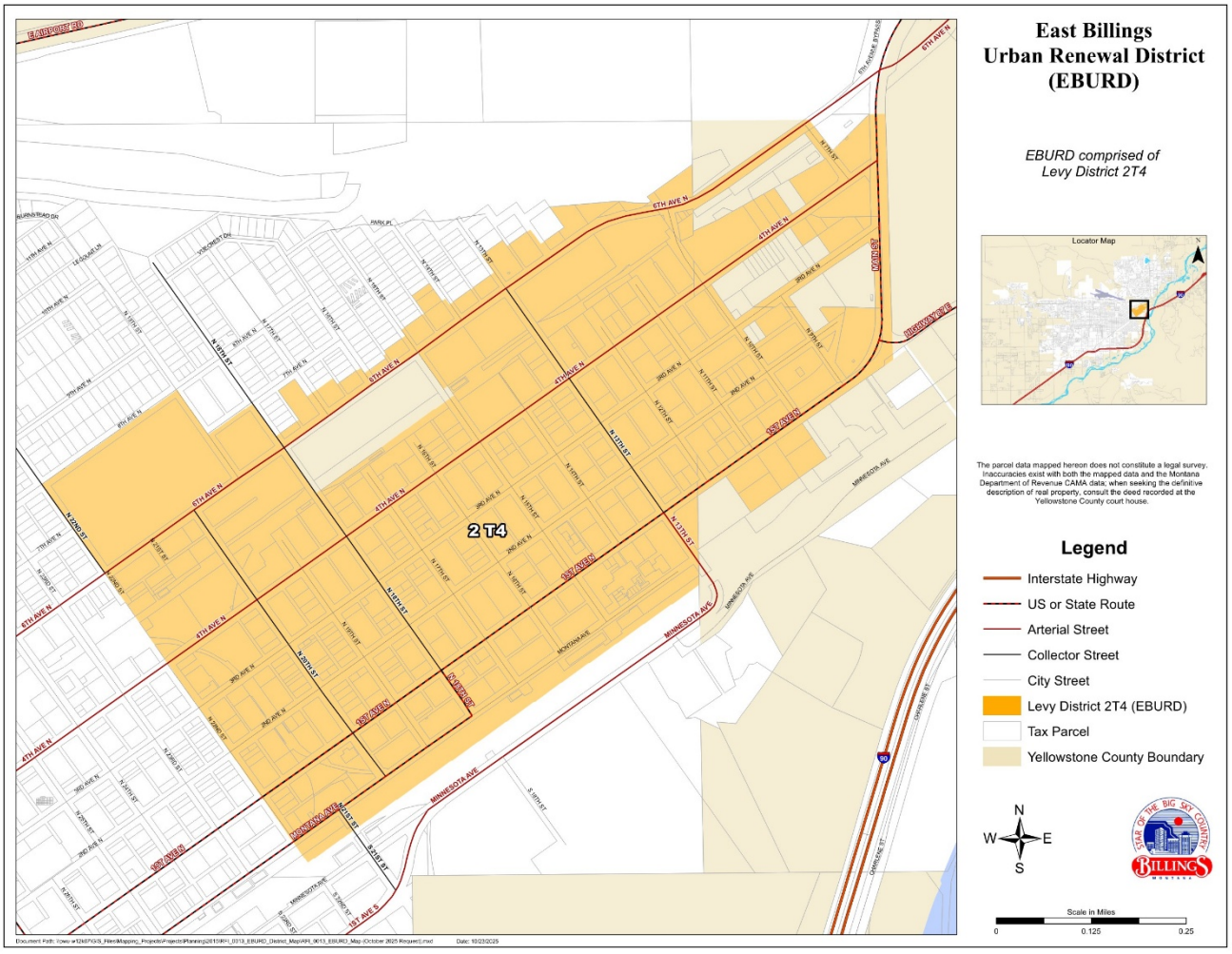

East Billings
Urban Renewal District
(EBURD)
EBURD comprised of
Levy District 2T4
Locator Map
The parcel data mapped hereon does not constitute a legal survey. Inaccuracies exist with both the mapped data and the Montana Department of Revenue CAMA data; when seeking the definitive description of real property, consult the deed recorded at the Yellowstone County court house.
Legend
Interstate Highway
US or State Route
Arterial Street
Collector Street
City Street
Levy District 2T4 (EBURD)
Tax Parcel
Yellowstone County Boundary
N
W
E
S
Scale in Miles
0
0.125
0.25
2T4
6TH AVE N
4TH AVE N
MINNESOTA AVE
MONTANA AVE
N 27TH ST
N 25TH ST
N 23RD ST
N 21ST ST
N 17TH ST
N 15TH ST
N 13TH ST
N 12TH ST
N 9TH ST
N 7TH ST
1ST AVE N
1ST AVE S

EXHIBIT B

Scope of Services

All Services provided under this Agreement must comply with the adopted District Urban Renewal Plan, City's TIF policy, Montana law, and City code and shall include, but are not necessarily limited to:

1. Administration and Implementation of the Urban Renewal Plan

a. BIRDworks will ensure any TIF funded projects and activities it proposes to the City in the District align with the Urban Renewal Plan.

b. BIRDworks shall coordinate with City staff and the EBURD Committee on any recommendations for amendments or updates to the Urban Renewal Plan.

c. BIRDworks shall coordinate with City staff and the EBURD Committee to provide written quarterly reports to the City on the progress of implementing the Urban Renewal Plan as well as the status of City-approved projects and programs in the District.

d. BIRDworks will actively work to recruit private investment in the District in partnership with the City.

2. Tax Increment Financing Authority and Administration

a. BIRDworks and the City will develop and maintain an application form and assistance guidelines for parties seeking the use of TIF Funds.

b. BIRDworks will accept and review applications for TIF Funds related to the District and will provide a copy of the application to the City staff at the time it is submitted so City staff may perform a concurrent review.

c. BIRDworks will work with City staff to ensure applications are complete and the proposals align with the Urban Renewal Plan before EBURD Committee review and consideration.

d. BIRDworks shall work with City staff to timely submit all complete applications that meet statutory criteria as well as the City's TIF policy to Council for consideration with a recommendation from the District Advisory Committee for approval or denial. The only applications not forwarded to Council should be incomplete applications or those that do not meet criteria of the TIF policy.

e. Recommendations for expenditures shall be presented to the City Council by BIRDworks in coordination with City staff.

f. Utilizing templates provided by the City, BIRDworks shall draft development agreements in coordination with City staff for approved applications in accordance with Council's conditions of approval, if any.

g. BIRDworks shall follow up with the applicant to ensure compliance with the conditions of the development agreement and provide any documentation requested by the City.

h. Meetings of the EBURD Committee shall be held at City Hall.

i. BIRDworks shall work with City staff to coordinate, consult, and assist the EBURD Committee to prepare and submit the following:

    i. Annual work plans and budgets;
    ii. Allocation of TIF funds for urban renewal projects and programs;
    iii. Amendments to the District's urban renewal plan; and
    iv. Other matters as directed by City Council related to the District.

AGREEMENT

This Agreement is made and entered into on _____, 2026, (the "Effective Date") by and between the City of Billings ("City"), and the South Billings Urban Renewal Association, ("SBURA"), a 501(c)(6) tax exempt Montana nonprofit corporation. For purposes of this Agreement, the City, and SBURA are each a "Party" and are sometimes collectively referred to as the "Parties."

RECITALS

1. This Agreement is for the purpose of assisting the City in the revitalization and continued development of the Modified South Billings Boulevard Urban Renewal District ("District") through coordinated planning, project implementation, and economic development initiatives. The SBURA will collaborate with City staff, the City's District Advisory Committee ("SBBURD Committee"), and private partners to administer and advance the District's Urban Renewal Plan, promote investment, identify and facilitate public infrastructure improvements, and assist the Council in evaluating and implementing projects supported by Tax Increment Financing (TIF) and other related programs.

2. The District was created and modified by the City in 2007 and 2008 (Ordinance No. 07-5441, Ordinance No. 08-5462, Ordinance No. 08-5484), expanded in 2021 (Ordinance No. 21-5765), expanded in 2025 (Ordinance No. 25-5922), amended to correct boundary in 2026 (Ordinance 26-5932) and is defined in the attached Exhibit A map.

3. The City has adopted a TIF Policy by Resolution No. 18-10750 ("Policy").

4. This Agreement is intended to be a cooperative effort between the City and SBURA with the mutual objective of enhancing economic development opportunities in the District by promoting efforts that include, but are not limited to, commercial, residential and mixed-use development, public infrastructure improvement, and implementing the goals for the District as embodied in the 2026 Amended Urban Renewal Plan for the South Billings Boulevard Urban Renewal District and the 2012 South Billings Master Plan, as well as other City-adopted ordinances, plans and programs affecting the District.

AGREEMENT

NOW THEREFORE, in consideration of the mutual promises, covenants, and agreements contained herein, the parties agree as follows:

1. **Incorporation of Recitals.** The recitals are incorporated into this Agreement by this reference.

2. **Purpose.** The City agrees to hire SBURA as an independent contractor to perform the services described in the Scope of Work attached hereto as Exhibit B and by this reference made a part hereof.

a. In performing these services, SBURA shall at all times comply with all federal, state and local statutes, rules and ordinances applicable.

b. These services and all duties incidental or necessary therefore, shall be performed diligently and completely and in accordance with professional standards of conduct and performance.

c. SBURA will maintain compliance with the City's TIF Policy in operating under this Agreement and will use the Policy in its decisions related to any opinions or recommendations rendered to City Council.

3. **Term.** This Agreement shall be in effect from the Effective Date until June 30, 2027. The parties may mutually agree, in writing, to renew this agreement for up to two (2) additional one (1) year terms.

4. **Payment.** As part of the annual budgeting process, City Council will review the work plan and proposed budget prepared by SBURA and approve appropriate allocations of TIF funds for SBURA to carry out the timely performance of the services required under this Agreement as described in the Scope of Services attached hereto as Exhibit B and incorporated herein by this reference.

The amount of the payment may be modified upon request by SBURA with approval of City Council. Except as otherwise specified herein, SBURA shall invoice the City monthly (or on such other basis as the Parties may mutually determine) for all services rendered pursuant to this Agreement. Such invoices shall specify the services provided to the City during the preceding month and identify the applicable fees and shall be accompanied by reasonable documentation or other reasonable explanations supporting such charges.

Except as otherwise specified herein, the City shall pay, net of applicable withholding tax, if any, SBURA for said invoice within thirty (30) days after receipt.

It is understood that SBURA will not perform any work that the City deems outside the scope prior to receiving written approval from the City. Any payment for work not agreed upon by the City shall be denied.

5. **Relationship of the Parties**. The parties agree that SBURA is an independent contractor for purposes of this Agreement and is not to be considered an employee of the City for any purpose. SBURA is not subject to the terms and provisions of the City's personnel policies handbook and may not be considered a City employee for workers' compensation or any other purpose.

a. SBURA is not authorized to represent the City or otherwise bind the City in any dealings between SBURA and any third parties.

b. This Agreement is not intended to create or constitute any joint venture, partnership, joint powers agency, or other formal organization of any kind.

c. No Party is authorized herein to act as the agent of the other.

6. **Training and Conflict of Interest.**

a. SBURA shall exercise reasonable care and diligence to prevent any actions or conditions which could result in a conflict with the City's interest. During the term of this Agreement, SBURA shall not accept any employment or engage in any consulting work which creates a conflict of interest with City or in any way compromises the services to be performed under this Agreement. SBURA shall immediately notify City of any and all violations of this Section upon becoming aware of such violation.

b. SBURA will participate, support, and assist in providing biannual training for the SBBURD Committee in coordination with City staff. The training must include but is not limited to review of urban renewal and tax increment financing laws, Administrative Rules, ethics, conflicts of interest, meeting management, and maintenance of minutes and records.

c. SBURA shall avoid both actual and potential conflicts of interest and shall be subject to the applicable code of ethics provisions in state law and city code including but not limited to all laws governing conflict between public duty and private interest.

7. **Tax Increment Financing Authority and Administration.** The parties agree that City Council shall have the ultimate decision-making authority regarding any expenditure of TIF funds related to the District.

8. **Other Adopted Plans.** The parties agree to consider and implement other adopted plans relevant to the District.

9. **Identify Funding Sources And Facilitate Public Infrastructure Improvements.**

a. The City will identify appropriate funding sources to facilitate necessary infrastructure and facility improvements as identified in the City's Current Capital Improvement Plan and other infrastructure master plans for projects within the District boundary.

b. SBURA also will work with City staff, the SBBURD Committee, and property owners to consider public infrastructure projects in the District and bring recommendations to City Council through established processes, including the City's Capital Improvement Plan.

10. **Indemnity.**

SBURA shall:

a. Indemnify, defend and save the City, its officers, agents and employees harmless from any and all losses, damage and liability occasioned by, growing out of, or in

any way arising or resulting from any intentional, reckless or negligent act on the part of SBURA or its officers, agents or employees.

b. Not indemnify, defend, save and hold the City harmless from claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses or attorneys' fees, expert fees and costs arising from wrongful, reckless or negligent acts, error or omission solely of the City occurring during the course of or as a result of the performance of the Agreement.

c. Where claims, lawsuits or liability, including attorneys' fees, expert fees and costs arise from wrongful, reckless or negligent act of both the City and SBURA, SBURA shall indemnify, defend, save, and hold the City harmless from only that portion of claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses including attorneys' fees, expert fees and costs, which result from SBURA's wrongful, reckless or negligent acts occurring as a result of SBURA's performance pursuant to this Agreement.

The City shall:

a. Indemnify, defend and save SBURA, its officers, agents and employees harmless from any and all losses, damage and liability occasioned by, growing out of, or in any way arising or resulting from any intentional or negligent act on the part of City or its agents or employees.

b. Not indemnify, defend, save and hold SBURA harmless from claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses or attorneys' fees and costs arising from wrongful, reckless or negligent acts, error or omission solely of SBURA occurring during the course of or as a result of the performance of the Agreement.

c. Where claims, lawsuits or liability, including attorneys' fees and costs arise from wrongful, reckless or negligent act of both SBURA and the City, the City shall indemnify, defend, save, and hold SBURA harmless from only that portion of claims, causes of action, lawsuits, damages, judgments, liabilities, and litigation costs and expenses including attorneys' fees and costs, which result from the City's or its officers, agents or employee's wrongful, reckless or negligent acts occurring as a result of the City's performance pursuant to this Agreement.

11. **Insurance.**

a. SBURA shall maintain in good standing the insurance described in this Section. Before rendering any services under this Agreement, SBURA shall furnish the City with proof of insurance in accordance with this Section.

SBURA shall provide the following insurance:

i. Workers' compensation and employer's liability coverage as required by Montana law.

ii. Commercial general liability, including contractual liability assumed under an insured agreement and personal injury coverages in the minimum amount of $750,000 per claim and $1,500,000 per occurrence.
iii. Automobile liability in the minimum amount of $1,500,000 per accident.
iv. Professional liability in the minimum amount of $1,500,000 per claim.

The limits required by this Agreement can be met by either providing a primary policy or in combination with umbrella/excess liability policy(ies).

Each policy of insurance required by this Section shall provide for no less than 30 days' advance written notice to the City prior to cancellation.

The City shall be listed as an additional insured on all policies except Professional Liability and Worker's Compensation Policies.

SBURA shall comply with the applicable requirements of the Workers' Compensation Act, Title 39, Chapter 71, MCA, and the Occupational Disease Act of Montana, Title 39, Chapter 71, MCA.

SBURA shall maintain workers' compensation insurance coverage for all employees of SBURA's business, except for those persons who are exempted as independent contractors under the provisions of §39-71-401, MCA.

SBURA shall furnish City with copies showing one of the following: (1) a binder for workers' compensation coverage by an insurer licensed and authorized to provide workers' compensation insurance in the State of Montana; or (2) proof of exemption from workers' compensation granted by law for independent contractors.

12. **Agreements of SBURA:** As an inducement to the execution of this Agreement by the City and in consideration of the agreements to be performed by the City, SBURA agrees that:

a. Qualifications. SBURA is qualified to perform the services to be furnished under this Agreement and is permitted by law to perform such services, and all personnel engaged in the work shall be qualified and so permitted to do the work they perform.

b. Facilities and Personnel. SBURA has and will continue to have proper facilities and personnel to perform the services and work agreed to be performed.

c. Subcontracting. None of the work or services covered by this Agreement shall be subcontracted without the prior approval of the City.

d. Compliance. If SBURA does seek contract services, supplies, or expenditures for other capital costs that utilize TIF funds, SBURA must follow City purchasing and procurement policies in effect at the time. Additionally, SBURA understands and agrees that the provisions of Billings, Montana City Code Article 2-500. Boards, Commissions and Committees apply to bylaws and any policies and procedures of the SBBURD Committee.

e. Affidavits of Compliance. SBURA will, if requested by the City, furnish the City affidavits certifying compliance with the provisions of this Section.

13. **Agreements of City:**

a. To furnish all information, materials, equipment, supplies, and incidentals necessary to conduct and complete the City's portion of the project as designated in the scope of work.

14. **Nondiscrimination:**

a. SBURA shall, in performance of work under this Agreement, fully comply with all applicable federal, state, or local laws, rules, regulations, and executive orders including but not limited to, the Montana Human Rights Act, the Equal Pay Act of 1963, the Civil Rights Act of 1964, the Age Discrimination Act of 1975, the Americans with Disabilities Act of 1990, and Section 504 of the Rehabilitation Act of 1973. SBURA is the employer for the purpose of providing healthcare benefits and paying any applicable penalties, fees and taxes under the Patient Protection and Affordable Care Act [P.L. 111-148, 124 Stat. 119]. Any subletting or subcontracting by SBURA subjects subcontractors to the same provisions. In accordance with 49-3-207, MCA, and Executive Order No. 04-2016. SBURA agrees that the hiring of persons to perform this Contract will be made on the basis of merit and qualifications and there will be no discrimination based on race, color, religion, sex, pregnancy, childbirth or medical conditions related to pregnancy or childbirth, political or religious affiliation or ideas, culture, creed, social origin or condition, genetic information, sexual orientation, gender identity or expression, national origin, ancestry, age, physical or mental disability, military service or veteran status, or marital status ("protected classes") by the persons performing this Agreement. SBURA will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to the protected classes. Such action shall include, but not be limited to the following: Employment, upgrading, promotion, award of tenure, demotion, or transfer, recruitment, recruitment advertising, and job application procedures; layoff or termination; right of return after layoff and rehiring; rates of pay or other forms of compensation and changes in compensation; job assignments, job classifications, organizational structures, position descriptions, lines of progression, and seniority lists; leaves of absence, sick leave, or any other leave; fringe benefits available by virtue of employment; selection and financial support for training, including apprenticeship, professional meetings, conferences, and other related activities, and selection for leaves of absence to pursue training; activities sponsored by SBURA including social or recreational programs; and any other term, condition, or privilege of employment. The contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the contracting officer setting forth the provisions of this nondiscrimination clause.

b. SBURA shall state, in all solicitations or advertisements for employees to work on jobs, that all qualified applicants will receive equal consideration for employment without regard to race, color, religion, sex, pregnancy, childbirth or medical conditions related to pregnancy or childbirth, political or religious affiliation or ideas, culture, creed, social origin or condition, genetic information, sexual

orientation, gender identity or expression, national origin, ancestry, age, physical or mental disability, military service or veteran status, or marital status.

SBURA and subcontractor shall abide by the requirements of 41 CFR 60-300.5(a) and 41 CFR 60-741.5(a), which prohibit discrimination against qualified protected veterans and/or qualified individuals on the basis of disability, and requires affirmative action by covered prime contractors and subcontractors to employ and advance in employment qualified protected veterans and individuals with disabilities.

c. SBURA will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the contractor's commitments under section 202 of Executive Order 11246 of September 24, 1965, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

d. SBURA shall comply with any and all reporting requirements that may apply to it that the City may establish by regulation. SBURA will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the contractor's commitments and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

e. SBURA shall comply with all applicable federal, state, and city laws, rules, regulations, and relevant orders of the Secretary of Labor concerning the prohibition of discrimination. This includes complying with all provisions of Executive Order No. 04-2016 dated January 18, 2016, by the State of Montana: https://formergovernors.mt.gov/bullock/docs/2016EOs/EO-04-2016%20Anti-Discrimination%20in%20workplace.pdf.

f. In the event of SBURA's noncompliance with the nondiscrimination clauses of this contract or with any of such rules, regulations, or orders, this contract may be cancelled, terminated or suspended in whole or in part and the contractor may be declared ineligible for further Government contracts, and such other sanctions may be imposed and remedies invoked as provided by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

SBURA shall include the provisions of Subsections a through f of this Section in every subcontract or purchase order under this Agreement, so as to be binding upon every such subcontractor or vendor of SBURA under this Agreement. SBURA will take such action with respect to any subcontract or purchase order as may be directed by the Secretary of Labor as a means of enforcing such provisions including sanctions for noncompliance: Provided, however, that in the event the contractor becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction, the contractor may request the United States

to enter into such litigation to protect the interests of the United States.

g. SBURA agrees to post, in conspicuous places available to employees and applicants for employment, notices setting forth the provisions of this non- discrimination clause.

15. **Permits, Laws, and Taxes.** SBURA shall acquire and maintain in good standing all permits, licenses and other entitlements necessary to its performance under this Agreement. All actions taken by SBURA under this Agreement shall comply with all applicable statutes, ordinances, rules and regulations. SBURA shall pay all taxes pertaining to its performance under this Agreement.

16. **Nonwaiver.** The failure of either party at any time to enforce a provision of this Agreement shall in no way constitute a waiver of the provision, nor in any way affect the validity of this Agreement or any part hereof, or the right of such party thereafter to enforce each and every provision hereof.

17. **Termination Of Agreement**. The right is reserved by the City to terminate this Agreement, at any time, upon not less than sixty (60) days' written notice to SBURA.

In the event the City terminates this Agreement, SBURA shall be paid for the amount of work performed or services rendered to date of termination per the Agreement fee.

If either party fails to comply with any condition of this Agreement at the time or in the manner provided for, the other party may, at its option, terminate this Agreement and be released from all obligations if the default is not cured within ten (10) calendar days after written notice is provided to the defaulting party. Said notice shall set forth the items to be cured. Additionally, the non-defaulting party may bring suit for damages, specific performance, and any other remedy provided by law. These remedies are cumulative and not exclusive. Use of one remedy does not preclude use of the others. Notices shall be provided in writing and hand-delivered or mailed to the parties at the addresses set forth in the first paragraph of this Agreement.

18. **Successors and Assigns**. This Agreement and all the covenants hereof shall inure to the benefit of and be binding upon the City and SBURA respectively and their partners, successors, assigns, and legal representatives. Neither the City nor SBURA shall have the right to assign, transfer, or sublet their interest or obligations hereunder without written consent of the other party.

19. **Changes in Work**: Any change in the scope of SBURA'S services as stated in this Agreement for whatever reason, will be negotiated between the City and SBURA and an amendment to this Agreement will be issued with the appropriate change of services and Agreement fee noted.

20. **Legal Relations.** SBURA shall comply with all federal, state, and local laws and ordinances applicable to the work to be done.

21. **Ownership of Documents.** All information relating to the project and prepared under the terms of this Agreement, including reports, data, recommendations, exhibits, analyses, and plans shall be deemed the property of the City. Reproducibles of all notes, reports, and plans shall

be made available at the City's request.

22. **Public Information**. SBURA shall not issue any statements, releases, or information regarding the work outlined in this Agreement for public dissemination without prior written approval of the City. All materials related to this Agreement and services provided are considered public records under Article II, Section 9 of the Montana Constitution and §§ 2-6-102 and 7-1-4144, MCA and may be distributed by written request pursuant to Montana's Constitutional Right to Know or Public Records Acts.

23. **Records.** SBURA shall maintain accounting records and other evidence pertaining to the cost incurred and to make the records available at all times during the Agreement term and for three (3) years from the date of final payment. Such accounting records and other evidence pertaining to the cost incurred will be made available for inspections authorized by the City and copies thereof shall be furnished if requested.

24. **Attorney's Fees and Costs.** In the event it becomes necessary for either Party to this Agreement to retain an attorney to enforce any of the terms or conditions of the Agreement, the prevailing Party shall be entitled to reasonable attorney's fees and costs.

25. **Litigation Location.** The parties agree that this Agreement shall be governed in all respects by the laws of the state of Montana, and the parties expressly agree that venue shall be in the Montana Thirteenth Judicial District Court for Yellowstone County and there shall be no other venue for resolution of disputes arising from the Agreement or the performance of its terms.

26. **Modification and Amendments**. That any amendment, modification, or renewal of this Agreement or any provisions herein shall be made in writing and executed in the same manner as this original document and shall after execution become a part of this Agreement.

27. **Notice.**

The Parties have identified the following individuals for all communication and coordination. Any notice required hereunder shall be provided in writing.

City:	Wyeth Friday Director, Planning and Community Services Department 316 N 26th St. Billings, MT 59101 fridayw@billingsmt.gov (406) 657-8249
SBURA:	Scott Hanser, SBURA Board President 406-208-9221 Scotth@hansers.com 502 S. Billings Blvd Billings MT 59101

28. **Authority and Execution**. Each Party represents that it has the authority to enter into this Agreement and to perform the functions stated herein, and that the persons executing this Agreement on their respective behalf are authorized by law, resolution or other requisite action of the Party's governing body.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement on the dates indicated below.

CITY OF BILLINGS

By: _____
Mike Nelson, Mayor

ATTEST:

By:_____
Denise R. Bohlman, City Clerk

APPROVED AS TO FORM:

By:_____
Gina Dahl, City Attorney

SOUTH BILLINGS URBAN RENEWAL ASSOCIATION, INC.

By: _____
SBURA Board President

EXHIBIT A

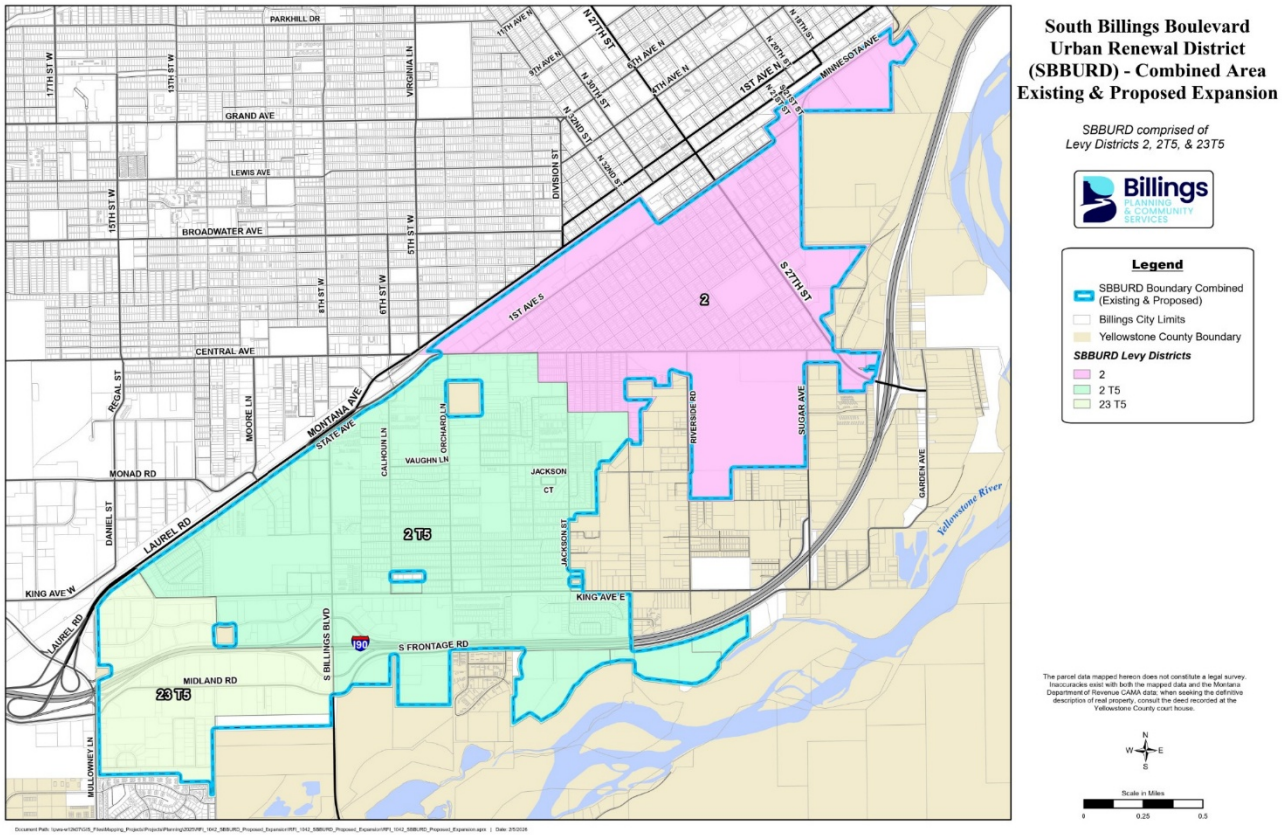

South Billings Boulevard Urban Renewal District (SBBURD) - Combined Area Existing & Proposed Expansion
SBBURD comprised of Levy Districts 2, 2T5, & 23T5
Billings PLANNING & COMMUNITY SERVICES
Legend
SBBURD Boundary Combined (Existing & Proposed)
Billings City Limits
Yellowstone County Boundary
SBBURD Levy Districts
2
2 T5
23 T5
2
2 T5
23 T5
PARKHILL DR
GRAND AVE
LEWIS AVE
BROADWATER AVE
CENTRAL AVE
MONAD RD
KING AVE W
KING AVE E
MIDLAND RD
S FRONTAGE RD
1ST AVE S
S 27TH ST
MONTANA AVE
STATE AVE
LAUREL RD
S BILLINGS BLVD
JACKSON CT
VAUGHN LN
CALHOUN LN
ORCHARD LN
RIVERSIDE RD
SUGAR AVE
GARDEN AVE
MINNESOTA AVE
DIVISION ST
VIRGINIA LN
REGAL ST
MOORE LN
DANIEL ST
MULLOWNEY LN
Yellowstone River
The parcel data mapped hereon does not constitute a legal survey. Inaccuracies exist with both the mapped data and the Montana Department of Revenue CAMA data; when seeking the definitive description of real property, consult the deed recorded at the Yellowstone County court house.
N
W
E
S
Scale in Miles
0
0.25
0.5

EXHIBIT B

Scope of Services

All Services provided under this Agreement must comply with the adopted District Urban Renewal Plan, City's TIF policy, Montana law, and City code and shall include, but are not necessarily limited to:

1. Administration and Implementation of the Urban Renewal Plan

a. SBURA will ensure any TIF funded projects and activities it proposes to the City in the District align with the Urban Renewal Plan.

b. SBURA shall coordinate with City staff and the SBBURD Committee on any recommendations for amendments or updates to the Urban Renewal Plan.

c. SBURA shall coordinate with City staff and the SBBURD Committee to provide written quarterly reports to the City on the progress of implementing the Urban Renewal Plan as well as the status of City-approved projects and programs in the District.

d. SBURA will actively work to recruit private investment in the District in partnership with the City.

2. Tax Increment Financing Authority and Administration

a. SBURA and the City will develop and maintain an application form and assistance guidelines for parties seeking the use of TIF Funds.

b. SBURA will accept and review applications for TIF Funds related to the District and will provide a copy of the application to the City staff at the time it is submitted so City staff may perform a concurrent review.

c. SBURA will work with City staff to ensure applications are complete and the proposals align with the Urban Renewal Plan before SBBURD Committee review and consideration.

d. SBURA shall work with City staff to timely submit all complete applications that meet statutory criteria as well as the City's TIF policy to Council for consideration with a recommendation from the District Advisory Committee for approval or denial. The only applications not forwarded to Council should be incomplete applications or those that do not meet criteria of the TIF policy.

e. Recommendations for expenditures shall be presented to the City Council by SBURA in coordination with City staff.

f. Utilizing templates provided by the City, SBURA shall draft development agreements in coordination with City staff for approved applications in accordance with Council's conditions of approval, if any.

g. SBURA shall follow up with the applicant to ensure compliance with the conditions of the development agreement and provide any documentation requested by the City.

h. Meetings of the SBBURD Committee shall be held at City Hall..

i. SBURA shall work with City staff to coordinate, consult, and assist the SBBURD Committee to prepare and submit the following:

    i. Annual work plans and budgets;
    ii. Allocation of TIF funds for urban renewal projects and programs;
    iii. Amendments to the District's urban renewal plan; and
    iv. Other matters as directed by City Council related to the District.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: FY27 Landfill Use Agreement with Yellowstone County
PRESENTED BY: Jennifer Duray
Department: Public Works
Presentation: No
Legal Review: Yes
Project Number: N/A

RECOMMENDATION

The proposed one-year landfill agreement with Yellowstone County provides for reimbursement of self-hauled residential waste disposal by county residents at the Billings Regional Landfill. The FY27 agreement amount is $628,220, an increase of $190,640, or 44%, driven by the Council-approved landfill fee adjustment and improved customer residency tracking implemented in July 2025, which identified higher actual landfill utilization by Yellowstone County residents. The agreement also adjusts payment due dates to better align with Yellowstone County's property tax collection schedule. Approval of the agreement will allow continued administration of county resident landfill access through the existing reimbursement process and avoid the need to charge individual county residents at the scale house. Staff recommends approval of the agreement.

EXECUTIVE SUMMARY

The Billings Regional Landfill currently accepts waste from Yellowstone County through an annual agreement outlining accepted refuse types and associated fees for service. The proposed agreement for FY27 with Yellowstone County represents a 44% increase over FY26. The increase is in alignment with actual services rendered, which have been under-assessed in prior years due to insufficient resources to track residency status of visitors to the landfill. A new tracking method was implemented at the beginning of FY26, making it possible to properly assess utilization.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

The Billings Regional Landfill serves as the primary municipal solid waste disposal facility for residents and businesses throughout Yellowstone County. Under the long-standing agreement between the City of Billings and Yellowstone County, waste collected and delivered by licensed private haulers is charged directly to those haulers through the landfill's established tipping fees. Yellowstone County's annual payment to the City is intended to cover the disposal costs associated with self-hauled residential waste generated by county residents living outside the Billings city limits, as well as the associated use of landfill facilities.

Landfill disposal fees and county cost allocations are reviewed annually to ensure that revenues appropriately reflect actual usage and the costs of providing landfill services. Historically, estimates of Yellowstone County's self-haul usage were based on customers' self-reported residency information provided at the scale house. To improve the accuracy of customer tracking and cost allocation, Public Works implemented a driver's license scanning system on July 1, 2025. The system records customer residency information and provides a more reliable method for identifying and tracking self-haul residential users of the landfill. As a result, the City now has substantially improved data regarding the number of landfill visits and the volume of waste attributable to Yellowstone County residents.

The enhanced tracking data indicates that landfill usage attributable to Yellowstone County residents is significantly higher than previously reported. Consequently, the annual amount charged to Yellowstone County under the agreement has increased substantially to reflect actual landfill utilization. This adjustment does not represent a change in methodology or rates; rather, it reflects more accurate measurement of customer activity and ensures that landfill costs are allocated fairly between City of Billings residents and Yellowstone County residents based on actual usage.

The agreement also revises the payment schedule from July 1 and January 1 to December 1 and June 1. This change accommodates Yellowstone County's cash flow needs by better aligning payment due dates with the County's receipt of property tax revenues.

FISCAL EFFECTS

The landfill agreement is projected to generate $628,220 in revenue for the Solid Waste Fund in FY27, an increase of $190,640, or 44%, compared to FY26. A portion of the increase is attributable to the 10.4% landfill fee adjustment approved by the City Council on May 26, 2026. The remaining increase is the result of higher documented landfill

utilization by Yellowstone County residents, as identified through the enhanced customer residency tracking system implemented in July 2025.

STAKEHOLDERS

ALTERNATIVES

City Council may:

- Approve the landfill agreement; or,
- Not approve the agreement. If the Council does not approve the agreement, Yellowstone County self-haul residents would need to be charged for each trip to the landfill, which would increase lines at the landfill.

Attachments

Agreement

LANDFILL USE AGREEMENT

THIS AGREEMENT made and entered into this _____ day of _____ 2026, by and between the CITY OF BILLINGS, MONTANA, a municipal corporation, hereinafter referred to as "CITY" and the YELLOWSTONE COUNTY SOLID WASTE DISPOSAL DISTRICT, hereinafter referred to as "DISTRICT".

WITNESSETH:

WHEREAS, the DISTRICT and its residents are desirous of using the landfill facilities of the CITY for the disposal of solid waste; and

WHEREAS, the CITY is willing to allow the DISTRICT and its residents use of its landfill facilities during normal public operating times.

NOW THEREFORE, in consideration of the mutual covenants and agreements between the parties hereto, it is mutually agreed as follows:

1. **DEFINITIONS**
    a. Landfill – The term "Landfill" shall mean the Billings Regional Landfill situated in Yellowstone County, owned and operated by the City of Billings.
    b. Other Waste – The term "other waste" shall mean construction and demolition refuse, dead animals, non-processed tires, asbestos, and special waste such as contaminated soil, sludges, and treated timbers.
    c. Refuse – The term "refuse" shall mean all approved and permitted wastes that lawfully may be disposed of in the Landfill.
    d. Residential Municipal Solid Waste – The term "residential municipal solid waste" shall mean any refuse not falling under the definition of "other waste" and generated from or at a property used as a residential dwelling.

2. **TERM.** The term of this AGREEMENT shall be from July 1, 2026 through June 30, 2027. Either party may terminate this AGREEMENT at any time with or without cause, upon six months written notice to the other party. In the event of such termination, a pro rata payment shall be paid or refunded, depending on the termination date.

3. **USE OF FACILITIES.** The City will permit the DISTRICT and its residents to use its landfill facility for disposal of refuse generated within the area of the DISTRICT at such times as said landfill shall be open for disposal of refuse. The DISTRICT agrees to use facilities in accordance with all applicable federal and state legislation, all applicable local ordinances including, but not limited to Billings Municipal Code, Chapter 21, and all applicable federal, state, and local administrative rules in order to promote the health, safety, and welfare of the citizens of Billings, Montana.

4. **PAYMENT FOR RESIDENTIAL MUNICPAL SOLID WASTE.** For the period from July 1, 2026 through June 30, 2027, the DISTRICT agrees to pay the CITY the sum of six hundred twenty-eight thousand two hundred twenty dollars ($628,220.00) for residential municipal solid waste hauled by District residents from their primary residence. One half of this amount shall be paid semi-annually on or before December 1, 2026 and June 1, 2027.

DISTRICT residents will not be charged at the Landfill for residential municipal solid waste hauled by residential users for loads less than 1.5 yards or 700 pounds but will be charged for other waste of any volume or weight.

5. **IDEMNITY.** Each of the parties hereto shall indemnify, hold harmless, and defend the other party, its agents, employees or officials, against any and all claims, demands, causes of action, damages, costs, expenses, liability, or judgments against the other party for personal injury, death, or property damage caused by the negligence of the other party, its agents, employees or contractors arising from, growing out of, or in any way connected with or incidental to performance of this agreement.

   Indemnity under this agreement shall commence on the date of execution hereof and shall continue for the entire term this agreement is in effect and for any applicable period of limitations thereafter. Either party shall notify the other party, in writing, within ten (10) days of any claim made on the obligations indemnified against hereunder.

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

CITY OF BILLINGS, MONTANA

By _____

MIKE NELSON, MAYOR

BOARD OF COUNTY COMMISSIONERS
YELLOWSTONE COUNTY, MONTANA

_____

MARK MORSE, Chairman

_____

CHRIS WHITE, Member

_____

MIKE WATERS, Member

APPROVED AS TO FORM:

By _____

GINA DAHL, CITY Attorney

Consent 1. F.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: New Airport Automobile Public Parking Concession Agreement
PRESENTED BY: Jeff Roach
Department: Airport
Presentation: No
Legal Review: Yes
Project Number: N/A

RECOMMENDATION

Staff recommends approval of the new five-year Automobile Public Parking Concession Agreement with SP Plus, LLC.

EXECUTIVE SUMMARY

One of the Airport's larger revenue-generating concessions is the Automobile Public Parking Concession. This concession is operated by a professional parking vendor that has been selected by an RFP process. The current public parking lot access control equipment is in need of equipment upgrades and replacements and a new concession agreement. An RFP process was initiated on February 27, 2026, and concluded with the receipt of proposals on March 26, 2026. A selection committee reviewed the proposals received and recommended awarding a new agreement to SP Plus, LLC, the incumbent operator. City Council approved award of the agreement to SP Plus, LLC on April 27, 2026, with approval of the final agreement to follow completion of the details.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

Staff advertised for qualified concessionaires to submit proposals for operating the Automobile Public Parking Concession for a five (5) year term beginning June 1, 2026. The RFP Notice was advertised on February 27, 2026, March 6 and 13, 2026, in the *Yellowstone County News*, the City of Billings website and the Billings Logan International Airport (BIL) website. This Concession oversees the operation of the Airport's paid public parking lots, which consist of 143 short-term parking stalls, 234 long-term premium parking stalls directly across from the Terminal Building, 625 long-term parking stalls and 350 economy lot parking stalls. The concessionaire collects all parking revenues and remits the higher of either a percentage of the gross revenues or a Minimum Annual Guarantee (MAG) to the City as the fee to run the concession (i.e., the concession fee).

The RFP requires the successful concessionaire to provide new access control and revenue reporting equipment, with a focus on the use of technology for more efficient operations, improved exit traffic flow, customer service and to assist the Airport with shuttle service to the Terminal Building each year during the peak holiday season. The new agreement will also incorporate the parking rates updated effective July 1, 2025, as the rates for year one of the Agreement, provide for a bi-annual rate review, and incorporate periodic rate adjustments to keep pace with comparable airport parking markets.

Based on the RFP specifications, SP Plus LLC's offer presented the best cost/revenue option for the Airport with no capital expenditure required by the Airport. The City Council approved award of the new concession agreement to SP Plus, LLC at their April 27th meeting. The details of the final agreement have now been finalized and the final agreement is now before the City Council for approval.

FISCAL EFFECTS

For each year of the term, the concessionaire will remit either the stated percentage of actual gross receipts, or the stated annual MAG, whichever is greater. Calendar Year 2025 Gross Receipts totaled $4,495,619. The recommended bid from SP Plus, LLC will generate approximately $3,400,000 in revenues for the Airport operation in the first year, based on $4,000,000 in annual gross receipts, and approximately $17,000,000 over the entire five-year agreement term.

STAKEHOLDERS

ALTERNATIVES

The City Council may:

- Accept the new five (5) year Agreement with the parking vendor;
- Disapprove the new five (5) year Agreement with the parking vendor.

Attachments

Parking Concession Agreement
Agreement exhibits

AUTOMOBILE PUBLIC PARKING CONCESSION AGREEMENT

THIS AGREEMENT made and entered into on _____,
by and between the following:

CITY OF BILLINGS, MONTANA, hereinafter
designated "City"

and

SP PLUS LLC, hereinafter
designated "Concessionaire"

W I T N E S S E T H

WHEREAS, the City owns and operates an airport known as Billings Logan International Airport (BIL), located in the City of Billings, State of Montana, and

WHEREAS, the parties desire to enter into an agreement for the purpose of operating an Automobile Public Parking Concession and for the use of Premises and Facilities at the Airport for such concession, and

WHEREAS, the Concessionaire is a company engaged in operating public parking facilities and lots, and

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements herein contained and the benefits to be derived, the parties hereby agree as follows:

ARTICLE I

DEFINITION OF TERMS

1. "Agreement" shall refer to the terms and conditions of this Agreement for the operation of the public parking facilities of Billings Logan International Airport.

2. "Airport" shall refer to the Billings Logan International Airport.

3. "Automobile Public Parking Concession" shall mean the privilege of operating the public automobile parking facilities on the Airport, as described in attached Exhibit A, for which a charge is made.

4. "Billings Logan International Airport" refers to the Airport, owned and operated by the City and located in Billings, Montana.

5. "City" shall refer to the City of Billings, Montana.

6. "Concessionaire" shall refer to the firm selected to operate the Automobile Public Parking Concession at the Airport under the terms and conditions set forth in this Agreement.

7. "Contract Year" shall refer to each twelve (12) month period beginning on the start date of this Agreement and each successive annual anniversary date, for the term of this Agreement.

8. "Days" shall be understood to mean calendar days.

9. "Director" shall mean the Director of Aviation and Transit at the Airport, or his/her designee.

10. "Gross Receipts" shall include the aggregate amount of all receipts from the operation of the Automobile Public Parking Concession, whether for cash, credit, or otherwise, and regardless of when or whether payment is received, including, but not limited to, all parking charges and sales of any kind made from the Concession Premises and Facilities and excluding only shuttle costs, and any sales tax or other direct consumer tax that may specifically be paid by the purchaser or the customer at the time of purchase or payment. Gross Receipts do not include consumer-paid transaction fees , (specifically defined as: $0.00 for grace/validated tickets; $0.99 for transactions staying under 2 hours; and $1.99 per transaction for stays of 2 hours or more; Airport validations, and exempt handicapped parking fees.

11. Minimum Annual Guarantee (MAG) shall mean the minimum amount of money that is due annually and payable monthly by the Concessionaire regardless of actual revenues.

12. "Premises and Facilities" shall refer to the public parking premises and facilities serving the current and proposed Airport passenger Terminal Building as described in attached Exhibit A or as may be amended.

13. "Parking Concession Manager" shall refer to the person appointed by the Concessionaire to be in complete charge of the Concessionaire's operation at the Airport.

14. "Parking Control Equipment" (Equipment) shall refer to the equipment used in the operation of the Automobile Public Parking Concession as described in the attached Exhibit B.

15. "Revenue Sharing" shall refer to the allocation of revenues pursuant to the annual percentage of Gross Receipts.

16. "Term" shall refer to the specific commencement and end dates of this Agreement between the Airport and the Concessionaire, and any extension thereof.

17. "Twenty-four (24) Hour Period" refers to the continuous twenty-four (24) hour time period that begins from the time a parking customer enters the parking lot facility and receives a date and time-stamped parking ticket, receipt, confirmation, or other form of acknowledgement indicating the exact time they entered the parking lot.

ARTICLE II
TERM OF AGREEMENT

1. Term. The term of this Agreement shall commence as of 12:01 a.m. local time, June 1, 2026, and shall end at 11:59 p.m. local time, May 31, 2031. This is known as the base term.

2. Option Term. Provided that the Concessionaire is in compliance with the terms and conditions of this Agreement and has performed satisfactorily, one (1) additional five (5) year option term may be exercised at sole discretion of the Airport. To exercise the option term, the parties shall agree in writing to the option term, a minimum of six (6) months prior to the base term termination date. Unless otherwise authorized by the City for an alternative later date, the agreement will terminate on the stated expiration date.

3. Holding Over. At the end of the base term, if the parties are actively engaged in negotiations to extend the term, but need time to complete negotiations, the parties agree that the agreement may continue past the base term on a month-to-month basis on a holding-over basis. This month-to-month continuation will be under the same terms and conditions in place at the termination of the base term. The holding over condition may be terminated with thirty (30) days prior written notice.

ARTICLE III
PREMISES AND FACILITIES

1. The City, in consideration of the compensation to be paid and the covenants and agreements set forth herein to be kept and performed by the Concessionaire, does hereby grant to the Concessionaire, upon the conditions hereinafter set forth, the use and occupancy of the Premises and Facilities for the Automobile Public Parking Concession as defined in Exhibit A, attached and made a part hereof. As the Airport prepares for the future construction of a parking garage, the Premises and Facilities available to the Concessionaire are subject to change; said

change will be made via an amendment to this Agreement following discussion with and notice to Concessionaire.

2. The City expressly reserves the right to grant utility rights-of-way over, under, through, across, or on any part of the Premises and Facilities, provided that such use will not unreasonably or materially interfere with the Concessionaire's use of the Premises and Facilities.

ARTICLE IV
FEES AND CHARGES

1. For the privilege of operating the Automobile Public Parking Concession and the use of the Premises and Facilities, the Concessionaire shall pay to the City each year during the term of this Agreement the following net percentages of annual Gross Receipts:

Percentage of Gross Receipts

Contract Year One:
85% of Gross Receipts

Contract Year Two:
85% of Gross Receipts

Contract Year Three:
85% of Gross Receipts

Contract Year Four:
85% of Gross Receipts

Contract Year Five:
85% of Gross Receipts

Notwithstanding the "Revenue Sharing" provided by the allocation of revenues pursuant to the above percentage of Gross Receipts formula, Concessionaire guarantees the City the greater of either:

A. The above percentage Gross Receipts formula, or

B. A minimum annual guarantee equal to $3,210,000 for Contract Year One;
A minimum annual guarantee equal to $3,210,000 for Contract Year Two;
A minimum annual guarantee equal to $3,210,000 for Contract Year Three;
A minimum annual guarantee equal to $3,210,000 for Contract Year Four;
A minimum annual guarantee equal to $3,210,000 for Contract Year Five.

The minimum annual guarantee may be rescinded for any Contract Year in which the annual passenger enplanements (boardings) are less than 400,000 The annual Contract Year enplaned passenger number will be calculated by the City using the information provided by the air carriers for all enplaned passengers during each Contract Year.

2. If a cashier undercharges a customer, the Concessionaire shall pay the City based on the full amount of the actual charge. If a cashier makes an overcharge, the amount of the overcharge will be included in the Gross Receipts and shall not be used as an offset for any undercharge. If it is shown to the satisfaction of the City that the overcharge was refunded to the customer, the amount of the overcharge will not be included in the Gross Receipts.

3. To effect certain provisions of MCA Title 49, Chapter 4, Part 3 (section 49-4-301 et seq.), the Concessionaire shall not make a charge to handicapped persons prominently displaying either a valid, State-issued special handicapped permit in the windshield, a special one hundred (100) percent disabled veteran license plate issued under MCA 61-3-332(9), or 61-3-458(4)(b) or (4)(i) or a distinguishing handicapped person's license plate or placard issued by a foreign jurisdiction. Per City ordinance, handicapped persons prominently displaying a special parking permit in the windshield or special license plates are exempt from all parking charges and fees imposed for parking on public streets or in designated handicapped places in public parking lots or public parking garages and are exempt from any time limitation imposed upon parking in such area except in areas where: (a) stopping, standing or parking of all vehicles is prohibited; (b) only special vehicles may be parked; (c) parking is not allowed during specific periods of the day in order to accommodate heavy traffic; or (d) time limitations are placed on handicapped parking because of security and operational reasons such as handicapped parking spaces at Billings Logan International Airport. Concessionaire shall complete a handicapped parking form for this parking and submit copies of the handicapped parking forms it has collected each month along with its monthly Gross Receipts report.

4. The Concessionaire shall furnish to the City by the fifteenth (15th) day of each month a report signed by the Parking Concession Manager or corporate officer showing total Gross Receipts, as defined herein, for the preceding calendar month. The City retains the right to direct the Concessionaire to alter its reports as deemed appropriate. With said monthly statement, the Concessionaire shall remit to the City the percentage of Gross Receipts for the preceding calendar month, to be computed as described in this Article IV, Paragraph 1. If Concessionaire makes an error in computing the percentage of Gross Receipts, upon notification by the City, Concessionaire

shall immediately pay any underpayment to the City with interest, as set forth herein below. If Concessionaire shall have paid to City a percentage of the Gross Receipts in excess of the amount due for such month, the overpayment shall be adjusted against the percentage of Gross Receipts for the next month and reflected on the monthly statement for said month.

5. No later than thirty (30) days following the end of each Contract Year, Concessionaire shall deliver to City, an annual summary statement signed and certified by a corporate officer to be true and correct, setting forth the details and total amount of Concessionaire's annual Gross Receipts made during the immediately preceding Contract Year. This statement shall be for the purposes of reconciling the monthly statements of Gross Receipts and payments made by the Concessionaire during each Contract Year.

6. Notwithstanding the provision herein contained for the payment by the Concessionaire to the City a Concession Fee based upon a percentage of Gross Receipts as above provided, it is expressly understood and agreed that the City shall not be construed or held to be a partner, associate, or joint venturer of the Concessionaire in the conduct of its business, but the Concessionaire shall at all times have the status of an independent contractor, without the right or authority to impose tort, contractual, or any other type of liability upon the City.

7. The City is entitled to collect and the Concessionaire agrees to pay all Concession Fees due under this Agreement to the City without notice to the Concessionaire. Concession Fees more than thirty (30) days past due will be subject to an interest penalty of one and one-quarter percent (1 1/4%) per month, based on an annual rate of fifteen percent (15%).

8. Without prejudice to any other remedy which otherwise might be used to resolve any payments in arrears or other breaches of this Agreement, if the City is required or it elects to pay any sum or sums, or incurs any obligations or expense by reason of failure, neglect, or refusal of the Concessionaire to perform any one or more of the terms, conditions, or covenants of this Agreement, or as a result of any act or omission of the Concessionaire contrary to said terms, conditions, or covenants, the sum or sums so paid or the expense so incurred, including all interest, costs, damages, and penalties may be added to any installment of the Concession Fees thereafter due and each and every part of the same shall become additional charges recoverable by the City in the same manner and with like remedies as if it were originally a part of the Concession Fees as set forth herein above.

9. No acceptance by the City of Concession Fees, charges, or other payments in whole or in part for any period or periods after a default or breach of any of the terms, covenants, and

conditions to be performed, kept, or observed by Concessionaire shall be deemed a waiver of any right on the part of the City to terminate this Agreement or to collect unpaid Concession Fees or other charges.

ARTICLE V

USES, PRIVILEGES, AND OBLIGATIONS OF THE CONCESSIONAIRE

1. The Automobile Public Parking Concession is defined as Concessionaire's privilege of operating the public automobile parking facilities on the Airport for which a charge is made. The Concessionaire agrees, however, that other Airport tenants and persons may lease property from the City in places other than those described in the attached Exhibit A for purposes of providing auto parking for the other tenants' employees, customers, guests, and invitees.

2. During the term of this Agreement, the Concessionaire agrees to use the Premises and Facilities for the purposes or activities stated herein, subject to the conditions generally or primarily set forth herein. Concessionaire shall not use or permit the use of the Premises or Facilities or any part thereof for any purpose or activities other than those specifically stated herein without first obtaining the express, written approval of the Director.

3. The Concessionaire agrees that the City and the Airport have the right to adopt and enforce reasonable rules and regulations and that the Concessionaire and all employees, representatives, agents, and invitees will faithfully observe and comply with all rules and regulations as may from time to time be promulgated by the City or the Airport.

4. Concessionaire, its employees, representatives, agents, or invitees shall at all times comply with the laws, codes, and regulations of the United States of America and the State of Montana; all applicable ordinances, codes, regulations and policies of the City of Billings, including Montana Prevailing Wage Rates, non-discrimination requirements, etc., and the rules governing operation of the Airport. Violations thereof by the Concessionaire, its agents or employees, or revocation of permits or licenses required in the performance of this Agreement shall be cause for termination of this Agreement at the option of the City if not corrected immediately.

5. The Concessionaire shall, at its own expense, pay and be solely responsible for any and all taxes or assessments properly levied by the City, County, State, Federal, or other governmental units, and any and all costs or charges for utility services furnished to or required by the Concessionaire, which are not already specifically provided for by the City as set out in this Agreement. The City will provide electricity, water and sewer services, and the parking lot lighting.

6. At the time of execution of this Agreement, and annually thereafter for the term of this Agreement, Concessionaire shall obtain a City of Billings business license and furnish a copy of said license to the Director, showing that the required license is in effect and current at all times.

7. The Concessionaire will not affix or permit to be maintained upon the Premises or upon the exterior of the Facilities or any improvement or appurtenances thereto, any billboards, signs, or any other advertising media, except those which have the prior written approval of the Director and a permit, if required, from the City. The Concessionaire also will not affix or permit to be maintained within any structure situated upon or within the Premises any signs or other advertising media which concern goods or services other than those furnished or offered for sale by the Concessionaire, except those which have prior written approval of the Director. Additionally, in accordance with City ordinance, no handbills, printed circular, leaflet, pamphlet, card, or other printed matter or literature may be distributed, deposited, or scattered in any of the public automobile parking lots.

8. The Concessionaire shall provide a complete and proper arrangement for the adequate sanitary handling and disposal of all trash, garbage, and other refuse on the Premises and Facilities caused as a result of the operation of its business. Piling of boxes, cartons, pallets, barrels, or similar items in an unsightly or unsafe manner on or about the Premises is forbidden. The City will provide suitable receptacles for all garbage, trash and other refuse at various locations around the parking lot Premises. The Concessionaire will be responsible for the daily emptying of the provided garbage receptacles and replacing new garbage liners in each receptacle. All collected garbage will be disposed of in the Airport Terminal Building trash compactor/dumpster located directly west of the Terminal Building or other location as may be specified by the Director.

9. The Concessionaire shall bear, at its own expense, all normal and customary costs of operating the Automobile Public Parking Concession, and shall provide and pay in addition to the Concession Fees, all other costs connected with its use of the Premises and Facilities, rights and privileges granted, including but not limited to the following:

A. Plowing and removal of snow from the parking lot Premises to a location on the Airport as designated by the Director.

B. Plowing and removal of snow from the sidewalks in the parking lots, including the sidewalk on the west side of the Parking Concession building through the parking lot to a location on the Airport as designated by the Director. Piling of snow in crosswalks or

windrowing snow to impede pedestrian traffic on and across sidewalks and the parking areas is prohibited.

C. The control of icy and slippery conditions through the use of sand, snow melt, liquid deicing fluids, or other acceptable methods.

D. The backup and storage of supporting records, documents, books, and accounts, and any subsequent costs associated with the need to store the identified documents, including transportation to a storage site.

E. The backup of any systems and data relating to the operation of the parking concession.

F. Annual license fees for any systems or software utilized in the operation of the parking concession.

G. Janitorial services and associated cleaning supplies and restroom paper products.

H. Wi-Fi or cellular service utilized by onsite personnel or any of the PARCS equipment.

I. Parking rate signage.

J Insurance, performance bonds, and all licenses, permits, or other similar authorizations as required under Federal, State, or Local laws and regulations insofar as they are necessary to comply with the requirements of this Agreement and the rights and privileges extended hereunder.

K. Costs to procure, install, operate and maintain a new Parking Access and Revenue Control System (PARCS) and removal of the replaced PARCS system, including any necessary civil work related to the new equipment.

The Concessionaire shall also pay for all repairs or replacements to City property, facilities, or equipment, resulting from damage caused by the Concessionaire, its representatives, agents, invitees, employees, contractors, suppliers, and customers, arising out of, directly or indirectly, the Concessionaire's use or occupancy of the Premises and Facilities.

10. The Concessionaire shall conduct a parking rate survey semi-annually of the five (5) large Montana airports parking rates and submit a report to the Director. No more than one rate increase per year will be permitted. Any rate changes will be reflected in an amendment to this Agreement.

11. The Concessionaire shall provide a shuttle operation to and from the Terminal Building. Initially the shuttle service will be a seasonal shuttle service from the Economy and Remote Overflow Lots to/from the Terminal Building. Once construction of the future parking garage facility begins, daily shuttle service will be required. The Concessionaire will provide the shuttle vehicles to be used for the onsite shuttle service. A shuttle service operation/cost proposal will be prepared by the Concessionaire for each Contract Year of this Agreement and presented to the Director.

12. The Concessionaire shall not do anything, or permit anything to be done, within the Premises and Facilities which may interfere with the effectiveness or accessibility of the storm drainage, electrical, water, and sewage systems, the fire protection system, the alarm system, and the facilities for the protection of the Airport and the public.

13. The Concessionaire shall not engage in any business or activity on the Airport other than as authorized herein.

14. At the termination or expiration of this Agreement, the Concessionaire shall surrender the Premises and Facilities to the City in the same condition as when the Concessionaire received the Premises and Facilities from the City or as thereafter modified or improved; reasonable use and wear are excepted.

15. If a new operator is selected upon the expiration of this Agreement, the Concessionaire agrees to turn over all access to all of the Parking Control Equipment, and in all other ways cooperate in the transition steps. The Concessionaire agrees to remove all of its personal property in a timely manner. Revenue generated by the vehicles parked on the Premises at the time this Agreement expires shall be considered as part of the Gross Receipts of the new operator. Annual PARCS licenses are subject to a 3% annual escalator. The following schedule illustrates the “year 6” cost structure that would apply to either a successor operator or the airport should they elect to continue utilizing the technology following the expiration of the base term and no option term is exercised by the Airport. In the event this Agreement is terminated prior to the end of the base term, or if a successor operator or the City elects to utilize the Metropolis Vision SaaS and/or AeroParker Platform at any time when Concessionaire is not the active operator, the City or successor operator shall be strictly liable for the then-current annual licensing, platform, and SaaS fees (including the 3% annual escalator calculated from Year 1). The 'Year 1 Base Value (Waived)' applies strictly and exclusively while Concessionaire is the active operator under this Agreement..

Platform Component	Year 1 Base Value (Waived)	Year 6 Successor Fee (3% Annual Escalator)
Metropolis Vision SaaS	$68,000.00	$78,830.40
AeroParker Platform Fee	$18,000.00	$20,866.87
Total Annual Licensing	$86,000.00	$99,697.27

16. No charges, fees, tolls, etc., other than those expressly provided for in this Agreement (including the consumer-paid transaction fees expressly permitted in Article I, Section 10), shall be charged or collected by the Concessionaire, unless it receives the prior, written approval of the City.

17. The Concessionaire shall accept all reasonable means of payment, including, but not limited to, cash, local personal checks (optional), debit cards, all major credit cards, and major online or mobile payment options. Concessionaire will bear all costs associated with the operation of current Payment Card Industry Data Security standards for its credit card system and online and mobile payment systems. The Concessionaire shall be responsible for all losses incurred on personal checks, credit card charges, and insufficient funds transactions. The Concessionaire shall also be responsible for all employee theft of revenues and losses due to holdup of personnel or robbery of the Premises. None of these losses will be deducted from Gross Receipts for the purpose of computing Concession Fees due.

18. If the Concessionaire becomes aware of an allegation of theft or other improper action by one of its employees, the Concessionaire shall report the facts regarding the allegation to the Director within forty-eight (48) hours of Concessionaire's knowledge of such. The Concessionaire shall provide the Director with a follow up report informing him/her of the actions taken by the Concessionaire.

19. In the event the Concessionaire does not perform some task, which should have been performed, the City shall give the Concessionaire fifteen (15) days notice to perform the task. If the Concessionaire has not performed the task within those fifteen (15) days, the City may accomplish the task by any appropriate means and charge the Concessionaire for such costs

including interest. Upon being billed for such costs, Concessionaire shall immediately remit full payment to the City.

20. In the event of a strike by the Concessionaire's employees, the City retains the right to take over the operation of the paid parking facilities so that the public may be served without interruption. During such time period, if the City takes over the operation of the paid parking facilities, then all parking fee collections shall be the City's sole property.

21. In the event of an automobile accident, injury to a customer, damage to property, or other similar incident occurring on the parking lot Premises, or if a claim is made by a customer, the Concessionaire shall provide the Director with a copy of the accident report or incident report within twenty-four (24) hours of the occurrence. Concessionaire shall contact Airport Police to report an automobile accident or damage to property; Concessionaire shall contact Airport Operations to report injuries to customers or others.

22. Concessionaire shall report to the Director monthly, the make, model and license number of any vehicle(s) parked in the parking areas for forty-five (45) days or more.

23. On an annual basis, the City will generate and distribute approximately forty-five (45) courtesy no-charge VIP parking cards and either provide a list of authorized VIP card users or a list of approximately forty-five (45) authorized license plates for the VIP card recipients to the Concessionaire. The use of the courtesy VIP parking cards shall be tracked by Concessionaire and included in the monthly report under the transaction type "non-revenue" as specified in Article XI, Paragraph 5, herein. The Concessionaire will either create subscription accounts for these authorized license plates at no charge, or utilize other validation access options subject to Director approval

24. Depreciation and Investment Credit. Neither Concessionaire nor any successor of Concessionaire under this Agreement may claim depreciation or an investment credit with respect to the Leased Premises under the Internal Revenue Code of 1986, as amended. Concessionaire hereby makes an irrevocable election binding on it and its successors in interest under this Agreement, not to claim such depreciation or investment credit with respect to the Leased Premises.

25. Useful Life of the Facility. Concessionaire and the City agree that the term of this Agreement does not exceed eighty percent (80%) of the reasonably expected economic life of the property or facilities covered by this Agreement. Concessionaire represents and acknowledges that it has no option or right to purchase or acquire any interest in the personal or real property subject to this Agreement.

26. Customer and Member Data. The City and the Concessionaire acknowledge and agree that the customer and member data collected and maintained by the Concessionaire through its Parking Access and Revenue Control System is not considered Personally Identifiable Information or information maintained by the City. The City acknowledges and agrees to Concessionaire's standard data retention policy regarding such information. Furthermore, customers are not required to create an account to utilize the parking facilities, and any customer who elects to create an account retains the right to delete their account at any time. Accordingly, the parties agree that this specific customer and member data is exempt from the data disposal and deletion requirements established in the City of Billings Information Technology Cybersecurity and Policy Manual. For the purposes of this Agreement, member data shall include, but is not limited to, license plate numbers, parking ticket records, and credit card receipts.

ARTICLE VI
RIGHTS AND COVENANTS OF THE CITY

1. The City covenants that the Concessionaire shall have peaceful possession and quiet enjoyment of the Premises and Facilities during the term hereof so long as the Concessionaire performs and observes all of the covenants, agreements, terms, and conditions of this Agreement.

2. The City reserves the right to inspect facilities and maintain and keep in repair all publicly owned facilities of the Airport, together with the right to direct and control all activities of the Concessionaire to effect the right to maintain and repair all publicly owned facilities.

3. During time of war or national emergency, the City shall have the right to enter into an agreement with the United States Government for military or naval use of part or all of the landing area, the publicly owned air navigation facilities and/or other areas or facilities of the Airport. If such agreement is executed, the provisions of this Agreement, insofar as they are inconsistent with the provisions of the agreement with the Government, shall be suspended.

4. It is understood and agreed that the rights granted by this Agreement will not be exercised in such a way as to interfere with or adversely affect the use, operation, maintenance, or development of the Airport.

5. There is hereby reserved to the City, its successors and assigns, for the use and benefit of the public, a free and unrestricted right of flight for the passage of aircraft in the airspace above the surface of the Premises and Facilities herein conveyed, together with the right to cause in said airspace such noise as may be inherent in the operation of aircraft, now known or hereafter

used for navigation of or flight in the air, using said airspace or landing at, taking off from, or operating on or above the Airport.

6. The City and its duly authorized representatives shall have at any and all times the full and unrestricted right to enter the Premises and Facilities for the purpose of inspecting and of doing any and all things with reference thereto which the City is obligated to do as set forth herein, or which may be deemed necessary for the proper general conduct and operation of the Airport or in the exercise of the City's police power, or for observing the performance by Concessionaire of its obligations hereunder, provided said entry shall not unreasonably interfere with the operation of the Concessionaire.

7. The City reserves the right to temporarily remove up to ten percent (10%) of the combined total of paid parking spaces for a period ranging up to ninety (90) days for maintenance or other essential Airport purposes. In such an instance, the Concessionaire's rent shall remain as contained in this Agreement. If more spaces are taken out of use, or if the period is longer than ninety (90) days, the rent shall be adjusted as mutually agreed upon by both parties, to reflect the reduction of spaces.

8. The City reserves the right to modify the Premises and Facilities as necessary to accommodate the demand for paid parking and to facilitate construction. The modification will be discussed with the Concessionaire prior to its modification or construction and planned to minimize the disruption to the Concessionaire. In the event a modification or construction requires a change to the terms and conditions of this Agreement, the change shall be made by a written amendment that is agreed to and signed by both parties.

9. The City reserves the right to validate tickets or other validation forms for its consultants, officials, and other invitees, in which case there will be no charge. To qualify for the City validation, each ticket or validation form must be stamped with the City's Aviation and Transit Department parking validation stamp.

ARTICLE VII

CONCESSION OPERATIONS

1. It is the City's objective to provide the highest quality of service to the public. To accomplish this objective, the Concessionaire shall manage and operate the Automobile Public Parking Concession with energy, fidelity, diligence, excellence, integrity, dedication, and in full compliance with all of the provisions of this Agreement.

2. The Concessionaire shall operate the Automobile Public Parking Concession twenty-four (24) hours per day, each and every day during the entire term of this Agreement or any extension thereof.

3. The Concessionaire shall select and appoint an active, full-time Parking Concession Manager (Manager) who shall be in complete charge of the Concessionaire's operation at the Airport. Such person shall be a qualified, competent, and experienced manager vested with full power and authority in respect to the conduct of the Concessionaire's operations hereunder. The Manager shall be assigned to a duty station office at the Airport and shall ordinarily be available during regular business hours on Mondays through Fridays. At all times when the Manager is absent, a designated alternative representative shall be in charge and available at such duty station. The Manager shall have no other duties except as required at the Premises and Facilities.

4. The Concessionaire's employees shall at all times be distinctively and appropriately uniformed and be courteous, helpful, efficient, and clean and neat in appearance. Concessionaire's employees shall be required to greet customers in a friendly manner and say "Thank You" for each transaction. The Concessionaire shall not employ any person(s) in or about the Premises or Facilities who shall use improper language or act in a loud, boisterous, rude, or otherwise improper manner. The Concessionaire shall maintain a close check over its attendants and employees to ensure the maintenance of high standard of customer service to the public, the performance of such obligations to be determined at the sole discretion of the Director. The Concessionaire must apply for and obtain background checks and security clearance for all Concessionaire's employees as a prerequisite of employment at the Airport. The Concessionaire is not permitted to hire any persons who have been convicted of theft, misappropriation of funds, or any other fiscal impropriety.

5. The Concessionaire shall provide an adequate number of trained employees qualified to operate the Automobile Public Parking Concession in an efficient and professional manner. The Concessionaire shall prepare and submit staffing schedules for approval by the Director. Except in an emergency, the schedules may not be changed without approval of the Director. The Concessionaire shall establish a program of pre-assignment and in-service training, including preparation of operating procedure manuals. The procedures shall be approved by the Director. In-service training activities will be limited to off-peak periods.

6. To ensure prompt and efficient customer service to the public, the Concessionaire shall provide a sufficient number of cashiers on duty at all times to manage the exit queues to

prevent them from consistently exceeding five (5) vehicles in any one lane. If more than five (5) vehicles are in a lane, the Concessionaire shall open an additional lane, if such an additional lane is available. Scheduling shall also provide for adequate coverage during all break times, shift changes, and holiday or seasonal peaks. Strict adherence to the approved staffing schedule is required.

7. The Concessionaire shall provide and maintain continuous backup for its PARCS devices and data systems.

8. The Concessionaire shall take all reasonable measures in every proper manner to maintain, develop, and increase the business conducted by it hereunder, and the Concessionaire shall not divert any business from the Airport by referral or any other method.

ARTICLE VIII

STRUCTURES, OTHER IMPROVEMENTS, AND MAINTENANCE

1. The City shall be responsible for structural maintenance of the parking lot structures and surface facilities, which it provides. The City shall, at its expense, provide and keep in good repair the lot structures, all paved parking surfaces in the parking lots, the concrete curbing and sidewalks, general area lighting (including re-lamping), fencing, landscaping, and directional signage. Concessionaire shall be responsible for the maintenance and repairs to the electrical, plumbing, phone and data lines, Wi-Fi or cell service, broken glass, door locks, and other items not identified as a responsibility of the City.

2. The City shall provide appropriate onsite storage space for the shuttle buses provided by the Concessionaire.

2. The Concessionaire shall provide, install, and maintain suitable informational signs, including signs showing current rates at each parking lot entrance and each cashier booth, subject to the approval of the Director.

3. Storage areas shall be kept in a safe, neat, clean, and uncluttered condition. Trash receptacles shall be provided by the City and placed at convenient locations throughout the parking areas and shall be emptied frequently by Concessionaire so as to avoid becoming overfilled and causing litter. Concessionaire will closely monitor the parking areas for debris and litter, and pick up and properly dispose of such.

4. The Concessionaire will develop and maintain a contingency plan to ensure that all Facilities are operational during periods of electrical failure, inclement weather, and for periods of equipment failure.

5. Concessionaire shall make no alterations, changes, or additions in or to the Facilities and Premises, unless and until the prior written consent of the Director has been obtained. All plans and specifications for such alterations, changes, or additions shall be approved by the Director in advance of any construction or implementation. All alterations, improvements, and changes to the Premises and Facilities shall become the property of the City.

ARTICLE IX
PARKING CONTROL EQUIPMENT

1. The parking control equipment in place at the inception of this Agreement is owned by the City and described in Exhibit B, attached and made a part hereof. The Concessionaire shall replace any outdated and end-of-life equipment with new equipment as outlined in the Concessionaire's RFP response included as Exhibit C, attached and made a part hereof, and properly dispose of the equipment being replaced.

2. The Concessionaire shall maintain the parking control equipment at full operating efficiency during the term hereof. The Concessionaire specifically agrees to provide the capability, either with its own personnel or a maintenance contractor, to respond to, and commence repairs of an equipment outage within four (4) hours. If for any reason it becomes necessary to repair or replace any parking control equipment, the Concessionaire will pay the full cost of the repair or replacement.

3. Concessionaire agrees to replace/update the existing parking control equipment with new equipment as specified during the first quarter of the Contract Year and to provide a complete list of the installed systems and equipment upon completion of replacement and installation. The physical replacement parking control equipment hardware in place at the end of the term of this Agreement or any extension thereof, shall remain in place and either become the property of the City or be transferred to a new operator. However, all proprietary software, platforms, SaaS solutions, and intellectual property owned by Concessionaire remain the sole property of Concessionaire and shall not transfer to the City or a new operator. Continued use of such technology by the City or a successor operator shall be strictly subject to the execution of a

separate licensing agreement and the payment of the then-prevailing Platform, SaaS, and Transaction Fees.

4. Prior written approval by the Director shall be required for any and all modifications to the Premises and Facilities, including modifications to parking lot layout, numerical extent of parking, and location of any structures and equipment. All construction costs shall be at the sole expense of the Concessionaire. All structures and related equipment shall become the property of the City at the time of installation.

ARTICLE X
SCHEDULE OF PARKING RATES

1. The Concessionaire shall place in effect the following schedule of parking rates upon commencement of this Agreement.

Short Term Parking Lot	Year 1	Year 2	Year 3	Year 4	Year 5
0-30 minutes	$0.00	$0.00	$0.00	$0.00	$0.00
Each Additional 30 minutes	$3.00	$3.00	$3.00	$3.00	$3.00
Maximum Each 24 Hours	$18.00	$18.00	$20.00	$20.00	$20.00

Long Term Premium Parking Lot	Year 1	Year 2	Year 3	Year 4	Year 5
0 - 30 minutes	$3.00	$3.00	$3.00	$3.00	$3.00
Each Additional 30 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Maximum Each 24 Hours	$15.00	$16.00	$18.00	$18.00	$18.00

Long Term Parking Lot	Year 1	Year 2	Year 3	Year 4	Year 5
0 - 60 minutes	$4.00	$4.00	$4.00	$4.00	$4.00
Each Additional 60 minutes	$3.00	$3.00	$3.00	$3.00	$3.00
Maximum Each 24 Hours	$12.00	$12.00	$14.00	$14.00	$14.00

Economy Parking Lots	Year 1	Year 2	Year 3	Year 4	Year 5
0 – 60 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Each Additional 60 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Maximum Each 24 Hours	$10.00	$10.00	$12.00	$12.00	$12.00

Remote Overflow Lots	Year 1	Year 2	Year 3	Year 4	Year 5
0 - 60 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Each Additional 60 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Maximum Each 24 Hours	$10.00	$10.00	$12.00	$12.00	$12.00

During the term of the Agreement the rental rates may be adjusted with written approval of the City, and shall immediately be implemented by the Concessionaire at those times. No rate decreases shall occur during the term of this Agreement.

2. In the event of an approved parking rate increase, the consumer-paid transaction fees referenced in Article I, Section 10 shall adjust proportionate to the parking rate change. This adjustment works as a direct percentage correlation. The specific percentage of the parking rate increase shall be determined by calculating the simple average of the maximum 24-hour daily rates across all parking product types (Short Term, Long Term Premium, Long Term, Economy, and Remote Overflow) prior to the increase, and comparing it to the simple average of the newly approved maximum 24-hour daily rates. The transaction fees will increase by that same percentage, rounded to the nearest cent, ensuring the ratio between the service fee and the parking cost remains constant throughout the term of the Agreement. By way of example, if the current transaction fee is $1.99 and there is a 5.0% parking rate increase (as determined by the simple average calculation), the new transaction fee shall be calculated as $2.09 ($1.99 plus 5.0%, rounded to the nearest cent). Prior to the proposed consumer-paid transaction fee rate increases, Concessionaire shall meet with the Airport to schedule implementation of the increases and preparation and timing of public notices of such.

3. The Concessionaire is authorized to enter into agreements with other Airport tenants for validated parking at reduced rates on its Premises and Facilities, subject to the prior written consent of the Director.

4. The Concessionaire is authorized to provide emergency auto service for its customers and to collect a reasonable charge for the service therefore commensurate with charges made for similar services by others in the local area. Collections for emergency services shall be exempted from the Gross Receipts calculation but should be reported as non-revenue each month. Vehicles providing emergency or towing services for a customer shall not incur a parking charge.

ARTICLE XI
ACCOUNTING RECORDS AND REPORTS

1. The Concessionaire shall keep full and accurate books and records showing all of the Gross Receipts from the Automobile Public Parking Concession. Such records shall be open to inspection and audit by authorized representatives of the City at all reasonable times. All supporting records, documents, books, and accounts shall be kept and retained by the

Concessionaire for a period of three (3) years. Arrangement and costs for the storage and backup of said supporting records, documents, books, and accounts shall be the responsibility of the Concessionaire as set forth in Article V, Paragraph 9. The City's representative shall have the right to examine all used tickets, journal tapes, cashier shift reports, daily revenue and activity reports, and all other revenue control files and records for purposes of passing its own judgment regarding compliance with this Agreement. Failure to comply with the City representative's reasonable request to examine these records shall be cause for termination of this Agreement.

Further, within ninety (90) days after the close of each Contract Year of the term of this Agreement, the Concessionaire shall have an audit performed by a Certified Public Accountant, of its annual Gross Receipts from the operation of the Automobile Public Parking Concession at the Premises and Facilities, and of the concession fee payments Concessionaire made to the City in relation thereto, and such other details as the City may require consistent with this Agreement. Concessionaire shall submit to the City a copy of such audit together with a statement from the Certified Public Accountant stating that in its opinion the concession fees paid to the City were in full compliance with this Agreement. Should such audit disclose a discrepancy between the amount paid to the City and the amount due as indicated by such audit, then an appropriate adjustment including an interest charge calculated as set forth in Article IV, Paragraph 7, herein, shall be made between the parties.

2. The Concessionaire shall conduct a secondary audit of the parking operations at least twice per year. This secondary audit is to be done by personnel from the Concessionaire's headquarters office or regional office. The audit shall, among other things, include an audit of cashier tickets, tapes, shift reports, daily reports, bank deposits, electronic records, and other revenue related documents and activities. The results of each audit will immediately be forwarded to the Director in written form. Upon request by the Director, Concessionaire shall promptly allow the Director or his/her designee to review all of the revenue related documents and activities.

3. The City has the right to audit the Concessionaire at any time during the term of this Agreement and for two (2) years following the expiration of the term or any extension thereof. The audit will not necessarily be limited to the concession and privilege fee portion of this Agreement, but can be directed at an assessment of any aspect of this Agreement as it pertains to the operation at the Airport, at the discretion of the City. Audits by City shall be undertaken by a reputable firm of independent certified public accountants. The cost of said audits shall be borne by the City, unless the results reveal a discrepancy of more than five percent (5%) between the Gross Receipts

reported in accordance with this Article XI, Paragraph 1 hereinabove, and the Gross Receipts as determined by audit for any Contract Year. In case of such discrepancy, the full cost of the audit shall be borne by Concessionaire and any additional percentage fee due shall be paid by Concessionaire to City, with interest thereon at one and one-quarter percent (1.25%) per month from the date such additional percentage fee became due until paid.

4. The Concessionaire shall compile a daily inventory of all automobiles in the parking facilities. The inventory shall include the license plate number and show the location of the automobile and will be used by cashiers to control lost ticket claims or no-pays. The number of vehicles in the inventory by lot shall be reported monthly by totals, average, maximums, and minimums. A nightly inventory of vehicles shall be taken after traffic from the last flight of the evening has cleared from the parking premises. Inventory shall summarize the total vehicles still on the Premises by each Montana County, and for each state other than Montana. This inventory shall also be reported monthly to the Director.

5. The Concessionaire shall provide and utilize consecutively numbered tickets with separate coding and serial numbers for each ticket dispenser, and provide monthly reports of tickets used, tickets lost, no-charge (less than ten (10) minutes elapsed time) or within another no-charge time period), non-revenue, voided, malfunction, test, and unaccounted for tickets. The Concessionaire agrees that unaccounted for tickets will equal or be less than 2/10 of 1% of total tickets. If unaccounted for tickets exceed this percentage, the Concessionaire agrees to pay $5.00 per ticket to the City for the next 1/10 of 1% of total tickets, $10.00 per ticket for the next 1/10 of 1% of total tickets, $15.00 per ticket for the next 1/10 of 1% total tickets, and $20.00 per ticket for all tickets in excess of 5/10 of 1% of total tickets. Upon transitioning to a ticketless system, Concessionaire shall provide and utilize unique transaction ID numbers for each entry reader and provide monthly reports of all transactions by ID number. all transactions The Concessionaire agrees that unaccounted for transactions will equal or be less than 2/10 of 1% of total transactions. If unaccounted for transactions. exceed this percentage, the Concessionaire agrees to pay $5.00 per transactions. to the City for the next 1/10 of 1% of total transactions., $10.00 per transactions. for the next 1/10 of 1% of total transactions., $15.00 per transactions. for the next 1/10 of 1% total transactions., and $20.00 per transactions. for all transactions. in excess of 5/10 of 1% of total transactions..

6. In addition to the monthly reports of Gross Receipts required by Article IV hereof, the Concessionaire shall provide certain reports and analysis as may be requested by the City to

assist in the development and maintenance of adequate and efficient parking services for the public. Basic data for such reports shall be generated by the Concessionaire through utilization of both regular clerical recording and automated equipment. Initially, the City requires a monthly report showing the total number of vehicles which entered the parking facility by entry gate and which exit facility (garage or surface) by exit lane. The report should also include the numbers and amounts for each of the following types of transactions; no charge, non-revenue, lost ticket, insufficient funds, manually processed tickets (if applicable), malfunction/void/test tickets, no-pays, and online/mobile transactions. The City reserves the right to modify the reporting requirements as needed to establish and maintain good revenue control and to receive adequate reports.

ARTICLE XII
INDEMNIFICATION AND INSURANCE

1. It is expressly understood and agreed that Concessionaire is and shall be deemed to be an independent contractor and operator, responsible to all parties for its respective acts or omissions and that the City shall in no way be responsible, therefore. It is further agreed that in the use of the Airport, in the construction, alteration, or maintenance of any improvements thereon, and in the exercise or enjoyment of the privileges herein granted, the Concessionaire covenants and agrees to indemnify and save harmless the Airport, its members, agents, officers and employees, their successors and assigns, and the City of Billings, its officers, agents and employees, their successors and assigns, individually or collectively, from and against all liability for any fines, claims, suits, demands, actions or causes of action of any kind and nature for personal injury, bodily injury, or death, or property damage in any way arising out of or resulting from any activity or operation of the Concessionaire on the Premises or in connection with its use of the Premises or Facilities. The Concessionaire further agrees to pay all expenses in defending against any claims made against the City to the extent such claims are directly caused by Concessionaire's negligence or willful misconduct ; provided however, that the Concessionaire shall not be liable for any injury, damage or loss occasioned by the sole negligence or willful misconduct of the City, its agents or employees. Concessionaire also expressly agrees that the City shall not be liable to Concessionaire for any loss or damage to real or personal property occasioned by flood, fire, earthquake, lighting, windstorm, hail, explosion, riot, strike, civil disobedience or commotion, aircraft, smoke, vandalism, malicious mischief, or acts of civil authority, unless caused by the fault or negligence of the City, its officers, agents, or employees. The Concessionaire and the City shall

give prompt and timely notice of any claim made or suit instituted, which in any way, directly or indirectly, contingently or otherwise, affects or might affect either party.

2. Concessionaire shall provide and keep in force for the term of this Agreement the following insurance coverage. The required limits can be met by either providing a primary policy or in combination with an umbrella/excess liability policy(ies).

(A) A commercial general liability policy (occurrence form only), providing coverage for personal injury, bodily injury, death, and property damage, in amounts not less than $2,000,000 per occurrence. The commercial general liability policy shall be endorsed to name the City of Billings as a **PRIMARY ADDITIONAL INSURED**. The City of Billings' general liability policy will be excess and noncontributory. Copies of the endorsements must be provided along with the Certificate of Insurance. The policy(ies) shall also contain a waiver of subrogation against the City.

(B) In addition, Concessionaire shall procure and maintain in force during the term of this Agreement, automobile liability insurance applicable to the ownership, maintenance, use, or operation of any business automobile, mobile equipment, or other ground vehicle at the Airport (including owned, non-owned, or hired) in an amount not less than $1,000,000 per occurrence and naming the City of Billings as a **PRIMARY ADDITIONAL INSURED.** The policy(ies) shall also contain a waiver of subrogation against the City.

(C) Concessionaire shall comply with the applicable requirements of the Workers' Compensation Act, Title 39, Chapter 71, MCA, and the Occupational Disease Act of Montana, Title 39, Chapter 71, MCA. Concessionaire shall maintain statutory Worker's Compensation and Employer's Liability insurance coverages for all members and employees of Concessionaire's business, except for those members who are exempted as independent contractors under the provisions of §39-71-401, MCA, with limits not less than $1,500,000 for each sub-category of coverage, and

(D) Cyber/Data Information Security Insurance. The Concessionaire shall purchase and maintain cyber/information security insurance coverage with combined single limits for each wrongful act of $2,000,000 per occurrence to cover the unauthorized acquisition of personal information such as social security numbers, credit card numbers, financial account information, or other information that uniquely identifies an individual and may be of a sensitive nature in accordance with §2-6-1501, MCA through §2-6-1503, MCA. If the Concessionaire maintains higher limits than the minimums shown above, the City requires and shall be entitled to

coverage for the higher limits maintained by the Concessionaire. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City. Such insurance must cover, at a minimum, privacy notification costs, credit monitoring, forensics investigations, legal fees/costs, regulatory fines and penalties, and third party liability settlements or judgements as may be caused by any act, omission, or negligence of the Concessionaire's officers, agents, representatives, assigns or subcontractors.

All policies shall be endorsed to provide no less than thirty (30) days advance written notification to the City of any reductions in the policy coverage, cancellations for any reason (except non-payment of premium), or other adverse amendments to the policy or policies impacting the risks covered; notice of non-payment of premium shall be ten (10) days.

At the time of execution of this Agreement and annually thereafter, Concessionaire shall furnish a certificate of insurance and copies of all endorsements showing that the required insurance is in force. The continuous maintenance by Concessionaire of all types of required insurance under this Agreement is mandatory. Failure of the Concessionaire to maintain such insurance is a material breach of this Agreement and does not amend this Agreement nor release the Concessionaire from any other obligations in this Agreement. Insurance coverage shall be maintained with insurance underwriters authorized to do business in the State of Montana and that are satisfactory to the City.

If, in the City's opinion, the minimum limits of the insurance coverage herein required become inadequate during the term of this Agreement, Concessionaire agrees that it will increase such minimum limits by reasonable amounts on request of the City.

3. Performance Bond. The Concessionaire agrees to post with the City, upon execution of this Agreement, and maintain throughout the term hereof, a performance bond in the amount of $400,000. The performance bond shall insure the full and faithful performance by the Concessionaire of all covenants, terms, and conditions of this Agreement and stand as security for the payment by the Concessionaire of all the valid claims by the City.

4. In lieu of a performance bond, the Concessionaire, at Concessionaire's option may deposit with the City, an irrevocable letter of credit equal to the amount of the required bond. In the event Concessionaire chooses to provide a letter of credit as security, the letter of credit shall be irrevocable for the period of performance, and shall be payable on demand by the City. Said deposit will be held as security and returned in full at the end of the term of this Agreement unless used to satisfy the Concessionaire's financial obligations herein.

In the event that Concessionaire fails to provide said security for the first Contract Year as provided herein, Concessionaire will have no rights hereunder. In the event said security is not provided within ten (10) days prior to each Contract Year anniversary date, Concessionaire shall be in default and Concessionaire's interest may be terminated.

At least thirty (30) days prior to the expiration of its performance bond, the City shall be notified in writing of the implementation of the replacement bond. Failure to provide the City with a performance bond or other satisfactory instrument prior to the expiration of a current bond shall result in a $100/day penalty for each day there is no bond in place, shall be an event of default under the terms of this Agreement, and Concessionaire's interest may be terminated.

ARTICLE XIII
HEADINGS

1. The headings of the Articles of this Agreement are inserted only as a matter of convenience and for reference, and in no way define, limit, or describe the scope or intent of any provisions of this Agreement and shall not be construed to affect in any manner the terms and provisions hereof or the interpretation or construction thereof.

ARTICLE XIV
THE AGREEMENT

1. This Agreement and any attachments constitutes the entire Agreement between the parties, and any prior understanding or representation of any kind preceding the date of this Agreement shall not be binding on either party except to the extent incorporated in this Agreement.

2. Any modification of this Agreement or additional obligation assumed by either party in connection with this Agreement shall be binding only if in writing and signed by both parties or an authorized representative of each party.

ARTICLE XV
FORCE MAJEURE

1. The Force Majeure exceptions apply for both parties. Neither City nor Concessionaire shall be deemed to be in breach of this Agreement if either is prevented from performing any of its obligations hereunder by reason of strike, boycott, labor dispute, embargo, shortage of energy or materials, act of God, act of a public enemy, act of a superior governmental

authority, weather conditions, riot, rebellion, sabotage, or any other circumstance for which it is not responsible or which is not within its control. Any claim made by either party for impact resulting from an above listed reason, will require substantive and reasonable documentation as proof of the impact.

ARTICLE XVI
TERMINATION

1. This Agreement shall terminate at the end of the full term hereof without any notice by either party. A holding over by the Concessionaire, its assigns or sublessees beyond the expiration of the term shall not be permitted without the written consent of the Director and then only on a month-to-month basis in accordance with Article II, Paragraph 3.

Concessionaire shall have the right to remove all of its movable furniture, fixtures, machinery and equipment, and all other personal property installed by it on the Leased Premises; all expenses connected with such removal shall be borne by the Concessionaire. Said property shall be promptly removed upon the termination of this Agreement. Removal of Concessionaire's personal property by City because of failure of Concessionaire to do so shall be at Concessionaire's expense.

2. In the event the Concessionaire shall hold over and remain in possession of the Premises or Facilities herein leased after expiration of this Agreement without any written renewal thereof, such holding over shall not be deemed to operate as a renewal or extension of this Agreement, but shall only create a temporary tenancy from month to month, which may be terminated at any time by the City.

ARTICLE XVII
CANCELLATION BY CONCESSIONAIRE

1. In addition to all other remedies available to the Concessionaire, this Agreement shall be subject to cancellation by the Concessionaire should any one or more of the following events occur:

A. The permanent abandonment of the Airport as an air terminal.

B. The issuance by any court of competent jurisdiction of an injunction in any way preventing or restraining the use of the Airport in such a manner as to substantially

restrict the Concessionaire from conducting its Automobile Public Parking Concession, and the remaining in force of such injunction for at least ninety (90) days.

C. The default by the City in the performance of any of the terms, covenants, or conditions of this Agreement to be kept, performed, and observed by the City, and the failure of the City to remedy such default for a period of sixty (60) days after receipt from Concessionaire of written notice to City to remedy the same.

D. The lawful assumption by the United States Government, or any authorized agency thereof, of the operation, control, or use of the Airport, or any substantial parts thereof, in such a manner as to substantially restrict the Concessionaire from conducting its Automobile Public Parking Concession thereon for a period of at least ninety (90) days.

E. The complete destruction of the Premises and Facilities, by catastrophe or other cause, or to the extent that Concessionaire is substantially restricted from conducting its Automobile Public Parking Concession, and the failure or inability of the City to restore the Premises and Facilities within sixty (60) days.

ARTICLE XVIII
CANCELLATION BY THE CITY

1. In addition to all other remedies available to the City, this Agreement shall be subject to cancellation by the City should any one or more of the following events occur:

A. If the Concessionaire shall file a petition of bankruptcy; or if proceedings in bankruptcy shall be instituted against it and it is thereafter adjudicated as bankrupt pursuant to proceedings; or if a court shall take jurisdiction of the Concessionaire and its assets pursuant to proceedings brought under the provisions of any Federal reorganization act; or if a Receiver for the Concessionaire's assets is appointed; or if the Concessionaire shall be divested of its rights, powers and privileges under this Agreement by other operation of law.

B. If the Concessionaire shall be in arrears in the payment of the whole or any part of the amount agreed upon hereunder for a period of fifteen (15) days after the time said payments become due.

C. If the City determines that the Concessionaire has abandoned the Premises and Facilities and discontinued the conduct of its Automobile Public Parking Concession.

D. If the Concessionaire shall fail to perform, keep and observe any of the covenants and conditions contained in this Agreement to be performed, kept and observed by it.

E. If the Concessionaire shall fail to abide by all applicable laws, ordinances, rules and regulations of the United States, State of Montana, or City of Billings.

Provided that upon the happening of any of the contingencies recited in Subsections B, C, D, or E above, the City shall give written notice to the Concessionaire to correct or cure such default, failure to perform, or breach. If, within fifteen (15) days from the date of such notice, the default, failure to perform, or breach complained of shall not have been corrected in a manner satisfactory to the City, then, and in such event, the City shall have the right at once and without further notice to the Concessionaire to declare this Agreement terminated and to enter upon and take full possession of the Premises and Facilities. Provided further that upon the happening of any one of the contingencies enumerated in Subsection A hereof, this Agreement shall be deemed to be breached by the Concessionaire and thereupon ipso facto and without entry or any other action by the City the Agreement shall terminate, subject to reinstatement only if such involuntary bankruptcy or insolvency proceedings, petitions for reorganization, trusteeship, receivership, or other legal act divesting the Concessionaire of its rights under this Agreement shall be denied, set aside, vacated or terminated in the Concessionaire's favor within forty-five (45) days from the happening of the contingency. Upon the happening of said latter event, the Concessionaire shall, within ten (10) days, discharge any and all sums of money, which may have become due under this Agreement in the interim and shall then remain unpaid and shall likewise fully perform and discharge all other obligations which may have accrued and become payable in the interim. The acceptance of concession fees and other payments by the City for any period or periods after a default of any of the terms or covenants of this Agreement shall not be deemed a waiver of any rights on the part of the City to cancel this Agreement for failure by the Concessionaire to so perform, keep, or observe any of the terms of this Agreement to be kept, performed, and observed by the Concessionaire.

2. The City shall have the right to cancel this Agreement, upon ninety (90) days written notice to the Concessionaire, if, in its sole judgment, the Premises or Facilities herein are required for other uses of the Airport. In the event of the happening of such cancellation, the City shall offer to the Concessionaire a new Agreement covering premises suitable and appropriate to the Concessionaire's use as contemplated hereunder, and containing terms and provisions no less

favorable to the Concessionaire as are contained in the Agreement; and, upon execution of such new Agreement, the City shall provide for, and pay all costs in connection with the moving of or replacement of the Concessionaire's facilities and improvements to or on the new Premises. It is understood, however, that nothing stated or contained herein shall in any way be construed to be a waiver of or limitation upon the City's powers to invoke its rights of eminent domain.

ARTICLE XIX
ASSIGNMENT AND SUBLETTING

1. The activities, uses, privileges, and obligations authorized herein are personal and the Concessionaire agrees that it will not assign, transfer, or sublet the same or any portion thereof, or assign or sublet the Premises and Facilities or any portion thereof without the expressed written consent of the City. Any purported assignment in violation hereof shall be void. In no case, however, may the activities, uses, privileges, and obligations authorized herein or the Premises and Facilities, or any portion thereof, be assigned or sublet by the Concessionaire for any use other than herein specified. All provisions of this Agreement's application to the Concessionaire shall be equally binding upon any party to which the activities, uses, privileges, and obligations authorized herein or Premises and Facilities may be assigned or sublet.

ARTICLE XX
SUCCESSOR AND ASSIGNS BOUND BY COVENANTS

1. All covenants, stipulations, and agreements to this Agreement shall extend to and bind the legal representatives, successors, and assigns of the respective parties hereto.

ARTICLE XXI
ATTORNEY'S FEES

1. Should either party employ an attorney or attorneys, or utilize the services of in-house attorneys to enforce any of the provisions hereof or to protect its interest in any manner arising under this Agreement, the non-prevailing party in any action pursued in a court of competent jurisdiction agrees to pay to the prevailing party all reasonable costs, damages, expenses, and attorney's fees, including fees for in-house attorneys, expended or incurred in connection therewith.

ARTICLE XXII
SUBORDINATION PROVISION

1. It is understood and agreed that this Agreement shall be subordinate to the provision of any existing or future agreements between the City and the United States, relative to the operation or maintenance of the Airport, the execution of which has been or may be required as a condition precedent to the transfer of Federal rights or property to the City for Airport purposes, or to the expenditure of Federal funds for the development of the Airport.

ARTICLE XXIII
COMPLIANCE WITH LAW AND NONDISCRIMINATION

1. Concessionaire shall comply with all applicable laws of the United States and of the State of Montana, and with all applicable rules, regulations, ordinances, and resolutions of any of the foregoing or of any department thereof, or of City, including not only laws, rules, regulations, ordinances, and resolutions now in effect, but also all of the foregoing hereafter prescribed or promulgated by authority or by law during the term of this Agreement. Concessionaire shall comply with all applicable information technology policies of the City of Billings, including without limitation the City's Information Technology Cybersecurity & Policy Handbook (https://www.billingsmt.gov/485/Information-Technology) and any directives or standards governing the use of artificial intelligence ("AI") systems, including and not limited to AI Security Policy (IT 1A.110), as such policies may be updated from time to time (collectively, the "City IT Policies"), provided, however, that any new directives, policies, or standards specifically governing the use of artificial intelligence (AI) systems, or updates thereto, shall require the mutual written agreement of both parties, which shall not be unreasonably withheld, conditioned, or delayed.

2. The Concessionaire for itself, its personal representatives, successors in interest, and assigns, as a part of the consideration hereof, does hereby covenant and agree as a covenant running with the land that in the event facilities are constructed, maintained, or otherwise operated on the said property described in this Agreement for a purpose for which a Department of Transportation program or activity is extended or for another purpose involving the provision of similar services or benefits, the Concessionaire shall maintain and operate such facilities and services in compliance with all other requirements imposed pursuant to 49 CFR Part 21, Nondiscrimination in Federally Assisted Programs of the Department of Transportation, or as said Regulations may be amended.

3. The Concessionaire for itself, its personal representatives, successors in interest, and assigns, as part of the consideration hereof, does hereby covenant and agree that:

A. General. In the use and occupation of the Airport, Concessionaire shall not discriminate against any person or class of persons by reason of race, color, religion, sex, national origin or ancestry, age, or disability. Additionally, for the services provided during the use and occupation of the Airport, Concessionaire shall furnish said services on a reasonable and not unjustly discriminatory basis to all users thereof and charge reasonable and not unjustly discriminatory prices for each unit of service, provided that the Concessionaire may be allowed to make reasonable and nondiscriminatory discounts, rebates, or other similar types of price reductions to volume purchasers.

B. Civil/Human Rights Laws. In the operation and use of the Airport, Concessionaire shall not, on the grounds of race, color, religion, sex, national origin or ancestry, age, or disability, discriminate or permit discrimination against any person or group of persons in any manner prohibited by Part 21 of Title 49, Code of Federal Regulations, the Civil Rights Act of 1964, as amended, the Equal Pay Act of 1963, the Rehabilitation Act of 1973, and such other Federal, State, or Local laws as may be applicable.

Without limiting the generality of the foregoing, Concessionaire agrees to not discriminate against any employee or applicant for employment because of race, color, religion, sex, national origin or ancestry, age, or disability. Concessionaire agrees to take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to their race, color, religion, sex, national origin or ancestry, age, or disability. Such action shall include, but not be limited to, employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; selection for training; and disciplinary actions and grievances. Concessionaire agrees to post, in conspicuous places available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.

C. Concessionaire, for itself, its heirs, personal representatives, successors in interest, and assignees, as part of the consideration of this Lease, does hereby covenant and agree as a covenant running with the land that, in the event improvements are constructed, maintained, or otherwise operated on the Airport for a purpose for which a United States Department of Transportation program or activity is extended or for another purpose involving the provision of

similar services or benefits, Concessionaire shall maintain and operate such improvements and services in compliance with all other requirements imposed pursuant to 49 CFR Part 21 (Nondiscrimination in Federally Assisted Programs of the Department of Transportation), as said regulations may be amended.

D. Concessionaire, for itself, its heirs, personal representatives, successors in interest, and assignees, as a part of the consideration of this Lease, does hereby covenant and agree as a covenant running with the land that:

1) No person on the grounds of race, color, religion, sex, national origin or ancestry, age, or disability shall be excluded from participation in, denied the benefits of, or otherwise be subjected to discrimination in the use of said improvements.

2) No person on the grounds of race, color, religion, sex, national origin or ancestry, age, or disability shall be excluded from participation in, denied the benefits of, or otherwise be subjected to discrimination in the construction of any improvements on, over, or under such land and the furnishing of services thereon.

3) Concessionaire shall use the facilities in compliance with all other requirements imposed by, or pursuant to 49 CFR Part 21 (Nondiscrimination in Federally Assisted Programs of the Department of Transportation), as said regulations may be amended.

Concessionaire assures that it will undertake an affirmative action program as required by 14 CFR Part 152, Subpart E, to ensure that no person on the grounds of race, color, religion, sex, national origin or ancestry, age, or disability shall be excluded from participating in any employment activities covered in 14 CFR Part 152, Subpart E, or such employment activities covered in any applicable State or Local law. Concessionaire assures that no person shall be excluded on these grounds from participating in or receiving the services or benefits of any program or activity covered by this Article VIII.

E. During the performance of this Lease, the Concessionaire, for itself, its assignees, and successors in interest, agrees to comply with the following nondiscrimination statutes and authorities, including, but not limited to:

1) Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d *et seq*., 78 stat. 252) (prohibits discrimination on the basis of race, color, national origin);

2) 49 CFR Part 21 (Nondiscrimination in Federally Assisted Programs of the Department of Transportation – Effectuation of Title VI of The Civil Rights Act of 1964);

3) The Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (42 U.S.C. § 4601) (prohibits unfair treatment of persons displaced or whose property has been acquired because of Federal or Federal aid programs and projects);

4) Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794 *et seq*.), as amended (prohibits discrimination on the basis of disability); and 49 CFR Part 27;

5) The Age Discrimination Act of 1975, as amended (42 U.S.C. § 6101 *et seq*.) (prohibits discrimination on the basis of age);

6) Airport and Airway Improvement Act of 1982 (49 U.S.C. § 471, § 47123) as amended (prohibits discrimination based on race, creed, color, national origin, or sex);

7) The Civil Rights Restoration Act of 1987 (PL 100-209) (broadened the scope, coverage, and applicability of Title VI of the Civil Rights Act of 1964, the Age Discrimination Act of 1975, and § 504 of the Rehabilitation Act of 1973, by expanding the definition of the terms "programs or activities" to include all of the programs or activities of the Federal aid recipients, sub-recipients, and contractors, whether such programs or activities are Federally funded or not);

8) Titles II and III of the Americans with Disabilities Act of 1990, which prohibit discrimination on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities (42 U.S.C. §§ 12131 – 12189) as implemented by Department of Transportation regulations at 49 CFR Parts 37 and 38;

9) The Federal Aviation Administration's Nondiscrimination statute (49 U.S.C. § 47123) (prohibits discrimination on the basis of race, color, national origin, and sex);

10) Executive Order 12898, Federal Actions to Address Environmental Justice in Minority Populations and Low Income Populations, which addresses discrimination against minority populations by discouraging programs, policies, and activities with disproportionately high and adverse human health or environmental effects on minority and low income populations;

11) Executive Order 13166, Improving Access to Services for Persons with Limited English Proficiency (LEP), and resulting agency guidance, national origin discrimination includes discrimination because of LEP. To ensure compliance with Title VI, you must take reasonable steps to ensure that LEP persons have meaningful access to your programs (70 Federal Regulations at 74087 – 74100);

12) Title IX of the Education Amendments of 1972, as amended, which prohibits you from discriminating because of sex in education programs or activities (20 U.S.C. 1681 *et seq*.)

ARTICLE XXIV
HAZARDOUS SUBSTANCES

1. Concessionaire assumes full responsibility for the proper and legal use, handling, storage, and disposal of any hazardous substances used or consumed by Concessionaire in the conduct of its business on the Premises. "Hazardous substance" shall be interpreted broadly to mean any substance or toxic material, fuel or petroleum-based products, hazardous or toxic or radioactive substance, or other similar term by any Federal, State, or Local environmental law, regulation or rule presently in effect or promulgated in the future, as such laws, regulations, or rules may be amended from time to time; and it shall be interpreted to include, but not be limited to, any substance which after release into the environment will or may reasonably be anticipated to cause sickness, death, or disease. Concessionaire will hold City harmless from and indemnify City against and from any damage, loss, expenses or liability resulting from any breach of these representations and warranty including all attorneys' fees and costs incurred as a result thereof. Notwithstanding the preceding, Concessionaire shall not be responsible for hazardous substances that either were in existence prior to commencement of this Agreement, or for hazardous substances caused by other parties, including City, outside of the Premises and Facilities utilized by Concessionaire under this Agreement.

ARTICLE XXV
GOVERNING LAW

1. This Agreement and all disputes arising hereunder shall be construed and enforced in accordance with the laws of the State of Montana. Venue in any proceedings held hereunder shall be in the State of Montana Thirteenth Judicial District Court, Yellowstone County, Montana.

ARTICLE XXVI
EFFECT OF INVALID PROVISION

1. In the event that any covenant, condition, or provision contained in this Agreement is held to be invalid by any court of competent jurisdiction, the invalidity of any such covenant, condition, or provision shall in no way effect any other covenant, condition or provision herein contained; provided that the validity of any such covenant, condition or provision does not materially prejudice either the City or the Concessionaire in its respective rights and obligations contained in the valid covenants or provisions of this Agreement.

ARTICLE XXVII
NOTICES

1. Notices to the City provided for in this Agreement shall be sufficient if sent by certified or registered mail, postage prepaid, addressed to:

Director of Aviation and Transit
Billings Logan International Airport
1901 Terminal Circle, Room 216
Billings, MT 59105

and notices to Concessionaire, if sent by certified or registered mail, postage prepaid, addressed to:

ATTN: Jason Finch, President – West Airports
SP PLUS LLC
16200 Brookpark Rd., 2nd Flr
Cleveland, OH 44135

Additional contact information:
(786) 367-2130
jfinch@metropolis.io

and a copy to:
ATTN: Legal Department
SP Plus LLC
501 Commerce Street, Suite 1210
Nashville, TN 37203

or to such other respective address as the parties may designate to each other in writing from time to time.

IN WITNESS WHEREOF, this document has been duly executed by or on behalf of the parties hereto as of the date indicated below.

DATE: _____

ATTEST:

BY _____
CITY CLERK

CITY OF BILLINGS

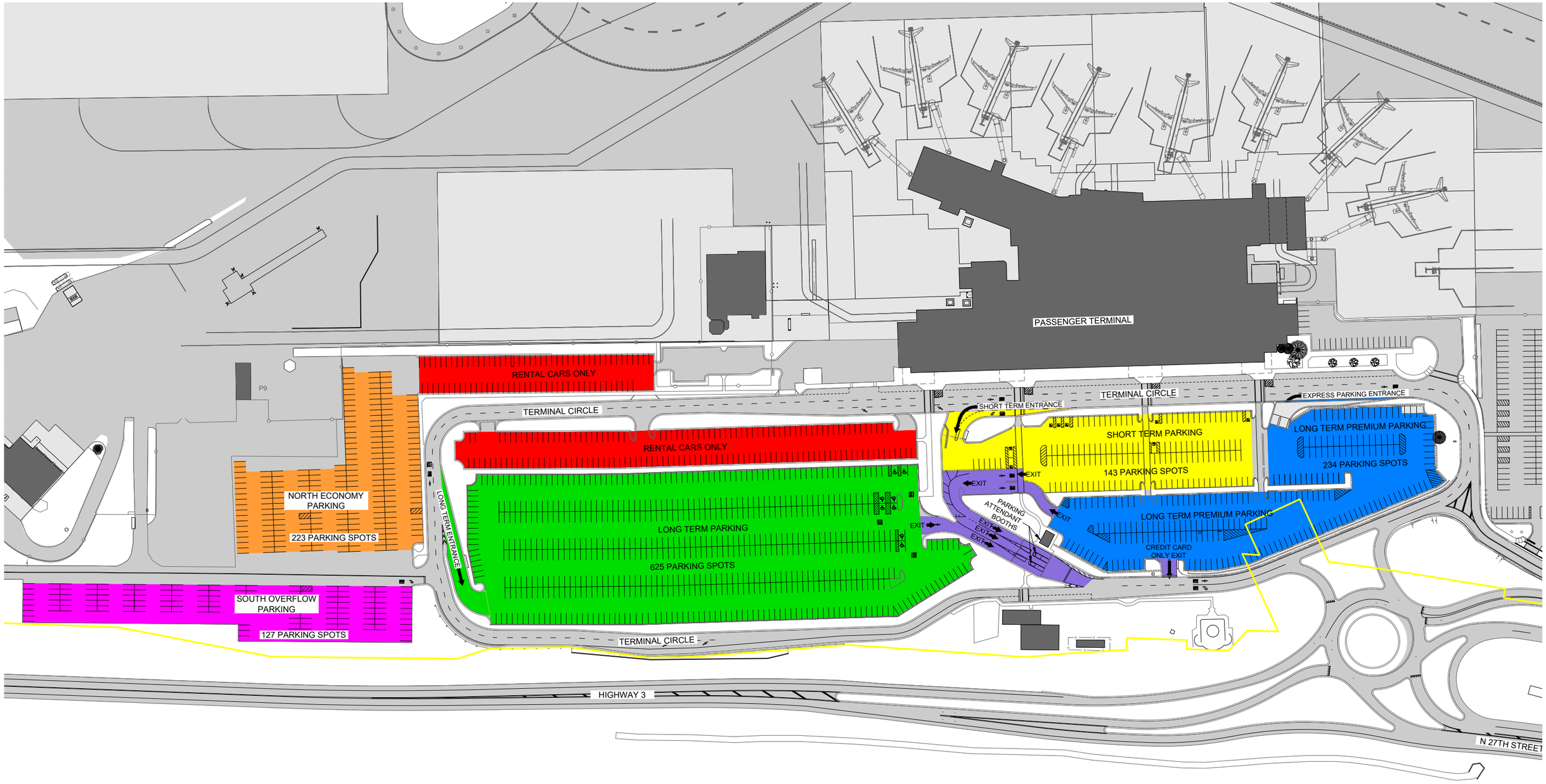
BY _____
MAYOR

APPROVED AS TO FORM

BY _____
CITY ATTORNEY

CONCESSIONAIRE: SP PLUS LLC

BY _____
JASON FINCH
PRESIDENT – WEST AIRPORTS



PUBLIC PARKING LOTS
BILLINGS LOGAN INTERNATIONAL AIRPORT

EXHIBIT A

P:\2447-BIL\2447-MISC PROJECTS\PARKING EXHIBIT A.DWG

OVERFLOW PARKING OPTIONS

A daily parking fee of $10 per day will be in effect at all overflow and contingent parking areas.

Complimentary shuttle service will operate daily from 4:00 a.m. to 12:00 a.m., from November 17, 2025, through January 15, 2026.



EXHIBIT A - PARKING FACILITIES - OVERFLOW & CONTINGENT

CONTINGENT OVERFLOW PARKING

JETWAY DR

OVERLOOK DR

OPERATIONS CENTER

HWY 3

CONTINGENT OVERFLOW PARKING - NO PARKING BEYOND THE TREE LINE. CANDLESTICK MARKERS CLOSE OFF ALL PARKING UNTIL ALL ELSE IS FULL, THEN IT IS OPENED SECTION BY SECTION.

EXHIBIT A-PARKING FACILITIES - OVERFLOW & cONTINGENT

CURRENT PARKING EQUIPMENT

The following is a listing of the PARCS equipment installed at different stages during the term of the existing agreement. Most, but not necessarily all, is currently in use.

Stage 1

Description	QTY
Existing Entry Lane Equipment Upgrades	
AMG-2570 Ticket/CC entry station	4
AMG.1750.A850	4
AL12 Gate arm	4
Misc. lane interface hardware, wire and mounting supplies	4
Service labor to install, test, training and One Year Warranty	1
Freight for all components above not to exceed	1
Daily Parking Lot Modification	
AMG.1750.A850	4
AL12 Gate arm	4
AMG-2570/A856 Entry station with access and CC and Flex.	2
AMG.4570/A922 (Flex Scan) W/ COMMEND INTERCOMS	2
AMT-590 FLEXSCAN AND PROX READER KIT	4
COMMEND SERVER WITH PERIPHERALS	1
PMC4840, Proximity Cards	100
COMMEND DOOR STATION FOR PLAZA X/P	1
SP+ C&P INTERFACE	1
O-0100/1100-000 Universal Lane Controller	4
I/O Count, count module reconfiguration	1
Preformed Loops	1
Interface supplies, Digi Port converters	1
Service Installation support, warranty and travel	1
YSE installation support	1
DGM/AMI NowCare Agreement for 2015	1
Freight for all lot modification items	1
Please note that all required civil work is the responsibility of Owner as previously noted on 3/30/2015 Quote.	

Stage 2

Description	QTY
update and adjust quote #608 which was originally quote #519 for automated overflow lot. Updated pricing from YES and current Freight pricing adjusted on 4/8/2019.	
AMG.1750.A850 with AL12 strait arm	2
AMG-2070/A853 ENTRY STATION	1
AMG-4570/A862 Exit Station, L/R, Mag, CC	1
AL12 Gate arm	2
HDF FILE CONFIG O-0100/CONFIG, add new lot to existing site for individual counts.	1
O-0100/1100-000 Universal Lane Controller	2
Commend intercom door stations	2
Commend license and card to add 2 door stations to existing GE-300 server in office.	1
C-G3-IP-4B, CONNECTION 4 IP SUBSCRIBERS FEATURE LEVEL B	
Wireless component for all devices for relay to parking office server.	1
P-NL08-18, SAW CUT LOOP _2 x 6 WITH 20 FOOT LEAD	4
Loop sealant	4
DGM labor, support, warranty, travel and expenses	1
Freight not to exceed	1
Yellowstone Electric to provide and install a new electrical service to islands, data conduit, traffic loops, concrete islands with protective pipe bollards. ***Excludes Power Company requirements such as new meter and concrete pad, this will need to be coordinated with Airport Admin***	1

Stage 3:

Description	QTY
below is a turn-key upgrade to replace the sever set and Amano software to the latest build available for Amano mag stripe.	
P/N APS9010 Build 18 to Build 19 Software Upgrade	1
HP Server Set with all required peripherals, fully configured and hardened.	1
Misc. supplies for job	1
Service labor and travel expenses for Two Employees on-site. The Second Technician will perform P/M's on every lane.	1

EXHIBIT C

1. SP PLUS LLC RFP RESPONSE
2. SHUTTLE PROPOSAL
3. QUESTION RESPONSES



PROPOSAL FOR:

Automobile Public Parking Concession

Billings Logan International Airport

SUBMITTED TO:

City of Billings
1901 Terminal Circle, Room 216
Billings, MT 59105-1996
Attn: Office of the Director of Aviation and Transit

BILLINGS LOGAN INTERNATIONAL AIRPORT

Jason Finch
President – West Airports
16200 Brookpark Road, 2nd Floor
Cleveland, OH 44135
786.367.2130
jfinch@metropolis.io

SP+
a metropolis company

TABLE OF CONTENTS *(NOT INCLUDED IN 35-PAGE LIMIT)*

Cover Letter

Qualifications and Experience

Operational Plan

Technology Plan

Financial Plan

Required Forms *(Not Included in 35-Page Limit per Addendum 2.)*

- Form 1. Proposal Form
- Form 2. Business Information Questionnaire
- Form 3. Business and Financial References
- Form 4. Experience and Qualifications Statement
- Form 5. Concession Fees
- Form 6. ACDBE Participation
- Form 7. Automobile Public Parking Concession Agreement – Acknowledgement
- Form 8. Proposal Bond
- Form 9. Conditions and Non-Collusion Agreement
- Form 10. Parking Lot Rates
- Form 11. Proposer's Checklist.

Seasonal Shuttle Proposal *(Under a Separate Envelope, Not included in 35-Page Limit.)*

EXHIBITS *(Not Included in 35-Page Limit)*

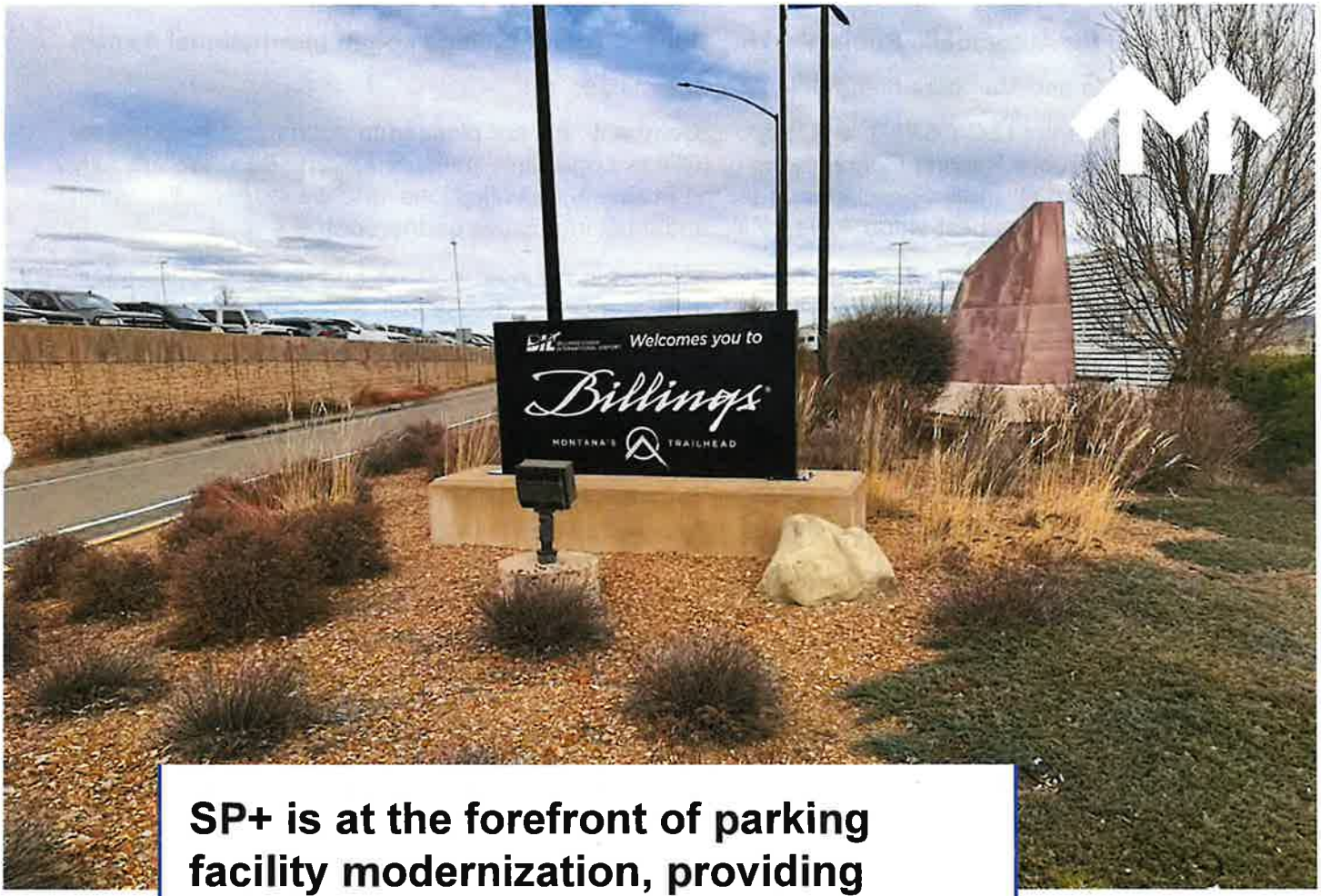
EXHIBIT A. Proposed Manger's Resumes

EXHIBIT B. Proposed Staffing Plan

EXHIBIT C. Sample Reports

EXHIBIT D. Cut Sheets

COVER LETTER



SP+ is at the forefront of parking facility modernization, providing solutions that enhance customer mobility and convenience.

a metropolis company

SP Plus LLC, a Metropolis Company
16200 Brookpark Road, 2nd Floor
Cleveland, OH 44135
m. 786.367.2130
f. 216.523.8080
Writer's Direct Email: jfinch@metropolis.io
metropolis.io | spplus.com | parking.com | bagsinc.com

March 24, 2026

Ms. Marita Herold
Aviation and Transit Business Manager
Department of Aviation and Transit
Billings Logan International Airport
1901 Terminal Circle, Room 216
Billings, MT 59105-1996

RE: Proposal for Automobile Public Parking Concession at Billings Logan International Airport

Dear Ms. Herold and Members of the Selection Committee:

On behalf of SP Plus LLC ("SP+"), a Metropolis Company, we are pleased to submit this proposal for the Automobile Public Parking Concessions at Billings Logan International Airport (BIL). We are fully qualified to perform all services required under the Proposal Specifications, and we respectfully submit that SP+ represents the best-value, lowest-risk, and most innovative partner for the Airport.

For more than 90 years, SP+ has been a national leader in airport parking and landside operations, managing more parking and shuttle services, both year-round and seasonal, across more airports and hub classifications than any other operator in the industry. Our experience spans facilities of all sizes, from small regional airports to some of the nation's busiest hubs, including current operations at El Paso International (ELP), San Antonio International (SAT), Omaha Eppley Airfield (OMA), and Des Moines International (DSM). Further demonstrating our scale and expertise, SP+ will commence shuttle operations in June 2026 for the new Rental Car Center (RCC) at DSM, one of seven RCC shuttle systems we operate nationwide, positioning us to consistently deliver safe, efficient, and customer-focused transportation solutions tailored to each airport we serve.

This depth of experience gives BIL continued access to proven practices in revenue control, safety management, staffing, snow operations, seasonal and year-round shuttle services, customer service, and technology-enabled parking operations - precisely the capabilities prioritized in this RFP. We believe our proposal is particularly responsive to the City's stated objectives, including:

Competitive Financial Return to Airport - Our consumer-paid transaction fee model enables SP+ to deliver a brand new, state-of-the-art revenue control system while preserving highly competitive financial returns to the Airport. Customer confidence in, and adoption of, Metropolis Computer Vision is evidenced by site-specific, measured customer satisfaction scores , a level of performance insight not offered by traditional parking revenue control systems. This proven model continues to gain rapid market acceptance, with Metropolis technology selected by more airports in the past 12 months than any competing system, including recently announced awards at Charles M. Schulz–Sonoma County, Fresno Yosemite, and El Paso International Airports.

PARCS, Compliance, and Reporting - SP+ is uniquely positioned to transform the parking experience at BIL through our cutting-edge Metropolis Computer Vision platform, leveraging vehicle recognition technology that delivers a seamless customer journey while strengthening revenue integrity, daily vehicle inventory controls, and real-time exception management. Complemented by modern, data-driven dashboards, our solution equips Airport leadership with the actionable insights needed to optimize performance and elevate operations. Our systems and procedures are purpose-built to safeguard gross revenues, ensure timely and accurate deposits, and fully support the City's audit, reporting, and compliance requirements.

While QR code-based payments, consumer-paid transaction fees, and member-based parking are already prevalent across the City of Billings, including its own parking assets, only SP+ delivers a truly

frictionless parking experience through our Metropolis technology, offering superior, flexible payment options, including acceptance of all major credit cards and cash. Further, upon direction from BIL, we are committed to a rapid, turnkey implementation across the Airport's parking facilities within 60 days or less.

Evolving Airport and Industry – As outlined in the RFP and pre-proposal conference, the Airport will undergo significant disruption as it advances toward an enhanced guest experience through the development of a new parking deck. SP+ brings unmatched, recent experience managing complex airport transitions of this nature and will apply a proven, structured playbook to ensure continuity of operations, revenue protection, and customer satisfaction at BIL. Our team has successfully navigated similar large-scale terminal and parking facility projects at Kansas City International, Salt Lake City International, Louis Armstrong New Orleans International, Hector International (Fargo), and Sioux Falls Regional Airport, delivering seamless transitions despite construction impacts.

Operating Strategy & Key Personnel - We propose a seasoned, locally engaged leadership team supported by deep regional and national resources, with SP+ self-performing all services except for snow removal, which will be subcontracted. Our operating model prioritizes safety, reliability, and hospitality, reinforced by strict cash controls, proactive inclement weather management, and continuous customer feedback.

Financial Strength Affirmative Statement - As part of Metropolis, SP+ possesses exceptional financial capacity, operational scale, and long-term stability - ensuring continuity of service, responsible working capital management, and the ability to support BIL through growth, disruptions, or capital initiatives and honor all financial commitments presented in this proposal.

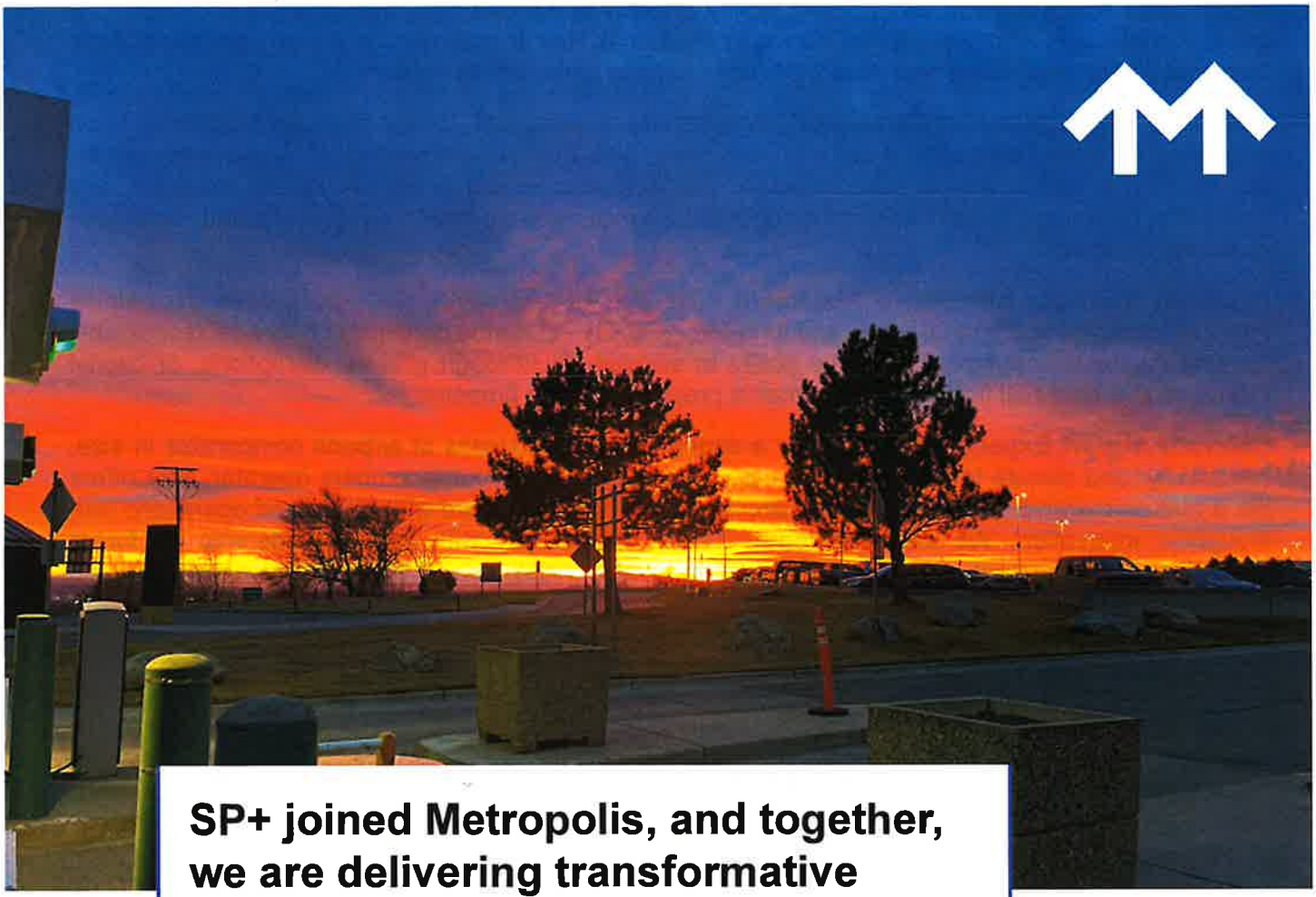
Relevant Airport Experience - SP+ has a strong record of success at airports comparable in size, complexity, and climate to BIL. In addition to our long tenure as your incumbent operator, SP+ offers BIL a true partnership - one that blends a proven operating track record with disciplined operations with thoughtful innovation. We are prepared to collaborate closely with Airport leadership on future technology development, wayfinding, customer loyalty initiatives, performance dashboards, and continuous improvement strategies that elevate both guest experience and financial performance. With no transition period required, we are liberated to immediately implement the recommended technology and reservation platform prior to the busy summer period.

Sincerely,

Digitally signed by Jason Finch
Date: 2026.03.24 19:26:53 -04'00'

Jason Finch
President – West Airports
Mobile: 786.367.2130 | Email: jfinch@metropolis.io

QUALIFICATIONS AND EXPERIENCE



SP+ joined Metropolis, and together, we are delivering transformative technology, exceptional service and innovative solutions to our clients.

SP+

a metropolis company

QUALIFICATIONS & EXPERIENCE

Minimum Qualifications

At least five (5) years' experience in operating U.S. commercial parking operations at either airports or parking operations with Gross Revenues of at least Three Million Dollars ($3,000,000) annually at a single facility.

SP+ is the premier provider of specialized aviation mobility solutions across North America. With a history spanning more than 90 years, SP+ has evolved far beyond traditional parking operations to become a strategic partner for airports. Since 1951, our Aviation team has managed parking and shuttle operations for airports of all sizes, including complex environments. We focus on simplifying the customer journey, maintaining high operational standards, and adapting to each airport's needs. Many airports like BIL have partnered with us for decades, reflecting our commitment to service and relevancy of products, amenities and technology that support our clients' efforts to offer an exceptional travel experience.

Currently SP+ manages parking, valet, shuttle service and/or ground transportation at 73 U.S. Airports, including some of the largest and most complex airport operations like Atlanta-Hartsfield, Chicago O'Hare and San Francisco International Airports. These three airports alone generate nearly $500 million of annual gross parking revenue from nearly 80,000 aggregate parking spaces.

From our industry-leading airport portfolio, SP+ manages and operates forty-nine (49) airport parking facilities that meet and/or exceed the RFP's Minimum Qualification of five (5) years of experience managing and operating paid parking facilities with a minimum Gross Revenues of at least Three Million Dollars ($3,000,000) annually. In addition to hundreds of qualifying locations in our Commercial Division, following is a small representation of SP+ managed airports that qualify and are of a similar size and scope of operations to BIL.

Airport	Annual Revenues	Annual Enplanements	Dates of Operation
Baton Rouge Metropolitan	$ 4,011,190	425,791	1961 to Present
Hector International	$ 5,998,868	590,542	1971 to Present
Bishop International	$ 4,082,285	351,424	1999 to Present
Roberts Field/Redmond	$ 7,645,455	661,200	2010 to Present
Sioux Falls Regional	$ 7,680,750	754,786	1969 to Present

Per the RFP, as the incumbent we are not required to complete Form 4, Experience and Qualifications Statement. However, we will happily provide contact information for our Airport client for the above-referenced 5 airports if requested.

A proven record of managing the procurement and installation of a new Parking Access and Revenue Control System (PARCS) concurrently with an existing PARCS. Please provide two (2) relevant examples from within the last three (3) years.

As more fully detailed in the proposed New Parking Access and Revenue Control and Technology section, SP+ is proud to recommend the deployment of our Metropolis Computer Vision

technology at BIL. This transformative solution will deliver a truly frictionless parking experience for airport patrons while establishing a new standard for parking operations across the City of Billings.

While the acquisition of SP+ by Metropolis occurred less than two years ago, adoption by both airport and commercial clients seeking to elevate the guest experience has been rapid and substantial. Through both competitive RFPs and organic deployments with existing clients, Metropolis Computer Vision has been selected for more new parking access and revenue control system (PARCS) implementations over the past two years than any competing solution. With no upfront capital investment required, coupled with a significantly enhanced customer experience, robust reporting, and data capabilities, airports in particular have overwhelmingly embraced—and continue to realize the benefits of – this technology.



SAT
SAN ANTONIO
INTERNATIONAL AIRPORT

San Antonio International Airport (SAT) was operating with an antiquated PARCS that had exceeded its useful life, was costly to maintain, and experienced frequent downtime. In just 37 days from authorization to go-live date on November 16, 2024, SP+ deployed Metropolis Computer Vision across a 6-lane entry and 9-lane exit plaza serving both the Short-Term and Long-Term Garages, encompassing more than 6,000 parking spaces. The system was also implemented across two Economy Parking Lots totaling over 4,000 spaces, along with deployment of Metropolis Mobile Vision to support valet operations on Level 0 of the Short-Term Garage, delivering a fully integrated, airport-wide solution.

SP+ led all aspects of equipment procurement and installation, including negotiating and managing multiple vendor subcontracts for installation and ancillary work, while ensuring all required insurance certificates and safety plans were in place and approved by the Airport. Work was meticulously phased and scheduled to minimize customer disruption and ensure traffic flow was never materially impacted. To safeguard revenue continuity, SP+ successfully executed a parallel operation of both the legacy PARCS and the new Metropolis system during the transition period.

Our Marketing and Communications team partnered closely with Airport stakeholders to develop comprehensive collateral, website updates, and a coordinated press release highlighting the benefits of the new system. To support a successful public launch, a media day was held on November 16, 2024, led by Metropolis CEO Alex Israel, with both Metropolis and Airport leadership participating in television and print interviews to promote the enhanced parking experience.

Significant resources were deployed onsite to provide the 50+ member team with comprehensive training on the new system, while corporate, regional, and local operational leadership maintained an active presence before, during, and after launch to ensure a seamless transition. With nearly $40 million in annual revenue and approximately 20 lanes of installed equipment, SAT remains our largest airport deployment to date.

In the nearly 18 months since launching Computer Vision technology at SAT, Metropolis has continued to invest in enhancing the technology and operations through new dynamic digital exit screens and commercial management and dynamic pricing of parking reservations. Additionally, Metropolis launched a new system for the San Antonio disabled veteran (DVs) community. This

system significantly enhanced the airport's revenues and provided DVs with a much-improved parking and payment experience, which was only possible due to the technology implemented at SAT and proposed here for BIL.As a result, Metropolis has unlocked nearly 20% growth in revenue from 2024 to 2026.

As reflected in the growing number of additional airport implementations, Metropolis technology continues to gain strong market adoption. While each deployment informs continuous improvement, our implementation playbook is well-established and will ensure a rapid, seamless transition at Billings Logan International Airport.

Dayton International Airport Revolutionizes Travel with Launch of AI-Powered Ticketless Parking Platform



Following the successful launch at San Antonio International Airport, SP+ launched the same AI-powered, ticketless parking platform at Dayton International Airport on March 27, 2025. Like SAT, the new system immediately transformed the travel experience for passengers by offering seamless, drive-in/drive-out access. This made Dayton International Airport (DAY) the second U.S airport to adopt the platform, highlighting its commitment to innovation and customer experience.

The successful launch was the result of extensive pre-launch preparations designed to ensure a seamless transition, resulting in zero downtime when switching to the new platform. The collaboration between SP+ and the dedicated staff at DAY was crucial to achieving this smooth implementation.

Gil Turner, the Director of Dayton International Airport, stated, "We're so pleased to launch these innovative services. Travelers can drive in and out, saving time and reducing hassle."

Much of the same playbook developed and used at San Antonio International Airport to ensure maximum installation efficiency with minimal lane downtime and customer inconvenience was used at Dayton. In total, Metropolis Computer Vision technology was installed in nine (9) ingress lanes and thirteen (13) egress lanes across the Airport's 6,561 parking space campus that generates in excess of $8.5 Million Dollars of gross parking revenue annually.

After the implementation, the launch garnered over 445 million media impressions across various platforms. Users specifically praised the platform's user-friendliness and the quick, efficient parking processing, which significantly enhanced their overall travel experience. The innovative ticketless parking initiative also received regional and national media coverage, further solidifying Dayton International Airport's reputation as a forward-thinking travel hub dedicated to improving customer experiences through technology

DAY Marketing Manager, Melissa Patsiavos, summed it up nicely: "Dayton being one of the first airports to implement this parking technology that we are really proud of, the airlines are impressed with that and see that we are future forward."

In addition to SAT and DAY, seven airports have successfully deployed Metropolis Computer Vision technology, delivering an improved parking experience for customers from Day One:

QUALIFICATIONS & EXPERIENCE

Airport	Launch Month	Technology Deployed*
Northwest Arkansas	May, 2025	Metropolis Computer Vision
Aspen/Pitkin County	June, 2025	Metropolis Computer Vision
Flint Bishop International	October, 2025	Metropolis Computer Vision
Baton Rouge Metropolitan	January, 2026	Metropolis Computer Vision
Alexandria Regional	February, 2026	Metropolis Computer Vision
Kona International	January, 2026	Metropolis Computer Vision
Hilo International	February, 2026	Metropolis Computer Vision

** Does not include standalone Metropolis Mobile Vision valet technology used at Cleveland Hopkins, Louis Armstrong New Orleans International, and others.*

*** Coming soon – El Paso International Airport (April 2026); Charles M. Schulz – Sonoma County Airport (May 2026)*

A proven record of managing public parking operations during construction periods. Please provide two (2) relevant examples from within the last three (3) years.

As the saying goes, "If you have seen one airport, you have seen one airport." Each facility presents unique characteristics that require a tailored operational approach to optimize the guest experience. At the same time, a consistent industry trend in recent years has been the execution of significant capital improvement programs, many of which have directly enhanced but temporarily impacted the parking operations across airports managed by SP+.

Two recent projects that closely mirror the near-term environment at Billings Logan International Airport positions SP+ to apply a proven playbook that minimizes disruption to the guest experience. At both Hector International Airport (FAR) and Sioux Falls Regional Airport (FSD) - airports SP+ has managed for a combined 110 years - new parking garages were constructed to meet growing demand for on-airport parking. In each case, construction activities required the temporary displacement of existing parking inventory to accommodate staging, equipment laydown, and active development, challenges we successfully navigated while maintaining operational continuity and customer satisfaction.



The new parking garages were fully operational to the public in October 2024 and March 2026 at FSD and FAR, respectively.

Following are examples of some of the most relevant activities or tasks that we managed and/or provided assistance to both Hector International and Sioux Falls Regional Airports - both airports with extreme Montana-like winter conditions. Given the planned new garage at BIL with construction to begin sometime in 2027, our proven experience will greatly benefit airport staff and ensure our team and operations are equipped with the necessary resources, talent and available options to mitigate customer disruption.

QUALIFICATIONS & EXPERIENCE

Pre-Construction Planning & Demand Modeling

At FAR, our corporate financial and regional management team was tasked with assisting the Airport's consultant to conduct a detailed analysis of current parking utilization, peak demand periods, and customer segmentation (hourly, daily, employee, etc.) to forecast anticipated garage occupancies, revenues and proposed new parking rates.



- ✓ Overflow lots in under a week at DSM, SAT, ELP
- ✓ New ground transportation operation in 2 weeks at SLC
- ✓ Airport-owned off-airport facilities in weeks at MCI, ELP
- ✓ Surging check-in support during the Super Bowl at HOU, SAT, PHX, IND
- ✓ Short-term security to fill a customer gap at STS

Phased Parking & Inventory Management Plan

Our teams worked with the airport to develop a phased approach that aligns with the construction schedule, clearly identifying which areas will be taken offline and when, while maximizing remaining inventory and introducing temporary parking solutions where necessary.

Temporary Capacity Solutions

To address the net loss of parking spaces, SP+ partnered closely with each airport to maintain adequate parking supply throughout the construction period. At FSD, a seasonal shuttle operation was converted into a full-time service to support remote parking capacity - an approach we are prepared to replicate at BIL, including procuring buses and staffing drivers to ensure optimal performance. At FAR, a temporary valet operation was implemented to provide a convenient, close-in parking option for passengers. Each of these solutions required comprehensive planning, detailed expense forecasting, and close coordination with airport leadership to ensure seamless execution and a consistent guest experience.

Clear Wayfinding & Signage Strategy

Implement proactive, highly visible signage and dynamic messaging (both on-site and digital) to guide customers to available parking, minimize confusion, and reduce circulation/queueing within constrained facilities.

Communication & Customer Outreach

Assisted airport communication teams with a comprehensive communication plan - including website updates, email alerts, social media, and on-airport messaging - to inform customers of changes, encourage advance reservations, and arrival and departure expectations.

Operational Staffing & Traffic Control

Increase on-site staffing during peak periods to assist with traffic flow, direct customers, and provide real-time support, ensuring a safe and efficient experience. Regional leadership and staff provided the additional support necessary to support the operations.

Technology Deployment

SP+ partnered closely with each airport to evaluate, select, and implement new and/or enhanced revenue control systems. In our role, we led critical activities including system design and plan review, cost evaluation and validation, procurement coordination, and comprehensive lane testing to ensure optimal performance. Our hands-on involvement ensured each system was thoughtfully deployed, fully functional at go-live, and aligned with the Airport's operational and financial objectives.



New Parking Ramp at FAR

In addition to the above case studies, SP+ has successfully managed parking operations through construction at several of the most recently developed U.S. airport terminals, including new garages supporting terminal projects at Louis Armstrong New Orleans International Airport, Kansas City International Airport, and Salt Lake City International Airport. Across each of these complex environments, SP+ not only maintained parking operations but also managed large-scale shuttle programs, ensuring seamless connectivity, operational continuity, and a consistent guest experience throughout construction and transition phases.

We are proud of our work and collaboration with airport leadership at both FSD and FAR and are happy to provide you with their below airport director contact information should BIL seek further clarity or attestation to our performance during their recent construction programs.

Airport:	**Hector International**	**Airport:**	**Sioux Falls Regional**
Contact:	Mr. Shawn Dobberstein	**Contact:**	Mr. Dan Lettelier
Email:	Shawn@fargoairport.com	**Email:**	Dan.Lettelier@sfairport
Phone:	701.241.1501	**Phone:**	605.336.0762

Proposer may not have any pending litigation with the City of Billings, Montana and must be authorized to conduct business in the State of Montana prior to commencement of the Agreement.

SP+ certifies that we have no pending or past litigation with the City of Billings during our tenure operating Billings Logan International Airport. We are currently and shall remain authorized to do business in Montana and maintain an annual business license for BIL.

QUALIFICATIONS & EXPERIENCE

Proposers shall include an affirmative statement in their proposal signed by an officer authorized to bind the Proposer's Company that the Proposer has the financial resources required to meet the terms and conditions of the Agreement and make the RFP required investment.

Please refer to the Financial Strength Affirmative Statement included in our cover letter and signed by President - West Airports, Jason Finch, an officer authorized to bind the commitments made in this proposal.

Experience

Description of proposer's past and current experience with managing either large commercial parking lot installations or airport public parking lots. (Examples, size, and length of agreement.)

SP+ manages operations at more large- and medium-hub airports than any other parking and transportation provider, a distinction that reflects our industry-leading reputation for delivering exceptional client partnership and customer service. In response to the first question under this Minimum Qualifications section, we identified five airports comparable in size, scope, enplanements, and annual revenue to BIL, further reinforcing our qualifications alongside our long-standing tenure as the current operator.

To provide context for our experience at large-hub airport operations, we present below relevant information for our current engagements, many of which represent long-term partnerships. While the scale of annual revenue and operational complexity at these major facilities exceeds that of BIL, our commitment to personalized service, active involvement from senior airport leadership, and solutions-oriented approach remains consistent across every airport we serve, regardless of hub classification. At many of these airports, such as Houston George Bush Intercontinental and San Francisco International, our subsidiary companies of Bags, Inc., and AeroParker/KMP, also provide remote airline check in, and pre-book/reservations and revenue management services, respectively. As you can see, SP+ responsibly manages and collects nearly $1.3 billion of gross annual parking revenue on behalf of these large airports and clients.

Airport	Dates of Operations	Scope of Services	Annual Revenues	# of Parking Spaces
Austin Bergstrom	2016 to Present	Parking, Reservations, Public/Employee Shuttles	$75,914,763	19,139
Atlanta Hartsfield Jackson	2022 to Present	Parking, Reservations, Public/Employee Shuttles/Fleet Maintenance	$200,468,581	33,739
Baltimore/Washington	2015 to Present	Parking, Security	$82,544,026	24,674
Chicago Midway	1997 to Present	Parking, Reservations, GT	$46,328,985	11,221

QUALIFICATIONS & EXPERIENCE

		Mgmt., Security, Booting	ANNUAL REVENUE	# SPACES
Chicago O'Hare	1993 to Present	Parking, Reservations, GT Mgmt., Security, Booting	$164,345,499	22,594
Dallas-Fort Worth*	2000 to Present	Employee & CONRAC Shuttles	n/a	n/a
Detroit Wayne County	2002 to Present	Parking, Valet	$133,055,574	18,328
Fort Lauderdale-Hollywood	2013 to Present	Parking, Valet	$62,448,462	15,677
Houston George Bush	2000 to Present	Parking, Valet, Reservations, Revenue Mgmt., Public/Employee Shuttles, GT Mgmt., Fleet Maintenance	$101,306,181	26,162
Miami International	1996 to Present	Parking, Valet, Employee Shuttle, Fleet Maintenance	$65,738,680	8,223
Salt Lake City	2010 to Present	Parking, Reservations, Revenue Mgmt., Employee/Public Shuttles	$70,726,874	18,062
San Diego International**	2015/2024 to Present	Parking, Valet, Reservations, GT Mgmt., Security, CONRAC Shuttle, Fleet Maintenance	$34,922,425	6,206
San Francisco International	2007 to Present	Parking, Reservations, Revenue Mgmt., GT Mgmt., Janitorial, Security	$147,538,533	23,249
Washington Dulles	2021 to Present	Parking, Valet, Reservations, Employee/Public Shuttle, Fleet Maintenance	$103,179,924	22,146

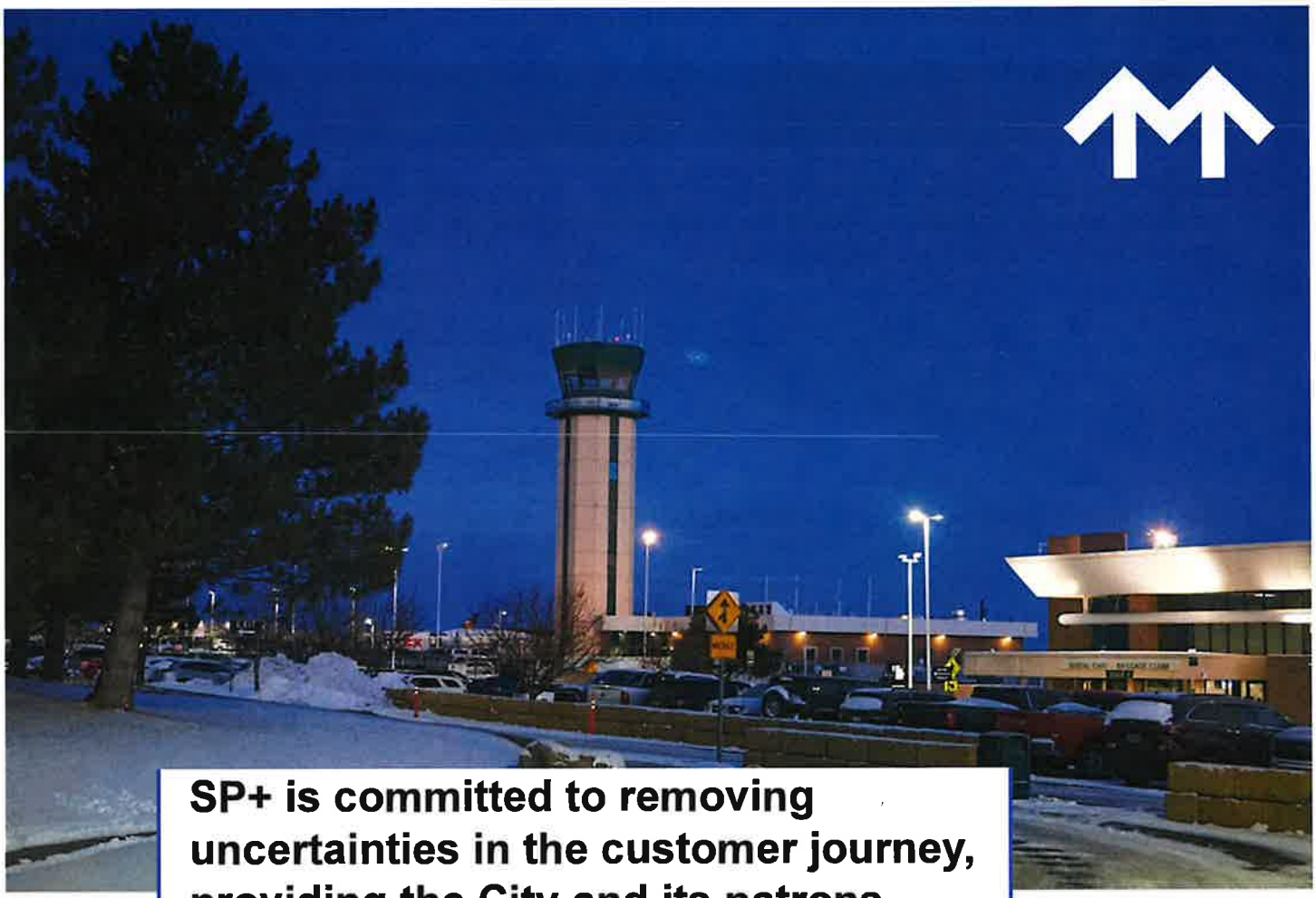
Washington Reagan National	2021 to Present	Parking, Reservations, Employee/Public Shuttle, CONRAC Shuttle, Fleet Maintenance	$75,022,950	8,876

* *CONRAC Shuttle Services commenced 2000; Public & Inter-Terminal Shuttles commenced 2016*
** *CONRAC Shuttle Services commenced 2015; Parking & Valet commenced 2024*

Description of proposer's experience managing public parking operations during periods of construction.

Please refer to the above section where we provide our very relevant and recent experience managing parking operations through the construction of new parking garages at both Hector International and Sioux Falls Regional Airports.

OPERATIONAL PLAN



SP+ is committed to removing uncertainties in the customer journey, providing the City and its patrons with services and solutions that *Make the Journey Remarkable.*

a metropolis company

Our Commitment to First-Class Operations

At SP+, operational excellence is the foundation for delivering superior customer experiences and is central to our commitment to the City of Billings and Billings Logan International Airport (BIL). Our approach is comprehensive, precise, and rigorously aligned with the Airport's goals and expectations. As the incumbent operator, we consistently exceed standards through meticulous, round-the-clock management and operating services. Our national expertise in airport parking and related operations is reflected at BIL, where we are excited to implement further innovative programs—always anchored in established procedures and exemplary service standards. Although the 35-page maximum count limits the detail we can include, our long, proven track record of timely rental payments, engaged onsite and senior leadership and ability to meet the expanding operational needs of BIL is great comfort for our future performance. We have set the industry benchmark in key areas such as:

- Customer Service Programs
- Financial Reporting
- Proactive Management
- Data Analytics
- Digital Marketing Programs
- Online Reservation Systems
- Expense Containment
- Touchless Mobility Technologies
- Operational Efficiency
- Revenue Collections and Control

Our unwavering objective is to remain the Airport's most dedicated and experienced business partner, delivering a superior parking and valet experience for every BIL patron.

Shuttle Service Plan

In accordance with Addendum 2, SP+ will operate a seasonal shuttle service during the first year of the new contract, providing transportation between the Terminal Building and both the Economy and Remote Overflow Lots from November 16, 2026 through January 31, 2027. The shuttle will operate daily from 4:00 AM through Midnight, or until the arrival of the last flight if later, utilizing the internal Airport service road (Overlook Drive) to efficiently connect the two on-airport Economy Lots and two Remote Overflow Lots with the terminal. This service mirrors our successful 2025/2026 seasonal operation, during which approximately 1,500 passengers were transported. As before, the shuttle service will be complimentary, with parking fees assessed based on the customer's length of stay and selected facility.



Anticipating the transition to a year-round shuttle operation in conjunction with the future parking garage construction, SP+ plans to procure two (2) well-maintained, 14-passenger cutaway shuttle buses from our Kansas City International Airport (MCI) Park Air Express off-airport shuttle operation, where a fleet renewal is currently underway. All acquisition and transfer costs will be fully absorbed by SP+. The buses will be professionally wrapped to reflect the Airport's branding, including name, logo, and colors, with final designs submitted to the Airport for review and approval prior to deployment.

SP+ will deliver a safe and reliable shuttle operation grounded in proven safety protocols, training, and proactive oversight. All shuttle operators will be properly licensed and trained in accordance with company standards and applicable regulatory requirements, including defensive driving, winter weather operations, and customer service. Vehicles will undergo routine inspections and preventative maintenance prior to and throughout the operating season to ensure peak performance and safety. Daily pre- and post-trip inspections will be documented, and any mechanical concerns will be immediately addressed. Additionally, SP+ will enforce strict adherence to speed limits, designated routes, and safe loading and unloading procedures at all stops.

As with the prior season, our Airport Director of Transportation, Jake Hartman, will be directly involved in the recruitment, onboarding, and training of all shuttle personnel, ensuring consistency with SP+'s safety-first culture and operational standards. The addition of dedicated, permanent buses enables the installation of SmartDrive® technology, a leading third-party, video-based safety and transportation intelligence platform we use on all shuttle buses and service vehicles.

By integrating video safety monitoring, advanced analytics, telematics, and compliance tools into a single system, SmartDrive® provides real-time visibility into driver performance and operating conditions. This allows SP+ to proactively coach drivers, reinforce safe behaviors, and quickly address any risks, ultimately enhancing the safety of both our passengers and employees while elevating the overall performance of the shuttle operation.

Prior to the introduction of year-round service and the opening of the more distant overflow parking lot, SP+ anticipates that a single shuttle bus will adequately meet passenger demand while maintaining a 15-minute headway. As the new overflow lot becomes operational and travel distances increase, we are prepared to immediately deploy a second bus to ensure service levels and customer wait times remain consistent with Airport expectations.

Drivers will be professionally uniformed in seasonally appropriate attire, with clear identification displayed within the shuttle for customer assurance. To enhance the guest experience, permanent signage inviting customer feedback will be installed within each vehicle, and drivers will distribute locator cards to help passengers easily identify their parked location. Luggage assistance will be provided as a standard service, reinforcing our hospitality-focused approach. While tipping is permitted, solicitation of tips is strictly prohibited and enforced as a terminable offense.

Passenger counts by day will continue to be tracked and reported to the Airport at a mutually agreed-upon cadence, but no less than monthly. SP+ will work collaboratively with Airport staff to promptly address any operational issues and proactively provide recommendations to continuously enhance service performance and the overall customer experience.

Finally, in accordance with Addendum 2, the cost to provide the seasonal shuttle service has been submitted under a separate proposal.

Staffing Plan

Our staffing plan has been developed in alignment with the RFP requirements, historical and projected flight schedules, and the operational flexibility required to accommodate late arrivals and irregular operations. All parking facilities will be accessible 24 hours per day, 365 days per year, with onsite staffing from 4:00 AM to 1:00 AM daily to ensure consistent, personalized customer service during normal operating hours. In the event of flight delays, the onsite Ambassador's shift is automatically extended until 60 minutes after the actual arrival time if later than 12:00 AM, ensuring no passenger exits to an unstaffed facility. We have also prudently

budgeted overtime based on historical trends to effectively manage irregular operations, late-night arrivals, and peak holiday travel periods.

Our Airport Operations Manager, Brydon O'Donnell, will continue to serve as the primary liaison with the Airport and will be onsite Monday through Friday, 8:00 AM to 5:00 PM, while remaining on-call 24/7 and residing in close proximity to the Airport. Please see ***Exhibit A***. for Mr. O'Donnell's resume. He will be supported by an Assistant Operations Manager and a team of Ambassadors responsible for customer assistance, license plate inventory, and porter services across all facilities. Unlike our competition who may tether managers to cashier functions, our approach ensures leadership remains mobile and fully engaged across the operation, enhancing responsiveness and oversight. Please see ***Exhibit B***. for our Proposed Staffing Plan.

With the implementation of Metropolis Computer Vision technology, the need for traditional cashier interactions is significantly reduced, as customers can enjoy a frictionless experience through QR-based payment and automated entry/exit. However, onsite staff will remain available to assist with cash transactions, exceptions (e.g., disabled abated parking), and customer support. Rather than reducing staffing levels, SP+ will redeploy former cashier roles into Ambassador positions, increasing visibility across the campus and proactively enhancing the customer experience through direct engagement, cleanliness initiatives, and membership enrollment.

To further support customers, all exit lanes will feature digital signage and contact information for immediate remote assistance, which is particularly valuable in remote or unstaffed areas such as Economy Lots. In total, including management, our staffing model provides for 248 onsite labor hours per week during non-peak periods, with the flexibility to scale resources as operational demands require.

Additionally, our pro forma reflects the competitive wages and benefits necessary to attract and retain high-quality talent in the rising cost-of-living environment of the City of Billings. As the first and last point of contact for many airport visitors, BIL can take confidence in SP+'s proven ability and foresight to cultivate an engaged, customer-focused workforce present every day.

Finally, SP+ will invest in a new service vehicle, branded with the Billings Logan International Airport name and our company logo, to enable our team to efficiently traverse the parking facilities and perform essential operational duties. Given the demanding seasonal conditions in Billings, this investment reflects our commitment to safety, operational efficiency, and providing a secure working environment for our associates.

Transition plan for moving from incumbent operation to new operator.

As the incumbent operator, SP+ eliminates the need for a costly, time-consuming, and operationally disruptive transition period. Our existing presence, deep knowledge of the facility, established relationships with local stakeholders, and seamless operational continuity provide an unparalleled advantage to the City of Billings and the patrons of the Billings Logan International Airport in achieving our immediate strategic goals.

Additional key advantages to remaining with SP+ include:

Operational Continuity and Stability

Seamless Transition: It avoids a disruptive transition period, ensuring there is no break in service delivery for the airport and a minimal impact during startup. This helps protect the customer experience by supporting no negative impact during the change.

Existing Infrastructure and Resources: SP+ already has a solid operating model, established programs, procedures, and equipment securely in place. We have the necessary resources and maintenance facility supporting all assets and requirements.

Familiarity with the Airport: SP+ is already set up and familiar with airport specific details, including inclement and winter weather and overflow parking procedures.

Cost and Time Savings

***Elimination of Expenses*:** It negates the need for new substantial expenses typically associated with a transition, contributing to minimal impact on startup costs.

***Reduced Staff Effort*:** It eliminates or significantly reduces the airport staff's time and energy that would otherwise be spent dealing with a change in providers.

Established Relationships and Human Resources

Positive Relationships: SP+ already has a positive client-facing relationship and a team that knows the business and customer very well, which is a great resource for the entire program.

Employee Stability: We have a strong familiarity with the growing cost of living in the City of Billings and need to pay very competitive wages to attract and retain talent. With SP+, BIL is assured the appropriate wage and benefit provisions have been considered to ensure staff continuity and high labor engagement.

This incumbent status allows us to effectively repurpose the typical 90 to 120-day transition window, moving directly into value-add operations on Day One.

Our immediate focus will be on the core project deliverables:

Immediate Deployment of Metropolis Computer Vision Technology: With no new staff or equipment onboarding required to maintain current services, our team will immediately begin the installation and commissioning of the full Metropolis Computer Vision platform. This accelerates the timeline for achieving touchless entry/exit, real-time occupancy monitoring, and enhanced security oversight. Needing no more than 60 days from the time of contract execution, we expect the full implementation and commencement of the new system well in advance of the 6-month allowable window.

Accelerated Pre-Book/Reservation Program Implementation: Our incumbent status means operational requirements, financial systems, and reporting platforms are already known and accessible to us. We will leverage this intimate system knowledge to immediately begin integrating the new pre-book/reservation program through our wholly-owned subsidiary, AeroParker/KMP, bringing this critical new customer amenity and revenue stream online months ahead of any competitor's transition schedule.

By mitigating all transition risk, SP+ ensures operational stability while simultaneously delivering the requested technology upgrades at an accelerated pace.

Snow Removal

For the critical provision of snow and ice management services, we have established a robust subcontracting agreement with Jett Development LLC ("Jett"), a major service provider based in Ballentine, MT, with a long-standing and proven track record in the Billings area. Jett Development has been a trusted partner, successfully performing this essential work on behalf of SP+ for many years, giving us high confidence in their reliability and expertise. This strategic partnership

ensures that our snow and ice response capabilities meet the highest standards of safety and efficiency, backed by a dedicated team with extensive local experience.



Our approach to snow and ice management is proactive and centered on safety and accessibility. Jett continuously monitors weather events, allowing for pre-event mobilization and timely response protocols. Their primary focus during any weather event is the protection of all pedestrian access ways and the critical entry and egress plazas, ensuring that public safety is maintained around the clock. This commitment to pre-emptive and comprehensive coverage minimizes risk and maintains the best possible conditions for all users of the facility.

Furthermore, we have a clear plan for managing snow accumulation during larger events to maintain traffic flow and parking capacity. When necessary, snow will be strategically placed in non-parking space areas to avoid congestion and disruption. Following the weather event, Jett will execute a comprehensive snow removal plan to clear these temporary storage areas, ensuring a full return to normal operations as quickly as possible. This structured approach guarantees both immediate responsiveness and long-term operational integrity.

Our subcontract is prepared by SP+ Legal counsel and ensures all the required flow down provision and City indemnities are included to protect the City of Billings and Billings Logan International Airport.

TECHNOLOGY PLAN



Trusted by airports nationwide, SP+ delivers proven results in complex aviation environments, consistently surpassing service and revenue goals.

SP+

a metropolis company

Customer Case Study: San Antonio International Airport

In November 2024, San Antonio International Airport (SAT) became the first airport in the world to utilize Metropolis technology integrated with operations. Now more than a year since the introduction of frictionless, drive-in, drive-out parking, SAT continues to benefit from a rapid pace of innovation and an industry-leading passenger experience in part thanks to the seamless parking experience customers enjoy.



Detailed operational information and cut sheets on the PARCS proposed including cost information, system features, installation time, connectivity requirements, weather resistance, reporting capability

System Overview & Features

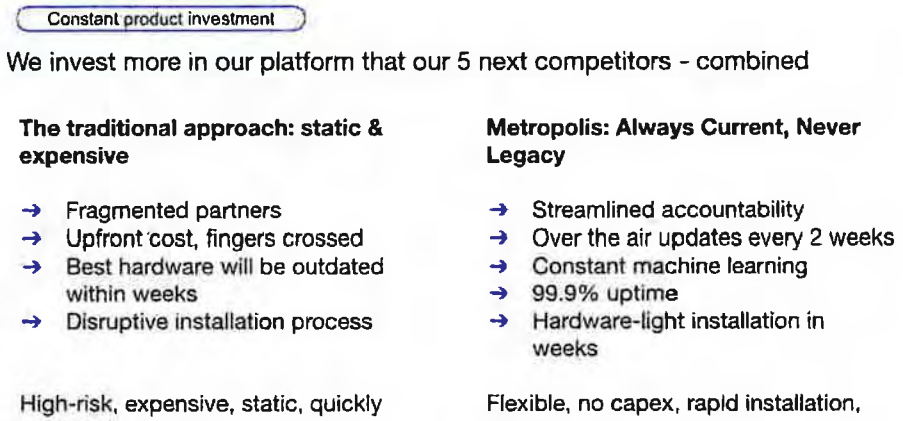
SP+ proposes a Computer Vision-based Parking Management System that replaces traditional ticket-and-gate hardware with an AI-driven "checkout-free" experience.

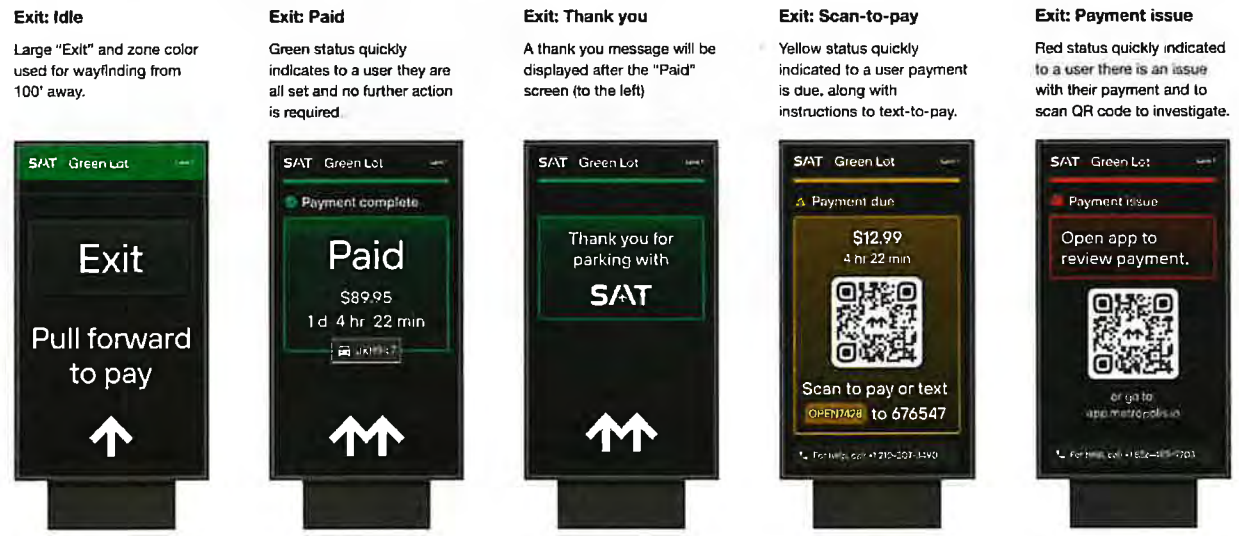
- **Frictionless Entry/Exit:** High-definition Computer Vision cameras identify vehicles by license plate (LPR) and vehicle attributes. No physical tickets, mag-stripes, or paper media are required.
- **"Drive-In/Drive-Out" Parking for Everyone:** Any airport parker including frequent fliers, infrequent travelers, and airport employees register their vehicle(s) just once; the system recognizes them upon approach and handles payment/access automatically.

- **Simple, one-time sign up:** Sign up takes just 30 seconds by scanning a QR code on ample signage installed in BIL parking lots. Should a customer not wish to sign up, the system supports text-to-pay or via QR codes displayed on digital, dynamic exit screens installed in each exit lane, allowing for Apple Pay, Google Pay, and all major credit cards without physical contact. On site staff will continue to accept cash, as clearly stated as an Airport requirement.

New Digital Exit Screens

Earlier this year, we recently launched digital customer displays that provide real-time feedback to drivers as they exit. Already live at XNA and SAT, these screens further enhance the ability of customers to self-serve. SP+ will install digital screens at each of the exit lanes. This digital surface allows our system to provide instant, visually attractive messaging that better allow customers to serve themselves if, for example, they have





As designed for San Antonio International Airport (SAT). Customizations for airport branding and lot configuration already available.

not yet created a Metropolis account or have an expired payment method.

BIL will receive hardware fully installed at each of the parking facilities, including

- One camera per entry and exit lane to capture vehicle images
- Orion enclosure(s) to provide local processing and connectivity between the onsite infrastructure and the Metropolis platform

- Signage throughout airport parking facilities
- Digital screens mounted on a gooseneck pedestal

Weather Resistance & Durability

Unlike the current Amano equipment that suffers from wind-blown dirt and frozen mechanical slots, the Metropolis Computer Vision system is built for the Montana climate:

- **No Moving Parts:** Because there are no ticket throat-feeders or card readers, there are no mechanical openings for snow, ice, or dirt to enter.
- **IP67 Rated Hardware:** All exterior cameras and sensors are industrial-grade and sealed against moisture and extreme temperature fluctuations (-40°F to 140°F).
- **Anti-Fog/Self-Heating:** Cameras include internal heating elements to prevent lens fogging or icing during Billings' winter inversion events.

The Metropolis system has been in place in other cold weather airports including Dayton International Airport (DAY) and Flint Bishop International Airport (FNT) throughout the entire 2025-2026 winter, demonstrating the efficacy of this technology in extreme weather environments.

Connectivity Requirements

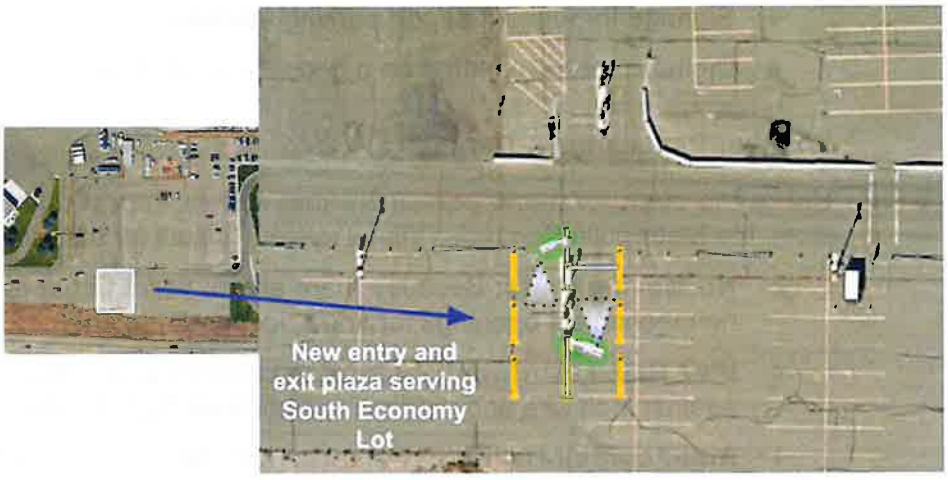
Metropolis Computer Vision is a Cloud-Native platform, significantly reducing the on-site IT footprint.

- **Primary Connection:** Triple-redundant connectivity failover through multiple cellular networks and satellite connectivity.
- **Failover Reliability:** The system includes local "Edge" processing nodes that continue to record transactions and operate gates even during a temporary internet outage, syncing to the cloud once restored.
- **Power:** Standard 120V AC power at camera mounting locations and gate pedestals. In the event of power failure, mobility specialists will capture vehicle license plates with mobile devices, continuing to process payments faster than reverting to a traditional manual payment process.

Installation Timeline

The transition to Metropolis Computer Vision technology is designed to minimize disruption to Airport operations and launch in 60 days or less. BIL will receive the proposed PARCS system in the following lots:

- Short-Term Parking
- Long-Term Premium Parking
- Long-Term Parking
- North Economy Parking
- South Economy Parking*



* Note: The South Economy Parking lot will require civil work to run electrical service and create at least one drive lane in and one drive lane out for dedicated and consolidated access to the entire parking area. Civil work includes boring, asphalt cutting and demolition, new electrical junction boxes, the creation of concrete island(s), and all other necessary and enabling infrastructure to install and operate the Computer Vision system in this location. SP+ emphasizes that the South Economy Parking electrical connection will be enabled through boring without any cutting of roadway asphalt or disruption to traffic on the Overlook Drive public roadway. SP+ will bear 100% of capital expenditure associated with this project.

Overflow Lots

Subject to Airport approval, it is SP+'s intention to implement Computer Vision in additional, permanent Overflow Lots when needed at no additional cost to BIL (excluding the cost of any civil works required to install enabling infrastructure).

On-Site Launch Support & Comprehensive Technology Training

SP+ provides a comprehensive on-site training program at no cost to the airport, designed to empower staff to handle the majority of required services.

To ensure a smooth transition to the Metropolis Recognition Platform, SP+ provides a dedicated Aviation Launch Team on-site at BIL for at least 30 days post-go-live. This team offers real-time troubleshooting, operational adjustments, and hands-on support during the critical first month. Our training program has three key pillars to ensure all stakeholders—from administrators to frontline specialists—are proficient in the new AI-driven environment.

Technology Systems Training

We offer an in-depth overview of the Metropolis technology architecture to ensure staff understand the mechanics of a Vision-Powered Garage. Training modules include:

- **System Fundamentals:** Overview of the "Hardware-Light" philosophy and how our AI-powered LPR (License Plate Recognition) operates at entry and exit lanes.
- **Operational Scenarios:** Specialist training on managing 'edge cases', like obstructed plates or first-time users, via the Specialist App.
- **Multi-Modal Functionality:** Training on QR code integration, "Scan to Pay" workflows for surface lots, and using the Metropolis "POS" for on-site credit card payments.

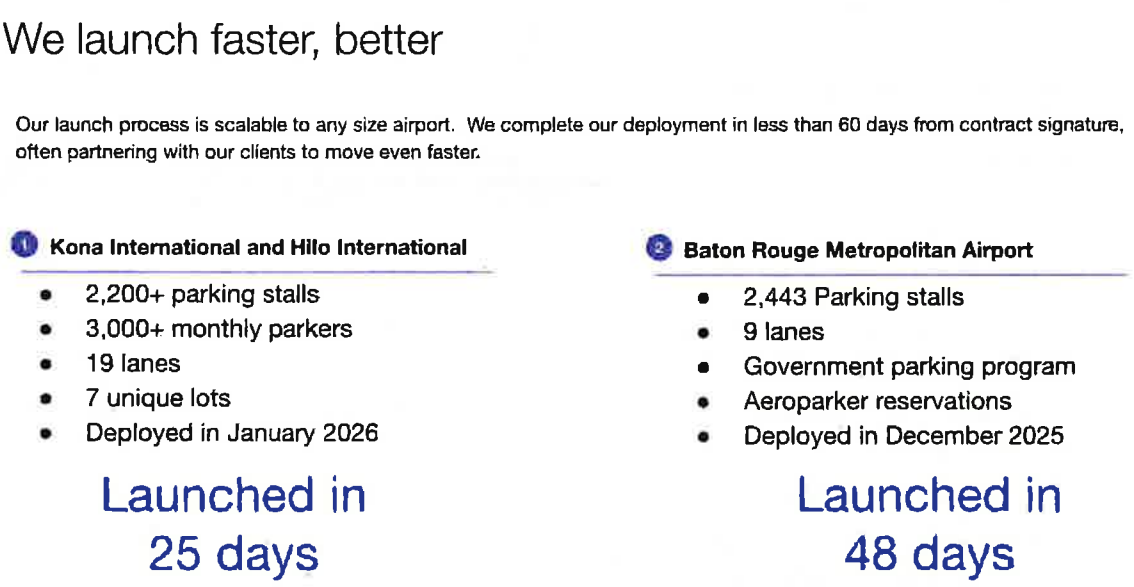
Administrative & Enterprise Management

This module enables the Airport management team to oversee the platform's back-end through the Administrative App:

- **Account Governance:** Managing enterprise accounts, subscriptions, and administrative user permissions.
- **Validation & Revenue:** Setting up validation signage and managing digital validation programs for airport partners or tenants.
- **Asset Oversight:** Real-time monitoring of lot locations, occupancy data, and system health.

Frontline Specialist & Consumer Onboarding

To ensure high customer satisfaction, we train our on-site staff to serve as ambassadors for the new technology:

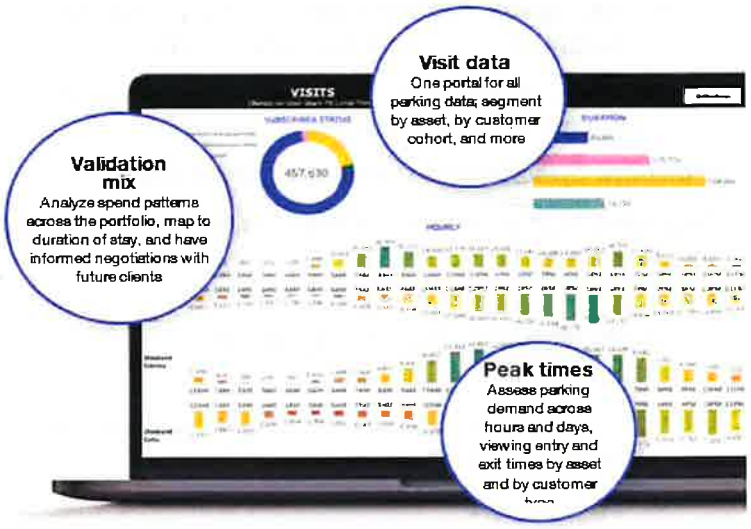


- **The Consumer Experience:** Understanding the user journey - from editing vehicle/payment info to requesting vehicles via the mobile app.
- **Member Growth:** Training staff on how to invite guests to become Members, ensuring a growing base of frictionless, repeat users for the Airport.
- **Field Operations:** Using the Specialist App to verify real-time entry/exit data, certify payments, and manage enforcement protocols.
- **Pre-Launch:** Our dedicated team has a tried-and-true process for preparing every airport for new technology. We will handle all of the training, employee onboarding, sign design, installation, and internal and external communications, to name a few tasks. From agreement through launch day, we hold a weekly cadence with your team to keep you fully informed.

- **Launch Day:** We provide in-person cross functional support including members from our Launch, Operations, and Technical teams. Our Communications team will provide speaking points for any press.

Computer Vision Reporting Capability

SP+ offers BIL access to dynamic data dashboards, which facilitates improved pricing and revenue optimization strategies. Our services include standardized monthly reporting and a comprehensive suite of data analytics available directly to Airport management through a dynamic, Tableau dashboard including:



- Near real-time insights into the financial performance of each parking facility.
- Detailed segment revenue data categorized by type and facility.
- Analysis of average daily revenue, occupancy utilization, average ticket price and more to maximize yield of individual parking spaces.
- Visualization of validation usage and the opportunity costs associated with free and discounted parking.
- Billing payment zip code report to identify airport catchment areas.

A sample of reporting views available to SP+ Mobility Specialists at BIL, as well as Airport management, is included as ***Exhibit C.***

License Plate Inventory

Pertaining to information provided in Addendum 2, Question 18, License Plate Inventories (LPI) are performed each night in every airport operation managed by SP+. With a traditional ticket-based PARCS system, the recording of every license plate left overnight in the various parking facilities is critical to the control of tickets and thus revenue. As BIL is not currently equipped with a License Plate Recognition (LPR) System at the entrance and exit lanes currently, LPI is the only sure method of verifying the actual number of days a vehicle has been parked in the facility if no ticket is presented by the vehicle owner.

SP+ is committed to the continuation of vehicle-assisted nightly LPI before and after the proposed transition to Metropolis Computer Vision technology.

The Computer Vision system, because it captures every license plate on entry and exit, will provide an additional source of data corroborating nightly LPI. This may in the future provide an alternative method to ensure LPI is thorough and accurate. While SP+ proposes no changes to

the LPI process in place today, we are committed to keeping BIL informed on new innovations and operational procedures to keep the airport on the forefront of industry best practices.

Cost Information

SP+/Metropolis structures its Computer Vision technology agreements as a software-as-a-service (SaaS) agreement rather than a one-time hardware acquisition. The annual SaaS fee of $68,000 is included in our Financial Plan. Detailed pricing information can be found later in the *Technology Plan: Financial plan for the PARCS procurement* section.

Technical Cut Sheets

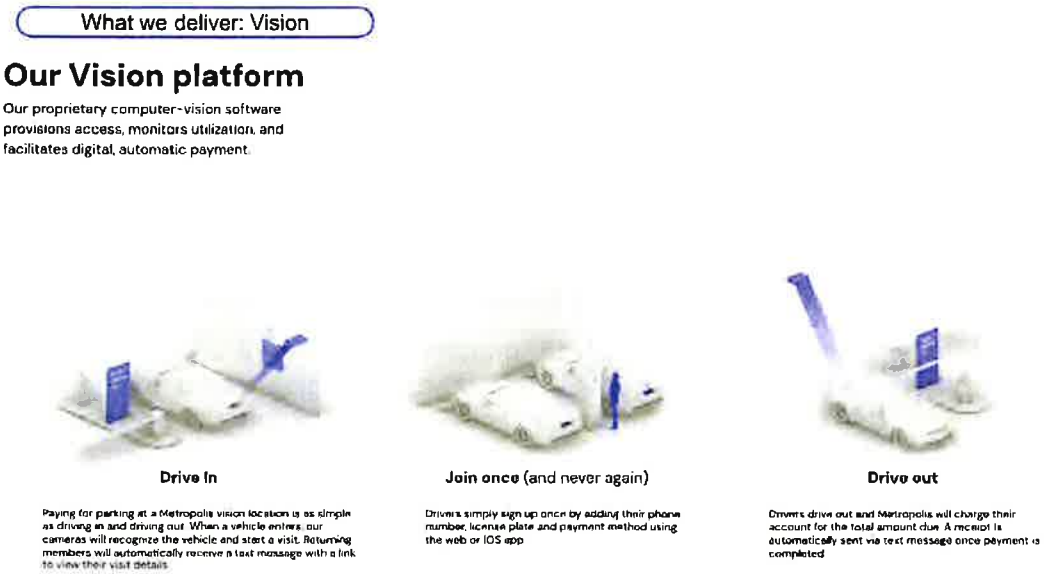
Included in ***Exhibit D.***

Detailed information on the customer service features of the new PARCS proposed.

SP+ is pleased to present BIL with a unique opportunity to modernize its parking technology with the Metropolis Computer Vision platform, ultimately enhancing the overall journey for the Airport's passengers. As North America's largest, vertically integrated parking provider, we combine deep-rooted operational expertise in managing legacy hardware with the ability to deploy the Metropolis Computer Vision platform—a next-generation, checkout-free solution that eliminates the financial and operational burdens associated with traditional Parking Access and Revenue Control Systems (PARCS). Our firm has developed and continues to invest in a suite of technology solutions that will be at BIL's disposal.

Recognition Platform

Our Computer Vision technology utilizes a combination of camera-based License Plate



Recognition (LPR) hardware and proprietary and patented Artificial Intelligence software, Orion, that ensures the capture of all vehicles by license plate and – on the rare event of a license plate read failure – by additional vehicle attributes, including vehicle make, model, and color. It is through this method that our system is able to accurately recognize and appropriately charge each customer based on their parking stay duration.

Once a first-time parking customer registers on the Metropolis platform by scanning QR code signage within the parking facilities, our system will recognize the customer's vehicle each and every time the customer returns to BIL (or any Metropolis-enabled parking facility). The process to register for the customer is simple and takes only seconds. From that point on, customers are free to passively enter and exit BIL parking while their parking fee receipt is texted and/or emailed to them within seconds of exiting the facilities.

AeroParker Reservation Platform

As part of our commitment to a modern, frictionless parking experience, SP+ is pleased to include the AeroParker reservations platform for Billings Logan International Airport (BIL) at no additional capital or operational cost to the Airport.



AeroParker is the global leader in airport parking reservation technology, providing a seamless, mobile-first booking interface that allows passengers to pre-plan their travel with confidence. By integrating AeroParker directly with the Metropolis Vision platform, BIL will move beyond traditional "drive-up" parking to a sophisticated, revenue-optimizing digital storefront.

A Proven Global Leader

When BIL partners with SP+, you gain access to a platform with unmatched scale and proven reliability:

- Global Footprint: AeroParker is trusted by more than 100 airports worldwide.
- Rapid U.S. Expansion: In the past 12 months alone, AeroParker has successfully launched at more than a dozen major U.S. airports, including recent implementations at San Antonio (SAT), Northwest Arkansas (XNA), Salt Lake City (SLC), and Sioux Falls Regional Airport (FSD).
- Seamless Integration: Unlike third-party apps, AeroParker is fully integrated into the Metropolis Recognition platform, ensuring that reservations, payments, and license plate recognition data flow into a single, unified reporting dashboard for the Airport.

Key Benefits for the BIL Passenger

The ability to reserve a space transforms the passenger experience from a point of stress to a point of convenience:

- Guaranteed Availability: During peak holiday travel or busy Thursday mornings, reserved parkers arrive with the peace of mind that a stall is waiting for them, even if the "Lot Full" sign is active for drive-up customers.
- Simplified Travel: Passengers can book their parking at the same time they book their flight. Upon arrival at BIL, the Metropolis Vision cameras recognize their vehicle instantly, opening the gate and starting their session without the need to roll down a window or scan a phone.
- Contactless Peace of Mind: The entire transaction—from booking to payment—is handled digitally, providing the modern, touchless experience today's travelers expect.

Premium Reservation Service & Fee Structure

To provide BIL passengers with the highest level of travel certainty, SP+ proposes the integration of the AeroParker reservation platform with Metropolis Vision. This optional, premium service is supported by a $3.49 per transaction reservation fee, which is justified by the following core value drivers:

- Full Waiver of AeroParker SaaS Fees: Under this proposal, SP+ and Metropolis are fully waiving the $18,000 annual AeroParker SaaS fee for the reservation platform. This allows the Airport to offer a world-class booking experience to its passengers with zero impact on the Airport's operating budget.
- A "Peace of Mind" Premium Product: Reservations are an entirely optional service designed for travelers who desire complete confidence that a parking space in their preferred lot - be it Short-Term or Long-Term - is guaranteed and waiting for them, regardless of peak travel volumes or construction-related lot closures.
- Enhanced Operational Management: Guaranteeing a specific parking product in a busy airport environment requires additional operational rigor. SP+ incurs higher costs to manage this service, including real-time occupancy monitoring by our on-site Ambassadors to ensure reservation customers seamlessly access their guaranteed space.

In summary, by providing AeroParker at no additional cost, SP+ ensures that BIL stays at the forefront of aviation innovation while driving increased captured revenue and superior customer satisfaction scores. The launch of the AeroParker reservation system remains subject to final review and approval by the Airport. SP+ will work closely with Airport leadership to determine the optimal timing for deployment.

Massive Member Base

Our registered driver member base is composed of nearly 24 million licensed drivers nationwide, which is growing by approximately 1 million new Members every month. At present, we have over 2 million Members in cities served on a nonstop basis from BIL, and approximately 6,000 Members in the greater Billings area, all of whom enjoy the automatic payment experience with Metropolis at any of the 2,400+ locations we operate.



Outside of aviation, Metropolis's technology platform has been deployed in thousands of garages and lots in commercial office, retail, hospital, campus and residential parking facilities across 360 cities in the U.S.

Customer Satisfaction

Our goal is to create remarkable experiences for customers by building easy-to-use technology. \With that said, we recognize that not everyone wants to use a smartphone. We want to be clear: A smartphone or app is not required to park. While we offer a top-rated iOS app, it is only one of many ways to interact with our platform; customers continue to have multiple ways to pay:

- In-Person Payment: Customers can pay via card or cash through one of our on-site mobility specialists. The Metropolis Specialist App allows on-site staff to record cash payments and "close" a visit in the system via a handheld device.
- Web-Based Access: Customers can create an account and manage payments entirely via any web browser. (Try here: app.metropolis.io)
- Text-to-Pay: Drivers can pay for their visit via text message or QR code at the exit.

As measured by customer satisfaction scores at other airports using Computer Vision technology, we are highly confident the experience for customers using the existing Amano equipment and the Scan-to-Pay product will drastically improve with the implementation of Computer Vision technology. Across the nine airports using Computer Vision technology during YTD 2026, our average customer satisfaction score exceeds 91% - meaning more than 9 out of 10 customers have a positive experience using our technology.

SP+ conducted a direct audit of the City-owned Park 1, 2, and 3 garages utilizing Flash technology compared to the Metropolis platform. The following table illustrates why Metropolis technology is the superior choice for BIL's high-traffic aviation environment:

Feature	City of Billings (Downtown Garages)	BIL Airport (with Metropolis Computer Vision)
Entry/Exit Flow	**Friction-Heavy:** Pull a paper ticket or insert a credit card at a mechanical gate.	**Frictionless:** Simply "Drive-In / Drive-Out." No tickets or cards at the gate.
Payment Interface	**High-Effort:** PayByText/Flash requires small-screen manual entry of name, CC#, and ZIP.	**One-Touch:** Automated for Members; 30-second sign-up for new users via high-visibility signage.
Payment Options	**Limited:** No Cash, No American Express (Amex).	**Universal:** Cash, Amex, Apple/Google Pay, and all major credit/debit cards.

Staffing	**Unattended:** "No Attendant" signs; help only available M-F 8-5 via phone.	**24/7 Onsite:** Mobility Ambassadors to assist travelers at least 20 hours per day. In addition, the Metropolis Remote Assistance team is available to provide in-lane assistance by phone 24/7.
Digital Transaction Fees	**Yes; a per transaction fee applied**	**Yes; a per transaction fee applied**
Accessibility (UI)	**Low:** Small fonts on mobile web screens; difficult for users without perfect vision.	**High:** Dynamic, large-format exit screens and intuitive, high-contrast mobile design.
Hardware Risk	**Mechanical:** Gates, ticket dispensers, and printers prone to Montana winter "clogs."	**Software-Driven:** "Hardware-light" with no moving parts to freeze or jam. In the event of broken gates, the system still captures and processes payment for exiting vehicles; on-site staff available to quickly address any gate maintenance needs.

Maintaining Local Jobs

As proposed in our staffing plan and operating budget, we recommend maintaining existing staffing levels at BIL. Our standard practice across all nine airports where we've deployed this technology is to keep staffing levels consistent. Metropolis Computer Vision simply shifts the staff's role from manual payment processing to active customer service and "mobility specialists," allowing them to assist customers directly on the ground rather than being confined to a booth.

The Vertically Integrated Advantage of Selecting an Operator and Technology Provider

With more than 73 airport operations nationwide, we want to assure you that parking management remains core to what we do. SP+, now a Metropolis Company, brings a proven track record of delivering first-class parking and shuttle operations management services at airports of all sizes and operational complexities. These management services remain a foundational part of our firm's business. As such, we continue to invest in our parking and ground transportation services and technology capabilities in an effort to bring forward new innovations and more value for our aviation clients.

Our proposal reflects a deep understanding of the Airport's goals to maintain a seamless, customer-focused operation while achieving operational excellence and financial accountability. We are fully prepared to continue delivering:

- **Exceptional day-to-day management** of parking and transportation services, ensuring safe, reliable, and efficient operations.
- **A transformative customer experience**, delivered with the installation of brand new, state-of-the-art Metropolis revenue control system at no cost to the Airport.
- **Strong financial controls and reporting**, ensuring accurate revenue collection, PCI-compliant transaction processing, and transparent communication.
- **A technology-forward vision** that positions BIL to meet growing passenger volumes, support future mobility needs, and deliver a modern parking and transportation experience.

PARCS Solution Continuity and Transition Plan

We recognize the Airport's requirement for operational continuity and have developed a multi-layered "Fail-Safe" strategy to ensure that BIL preserves maximum long-term flexibility and continuity of accurate, reliable revenue collection

System Failure, Repair, or End-of-Life

- Edge Computing Redundancy: The Metropolis system is built with multiple redundancies and operational protocols to handle connectivity and network outages and power lapses through local Edge computing devices and through mobile handheld devices, for example. In the unlikely event of a total cloud or platform failure, these nodes continue to operate in a local, offline mode—capturing plate data and triggering gate arms to ensure the facility remains operational and secure.
- Over-the-Air (OTA) Resiliency: Unlike traditional PARCS that require physical part replacements for software glitches, Metropolis is primarily software-driven. We provide OTA updates every two weeks, ensuring the system is continuously repaired and modernized without on-site downtime.
- Commitment to Alternative Procurement: In the highly unlikely scenario that the Metropolis platform fails fundamentally, cannot be updated or repaired, or is no longer supported, SP+ is committed to procuring and installing alternative, industry-standard PARCS equipment at no additional capital cost to the Airport. Any replacement system would be subject to prior review and written approval from the Airport to ensure it meets BIL's long-term standards.

Transition to a Successor Operator or the Airport

To mitigate any perceived risk associated with our vertically integrated model, should the City of Billings elect to transition to a different parking management firm at the end of the contract term, or should the Airport decide to self-manage parking operations in the future, SP+/Metropolis commits to the continued provision of the Computer Vision platform and all associated services. In the event of a management transition, SP+ will work collaboratively with the incoming operator to provide necessary training on our proprietary specialist applications and dashboards, ensuring a seamless experience for both Airport staff and passengers.

Should a successor operator or the Airport wish to continue utilizing the Vision platform, SP+/Metropolis will negotiate in good faith a standard Software-as-a-Service (SaaS) license for continued access to the Metropolis Recognition Platform and Computer Vision technology.

- Pricing Structure: This license is currently valued at $68,000 per annum in addition to the currently proposed consumer-paid Frictionless Transaction Fees. While the SaaS fee is embedded in SP+'s Financial Plan in this concession agreement, it would apply to a third-party successor seeking to maintain the technology, in addition to Frictionless Transaction Fees.
- Capital & OpEx Efficiency: This annual fee represents a significant financial advantage over traditional PARCS. It negates the need for any future capital expenditure for equipment refreshes, ongoing repair and maintenance of mechanical components, ticket/consumable expenses, and PCI-compliance hardware costs.
- Performance Guarantee: By maintaining the SaaS model, the successor ensures the system remains at the forefront of innovation through continuous over-the-air updates, providing a more sustainable and cost-effective solution than procuring and maintaining a traditional, depreciating mechanical system.

Observations of the Current PARCS System and Transition Approach

As the incumbent operator, SP+ possesses a deep technical and operational understanding of the current Amano hardware at BIL. Leveraging this local expertise alongside our management of similar legacy systems at airports nationwide, we have prepared the following detailed assessment. This comparison highlights the significant operational and passenger-experience improvements delivered by transitioning from traditional hardware to the Metropolis Vision platform.

Experience/ Journey Element	Existing Technology	With Metropolis Technology
Primary Access	**Physical Ticket & Mag-Stripe**: Requires precise insertion; cards often jam or fail if upside down or thick/metal.	**Vehicle Recognition**: The "ticket" is the vehicle. No physical media required for entry or exit.
Payment Options	**Hardware Dependent:** No Tap-to-Pay or Apple Pay. Frequent failures with modern EMV/Metal cards.	**Frictionless/Mobile:** Auto-pay via pre-registered accounts, Apple/Google Pay, or "Scan-to-Pay" via QR—no physical card insertion needed.
Weather Resilience	**Vulnerable**: Rain, snow, and dirt clog validators. Gates freeze; screens are illegible due to sun/element exposure.	**Non-Contact:** Computer Vision cameras are high-grade and sealed. No moving parts (slots/validators) to clog or freeze.
Lost Tickets	**Manual Labor:** Staff must manually search LPI or refer to a passenger's itinerary to determine entry times when tickets are damaged or lost.	**Digital Record:** Entry/Exit is automatically timestamped to the plate. "Lost tickets" are not possible.
Hardware Reliability	**Frequent Downtime:** Fee computers/CC machines down 2x	**Cloud-Based:** Minimal on-site computing. System health is monitored

	weekly. Loops are damaged; parts require 2-week RMAs.	remotely; updates are software-driven, not hardware-dependent.
Exit Lane Flow	**Bottlenecks:** Customers often pull past the ExpressParc 7 machine to the booth, requiring them to reverse.	**Continuous Flow:** "Checkout-free" exit. Cameras capture the plate as the car approaches; the gate stays up or opens automatically.
Support & Maintenance	**Reactive:** Local GM calls DGM monthly for troubleshooting; 2-week turnarounds for mechanical parts.	**Proactive:** 24/7 cloud monitoring. Most issues are resolved via software pushes before local staff even notice a glitch.

Why Choose Metropolis Computer Vision?

Effortless Entry and Exit

- The system replaces traditional tickets with Computer-Vision vehicle and license plate recognition as the primary credential, allowing for seamless access in and out of parking facilities.
- This eliminates lost tickets, reduces congestion and enhances user convenience.



No Capital Expense

- We fully fund the hardware, installation and system implementation, ongoing maintenance, and hardware and software upgrades.
- A dedicated launch team of network engineers and technicians ensures a smooth transition from the existing Amano PARCS system.

AI-Powered Efficiency

- Orion, our proprietary and patented Computer Vision platform, captures and processes vehicle data with exceptional accuracy.
- Unlike traditional License Plate Recognition (LPR) – which on its own is not a commercially viable solution in a paid parking environment that demands the highest levels of revenue integrity – Orion leverages an expanding proprietary dataset to recognize vehicles, their characteristics and travel direction, ensuring context-aware, real-time monitoring.
- The system functions effectively in both indoor and outdoor environments, adapting to various parking layouts. It is also fully capable of operating in extreme weather conditions.

Seamless Operations and Real-Time Monitoring

- On-the-ground Mobility Specialists use the Metropolis Specialist App to monitor parking activity with real-time entry/exit data, visit durations and payment tracking.
- Staff can remotely manage gates, resolve parking sessions and correct past visits, ensuring immediate support without reliance on third-party services.
- The system prevents unauthorized credential sharing and permit violations, while all activity logs are securely stored for one year to enhance security.

Unlocks Additional Capabilities and Value-Add Services

- Customers receive an automated receipt via text and mobile app after their parking visit, at which time we can also send customer experience surveys to gather customer feedback at no cost to the airport.
- Obtain valuable zip code reporting that allows our airport partners to market directly to – and leverage insights for air service development.
- AeroParker reservations fully integrated, eliminating the need for customers to locate their QR code for entry and exit.
- Utilize this flexible technology for new and novel use cases, such as TNC dwell management and commercial ground transportation trip fee collection and administration.
- Beyond basic access, the system unlocks a continuously evolving set of new, high-value features for BIL at its disposal at any point in the future. For example, we now offer the option to implement dynamic drive-up pricing—a feature we have already successfully launched in over 70 commercial facilities across the U.S that could be used to dynamically upsell customers from Economy Parking to Long-Term Parking, for example.

Detailed information on the software proposed, remote support, update frequency, and support life cycle, and projected end of life.

Remote Support and Monitoring

SP+ will provide high-availability customer service and technical monitoring to support the PARCS system around the clock.

- 24/7 Remote Monitoring: Remote support is included, ensuring immediate triage of system-level issues.
- Self-Service Portals: We offer a self-serve portal for airport admins to manage employees' digital parking credentials, eliminating the need for physical access cards.
- Visit Center: Local Ops and customer service teams use the centralized "Visit Center" in the Manager App to triage visit-related issues. Support staff can access exact timestamps, parking charges, and entry/exit images to resolve disputes or inquiries promptly.
- Technical Issues: SP+ builds its entire hardware and software stack in-house, enabling instant remote repairs.
- Onsite Escalations: Most issues are resolved through 24/7 remote monitoring. For hardware maintenance requiring onsite support, SP+ maintains a local response time of 48 hours.

Support Life Cycle and End of Life

The system removes common mechanical failure points, allowing staff to manage operations with minimal technical effort. Key features include:

- Ticketless Infrastructure: Eliminating physical tickets and printers reduces mechanical downtime (e.g., freezing/jamming in cold climates).

- Gate Integration: The proprietary gate controller works with existing barrier gates.
- Minimal Hardware: Onsite hardware is limited to pole-mounted cameras, digital signage, and compact PoE-powered Orion boxes.

Maintain System Stability and Reliability

SP+ ensures high reliability by controlling the entire technology stack.

- In-House Control: Custom-built cameras and software achieve 99.9% system uptime.
- Automated Remote Updates: Software is updated over-the-air bi-weekly without requiring onsite staff.
- Redundant Network: Features firewalls and LTE connectivity to maintain operation if local internet fails.

Lifespan

The lifespan exceeds five years but hardware is often replaced sooner due to platform updates. We retain ownership of all hardware specific to the Metropolis Vision system, including cameras and computing enclosures, so no specific warranty applies. We support all hardware and infrastructure throughout the contract and require no customer support. We provide all necessary hardware, cabling, internet, and related components for the complete solution.

All other system agnostic infrastructure, such as gates and mounting hardware, installed by SP+ shall become the property of the City at the end of the term. The proprietary Orion AI software and Metropolis platform are provided via a continuous service license that SP+ commits to maintaining for the duration of the Agreement.

Recommended critical spare equipment plan.

To ensure total operational continuity, SP+ will continue to provide comprehensive maintenance and professional servicing for all legacy Amano hardware until the Metropolis Computer Vision platform is fully installed and operational.

We supply all necessary hardware and provide ongoing support after deployment. SP+ will maintain a minimum on-site inventory at the Airport of two cameras, one Orion enclosure, one barrier gate housing, and ten gate arms for immediate replacement as needed. In addition, we maintain significant spare stock in three US warehouses to ensure quick replacements. A replacement device will be typically on site by the next business day, or sooner for critical items if necessary. Our platform includes built-in redundancy, so a single hardware failure usually does not degrade service. Our on-site management team will be trained and equipped with protocols to both flag outages for quick response and repair timelines, and backup operational plans to ensure continuity of smooth operations until equipment fixes are made. Local vendors are also ready to assist when issues arise.

Financial plan for the PARCS procurement and signed affirmative statement from officer.

A signed affirmative statement from Jason Finch, President – West Airports can be found in the Cover Letter.

TECHNOLOGY PLAN

SP+ is prepared to offer BIL a transformative economic model. In alignment with the City's concession model, this strategy is designed to maximize the Airport's Net Operating Income (NOI) by shifting the financial and operational burden of technology ownership from the City to the Operator.

Consistent with our approach at all of the 2,400+ clients - including nine airports - using the Metropolis Computer Vision technology, our model is built on a zero-capital expenditure strategy, ensuring financial sustainability and operational efficiency.

Financial Risk Mitigation & CapEx Elimination: Under this model, BIL will receive a future-proof, software-driven system. SP+ handles all ongoing maintenance, equipment replacement, and ongoing technology investment throughout the life of our agreement and beyond, should BIL wish to continue utilizing Metropolis technology. Our financial proposal includes all costs associated with removal of existing equipment.

System Deployment: Full installation and launch of the Metropolis Vision platform.

- **Ongoing Lifecycle Management**: All hardware repairs, 24/7 software updates, and maintenance.
- **Operating Expense Reduction**: Immediate elimination of costs associated with ticket stock, printer maintenance, and the depreciation of traditional kiosk hardware.

Frictionless Transaction Fees: To support a checkout-free experience that saves passengers significant time, a per-transaction fee is applied to each transaction. This model is currently utilized successfully across our airport network (including SAT, KOA, ITO, DAY, BTR, AEX, XNA, FNT, and ASE) to fund the continuous research and development required to keep BIL at the forefront of airport innovation.

Market Consistency and Proven Success: The proposed fee structure is broadly consistent with our established framework in similar-sized regional and primary hubs across the United States. We have found that travelers overwhelmingly embrace this model when it is paired with a superior, frictionless technology experience.

Industry-Leading Satisfaction: Metropolis and SP+ maintain CSAT scores exceeding 90% across our entire airport portfolio.This high level of traveler approval is a direct result of the significant convenience and time savings provided. Passengers recognize that avoiding the friction of pulled tickets, lost-ticket vouchers, and exit-lane queues is well worth a nominal service fee.

- $0.00 per transaction for grace period stays.
- $0.99 per transaction for stays under 2 hours.
- $1.99 per transaction for stays 2 hours and over.
- $3.49 per reservation transaction*

**Single Transaction Fee Guarantee: Customers who choose to reserve their preferred parking product in advance pay only a single transaction fee. The $3.49 reservation fee replaces the standard $1.99 drive-up transaction fee; passengers are never "double-charged" for a single visit.*

Financial Alignment: These fees are excluded from gross revenues, consistent with the practice in place through the Scan-to-Pay system currently in place at the North and South Economy Lots where a $1.99 per transaction fee is added to the parking cost paid by the customer.

Our tiered fee structure is designed to protect the most frequent local users—those on short-duration trips—by reducing their current transaction costs by 50%. The $3.49 reservation fee

supports the premium, guaranteed-space infrastructure and the AeroParker integration offered at no cost to the airport.

Future Frictionless Transaction Fee Adjustments: SP+ proposes that these transaction fees be indexed to any increase in the Airport's parking rates. In the event of an upward adjustment to the public parking rate schedule, the transaction fees shall be adjusted proportionately to maintain the established ratio between the service fee and the parking rate.

FINANCIAL PLAN



SP+ has a track record of improving financial performance, asset utilization and passenger journey at airports through the application of revenue management best practices.

SP+

a metropolis company

MAG for each year of the agreement.

Please see required Form 5. Concession Fees.

Revenue share percentage for each year of the agreement.

Please see required Form 5. Concession Fees.

Parking lot rates for each parking lot for each year of the agreement.

Parking Rate Recommendation Plan

Addendum 2 confirms that public parking rates were adjusted in July 2025 and will remain in effect for the first year of the new contract (June 1, 2026 – May 31, 2027). While the Airport has requested that proposers provide recommended hourly and daily maximum rates for each facility throughout the base term, Section 3 of the RFP also emphasizes the importance of maintaining rate comparability with similarly sized airports. Given this requirement - and the inherent variability in when peer airports may adjust their rates - we believe it is not in the City's best interest to establish long-term pricing without current, reliable competitive benchmarking.

Therefore, SP+ proposes a formulaic, data-driven approach that incorporates a semi-annual review of five Montana airports with commercial air service (the "Competitive Subset"): Bozeman (BZN), Great Falls (GTF), Helena (HLN), Kalispell (GPI), and Missoula (MSO). Under this approach, SP+ will prepare a comparative rate analysis identifying the average daily maximum rate for each parking product comparable to Billings (e.g., Short Term, Long Term, Economy). If, at the time of the semi-annual review, the average daily maximum rate for any comparable facility exceeds the prevailing rate at BIL, SP+ will formally recommend an adjustment to align with the market, effective at the start of the subsequent contract year.

We believe this approach provides a balanced, data-driven mechanism to determine the appropriate timing for any rate adjustments, avoiding premature increases that could negatively impact demand, revenue, or BIL's competitive position. Importantly, all rate changes remain subject to Airport approval, and SP+ will only implement adjustments upon formal authorization from BIL.

This approach also provides assurance that our proposal is grounded in the existing rate structure throughout the base five-year term, rather than relying on artificially low initial pricing with the expectation of future increases to drive profitability at the expense of the customer.

Consequently, the revised Form 11 will reflect the parking rates currently in effect at Billings for Contract Years 2-5.

Please see required Form 10. Parking Lot Rates.

REQUIRED FORMS



SP+ sets industry standards with innovative programs that boost client returns and elevate the passenger experience.

sp+

a metropolis company

FORM 1

PROPOSAL FORM

The undersigned Proposer by submission of this Proposal to the City of Billings (City), hereby agrees, if selected as the Successful Concessionaire, to operate the Automobile Public Parking Concession at Billings Logan International Airport based upon all terms and conditions set forth in the City's Request for Proposals (RFP), and to enter into a written Automobile Public Parking Concession Agreement with the City in accordance with the requirements of this RFP. Proposer further specifically agrees hereby to provide parking lot operations/services in the manner set forth in the Automobile Public Parking Concession Agreement.

Proposer intends that the City rely on the Proposer's submitted information and the representation that Proposer has the capability to successfully undertake and complete the responsibilities and obligations contained in the Automobile Parking Concession Agreement to be executed by the City and Proposer, if awarded the Concession.

Proposer acknowledges that the City has the right to make any further inquiry it deems appropriate to substantiate or supplement information supplied by the Proposer.

Proposer acknowledges that Proposer has read and fully understands all the provisions and conditions set forth in the RFP, including any Addendum(s), and the Automobile Parking Concession Agreement.

Proposer acknowledges that this Proposal may be withdrawn only by requesting such withdrawal in writing to the City Clerk, prior to the date and time responses to this RFP are due to be submitted to the City (the Deadline), as set forth in the RFP documents, and that after the response Deadline, Proposer may not withdraw this Proposal.

The City reserves the right to reject any and all Proposals, to withdraw the RFP, to reissue the RFP, to waive informalities in the proposal process, and to accept those Proposals which in its sole judgment will provide the best economic opportunity for the City.

FORM 1

PROPOSAL FORM

Proposer is solely responsible for all costs incurred by Proposer in connection with the preparation and submission of this Proposal.

Proposer agrees that, if selected as the Successful Concessionaire, the City may retain Proposer's Proposal Guaranty (cashier's check or proposal bond) until the Proposer enters into a fully executed Automobile Parking Concession Agreement with the City and submits the required proof of insurance, security performance bond, and City business license, as set forth in the draft Automobile Parking Concession Agreement that is included with this RFP in Attachment 2.

Proposer warrants that: (1) the undersigned has not in any manner, directly or indirectly, conspired with any person or party to compete unfairly or compromise the competitive nature of the RFP process; (2) the contents of this Proposal as to fees, terms or conditions have not been communicated by the Proposer nor by any employee or agent of the Proposer to any other person engaged in this type of business, prior to the official opening of this Proposal; (3) Proposer has not entered into an "exclusive" arrangement with any sub-licensee prior to award; and (4) Proposer has not engaged in any activities in restraint of trade in connection with this RFP.

The City may issue addenda to this RFP. If addenda are issued, Proposer acknowledges receipt of the addenda, by filling in the Addendum Numbers below:

Addendum 1 (March 2, 2026)
Addendum 2 (March 19, 2026)
Addendum _____
Addendum _____

NO PROPOSAL WILL BE ACCEPTED THAT HAS NOT BEEN MANUALLY SIGNED IN INK IN THE APPROPRIATE SPACE BELOW.

[SIGNATURE PAGES and ACKNOWLEDGMENT FOLLOW]

FORM 1

PROPOSAL FORM

If Proposer is a **SOLE PROPRIETORSHIP**, sign here:

Not applicable, please see Corporation (including Limited Liability Corporation) Statement.

By: _____
(Name)

_____
(Doing Business As)

If Proposer is a **PARTNERSHIP**, at least two (2) Partners must sign here:

Not applicable, please see Corporation (including Limited Liability Corporation) Statement.

_____
(Partnership Name)

By: _____
(Partner)

_____
(Type or Print Name)

By: _____
(Partner)

_____
(Type or Print Name)

Acknowledgement of signatures begins on Page 6. Signatures must be notarized.
If signatures are electronic and cannot be e-notarized, a complete certificate of completion or log of the electronic signatures must be provided.

FORM 1

PROPOSAL FORM

If Proposer is a **JOINT VENTURE**, authorized officials of each joint venture partner must sign here:

Not applicable, please see Corporation (including Limited Liability Corporation) Statement.

_____
(Name of Joint Venture Partner 1)

By: _____
(Name of Joint Venture Partner 1)

By: _____
(Authorized Official)

_____
(Type or Print Name)

_____
(Name of Joint Venture Partner 2)

By: _____
(Name of Joint Venture Partner 2)

By: _____
(Authorized Official)

_____
(Type or Print Name)

Acknowledgement of signatures begins on Page 6. Signatures must be notarized.
If signatures are electronic and cannot be e-notarized, a complete certificate of completion or log of the electronic signatures must be provided.

FORM 1

PROPOSAL FORM

If Proposer is a **CORPORATION** (including a Limited Liability Corporation), the duly authorized officer(s) must sign as follows, and attach a corporate resolution granting such officers authority to sign on behalf of the corporation:

The undersigned, by execution of this Proposal Form, certifies that (he/she/they) (is/are) respectively President - West Airports (Title) and _____ (Title)

of the Corporation named below, and that (he/she/they) (is/are) authorized to execute this Proposal Form for and on behalf of the named Corporation.

SP Plus LLC
(Corporation Name)

By: _____ Digitally signed by Jason Finch Date: 2026.03.24 19:27:51 -04'00'

Jason Finch, President -West Airports
(Title)

By: _____

_____
(Title)

Date: March 24, 2026

Acknowledgement of signatures begins on Page 6. Signatures must be notarized.
If signatures are electronic and cannot be e-notarized, a complete certificate of completion or log of the electronic signatures must be provided.

FORM 1

PROPOSAL FORM

ACKNOWLEDGEMENT

County of Cuyahoga

State of Ohio :ss

Acknowledged before me by Jason Finch
(name) as President - West Airports (title) of SP Plus LLC
(company) this 24 (day) of March 2011. 26

Notary Signature: Kelly Redfern
Kelly Redfern (Mar 24, 2026 19:41:22 EDT)
(Printed Name): Kelly Redfern
Residing in: Cuyahoga County
My Commission Expires: January 7, 2029

(Affix Seal)

ACKNOWLEDGEMENT

County of Cuyahoga

State of Ohio :ss

Acknowledged before me by Jason Finch

(name) as President - West Airports (title) of SP Plus LLC

(company) this 24 (day) of March 20~~11~~. 26

Notary Signature: Kelly Redfern
Kelly Redfern (Mar 24, 2026 19:41:22 EDT)

(Printed Name): Kelly Redfern

Residing in: Cuyahoga County

My Commission Expires: January 7, 2029

(Affix Seal)

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

Each Proposer must present evidence that it is fully competent and has the necessary facilities, experience, and financial resources to fulfill the conditions of its PROPOSAL and the terms outlined in the Request for PROPOSALs.

ALL NEW PROPOSALDERS MUST SUBMIT THIS FULLY COMPLETED QUALIFICATION FORM AS PART OF ITS PROPOSAL. INCUMBENT WILL NOT BE REQUIRED TO COMPLETE THIS FORM. THIS INFORMATION WILL BE USED TO ASSIST IN THE EVALUATION OF THE PROPOSALS.

PROPOSER IDENTIFICATION

Name and Address of Proposer (exactly as it should appear on the Agreement):

Name: _____

Address: _____

_____

Contact Person: _____

Telephone Number: _____

FAX No.: _____

E-mail: _____

Proposer intends to operate under a:

Sole Proprietorship	( )	[go to Section 1]
Corporation	( )	[go to Section 2]
Joint Venture	( )	[go to Section 3]
Partnership	( )	[go to Section 4]

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

SECTION 1. SOLE PROPRIETORSHIP STATEMENT

If Proposer is a SOLE PROPRIETORSHIP, complete the following:

Name in Full: _____

Address: _____

_____

_____

Taxpayer Identification Number: _____

Driver's License Number: _____

Name of Issuing State: _____

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

SECTION 2. CORPORATION STATEMENT

If Proposer is a CORPORATION, answer the following:

When incorporated: _____

Where incorporated: _____

Federal Identification No.: _____

Is the corporation authorized to do business in Montana?

Yes ( ) No ( ) If so, as of what date? _____

The Corporation is held Publicly ( ) Privately ( )

If publicly held, how and where is it traded?

_____

_____

List of Corporate Officers or Owners:

Name	Address	Position/Title

[CONTINUED ON PAGE 4]

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

List of Corporate Directors:

Name	Address	Principal Business Affiliates (other than directorship)

Furnish (on separate sheet(s), if necessary) the name, title, address, and the number of voting and non-voting shares of stock held by each officer, director, and principal shareholder (who hold more than 10% ownership).

Name	Address	Number of Shares	
		Voting	Non-Voting

If any principal shareholder is not an individual, that business entity must submit the following information: date and state of organization, name and address of each partner, joint venturer, or majority shareholder.

If the proposing corporation is a subsidiary corporation relying on its affiliated (parent) corporation's financial settlement to meet the financial requirements of this RFP, then attach a certified statement of affiliated corporation, which sets forth the relationship between it and the proposing corporation, including the percent of Proposer's corporation owned.

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

SECTION 3. JOINT VENTURE STATEMENT

If Proposer is a JOINT VENTURE, answer the following:

Date of organization: _____

Is Joint Venture Agreement recorded? Yes ( ) No ( )

Has the Joint Venture previously conducted business in Montana?

Yes ( ) No ( ) When? _____

State the Name, Address, Taxpayer Identification Number (TIN), and Date of Organization (DOO) of each Joint Venture partner:

Name	Address	TIN	DOO	% SHARE

Attach a certified copy of your joint venture agreement or a statement signed by all joint venture partners setting forth the duties and obligations of each joint venture partner with respect to the business of this joint venture.

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

SECTION 4. PARTNERSHIP STATEMENT

If Proposer is a PARTNERSHIP, answer the following:

Date of organization: _____

General Partnership ( ) Limited Partnership ( )

Is Statement of Partnership recorded? Yes ( ) No ( )

_____

Date Book Page County State

Has the Partnership previously conducted business in Montana?

Yes ( ) No ( ) When? _____

State the Name, Address, Taxpayer Identification Number (TIN), and Date of Organization (DOO) and percentage share for each general or limited partner.

Name	Address	TIN	DOO	% SHARE

Attach a certified copy of your partnership agreement setting forth the duties and obligations of each partner with respect to the business of the partnership.

FORM 2

BUSINESS INFORMATION QUESTIONNAIRE

ADDITIONAL INFORMATION MAY BE REQUIRED BY THE CITY

The City reserves the right to request such additional financial and other pertinent data as it deems necessary to aid in its determination of the Successful Proposer, including, by way of illustration, but not by way of limitation, the following items as applicable:

Inquiry into Proposer's Corporate Structure
Consolidated Balance Sheet
Financial Statements of Parent Corporation
Operational Profile of Parent Corporation
Credit Rating of Company

I hereby certify that the foregoing information is true, correct, and complete.

Submitted By: _____
(Signature)

_____
(Print or Type Name of Individual)

_____
(Title)

_____
(Print or Type Name of Proposer)

Date Submitted: _____

FORM 3

BUSINESS AND FINANCIAL REFERENCES

List **three (3)** persons or firms with whom you have conducted business, and **three (3)** persons or firms with whom you have had financial transactions related to your business operations during the past **three (3)** years. One of the financial references should be the bank that currently handles the majority of Proposer's accounts and credit lines. Incumbent will not be required to complete this form.

INFORMATION	BUSINESS CREDIT REFERENCE	FINANCIAL REFERENCE
Name:	1.	1.
Title:		
Address:		
Address:		
Telephone:		
Nature of Association:		
Name:	2.	2.
Title:		
Address:		
Address:		
Telephone:		
Nature of Association:		
Name:	3.	3.
Title:		
Address:		
Address:		
Telephone:		
Nature of Association:		

FORM 4

EXPERIENCE AND QUALIFICATIONS STATEMENT

(**NOTE**: Incumbent will not be required to complete this form.)

Include the number of years the Proposer has successfully operated an Automobile Parking business servicing the general public during the last ten (10) years. _____ Years.

Include the number of years the Proposer has successfully operated an Automobile Parking business similar to the operation proposed in this RFP at a commercial service airport. _____ Years.

List the location and name of these airports and highlight with an asterisk * the locations where Proposer still has active operations.

_____

_____

_____

_____

_____

_____

Include the Total Gross Sales for all active automobile parking operations for the last three (3) years. Please provide the number of facilities that are operated at commercial service airports.

Year	Total Gross Sales for all Active Parking Operations	Number of Facilities Represented	Number of Facilities at Commercial Service Airports
2025			
2024			
2023			

If you desire, you may provide additional information to indicate your relevant experience as it pertains to this RFP. Use additional sheets as necessary.

FORM 5

CONCESSION FEES

The form below must be completed by the Proposer. List in the spaces provided below, the Minimum Annual Guarantee (MAG) and Concession Fee you propose to pay the City during the term of this Agreement.

YEAR	CONCESSION FEES [% OF GROSS RECEIPTS]	MINIMUM ANNUAL GUARANTEE
1	85%	$3,210,000
2	85%	$3,210,000
3	85%	$3,210,000
4	85%	$3,210,000
5	85%	$3,210,000

If awarded the Concession, this proposed Concession Fee structure will be incorporated into the Fees and Charges Section of the Automobile Parking Concession Agreement. The Draft Automobile Parking Concession Agreement is contained in Attachment 2.

**Please refer to the Technology Plan for details regarding the consumer-paid transaction fees upon which our proposal is conditioned.

FORM 6

ACDBE PARTICIPATION PLAN

☐ **I do not plan to use ACDBEs.**

☑ **I propose to include ACDBE participation.** (If this box is checked, complete the following information.)

Please complete the table below, indicating your plan for ACDBE participation. (Use additional sheets if necessary.)

INFORMATION		ESTIMATED % OF ACDBE PARTICIPATION IN OPERATION OF CONCESSION	IS THE ACDBE CERTIFIED BY THE CITY OF BILLINGS? [YES/NO]
Firm Name:	J.A Uniform Inc.	1%	No = Certified by City of Billin Yes = Certified ACDBE by Montana UCP
Address:	12323 SW 132nd Ct. Miami, FL 33186		
Contact Name:	Carmenchu Domincis		
Phone:	(305) 234-1219 ext. 102		
Summary of ACDBE Participation (Attach Detailed Description):	Uniform Supplier (315210 & 315990)		
Firm Name:	Jett Development, LLC	28%	No = Certified by City of Billin No = Certified ACDBE by Montana UCP Yes = Certified DBE & SBE by MDOT
Address:	2430 Rd. 24 South Ballantine, MT 59006		
Contact Name:	Kennedy Walsh		
Phone:	(406) 861-7900		
Summary of ACDBE Participation (Attach Detailed Description):	Snow Removal Services (561790,561730,238910,237110)		
Firm Name:			
Address:			
Contact Name:			
Phone:			
Summary of ACDBE Participation (Attach Detailed Description):			
TOTAL ACDBE PARTICIPATION:		29 %	Per Addendum 2 QA# 22 DBE/ACDBE Participation

SUPPLEMENTAL ACDBE FORM 6

The Airport provided the following guidance in Addendum 2: *The Department of Transportation has an interim rule in place effective October 3, 2025, that pertains to both 49 CFR Parts 23 and 26 – the Disadvantaged Business Enterprise (DBE) and Airport Concession Disadvantage Business Enterprise (ACDBE) programs. The interim rule does not allow us to set contract goals at this time, to update our overall goals, and to apply any DBE/ACDBE participation toward ACDBE/DBE goals. Current DBE/ACDBE certifications are also required to be reevaluated. Prior to the interim rule, Operators reported DBE/ACDBE participation based on the cost of goods/services obtained from certified DBE/ACDBEs in relation to total cost of goods/services.*

Despite uncertainty surrounding the future of the program, SP+ remains committed to proactively identifying meaningful opportunities for participation by DBE and/or ACDBE firms. As reflected on Form 6, we have committed to engaging two DBE/ACDBE partners at Billings Logan International Airport.

J.A. Uniforms, Inc. is an ACDBE-certified firm through the Montana Unified Certification Program and will continue to provide professional, weather-appropriate uniforms for all hourly staff, consistent with prior years. Excluding labor and related expenses, credit card fees, and rental payments to the Airport, we project an annual uniform spend of approximately 1% of total Year 1 cost of goods and services.

As outlined in our Operational Plan, SP+ will continue to subcontract snow removal services to Ballantine, Montana-based Jett Development, LLC ("Jett"), a DBE-certified and long-standing partner that has successfully supported our operations at BIL for many years. Jett is fully equipped with the necessary equipment and experienced personnel to ensure parking facilities are safely and effectively maintained, with a strong emphasis on safety and operational continuity during inclement weather conditions.

Excluding labor and related expenses, credit card fees, and rental payments to the Airport, we project snow removal services to represent approximately 28% of the total Year 1 budgeted cost of goods and services. Given the inherent variability of winter conditions - illustrated by the relatively mild performance of this past season - this percentage may fluctuate and could be higher or lower depending on actual weather conditions.

FORM 7

AUTOMOBILE PARKING CONCESSION AGREEMENT – ACKNOWLEDGEMENT

Please check the following box if applicable:

☑ I/WE have thoroughly reviewed and understand the proposed Draft Automobile Parking Concession Agreement contained in Attachment 2 of this Request for Proposals (RFP).

[NO ADDITIONAL INFORMATION IS REQUIRED FOR THIS FORM]

FORM 8

PROPOSAL GUARANTY – CASHIER'S CHECK OR PROPOSAL BOND ONLY

Attach either the cashier's check or proposal bond to this page for the amount that is specified in Section V, Subsection 8 of this Request for Proposals.

Failure of the Successful Proposer to enter into an Automobile Parking Concession Agreement within ten (10) business days from award by the City to the Proposer, shall result in the forfeiture and surrender of the check or proposal bond to the City as an agreed amount of liquidated damages. Checks and bonds of unsuccessful Proposers will be returned by mail within fifteen (15) days after award to the Successful Proposer.

Please see the following pages for SP Plus LLC proposal bond.

[NO ADDITIONAL INFORMATION IS REQUIRED FOR THIS FORM]

AIA® Document A310™ – 2010

Bid Bond

CONTRACTOR:
(Name, legal status and address)
SP PLUS LLC
200 East Randolph Street, Suite 7700
Chicago, IL 60601

SURETY:
(Name, legal status and principal place of business)
BERKLEY INSURANCE COMPANY
475 Steamboat Road
Greenwich, CT 06830

OWNER:
(Name, legal status and address)
OFFICE OF THE DIRECTOR OF AVIATION AND TRANSIT
Billings Logan International Airport
1901 Terminal Circle, Room 216, Billings, MT 59105

BOND AMOUNT: Ten Thousand and 00/100 Dollars
($ 10,000.00)

PROJECT:
(Name, location or address, and Project number, if any)
Operate automobile public parking concession at Billings Logan International Airport

Project Number, if any:

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 11th day of March, 2026

(Witness)	SP PLUS LLC (Principal) (Seal)
	(Title)
Samantha Chlerici (Witness) Samantha Chlerici	BERKLEY INSURANCE COMPANY (Surety) (Seal)
	(Title) Corinne Chapman, Attorney in Fact

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No. BI-7845aa-el

POWER OF ATTORNEY
BERKLEY INSURANCE COMPANY
WILMINGTON, DELAWARE

KNOW ALL MEN BY THESE PRESENTS, that BERKLEY INSURANCE COMPANY (the "Company"), a corporation duly organized and existing under the laws of the State of Delaware, having its principal office in Greenwich, CT, has made, constituted and appointed, and does by these presents make, constitute and appoint: ***Sandra M. Winsted; Susan A. Welsh; Derek J. Elston; Aerie Walton; Jessica B. Dempsey; Samantha Chierici; Kristin L. Hannigan; Nicholas Kertesz; Corinne Chapman; Jean Torres; Roger Paraison; Tara A. Maquinto; Dartonya Wright; Aaron D. Griffin; Richard Casas; George F. Douaire; or Victoria Johnson of Aon Risk Services Central, Inc. of Chicago, IL*** its true and lawful Attorney-in-Fact, to sign its name as surety only as delineated below and to execute, seal, acknowledge and deliver any and all bonds and undertakings including bid related commitments such as Consent of Surety, with the exception of Financial Guaranty Insurance, providing that no single obligation shall exceed **One Hundred Million and 00/100 U.S. Dollars (U.S.$100,000,000.00)**, to the same extent as if such bonds had been duly executed and acknowledged by the regularly elected officers of the Company at its principal office in their own proper persons.

This Power of Attorney shall be construed and enforced in accordance with, and governed by, the laws of the State of Delaware, without giving effect to the principles of conflicts of laws thereof. This Power of Attorney is granted pursuant to the following resolutions which were duly and validly adopted at a meeting of the Board of Directors of the Company held on January 25, 2010:

RESOLVED, that, with respect to the Surety business written by Berkley Surety, the Chairman of the Board, Chief Executive Officer, President or any Vice President of the Company, in conjunction with the Secretary or any Assistant Secretary are hereby authorized to execute powers of attorney authorizing and qualifying the attorney-in-fact named therein to execute bonds, undertakings, recognizances, or other suretyship obligations on behalf of the Company, and to affix the corporate seal of the Company to powers of attorney executed pursuant hereto; and said officers may remove any such attorney-in-fact and revoke any power of attorney previously granted; and further

RESOLVED, that such power of attorney limits the acts of those named therein to the bonds, undertakings, recognizances, or other suretyship obligations specifically named therein, and they have no authority to bind the Company except in the manner and to the extent therein stated; and further

RESOLVED, that such power of attorney revokes all previous powers issued on behalf of the attorney-in-fact named; and further

RESOLVED, that the signature of any authorized officer and the seal of the Company may be affixed by facsimile to any power of attorney or certification thereof authorizing the execution and delivery of any bond, undertaking, recognizance, or other suretyship obligation of the Company; and such signature and seal when so used shall have the same force and effect as though manually affixed. The Company may continue to use for the purposes herein stated the facsimile signature of any person or persons who shall have been such officer or officers of the Company, notwithstanding the fact that they may have ceased to be such at the time when such instruments shall be issued.

IN WITNESS WHEREOF, the Company has caused these presents to be signed and attested by its appropriate officers and its corporate seal hereunto affixed this 2nd day of May, 2024.

BERKLEY INSURANCE COMPANY CORPORATE SEAL 1975 DELAWARE

Attest:
By _____
Philip S. Welt
Executive Vice President & Secretary

Berkley Insurance Company
By _____
Jeffrey M. Hafter
Senior Vice President

STATE OF CONNECTICUT)
) ss:
COUNTY OF FAIRFIELD)

Sworn to before me, a Notary Public in the State of Connecticut, this 2nd day of May, 2024, by Philip S. Welt and Jeffrey M. Hafter who are sworn to me to be the Executive Vice President and Secretary, and the Senior Vice President, respectively, of Berkley Insurance Company.

_____
Notary Public, State of Connecticut

MARIA C. RUNDBAKEN
NOTARY PUBLIC
CONNECTICUT
MY COMMISSION EXPIRES 04-30-2029

CERTIFICATE

I, the undersigned, Assistant Secretary of BERKLEY INSURANCE COMPANY, DO HEREBY CERTIFY that the foregoing is a true, correct and complete copy of the original Power of Attorney; that said Power of Attorney has not been revoked or rescinded and that the authority of the Attorney-in-Fact set forth therein, who executed the bond or undertaking to which this Power of Attorney is attached, is in full force and effect as of this date.

BERKLEY INSURANCE COMPANY CORPORATE SEAL 1975 DELAWARE

Given under my hand and seal of the Company, this 11th day of March, 2026.

_____
Vincent P. Forte

Please **verify the authenticity** of the instrument attached to this power by:

Toll-Free Telephone: (866) 768-3534; or

Electronic Mail: BSGInquiry@berkleysurety.com

Any written notices, inquiries, claims or demands to the Surety on the bond attached to this power should be directed to:

Berkley Surety Group
412 Mount Kemble Ave.
Suite 310N
Morristown, NJ 07960
Attention: Surety Claims Department

Or

Email: BSGClaim@berkleysurety.com

Please include with all communications the bond number and the name of the principal on the bond. Where a claim is being asserted, please set forth generally the basis of the claim. In the case of a payment or performance bond please also identify the project to which the bond pertains.

Berkley Surety Group is an operating unit of W. R. Berkley Corporation that underwrites surety business on behalf of Berkley Insurance Company and Berkley Regional Insurance Company

FORM 9

CONDITIONS AND NON-COLLUSION AGREEMENT

To receive consideration, this form must be signed in full by a responsible, authorized agent, officer, employee, or representative of your firm.

CONDITIONS AND NON-COLLUSION AGREEMENT

I/We have read and agree to the conditions and stipulations contained herein and to the Terms and Conditions contained in the Automobile Parking Concession Agreement provided in Attachment 2.

I/We further agree to furnish the services specified at the prices stated herein, to be delivered to the location and on the date set forth herein.

In signing this Proposal, you also certify that you have not, either directly or indirectly, entered into any agreement or participated in any collusion or otherwise taken any action in restraint of free competition; that no attempt has been made to induce any other person or firm to submit or not to submit a Proposal; that this Proposal has been independently arrived at without collusion with any other Proposer, competitor or potential competitor; that this Proposal has not been knowingly disclosed prior to the due date and time to any other Proposer or competitor; and that the above statement is accurate under penalty of perjury.

SP Plus LLC	Digitally signed by Jason Finch Date: 2026.03.24 19:29:30 -04'00'
Legal Name of Firm/Corporation	Authorized Signature
16200 Brookpark Road, 2nd Floor	Jason Finch
Address	Printed Name
Cleveland, Ohio 44135	President - West Airports
City/State/Zip	Title
March 24, 2026	786.367.2130
Date	Telephone Number

FORM 10

PARKING LOT RATES

The following table provides the proposed rates for each parking lot for each year of the Agreement.

Short-Term Parking Lot					
	Proposed Fees				
Time	**Year 1**	**Year 2**	**Year 3**	**Year 4**	**Year 5**
0 – 30 minutes	$0.00	$0.00	$0.00	$0.00	$0.00
Each additional 30 minutes	$3.00	$3.00	$3.00	$3.00	$3.00
Maximum each 24 hours	$18.00	$18.00	$ 20.00	$ 20.00	$ 20.00
Long-Term Premium Parking Lot					
Time	**Year 1**	**Year 2**	**Year 3**	**Year 4**	**Year 5**
0 – 30 minutes	$3.00	$3.00	$3.00	$3.00	$3.00
Each additional 30 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Maximum each 24 hours	$15.00	$ 16.00	$ 18.00	$ 18.00	$ 18.00
Long-Term Parking Lot					
Time	**Year 1**	**Year 2**	**Year 3**	**Year 4**	**Year 5**
0 – 60 minutes	$4.00	$4.00	$4.00	$4.00	$4.00
Each additional 60 minutes	$3.00	$3.00	$3.00	$3.00	$3.00
Maximum each 24 hours	$12.00	$ 12.00	$ 14.00	$ 14.00	$ 14.00
Economy Parking Lots (fka Overflow Lots)					
Time	**Year 1**	**Year 2**	**Year 3**	**Year 4**	**Year 5**
0 – 60 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Each additional 30 minutes	$2.00	$2.00	$2.00	$2.00	$2.00
Maximum each 24 hours	$10.00	$10.00	$12.00	$12.00	$12.00

FORM 11

PROPOSER'S CHECKLIST

The following table contains a list of the items required to be submitted in the proposal response. To facilitate review, please indicate what section and page the information is found within your submittal packet.

PROPOSED SERVICE DETAILS			
	Provided		RFP Proposal
ITEM	Yes	No	Page #
Description of proposer's past and current experience with managing either large commercial parking lot installations or airport public parking lots. (Examples, size, and length of agreement.)	✓		PDF Page 13
Description of proposer's experience managing public parking operations during periods of construction.	✓		PDF Page 15
Shuttle service plan.	✓		PDF Page 17
Parking lot rates for each parking lot for each year of the agreement.	✓		PDF Page 69
MAG for each year of the agreement.	✓		PDF Page 60
Revenue share percentage for each year of the agreement.	✓		PDF Page 60
Staffing plan.	✓		PDF Page 18
Detailed operational information and cut sheets on the PARCS proposed including cost information, system features, installation time, connectivity requirements, weather resistance, reporting capability.	✓		PDF Page 23
Detailed information on the customer service features of the new PARCS proposed.	✓		PDF Page 29
Detailed information on the software proposed, remote support, update frequency, and support life cycle, and projected end of life.	✓		PDF Page 37
Recommended critical spare equipment plan.	✓		PDF Page 38
Financial plan for the PARCS procurement and signed affirmative statement from officer.	✓		PDF Page 38
Transition plan for moving from incumbent operation to new operator.	✓		PDF Page 19
Completion of all forms in Attachment 3.	✓		PDF Page 44 - 70
Proposal bond included.	✓		PDF Page 64-67

EXHIBITS



Driving excellence in every interaction, SP+ and Metropolis are dedicated to *Making the Journey Remarkable* for every guest at BIL.

SP+

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Exhibit A:

PROPOSED MANAGER'S RESUME

BILLINGS LOGAN INTERNATIONAL AIRPORT

sp+

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EXHIBIT A. PROPOSED MANAGER'S RESUME

BRYDON O'DONNELL – PROPOSED AIRPORT OPERATIONS MANAGER

PROFESSIONAL EXPERIENCE

Operations Manager – Parking Operations at Billings-Logan International Airport
SP+, A Metropolis Company, Billings, MT **December 2025–Present**

- Oversee daily airport parking operations throughout extreme weather, ensuring safe and efficient traffic flow, operational reliability, and high-quality customer service.
- Hire, train, and supervise operational staff, maintaining proper staffing levels for continuous facility coverage.
- Manage operational budgets and revenue controls, overseeing the review of expenses, petty cash reconciliation, and operational profitability.
- Coordinate vendor services and procurement for parking equipment, maintenance, and facility operations.
- Lead oversight of winter seasonal shuttle operations; coordinate snow-removal priorities for passenger loading zones to ensure reliable operations and to maintain a safe, comfortable experience for nearly 1,500 travelers during the 2025-26 holiday period.
- Monitor facility safety, cleanliness, and maintenance standards.

Retail Sales Manager
Better Body Fitness, Billings, MT **September 2021-December 2025**

- Set goals and negotiate wholesale prices with company representatives.
- Maintain inventory by placing orders and stocking shelves.
- Sell and market fitness equipment and nutritional supplements, consistently meeting or exceeding sales targets.
- Contact customers to sustain accounts and increase lead generation and sales.

Retail Sales Manager
GNC, Billings, MT **May 2021-September 2021**

- Received recognition as the youngest manager at General Nutrition Centers.
- Hired, motivated, and trained employees to operate the store.
- Developed and implemented schedules, tracked KPIs, and managed inventory to reduce shrinkage and optimize stock levels.
- Helped customers find products to support their personal health goals.

Retail Sales Associate
GNC, Billings, MT January 2021-May 2021

- Answered customer questions and provided products that matched their needs.
- Ensured the store remained clean and stocked with products.
- Operated the store while the manager was gone.\

EXHIBIT A. PROPOSED MANAGER'S RESUME

EDUCATION

B.A. Business Administration (Management), Minor in Accounting
Montana State University Billings — Billings, MT | May 2025
Magna Cum Laude • GPA: 3.84 • Dean's List (2022–2025)

PROFESSIONAL SKILLS

Sales & Customer Service • Inventory Management • Team Leadership • QuickBooks Certified • Microsoft Office & POS Systems • Verbal & Written Communication • Goal-Oriented • Adaptable • Strong Work Ethic

Exhibit B:

PROPOSED STAFFING PLAN

BILLINGS LOGAN INTERNATIONAL AIRPORT

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Billings Logan International Airport
SP Plus LLC
March 2026

a metropolis company

Weekly Staffing Schedule

Position	Sat	Sun	Mon	Tue	Wed	Thu	Fri	Total Hours
Airport Operations Mgr.			8a - 5p	8a - 5p	8a - 5p	8a - 5p	8a - 5p	40
Ast. Operations Mgr.		11a-7p	10a-6p	10a-6p	10a-6p	10a - 6p		40
Ambassador				4a -12p	4a -12 p	4a -12 p	4a -12 p	32
Ambassador	12p - 8p				12p - 8p	12p - 8p	12p - 8p	32
Ambassador			6p-1a	6p-1a	7p-1a	6p-1a	5p-1a	35
Ambassador		12p - 8p						8
Ambassador		8p-1a		12p - 4p	9p-1a	9p-1a	9p-1a	21
Ambassador	7p-1a	9p -1a	9p-1a					14
Ambassador	4a-12p	4a-12p	4a-2p					26
						Total Weekly Hours		248

Exhibit C:

SAMPLE REPORTS

BILLINGS LOGAN INTERNATIONAL AIRPORT

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Metropolis Computer Vision: *Sample Reporting*

Metropolis' advanced analytics inform staffing and operations plans

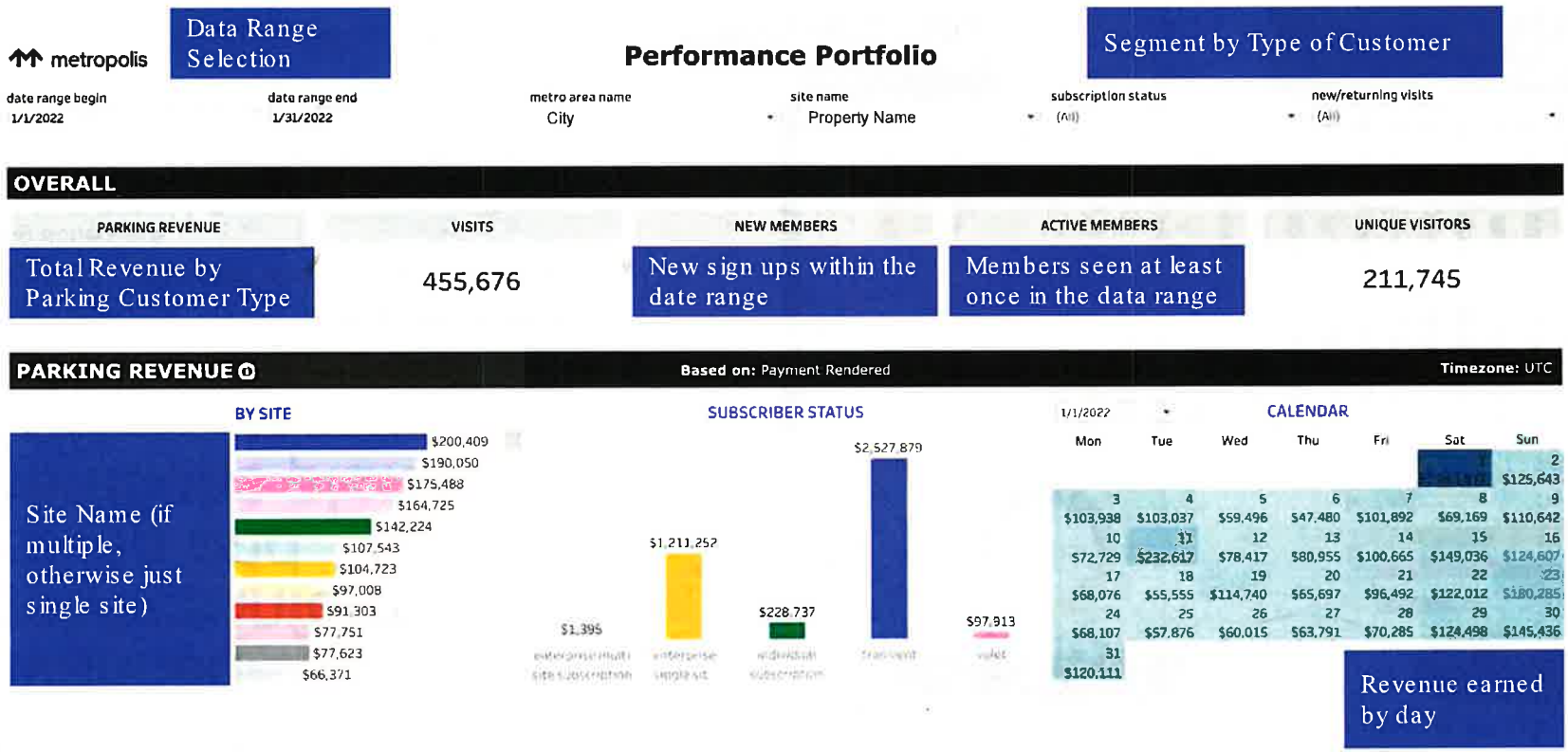
Available to all Metropolis partners, the dashboard enables data-driven pricing, business development and marketing strategies, and occupancy -informed staffing schedules.

Metropolis's data science team can build advanced, custom reporting to capture insights.

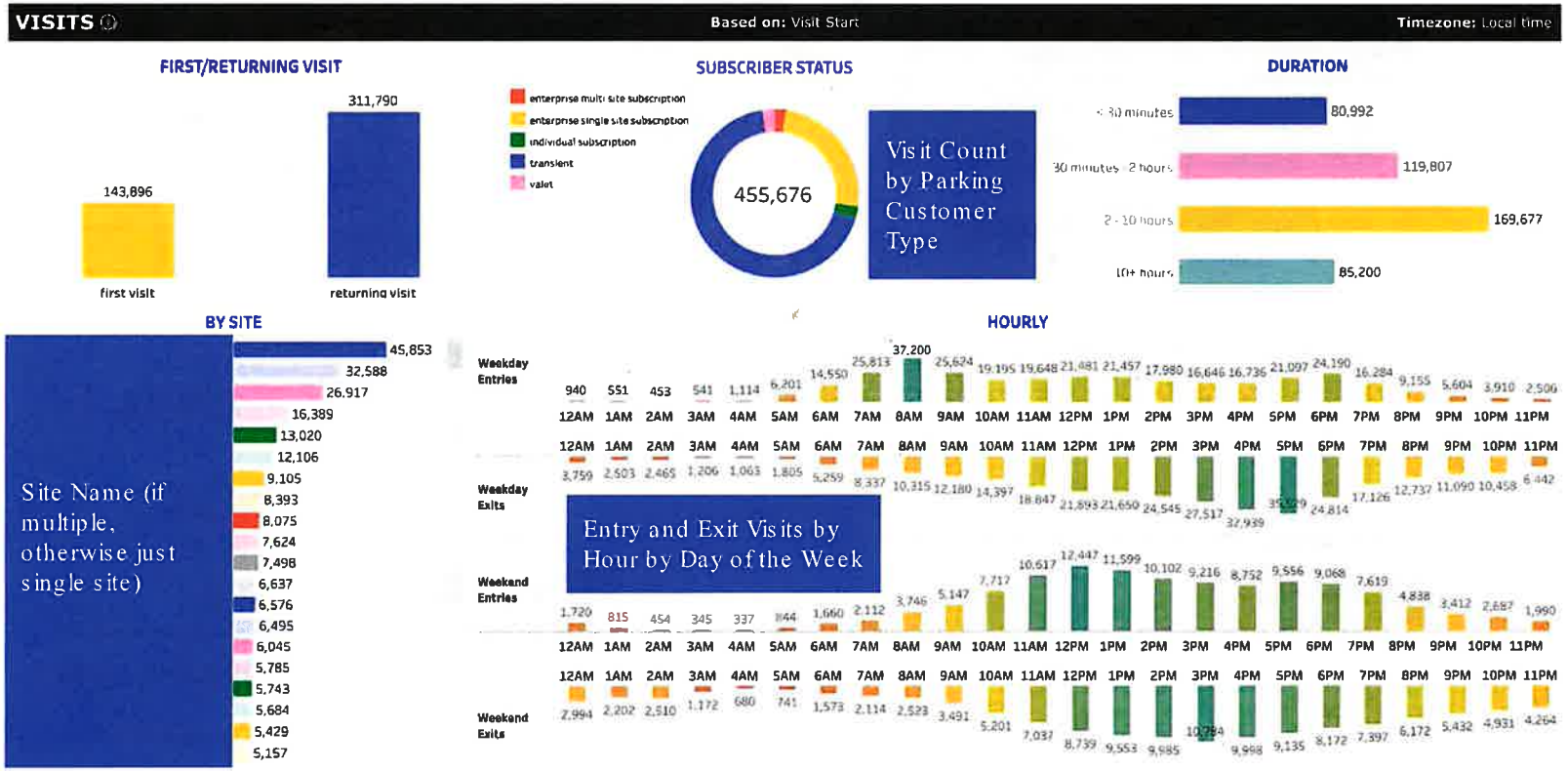
For example, we have built CSAT and ZIP code data reporting into our aviation package.



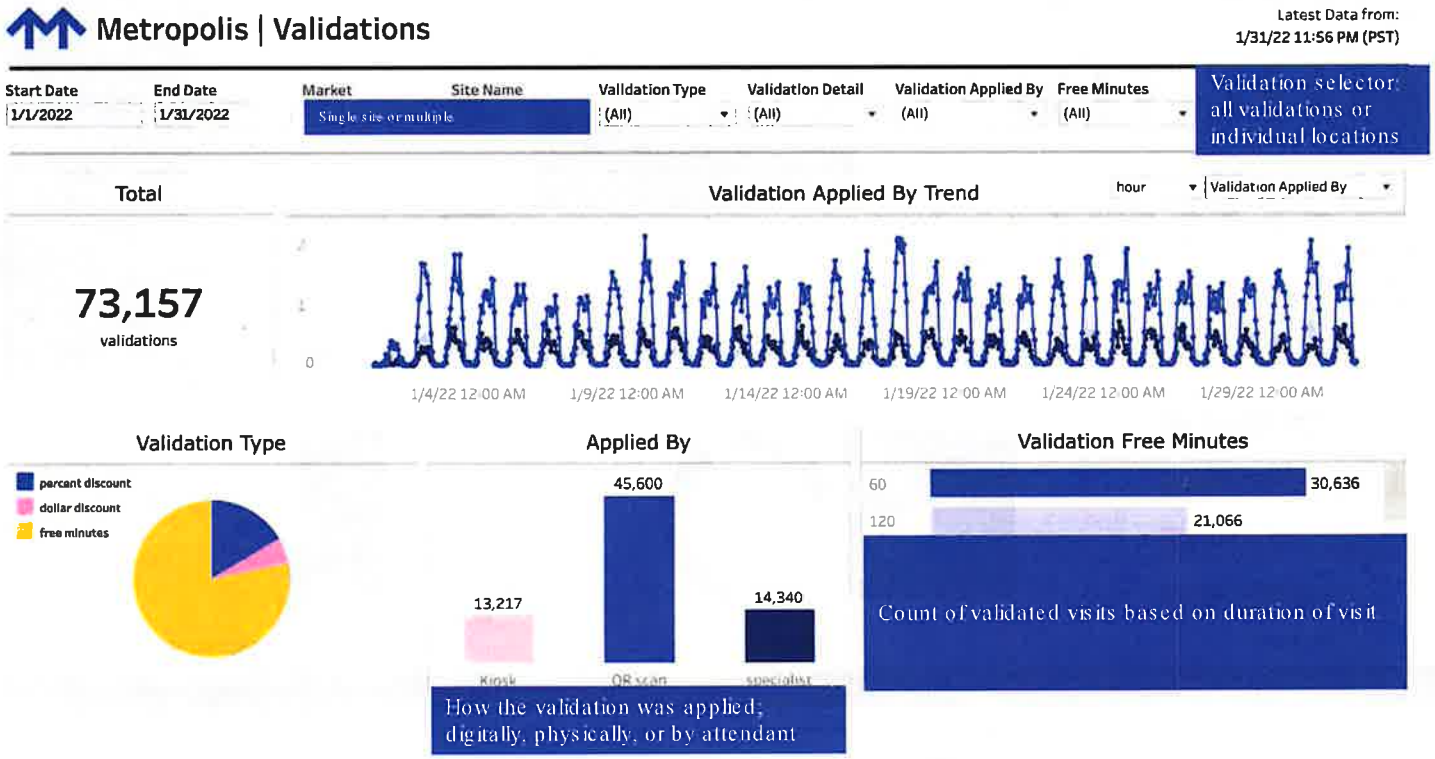
Aviation reporting package: Detailed revenue reporting



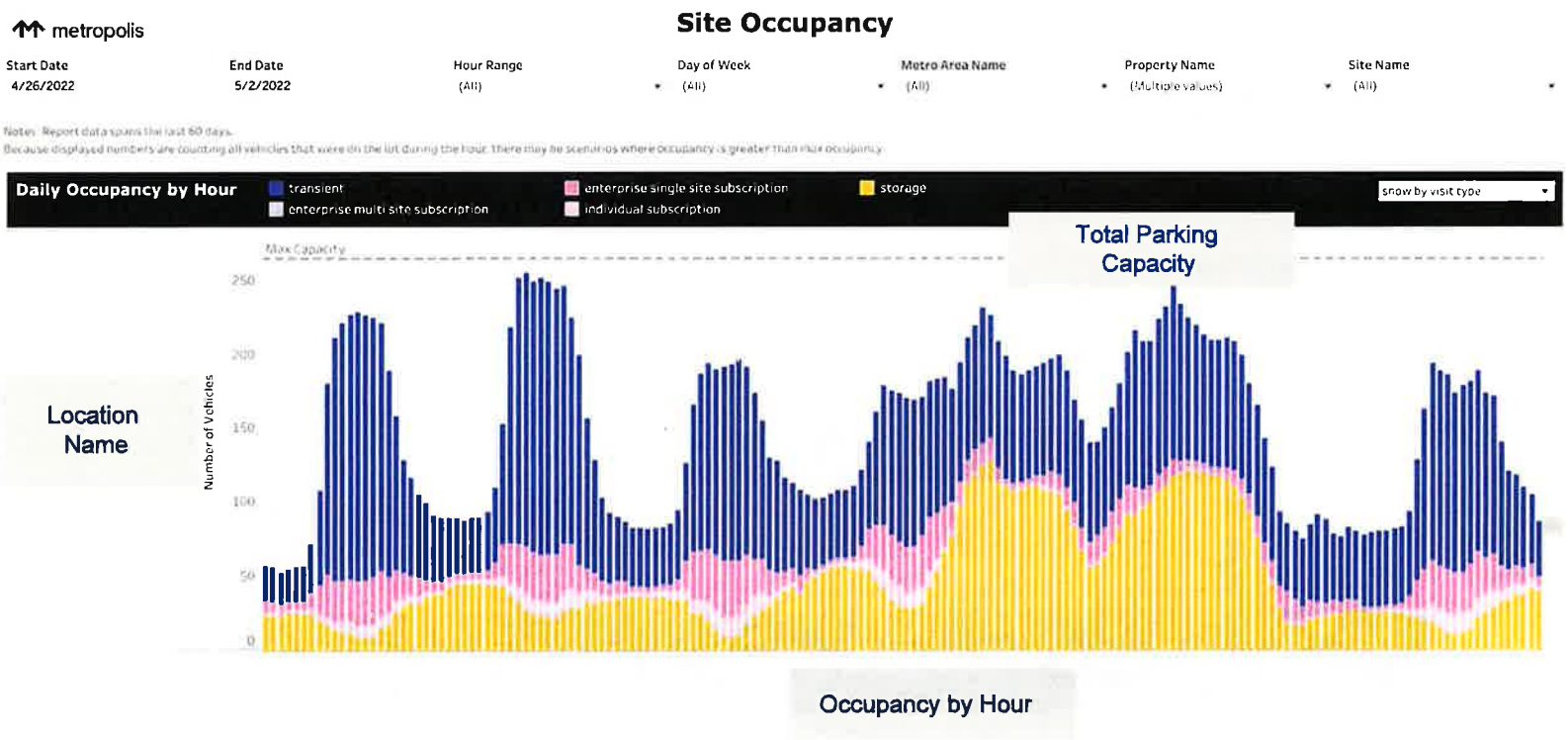
Aviation reporting package: Visit reporting



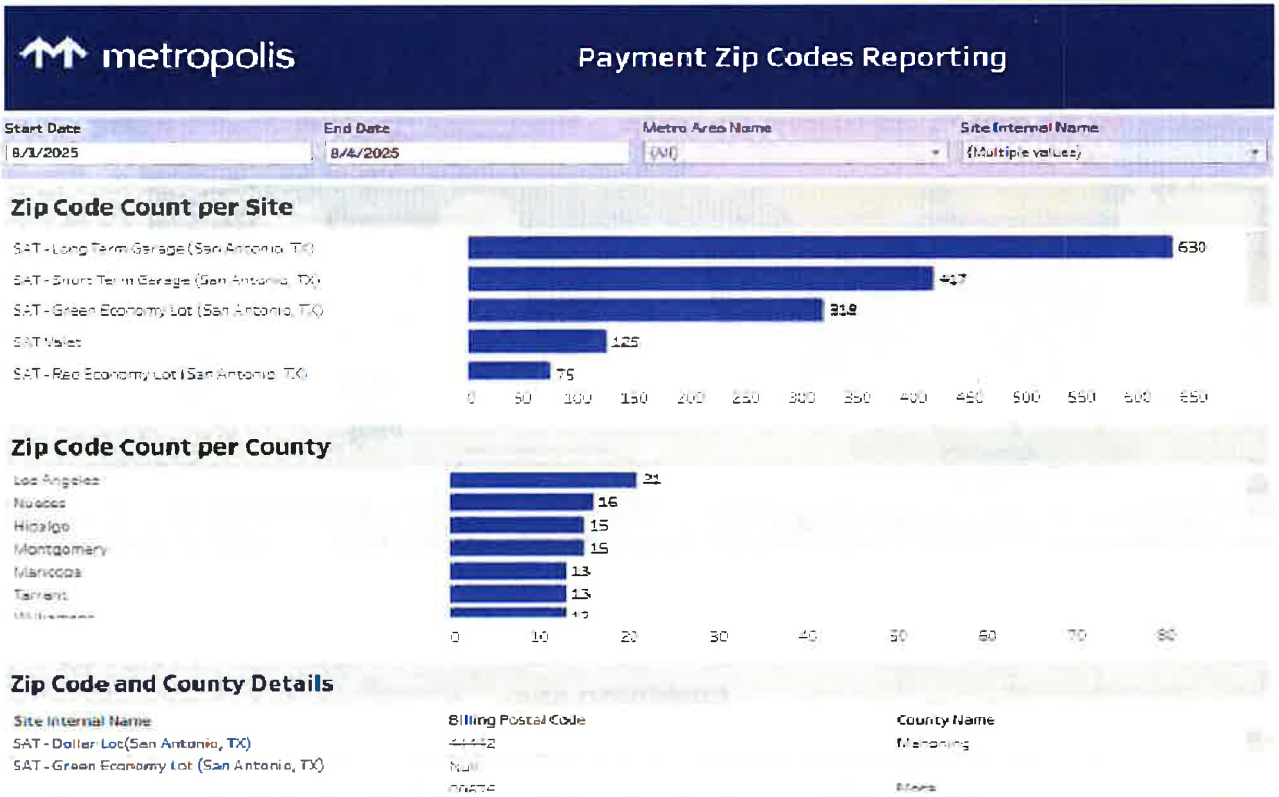
Aviation reporting package: Validations reporting



Aviation reporting package: Occupancy reporting



Aviation reporting package: ZIP code reporting



Aviation reporting package: Portfolio and CSAT Performance





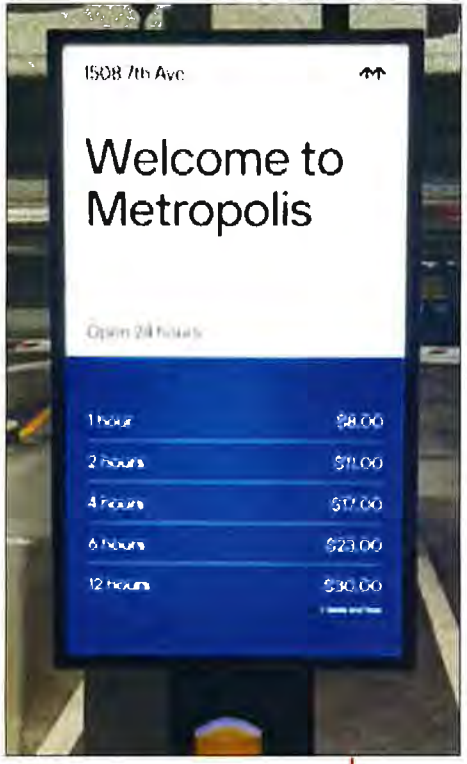
Exhibit D:

CUT SHEETS

BILLINGS LOGAN INTERNATIONAL AIRPORT

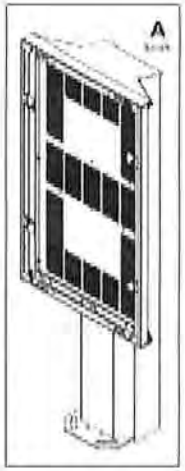
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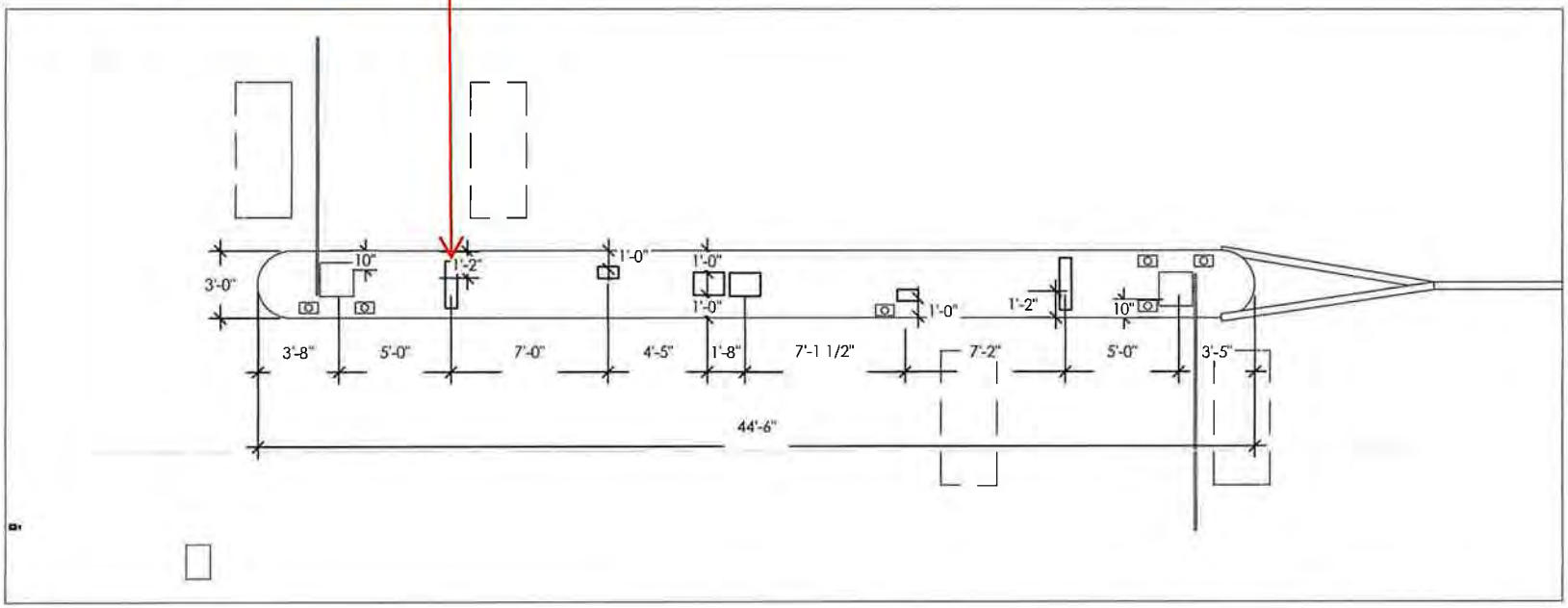
Gooseneck Pedestal



Elegant, minimalist design that protects displays and internal equipment, while enhancing your parking aesthetics and parkers experience.

Height: 75.7 inches
Width: 28.4 inches
Depth: 12.7 inches
Base to screen: 24 inches
Display Size: 55 inches
Weight: 132 lbs.





GENERAL NOTES

KEYNOTE LEGEND

KEY VALUE	KEYNOTE

ONE BEVERLY HILLS

ISSUED FOR PERMIT

metropolis

LCD Display Reference Sheet

37-008980 00

Ref. 2

art Vision: Processes camera footage to identify vehi
e Metropolis platform.
aximum Durability: Built from fiberglass-reinforced poly
d weatherproof.
mate Controlled: Integrated environmental sensors m
nperatures to protect the electronics.
aintenance-Free: Rugged construction designed to w
grading.

***tion Requirements: Must be installed outside, allowing
rdware.***

Requirements: 120v AC, 10A electrical circuit.



- All data communication is
- Data at rest is encrypted us
- All access is managed anc
  Metropolis information secu

Dimensions • Variable	•
Power • Powered via PoE from Orion	•



XHB5541



55" Xtreme™ High Bright Outdoor Display

There has never been an outdoor daylight readable display built to withstand the harsh outdoor elements like the Peerless-AV® Xtreme™ High Bright. Featuring an IP66 Rated design and a patented thermal exhaust system, Xtreme High Bright Outdoor Displays are fully protected against water, dust, moisture and even insects. The display's cover glass is optically bonded, which increases the perceived contrast ratio and cuts down on glare, providing amazing picture quality even in direct sunlight. With an operating temperature range of -31°F to 140°F, Xtreme Displays are designed to thrive year-round outside, without worry of extreme hot or cold temperature waves. This High Bright line of commercial displays offer 2500nits of luminance to combat high ambient lighting conditions, while the ambient light sensor automatically adjusts the display's brightness to optimize the power consumption and enhance the viewing experience. Providing unmatched capabilities, Xtreme High Bright Outdoor Displays are the perfect digital signage or entertainment solution for any professional application.

- Optically bonded, anti-reflective cover glass increases the perceived contrast ratio and cuts down on glare, providing amazing picture quality, even in direct sunlight
- Daylight readable with LED backlight and full HD 1080p resolution for a bright, crisp picture
- Includes Quarter Wave Plate polarizer, allowing for portrait and landscape installations
- Fully-sealed, rugged display designed for 24/7 operation in harsh environments year-round
- Remote and Local monitoring, supported via IP addressable user interface for: Temperature, Humidity, Power Draw, Orientation and Movement diagnostics of the display
- Anti-theft, Gyroscopic sensor can be set to specific degrees and tolerances, if the display is moved beyond the set figure an email and text will be sent to the registered user

All Weather Rated (IP66)

Operating Temperature Range:
-31°F - 140°F
(-35°C - 60°C)

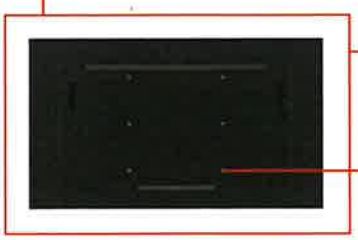
AMBIENT LIGHT SENSOR
Automatically adjusts brightness to best match the lighting conditions, which optimizes the display's power consumption and enhances the viewing experience (optional ALS extender accessory available)

HIGH BRIGHT OUTPUT
Offers 2500nits of light output to combat high ambient lighting conditions



FULLY-SEALED DESIGN
IP66 rating prevents the ingress of foreign materials, such as water, dust, moisture and insects, from entering the display

IK10, TEMPERED COVER GLASS
Protects the screen against vandalism and debris



PATENTED THERMAL EXHAUST SYSTEM
Keeps internal components properly cooled in extreme heat

VESA® MOUNTING PATTERN
Provides cost savings and flexibility in outdoor rated mount selection

RoHS FC CE IP UK CA

info@peerless-av.com
peerless-av.com

peerless-AV®
Driving Technology Through Innovation

Model Numbers

WARRANTY: 2 years

XHB5541 55" Xtreme™ High Bright Outdoor Display

LCD Display

SCREEN SIZE	55" Class (54.6" Diagonal)
ACTIVE SCREEN AREA	47.62" x 26.79" (1209.6 x 680.4mm)
PIXEL PITCH	.210 x .630mm
ASPECT RATIO	16:9
RESOLUTION	1920 x 1080
COLOR DEPTH	8Bit (16.7 Million Colors)
BRIGHTNESS	2,500cd/m²
COLOR GAMUT	72% NTSC
BACKLIGHT ADJUSTMENT	Automatic (Ambient Light Sensor)
CONTRAST RATIO	2000:1
VIEWING ANGLE	178° Vertical/Horizontal
DISPLAY ORIENTATION	Portrait/Landscape
BACKLIGHT	Direct LED
RESPONSE TIME	6ms (Gray to Gray)
REFRESH RATE	60Hz
OPERATING TIME	24/7

Environmental

OPERATING TEMPERATURE	-31°F - 140°F (-35°C - 60°C)
IP RATING	IP66
REGULATORY	FCC Class A, cULus, CE, UKCA

Display Features

Ambient Light Sensor, Auto Source Switching, Brightness Scheduling, Email Alerting, IP Control, Pixel Shift, Power Scheduling

Mechanical

SIZE (W x H x D)	50.07" x 29.23" x 3.92" (1272 x 742 x 100mm)
COLOR	Black
GLASS	IK10 Rated Heat Tempered Anti-Reflective Treatment Optically Bonded Quarter Wave Plate Polarizer
VESA® PATTERN	400 x 200mm 400 x 400mm 600 x 600mm 600 x 850mm
NET WEIGHT	104.5lb (47.4kg)

Power

AC INPUT	100 VAC to 240 VAC, 50 to 60 Hz
POWER CONSUMPTION	ALS Low Mode: 109.9W Typical: 199.3W Maximum: 215W
STANDBY POWER	Passive Standby = <0.5W Active Standby = <2.1W

Input/Output Connections

HDMI INPUT	HDMI (x2) 480i ~ 1080p CEC: HDMI 1, 2 ARC: HDMI 2
CVBS INPUT	3.5mm (x1) 480i
DISPLAYPORT INPUT	DP (x1) 480i ~ 1080p
YPbPr INPUT	3.5mm (x1) 480i ~ 1080i
ANALOG AUDIO OUTPUT	3.5mm Headphone Jack (x1)
DIGITAL AUDIO OUTPUT	Optical (x1)
USB DATA INPUT	USB 2.0 (x1) Multimedia Software Upgrade
RS232 INPUT	3.5mm TRS Jack (x1)
12VDC 2.5A OUTPUT	5.5mm (x1)
USB POWER 5VDC 2.4A OUTPUT	USB (x1)
IR EXTENDER INPUT	3.5mm (x1)
IR REPEATER OUTPUT	3.5mm (x1)
AMBIENT LIGHT SENSOR EXTENDER	3.5mm (x1)
LAN INPUT	RJ-45 (x1)

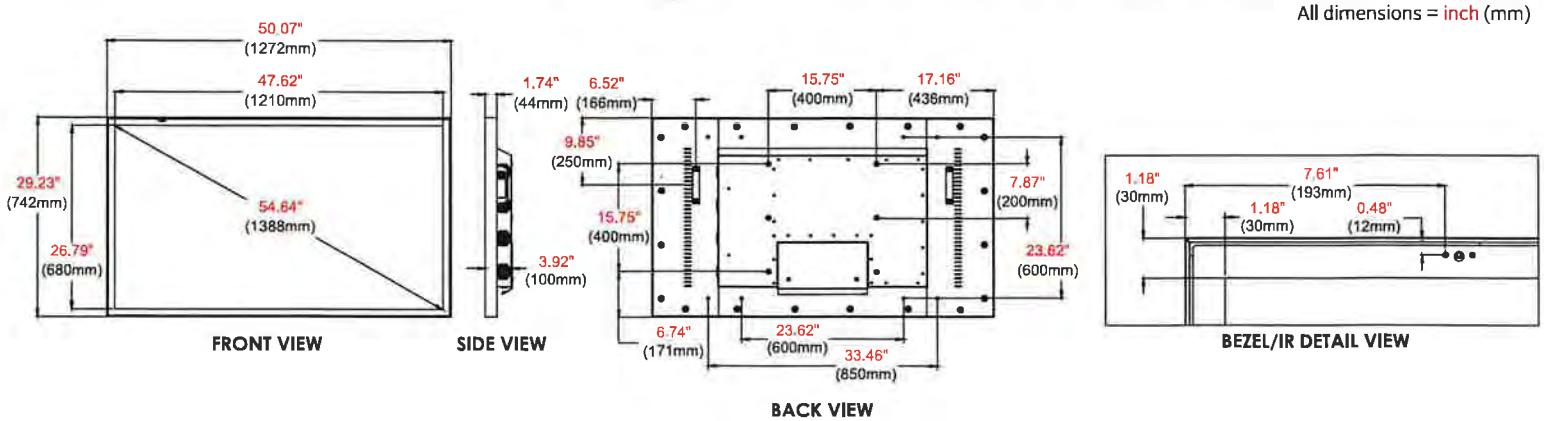
Package Specifications

	PACKAGE SIZE (W x H x D)	PACKAGE SHIP WEIGHT	PACKAGE UPC CODE	PACKAGE CONTENTS	UNITS IN PACKAGE
XHB5541	55.00" x 34.13" x 8.19" (1397 x 867 x 208mm)	119lb (53.98kg)	735029357162	Display, Waterproof IR Learning Remote Control, User's Guide, Cable Ties, 3mm Hex Wrench, Power Cord and IR Extender	1

Accessories

ACCD-05K:	5 Volt Accessory Kit
ACCD-12K:	12 Volt Accessory Kit
ACCD-ALS:	Ambient Light Sensor Extender
ACCD-IRREP:	IR Repeater
EPT650:	Outdoor Universal Tilt Wall Mount, Landscape
EPA762PU:	Outdoor Articulating Wall Mount, Landscape
ESA763PU:	Outdoor Articulating Wall Mount, Landscape
ESF655P:	Outdoor Universal Flat Wall Mount, Portrait
EST655P:	Outdoor Universal Tilt Wall Mount, Portrait
EWMU:	Wind Rated Tilt Wall Mount, Landscape

All dimensions = inch (mm)



Architect Specifications

The Xtreme™ High Bright Outdoor Display shall be a Peerless-AV model XHB5541 and shall be located where indicated on the plans. sembly and installation shall be done according to instructions provided by the manufacturer.

Visit peerless-av.com to see the complete line of AV solutions from Peerless-AV, including outdoor displays, kiosks, display mounts, projector mounts, carts/stands, and a full assortment of accessories.

Peerless-AV
2300 White Oak Circle
Aurora, IL 60502
USA
(800) 865-2112
(630) 375-5100

Peerless-AV EMEA
Unit 2 Curo Park
Frogmore, St. Albans
Hertfordshire, AL2 2DD
United Kingdom
+44 (0) 1923 200 100

Peerless-AV B.V.
Papendorpseweg 75
3528 BJ Utrecht
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+31 (0) 70 770 8037

Peerless-AV Latin America
Av. de las Industrias 413
Parque Industrial Escobedo
General Escobedo, N.L.,
México, 66062
+52 (81) 8384-8300

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Driving Technology Through Innovation

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a metropolis company

Jason Finch
President – West Airports
16200 Brookpark Road, 2nd Floor
Cleveland, OH 44135
786.367.2130

FOR APPROVAL - PROPOSAL-BIL-SPPLUS 3.24.26 - SIGNED

Final Audit Report 2026-03-24

Created:	2026-03-24
By:	Kelly Redfern (kredfern@spplus.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAE-xL024qEX2sf5PsuXglggXz6CmMszr6

"FOR APPROVAL - PROPOSAL-BIL-SPPLUS 3.24.26 - SIGNED" History

Document digitally presigned by Jason Finch (jfinch@metropolis.io)
2026-03-24 - 11:26:53 PM GMT

Document digitally presigned by Jason Finch (jfinch@metropolis.io)
2026-03-24 - 11:27:51 PM GMT

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Document created by Kelly Redfern (kredfern@spplus.com)
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2026-03-24 - 11:40:25 PM GMT

Email viewed by Kelly Redfern (kredfern@metropolis.io)
2026-03-24 - 11:40:42 PM GMT

Document e-signed by Kelly Redfern (kredfern@metropolis.io)
Signature Date: 2026-03-24 - 11:41:22 PM GMT - Time Source: server

Agreement completed.
2026-03-24 - 11:41:22 PM GMT

SEASONAL SHUTTLE



SP+ is a leading edge innovator and will provide world-class customer service to BIL travelers and guests.

SP+

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Seasonal Shuttle Bus (Separate Proposal)

Proposer should provide a separate proposal for a shuttle operation that includes a detailed breakdown of all the costs associated with operating the shuttle, such as wages, staffing levels, payroll taxes, vehicle rental, insurance, etc. Since the Airport does not yet have a confirmed start date of the parking garage construction, the shuttle proposal should be for a seasonal- only shuttle based on the criteria above. Airport will work with Operator on a proposal for daily shuttle service when that level of service becomes necessary.

As further detailed in Answer #4 of Addendum 2, please find our line-item budget for the Seasonal Shuttle Service scheduled to operate from November 16, 2025 through January 16, 2026. This budget has been prepared in full accordance with the RFP and Addendum requirements, reflecting an all-inclusive cost structure with no reliance on Airport-provided vehicles or allowances. Additionally, unlike the prior seasonal operation, fuel will be procured independently by SP+ or reimbursed to the Airport if sourced from the onsite fuel farm.

As outlined in our shuttle operating plan, and to further enhance the guest experience, SP+ intends to procure two (2) used shuttle buses from our Kansas City International Airport (MCI) Park Air Express operation. These vehicles have been well maintained through a combination of the Airport's fleet maintenance program and qualified third-party vendors, and all future maintenance and repair costs will be fully borne by SP+. This proactive investment ensures maximum operational flexibility and readiness as the Airport transitions to a year-round shuttle service.

The budget includes the cost to professionally wrap the buses in an airport-approved design; however, no costs for the acquisition or delivery of the buses to Billings have been included, as these will be fully absorbed by SP+. All other expenses are typical of shuttle operations and remain consistent with the prior season's budget.

Our total operating budget for the 2026/2027 Seasonal Shuttle Service is $57,118. As this service is not part of the Concession Agreement terms, we will invoice the City each month on a pro-rata basis of $921.258 ($57,118/62 days) per day of operation. Therefore, the estimated invoices to the City shall be:

November 16 – 30, 2026	$921.258 x 15 days =	$13,818.87
December 1 – 31, 2026	$921.258 x 31 days =	$28,559.00
January 1 – 16, 2027	$921.258 x 16 days =	$14,740.13
		$57,118.00

Drivers will be professionally uniformed in seasonally appropriate attire, with clear identification displayed within the shuttle for customer assurance. To enhance the guest experience, permanent signage inviting customer feedback will be installed within each vehicle, and drivers will distribute locator cards to help passengers easily identify their parked location. Luggage assistance will be provided as a standard service, reinforcing our hospitality-focused approach. While tipping is permitted, solicitation of tips is strictly prohibited and enforced as a terminable offense.

Passenger counts by day will continue to be tracked and reported to the Airport at a mutually agreed-upon cadence, but no less than monthly. SP+ will work collaboratively with Airport staff to promptly address any operational issues and proactively provide recommendations to continuously enhance service performance and the overall customer experience.

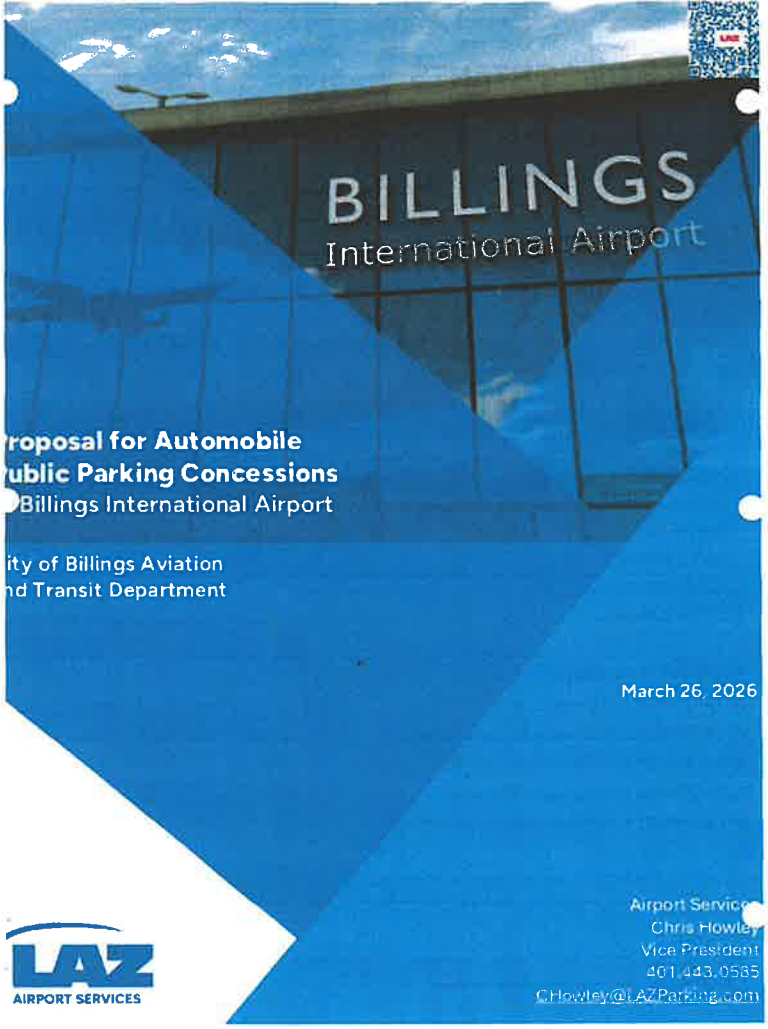
Draft: March 20, 2026
See Addendum 2, Q4

Billings Logan International Airport
2026/27 Budget - Seasonal Shuttle Operation

November 16, 2026 - January 16, 2026 = 60 days/year (plus 3 days for employee training)

Shuttle Hours of Operation: 4am - 12am 20 hours/day

Training	3	$	22.50	$	540	(3 days x 8 hours/day x hourly rate)
November 16 - 30, 2025	14	$	22.50	$	6,300	(15 days x 20 hours/day x hourly rate)
December 1-31, 2026	31	$	22.50	$	13,950	(31 days x 20 hours/day x hourly rate)
January 1-15, 2027	15	$	22.50	$	6,750	(15 days x 20 hours/day x hourly rate)
	63			**$**	**27,540**	
Payroll Taxes				$	2,309	
Workers Compensation				$	1,796	
Sub-Total Wages				**$**	**31,644**	
Overtime			7.5%	$	2,373	Provision for late arriving flights, etc.
Total Wages				**$**	**34,018**	
Shuttle Rental				$	-	Assumes purchase of used bus from Kansas City Intl Airport PAE as part of new deal
Auto Insurance				$	3,000	$1,000/month - no pro rata
Fuel				$	1,800	
Auto Damage				$	3,050	$0 deductible to Airport
R&M				$	4,000	Service, cleaning, new tires, etc.
Bus Wrap				$	6,500	
Signage				$	500	Shuttle stop signs, etc.
Uniforms				$	1,500	Includes shirts, pants, jackets, gloves, hat
Supplies				$	250	Car reminder cards, etc.
Management Fee				$	2,500	
Total Operating Expenses				**$**	**23,100**	
Total Projected Shuttle Expenses - 2026/2027				**$**	**57,118**	



roposal for Automobile
ublic Parking Concessions
Billings International Airport

ity of Billings Aviation
nd Transit Department

March 26, 2026

LAZ
AIRPORT SERVICES

Airport Service
Chris Howley
Vice President
401.443.0585
CHowley@LAZParking.com

a metropolis company

SP Plus LLC, a Metropolis Company
16200 Brookpark Road, 2nd Floor
Cleveland, OH 44135
m. 786.367.2130
f. 216.523.8080
Writer's Direct Email: jfinch@metropolis.io
metropolis.io | spplus.com | parking.com | bagsinc.com

April 10, 2026

Ms. Marita Herold
Aviation and Transit Business Manager
Billings Logan International Airport
1901 Terminal Circle, Ste. 216
Billings, MT 59105

Dear Marita,

On behalf of the entire SP Plus LLC team, we thank you and the evaluation committee for your time and thoughtful review of the various proposals received for the Automobile Public Parking Concession RFP.

Following are the answers to the Clarifications Questions we received yesterday. Please advise me if you need any further clarity.

Sincerely,

Jason Finch
President – West Airports
Mobile: 786.367.2130 | Email: jfinch@metropolis.io

CLARIFYING QUESTIONS ON PROPOSAL:

These items are "confirmation" only items. Please confirm the following by indicating "yes" or "no":

- Access to all lots will be controlled by LPR that registers vehicle license plate and description. Yes
- The LPR system will be able to accommodate snow/mud covered vehicles attempting to enter any parking lot. Yes
- During system transition, parallel systems will be run until new system is complete\ and verified. Yes
- After the conversion, no paper tickets will be utilized at any of the parking lots. Yes
- LPI will continue daily even after the LPR deployment. Yes
- No procurement costs to BIL for the 2 repurposed cutaway shuttle buses you will bring from Kansas City airport. Yes
- A 15-minute headway on the shuttle buses. Yes
- Able to accommodate city's requirement for MT Prevailing wage rates. (Note: we would have to keep this in the shuttle contract and would be required to add to the concession agreement). Yes
- 60- day implementation period for new system. Yes
- All digital exit screens protected from weather and heated to remain frost/snow free. Yes - The Digital Screens are IP66 (fully protected against dust and protected against high pressure water from all angles) rated and can handle temperatures from -31F to 140F. Please refer to the equipment cut sheet on pages 90-91 of our proposal for detailed specification information.
- SP+ will cover civil work to deploy power to South Economy lot without cutting the new asphalt. (You would make Jeff's day!!!!) Yes
- SP+ will work with BIL to create dedicated entry/exit lanes for the South Economy lot. Yes
- With a great deal of transition ahead, BIL is not ready to deploy a reservation system (AeroParker); this implementation will be on hold until if/when ready? Yes
- SP+ financial plan includes SP+ covering the annual Metropolis Recognition Platform and Computer Vision Technology license fee of $68K and the annual AeroParker $18K license fee (both of which would be transferable to BIL or a new operator at the end of the agreement term). Yes - subject to annual inflationary increases from Year 1

- **These items are request for "more information" items. Please provide additional information on:**

- The disabled veteran community system you launched in San Antonio. Would that be available in your new system at BIL?
  Yes, and we have now deployed the DV program to Alexandria International Airport (AEX) and El Paso International Airport (ELP). Disabled veterans have the online option to submit the required document (e.g., driver's license, vehicle registration and picture of license plate, and any other required documents) or make an in-person appointment. Once registered, an enterprise account is created that charges the DV based on the specific airport's DV pricing policy. As an example, in San Antonio, DV's are entitled to a 25% discount in the Short Term Garage, a 50% discount in the Long Term Garage, and a 100% discount for up to 30 days in the Economy Lots. A similar Disabled (Handicap) Parker program could also be replicated given the current abatement of parking charges for these customers (a significant customer experience improvement for disabled parkers who no longer have to retrieve a ticket at the entry, seek cashier interaction and provide documents on every single visit. A fully frictionless parking experience is now an option).
- The temporary valet operation you implemented at Fargo. You mention valet service at BIL; what is proposed? We did not formally propose a valet service at BIL as the cost to provide the service would likely not cover the true revenue generated. By definition, a valet customer are typically premium customers who would have paid the highest self-parking lot option. Therefore, the true incremental revenue is the delta between the proposed valet rate and the highest-priced self-parking option. If the Airport is interested in this service - including for operational reasons potentially during upcoming major construction (the reason FAR implemented a temporary valet service) - SP+ is happy to explore the option of implementing a valet service, including a line item revenue/expense pro forma.
- Does SP+ assist customers with jumpstarts, tire issues? Yes; the new service vehicle included in our proposal will advertise this service on the side doors.
- Will you be providing BIL with content to update the BIL website and social media for the parking system transition? Yes, our corporate marketing and communications team will work directly with BIL on a press release, and website and social media content. A copy of the press release announcing the implementation of the Metropolis computer vision platform at El Paso International Airport (ELP) effective April 8, 2026 is attached as an example (Exhibit 1).
- The new monthly reporting that will be provided to BIL. The Airport will receive, and have access through a Tableau reporting system, all revenue and transactional data as well as customized reporting including the discussed ZIP code and CSAT (customer satisfaction) reports. Our Corporate Finance team will work with BIL in advance of the transition to ensure a full understanding of the report types and how to access all reports.
- Do you plan to keep the shuttle buses at BIL year round? Will you require additional storage space for them? Yes, and onsite storage is needed and appreciated. The ability to quickly deploy a shuttle bus, including BIL-approved wrapping, will be an advantage particularly during construction periods.
- Will both buses be equipped with SmartDrive technology? GPS technology? Yes, the buses and our service vehicles will be equipped with SmartDrive or similar technology (we are currently exploring a more interactive versus post-review camera-based system). The buses will also include GPS technology.

- Does the system transition require replacement of the mobile handheld devices? Yes, we will provide new handheld devices that are linked directly to our Stripe credit card processing system.
- Will QR code scans or CC entry will be required to enter any lots after the system transition? No, the entry gates will vend automatically while our cameras capture the vehicle license plate. We will utilize QR codes within the lot to initiate a one-time set up for parkers.
- How does a customer that wishes to pay with cash or is having trouble initiating payment summon an ambassador? We will continue to staff the main exit plaza where our mobility specialist(s) can take credit card or cash payment. We will also have phone numbers posted on all signage directing the customer to a local support team and/or 24/7 remote support in each egress lane.
- We cannot charge any fees for handicapped parking. How does the system not charge the transaction fee to either a "no charge parker – 1st 30 minutes or validated" or a handicapped parker? The system will be programmed to not assess a transaction fee on validated tickets, grace period tickets (e.g., under 30 minutes) and handicap parker transactions.
- Will your receipts show the transaction fee separate from the parking fee? Yes
- Does drive-in/drive-out require registration or an app or is this a system feature that remembers the vehicle? No, an app is not required and the customer can simply scan a QR code and enter the mobile phone number, payment information and the license plate state and number. This process takes less than 30 seconds and is required only one time. The customer will have the option to become a member during this process if they so choose, which means the entered information is stored and their next visit to any Metropolis location allows the driver to simply drive in and out. The customer will automatically receive a receipt via a text message; the receipt will also be available through the customer's Metropolis account at any point they wish to access it.
- Unusual circumstances: What about the customer that does not have a QR code reader on phone or a discharged cell phone? Our pro forma provides for at least one onsite staff member during all operating hours (e.g., 1 hour before and after first and last flight, respectively) that can provide assistance. Additionally, each exit lane will have our call-center phone number published where a live 24/7 agent at our customer support center can assist with manually processing a payment.
- Will the customer service center have better info on the BIL lots? We have had a number of instances where customers were told that the lot they were in was not handled by the company. I apologize for this but we will ensure the call center is fully educated on all lot-specific pricing policies. Please notify me of any instance where a customer does not receive the intended service so that we may promptly investigate and address if necessary.
- What kind of access/connectivity will BIL management need to access the Administrative app back-end? All Metropolis apps that BIL management will have access to will be accessible via the web, using personalized credentials.
- Will customers that opt to become "members" pay a member or subscription fee? No, there is no membership or subscription fee to register and become a Metropolis member.
- BIL is not ready to deploy dynamic pricing or upselling; can this feature be delayed until when/if ready? Yes, we simply wanted to ensure BIL is fully aware of our comprehensive toolbox, especially because parking supply will be limited in the next few years as a result of the anticipated parking garage development.

- Can you provide a detailed list of all equipment and digital signage installed upon completion – including description and cost? We propose to execute an amendment post-installation detailing the type and quantity of equipment per parking area. As a reference point, please see attached Exhibit 2 from our San Antonio International Airport operation that details the above once that equipment was fully installed and operational. Because we do not sell the equipment and price each SKU individually, we refer you to the Platform Component prices outlined in our answer responding to the question "*What is the uplift charge on the licenses at the end of the 5-year term?*".
- Would the new system require replacements of gate arms? Yes, we will be installing all new access equipment, including new gates at the currently functioning ingress and egress lanes.
- What is the uplift charge on the licenses at the end of the 5-year term? The annual licenses for both the Metropolis Vision and AeroParker platforms are subject to a standard 3% annual escalator. This ensures the continuous provision of over-the-air updates, cloud security enhancements, and 24/7 technical support. While these fees are fully waived for the Airport under the current SP+ management proposal for Years 1–5, the following schedule illustrates the "Year 6" cost structure that would apply to a successor operator or the Airport should they elect to continue utilizing the technology:

Platform Component	Year 1 Base Value (Waived)	Year 6 Successor Fee (3% Annual Escalator)
Metropolis Vision SaaS	$68,000.00	$78,830.40
AeroParker Platform Fee	$18,000.00	$20,866.87
Total Annual Licensing	$86,000.00	$99,697.27

- For value-added services, would there be an additional charge to implement TNC access/dwell time or commercial ground transportation trip fee collection and administration? Yes, a to-be-negotiated annual Platform (SaaS) fee would be assessed depending on scope of services desired by the Airport and to cover any initial start-up expenses such as new gates, civil work, etc. at the proposed staging area and ongoing access and updates to the system.
- What kind of backup does SP+ have for the data it collects from this system? In the instance of a connectivity or network outage, local Metropolis equipment can operate offline and keep data on up to 20,000 transactions. All data will be synced when connectivity resumes.
- Provide more info on your tiered transaction fee structure. We understand there would be a $3.49 transaction fee if we utilize the reservation system, and $1.99/transaction for all other customers not utilizing the reservation system.

  The consumer-paid transaction fee will be published on all rate signage and proposed to be included on the Airport's website for full transparency and visibility. The short-term stays (2 hours or less) ensure that a patron that is typically dropping off or picking up passengers pays

a less fee than overnight and multiple day stay parkers. Following is a listing of the consumer-paid applicable transaction fees:

Grace, Validated and Handicap Transaction	-	$0.00
Transactions 2 hours or less	-	$0.99
Transactions 2 hours and over	-	$1.99
Reservation Transactions (if implemented)	-	$3.49

- Offer states that transaction fee adjustments are indexed to parking rate increases. Please provide proportionate ratio or how this index works.

  The proposed indexing works as a direct percentage correlation. If the Airport-authorized parking rates increase by a specific percentage (e.g., 5%), the transaction fees will increase by that same percentage (5%). This ensures the ratio between the service fee and the parking cost remains constant throughout the term of the Agreement.

  Using a 5% increase as an example, the adjustment would be as follows:
  - Current Transaction Fee: $1.99
  - Parking Rate Increase: 5.0%
  - New Transaction Fee: $2.09 (rounded to the nearest cent)

Exhibit 1: El Paso International Airport, Metropolis Press Release

MAYOR
Renard U. Johnson

CITY MANAGER
Dionne Mack

CITY COUNCIL
District 1 Alejandra Chávez
District 2 Dr. Josh Acevedo
District 3 Deanna M. Rocha
District 4 Cynthia Boyar Trejo
District 5 Ivan Niño
District 6 Art Fierro
District 7 Lily Limón
District 8 Chris Canales

NEWS RELEASE
04/ 02/ 2026

El Paso International Airport, Metropolis Partner to Improve Parking Experiences

New Ticketless Technology to Save Time Driving In, Out of Airport Lots

EL PASO, Texas—Beginning April 8, 2026, the El Paso International Airport (ELP) will implement Metropolis' seamless drive-in, drive-out AI technology across its parking lots making visitor parking ticketless and more convenient.

This new technology will save parking time for the thousands of daily passengers and visitors, who travel through ELP.

"This new technology creates a seamless, stress-free experience for our passengers that begins the moment travelers arrive at the airport," said Airport Director Tony Nevarez. "Parking should be the easiest part of the journey, and this partnership with Metropolis allows travelers to simply drive-in and drive-out without tickets, kiosks, or delays. It's a meaningful step forward in delivering the efficient, modern airport experience our community expects."

Metropolis' computer vision platform will enable checkout-free payment processes across all of ELP parking lots, including short-term, long-term, Premium Reserved, and the West Lot, which will reopen later this year.

"At Metropolis, we believe the airport journey should feel as seamless as the digital world travelers experience every day," said Nick Rosen-Wachs, VP of Communications at Metropolis. "By bringing our computer vision platform to ELP, we're removing the friction of parking and replacing it with a simple, recognition-based experience that gives travelers back valuable time and helps airports operate more efficiently."

HOW THE NEW PARKING SYSTEM WORKS

- Scan the QR code at the parking lot entrance
- Create an account
- Enter in your license plate number and method of payment
- Payment will be deducted automatically when the vehicle exits lot
- Receipt sent electronically
- Manual and cash payments will still be accepted to accommodate those who do not sign up to use the new system

The integration of the AI Parking Technology will make ELP the second-largest airport by volume to offer Metropolis' AI computer vision technology.

This partnership builds on the existing relationship between ELP and Metropolis, as SP+, a company recently acquired by Metropolis that previously ran airport parking management operations, and Metropolis' AeroParker, a reservation system the airport utilizes with its Premium Reserved lot.

—more—

Media Contact: Tammy Fonce
FonceTD@elpasotexas.gov
915.212.1201

Lizzy Levitan with Hunt @ Gather
Lizzy@hunt-gather.com

EP TX Promoting **Transparent & Consistent Communication** Among All Members of the Community

MAYOR
Renard U. Johnson

CITY MANAGER
Dionne Mack

CITY COUNCIL

District 1 Alejandra Chávez	**District 3** Deanna M. Rocha	**District 5** Ivan Niño	**District 7** Lily Limón
District 2 Dr. Josh Acevedo	**District 4** Cynthia Boyar Trejo	**District 6** Art Fierro	**District 8** Chris Canales

ABOUT EL PASO INTERNATIONAL AIRPORT

El Paso International Airport (ELP) is the gateway to West Texas, Southern New Mexico, and Northern Mexico, connecting the Borderplex region to major destinations across the country. ELP offers nonstop service to 17 airports through six airline partners, supporting both business and leisure travel across the region. ELP is committed to providing a safe, efficient, and welcoming travel experience while driving regional growth through air service development, economic partnerships, and world-class customer service.

ABOUT METROPOLIS

Metropolis is an artificial intelligence company for the real world. Its Computer Vision platform eliminates friction from daily life, powers checkout-free payments and unlocks seamless, predictive and personalized experiences everywhere consumers transact. Metropolis is pioneering the Recognition Economy, transforming physical spaces into responsive environments with an Intelligence Layer that understands presence, anticipates needs and personalizes moments. Following its take-private acquisition of SP+, Metropolis is now the largest parking network in the United States, with 4,200+ locations and operations in 40 countries worldwide. Its proprietary AI technology touches 50 million customers and processes over $5 billion in payments annually.

###

Promoting **Transparent & Consistent Communication**
Among All Members of the Community

Media Contact: Tammy Fonce
FonceTD@elpasotexas.gov
915.212.1201

Lizzy Levitan with Hunt @ Gather
Lizzy@hunt-gather.com

Exhibit 2: Metropolis Equipment List at San Antonio International Airport

San Antonio International Airport
Metropolis Parking Access and Revenue Control System

Summary

QTY	Device
13	Orion Enclosure
33	LPR Camera
8	Gate Kits

Device Detail

Name	Status	Site	Role	Type	Qty	Location
02161D	Active	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02172D	Inventory	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02175D	Inventory	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02185D	Inventory	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02190E	Active	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02191E	Active	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02204E	Active	SAT Long-Short Term Parking	Enclosure	Orion Enclosure	1	
02155D	Inventory	SAT Red Economy Lot	Enclosure	Orion Enclosure	1	
02162D	Inventory	SAT Red Economy Lot	Enclosure	Orion Enclosure	1	
02163D	Inventory	SAT Green Economy Lot	Enclosure	Orion Enclosure	1	
02168D	Inventory	SAT Green Economy Lot	Enclosure	Orion Enclosure	1	
02174D	Inventory	SAT Green Economy Lot	Enclosure	Orion Enclosure	1	
02179D	Inventory	SAT Green Economy Lot	Enclosure	Orion Enclosure	1	
210235UB733243000088	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	ST Entry
210235UB733243000120	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Valet Entry
210235UB733243000123	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	LT Entry Left
210235UB733243000132	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	LT Entry Center
210235UB733243000144	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	LT Entry Right
210235UB733243000156	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	ST Entry Nest
210235UB733243000186	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	ST Exit Nest
210235UB733243000203	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	LT Entry Nest
210235UB733243000210	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	LT Exit Nest
210235UB733243000212	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Valet Transfer Entry
210235UB733243000216	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Valet Transfer Exit
210235UB733243000227	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 1
210235UB733243000234	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 2
210235UB733243000249	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 3
210235UB733243000291	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 4
210235UB733243000303	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 5
210235UB733243000304	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 6
210235UB733243000317	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 7
210235UB733243000321	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Exit 8
210235UB733243000323	Active	SAT Long-Short Term Parking	LPR Camera	0235UB73	1	Employee Lot Transfer
210235UB733243000049	Active	SAT Red Economy Lot	LPR Camera	0235UB73	1	Entry Left
210235UB733243000097	Active	SAT Red Economy Lot	LPR Camera	0235UB73	1	Entry Right
210235UB733243000116	Active	SAT Red Economy Lot	LPR Camera	0235UB73	1	Primary Exit
210235UB733243000193	Active	SAT Red Economy Lot	LPR Camera	0235UB73	1	Secondary Exit Left
210235UB733243000211	Active	SAT Red Economy Lot	LPR Camera	0235UB73	1	Secondary Exit Right
210235UB733243000213	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	North Entry Left
210235UB733243000215	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	North Entry Right
210235UB733243000218	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	North Exit Left
210235UB733243000220	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	North Exit Right
210235UB733243000276	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	South Entry Left
210235UB733243000312	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	South Entry Right
210235UB733243000319	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	South Exit Left
210235UB733243000322	Active	SAT Green Economy Lot	LPR Camera	0235UB73	1	South Exit Right
bigmac-0ffea412-caa9-46d3-ad5b-f172f8407d18	Active	SAT Long-Short Term Parking	Gate Kit	BigMACV2	1	Main Exit Plaza
bigmac-402b0e9b-abe0-4750-abe3-e51a3067cc6f	Active	SAT Long-Short Term Parking	Gate Kit	BigMACV2	1	Main Exit Plaza
bigmac-abe1a7fa-9d7a-42a4-be8b-4d47c93b971b	Active	SAT Long-Short Term Parking	Gate Kit	BigMACV2	1	Main Exit Plaza
bigmac-d715fa7c-5ea6-44d8-9ad9-228f994489fa	Active	SAT Long-Short Term Parking	Gate Kit	BigMACV2	1	Main Exit Plaza
bigmac-79f9fe9b-3f11-4dbf-8769-d61020883198	Active	SAT Red Economy Lot	Gate Kit	BigMACV2	1	Primary Exit
bigmac-51474d73-d287-4fd0-a27b-4e0e1e57b354	Active	SAT Red Economy Lot	Gate Kit	BigMACV2	1	Secondary Exit
bigmac-4bf9f85f-08e9-4bd4-98c1-b4c3784cb1c5	Active	SAT Green Economy Lot	Gate Kit	BigMACV2	1	North Exit
bigmac-c6b87aa2-278f-425d-8bb6-a02f69977b64	Active	SAT Green Economy Lot	Gate Kit	BigMACV2	1	South Exit

Consent 1. G.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Amendment No. 37, Morrison-Maierle - Airport Terminal Building Construction Administration
PRESENTED BY: Paul Khera
Department: Airport
Presentation: No
Legal Review: Yes
Project Number: FA.25.06

RECOMMENDATION

Staff recommends that the City Council approve Amendment 37 with Morrison-Maierle, Inc. for construction administration, architectural observation, civil and terminal observation, and project closeout services for the Terminal Ticket and Baggage Remodel Project in the amount of $1,602,455.00.

EXECUTIVE SUMMARY

Morrison-Maierle, Inc. (M-M) will provide construction administration and project closeout for the Airport Ticket and Baggage Remodel Project under Amendment 37 of the master agreement. The Project is moving into its next phase where construction begins and M-M can ensure quality and accuracy to the design standards of the project.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

On May 5, 2022, the City Council approved a 5-year master agreement with Morrison-Maierle, Inc. (M-M) to provide all pre-design and scope of work activities, survey, construction inspection and oversight, and project closeout for the Aviation and Transit Department for all civil engineering work required during the 5-year term. This base contract with M-M is amended each time a new project is undertaken. Amendment 37 for $1,602,455 will provide funding to M-M for construction administration, architectural observation, baggage construction administration, civil and terminal observation, and project closeout services for the Terminal Ticket and Baggage Remodel Project. This project includes electrical systems, mechanical, plumbing, IT/security, baggage handling, and fire protection. Collaborative Design Architects (CDA) and Swanson Rink are subconsultants on the project team, providing architecture and baggage handling services, respectively. Project closeout reports will be submitted to the Federal Aviation Administration (FAA). The remodel project at Billings Logan International Airport focuses on enhancing passenger processing, operational efficiency, and airline support functions with upgrades to ticketing, baggage handling, and back-of-house infrastructure.

The scope of work and associated fees for these services have been reviewed by Rood & Associates of Arvada, CO and negotiated by staff for approval by the FAA. The FAA requires that all airport engineering fees be reviewed by a second contracted engineering firm to verify that these fees are reasonable, fair, and equitable. Rood & Associates was contracted to perform the secondary review, providing staff with an independent cost estimate to negotiate fees with M-M.

FISCAL EFFECTS

Amendment 37 will cost $1,602,455 and the project will be paid approximately 75% through Airport Infrastructure grants. The remaining 25% will be paid through airport revenues that are budgeted via the Capital Improvement Plan. For this amendment, it comes to $400,613.75.

STAKEHOLDERS

ALTERNATIVES

- Approve Amendment 37 with Morrison-Maierle for the construction administration of the airline ticket counters and installation of a new baggage inspection system in the amount of $1,602,455; or,
- Not approve Amendment 37 with Morrison-Maierle, and provide further direction to staff.

Attachments

MM Amendment 37
IFE Fair and Reasonable
Scope of Work
Engineering Fee Approval Letter

AMENDMENT NO. THIRTY-SEVEN (37)

TO

AGREEMENT FOR ENGINEERING SERVICES
CITY OF BILLINGS AVIATION AND TRANSIT DEPARTMENT

DATED May 5, 2022

This AMENDMENT, made and entered into on _____ by and between the following:

City of Billings, Montana, a Municipal Corporation, PO Box 1178
Billings, Montana 59103, hereinafter designated the OWNER

and

Morrison-Maierle, Inc., 315 N. 25th Street, Suite 102, Billings, Montana 59101,
a private Montana Corporation, hereinafter designated as the ENGINEER

WITNESSETH:

WHEREAS, the OWNER and the ENGINEER have entered into an Agreement for Professional Engineering service contract dated **May 5, 2022**, and;

WHEREAS, the OWNER has a need for additional engineering services, and;

WHEREAS, the ENGINEER represents that he/she is qualified to perform such services, is in compliance with the Montana Statutes relating to the registration of professional engineers and is willing to furnish such services to the OWNER;

NOW, THEREFORE, in consideration of the terms, conditions, covenants and performance contained herein, or attached and incorporated herein, the parties hereto agree to amend the **May 5, 2022** Agreement, corresponding amendments to this Agreement, and all related exhibits as follows:

ARTICLE I – SCOPE OF SERVICES

The following items of work are added and amended by Amendment THIRTY-SEVEN (37) for the Terminal Ticket and Baggage Remodel Project.

Complete Construction Administration, Architectural Observation, Baggage Construction Administration, Civil and Terminal observation, and Project Closeout Services for Terminal Ticket and Baggage Remodel Project. The general scope of work involves construction administration (Phase V) and project closeout (Phase VI) for the ticket and baggage area.

The remodel project at Billings Logan International Airport focuses on enhancing passenger processing, operational efficiency, and airline support functions with upgrades to ticketing, baggage handling, and back-of-house infrastructure.

Section A2 - SERVICES OF ENGINEER

A2.01 Design and Construction Administration of Airport Improvement Projects

- Phase I Programming and Pre-Design Activities for the Project (Master Agreement Section 2.01 B.) – (Included in previous Amendment 27) N/A
- Phase II Preliminary Design Engineering for the Project (Master Agreement Section 2.01 B.) – (Included in previous Amendment 27) N/A
- Phase III Final Design Engineering for the Project (Master Agreement Section 2.01 B.) N/A

- Phase IV Assistance in the Bidding Process (Master Agreement Section 2.01 B.) N/A
- Phase V Construction Phase Services, including Resident Project Representative (Master Agreement Section 2.01 B.)
- Phase VI Project Closeout (Master Agreement Section 2.01 B.)

A2.02 Basic Services

The fees include project management, structural, site/civil, electrical, mechanical, plumbing, IT/security, baggage handling, and fire protection. Four Subconsultants are included: Collaborative Design Architects (CDA) providing architectural services, Swanson Rink for baggage handling related services, Rimrock Engineering for materials testing, and K4 Inspections for all structural steel inspections.

A. Project and Grant Management Services

1. Develop project scope and fee for Amendment.
2. Prepare an Application for Federal Assistance and submit to Helena ADO.
3. Prepare and coordinate Sponsor Certification for submittal to the Helena ADO.
4. Process Contractor pay requests.
5. Prepare and submit FAA Request for Reimbursement, Summary of Project Costs.
6. Review Contractor and Subcontractor weekly payrolls against published Wage Rates included in the construction contract documents.
7. Prepare weekly FAA construction reports.
8. Maintain project coordination with the Owner, FAA and Contractor throughout the life of the project. Ensure milestones and deliverables are meeting expectations and the predetermined project schedule.
9. Prepare two RFPs for commissioning and TSA relocation.

B. Construction Management Services

1. Review shop drawings, samples, certifications, and other submittals of the Contractor for general conformance to the design concept of the Project and for general compliance with the construction contract documents. Review Buy American requirements on all submittals of the Contractor for general conformance to the guidelines set forth by the FAA. Such reviews and approvals will not extend to the means, methods, techniques, sequences, or procedures of construction or to safety precautions and programs incident thereto.

2. Respond to various Requests For Information (RFIs) and evaluate/respond to Potential Change Orders (PCO) for the OWNER's approval. ***Change Orders involving additional design and construction management services shall be considered Additional Services and will require an Amendment.***

3. Provide the services of a Resident Project Representative (RPR) at the site to provide observation of Contractor's work. Duties, responsibilities, and authority of the RPR are as set forth in the Master Agreement. The furnishing of such RPR services will not extend the ENGINEER's responsibilities or authority beyond the specified limits set forth in the Master Agreement. Estimated construction period is ***730-calendar days for the terminal, and 75-calendar days for the site civil portion.*** Should final bidding documents allow additional time for construction; ENGINEER will be entitled to additional compensation.

   Terminal on-site observation will be part-time (average of 2 hours per day) and will be covered by the Resident Project Representative (RPR) throughout the 730 calendar-day terminal construction period. The site-civil portion of the project will be covered by an additional full-time RPR (10 hours per day) throughout the 75 calendar-day civil construction period.

   Make visits to the site at intervals appropriate to the various stages of construction, as ENGINEER deems necessary, in order to observe the progress and quality of the work. Such visits and observations by ENGINEER and RPR are not intended to be exhaustive or to extend to every aspect of Contractor's work in progress or to involve detailed inspection of Contractor's work in

progress, but rather are to be limited to spot checking, selective sampling, and similar methods of general observation of the Work. Based on information obtained during such visits and such observations, ENGINEER will determine in general if Contractor's work is proceeding in accordance with the construction contract documents, and ENGINEER shall keep OWNER informed of the progress of the work.

The purpose of ENGINEER's visits to, and observation by the Resident Project Representative will be to enable ENGINEER to better carry out the duties and responsibilities assigned to and undertaken by ENGINEER during the construction phase, and, in addition, to provide for OWNER a greater degree of confidence that the completed Work will conform in general to the Contract Documents. ENGINEER shall not, during such visits or as a result of such observations of Contractor's work in progress, supervise, direct, or have control over Contractor's work, nor shall ENGINEER have authority over or responsibility for the means, methods, techniques, sequences, or procedures of construction selected by Contractor, for safety precautions and programs incident to Contractor's work, or for any failure by Contractor to comply with Laws and Regulations applicable to Contractor's furnishing and performing the WORK. Accordingly, ENGINEER neither guarantees the performance of any Contractor nor assumes responsibility for any Contractor's failure to furnish and perform its work in accordance with the construction contract documents.

4. Provide special inspections or tests of Contractor's work as required by code, and receive and review all certificates of inspection, tests, and approvals. ENGINEER's review of such certificates will be for the purpose of determining that the results certified indicate compliance with the construction contract documents and will not constitute an independent evaluation that the content or procedures of such inspections, tests, or approvals comply with the requirements of the construction contract documents. ENGINEER shall be entitled to rely on the results of such tests.

5. Monitor Contractor operations during construction for general adherence to the construction operations plan. In the event construction activities are not in conformance with the provisions of the construction operations plan, the Contractor and OWNER will be notified verbally and in writing. Failure of the Contractor to take corrective action, a Stop Work Order issued to the Contractor until such time as the Contractor takes corrective action. The Stop Work Order will be issued at the direction of the OWNER, through the ENGINEER.

6. Make recommendations to the OWNER on all claims relating to the execution and progress of the construction work.

7. Notify the OWNER of permanent work that does not conform to the result required in the construction contract documents, prepare a written report describing any apparent non-conforming permanent work, make recommendations to the OWNER for its correction, and, at the request of the OWNER, have these recommendations implemented by the Contractor.

8. Provide a combination of one-person and two-person survey crew to assist in the layout and construction staking of the project. All layout will also require minimal time from CAD staff to generate stake out points, along with oversight from the Survey Manager.

9. Promptly after notice from Contractor that Contractor considers the entire Work ready for its intended use, in company with OWNER, the FAA, and Contractor, conduct a semi-final inspection to determine if the Work is substantially complete. If, after considering any objections of OWNER, and the FAA, the ENGINEER considers the Work substantially complete, the ENGINEER shall then deliver a Certificate of Substantial Completion to OWNER and Contractor.

10. Final Notice of Acceptability of the Work. Conduct a final inspection to determine if the completed Work of Contractor is acceptable so that ENGINEER may recommend, in writing, final payment to Contractor. Accompanying the recommendation for final payment, ENGINEER shall also provide a "Notice of Acceptability of Work" that the Work is acceptable to the best of the ENGINEER's knowledge, information, and belief and based on the extent of the services provided by ENGINEER under this Task Order.

C. Project Closeout Services

1. Upon completion of construction, the ENGINEER shall prepare a Final Project Report covering all items included under this Amendment, in accordance with appropriate ADO Notices in effect at the time of the project. The ENGINEER shall furnish one (1) copy of the Final Project Report to the OWNER and to the FAA. The ENGINEER will not produce a set of record drawings at this time. ENGINEER will delay this until the overall terminal project is complete.

2. The construction specifications require the Contractor to perform all tests of materials and to submit a set of marked-up as-constructed plans. The Contractor will be responsible for retaining a certified materials testing firm to perform quality control and acceptance testing in accordance with the project specifications. The ENGINEER will utilize the above Contractor-furnished testing data to prepare the Final Project Report.

3. Receive bonds, product certificates, certificates of inspection, tests, and approvals, shop drawings, samples and other data required by the construction Contract documents and the annotated record documents which are to be assembled by Contractor in accordance with the construction Contract documents to obtain final payment.

SUBCONSULTANTS

CDA – Architectural Scope

Construction Phase Coordination
Provide active coordination and oversight throughout the construction phase:

- Participate in regularly scheduled construction progress meetings and coordination calls
- Maintain ongoing communication with the Prime Consultant, Owner, and Contractor regarding architectural scope and coordination
- Interpret the Contract Documents and provide clarification of design intent as required
- Coordinate architectural scope with consultant disciplines to maintain document alignment during construction
- Monitor construction progress relative to the design intent and identified project milestones
- Identify and communicate observed deviations from the Contract Documents

Submittal & RFI Management
Manage review and response processes:

- Review architectural submittals, shop drawings, product data, and samples for general conformance with the design intent and Contract Documents
- Evaluate substitutions and proposed deviations and provide recommendations to the Prime Consultant
- Coordinate submittal reviews with consultants and integrate responses into a unified review process
- Respond to Requests for Information (RFIs) related to architectural and consultant scope in a timely manner
- Provide clarifications, supplemental sketches, or written interpretations as required to support construction progress
- Identify impacts of submittals or RFIs on design intent, quality, or coordination with other systems

Field Observation & Reporting
Provide periodic field observation of the work to evaluate general conformance with the Contract Documents:

- Conduct scheduled site visits at intervals appropriate to the stage of construction
- Observe key construction activities including building enclosure, primary systems integration, and architectural finishes

- Document observations and communicate findings to the Prime Consultant, Owner, and Contractor
- Identify visible deviations, deficiencies, or coordination issues and recommend corrective action
- Participate in milestone observations at critical phases of construction as required
- Coordinate with consultants regarding discipline-specific field observations

Changes & Supplemental Instructions

Support the evaluation, documentation, and implementation of changes during construction:

- Prepare Architectural Supplemental Instructions (ASIs), sketches, and clarifications as required
- Review Contractor proposals, substitution requests, and cost impacts related to changes in the work
- Provide recommendations to the Prime Consultant regarding change acceptance and scope implications
- Assist in the preparation and coordination of Change Orders
- Track and document architectural changes affecting scope, cost, or schedule
- Identify client-initiated changes and associated impacts to the project

Applications for Payment

Review Contractor Applications for Payment:

- Review Applications for Payment for general alignment with observed construction progress
- Compare reported progress with field observations and known project status
- Identify discrepancies, incomplete work, or areas requiring clarification
- Coordinate review input with the Prime Consultant and provide recommendations regarding payment approval
- Monitor impacts of change orders and stored materials on payment evaluations

Substantial Completion & Closeout

Support project completion activities to confirm readiness for occupancy and project closeout:

- Participate in evaluations of Substantial Completion and provide input on readiness of architectural scope
- Review and contribute to punch lists identifying incomplete or non-conforming work
- Conduct follow-up observations to verify completion of corrective work
- Review closeout submittals including record drawings, warranties, and maintenance information for architectural components
- Coordinate with consultants and the Prime Consultant to confirm completeness of project closeout documentation
- Provide final observations related to architectural scope prior to final completion

Swanson Rink - Baggage Consultant Scope

SCOPE OF SERVICES

The scope of services for this project will include BHS engineering, as outlined below.

1. Construction Administration and Project Closeout
   a. Review of Submittals for compliance with Contract Documents
   b. Review and respond to RFIs, change proposals, and substitution requests
   c. Preparation of supplemental instructions, if applicable
   d. Periodic Construction Field Observations and Field Reports
   e. Final Punch list and report
   f. Review of O&M manuals
   g. Review of contractor redlines of as-built drawings and preparation of Record Drawings
   h. Attendance at weekly construction-phase meetings

2. Commissioning
   a. Observe and record results of onsite system Acceptance Testing and Control System Demonstration
   b. Provide Testing Observation Report(s) and recommendations

CLARIFICATIONS
1. This fee proposal is based on the Scope of Services being completed within 28 months of Notice to Proceed. If the Scope of Services is not completed by this date through no fault of Swanson Rink, then the fee will be equitably adjusted.
2. Record drawings shall be based on received Contractor markups.
   Swanson Rink will supply Record drawings in Revit and PDF formats, as required. The documents will be created using Swanson Rink standards and drawing formats.
3. Weekly OAC meeting efforts are assumed to be attended virtually, i.e. via Teams, etc., except for planned site meetings.
   o Assumed 1 hour per week, 1 engineer, for duration of construction (27 months)
4. Efforts, including meetings, going beyond the scope of work spelled out in this proposal, and additional services requests, will be billed according to the attached schedule of hourly charges, dated March 2026.
5. Estimated expenses include an allowance of 13 total trips to site, as follows:

Site Visit	Number of Trips*	Engineers per Trip*
Construction Observation and Punchlist for Installation	5	2
BHS Closeout (Final Punch & Warranty Walk)	2	1
Commissioning	3	2

EXCLUSIONS
1. Any work other than what is defined in the Scope of Services.
2. Additional site visits beyond those outlined herein.

K4 Inspections Scope

- Visual Periodic Inspections for the structural steel following AWS D1.1/AISC. Steel Floor and Roof Decks, Welding. This is a maximum-cost, not-to-exceed contract for the inspections provided.

Rimrock Engineering Scope

- Provide geotechnical acceptance testing for concrete, asphalt, subgrade, base course, and any reinforcement, embeds, and anchors needed for the floor. This is a maximum-cost, not-to-exceed contract for the testing of materials.

Section A3 – Owner's Responsibilities

The provisions of **Section 3 Owner's Responsibilities** from the Master Agreement are hereby incorporated by reference.

The following SPONSOR's responsibilities related directly to this project are added to this Task Amendment: No additional Changes added to this section.

Section A4 - Times for Rendering Services

Phase	Completion Date
Phase I – Programming and Pre-Design Activities (Complete, Amend 27)	NA
Phase II – Preliminary Design Engineering (Complete, Amend 27)	NA
Phase III –Final Design Engineering (Complete, Amend 31)	NA
Phase IV – Bidding Assistance (Complete, Amend 31)	NA
Phase V - Construction Phase Services	June 2026
Phase VI – Project Closeout Services	December 2028

Section A5 - Payments to ENGINEER

A5.01 Effective Rates for this Task Amendment

A. The approved federal overhead rate in effect on the date of this Amendment is 230.60 %.
B. Per Diem, Subsistence and Transportation rate shall be as set forth in the Federal Travel Regulations.

A5.02. Summary of Total Compensation

The total compensation for services identified under this Amendment is estimated to be 1,602,455.00 based on the following assumed distribution:

Phase	Method of Payment		Compensation
AMENDMENT 27 Phase I – Programming & Pre-Design Activities	**Lump Sum**		**$ -**
AMENDMENT 27 Phase II – Preliminary Design Services	**Lump Sum**		**$ -**
AMENDMENT 31 Phase III – Final Design Services	**Lump Sum**		**$ -**
AMENDMENT 31 Phase IV – Assistance in the Bidding Process	Cost Plus Fixed Fee		
	Direct Labor, Payroll & Overhead	$0	
	Reimbursable Expenses	$0	
	Subconsultant Costs	$0	
	Estimated Total Cost	$0	
	Fixed Fee	$0	
	Total Estimated Compensation		**$ -**
Phase V - Construction Phase Services	Cost Plus Fixed Fee		
	Direct Labor, Payroll & Overhead	$ 755,500	
	Reimbursable Expenses	$ 8,630	
	Subconsultant Costs	$ 703,000	
	Estimated Total Cost	$1,467,130	
	Fixed Fee	$ 113,325	
	Total Estimated Compensation		**$ 1,580,455**
Phase VI – Project Closeout Services	**Lump Sum**		**$ 22,000**
TOTAL COMPENSATION THIS TASK AMENDMENT			**$ 1,602,455**

Section A6 - CONSULTANTS:

Collaborative Design Architects (CDA)
Swanson Rink
Rimrock Engineering
K4 Inspections

Section A7- OTHER MODIFICATIONS TO MASTER AGREEMENT:

None

Section A8 - ATTACHMENTS:

- **A. Exhibit A – Engineering Budget**
- **B. Exhibit B – Total Amendments to Date**

Section A9 - APPROVAL AND ACCEPTANCE:

A9.01 Approval and Acceptance of this Amendment, including the attachments listed above, shall incorporate this document as part of the Master Agreement. The Engineer is authorized to begin performance of Programming and Pre-Design Activities on the Project in May 2026, the date of which is confirmed upon receipt of a copy of this Amendment signed by the **Owner**.

The Effective Date of this Amendment is as written above.

IN WITNESS WHEREOF, the parties hereto have made and executed the Amendment THIRTY-SEVEN (37) on _____.

CONSULTANT

Morrison-Maierle, Inc.

BY: Jill A. Cook

DATE: 5/19/2026

OWNER

City of Billings

BY: _____

DATE: _____

ATTEST:

BY: _____
City Clerk

APPROVED AS TO FORM:

BY: _____
City Attorney

Exhibit A

TABLE 2A

AMENDMENT 37
ENGINEERING BUDGET
Phase V and VI

Engineering Services			Total Man-hours	Labor Rate	Total
Professional Services			*4,005*	*$188.64*	*$755,500*
Expenses					
Vehicle (Company)	$4,000				
Vehicle (Rental)	$0				
Air Travel (Commercial)	$0				
Air Travel (Charter)	$0				
Meals	$630				
Lodging	$0				
Survey Supplies	$3,000				
Survey Equipment	$1,000				
Printing	$0				
Full Size ALP Printing + Postage	$0				
Total Expenses	$8,630				
Professional Charges	$703,000	subconsultants			

Total MU Labor	*$755,500*
Total Direct Expenses	*$8,630*
Total MU Labor & Expenses	*$764,130*
Fixed Fee	*$113,325*
Professional Expenses	*$703,000*
Total Cost Plus Fixed Fee for Construction Administration	***$1,580,455***
Project Closeout (Lump Sum)	*$22,000*
Total for Amendment 37	**$1,602,455**

Exhibit B

Summary of Agreements for Professional Engineering Services					
Description			**Labor & Expenses**	**Fixed Fee**	**Total**
Amendment No. 1	FY 23 On Call				
PHASE I - DESIGN		TABLE 1A	*$24,999*		$24,999
PHASE II - CONSTRUCTION		TABLE 2A			$0
TOTAL	**Amendment No. 1**		***$24,999***	***$0***	***$24,999***
Amendment No. 2	Carpet Replacement				
PHASE I - DESIGN		TABLE 1A	*$9,792*		$9,792
PHASE II - CONSTRUCTION		TABLE 2A	*$2,047*	*$299*	$2,346
TOTAL	**Amendment No. 2**		***$11,839***	***$299***	***$12,138***
Amendment No. 3	Baggage Claim Restroom Remodel				
PHASE I - DESIGN		TABLE 1A	*$29,627*		$29,627
PHASE II - CONSTRUCTION		TABLE 2A	*$14,810*	*$1,073*	$15,883
TOTAL	**Amendment No. 3**		***$44,437***	***$1,073***	***$45,510***
Amendment No. 4	Steam Boiler Replacement Project				
PHASE I - DESIGN		TABLE 1A	*$9,561*		$9,561
PHASE II - CONSTRUCTION		TABLE 2A	*$2,837*	*$416*	$3,253
TOTAL	**Amendment No. 4**		***$12,398***	***$416***	***$12,814***
Amendment No. 5	Mid-Field Service Road				
PHASE I - DESIGN		TABLE 1A	*$54,709*		$54,709
PHASE II - CONSTRUCTION		TABLE 2A	*$65,006*	*$8,841*	$73,847
TOTAL	**Amendment No. 5**		***$119,715***	***$8,841***	***$128,556***
Amendment No.6	Commerical Apron - Schedule 4				
PHASE I - DESIGN		TABLE 1A	*$67,332*		$67,332
PHASE II - CONSTRUCTION		TABLE 2A	*$143,015*	*$19,070*	$162,085
TOTAL	**Amendment No.6**		***$210,347***	***$19,070***	***$229,417***
Amendment No. 7	MET Transit OnCall				
PHASE I - DESIGN		TABLE 1A	*$24,999*		$24,999
PHASE II - CONSTRUCTION		TABLE 2A			
TOTAL	**Amendment No. 7**		***$24,999***	***$0***	***$24,999***
Amendment No. 8	Passenger Facility Charge (PFC) Application Assistance				
PHASE I - DESIGN		TABLE 1A	*$12,168*		$12,168
PHASE II - CONSTRUCTION		TABLE 2A			
TOTAL	**Amendment No. 8**		***$12,168***	***$0***	***$12,168***
Amendment No. 9	Terminal Patch and Paint				
PHASE I - DESIGN		TABLE 1A	*$9,126*		$9,126
PHASE II - CONSTRUCTION		TABLE 2A	*$3,362*	*$504*	$3,866
TOTAL	**Amendment No. 9**		***$12,488***	***$504***	***$12,992***

Summary of Agreements for Professional Engineering Services (Cont.)

Description			Labor & Expenses	Fixed Fee	Total
Amendment No. 10	MET Monad Office Remodal				
PHASE I - DESIGN		TABLE 1A	*$296,720*		$296,720
PHASE II - CONSTRUCTION		TABLE 2A	*$105,530*	*$6,750*	$112,280
TOTAL Amendment No. 10			***$402,250***	***$6,750***	***$409,000***
Amendment No. 11	FY 24 On Call				
PHASE I - DESIGN		TABLE 1A	*$24,999*		$24,999
PHASE II - CONSTRUCTION		TABLE 2A			$0
TOTAL Amendment No. 11			***$24,999***	***$0***	***$24,999***
Amendment No. 12	2023 Apron Schedule 4 - Amendment				
PHASE I - DESIGN		TABLE 1A			
PHASE II - CONSTRUCTION		TABLE 2A	*$22,000*	*$900*	$22,900
TOTAL Amendment No. 12			***$22,000***	***$900***	***$22,900***
Amendment No. 13	Gate Fiber Replacement Project				
PHASE I - DESIGN		TABLE 1A	*$12,080*		$12,080
PHASE II - CONSTRUCTION		TABLE 2A	*$9,485*	*$1,423*	$10,908
TOTAL Amendment No. 13			***$21,565***	***$1,423***	***$22,988***
Amendment No. 14	MET IT Security Infrastructure				
PHASE I - DESIGN		TABLE 1A	*$8,500*		$8,500
PHASE II - CONSTRUCTION		TABLE 2A	*$4,498*	*$602*	$5,100
TOTAL Amendment No. 14			***$12,998***	***$602***	***$13,600***
Amendment No. 15	Cargo Slot 5 Ramp Construction				
PHASE I - DESIGN		TABLE 1A	*$341,120*		$341,120
PHASE II - CONSTRUCTION		TABLE 2A	*$330,075*	*$42,015*	$372,090
TOTAL Amendment No. 15			***$671,195***	***$42,015***	***$713,210***
Amendment No. 16	Aviation Place Road Rehabiliation				
PHASE I - DESIGN		TABLE 1A	*$80,345*		$80,345
PHASE II - CONSTRUCTION		TABLE 2A	*$71,466*	*$9,719*	$81,185
TOTAL Amendment No. 16			***$151,811***	***$9,719***	***$161,530***
Amendment No. 17	IP 9 Window Replacement				
PHASE I - DESIGN		TABLE 1A	*$6,390*		$6,390
PHASE II - CONSTRUCTION		TABLE 2A	*$3,660*	*$550*	$4,210
TOTAL Amendment No. 17			***$10,050***	***$550***	***$10,600***
Amendment No. 18	FY 25 On Call				
PHASE I - DESIGN		TABLE 1A	*$24,999*		$24,999
PHASE II - CONSTRUCTION		TABLE 2A			$0
TOTAL Amendment No. 18			***$24,999***	***$0***	***$24,999***

Summary of Agreements for Professional Engineering Services (Cont.)					
Description			**Labor & Expenses**	**Fixed Fee**	**Total**
Amendment No. 19	West Sewer and Water Expansion				
PHASE I - DESIGN		TABLE 1A	*$14,495*		$14,495
PHASE II - CONSTRUCTION		TABLE 2A	*$30,380*	*$4,470*	$34,850
TOTAL	**Amendment No. 19**		***$44,875***	***$4,470***	***$49,345***
Amendment No. 20	MET Bus Wash				
PHASE I - DESIGN		TABLE 1A	*$35,670*		$35,670
PHASE II - CONSTRUCTION		TABLE 2A	*$13,326*	*$994*	$14,320
TOTAL	**Amendment No. 20**		***$48,996***	***$994***	***$49,990***
Amendment No. 21	MET Transit Camera System and Sidewalk Modifications				
PHASE I - DESIGN		TABLE 1A	*$25,200*		$25,200
PHASE II - CONSTRUCTION		TABLE 2A	*$9,317*	*$1,383*	$10,700
TOTAL	**Amendment No. 21**		***$34,517***	***$1,383***	***$35,900***
Amendment No. 22	Runway 7/25 Extension and Reconstruction				
PHASE I - DESIGN		TABLE 1A	*$324,845*		$324,845
PHASE II - CONSTRUCTION		TABLE 2A	*$20,684*	*$3,101*	$23,785
TOTAL	**Amendment No. 22**		***$345,529***	***$3,101***	***$348,630***
Amendment No. 23	Pavement Condition Index Study				
PHASE I - DESIGN		TABLE 1A	*$72,330*		$72,330
PHASE II - CONSTRUCTION		TABLE 2A			$0
TOTAL	**Amendment No. 23**		***$72,330***	***$0***	***$72,330***
Amendment No. 24	Overlook Road Rehabiliation				
PHASE I - DESIGN		TABLE 1A	*$63,700*		$63,700
PHASE II - CONSTRUCTION		TABLE 2A	*$53,103*	*$7,012*	$60,115
TOTAL	**Amendment No. 24**		***$116,803***	***$7,012***	***$123,815***
Amendment No. 25	2025 Land Acquisition				
PHASE I - DESIGN		TABLE 1A	*$24,020*		$24,020
PHASE II - CONSTRUCTION		TABLE 2A	*$0*	*$0*	$0
TOTAL	**Amendment No. 25**		***$24,020***	***$0***	***$24,020***
Amendment No. 26	MET Transit Addition Construction Administration				
PHASE I - DESIGN		TABLE 1A			
PHASE II - CONSTRUCTION		TABLE 2A	*$25,000*	*$0*	$25,000
TOTAL	**Amendment No. 26**		***$25,000***	***$0***	***$25,000***
Amendment No. 27	Terminal Ticket Area				
PHASE I - DESIGN		TABLE 1A	*$1,019,570*		$1,019,570
PHASE II - CONSTRUCTION		TABLE 2A	*$0*	*$0*	$0
TOTAL	**Amendment No. 27**		***$1,019,570***	***$0***	***$1,019,570***

Summary of Agreements for Professional Engineering Services (Cont.)					
Description			**Labor & Expenses**	**Fixed Fee**	**Total**
Amendment No. 28	Runway 7/25 Construction Administration				
PHASE I - DESIGN		TABLE 1A	*$27,000*	*$0*	$27,000
PHASE II - CONSTRUCTION		TABLE 2A	*$550,385*	*$73,175*	$623,560
TOTAL	**Amendment No. 28**		***$577,385***	***$73,175***	***$650,560***
Amendment No. 29	MET Transit Addition Construction Administration				
PHASE I - DESIGN		TABLE 1A			$0
PHASE II - CONSTRUCTION		TABLE 2A	*$20,000*		$20,000
TOTAL	**Amendment No. 29**		***$20,000***	***$0***	***$20,000***
Amendment No. 30	FY26 On Call				
PHASE I - DESIGN		TABLE 1A	*$24,999*		$24,999
PHASE II - CONSTRUCTION		TABLE 2A			
TOTAL	**Amendment No. 30**		***$24,999***	***$0***	***$24,999***
Amendment No. 31	Terminal Ticket Area - Final Design & Bidding				
PHASE I - DESIGN		TABLE 1A	*$740,700*	*$0*	$740,700
PHASE II - CONSTRUCTION		TABLE 2A	*$35,162*	*$2,138*	$37,300
TOTAL	**Amendment No. 31**		***$775,862***	***$2,138***	***$778,000***
Amendment No. 32	2026 Taxilane Construction				
PHASE I - DESIGN		TABLE 1A	*$115,780*	*$0*	$115,780
PHASE II - CONSTRUCTION		TABLE 2A	*$150,348*	*$19,002*	$169,350
TOTAL	**Amendment No. 32**		***$266,128***	***$19,002***	***$285,130***
Amendment No. 33	Pond E Expansion				
PHASE I - DESIGN		TABLE 1A	*$122,610*	*$0*	$122,610
PHASE II - CONSTRUCTION		TABLE 2A	*$113,772*	*$14,718*	$128,490
TOTAL	**Amendment No. 33**		***$236,382***	***$14,718***	***$251,100***
Amendment No. 34	West Shuttle Lot Construction				
PHASE I - DESIGN			*$159,210*	*$0*	$159,210
PHASE II - CONSTRUCTION			*$127,347*	*$16,673*	$144,020
TOTAL	**Amendment No. 34**		***$286,557***	***$16,673***	***$303,230***
Amendment No. 35	MET Fire Alarm System - Monad Office				
PHASE I - DESIGN			*$21,500*	*$0*	$21,500
PHASE II - CONSTRUCTION			*$3,927*	*$573*	$4,500
TOTAL	**Amendment No. 35**		***$25,427***	***$573***	***$26,000***
Amendment No. 36	Passenger Facility Charge (PFC) Application Assistance				
PHASE I - DESIGN			*$13,640*	*$0*	$13,640
PHASE II - CONSTRUCTION					$0
TOTAL	**Amendment No. 36**		***$13,640***	***$0***	***$13,640***

Summary of Agreements for Professional Engineering Services (Cont.)			
Description	BIL Terminal Ticketing and Baggage Remodel Construction Administration	**Labor & Expenses**	**Fixed Fee**	**Total**
Amendment No. 37				
PHASE I - DESIGN				
PHASE II - CONSTRUCTION		*$1,489,130*	*$113,325*	$1,602,455
TOTAL Amendment No. 37		***$1,489,130***	***$113,325***	***$1,602,455***

Billings Logan International Airport
Aviation and Transit Department
1901 Terminal Circle, Room 216
Billings, MT 59105
P 406-657-8495

Travel With Us

May 26, 2026

Mr. Jeremy Goettle, P.E.
Federal Aviation Administration
Northwest Mountain Region
Helena Airports District Office

Via Email

Re: Independent Fee Estimate (IFE) on Construction Administration Services
BIL Airport Ticket and Baggage Remodel

Dear Jake,

During the previous 5-year Terminal Expansion Construction Project, the Airport built new concourses and provided additional airline gate and ramp space, a large welcoming lobby and a new TSA screening area, more bathrooms, a gift shop, restaurant and bars which was all completed in October of 2024. Now it is time to begin the next phase of Terminal Building Improvements that will add more ticket counters for additional airlines, reconfigure existing airline operational space, and install a new baggage belt system. Specifically, this project will encompass three primary components aimed at enhancing airline and TSA operational efficiencies and providing our passengers with an excellent customer experience. The first component involves moving the existing TSA baggage screening machines out of the lobby and relocating them behind the ticket counter, which will free up valuable space to provide more room for queuing of passengers checking in for flights and dropping off luggage. The project went out to bid on April 1 with a Gross Maximum Price for construction of $22,906,907.00.

Morrison-Maierle, Inc. (M-M) will be providing construction administrative (CA) services during the construction of the project. This is a two-year project with many phases to allow baggage, TSA, and airline operations to be maintained during the project. The proposed fee for these services is $1,602,445.00. The Aviation Consulting firm Rood & Associates from Arvada, Colorado was hired to perform an IFE for the above services. Using the Scope of Work (SOW) agreed to with M-M, Rood & Associates proposed a fee of $1,323,071.00. The estimates and negotiations were conducted in accordance with Advisory Circular 150/5100-14E, Architectural, Engineering, and Planning Consultant Services for Airport Grant Projects.

M-M will also complete all structural, mechanical, plumbing, fire suppression, electrical and information technology CA including hiring sub-consultants to complete some of the work. Collaborative Design Architects (CDA) will provide the architectural design, Swanson Rink will provide CA services for the in-line baggage belt handling system for the Airport, K4 Inspection will provide special inspections for structural components, and Rimrock Engineering will provide all the acceptance testing.

On May 18, 2026, Heather Mosser and I discussed the cost of the construction administration work for the Terminal Ticketing and Baggage Remodel project. There were a few key scope of work items that were low on hours with the Rood IFE. M-M is budgeting 2 hours per working day for the Terminal Observation time and full-time (10 hours per day) during the site civil work, to assure that everything is being installed correctly in the ground and pavement items. Once these hours were added to Rood IFE, it brought the difference from 17% to 12% difference. One other

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difference was when the IFE went to Rood, the Baggage subconsultant fees were not finalized prior to sending the scope of work. The fees for Swanson Rink were $50,000 higher than in the initial scope description. Comparing the same subconsultant fees, this brings the negotiations within 10%. Rood's fees become $1,454,036 and M-M are $1,602,455. There are a few additional items that are different. Looking at the building group fees for One Schedule of work instead of 4-6 phases to allow continuity of airport operations, moving airlines 2-4 times, digging into 4 additions and remodel spaces for 24 months, and the many items can come up that will require requests for information (RFIs). Once construction starts, these requests come from the contractor, airline, airport, and architect making the space work for the passengers, airlines, and with existing building layout. These require additional design, options, and working with the team to provide the best final product. Below are the building fee differences. For the complexity of this project, the airport finds that M-M hours are adequate.

IFE REVIEW 5.13.26

	Rood & Associates	Rood Hours	MM	MM Hours	Rood Modifications	MM Modifications	Notes
Project Management	$ 250,000	1200	$ 225,000	900	$ 250,000.00	$ 225,000.00	
Airport Group Civil (CA Oversite + Precon + submittals)	$ 194,312	899	$ 331,805	1957	$ 277,592.00	$ 331,805.00	2 hours per day (average) 2 year project - Terminal. Full time site/civil 75 calendar days. Need to add the 75 calendar day civil observation time. This is an additional 536 hours for an engineer with a cost of 83,280.
Construction Staking	$ 18,949	94	$ 22,020	96	$ 18,949.00	$ 22,020.00	
Buildings Group Fees (construction oversite + Precon + RFIs + submittals)	$ 160,035	800	$ 290,000	1052	$ 190,000	$ 290,000	Mechanical fee for Rood is Mechanical only mechanical time. Mechanical also does plumbing and no hours shown. MM hours are double for this division of work in hours and cost. This is a two year project with multiple remodels, additions, and phases, multiple airlines. All the hours and time are higher to complete "request for information" throughout the two year project. BIL remodel projects take extra work during the unknowns of demo. Telecommunications for the security doors, airline infrastructure for the server room, and all ticket counters, many phases. (MM was at $41K and Rood $10K). Mechanical and Plumbing (MM $75,400 and Rood $30,000). Electrical (MM $55K and Rood $32K).
Project Close Out	$ 35,900	208	$ 22,000	104	$ 35,900	$ 22,000	Could take additional time with multiple grants, this fee could go up for MM. Will leave the same right now.
CA Expenses	$ 663,875		$ 711,630		$ 711,630	$ 711,630	Baggage CA fee came back $50,000 higher than originally estimated. This is a CPFF price and there are phasing for baggage handling with project time and contractor.
Total CA	**$ 1,323,071**	**3201**	**$ 1,602,455**	**4109**	**$ 1,484,071**	**$ 1,602,455**	

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IFE Fee Comparison - Design Fees through Construction Administration 05-12-2026

Using a resource provided by the Office of Financial Management, Guildelines for Determining A/E Fees for Public Works Building Projects

Building Cost	$ 23,000,000.00	
MEP/A/E	15%	with project management and FAA items the % is usually higher
	$ 3,450,000.00	

Schematic Design	15%	$ 517,500.00
Design Development	24%	$ 828,000.00
Construction Document	35%	$ 1,207,500.00
Bidding	2%	$ 69,000.00
Construction Administration	22%	$ 759,000.00
Project Closeout	2%	$ 69,000.00
	100%	$ 3,450,000.00

Percentage-based Fee for Projects Using Building Information Modeling (BIM)

Emerging forms of project design and documentation, such as Building Information Modeling (BIM), require more documentation and design in the early phases. The table below reflects a range of fee breakdowns for projects with intense early phases. For specific projects, it may be appropriate to vary theses percentages, subject to agreement with the client.

Phase	Percentage of Total Fee
Schematic Design	20-25%
Design Development	20-25%
Construction Documents	35-25%
Bidding and Negotiation	2.5%
Construction (Contract Administration)	22.5%

TABLE 2 *Range of Fee Breakdowns for Projects with Intensive Early Phases Including Building Information Modeling*

	Neil Rood IFE	M-M Fee	M-M Fee Revisions	NOTES
SD-DD Fee	$1,131,866.00	$1,019,570.00	$ 1,019,570.00	10% under
CD-Bidding Fee	$ 731,973.00	$ 808,000.00	$ 778,000.00	10% over, revised, 6% over
CA Fee	$1,323,071.00	$1,602,455.00	$ 1,602,445.00	
Total Project Fee	**$3,186,910.00**	**$3,430,025.00**	**$ 3,400,015.00**	Within 6.6% of Neil Rood Total Project
				Less than A/E standard fee 1.0%

After discussing the phasing and complexity of the project with Heather Mosser at M-M and seeing the total fee from Neil Rood IFE of $3,186,910.00 and M-M $3,400,015.00 are within 6.6%. The City of Billings Logan International Airport believes that the construction administrative costs and project closeout services for the $22.9 million dollar Terminal project are fair, reasonable, and justified.

We ask for your concurrence of this review. If you have any questions, please let me know.

Sincerely,

Paul Khera, A.A.E., ACE
Assistant Aviation Director

PK:

cc: FAA, NWMR Corres
Chrono
J. Roach- Via Email
P. Khera- Via Email

SPECIFIC PROJECT DATA

TITLE: TERMINAL TICKETING AND BAGGAGE REMODEL - Airline Office & Ticketing Remodel, Baggage and TSA Screening, and the Baggage Carousel & Restrooms. The airlines have to stay open at all times with passenger travel and baggage coordination. Estimated GMP is 23 million dollars – 24 months of construction.

CONSTRUCTION MANAGEMENT, CONSTRUCTION INSPECTION, OWNER TESTING, AND CLOSEOUT SERVICES

Scope of Work Terminal Ticketing & Baggage Sorting Facility

Objective: Complete Construction Management, architectural inspection, civil/terminal inspection and Project Closeout Services for Terrminal Ticketing and Baggage Project. Morrison-Maierle services are project management, structural, electrical, mechanical, fire protection, and telecommunication shop drawing review, RFI, project management, site visits, etc. Also have special testing (Rimrock and K4 Inspections), Baggage services (Swanson Rink), and Architectural services (CDA) as a subconsultant on this project.

PROJECT DESCRIPTION:

This remodel project at Billings Logan International Airport focuses on enhancing passenger processing, operational efficiency, and airline support functions through targeted upgrades to ticketing, baggage handling, and back-of-house infrastructure. The scope is organized across three key zones, the **Airline Office & Ticketing Remodel, Baggage & TSA Screening,** and the **Baggage Carousel & Restrooms.** Refer to sheets G**002, G003, G004, and G005** for scope and phasing descriptions.

Airline Office & Ticketing Remodel (31,280 SF) introduces a refreshed front-of-house experience with updated finishes, redesigned ticket counters, and improved circulation. A central feature of this upgrade is the implementation of an automated baggage belt system, which allows checked luggage to be transported directly to TSA screening which is relocated to back-of-house (Area B). Approximately 12,590 square feet of Area A is dedicated to the remodel and reconfiguration of office space into flexible tenant suites, designed to support adaptability for a range of airline and airport-related tenants. This area also has an oversized baggage screening station for large or sensitive luggage.

Bags are routed via overhead conveyors to **Baggage & TSA Screening** (32,934 SF), where a new back-of-house screening facility accommodates Transportation Security Administration operations. This secure area is designed to support modern screening protocols and includes auxiliary spaces such as restrooms, janitorial storage, and service areas to support TSA personnel and equipment needs.

Baggage Carousel & Restrooms (24,615 SF) contains the make-up carousel system, where screened baggage is staged for pickup and delivery to aircraft by airline ground crews using tug vehicles and carts. This area also includes updated restroom facilities and is carefully coordinated to ensure efficient and safe movement between pedestrian and vehicle circulation paths.

The project construction duration is planned to be completed in phases as outlined in the Contract Documents (Exhibit A) and is generally anticipated to extend from 4/2/2026 – 7/31/2028. The scope outlined is anticipated to be performed over that duration.

SCOPE of MORRISON MAIERLE

Construction Management Services: Morrison-Maierle will provide services for on-site construction observation for the project. On-site observation will be part-time (2 hours/day) and will be covered by the Airport group throughout construction. The time will not be consecutive but require a inspector onsite for key items of work. In addition, an overlap of an Engineer to assist

with observation, along with special inspections by the Structural Engineer will occur. Morrison-Maierle will also perform all construction staking and project layout for the Contractor.

Civil Management: A construction estimate of $700,000 dollars in asphalt demo, new concrete sidewalk, new security fence and gate, sewer service connection and manhole installation. This is full time inspection for a 45-calendar day project. The time will not be consecutive but require a full-time inspector onsite for all FAA related items of work on the civil construction.

Project Closeout Services: Morrison-Maierle will provide assistance in closing out the project and grant with the FAA, compile testing results, lien releases, affidavits of amounts paid DBE, review as-built drawings of the completed project and provide a final report to the OWNER and the FAA. An ALP update will not be required with this project.

Project Schedule: The project consists of one construction schedule with many internal phases to keep the ticket counters operational and open to the public and airlines. Construction is scheduled to begin June 2026 and will last 24-months. This schedule of work will last for 730 calendar days and will be completed by the end of July 2028.

Section 1 – ENGINEER's RESPONSIBILITY: Applicable paragraphs of Section 1 of the Master Agreement for Engineering Services are hereby incorporated for the following services:

Project and Grant Management Services

1. Develop project scope and fee for Amendment.
2. Prepare an Application for Federal Assistance and submit to Helena ADO.
3. Prepare and coordinate Sponsor Certification for submittal to the Helena ADO.
4. Process Contractor pay requests (assume 24 total).
5. Prepare RFP for Commissioning and TSA relocations of equipment. Two separate publications with score sheet ratings and setting up the contracts. Commissioning will be under the Morrison-Maierle contract, and TSA will be under the airport's contract.
6. Prepare and submit FAA Request for Reimbursement, Summary of Project Costs. A total of 26 (26) pay requests are anticipated.
7. Review Contractor and Subcontractor weekly payrolls against published Wage Rates included in the construction contract documents.
8. Prepare weekly FAA construction reports. A total of 105 reports are anticipated.
9. Maintain project coordination with the Owner, FAA and Contractor throughout the life of the project. Ensure milestones and deliverables are meeting expectations and the predetermined project schedule.

Construction Management Services

Conduct a Pre-Construction Conference. Attendance for Pre-Con will include Project Manager, Structural and Electrical Engineers, and the Survey Manager.

Review Contractor's Project Schedule and Safety Plan Compliance Document.

Review shop drawings, samples, certifications, and other submittals of the Contractor for general conformance to the design concept of the Project and for general compliance with the construction contract documents. Review Buy American requirements on all

submittals of the Contractor for general conformance to the guidelines set forth by the FAA. Such reviews and approvals will not extend to the means, methods, techniques, sequences, or procedures of construction or to safety precautions and programs incident thereto.

Respond to various Request For Information (RFI) and evaluate/respond to Potential Change Orders (PCO) for the OWNER's approval. Incidental in this reference would assume no additional design or construction management. ***Change Orders involving additional design and construction management services shall be considered Additional Services.***

Provide the services of a Resident Project Representative (RPR) at the site to provide observation of Contractor's work. Duties, responsibilities, and authority of the RPR are as set forth in the Master Agreement. The furnishing of such RPR services will not extend ENGINEER's responsibilities or authority beyond the specified limits set forth in the Master Agreement. Estimated construction period is ***150-calendar days.*** RPR coverage of the construction will be divided between the Senior Project Representative and Design Engineer. Coverage breaks down as:

PROJECT SCHEDULE

- Project Manager – 730-calendar days at 1-hour per day
- Structural Senior Engineer – 2 site visits at 2-hour per visit
- Mechanical Engineer – 15 site visits at 2-hour per visit
- Electrical Engineer – 15 site visits at 2-hour per visit
- Structural Design Engineer – 10 site visits at 1-hour per visit
- RPR/Design Engineer – Assumed 2-hours for additional coverage during mechanical and electrical equipment installations.
- Fire Protection Engineer – 4 site visits at 2-hour per visit
- Telecommunications Engineer – 4 site visits at 2-hour per visit

WEEKLY CONSTRUCTION MEETINGS

- Project Manager – 105-meetings at 1-hour per meeting
- Structural Engineer – 45-meetings at 1-hour per meeting
- Mechanical Engineer – 45-meetings at 1-hour per meeting
- Electrical Engineer – 45-meetings at 1-hour per meeting
- Structural Design Engineer – 30-meetings at 1-hour per meeting
- RPR/Design Engineer – 105-meetings at 1-hour per meeting
- Fire Protection Engineer - 30-meetings at 1-hour per meeting
- Telecommunications Engineer – 30-meetings at 1-hour per meeting

Make visits to the site at intervals appropriate to the various stages of construction, as ENGINEER deems necessary, in order to observe the progress and quality of the work. Such visits and observations by ENGINEER and RPR are not intended to be exhaustive or to extend to every aspect of Contractor's work in progress or to involve detailed inspection of Contractor's work in progress, but rather are to be limited to spot checking, selective sampling, and similar methods of general observation of the Work. Based on information obtained during such visits and such observations, ENGINEER will determine in general if Contractor's work is proceeding in accordance with the construction contract documents, and ENGINEER shall keep OWNER informed of the progress of the work.

The purpose of ENGINEER's visits to, and observation by the Resident Project Representative will be to enable ENGINEER to better carry out the duties and responsibilities assigned to and undertaken by ENGINEER during the construction phase, and, in addition, to provide for OWNER a greater degree of confidence that the completed Work will conform in general to the Contract Documents. ENGINEER shall not, during such visits or as a result of such observations of Contractor's work in progress, supervise, direct, or have control over Contractor's work, nor shall ENGINEER have authority over or responsibility for the means, methods, techniques, sequences,

or procedures of construction selected by Contractor, for safety precautions and programs incident to Contractor's work, or for any failure by Contractor to comply with Laws and Regulations applicable to Contractor's furnishing and performing the WORK. Accordingly, ENGINEER neither guarantees the performance of any Contractor nor assumes responsibility for any Contractor's failure to furnish and perform its work in accordance with the construction contract documents.

City requires special inspections to be by the Owner with documentation for final acceptance of the project. Testing of Contractor's work as under the City's regulations and necessary for final approval. Review, documentation and copies shall be kept on file of all certificates of inspection, tests, and approvals. ENGINEER's review and/or inspection of such certificates will be for the purpose of determining that the results certified indicate compliance with the construction contract documents. ENGINEER is currently under the process of being accepted by the City's planning department for the special inspections.

Monitor Contractor operations during construction for general adherence to the construction operations plan. In the event construction activities are not in conformance with the provisions of the construction operations plan, the Contractor and OWNER will be notified verbally and in writing. Failure of the Contractor to take corrective action will result in a Stop Work Order issued to the Contractor until such time as the Contractor takes corrective action. The Stop Work Order will be issued at the direction of the OWNER, through the ENGINEER.

Make recommendations to the OWNER on all claims relating to the execution and progress of the construction work.

Notify the OWNER of permanent work that does not conform to the result required in the construction contract documents, prepare a written report describing any apparent non-conforming permanent work, make recommendations to the OWNER for its correction, and, at the request of the OWNER, have these recommendations implemented by the Contractor.

Provide a combination of one-person and two-person survey crew to assist in the layout and construction staking of the project. All layout will also require minimal time from CAD staff to generate stake out points, along with oversight from the Survey Manager. Survey scope consists of the following:

Survey Control Verification

Existing horizontal and vertical control stations will be recovered and verified for accuracy. Three (3) additional horizontal and vertical control points will be established as necessary for layout of the project. This task also includes effort involved with preparing required survey submittal documents, project setup, and preliminary calculations. *This work will be completed using a two-person survey crew.*

Demolition Extents & Layout

Layout of actual extents of demolition will be provided by paint and/or nails in asphalt, to assist Contractor in delineation of areas and features to be removed for demolition. No survey report provided. *This work will be completed using a two-person survey crew.*

Excavation Staking

Excavation stakes (and stake out reports) for foundation and loading dock will be provided by lath to assist Contractor in delineation of excavation. *This work will be completed using a two-person survey crew.*

Course Verification – Finished Subgrade

This work item includes grade verification of subgrade on a 25'x25' grid. If ground elevation at the time of this survey deviates from required elevations, Engineer and Contractor will be notified immediately. No external survey report will be generated from this work. Mapping data will be provided to the Engineer for inclusion with project construction documentation.

Course Verification – Finished Structural Fill

This work item includes grade verification of subgrade on a 25'x25' grid. If ground elevation at the time of this survey deviates from required elevations, Engineer and Contractor will be notified immediately. No external survey report will be generated from this work. Mapping data will be provided to the Engineer for inclusion with project construction documentation.

Building Grid Layout

Offset hub and lath will be provided for the layout of the grid lines for the building. The stakes will be marked with the fixture identifier. Survey report will include a listing of points set with applicable feature, station and offset. 33 grid lines are anticipated within this scope. *This work will be completed using a two-person survey crew.*

Column Location

After the contractor lays out all the column location, MM survey crew will QA this location and elevation.

Promptly after notice from Contractor that Contractor considers the entire Work ready for its intended use, in company with OWNER, the FAA, and Contractor, conduct a semi-final inspection to determine if the Work is substantially complete. If, after considering any objections of OWNER, and the FAA, the ENGINEER considers the Work substantially complete, the ENGINEER shall then deliver a Certificate of Substantial Completion to OWNER and Contractor.

Final Notice of Acceptability of the Work. Conduct a final inspection to determine if the completed Work of Contractor is acceptable so that ENGINEER may recommend, in writing, final payment to Contractor. Accompanying the recommendation for final payment, ENGINEER shall also provide a "Notice of Acceptability of Work" that the Work is acceptable to the best of the ENGINEER's knowledge, information, and belief and based on the extent of the services provided by ENGINEER under this Amendment.

Project Closeout Services

Upon completion of construction, the ENGINEER shall prepare a Final Project Report covering all items included under this Task Order, in accordance with appropriate ADO Notices in affect at the time of the project. The ENGINEER shall furnish one (1) copy of the Final Project Report to the OWNER and to the FAA. The ENGINEER will not produce a set of record drawings at this time. ENGINEER will delay this until the overall terminal project is complete.

The construction specifications require the Contractor to perform all tests of materials and to submit a set of marked up as-constructed plans. The Contractor will be responsible for retaining the services of a certified materials testing firm to perform quality control and acceptance testing in accordance with the project specifications. The ENGINEER will utilize the above Contractor-furnished testing data to prepare the Final Project Report.

Summarize and report DBE achievement to FAA Civil Rights Office.

Receive and review maintenance and operating instructions, schedules, and guarantees.

Receive bonds, product certificates, certificates of inspection, tests, and approvals, shop drawings, samples and other data required by the construction Contract documents and the annotated record documents which are to be assembled by Contractor in accordance with the construction Contract documents to obtain final payment.

SCOPE of ARCHITECTURAL WORK

CONSTRUCTION ADMINISTRATION PHASE

Construction Phase Coordination

Provide active coordination and oversight throughout the construction phase:

- Participate in regularly scheduled construction progress meetings and coordination calls
- Maintain ongoing communication with the Prime Consultant, Owner, and Contractor regarding architectural scope and coordination
- Interpret the Contract Documents and provide clarification of design intent as required
- Coordinate architectural scope with consultant disciplines to maintain document alignment during construction
- Monitor construction progress relative to the design intent and identified project milestones
- Identify and communicate observed deviations from the Contract Documents

Submittal & RFI Management

Manage review and response processes:

- Review architectural submittals, shop drawings, product data, and samples for general conformance with the design intent and Contract Documents
- Evaluate substitutions and proposed deviations and provide recommendations to the Prime Consultant
- Coordinate submittal reviews with consultants and integrate responses into a unified review process
- Respond to Requests for Information (RFIs) related to architectural and consultant scope in a timely manner
- Provide clarifications, supplemental sketches, or written interpretations as required to support construction progress
- Identify impacts of submittals or RFIs on design intent, quality, or coordination with other systems

Field Observation & Reporting

Provide periodic field observation of the work to evaluate general conformance with the Contract Documents:

- Conduct scheduled site visits at intervals appropriate to the stage of construction
- Observe key construction activities including building enclosure, primary systems integration, and architectural finishes
- Document observations and communicate findings to the Prime Consultant, Owner, and Contractor
- Identify visible deviations, deficiencies, or coordination issues and recommend corrective action
- Participate in milestone observations at critical phases of construction as required
- Coordinate with consultants regarding discipline-specific field observations

Changes & Supplemental Instructions

Support the evaluation, documentation, and implementation of changes during construction:

- Prepare Architectural Supplemental Instructions (ASIs), sketches, and clarifications as required

- Review Contractor proposals, substitution requests, and cost impacts related to changes in the work
- Provide recommendations to the Prime Consultant regarding change acceptance and scope implications
- Assist in the preparation and coordination of Change Orders
- Track and document architectural changes affecting scope, cost, or schedule
- Identify client-initiated changes and associated impacts to the project

Applications for Payment

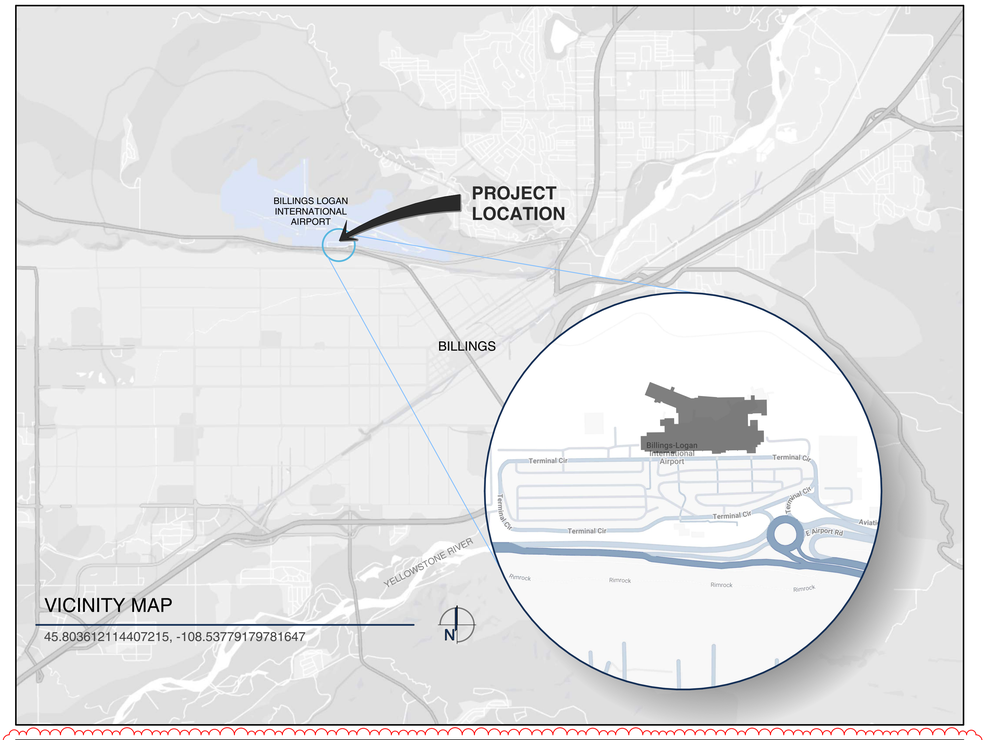
Review Contractor Applications for Payment:

- Review Applications for Payment for general alignment with observed construction progress
- Compare reported progress with field observations and known project status
- Identify discrepancies, incomplete work, or areas requiring clarification
- Coordinate review input with the Prime Consultant and provide recommendations regarding payment approval
- Monitor impacts of change orders and stored materials on payment evaluations

Substantial Completion & Closeout

Support project completion activities to confirm readiness for occupancy and project closeout:

- Participate in evaluations of Substantial Completion and provide input on readiness of architectural scope
- Review and contribute to punch lists identifying incomplete or non-conforming work
- Conduct follow-up observations to verify completion of corrective work
- Review closeout submittals including record drawings, warranties, and maintenance information for architectural components
- Coordinate with consultants and the Prime Consultant to confirm completeness of project closeout documentation
- Provide final observations related to architectural scope prior to final completion



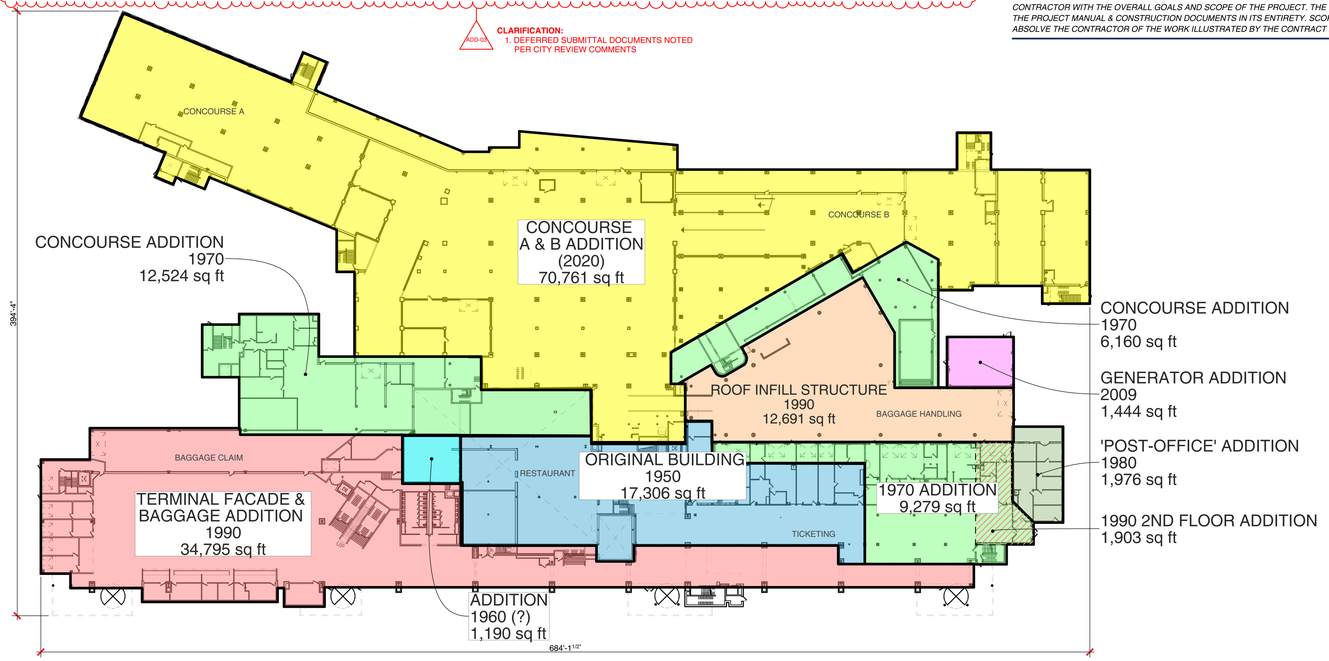
DEFERRED DOCUMENTS

DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS SHALL BE SUBMITTED TO THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE WHO SHALL REVIEW THEM AND FORWARD THEM TO THE BUILDING OFFICIAL WITH A NOTATION INDICATING THAT THE DEFERRED SUBMITTAL DOCUMENTS HAVE BEEN REVIEWED AND BEEN FOUND TO BE IN GENERAL CONFORMANCE TO THE DESIGN OF THE BUILDING. THE DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THE DESIGN AND SUBMITTAL DOCUMENTS HAVE BEEN APPROVED BY THE BUILDING OFFICIAL.

1. FIRE SPRINKLER
2. FIRE ALARM

ADD-03

CLARIFICATION:
1. DEFERRED SUBMITTAL DOCUMENTS NOTED PER CITY REVIEW COMMENTS



1 EXISTING CONSTRUCTION AREAS

1" = 40'

NOTE: EXISTING CONSTRUCTION ERAS ARE IDENTIFIED BY THEIR ASSOCIATED DECADE OF DESIGN AND CONSTRUCTION

PROJECT NARRATIVE & SCOPE

REFER TO SPECIFICATIONS WITHIN THE PROJECT MANUAL FOR PROCEDURES REGARDING BID ALTERNATES & SUBSTITUTIONS.

SUMMARY:

THE PROJECT CONSIST OF THE REMODEL OF TICKETING OFFICES & COUNTERS, WHILE IMPLEMENTING A NEW BAGGAGE HANDLING SYSTEM. THE BAGGAGE SYSTEM WILL REMOVE THE TRANSPORTATION SECURITY AGENCY SCREENING FUNCTIONS WITHIN THE *'FRONT OF HOUSE'* SPACE AND RELOCATE THESE FUNCTIONS TO THE BACK OF HOUSE. THIS SYSTEM INCLUDES NEW BAGGAGE MAKEUP CAROUSEL FOR AIRLINES TO PICK UP SECURED AND SCREENED LUGGAGE TO DELIVER TO THE AIRCRAFT. AFFECTED AREAS AND NEW CONSTRUCTION ARE TO RECEIVE NEW FINISHES AND BUILDING SYSTEMS AS NOTED.

SITE MODIFICATIONS SHALL BE REQUIRED AS PART OF THIS WORK LOCATED ON THE EAST SIDE OF THE AIRPORT IN THE EXISTING TUG TRAFFIC LANES. FOR THE PURPOSES OF THIS PROJECT, THREE KEY INTERIOR AREAS HAVE BEEN IDENTIFIED BASED ON SCOPE OF WORK, REMODEL COMPLEXITIES & FUNCTIONAL ASPECTS. THE INTERIOR REMODEL AREAS ARE AS FOLLOWS:

AREA A: AIRLINE OFFICE & TICKETING REMODEL

APPROX 27,715 SF

THE GOAL OF THE AREA A REMODEL ARE TO RECONFIGURE THE AIRLINE OFFICES TO ALLOW FOR AN IN-LINE BAGGAGE HANDLING SYSTEM, MAXIMIZE TICKETING COUNTER SPACES, & UPDATE FINISHES AND APPEARANCE. THE SCOPE OF WORK AS PORTRAYED BY THE CONSTRUCTION DOCUMENTS CAN BE DEFINED AS FOLLOWS:

1.) **TICKETING & QUEUING AREAS**: UPDATED FINISHES SUCH AS PAINT, FLOORING, WALL COVERINGS & CEILINGS. MODIFICATIONS & SELECTIVE DEMOLITION OF NON-BEARING FURRING & PARTITION WALLS IS TO BE PER DEMOLITION PLANS & SECTIONS. BAGGAGE CONVEYORS ARE TO BE LOCATED BEHIND NEW TICKETING DESK & SCALES.

2.) **AIRLINE OFFICES** - THE PROPOSED TICKETING OFFICES ARE TO BE CONFIGURED TO ACCOMMODATE THE PROPOSED BAGGAGE HANDLING SYSTEM. THE RE-CONFIGURATION OF SPACE WILL REQUIRE MODIFICATIONS TO THE CRAWLSPACE (BELOW) STRUCTURE TO ALLOW THE DESIRED ADA COMPLIANT RAMP FOR PEDESTRIAN ACCESS TO THE BACK OF HOUSE SPACES. THESE OFFICES WILL HAVE 3 NORTH/SOUTH ORIENTED HALLWAYS & ONE CONNECTING EAST/WEST HALLWAY. EACH OFFICE SPACE WILL FEATURE NEW FINISHES, FLOORS & CASEWORK. BUILDING SYSTEMS WILL BE MODIFIED ACCORDINGLY TO MEET THE REVISED PROGRAMMATIC CONFIGURATION. COORDINATION WITH THE BAGGAGE HANDLING SYSTEM EQUIPMENT & CONVEYING WILL BE NECESSARY TO ENSURE PROPER CLEARANCES ARE MET AS OVERHEAD VERTICAL SPACE IS LIMITED ON THE FIRST FLOOR.

3.) **OVERSIZED SCREENING** - LOCATED TO THE WEST (PLAN WEST) OF THE TICKETING OFFICES IS A ROOM DEDICATED TO SPECIAL AND OVERSIZED BAGGAGE SCREENING. THE TRANSPORTATION SECURITY AGENCY WILL OPERATE THIS SPACE. LOCATED WITHIN THE OLDEST (1950'S) PORTION OF THE BUILDING, SELECTIVE DEMOLITION OF BUILDING ELEMENTS SUCH AS INFILLED (EXISTING) OPENINGS WILL BE REQUIRED TO FIT THE PROGRAMMATIC NEEDS OF THE AIRPORT. NEW PAINT FINISHES, FLOORING, & CEILINGS WILL BE EXPECTED WITHIN THIS AREA.

4.) **AIRLINE OFFICES EXPANSION** - LOCATED ON THE FURTHEST EAST (PLAN EAST) END OF THE AIRLINE OFFICE & TICKETING REMODEL IS AN EXISTING BUILDING ADDITION AREA CONSTRUCTED IN THE EARLY 1980'S. CURRENTLY FUNCTIONING AS A JANITORIAL AND STORAGE SPACE, THE REMODEL WILL INCLUDE CONVERTING THIS AREA TO AIRLINE OFFICES WITH NEW FINISHES, FLOORING, CEILINGS & REVISIONS TO THE BUILDING SYSTEMS TO ACCOMMODATE THE DEMISING OF THE SPACE.

AREA B: BAGGAGE & TSA SCREENING

APPROX 23,600 SF

LOCATED IN THE SECURE IDENTIFICATION DISPLAY AREAS (SIDA) OF THE AIRPORT, THESE 'BACK OF HOUSE' SPACES WILL RECEIVE THE BAGGAGE FROM THE FRONT OF HOUSE BAGGAGE HANDLING SYSTEMS, SCREEN THE BAGGAGE, AND PASS THEM ALONG TO THE BAGGAGE CAROUSEL IN THE BAGGAGE MAKEUP AREA (SEE AREA C). SUPPORT FUNCTIONS INCLUDE A GROUP OF RESTROOMS, JANITORIAL SPACES, AND OFFICES. THE PROGRAMMATIC NEEDS OF THIS SPACE WILL REQUIRE MODIFICATIONS TO FLOOR ELEVATIONS, EXISTING FINISHED CONDITIONS, & NEW CONSTRUCTION WITHIN THE CONFINES OF THE EXISTING AIRPORT BAGGAGE HANDLING AREAS. TRAVERSING VARIOUS SLOPING FLOOR ELEVATIONS & VARIOUS CONSTRUCTION ERA CONDITIONS, THIS AREA WILL SEEK TO SIMPLIFY CIRCULATION & FUNCTIONS BY LOWERING OR RAISING FLOOR ELEVATIONS ACCORDINGLY.

1.) OVERSIZED BAGGAGE MAKEUP TUG LANE: LOCATED JUST BEHIND THE AIRLINE OFFICES (AREA A), THE OVERSIZED MAKEUP TUG LANE ALLOWS VEHICULAR ACCESS TO THE BACK OF THE OVERSIZED SCREENING ROOM FOR LUGGAGE PICK UP. AN EXISTING TUG RAMP TO THE WEST WILL BE REMOVED AND RECREATED AS PART OF THIS SCOPE OF WORK TO CONFORM WITH THE REVISED FLOOR ELEVATIONS & CIRCULATION.

2.) NORTH/ SOUTH RAMP & HALLWAY: ALLOWING PEDESTRIAN CIRCULATION, THIS RAMP WILL ALLOW USERS TO TRAVERSE THE VARIOUS FLOOR ELEVATIONS LOCATED WITHIN THIS SPACE. THIS RAMP WILL CONNECT TO A PROPOSED RESTROOM GROUP, JANITORIAL SPACE, AND THE FUTURE TSA SCREENING ROOM.

3.) TSA SCREENING ROOMS: DESIGNED TO BE AT CONSISTENT FLOOR LEVEL, THE TSA SCREENING ROOM SPACES WILL BE OPEN FOR FUTURE EQUIPMENT AND PHASING. THESE PROGRAM AREAS TRAVERSE VARIOUS CONSTRUCTION ERAS. THE BAGGAGE HANDLING SYSTEMS SHALL UTILIZE THESE SPACES FOR BAGGAGE HANDLING & SCREENING BEFORE BEING TRANSPORTED TO THE MAKEUP CAROUSEL (SEE AREA C).

AREA C: BAGGAGE MAKEUP

APPROX 21,900 SF

LOCATED IN THE SECURE IDENTIFICATION DISPLAY AREAS (SIDA) OF THE AIRPORT AND IN THE NEWEST CONSTRUCTION ERA OF THE AIRPORT, THE BAGGAGE MAKEUP AREA WILL HOST THE BAGGAGE CAROUSEL AND REMAIN AS THE DESTINATION FOR THE BHS SYSTEMS.

1.) BAGGAGE MAKEUP CAROUSEL: CENTRALLY LOCATED, THE BAGGAGE MAKEUP CAROUSEL WILL ALLOW PICK UP AND DELIVERY OF SCREENED BAGGAGE (SEE AREA B) FOR AIRLINE TUG VEHICLES. THIS SPACE WILL REQUIRE VARIOUS PAINT STRIPING, VEHICLE BARRIER CONFIGURATION, AND COORDINATION WITH THE BAGGAGE HANDLING SYSTEMS BOTH OVERHEAD AND AT GRADE.

2.) RESTROOM GROUPS: PROVIDING FACILITIES TO THE AIRLINE'S RAMP CREWS ARE SINGLE USER RESTROOMS LOCATED IN THE SOUTH PORTION OF THIS AREA. THESE RESTROOMS WILL REQUIRE NEW FINISHES, CEILINGS, PLUMBING & WALL PARTITIONS ACCORDINGLY.

NOTE: *THE INTENT OF THIS PROJECT NARRATIVE AND SCOPE IS INTENDED ONLY TO PROVIDE A GENERAL OVERALL DESCRIPTION OF THE WORK AND DOES NOT INCLUDE A COMPLETE LISTING OF ALL WORK. THIS INFORMATION IS ONLY TO FAMILIARIZE THE CONTRACTOR WITH THE OVERALL GOALS AND SCOPE OF THE PROJECT. THE CONTRACTOR IS STILL RESPONSIBLE FOR REVIEWING THE PROJECT MANUAL & CONSTRUCTION DOCUMENTS IN ITS ENTIRETY. SCOPE OR WORK OMITTED FROM THE NARRATIVE DOES NOT ABSOLVE THE CONTRACTOR OF THE WORK ILLUSTRATED BY THE CONTRACT DOCUMENTS.*

GENERAL CONSTRUCTION NOTES

CONSTRUCTION DOCUMENTS:

1. THE CONSTRUCTION CONTRACT INCLUDES THE EXECUTED, SIGNED AGREEMENT BETWEEN THE OWNER AND THE CONTRACTOR, AND THE CONSTRUCTION DOCUMENTS, WHICH INCLUDES THE DRAWINGS, THE GENERAL CONDITIONS, THE SUPPLEMENTARY CONDITIONS, AND THE DRAWINGS.
2. BY EXECUTION OF THE CONSTRUCTION CONTRACT, THE CONTRACTOR REPRESENTS THAT HE OR SHE HAS (1) READ AND UNDERSTANDS THE REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS, (2) VISITED THE PROJECT-SITE, (3) BECOME FAMILIAR WITH THE LOCAL CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED, (4) CORRELATED PERSONAL OBSERVATIONS WITH REQUIREMENTS OF THE CONTRACT DOCUMENTS, AND (5) THAT HE OR SHE WILL COMPLY WITH ALL REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS.
3. THE INTENT OF THE CONSTRUCTION DOCUMENTS IS TO INCLUDE ALL ITEMS NECESSARY FOR THE PROPER EXECUTION AND COMPLETION OF THE CONSTRUCTION WORK - AND TO PROVIDE (FURNISH AND INSTALL) ALL PRODUCTS, MATERIALS, EQUIPMENT OR ACCESSORIES REQUIRED FOR PROPER OPERATION, IN ACCORDANCE WITH THEIR MANUFACTURER'S REQUIREMENTS.
4. THE CONTRACT DOCUMENTS ARE COMPLEMENTARY - WHAT IS REQUIRED BY ONE SHALL BE AS BINDING AS IF REQUIRED BY ALL. WHILE PREPARED WITH DUE CARE AND DILIGENCE, PERFECTION IS NOT POSSIBLE. DESIGN AND CONSTRUCTION ARE COMPLEX - EVERY POSSIBLE CONDITION OR CONTINGENCY CANNOT BE ANTICIPATED OR FULLY INDICATED WITHIN THE DOCUMENTS.
5. CAREFULLY STUDY AND COMPARE THE VARIOUS DRAWINGS (INCLUDING BUT NOT LIMITED TO ARCHITECTURAL, STRUCTURAL, MECHANICAL OR ELECTRICAL) AND OTHER CONTRACT DOCUMENTS WITH THE EXISTING CONDITIONS AT THE PROJECT-SITE BEFORE STARTING CONSTRUCTION. REPORT ERRORS, INCONSISTENCIES OR OMISSIONS DISCOVERED FOR CLARIFICATION. THE CONTRACTOR WILL BE RESPONSIBLE FOR REPAIR OR CORRECTION COSTS IF WORK IS EXECUTED WITH KNOWLEDGE THAT IT INVOLVES AN ERROR, INCONSISTENCY OR OMISSION - WITHOUT THE ABOVE NOTICE.
6. IN THE EVENT OF CONFLICT OR AMBIGUITY WITHIN THE CONSTRUCTION DOCUMENTS, THE CONTRACTOR WILL BE DEEMED TO HAVE AGREED TO PROVIDE THE GREATER QUANTITY AND / OR BETTER QUALITY OF MATERIALS AND / OR WORK. OMISSIONS IN THE DESCRIPTION OF THE WORK DO NOT RELIEVE THE CONTRACTOR FROM PROVIDING A COMPLETE PROJECT.

GENERAL SCOPE OF WORK:

7. PERFORM ALL CONSTRUCTION WORK INDICATED OR OTHERWISE REQUIRED FOR COMPLETION OF THE PROJECT - EXCEPT AS NOTED OTHERWISE.
8. SCHEDULE AND COORDINATE THE WORK OF THE COMPLETE PROJECT TO ASSURE AN EFFICIENT AND ORDERLY SEQUENCE OF INSTALLATION OF ALL ELEMENTS - WITH PROVISIONS FOR ACCOMMODATING ITEMS TO BE INSTALLED LATER.
9. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK.
10. PROVIDE ALL REQUIRED NOTICES FOR INSPECTIONS AND APPROVALS OF THE WORK BY THE AUTHORITY HAVING JURISDICTION. THE MOST RESTRICTIVE CODE REQUIREMENTS AS INTERPRETED BY LOCAL OFFICIALS WILL APPLY.
11. VERIFY LOCATIONS OF EXISTING UTILITY SERVICE CONNECTIONS SERVING THE PROJECT BEFORE STARTING CONSTRUCTION. LOCATIONS OF EXISTING UTILITIES NOTED ARE APPROXIMATE, AND MAY BE BASED ON UN-VERIFIED INFORMATION. PROVIDE ALL CONNECTIONS REQUIRED AT UTILITY CONNECTION POINTS AT NO ADDITIONAL COST TO THE OWNER.
12. PROVIDE SUBCONTRACTORS WITH A FULL-SET OF THE CONSTRUCTION DOCUMENTS TO ENSURE COORDINATION BETWEEN ALL TRADES AND EACH SUBCONTRACTOR.
13. ALL CONSTRUCTION WORK MUST BE OF GOOD QUALITY - FREE FROM DEFECTS AND IN ACCORDANCE WITH REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS - OR THE WORK MAY BE CONSIDERED DEFECTIVE - AND SUBJECT TO CORRECTION OR REPLACEMENT BY THE CONTRACTOR WITHIN A PERIOD OF ONE (1) YEAR AFTER SUBSTANTIAL COMPLETION.

COORDINATION WITH SEPARATE CONTRACTORS:

14. COORDINATE WITH THE OWNER'S SEPARATE CONTRACTORS OR SUPPLIERS FOR WORK INDICATED AS BEING OWNER-FURNISHED & CONTRACTOR INSTALLED (OFCI), OR NOT-IN-CONTRACT (NIC). PROVIDE SCHEDULED DATES WHEN THE PROJECT WILL BE READY FOR DELIVERY OR INSTALLATION OF OWNER FURNISHED PRODUCTS, AS APPLICABLE.
15. COORDINATE THIS WORK OF THIS PROJECT WITH OTHER CONTRACTORS AT SEPARATE CONSTRUCTION PROJECTS WITHIN THE SAME DEVELOPMENT, SO THAT THIS WORK WILL NOT INTERFERE WITH OR DELAY THEIR OPERATIONS.

INSTALLATION OF OWNER-FURNISHED PRODUCTS:

16. COORDINATE, RECEIVE AT SITE, VERIFY RECEIPT, HANDLE, STORE ON-SITE (IF REQUIRED), PROTECT AND INSTALL OWNER-FURNISHED PRODUCTS, AND PROVIDE SERVICE CONNECTIONS AS APPLICABLE.
17. NOTIFY THE ARCHITECT/OWNER WITHIN SEVEN (7) DAYS OF RECEIPT OF ANY ITEMS ARE MISSING, DAMAGED OR OTHERWISE DEFECTIVE. LACK OF NOTIFICATION WILL BE CONSIDERED PRESUMPTIVE PROOF THAT ALL ITEMS DID ARRIVE UNDAMAGED AND IN PROPER QUANTITIES, AND ANY REPLACEMENT OR REPAIRS NECESSARY WILL THEN BE THE RESPONSIBILITY OF THE CONTRACTOR.
18. REPAIR DAMAGE TO OWNER-FURNISHED PRODUCTS CAUSED BY CONSTRUCTION OPERATIONS TO THE OWNERS SATISFACTION.

TEMPORARY FACILITIES, UTILITIES & CONTROLS:

19. PROVIDE BARRIERS, FENCES AND OTHER CONTROLS TO PREVENT PUBLIC ENTRY TO CONSTRUCTION AREAS, AND TO PROTECT CONSTRUCTION WORKERS AND THE PUBLIC FROM HAZARDS OF CONSTRUCTION.
20. PROVIDE PROTECTION OF CONSTRUCTION MATERIALS FROM LOSS, DAMAGE, FIRE OR THEFT, AND PROTECT EXISTING CONSTRUCTION FROM DAMAGE BY CONSTRUCTION OPERATIONS.
21. PROVIDE TEMPORARY FIRE-PREVENTION MEASURES AND PROCEDURES INCLUDING FIRE-EXTINGUISHERS PER CITY REQUIREMENTS.
22. PROVIDE DUMPSTERS AND COLLECT WASTE DAILY. DISPOSE OF MATERIAL IN A LAWFUL MANNER. PLACE DUMPSTER IN LOCATION APPROVED BY OWNER.

GENERAL PRODUCT REQUIREMENTS:

23. STORE PRODUCTS PER MANUFACTURER'S INSTRUCTIONS, PROTECTED FROM DAMAGE OR ABUSE, AND WITH VENTILATION TO AVOID CONDENSATION.
24. APPLICATION OF A MATERIAL OR EQUIPMENT ITEM TO WORK INSTALLED BY OTHERS CONSTITUTES ACCEPTANCE OF THAT WORK AND ASSUMPTION OF RESPONSIBILITY FOR SATISFACTORY INSTALLATION AND PERFORMANCE.
25. INSPECT EACH ITEM OF MATERIAL OR EQUIPMENT IMMEDIATELY PRIOR TO INSTALLATION. REJECT DAMAGED AND DEFECTIVE ITEMS.

COORDINATION WITH FIXTURES, FURNISHINGS & EQUIPMENT (FF&E):

26. REVIEW THE OWNER'S SEPARATE CASEWORK/FIXTURES, FURNISHINGS, EQUIPMENT, & SIGNAGE DRAWINGS FOR UNIT SIZES, WEIGHTS, SERVICE-CONNECTIONS AND CLEARANCES REQUIRED - WHETHER FURNISHED OR INSTALLED BY THE CONTRACTOR OR OTHERS. VERIFY THAT REQUIRED ROUGH-INS, CONNECTIONS AND CLEARANCES WILL BE PROVIDED. PROVIDE OPENINGS AND DELIVERY ACCESS FOR FF&E ITEMS, AND PROVIDE STAGING SPACE FOR THEIR INSTALLATION. REPORT DISCREPANCIES OR OMISSIONS OF EQUIPMENT REQUIREMENTS PRIOR TO INSTALLATION.
27. PROVIDE ALL HVAC, PLUMBING, GAS OR ELECTRIC SERVICE CONNECTIONS TO CASEWORK / FIXTURES, SIGNAGE, OR EQUIPMENT INDICATED (WHETHER UNITS ARE INSTALLED BY CONTRACTOR OR BY OTHERS)

GENERAL EXECUTION OF THE WORK:

28. ESTABLISH AND MAINTAIN DURABLE MARKERS TO LOCATE ALL ELEMENTS OF THE WORK, INCLUDING BUT NOT LIMITED TO PARTITIONS, CASEWORK, FIXTURES, EQUIPMENT AND LIGHT-FIXTURES, AND THEIR RELATED MECHANICAL, ELECTRICAL AND PLUMBING CONNECTIONS.
29. AT PROJECTIONS OF FINISHED SURFACES, INCLUDING PILASTERS OR THICKENED WALLS, RETURN ALL EXPOSED SURFACE FINISHES BACK TO THE PRIMARY SURFACE EVEN IF NOT SPECIFICALLY NOTED.
30. PERFORM ALL CUTTING, PATCHING AND FITTING TO ACCOMMODATE CONSTRUCTION WORK AND TO ACHIEVE THE INTENT OF THE CONSTRUCTION DOCUMENTS. CUT & PATCH PARTITIONS FOR INSTALLATION OF PLUMBING OR ELECTRICAL SERVICES AND FOR INSTALLATION OF WALL BLOCKING, IF NECESSARY. PROVIDE ESCUTCHEONS, GROMMETS AND SIMILAR SURFACE CLOSURE OR FINISHED TRIMS AT EXPOSED PENETRATIONS OF FINISHED SURFACES.

COORDINATION WITH ADJACENT CONSTRUCTION:

31. LIMIT WORK TO OCCUR WITHIN THE PROJECT SITE, OR WITHIN OTHER AREAS DESIGNATED OR APPROVED FOR USE BY THE OWNER / LANDLORD / OR DEVELOPER. CONNECT TO EXISTING UTILITY SERVICES BEYOND THE PROJECT-SITE IN THE MOST EXPEDITIOUS MANNER POSSIBLE WITH MINIMAL DISTURBANCE OF EXISTING ELEMENTS OR FINISHES.

FINAL CLEANING:

32. JUST BEFORE OWNER OCCUPANCY, CLEAN ALL SURFACES INCLUDING FIXTURES AND EQUIPMENT FOR THE OWNER'S USE AND OPERATION. POLISH GLASS AND PLUMBING FIXTURES TO BE WITHOUT NOTICEABLE STREAKS. VACUUM CLEAN FLOORS AND DAMP WIPE WALLS, FIXTURES AND EQUIPMENT TO BE DUST-FREE WITHOUT STAINS, FILMS AND OTHER DISTRACTING SUBSTANCES.
33. CLEAN THE PROJECT SITE OF RUBBISH, LITTER AND OTHER FOREIGN SUBSTANCES. BROOM CLEAN PAVED AREAS AND REMOVE STAINS, SPILLS AND OTHER FOREIGN DEPOSITS. RAKE GROUNDS THAT ARE NEITHER PAVED NOR PLANTED, TO A SMOOTH EVEN-TEXTURED SURFACE.

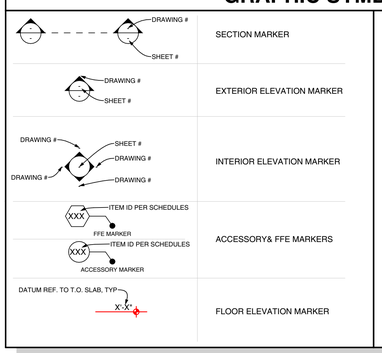
TURN-OVER / CLOSE-OUT REQUIREMENTS:

34. SET ALL TIME CLOCKS, THERMOSTATS AND SIMILAR DEVICES TO THE CURRENT LOCAL TIME. PROVIDE A PRINTED LIST OF NAMES, ADDRESSES AND PHONE NUMBERS OF ALL SUB-CONTRACTORS AND MATERIAL SUPPLIERS USED. ARRANGE FOR ALL INSPECTIONS AND FURNISH OWNER WITH CERTIFICATE OF OCCUPANCY.
35. SUBMIT OPERATION AND MAINTENANCE DATA TO INCLUDE EMERGENCY INSTRUCTIONS, SPARE PARTS LISTS, PRODUCT WARRANTIES, WIRING DIAGRAMS, INSPECTION PROCEDURES, AND APPLICABLE SHOP DRAWINGS AND PRODUCT DATA.
36. SUBMIT AS-BUILT MARKED-UP DRAWINGS INDICATING ANY CHANGES MADE AND WITH DIMENSIONED LOCATIONS OF CONCEALED WORK AND LEAVE A COPY AT THE PROJECT SITE.

TYPICAL ABBREVIATIONS

@	AT	DWP	DECORATIVE WALL PANEL	MECH	MECHANICAL	SB	SPLASH BLOCK
AB.	ANCHOR BOLTS	EC	ELECTRICAL CONTRACTOR	MFG	MANUFACTURER	SC	SEALED CONCRETE
ACT	ACOUSTIC CEILING TILE	ELEC	ELECTRICAL	MIN	MINIMUM	SS	SOLID SURFACESLR
ADJ	ADJUSTABLE	ELEV	ELEVATION	MTL	METAL		SEALER
A.F.F.	ABOVE FINISH FLOOR	EP	ELECTRICAL PANEL	MTR	METAL ROOFING	STL	STEEL
ALUM	ALUMINUM	EQ	EQUAL	MTS	METAL SIDING	STDK	STEEL DECK
APPROX	APPROXIMATELY	(E)	EXISTING	N/A	NOT APPLICABLE	STBM	STEEL BEAM
BD	BOARD	EXP	EPOXY	NR	NOT RATED	STCL	SLEEL COLUMN
BLDG	BUILDING	EXT	EXTERIOR	N.T.S.	NOT TO SCALE	STO	STONE
BM	BEAM	FCP	FIBER CEMENT PANEL	O.C.	ON CENTER	STN	STAIN
B.O.	BOTTOM OF	FD	FLOOR DRAIN	OFOI	OWNER FURNISHED/	STF	STOREFRONT
BHS	BAGGAGE HANDLING SYSTEM	FE	FIRE EXTINGUISHER CAB.		OWNER INSTALLED	STRUCT	STRUCTURAL
CAB	CABINET	FF	FINISH FLOOR	OFCI	OWNER FURNISHED/	T.O.	TOP OF
CB	COVER BOARD	FIN	FINISH		CONTRACTOR INSTALLED	TBB	TILE BACKER BOARD
CPT	CARPET	FLR	FLOOR	OPNG	OPENING	TS	TRANSITION STRIPS
CF/CI	CONTRACTOR FURNISHED/ CONTRACTOR INSTALLED	FLM	FILM	OPP	OPPOSITE	THK	THICK
		FP	FILLER PANEL	PEMB	PRE-ENGINEERED METAL BUILDING	TOB	TOP OF BEAM
CF/OI	CONTRACTOR FURNISHED/ OWNER FURNISHED		FLOOR PAINT			TOC	TOP OF CONCRETE
		FRP	FIBERGLASS REINF. PANEL	PNT	PAINT	TYP	TYPICAL
CI	CONTINUOUS INSULATION	FT	FOOT/FEET	PLAM	PLASTIC LAMINATE	UON	UNLESS OTHERWISE NOTED
CJ	CONTROL JOINT	GA	GAUGE	PRE-FIN	PREFINISHED	VERT	VERTICAL
CL	CENTER LINE	GALV	GALVANIZED	POL	POLISHED	VFY	VERIFY
CG	CORNER GUARD	GB	GYPSUM BOARD	RB	RESILIENT BASE	VPR	VAPOR BARRIER
CLG	CEILING	GYP	GYPSUM BOARD	REF	REFERENCE	VWC	VINYL WALL COVERING
CLR	CLEAR	GBSH	GYPSUM BOARD SHEATHING	REQ	REQUIRED	W	WIDE/WIDTH
CMU	CONCRETE MASONRY UNIT	GC	GENERAL CONTRACTOR	REQ'D	REQUIRED	W/	WITH
CO	CLEAR OPENING	GEN	GENERAL	RO	ROUGH OPENING	W/O	WITHOUT
COL	COLUMN	GL	GLASS	ROW	RIGHT OF WAY	WRB	WEATHER BARRIER
CONC	CONCRETE	HM	HOLLOW METAL	RS	ROLLER SHADE	WB	WALL BASE
COORD	COORDINATE	HORIZ	HORIZONTAL	SF	SQUARE FEET	WD	WOOD
CONT	CONTINUOUS	HR	HOUR	SG	SAFETY GLASS	WDSH	WOOD SHEATHING
CSOG	CONCRETE SLAB ON GRADE	ICB	INTERGRAL COVE BASE	SPEC	SPECIFICATIONS	WM	WALK-OFF MAT
DAT	DATUM	INSUL	INSULATION	SV	SHEET VINYL	WPAN	WALL PANEL
DET/DTL	DETAIL	INT	INTERIOR	SIM	SIMILAR	QTZ	QUARTZ
DIA	DIAMETER	INST	INTERIOR STUD	SB	SPLASH BLOCK	XST	EXTERIOR STUD
DN	DOWN	LVT	LUXURY VINYL TILE	SC	SEALED CONCRETE		
DS	DOWNSPOUT	MAX	MAXIMUM	SS	SOLID SURFACE		
DWG	DRAWING						

GRAPHIC SYMBOLS LEGEND



COLLABORATIVE DESIGN ARCHITECTS

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THESE DOCUMENTS, IN PART OR IN WHOLE, AND THE DESIGN THEY REPRESENT ARE THE SOLE PROPERTY OF COLLABORATIVE DESIGN ARCHITECTS. THESE DOCUMENTS ARE INTENDED FOR THE PROJECT ON THE SITE DESIGNATED. ANY REPRODUCTION, MODIFICATION OR ADAPTATION WITHOUTTHE EXPRESS WRITTEN CONSENT OF COLLABORATIVE DESIGN ARCHITECTS IS STRICTLY PROHIBITED.
CONSTRUCTION DOCUMENTS MUST BE PRINTED IN COLOR TO BE OFFICIAL. IF THE COLOR OF THIS TEXT IS NOT RED, THE CONSTRUCTION DOCUMENTS ARE NOT TO BE USED.

ISSUE DATES:

- 3/2/26 - PERMIT - BID SET
- 3/20/26 - ADDENDUM 02
- 3/27/26 - ADDENDUM 03

ADDENDUM 03

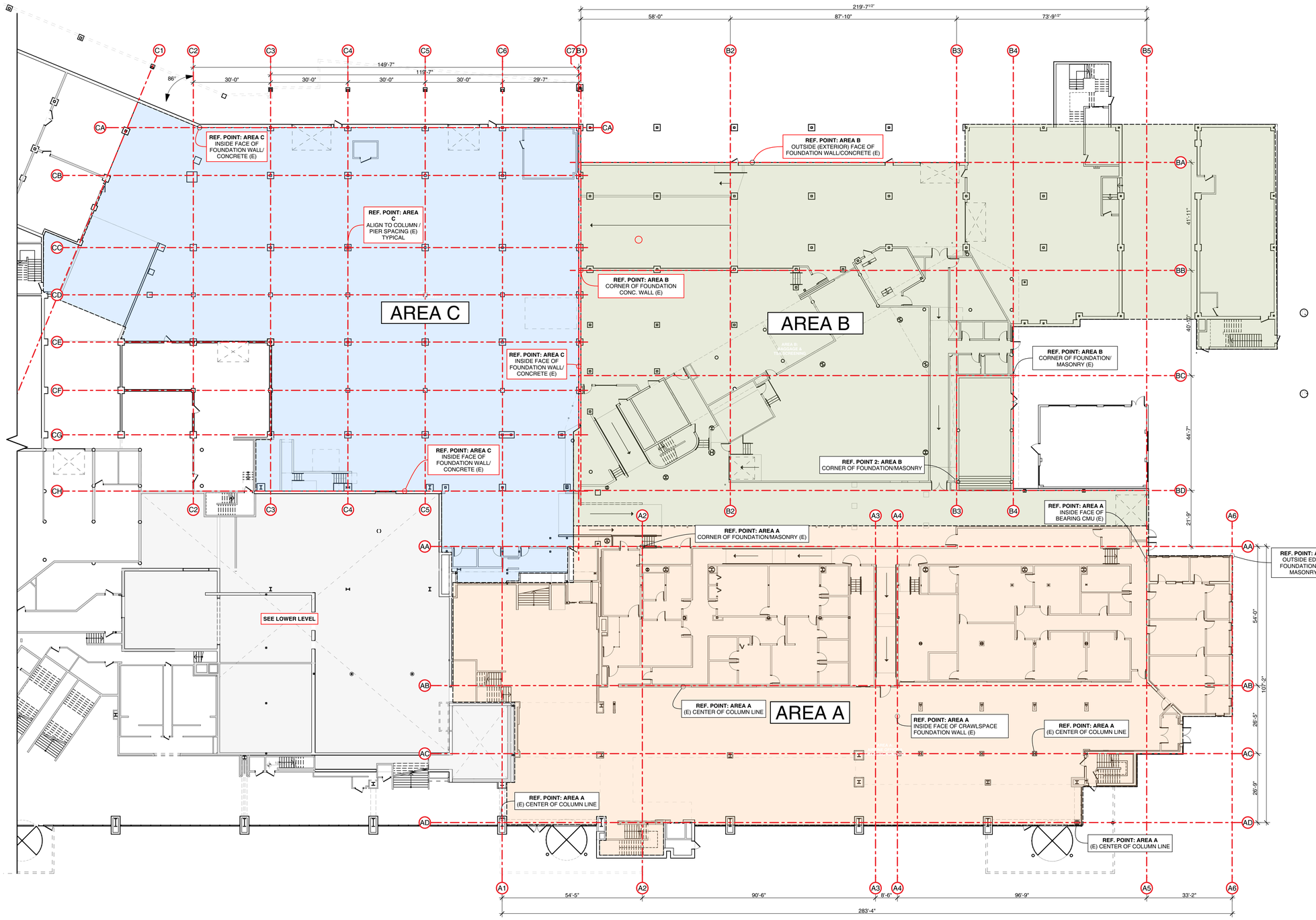
BILLINGS LOGAN INTERNATIONAL AIRPORT
TICKETING & BAGGAGE REMODEL
901 TERMINAL CIR, BILLINGS, MT 59106

PREPARED FOR: CITY OF BILLINGS **PROJECT ARCHITECT:** NICK PANCHEAU, AIA **PROJECT NUMBER:** 2505

STATE OF MONTANA — NICHOLAS S. PANCHEAU — 16824 — REGISTERED ARCHITECT — BILLINGS MT

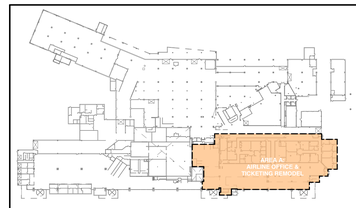
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PROJECT INFORMATION

2505 - BILLINGS LOGAN INTERNATIONAL AIRPORT
901 TERMINAL CIR, BILLINGS, MT 59106
ARCHITECTS DESIGN
www.cd-mt.com
COLLABORATIVE
2280 GRANT ROAD, SUITE C
BILLINGS, MT 59102 406.248.3443



1 FLOOR PLAN NAVIGATION

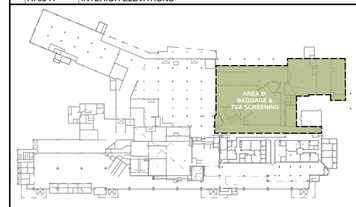
1/16" = 1'-0"



KEY PLAN

SHEET INDEX - AREA A

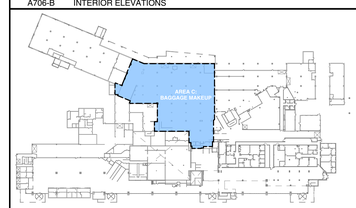
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DEMOLITION PLANS	
D101-A	AREA A: FIRST FLOOR DEMOLITION PLAN
D102-A	AREA A: SECOND FLOOR DEMOLITION PLAN
D121-A	AREA A: FIRST FLOOR DEMOLITION RCP
D122-A	AREA A: SECOND FLOOR DEMOLITION RCP
BUILDING PLANS	
A001-A	AREA A: SLAB COORDINATION PLAN
A101-A	AREA A: FIRST FLOOR PLAN
A102-A	AREA A: SECOND FLOOR PLAN
A111-A	AREA A: FIRST FLOOR INTERIOR PARTITION PLAN
A121-A	AREA A: REFLECTED CEILING PLAN
A122-A	AREA A: SECOND FLOOR REFLECTED CEILING PLAN
A131-A	AREA A: FINISH FLOOR PLAN
A132-A	AREA A: SECOND FLOOR FINISH PLAN
A141-A	AREA A: FFE COORDINATION PLAN
A151-A	AREA A: ATO ENLARGED FLOOR PLAN - WEST
A152-A	AREA A: ATO ENLARGED FLOOR PLAN - EAST
A153-A	AREA A: ATO ENLARGED FLOOR PLAN - EXPANSION
A154-A	AREA A: ATO RAMP ENLARGED PLANS & DETAILS
A155-A	AREA A: DOOR TWO ENLARGED FLOOR PLANS
A181-A	AREA A: ENLARGED ROOF PLAN
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A701-A	INTERIOR ELEVATIONS
A702-A	INTERIOR ELEVATIONS
A704-A	INTERIOR ELEVATIONS
A705-A	INTERIOR ELEVATIONS



KEY PLAN

SHEET INDEX - AREA B

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DEMOLITION PLANS	
D101-B	AREA B: FIRST FLOOR DEMOLITION PLAN
D102-B	AREA B: SECOND FLOOR DEMOLITION PLAN
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BUILDING PLANS	
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A111-B	AREA B: FIRST FLOOR INTERIOR PARTITION PLAN
A121-B	AREA B: REFLECTED CEILING PLAN
A131-B	AREA B: FINISH FLOOR PLAN
A141-B	AREA B: FFE COORDINATION PLAN
A161-B	AREA B: N/S HALL ENLARGED PLAN
A162-B	AREA B: TUG RAMP ENLARGED PLANS & DETAILS
A163-B	AREA B: EQUIPMENT RAMP ENLARGED PLANS & DETAILS
A164-B	AREA B: SWITCHGEAR ENLARGED PLANS & DETAILS
A165-B	AREA B: ENLARGED PLANS & DETAILS
A182-B	AREA B: ENLARGED ROOF PLAN
BUILDING SECTIONS	
A302-B	AREA B: BUILDING SECTIONS
WALL SECTIONS	
A403-B	AREA B: WALL SECTIONS
INTERIOR ELEVATIONS	
A706-B	INTERIOR ELEVATIONS



KEY PLAN

SHEET INDEX - AREA C

GENERAL SHEETS	
G101-C	AREA C: FIRE & LIFE SAFETY PLAN
DEMOLITION PLANS	
D101-C	AREA C: FIRST FLOOR DEMOLITION PLAN
D121-C	AREA C: FIRST FLOOR DEMOLITION RCP
BUILDING PLANS	
A001-C	AREA C: SLAB COORDINATION PLAN
A101-C	AREA C: FIRST FLOOR PLAN
A111-C	AREA C: FIRST FLOOR INTERIOR PARTITION PLAN
A121-C	AREA C: REFLECTED CEILING PLAN
A131-C	AREA C: FINISH FLOOR PLAN
A141-C	AREA C: FFE COORDINATION PLAN
A171-C	AREA C: MAINTENANCE RAMP ENLARGED PLANS
A172-C	AREA C: ENLARGED FLOOR PLANS
A173-C	AREA C: ENLARGED SECOND FLOOR PLANS

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3/2/26 - PERMIT-BID SET

PERMIT-BID SET

BILLINGS LOGAN INTERNATIONAL AIRPORT

TICKETING & BAGGAGE REMODEL

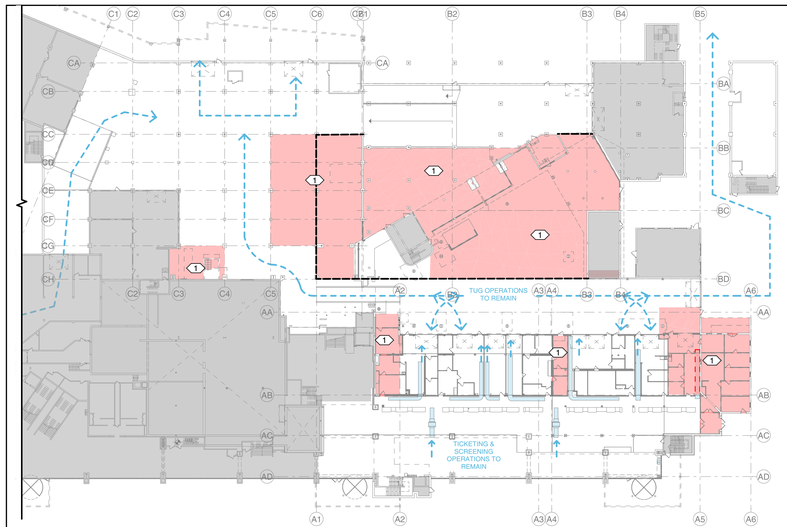
901 TERMINAL CIR, BILLINGS, MT 59106

PREPARED FOR: CITY OF BILLINGS **PROJECT ARCHITECT:** NICK PANCHEAU, AIA **PROJECT NUMBER:** 2505

STATE OF MONTANA — NICHOLAS S. PANCHEAU — 16874 — BILLINGS MT — REGISTERED ARCHITECT

G003

PROJECT NAVIGATION & WAYFINDING

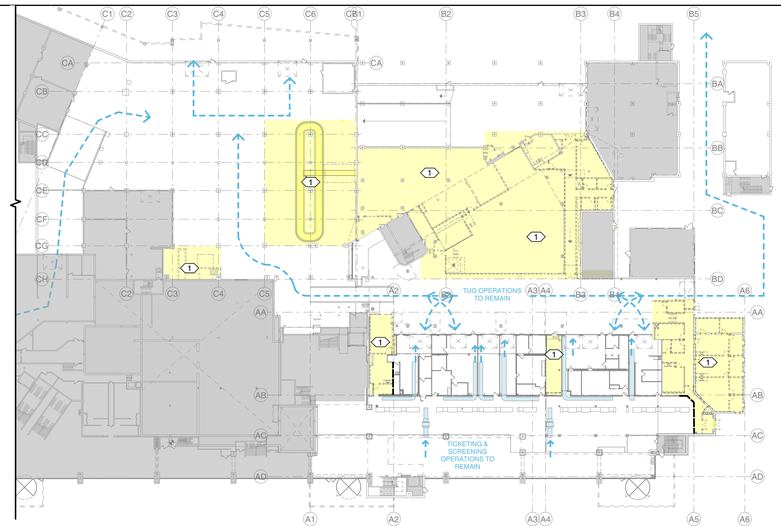


1 PHASE 1: PHASING PLAN - DEMOLITION
1" = 40'

PHASE 1

PHASE GENERAL NOTES:
1.) ATO OPERATIONS TO REMAIN, U.O.N.
2.) TUG TRAFFIC TO REMAIN AS ILLUSTRATED FOR DURATION OF PHASE.

PHASE BY SCHEDULE:
1 **PHASE 1**
- BAGGAGE CAROUSEL
- CBRA SCREENING ROOMS
- ATO EXPANSION
- MAINTENANCE EAST (IT ROOM)
- OVERSIZED SCREENING
- MAINTENANCE RAMP

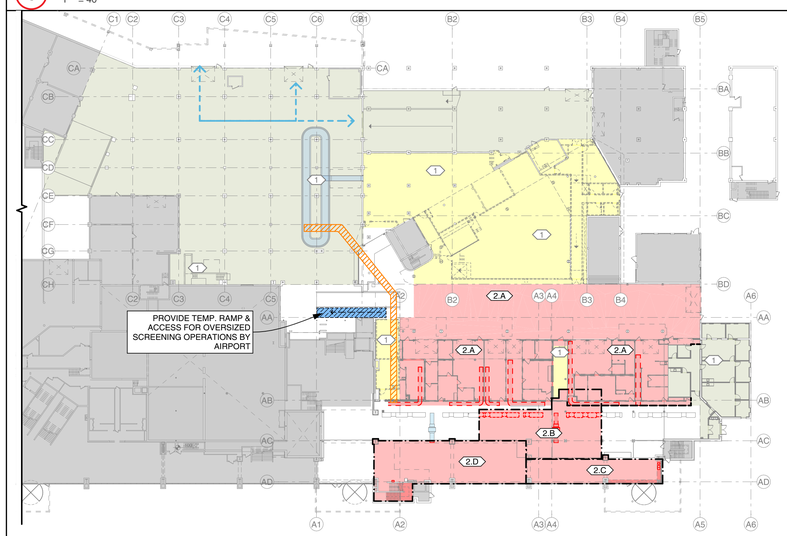


2 PHASE 1: PHASING PLAN - NEW CONSTRUCTION
1" = 40'

PHASE 1

PHASE GENERAL NOTES:
1.) ATO OPERATIONS TO REMAIN, U.O.N.
2.) TUG TRAFFIC TO REMAIN AS ILLUSTRATED FOR DURATION OF PHASE.

PHASE BY SCHEDULE:
1 **PHASE 1**
- BAGGAGE CAROUSEL
- CBRA SCREENING ROOMS
- ATO EXPANSION
- MAINTENANCE EAST (IT ROOM)
- OVERSIZED SCREENING
- MAINTENANCE RAMP



3 PHASE 2: PHASING PLAN - DEMOLITION
1" = 40'

PHASE 2

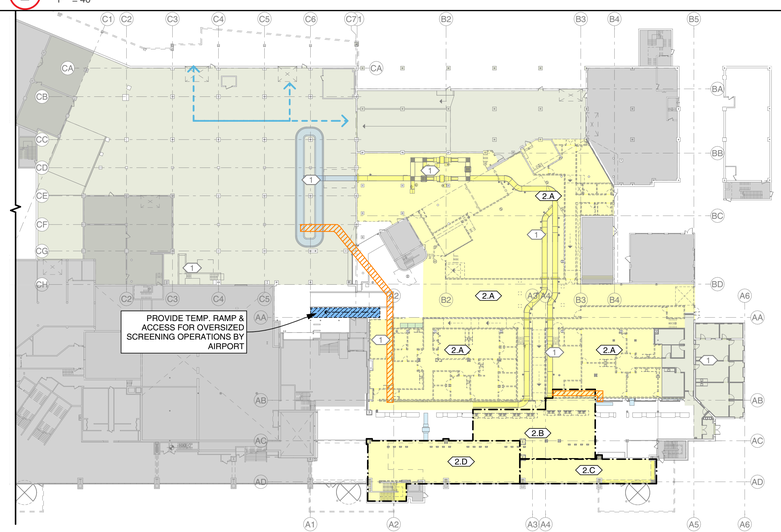
PHASE GENERAL NOTES:
1.) CAROUSEL MUST BE OPERATIONAL FOR BAGGAGE HANDLING BY AIRLINES
2.) PHASE 1 CONSTRUCTION WILL OVERLAP PHASE 2. SEE SCHEDULE PER GENERAL CONTRACTOR.
3.) TEMPORARY BHS SHALL CONNECT BAGGAGE OPERATIONS TO CAROUSEL PRIOR TO PHASE 2.A CONSTRUCTION OPERATIONS BEGIN

PHASE BY SCHEDULE:
2.A **PHASE 2.A**
- TUG LANE
- ATO OFFICES REMODEL
- BHS SYSTEM INSTALLATION

2.B **PHASE 2.B**
- TICKETING COUNTERS (MIDDLE)
- SCREENING POD RELOCATION
- BHS SYSTEM OPERATIONAL

2.C **PHASE 2.C**
- EAST QUEUEING
-
-

2.D **PHASE 2.D**
- WEST QUEUEING
-
-



4 PHASE 2: PHASING PLAN - NEW CONSTRUCTION
1" = 40'

PHASE 2

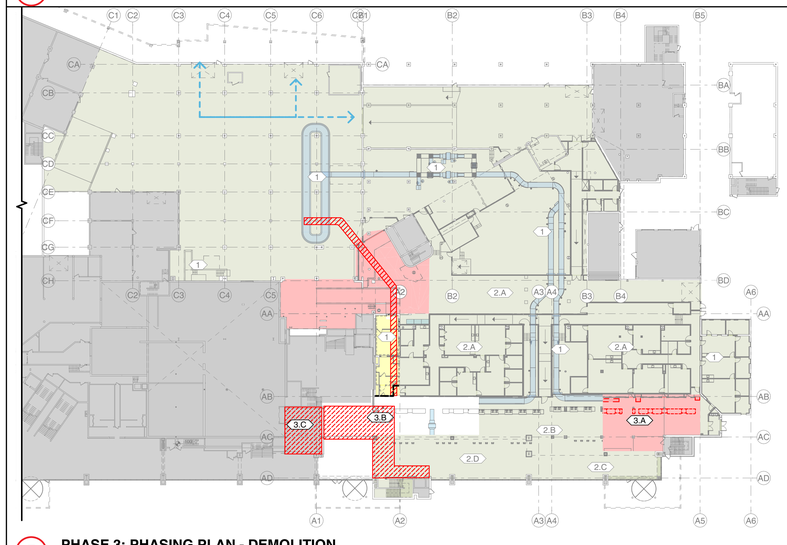
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PHASE BY SCHEDULE:
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- TUG LANE
- ATO OFFICES REMODEL
- BHS SYSTEM INSTALLATION

2.B **PHASE 2.B**
- TICKETING COUNTERS (MIDDLE)
- SCREENING POD RELOCATION
- BHS SYSTEM OPERATIONAL

2.C **PHASE 2.C**
- EAST QUEUEING
-
-

2.D **PHASE 2.D**
- WEST QUEUEING
-
-



5 PHASE 3: PHASING PLAN - DEMOLITION
1" = 40'

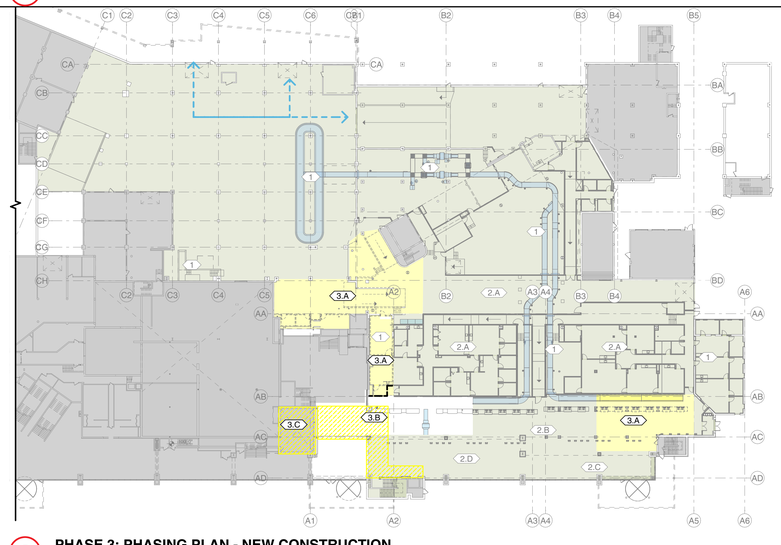
PHASE 3

PHASE GENERAL NOTES:
1.) BHS MUST BE OPERATIONAL PRIOR TO STARTING OF PHASE 3. REMOVE ALL TEMP. BAGGAGE BELT AS PART OF PHASE 3.
2.) PHASE 3 SUB-PHASES SHALL OVERLAP. SEE SCHEDULE PER GENERAL CONTRACTOR.

PHASE BY SCHEDULE:
3.A **PHASE 3.A**
- TICKETING - EAST
- TUG RAMP
- OVERSIZED SCREENING

3.B **PHASE 3.B**
- SECOND FLOOR WORK
-
-

3.C **PHASE 3.C**
- HVAC #1 REPLACEMENT
- ROOF WORK ABOVE
-



6 PHASE 3: PHASING PLAN - NEW CONSTRUCTION
1" = 40'

PHASE 3

PHASE GENERAL NOTES:
1.) BHS MUST BE OPERATIONAL PRIOR TO STARTING OF PHASE 3. REMOVE ALL TEMP. BAGGAGE BELT AS PART OF PHASE 3.
2.) PHASE 3 SUB-PHASES SHALL OVERLAP. SEE SCHEDULE PER GENERAL CONTRACTOR.

PHASE BY SCHEDULE:
3.A **PHASE 3.A**
- TICKETING - EAST
- TUG RAMP
- OVERSIZED SCREENING

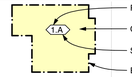
3.B **PHASE 3.B**
- SECOND FLOOR WORK
-
-

3.C **PHASE 3.C**
- HVAC #1 REPLACEMENT
- ROOF WORK ABOVE
-

CONSTRUCTION PHASING GENERAL NOTES

A. ALL CONTRACTORS & SUB-CONTRACTORS SHALL COORDINATE CONSTRUCTION OPERATIONS WITH THE OWNER TO ENSURE AIRPORT OPERATIONS ARE MAINTAINED AS NECESSARY BY THE AIRPORT.
B. ALL PHASING PLANS ARE SCHEMATIC IN NATURE AND WILL REQUIRE ADAPTATION IN THE FIELD AS NEEDED. ALL SUB-CONTRACTORS SHALL COORDINATE EXACT PHASE EXTENTS, DURATIONS, AND REVISIONS WITH THE GENERAL CONTRACTOR.
C. TEMPORARY PARITIONS SHALL BE PROVIDED WHERE CONSTRUCTION WORK ABUTS AIRPORT OPERATIONS OR PUBLIC (OCCUPIED) SPACES, TYPICAL.
D. TEMPORARY BAGGAGE HANDLING SYSTEMS SHALL BE REQUIRED TO MAINTAIN BAGGAGE ROUTING AND AIRLINE BAGGAGE MAKEUP OPERATIONS, TYPICAL THROUGHOUT THE PROJECT. SEE BHS SHEETS FOR MORE INFORMATION.
E. CONTRACTOR TO MAINTAIN OR PROVIDE NECESSARY FIRE & LIFE SAFETY SYSTEMS THROUGHOUT PHASED & OCCUPIED AREAS THROUGHOUT DURATION OF THE PROJECT. INCLUDING, BUT NOT LIMITED TO FIRE SUPPRESSION SYSTEMS, FIRE ALARM SYSTEMS, LIGHTING (TEMP. OR PERMANENT), HVAC & OTHER REQUIREMENTS SPECIFIED BY THE GC & AHJ FOR TEMPORARY OR FINAL CERTIFICATE OF OCCUPANCY OF EACH PHASED AREA. SEE LEGEND FOR 'OCCUPIED' AREAS THROUGHOUT PROJECT PHASING.

PHASING PLAN LEGEND



PHASE NUMBER LABEL
CONSTRUCTION AREA (COLOR) PER LEGEND
SUB-PHASE LETTER DESIGNATION
EDGE OF SUB-PHASE PER PLANS

AIRPORT OPERATIONS TO REMAIN DURING PHASE
- TUG TRAFFIC TO BE MAINTAINED AS INDICATED
- AIRLINE OFFICE BHS & OPERATIONS TO REMAIN

CONSTRUCTION OPERATIONS AREAS (NON-OCCUPIED)
- SEE 1D/100 FOR EXTENTS OF DEMOLITION WORK.

NEW CONSTRUCTION AREA EXTENTS (NON-OCCUPIED)
- SEE 1/A100 FOR EXTENTS OF NEW CONSTRUCTION.

COMPLETED CONSTRUCTION (OCCUPIED)
- SPACE TO BE OCCUPIABLE BY OWNER.
- SEE PHASING GENERAL NOTE E FOR THESE AREAS.

TEMPORARY PARTITIONS BY GC.
- PROVIDE SEPARATION FROM CONSTRUCTION ACTIVITIES AS TO NOT INTERUPT AIRPORT OPERATIONS.

TEMPORARY BAGGAGE HANDLING SYSTEM
- PROVIDE TEMPORARY BHS CONNECTING TICKETING COUNTERS (E) TO NEW CAROUSEL OR SCREENING AREAS.
- SEE BHS SHEETS FOR ADDITIONAL REQUIREMENTS.

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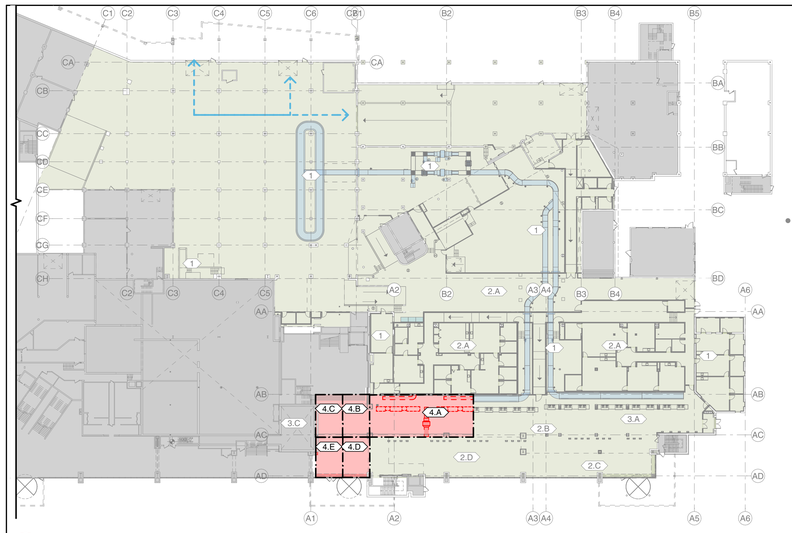
PERMIT-BID SET

BILLINGS LOGAN INTERNATIONAL AIRPORT
TICKETING & BAGGAGE REMODEL
901 TERMINAL CIR, BILLINGS, MT 59106

PREPARED FOR: CITY OF BILLINGS | **PROJECT ARCHITECT:** NICK PANCHEAU, AIA | **PROJECT NUMBER:** 2505

STATE OF MONTANA — NICHOLAS S. PANCHEAU — 16874 — BILLINGS MT — REGISTERED ARCHITECT

G004
CONSTRUCTION PHASING PLANS



1 **PHASE 4: PHASING PLAN - DEMOLITION**
1" = 40'

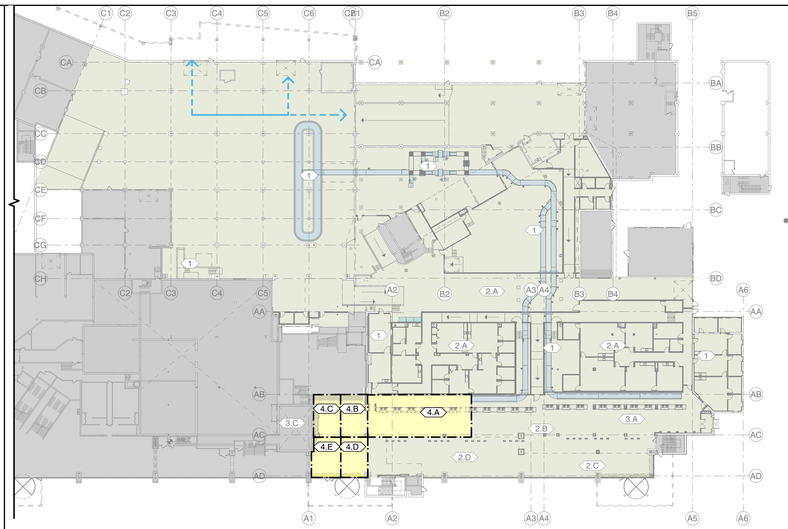
PHASE 4

PHASE GENERAL NOTES:

1.) PEDESTRIAN ACCESS TO TSA SCREENING AREAS ARE TO REMAIN DURING PHASE 4
2.) PROVIDE NECESSARY TEMPORARY PARTITIONS & TUNNELS' DURING ALL SUB-PHASING TO MAINTAIN AIRPORT CIRCULATION (E).

PHASE BY SCHEDULE:

- 4.A **PHASE 4.A** - TICKETING - WEST
- 4.B **PHASE 4.B** - DOOR 2 WORK
- 4.C **PHASE 4.C** - DOOR 2 WORK
- 4.D **PHASE 4.D** - DOOR 2 WORK



2 **PHASE 4: PHASING PLAN - NEW CONSTRUCTION**
1" = 40'

PHASE 4

PHASE GENERAL NOTES:

1.) PEDESTRIAN ACCESS TO TSA SCREENING AREAS ARE TO REMAIN DURING PHASE 4
2.) PROVIDE NECESSARY TEMPORARY PARTITIONS & TUNNELS' DURING ALL SUB-PHASING TO MAINTAIN AIRPORT CIRCULATION (E).

PHASE BY SCHEDULE:

- 4.A **PHASE 4.A** - TICKETING - WEST
- 4.B **PHASE 4.B** - DOOR 2 WORK
- 4.C **PHASE 4.C** - DOOR 2 WORK
- 4.D **PHASE 4.D** - DOOR 2 WORK

CONSTRUCTION PHASING GENERAL NOTES

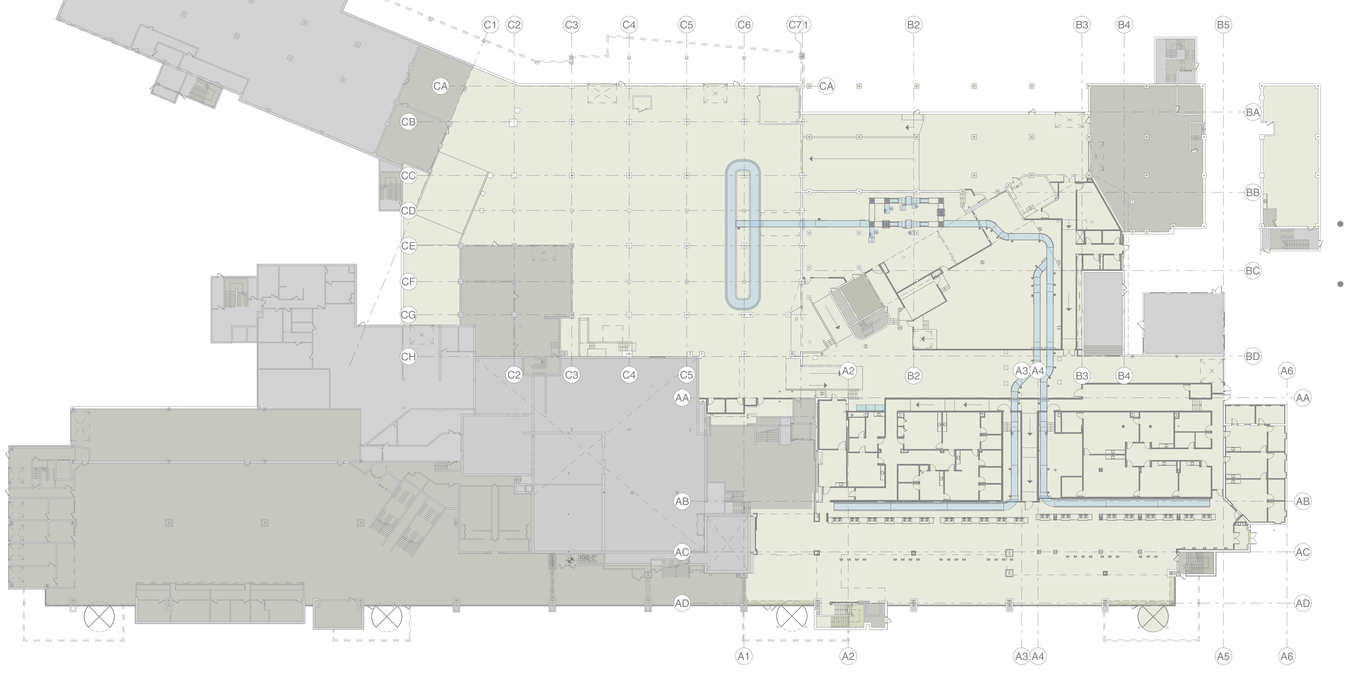
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PHASING PLAN LEGEND

- PHASE NUMBER LABEL
- CONSTRUCTION AREA (COLOR) PER LEGEND
- SUB-PHASE LETTER DESIGNATION
- EDGE OF SUB-PHASE PER PLANS

- **AIRPORT OPERATIONS TO REMAIN DURING PHASE**
  - TUG TRAFFIC TO BE MAINTAINED AS INDICATED
  - AIRLINE OFFICE BHS & OPERATIONS TO REMAIN
- **CONSTRUCTION OPERATIONS AREAS** (NON-OCCUPIED)
  - SEE 1/D100 FOR EXTENTS OF DEMOLITION WORK.
- **NEW CONSTRUCTION AREA EXTENTS** (NON-OCCUPIED)
  - SEE 1/A100 FOR EXTENTS OF NEW CONSTRUCTION.
- **COMPLETED CONSTRUCTION** (OCCUPIED)
  - SPACE TO BE OCCUPIABLE BY OWNER.
  - SEE PHASING GENERAL NOTE E FOR THESE AREAS.
- **TEMPORARY PARTITIONS BY GC.**
  - PROVIDE SEPARATION FROM CONSTRUCTION ACTIVITIES AS TO NOT INTERUPT AIRPORT OPERATIONS.
- **TEMPORARY BAGGAGE HANDLING SYSTEM**
  - PROVIDE TEMPORARY BHS CONNECTING TICKETING COUNTERS (E) TO NEW CAROUSEL OR SCREENING AREAS.
  - SEE BHS SHEETS FOR ADDITIONAL REQUIREMENTS.

ADD-02 **CLARIFICATION:**
1. INCLUDED SPACE BETWEEN NOTE BOXES FOR DRAWING LEGIBILITY



5 **OVERALL PLAN - COMPLETED CONSTRUCTION**
1/32" = 1'-0"

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BILLINGS, MT 59102 406.248.3443
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- 3/2/26 - PERMIT - BID SET
- 3/20/26 - ADDENDUM 02

ADDENDUM 02

BILLINGS LOGAN INTERNATIONAL AIRPORT
TICKETING & BAGGAGE REMODEL
901 TERMINAL CIR, BILLINGS, MT 59106

PREPARED FOR: CITY OF BILLINGS **PROJECT ARCHITECT:** NICK PANCHEAU, AIA **PROJECT NUMBER:** 2505

STATE OF MONTANA — NICHOLAS S. PANCHEAU — 16824 — REGISTERED ARCHITECT — BILLINGS MT

G005
CONSTRUCTION PHASING PLANS

U.S. Department of Transportation
Federal Aviation Administration
Northwest Mountain Region
Colorado · Idaho · Montana · Oregon· Utah· Washington· Wyoming

June 2, 2026

Paul Kherea, A.A.E., ACE
Assistant Aviation Director
1901 Terminal Circle, Room 216
Billings, MT 59105

Billings Logan International Airport
Billings, MT
3-30-0008-090/091-2026
Engineering Fee Approval

Dear Mr. Khera:

We have received and accepted your *Sponsor Certification for Selection of Consultants* for the subject project. This affirms that you have met the requirements of the most current version of Advisory Circular (AC) 150/5100-14.

We have reviewed your record of negotiations and Independent Fee Estimate (IFE) for the subject project. We accept your review of costs for reasonableness based on your cost analysis. Please maintain a copy of your cost analysis for future audit purposes. Please note, this is a maximum fee and the sponsor can only be reimbursed for actual costs incurred. Any future amendments to this engineering agreement will require Federal Aviation Administration (FAA) approval. The following item is approved and eligible for federal participation, assuming the associated work is completed.

Construction Administration Fee = $1,602,455.00

Based on the submitted record of negotiations, we concur that the fees established are fair and reasonable and the result of good faith negotiations. Please provide our office with a copy of the executed engineering agreement.

If you have questions, please call me at (406) 441-5405.

Sincerely,

Jeremy Goettle

Jake Goettle, PE
Project Manager
Helena ADO

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: 21st St. Underpass Study Recommendation to the Policy Coordinating Committee
PRESENTED BY: Elyse Monat
Department: Planning & Community Services
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION

Staff recommends the City Council forward a recommendation of study adoption to the Policy Coordinating Committee. Adoption of the study does not commit the City of Billings or any other entity to action on this issue. Rather, the study provides options and information for future funding opportunities and discussion of prioritization in the CIP.

EXECUTIVE SUMMARY

The 21st St. Underpass Study explored four options for improving the underpass, including no build, minor improvements with an overheight vehicle warning system, increasing clearance to 11.5 feet with minor pedestrian improvements, and increasing clearance to 13.5 feet with bridge replacement. The study provides options for improvements to the 21st St. Underpass, but does not commit any of the governing bodies to a specific option or improvement at this time.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

The 21st St. Underpass is one of two grade-separated railroad crossings that link downtown Billings to the industrial and residential area south of the railroad. The 21st Street crossing is unique because it is the only gradeseparated crossing that serves the central downtown area, making it one of the critical railroad crossings in Billings. However, there are significant limitations to the current use of the 21st Street underpass, including:

- Lack of vertical clearance for large vehicles (current clearance is 8 ft.)
- Narrow lanes without shoulders.
- Lack of bicycle lanes or other options for bicycles.
- Narrow, dark, debris-prone sidewalks for pedestrians.
- Periodic roadway drainage problems.
- Steep roadway grades on both approaches to the underpass.

After the Montana Department of Transportation (MDT) concluded that it would not construct a grade-separated crossing at the 27th St. railroad crossing due to community preference, the City considered improving the 21st St. underpass to allow additional types of vehicles to utilize the underpass. The City placed a project to improve the 21st St. underpass in its Capital Improvement Plan (CIP). As a result, the Billings Metropolitan Planning Organization (MPO) offered to assist in the process with a planning-level study of the underpass to provide options for improvements. The City has since identified the 21st Street underpass as part of its long-range CIP projects list.

Through the Request for Proposals (RFP) process, Kittelson & Associates, Inc. was selected as the consultant for the project with HDR as their sub-consultant. The two firms worked together to conduct an existing conditions analysis and two rounds of public outreach. They also communicated with BNSF Railway, which owns the structure. Based on the planning-level technical analysis completed by experts in traffic and structural engineering,and with input from the public and the project advisory committee, the consultants developed six alternatives for the underpass, which were reduced to four alternatives in consultation with the project advisory committee. The purpose of this study was to provide options to the City of Billings for potential improvements, not to select a particular alternative.

The four alternatives include:

1. **Alternative 1: No Build**
    1. Alternative 1 maintains the infrastructure currently in place. This alternative means no actions are taken and no additional cost is incurred. This also means that heavy vehicles, including fire and emergency medical service (EMS) vehicles would still not be able to use the underpass. Additionally, bridge involved crashes may still occur due to limited vertical clearance, drainage issues will persist without an upgraded stormwater system,and sidewalks would continue to experience debris accumulation due to

unstable slopes.
    2. Cost Estimate: $0
2. **Alternative 2: Minor Improvements with Overheight Vehicle Warning System**
    1. Alternative 2 adds low-cost improvements with the goals of reducing the overheight vehicle crashes into the overpass bridge and improving the pedestrian environment under the bridge. The alternative includes installing an overheight vehicle warning system, modifying the 21st Street underpass to improve the existing drainage system,and stabilizing the bridge abutment embankment slopes to reduce debris on the sidewalks.
    2. Cost Estimate: $600,000-$800,000
3. **Alternative 3: Increase Clearance to 11.5 Feet with Minor Pedestrian Improvements**
    1. Alternative 3 includes moderate modifications of the bridge structure to increase the vertical clearance by approximately 3.5 feet to achieve a vertical clearance of approximately 11.5 feet (11'-6"),as well as adding pedestrian improvements and an overheight warning system like Alternative 2. This alternative would accommodate ambulances but continue to not accommodate fire apparatus, large EMS vehicles,and most commercial trucks.
    2. Cost Estimate: $8-10 Million
4. **Alternative 4: Increase Clearance to 13.5 Feet with Bridge Replacement**
    1. Alternative 4 increases the vertical clearance of the underpass to 13.5 feet. This alternative would allow heavy vehicles, including fire and emergency medical services (EMS), to utilize the underpass. In this alternative, achieving the increase in vertical clearance would require replacing the bridge structure,as the increase in roadway depth would expose existing bridge piles to a depth not meeting structural standards.
    2. Cost Estimate: $26-30 Million

More than 400 people responded to the second survey, which presented the four alternatives. From highest to lowest, the public preferred:

1. Alternative 2 (Minor Improvements with Overheight Vehicle Warning System)
2. Alternative 3 (Increase Clearance to 11.5 Feet with Minor Pedestrian Improvements)
3. Alternative 1 (No Build)
4. Alternative 4 (Increase Clearance to 13.5 Feet with Bridge Replacement)

BNSF indicated that it would prefer an option that does not impact railroad operations. Of the two construction options, BNSF would prefer Alternative 3.

Another item that must be considered is the underpass's proximity to the Billings PCE federal Superfund site. Construction would likely require mitigation measures to be taken.

21st Street is not currently designated as an urban route within the Billings MPO and, therefore, is not eligible for federal funding through the MPO. To become eligible for federal funding, a request would need to be submitted to MDT to add the roadway to the urban system.

This study is now going through the MPO's review process, in which the governing bodies forward a recommendation of adoption or denial to the Policy Coordinating Committee (PCC), which makes the final decision on the study for the MPO. The expected review schedule is:

- Technical Advisory Committee - May 28, 2026
- Planning Board - June 9, 2026
- Board of County Commissioners Discussion - June 11, 2026
- Board of County Commissioners Regular - June 23, 2026
- City Council Work Session - June 15, 2026
- City Council Regular - June 22, 2026
- Policy Coordinating Committee - July 21, 2026

FISCAL EFFECTS

There are no fiscal effects to adopting the study, as this is a study only.

If the City of Billings decides to make changes to the 21st St. underpass in the future, there would be a cost to do so, ranging from approximately $600,000-$30 Million. This funding would have to be approved at another time by the Billings City Council and be updated within the CIP. Federal grants and other funding sources outside the City would certainly be considerations in developing this project to move it forward. 21st Street is not currently designated as an urban route within the Billings MPO and, therefore, is not eligible for federal funding through the

MPO. To become eligible for federal funding, a request would need to be submitted to MDT to add the roadway to the urban system.

STAKEHOLDERS

Stakeholders were engaged throughout the process. The project advisory committee included representatives from the Billings City Council, the City and County Public Works Departments, MET Transit, local Tax Increment Financing (TIF) districts, the Montana Department of Transportation, Phillips 66, and more. Council Member Roy Neese provided valuable insight and suggestions to the study. Consultants met with additional stakeholders, including the City of Billings Fire and Police Departments, and an EMS provider. More than 400 members of the public responded to each round of surveys, which resulted in almost 900 survey responses. The consultants also engaged with BNSF to get their feedback on the four alternatives.

ALTERNATIVES

The Council may:

- Forward a recommendation of Study adoption to the Policy Coordinating Committee;
- Forward a recommendation of Study denial to the Policy Coordinating Committee.

There is no downside to forwarding a recommendation of plan adoption. This study provides details for possible future improvements to the underpass that could be useful for grant applications or applying for other funding sources. Additionally, the study offers creative, low-cost options for making the underpass safer.

Attachments

Draft 21st St. Underpass Study



BILLINGS 21ST STREET RAILROAD UNDERPASS

BILLINGS, MONTANA

May 6, 2026

BILLINGS - YELLOWSTONE COUNTY MPO METROPOLITAN PLANNING ORGANIZATION

KITTELSON & ASSOCIATES

HDR

Inside front cover

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BILLINGS 21ST STREET RAILROAD UNDERPASS

BILLINGS, MONTANA

Acknowledgements

The Billings – Yellowstone County MPO would like to acknowledge the following committees and individuals for their contributions in the development of this study. Their time and effort devoted to the process was instrumental in the development of this study.

PROJECT MANAGEMENT TEAM (PMT)

- Elyse Monat (Billings – Yellowstone County MPO)
- Lora Mattox (Billings – Yellowstone County MPO)

PROJECT ADVISORY COMMITTEE (PAC)

- Roy Neese (City Council Ward 2)
- Jay Anderson (Yellowstone County Public Works)
- Dakota Martonen (City Engineer's Office)
- Stephanie Donovan (Bicycle and Pedestrian Advisory Committee)
- Rusty Logan (MET Transit)
- Kurtis Schnieber (Montana Department of Transportation)
- Samantha Wood (Montana Department of Transportation)
- Janet Hardy (Phillips 66)
- Michelle Williams (Billings Depot)
- Mehmet Casey (Downtown Billings Alliance)
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Appendix D – Existing Conditions Memorandum
Appendix E – Alternatives Evaluation Memorandum

Billings Metropolitan Planning Organization (MPO) Statement

The Billings Metropolitan Planning Organization (MPO) provides continuing, cooperative, and comprehensive (3C) transportation planning services for the Billings Metropolitan Planning Area in accordance with requirements established by the Federal Highway Administration (FHWA) and the Federal Transit Administration (FTA). These planning efforts ensure that the regional transportation system supports current and future needs through a balanced, multimodal approach that considers all modes of travel, including roadway, transit, bicycle, and pedestrian facilities.

MPO activities include identifying transportation needs, evaluating potential projects, and developing planning-level concepts to inform decision-making. This may involve assessing existing infrastructure, identifying opportunities for public improvements, and preparing conceptual designs and cost estimates.

The Billings MPO does not advocate for, prioritize, or approve specific infrastructure projects or construction activities. Instead, the MPO's role is to maintain a coordinated, data-driven, and inclusive framework for evaluating transportation options and facilitating collaboration among jurisdictions, agencies, and the public to achieve a safe, efficient, and accessible regional transportation network.

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Section 1
INTRODUCTION

INTRODUCTION

Area Overview

Freight rail is a cornerstone of the City of Billing's history; the city was named for the Northern Pacific Railway president. Montana Rail Link (MRL) operated a railroad with a mainline that runs through downtown Billings until January 1, 2024, when the Burlington Northern Santa Fe Corporation (BNSF) took over control of the line. Rail activity in the City of Billings helps support three regional oil refineries (in Billings, Laurel, and Lockwood), coal extraction in southeastern Montana, other mining and mineral extraction, agricultural products, and a conglomeration of other smaller industries.



FIGURE 1 PROJECT STUDY AREA

While the railroad serves the critical movement of goods through Billings, it also presents a physical barrier to people needing to travel north and south in the city. Several at-grade rail crossings exist in the city including 27th Street (Highway 3), Broadway Avenue, 29th Street, 21st Street, and 13th Street. When a train is present, at-grade rail crossings may result in delays for pedestrians, bicycles, and vehicles, queues accumulating, and diverted EMS vehicles. The 21st Street underpass provides one of the only grade-separated crossings of the railroad downtown and is the subject of this study.

Project Background

Ideally, grade-separated crossings provide unobstructed passages for road users and can serve as alternative routes for users that do not wish to risk being delayed by a train passing through an at-grade crossing. However, the design of 21st Street crossing impacts the use of 21st Street as an alternative and the location of the 13th Street crossing may dissuade or not provide a viable alternative for many users wanting to access downtown.

The 21st Street underpass has low vertical clearance (8 feet) that makes it unusable for most large vehicles and presents a potential safety hazard to the rail infrastructure in the event a vehicle strikes the bridge requiring significant repair or bridge failure. In addition to height restrictions, there are significant concerns shared by the public, City, and local community members regarding the sidewalks, drainage, lighting, and lack of bicycle facilities, which present further barriers to using the corridor.

This study evaluates feasible alternatives to improve the 21st Street grade-separated rail crossing. Alternatives focus on opportunities to improve vehicular access, drainage, and enhancement of the pedestrian and bicycle experience.

Previous Studies

Many completed studies evaluated changes to the transportation system in downtown Billings. These include the following:

YEAR	RELEVANT TRANSPORTATION STUDIES
2023	A 2023 27th Street Railroad Crossing Final Report looked at short- and long-term alternatives for the 27th Street crossing, including grade separation options and costs, and ITS concepts.
2021	The 2021 Fifth Avenue Corridor Feasibility Study evaluated redeveloping the 5th Avenue North Corridor as a non-traditional and non-motorized corridor through downtown Billings.
	The 2021 Billings Downtown Traffic Study evaluated alternatives for improving transportation in the downtown area, including conversion of streets from one-way to two-way. This study included a study of reducing the number of lanes on Montana Avenue from three lanes to two lanes between Division Street and 21st Avenue.
2018	The Final 2018 Billings Urban Area Long Range Transportation Plan collected feedback from a steering committee and the public at large on many transportation issues facing the City of Billings. Delays and roadway closures near at-grade crossing were identified as one of the public's primary concerns in the downtown area. Potential solutions noted by steering committee and public included constructing new grade-separated crossings, relocating rail out of downtown, installing warning signs with real-time information systems, and improving existing grade-separated crossings.
2016	The 2016 Montana Rail Grade Separation Study generated a list of at-grade and grade-separated railroad crossings where potential feasible improvements may be considered. The study detailed improvement options for the 13th Street and 21st Street underpasses, such as modification to the horizontal and vertical clearances to facilitate legal height truck usage.
2004	A 2004 Railroad Crossing Feasibility Study, commissioned by the City of Billings, identified an underpass at 27th Street, which included shifting and raising the railroad, as the most beneficial long-term alternative. Additionally, this study identified several short-term improvements which could improve traffic operations in downtown Billings. These included the installation of advance railroad warning signs downtown (which was subsequently implemented), a downtown quite zone (implemented in 2008) and adding a southbound left-turn phase at the 27th Street/Montana Avenue intersection (which has been implemented), but did not provide a detailed analysis.
2003	A 2003 Montana Rail Grade Separation Study looked at the feasibility of railroad grade separation at 20 sites across Montana. These sites included 27th, 28th, and 29th Street at grade crossings
2000	A 2000 study looked at the reconstruction of the MRL bridge over 21st Street which found that clearance for ambulance vehicles would require at minimum 9 feet 6 inches of vertical clearance, but that the city would not achieve this clearance if it meant that a gravity storm system could not be maintained at the site.
1997 - 1958	Additional studies focusing on or including the 27th Street at-grade crossing have been documented in 1958, 1960, 1962, 1964, 1980, and 1997.

Project Intent

The intent of this study is to expand on previous studies, provide a more detailed analysis of the underpass as it exists and functions today, identify and evaluate opportunities for improvement, and collect public feedback on the costs and benefits associated with improvements.

Project Process and Breakdown

The development of this study included repeated engagement of stakeholders included on the Project Advisory Committee (PAC) and members of the public. This served to inform each stage of the study from its analysis of existing conditions to its development of final alternatives. Figure 2 provides a high-level project process outline.

FIGURE 2 PROJECT PROCESS



INITIAL ALTERNATIVES SCREENING

This project initially evaluated six alternatives for 21st Street and its surrounding corridors. These alternatives were evaluated for fatal flaws and presented to the PAC. The PAC recommended four alternatives be carried forward and analyzed as final alternatives.

FINAL ALTERNATIVES

Four alternatives were carried forward after initial screening. These alternatives underwent another round of assessment to refine project details, design considerations, cost estimates, and additional vetting by the public and PAC. A screening analysis was completed for all alternatives whose results are presented in this report. This study presents the evaluation of alternatives that include strategies to enhance the safety, multi-modal accessibility and roadway conditions of 21st Street.

Project Assumptions

While Billings is currently undertaking significant changes to its downtown roadway network, none of the construction projects active during this study's completion impacted the analysis described in this study. This study did not assume any changes to the roadway network impacting the study area. This project also did not account for any planned or desired redevelopment in downtown Billings. The City is actively undergoing an update to its comprehensive plan and is creating a transportation corridor plan, both of which may provide additional vision and context for the city and study area.



Section 2
PUBLIC OUTREACH

PUBLIC OUTREACH

A comprehensive public involvement plan (PIP) was developed and implemented for engaging the community. The (PIP) included the following activities:

- Hosting a project website;
- Conducting two rounds of virtual feedback collection (surveys) in June 2025 and December 2025 / January 2026;
- Engaging with the PAC through four meetings, and;
- Interviewing community members

Feedback from the community was used to aid in the development and assessment of alternatives. The goal was to provide transparency throughout the process and for the public outreach to objectively assist in the effort to identify opportunities and challenges with the existing underpass, and subsequent alternatives. The complete PIP is found in *Appendix A*.

Project Advisory Committee

The PAC served as a guidance and oversight body for the study. They were engaged on four separate occasions. These took the form of hybrid (in-person or virtual) meetings where findings at various study stages were presented to the committee for their review and discussion. Presentations given to the PAC and meeting minutes are included in *Appendix B*. The PAC included the following representatives (excluding MPO and consultant staff):

- Jay Anderson (Yellowstone County Public Works)
- Dakota Martonen (City Engineer's Office)
- Roy Neese (City Council Ward 2)
- Stephanie Donovan (Bicycle and Pedestrian Advisory Committee)
- Rusty Logan (MET Transit)
- Kurtis Schnieber (Montana Department of Transportation)
- Samantha Wood (Montana Department of Transportation)
- Janet Hardy (Phillips 66)
- Michelle Williams (Billings Depot)
- Mehmet Casey (Downtown Billings Alliance)
- Heather Doty (Billings Industrial Revitalization District (BIRD))

Public Involvement Comments

Two public online open houses with surveys were completed as part of the public and stakeholder outreach. Comprehensive public involvement summaries and raw survey responses are included in *Appendix C*.

The first round of public involvement took place from June 9th, 2025 to June 30th, 2025 and gathered input on the current use and suggested improvements to the 21st Street underpass. The survey received 446 individual responses. Key input from the first round of public comments included the following:

The survey received **446** individual responses

Nearly **50%** of the respondents indicated they **didn't use the underpass** on a weekly basis.

The areas for improvements, listed in level of importance, included:

- Increasing clearance levels
- Improving drainage
- Improving lighting
- Updating and improving sidewalks, bike paths, and mobility

Approximately **25%** of the respondents felt the City **should save money** by not updating the overpass and reallocating the money elsewhere.

Public involvement round two took place from December 16th, 2025 through January 21st, 2026, and collected feedback on the four final alternatives. In total, 429 individual responses were received with 80% of respondents indicating they currently use the underpass, and 86% of respondents indicating they were residents of the city. Key takeaways are called out below:

The survey received **429** individual responses

Alternatives preference from highest to lowest:

1. **Alternative 2**
   Minor Improvement with Overheight Warning System
2. **Alternative 3**
   Increase Vertical Clearance to 11.5' with Roadway Modifications
3. **Alternative 1**
   No Build
4. **Alternative 4**
   Increase Vertical Clearance to 13.5' with Roadway Modifications

Approximately **55%** of open-ended feedback indicated that:

- Cost was a considerable concern
- Upgrading alternate routes are a higher priority
- 27th Street is better connected

When asked whether funding came from federal sources would change the order of preference, **80% responded, no.**



Section 3
EXISTING CONDITIONS

EXISTING CONDITIONS

The evaluation of the existing conditions provides a baseline for the identification of applicable strategies and the evaluation of alternatives. *Appendix D* contains a comprehensive analysis of existing conditions.

Transportation System Inventory

STUDY AREA AND ROADWAY FACILITIES

The study area includes the 21st Street corridor, 27th Street, Montana Avenue, Minnesota Avenue, and 13th Street. Streets in this area are typically two to four travel lanes with some on-street parking and sidewalks. The downtown area contains a mix of one-way and two-way streets. The 27th Street and 13th Street crossings were included to analyze any potential impacts to their operations resulting from changes to the 21st Street underpass. Table 1 summarizes the characteristics of major roadways within the study area.

TABLE 1: MAJOR TRANSPORTATION FACILITIES

ROADWAY	BILLINGS MPO FUNCTIONAL CLASSIFICATION[1]	FEDERAL FUNCTIONAL CLASSIFICATION[2]	NUMBER OF LANES	POSTED SPEED (MPH)	SIDEWALKS	BICYCLE LANES	ON-STREET PARKING
Montana Avenue	Principal Arterial	Other Principal Arterial	3 Lanes	25	Yes	No	Yes
Minnesota Avenue	Local	Local	2 Lanes	25	Partial	No	Yes
27th Street	Principal Arterial	Other Principal Arterial	4-6 Lanes	25	Yes	No	No
N & S 21st Street	Collector	Local	2 Lanes	Not Posted[3]	Yes	No	No
N & S 13th Street	Principal Arterial / Collector	Minor Arterial	2-4 Lanes	25	Partial	No	No

1. *Per 2023 Billings Urban Area Long Range Transportation Plan.*
2. *Per MDT Urban Maps – Functional Classifications Maps.*
3. *Per the City of Billings Municipal Code Chapter 24 Article 24-300 25 miles per hour in the business district or any residential district should not be exceeded where no speed is posted. 25 MPH was assumed for the segment.*

INTERSECTIONS

Within the study area, four study intersections were identified and evaluated to understand how they operate and determine possible impacts with any changes to 21st Street. Study intersections along 27th Street and Montana Avenue are under MDTs' jurisdiction. All other intersections in the study area are under the City of Billings' jurisdiction.

- 27th Street and Montana Avenue
- 21st Street and Montana Avenue
- 27th Street and Minnesota Avenue
- 21st Street and Minnesota Avenue

PEDESTRIAN AND BICYCLE FACILITIES

As shown in Table 1, most study area roadways provide continuous sidewalks on one or both sides of the road. The notable exceptions are listed below.

- Minnesota Avenue only provides a sidewalk on the south side of the roadway between S 27th Street and 24th Street. It does not provide sidewalks in the vicinity of 21st Street.
- 13th Street only provides a sidewalk on its west side which ends as 13th Street turns into Minnesota Avenue south of the railroad tracks.

Pedestrian facilities exist on both sides of the street at the 21st Street underpass, however the sidewalks are known to flood, collect debris from the adjacent embankments, and be inadequately lit.

No dedicated bicycle facilities are present in the study area.

RAIL FACILITIES

In 2024, BNSF took over operations of the Montana Rail Link (MRL). MRL is now a subdivision of the Montana Division of BNSF. The MRL subdivision operates between Huntley, Montana and Spokane, Washington, passing through Missoula, Livingston, Bozeman, Billings, and Helena. The main rail yard is in Laurel, Montana, approximately 15 miles west of Billings. A smaller rail yard is in Billings. This yard runs parallel to and between Montana Avenue and 1st Avenue S, extending from S 29th Street to Underpass Avenue (6th Street W).

Nine rail crossings are present on the mainline in Billings. These include grade-separated crossings at Mullowney Lane, Laurel Road, Underpass Avenue (6th Street W), 21st Street, 13th Street, and at-grade crossings at Moore Lane, 29th Street, 28th Street/Broadway, and 27th Street. This project's study area focuses on the 21st Street underpass but includes the 27th Street and 13th Street crossings due to their proximity on either side of 21st Street. Table 2 includes a summary of the study area rail-crossings. Table 2 also provides information about warning devices used at at-grade crossings and restricted clearance at grade-separated crossings.

TABLE 2: STUDY AREA RAIL CROSSINGS

CROSSING LOCATION	GRADE-SEPARATED?	WARNING DEVICES	INTERCONNECTED SIGNALS	RESTRICTED CLEARANCE
13th Street	Yes	Clearance Warning on Structure and in Advance	Not Applicable	13'-8"
21st Street	Yes	Clearance Warning on Structure and in Advance as well as warning to Vehicles with Campers and Box Trucks	Not Applicable	8'
27th Street	No	Crossbucks, Pavement Markings, Constant Warning Time System, Gate Arms, Flashing Lights, and Bells	Interconnect with N 27th/Montana Avenue Intersection	-

TRANSIT AND EMS OPERATIONS

Due to height restrictions of 21st Street at the railroad underpass, Billings MET, the transit provider within the study area, does not utilize 21st Street between Montana Avenue and Minnesota Avenue. MET operates along a portion of the 27th Street corridor in the study area. It is unknown whether MET would utilize 21st Street if vertical clearance increased, as many factors influence transit routing.

The project team met with members of the Billings Fire Department, Billings Police Department and American Medical Response (AMR) (a division of Global Medical Response) to discuss their use and constraints utilizing the 21st Street railroad underpass. Findings from those interviews included:

- Billings Fire and AMR do not allow their vehicles to utilize the 21st Street corridor due to the height restrictions of the underpass.
- Billings Fire needs 13.5 feet of vertical clearance before they will allow their vehicles on 21st Street.
    - Not all fire vehicles require 13.5' clearance, but because Billings Fire alternates drivers on vehicles, they avoid the underpass completely in order to prevent confusion.
- Billings Fire has a station/crew south of the tracks, will pull resources from both north and south of the tracks during a structure fire.
    - If the 27th Street crossing is blocked by a train, they route vehicles to the 13th Street underpass.
- AMR exclusively route their vehicles to the 13th street underpass to avoid the probability of delays at the 27th street crossing.
    - AMR needs 10 feet of clearance before allowing their vehicles to utilize the 21st Street corridor.
- Billings Police does not have vehicle constraints currently but do respond to crashes on 21st Street associated with a vehicle versus bridge incident.

Transportation Volumes and Operations

AUTOMOBILE & TRUCK

Daily automobile traffic volumes were collected along 27th Street and 21st Street. Table 3 summarizes 24-hour traffic volumes along the 27th and 21st Street corridors.

TABLE 3 EXISTING 24-HOUR BIDIRECTIONAL VEHICULAR VOLUMES

CROSSING	VEHICULAR VOLUMES (TWO-WAY)		
	AM	PM	TOTAL
Rail Crossing at 27th Street	5,256	7,528	12,784
Rail Crossing at N 21st Street	321	638	959

Most vehicles classified as "heavy" are not able to utilize the 21st Street underpass due to height restrictions. These vehicles typically include buses, single unit box-type trucks, and large trucks with trailers. Table 4 shows the heavy vehicle activity at study intersections during the weekday AM and PM peak hours.

TABLE 4: HEAVY VEHICLE ACTIVITY SUMMARY – PERCENTAGE OF TOTAL TRAFFIC

INTERSECTION	WEEKDAY AM PEAK HOUR				WEEKDAY PM PEAK HOUR			
	NORTH-BOUND	SOUTH-BOUND	EAST-BOUND	WEST-BOUND*	NORTH-BOUND	SOUTH-BOUND	EAST-BOUND	WEST-BOUND
27th Street / Montana Ave	9%	6%	5%	0%	3%	3%	1%	0%
21st Street / Montana Ave	0%	0%	7%	0%	0%	0%	2%	0%
27th Street / Minnesota Ave	7%	7%	0%	0%	3%	3%	25%	0%
21st Street / Minnesota Ave	0%	0%	33%	0%	0%	0%	0%	0%

**Montana Avenue is a one-way street with eastbound traffic only.*

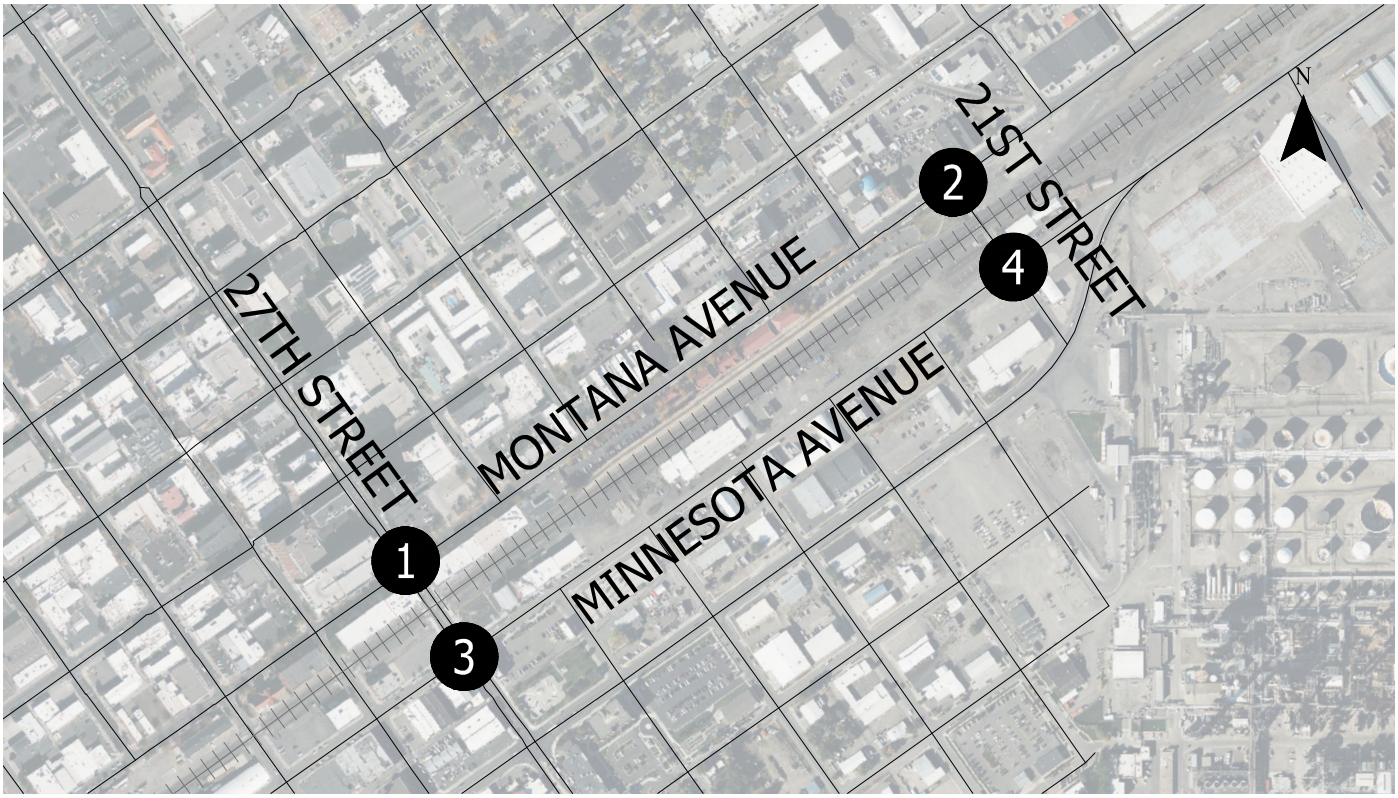
Daily, 21st Street at the underpass was found to have a heavy vehicle percentage of approximately 2.8% (FHWA classification of 4+ axles) with a total of approximately 27 heavy vehicles. Daily, 27th Street was found to have a heavy vehicle percentage of approximately 5.4%, with a total of approximately 695 heavy vehicles. Therefore, 27th Street is utilized by approximately 96% of the heavy vehicles that utilize either 21st Street or 27th Street and 21st Street only serves approximately 4% of the heavy vehicles.

Table 5 summarizes the existing traffic operations at each of the study intersections during existing year 2025 weekday AM and PM peak hours. All four study intersections operate acceptably during the existing year 2025 AM and PM peak periods. Existing traffic volumes at study intersections are shown in Figure 3. Count volumes are located in *Appendix D*.

TABLE 5 EXISTING YEAR 2025 WEEKDAY AM AND PM TRAFFIC OPERATIONS

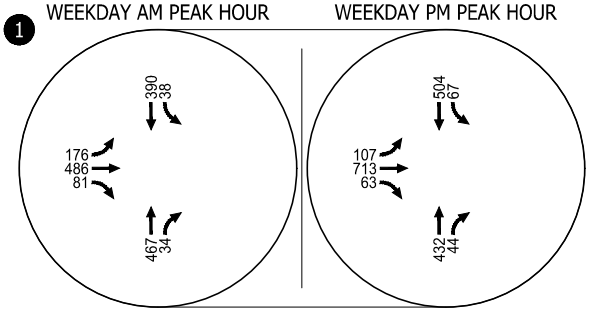
ID	Intersection	Intersection Control	Existing AM Peak Hour			Existing PM Peak Hour		
			V/C	LOS	Delay	V/C	LOS	Delay
1	27th Street / Montana Avenue	Signal	0.51	B	16.3	0.51	B	15.4
2	21st Street / Montana Avenue	OWSC[1]	0.07	B	10.2	0.12	B	12.6
3	27th Street / Minnesota Avenue	TWSC	0.04	C	15.5	0.10	C	22.4
4	21st Street / Minnesota Avenue	TWSC	0.01	A	9.6	0.05	A	9.5

V/C ratio is defined as vehicle-to-capacity ratio, which calculates the number of vehicles divided by the capacity of the roadway/intersection during the peak 15 minutes of the peak hour. LOS stands for Level of Service. Delay is reported in seconds per vehicle. Cells in the table above that are **bolded**, *italicized*, and highlighted indicate an intersection and/or lane group operating below the jurisdictional standards.
[1]Only the northbound approach is stop controlled.



27TH STREET / MONTANA AVENUE

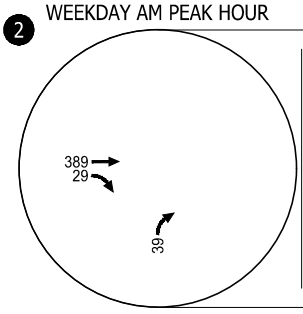
1 WEEKDAY AM PEAK HOUR



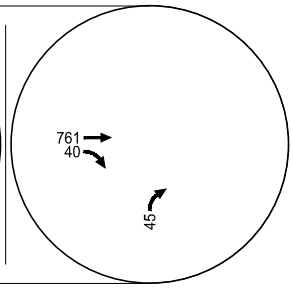
WEEKDAY PM PEAK HOUR

21ST STREET / MONTANA AVENUE

2 WEEKDAY AM PEAK HOUR

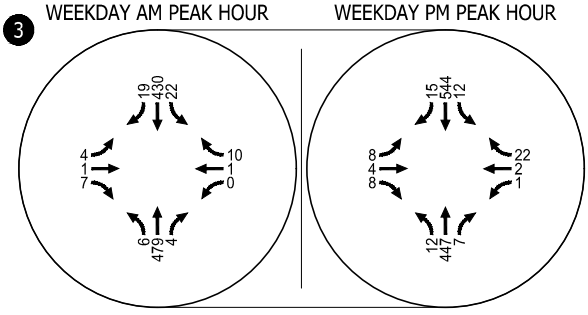


WEEKDAY PM PEAK HOUR



27TH STREET / MINNESOTA AVENUE

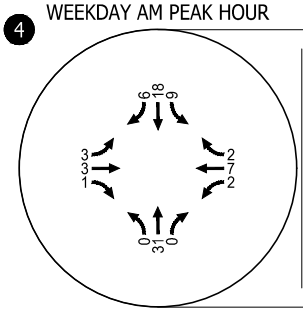
3 WEEKDAY AM PEAK HOUR



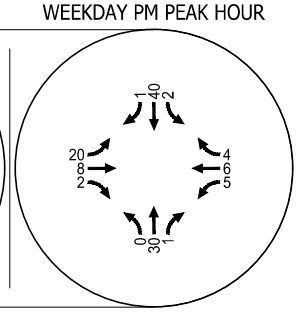
WEEKDAY PM PEAK HOUR

21ST STREET / MINNESOTA AVENUE

4 WEEKDAY AM PEAK HOUR



WEEKDAY PM PEAK HOUR



- Study Intersection

Year 2025 Existing Traffic Volumes
Weekday AM & PM Peak Hours
Billings, Montana

Figure
3

H:\31\31229 - Billings 21st St Railroad Underpass\report\figs\31229_Figures.dwg May 06, 2026 - 2:19pm - jdelgado Layout Tab: Existing Volumes Rpt

KITTELSON & ASSOCIATES

Traffic Diversion During Railroad Crossing

The traffic data on 21st Street and 27th Street were analyzed to determine whether real-time traffic diversion takes place between 27th Street and 21st Street when a train crossing interrupts the 27th Street crossing. A review of video footage captured during the count collection process identified five trains that passed through the 27th Street at-grade crossing in the AM (2) and PM (3) peak hours:

- 8:11:03 AM – 8:14:57 AM
  - 00:03:54 wait time
- 8:28:00 AM – 8:29:37 AM
  - 00:01:37 wait time
- 5:13:35 PM – 5:16:55 PM
  - 00:03:20 wait time
- 5:35:18 PM – 5:36:17 PM
  - 00:00:59 wait time
- 5:45:55 PM – 5:46:35 PM
  - 00:00:40 wait time

Based on a review of the traffic counts, there was not a corresponding increase in traffic volumes on 21st Street intersections when train crossings occurred at 27th Street. This indicates that during train crossings on 27th Street, traffic waits for the train or utilizes alternative routes other than 21st Street to cross the railroad. While active diversion to 21st Street from 27th Street during a train crossing was not observed based on a shift in traffic volumes, it is likely that some drivers choose to use 21st Street at certain times of the day that they anticipate 27th Street may be impacted by a train crossing.

RAILROAD ACTIVITY

Railroad activity in the study area was obtained from the Federal Railroad Administration (FRA) online highway-rail crossing inventory. Table 6 summarizes activity at at-grade crossings in the study area. Grade separated crossings like 21st Street and 13th Street do not have this information available, however, given their proximity to the 27th Street at-grade rail crossing, the characteristics are likely similar.

TABLE 6: RAIL ACTIVITY SUMMARY

CROSSING	DAILY THROUGH TRAINS (DAY/NIGHT)	DAILY SWITCHING TRAINS	MAX SPEED (MPH)	MIN SPEED (MPH)	NUMBER OF TRACKS (TYPE)
27th Street	18/18	6	25	5	2 (Main)[1]

Source: FRA

[1]The 21st Street rail bridge holds four tracks on top of it.

BICYCLE AND PEDESTRIAN VOLUMES AND LEVEL OF TRAFFIC STRESS

Pedestrian and Bicycle Activity

Pedestrian and bicycle activity along the 21st Street corridor is generally low. Table 7 summarizes the existing bidirectional peak hour pedestrian and bicycle volumes at rail crossings along 27th Street and 21st Street.

TABLE 7. EXISTING 24-HOUR BIDIRECTIONAL PEDESTRIAN AND BICYCLE VOLUMES

CROSSING	PEDESTRIAN VOLUMES			BICYCLE VOLUME		
	AM	PM	TOTAL	AM	PM	TOTAL
Rail Crossing at 27th Street	169	256	425	350	345	695
Rail Crossing at N 21st Street	1	16	17	8	19	27

Existing Pedestrian & Bicycle Level of Traffic Stress

Level of Traffic Stress (LTS) refers to the concept that users of a transportation facility have different tolerance levels for traffic stress. Traffic stress refers to a combination of factors including vehicle speeds, volumes, noise, fumes, etc. that can impact how different user groups (e.g., experienced bicyclist vs. new rider, adult vs. child, etc.) feel on a transportation facility. LTS scores range from 1 to 4 with 1 corresponding to high comfort/low stress for all users, and 4 indicating low comfort/high stress.

Pedestrian Level of Traffic Stress

Based on the presence of sidewalks on both sides of 21st Street, the two-lanes of traffic, and a speed of 25 mph, the study section was found to have a pedestrian LTS score of 2. This corresponds to a "high comfort for adults" definition according to the *Livable Streets Performance Measures* report. This procedure does not account for the lack of lighting and condition under the railroad structure.

Bicycle Level of Traffic Stress

Based on the speeds, lack of center line on 21st Street, and traffic volume level, the bicycle LTS was determined to also be a 2 in the study area segment of 21st Street. This corresponds to the following definition:

> *"Presenting little traffic stress and therefore suitable to most adult cyclists but demanding more attention than might be expected from children. On links, cyclists are…. on a shared road where they interact with only occasional motor vehicles (as opposed to a stream of traffic) with a low speed differential…Crossings are not difficult for most adults."*

Crash History

MDT provided crash data (2019 to 2023) for the study intersections and segments. A total of 74 crashes occurred at the four study intersections on 21st Street and 27th Street and on the study segment of 21st Street. Approximately 69% of those crashes occurred at the study intersections on 27th Street, which included one incapacitating injury crash at the 27th Street / Montana Avenue intersection.

Of the 23 crashes reported on 21st Street, approximately 13% occurred at the two study intersections. Approximately 87% of the crashes on 21st Street occurred along the 21st Street segment (i.e. not at an intersection), including approximately 12 crashes identified by MDT as involving the bridge/rail structure. Table 8 displays a summary of all crashes by collision type and displays a summary of all crashes by severity.

TABLE 8. CRASHES BY COLLISION TYPE – 2019 TO 2023

LOCATION	CRASH TYPE									TOTAL	ESTIMATED CRASH RATE[1]
	REAR END	ANGLE	TURNING	SIDESWIPE	FIXED OBJECT	HEAD ON	PEDESTRIAN	BICYCLISTS	OTHER		
27th St / Montana Ave	8	17	2	3	3	1		1	3	38	1.08
Montana Ave / 21st St			1							1	0.06
27th St / Minnesota Ave	5	5		2			1			13	0.66
21st St / Minnesota Ave		1							1	2	0.92
21st Street Segment[2]				3	17					20	11.42
Total	13	23	3	8	20	1	1	1	4	74	

[1] *Crashes per million entering vehicles*
[2] *Crashes between Intersections with Montana Avenue to the north and Minnesota Avenue to the South.*

TABLE 9. CRASHES BY SEVERITY – 2019 TO 2023

LOCATION	CRASH TYPE						
	FATALITY	INCAPACITATING INJURY	NON-INCAPACITATING EVIDENT INJURY	POSSIBLE INJURY	PROPERTY DAMAGE ONLY	UNKNOWN	TOTAL
27th St / Montana Ave		1	7	9	19	2	38
Montana Ave / 21st St					1		1
27th St / Minnesota Ave			1	4	8		13
21st St / Minnesota Ave				1	1		2
21st Street Segment Crashes[1]			1	2	17		20
Total	0	1	9	16	46	2	74

[1] *Crashes between Intersections with Montana Avenue to the north and Minnesota Avenue to the South.*

Based on the data presented above, the following trends were noted.

- The 21st Street segment between its intersections with Montana Ave to the north and Minnesota Ave to the south saw a significant number of crashes, given the relatively low traffic volumes.
    - The majority (approximately 60%) of the crashes along the segment involved the bridge structure.

The 2023 Billings LRTP project identified high crash corridors and intersections throughout the City of Billings. One of the project study intersections (27th Street and Montana Avenue) was the fifth highest Equivalent Property Damage Only (EPDO) value intersections in the LRTP.

In addition to MDT crash data, Billings Fire provided high-level response records for crashes occurring at the 21st Street Bridge (classified as bridge-involved). That data was from January 2019 through April 2025 and identified 26 bridge-involved crashes, three of which had an identified injury. One of the bridge hits involved an ambulance which corresponded with a change in use of the corridor described in the Transit and EMS provider section of this report. Figure 4 highlights some of the key findings from the existing conditions analysis.

21st Street Underpass Structure and Drainage Evaluation

Based on information from as-built plans and other design information for 21st Street and the railroad bridge structure provided by the City, an evaluation was conducted to provide insight into the ability to increase vertical clearance and make improvements for pedestrians and bicycles.

The as-built bridge plans and geotechnical information indicate that the existing bridge pier piles are supported in a relatively soft shale bedrock formation approximately 18 feet below the roadway with a pile tip (elevation of approximately 3088±). This information suggests that the piles develop a significant amount of their vertical strength from end bearing in the shale and that soil could be excavated adjacent to the pile at existing ground line with negligible impacts to the vertical strength. As-built plans also indicate that the minimum embedment required for lateral stability is approximately 15 feet. which would require a minimum groundline Elev. 3103±.

Surface drainage for the existing 21st Street roadway below the underpass is provided by two combination curb inlets located just south of the underpass at a sag curve low point. Based on as-built drawings from the *Replace Bridge 224 Over 21st Street Near Billings, MT project (as-builts)* and the City of Billings *Map Library Stormwater Drawings Viewer*, the combination curb inlet connects to a manhole located along the street that gravity drains via a 12" PVC storm drainpipe to the south and connects to a storm drain system running from west to east along Minnesota Avenue.

The existing 21st Street underpass is in an area of Billings known to have high groundwater. Using publicly available groundwater well logs obtained from the Montan Bureau of Mines and Geology Ground Water Information Center, wells surrounding the 21st Street underpass were reviewed to draw preliminary conclusions regarding groundwater in the area. Information from the six closest existing wells ranging in distance from approximately 500 to 800 feet from the 21st Street underpass were reviewed and identified static water levels ranging from 7 to 16 feet below ground. Using the approximate locations and elevations from the Montana Lidar Viewer produced estimated groundwater elevations ranging from approximately 3,105 to 3,109 feet.

As-built drawings indicate that the 12-inch PVC storm drainpipe has minimal upstream cover at the manhole near the underpass and a total elevation drop of 0.54 feet over a length of 168 feet, equating to a slope of 0.321%. From this information, maintaining a gravity storm drain system is not anticipated to be feasible if the storm drain inlets along 21st Street below the underpass are lowered. Additionally, due to the elevation of the sag point where the storm drain inlets are located, this would put the groundwater close to existing grade. Although this information is estimated preliminary information, it indicates a high likelihood of groundwater being located at a very shallow depth below the 21st Street roadway surface at the underpass. If the roadway profile is lowered, a pump system will likely be necessary to accommodate the storm drain system. Groundwater elevations will need to be considered as part of the design of improvements.

Based on the existing structural and drainage conditions, it is anticipated that lowering the 21st Street roadway below the underpass no more than three to four feet is feasible with minor modifications to the piers based on bridge as-builts. Widening the sidewalks under the existing structure are likely limited to a

small amount due to difficulty with installing retaining walls within the area of the existing bridge foundations.

Any stormwater improvements would be designed to maintain surface water collection in the storm drain system separate from groundwater to avoid soil contamination concerns from the nearby Billings PCE federal Superfund site. Construction of a storm drain and/or structural improvements would likely warrant dewatering and may require contaminated soil removal, both which would require proper mitigation measures.

Further investigation is required to understand impacts related to groundwater, utilities, storm drain, and sidewalk requirements associated with lowering the roadway profile.

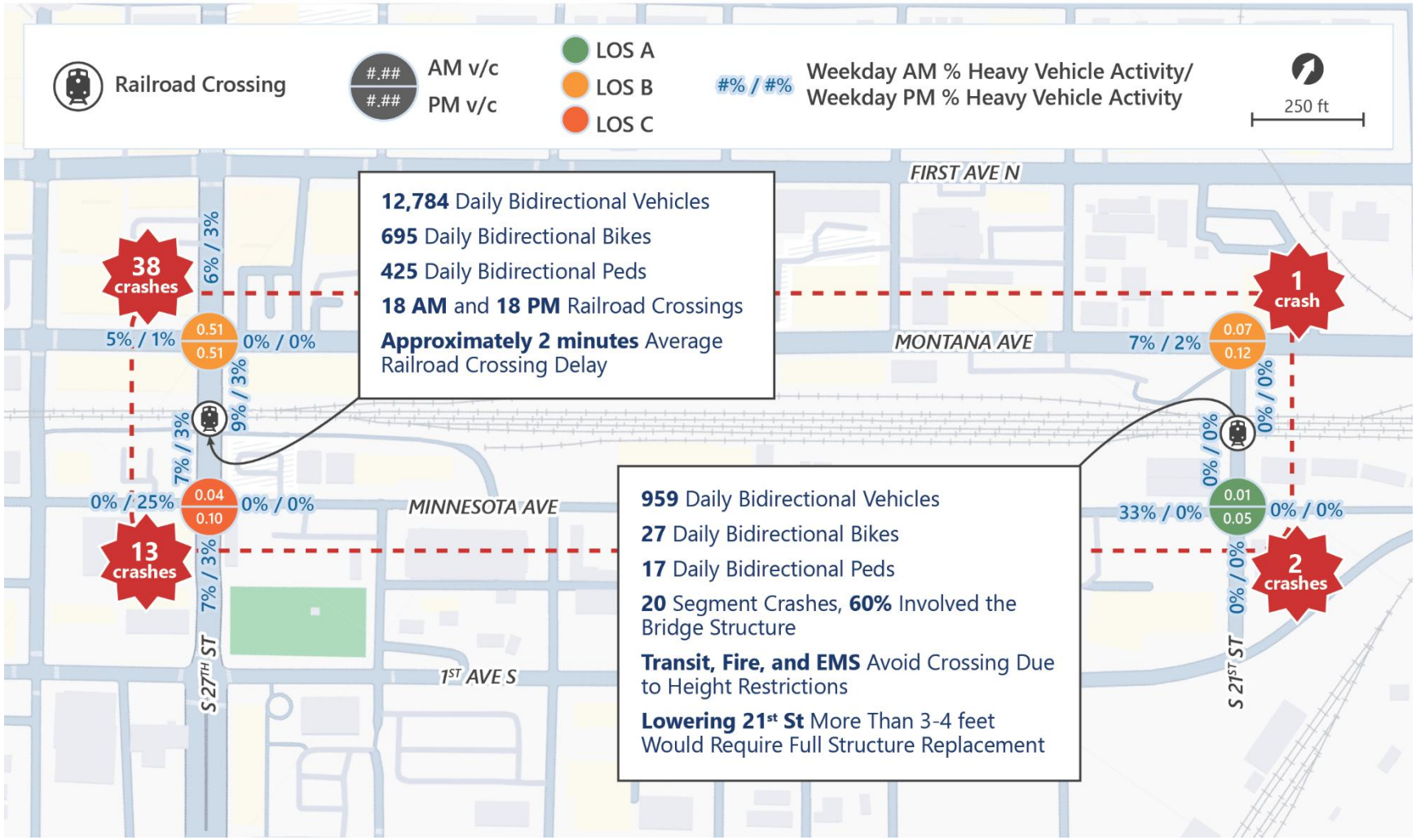
21st Street Underpass Vertical Design Evaluation

Based on review of the as-built drawings for 21st Street between Minnesota Avenue and Montana Avenue, the vertical curvature does not meet current AASHTO design policies with respect to the vertical curve lengths used to lower the roadway under the overpass. Vertical design elements that do not meet current policies include:

- **Grades at Pedestrian Crossings -** The vertical grade on 21st Street at the locations of the existing pedestrian ramps that serve the south pedestrian crossing across 21st Street at Montana Avenue and the north pedestrian crossing at Minnesota Street are approximately 4% and 5-6%, respectively. This is greater than the recommended 2% maximum cross-slope for crosswalk areas.
- **Vertical Curvature -** The lengths of the vertical curves on 21st Street between Montana Avenue and Minnesota Avenue are less than recommended for a speed of 25 mph, creating a lack of stopping sight distance during night driving as vehicles enter the sag curves under the railroad bridge.

Due to the limited distance between the railroad tracks and intersections of Montana Avenue and Minnesota Avenue, improving the existing curvature to meet stopping sight distance criteria in nighttime conditions is not possible without significant changes to Montana Avenue and Minnesota Avenue. The most effective option would be lowering the Montana Avenue and Minnesota Avenue intersections with 21st Street to reduce the vertical curvature on 21st Street. But that would require significant investment and would be in addition to lowering the intersections to provide additional clearance. Other low-cost options to improve stopping sight distance safety, while maintaining a similar vertical curvature, include installing street lighting to improve stopping sight distance at night and reducing the speed limit on 21st Street.

FIGURE 4 EXISTING CONDITIONS OVERVIEW





Section 4
FUTURE TRAFFIC CONDITIONS

Future Traffic Conditions

To analyze future year traffic conditions (2045), growth was forecast by reviewing travel demand model volumes and applying a growth rate to individual links. No projects were identified that would change the lane configurations at any of the study intersections before the year 2045. The complete analysis of future conditions analyzed is found in *Appendix D*.

FUTURE YEAR 2045 TRAFFIC OPERATIONS

A LOS analysis was conducted at the study intersections to assess how well they can accommodate forecast future traffic demands. The analysis methodology was the same as used in the existing conditions analysis. Table 10 shows the forecast traffic operations at each of the study intersections during future year 2045 weekday AM and PM peak hours. Figure 5 shows future year intersection volumes. Raw volumes used in this analysis can be found in *Appendix D*.

TABLE 10 FUTURE YEAR 2045 WEEKDAY AM AND PM TRAFFIC OPERATIONS

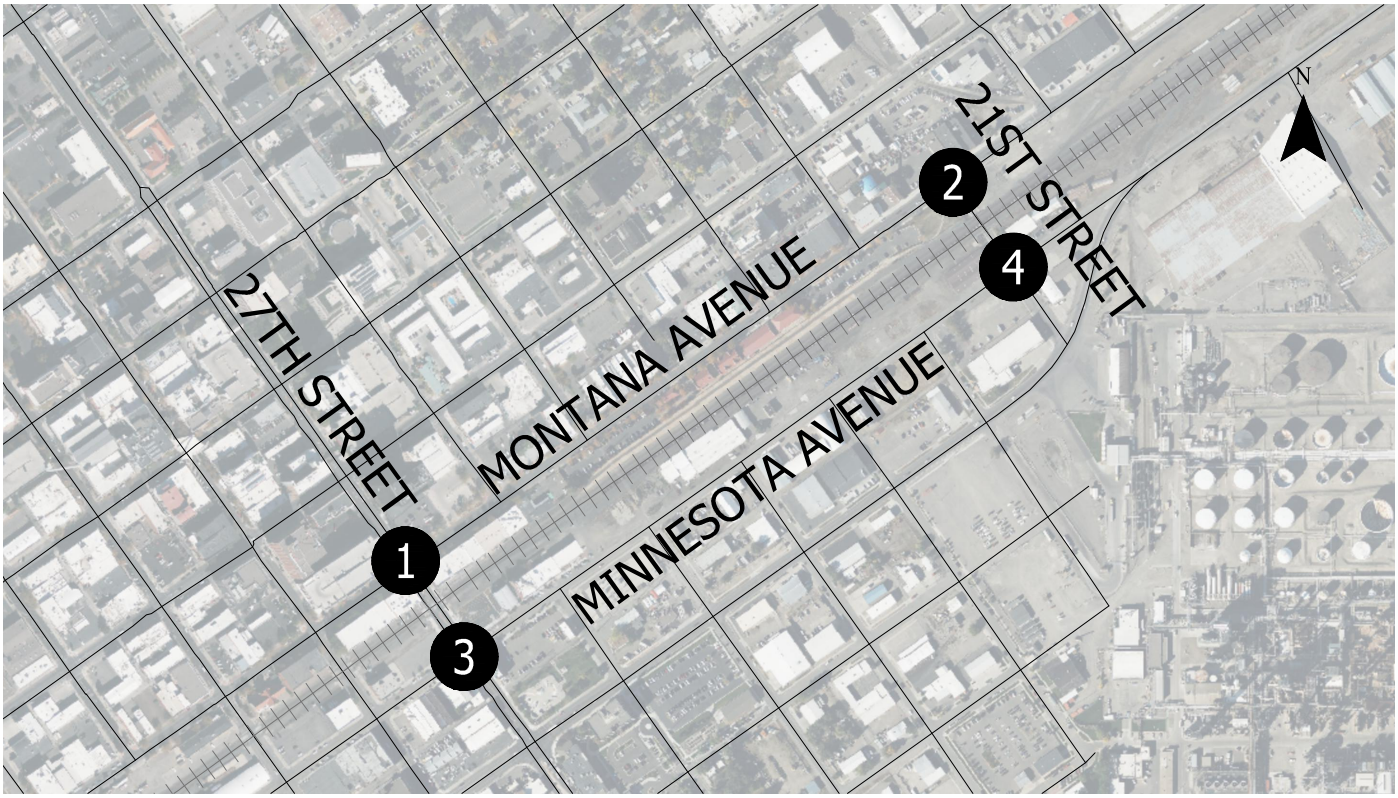
ID	Intersection	Intersection Control	Future AM Peak Hour			Future PM Peak Hour		
			V/C	LOS	Delay	V/C	LOS	Delay
1	27th Street / Montana Avenue	Signal	0.65	B	19.6	0.74	B	18.0
2	21st Street / Montana Avenue	OWSC[1]	0.22	B	12.5	0.29	C	16.5
3	27th Street / Minnesota Avenue	TWSC	0.05	C	19.0	0.13	***D***	***29.6***
4	21st Street / Minnesota Avenue	TWSC	0.02	B	10.4	0.08	B	10.7

V/C ratio is defined as vehicle-to-capacity ratio, which calculates the number of vehicles divided by the capacity of the roadway/intersection during the peak 15 minutes of the peak hour. LOS stands for Level of Service. Delay is reported in seconds per vehicle. Cells in the table above that are **bolded**, *italicized*, and highlighted indicate an intersection and/or lane group operating below the jurisdictional standards.
[1]Only the northbound approach is stop controlled.

All four intersections were found to operate acceptably in the year 2045 AM except for one intersection, which exceeds operations standards during the forecast year 2045 PM peak period:

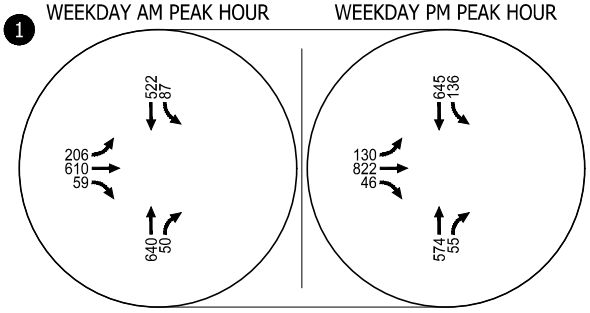
- The 27th Street and Minnesota Avenue Intersection is expected to operate at LOS D during the weekday PM peak hour. All movements operate at LOS B or better except the eastbound left turn movement. This movement has a v/c of 0.13 indicating it is significantly under capacity, so despite delay, drivers can find gaps to make their turn.

A planning-level signal warrant analysis was completed and found volume based warrant criteria were not met. Therefore, no operational improvements are recommended for the intersection as the delayed movement operates significantly undercapacity, and a signalized intersection is present one block south that drivers may use if they find recurring delays when repeatedly trying to make the eastbound left turn.



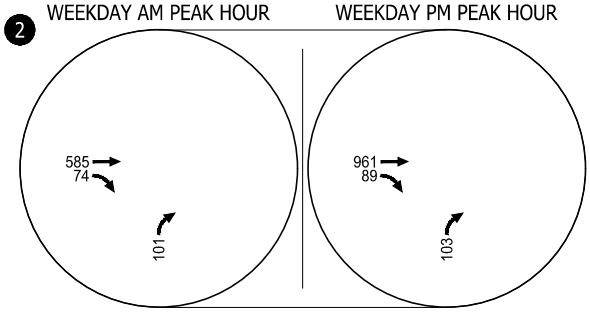
27TH STREET / MONTANA AVENUE

1 WEEKDAY AM PEAK HOUR WEEKDAY PM PEAK HOUR



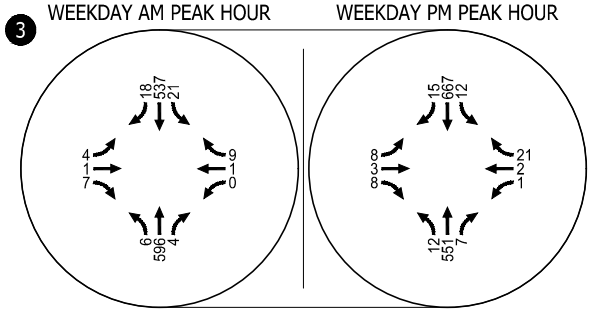
21ST STREET / MONTANA AVENUE

2 WEEKDAY AM PEAK HOUR WEEKDAY PM PEAK HOUR



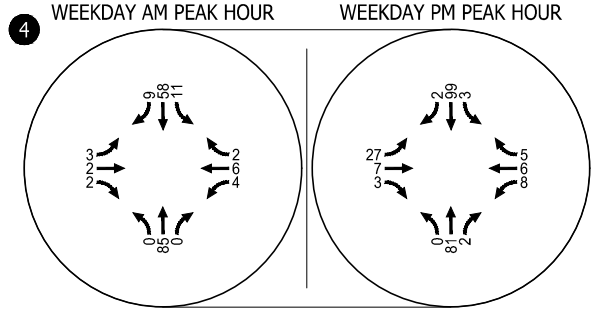
27TH STREET / MINNESOTA AVENUE

3 WEEKDAY AM PEAK HOUR WEEKDAY PM PEAK HOUR



21ST STREET / MINNESOTA AVENUE

4 WEEKDAY AM PEAK HOUR WEEKDAY PM PEAK HOUR



- Study Intersection

Year 2045 Future Traffic Volumes
Weekday AM & PM Peak Hours
Billings, Montana

Figure
5

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INCREASE IN FUTURE YEAR 2045 TRAFFIC VOLUMES IF CLEARANCE WAS INCREASED TO ACCOMMODATE HEAVY TRUCKS

While the Travel Demand Model does not assume improvements to the 21st Street underpass or evaluate changes to heavy vehicle volumes based on vertical design elements, the approximate increase in heavy vehicle use was estimated assuming the underpass is improved to approximately 13.5 feet of clearance that would accommodate most types of trucks.

It is reasonable to assume that a change to the vertical clearance or addition of other multi-modal improvements would not significantly impact the use of 21st Street by passenger vehicles that are accommodated by the 8-foot clearance. But increasing the clearance would increase the use of the 21st Street by large trucks that exceed the current clearance. Assuming percent of trucks between 27th Street and 21st Street is similar, at approximately 5.4%, the truck percentage on 21st Street would increase from approximately from approximately 2.8% to 5.4% based on existing conditions. This difference equates to and increase of approximately 57 daily truck trips in 2045.



Section 5
ALTERNATIVES EVALUATION

ALTERNATIVES EVALUATION

Post completion of the existing conditions analysis, public involvement round one, and an initial meeting with the PAC, the project team developed a short list of six alternatives. Those six alternatives were screened down to four alternatives for detailed evaluation. *Appendix E* includes the complete alternatives evaluation.

Initial Alternatives Screening

The six initial alternatives evaluated as part of the initial screening process are described in Table 11.

TABLE 11 INITIAL ALTERNATIVES

ALTERNATIVE		DESCRIPTION
Alternative 1	**No-Build**	This alternative is the base alternative. It does not include any changes to the railroad underpass or 21st Street.
Alternative 2	**Minor Improvements with Overheight Vehicle Warning System**	This alternative adds an automated overheight vehicle warning system to reduce crashes involving overheight vehicles and the undercrossing structure. It also includes lighting, drainage, and other minor modifications to improve the pedestrian and vehicle environment.
Alternative 3A	**Increase Clearance to 11.5 feet with Minor Pedestrian Improvements**	This alternative includes the improvements in Alternative 2, lowers the grade of 21st Street by approximately 3.5 feet to increase the vertical clearance of the uncrossing to approximately 11.5 feet, changes stormwater management to a pump system, and widens sidewalk (minor) where feasible. The increased vertical clearance accommodates most small emergency vehicles such as ambulances. This alternative does not modify the length of the bridge structure.
Alternative 3B	**Increase Clearance to 11.5 feet with 10′ Sidewalks on 21st Street**	This alternative includes the improvements in Alternative 3A and adds wider sidewalks on 21st Street. This alternative requires lengthening the bridge spans due to the wider sidewalks.
Alternative 4	**Increase Clearance to 13.5 feet with 10′ Sidewalks on 21st Street**	This alternative is similar to Alternative 3B but lowers 21st Street by two additional feet to obtain a standard minimum vertical clearance of 13.5 feet. This alternative would accommodate most trucks and emergency vehicles such as large fire trucks.
Alternative 5	**Increase Clearance to 16.0 feet with 10′ Sidewalks on 21st Street**	This alternative is similar to Alternative 4 but lowers 21st Street by approximately 2.5 additional feet (8 feet total) to obtain a vertical clearance of 16.0 feet. This alternative should accommodate all trucks and emergency vehicles. This vertical clearance is recommended for new federal projects.

The initial alternatives were presented to the PAC for feedback. Based on the PAC review, Alternatives 1, 2, 3A, and 4 were chosen to be forwarded as alternatives for further concept development.

Alternative 3B was not included due to having the same vertical clearance as Alternative 3A but requiring much more substantial work on the railroad bridge. This alternative would likely require temporary track be constructed to re-route the trains while the structure is reconstructed.

Alternative 5 was not included for the following reasons:

- A clearance of 16 feet is not required to accommodate all the emergency service vehicles and most trucks.
- The railroad bridge would require a full replacement. It would require a detour structure and shoofly to accommodate trains throughout construction.
- Due to the impacts of railroad traffic, approval from BNSF (railroad/bridge owner and operator) may be difficult to obtain.
- The section of 21st Street under the structure would be substantially below the groundwater level. This would require a substantial pumping system and modifications to the stormwater infrastructure in the surrounding area that serves 21st Street.
- The easternmost lane on Montana Avenue would need to be lowered approximately 8-9 feet. This would impact access and parking for an additional block to the east and west affecting the 22nd Street and 20th Street intersections.
- The estimated cost is very high due to the level of improvements, replacement of the structure, and building significant temporary track and structure facilities to maintain railroad operations.

Review of Final Alternatives

The four initial alternatives chosen to be carried forward for additional analysis were evaluated as the "Final Alternatives".

ALTERNATIVE 1:

No-Build

Alternative 1 maintains the existing infrastructure currently in place. Figure 6 shows the no-build condition alternative. Figure 7 shows the existing no-build street cross-sections. Figure 8 shows a rendering of the existing railroad bridge structure. The areas proposed for improvements are summarized below.

Improvement Areas:

- Bridge Structure, 21st Street, Surrounding Roadways: No change

Advantages:

Maintaining the current roadway configuration minimizes costs and allows the City and MPO to prioritize funding in other areas where a greater need for investment has been identified. No construction in the area avoids impacting BNSF railroad operations and Montana Department of Transportation (MDT) facilities in the project area.

FIGURE 6. ALTERNATIVE 1: NO BUILD



FIGURE 7. ALTERNATIVE 1: EXISTING STREET SECTIONS

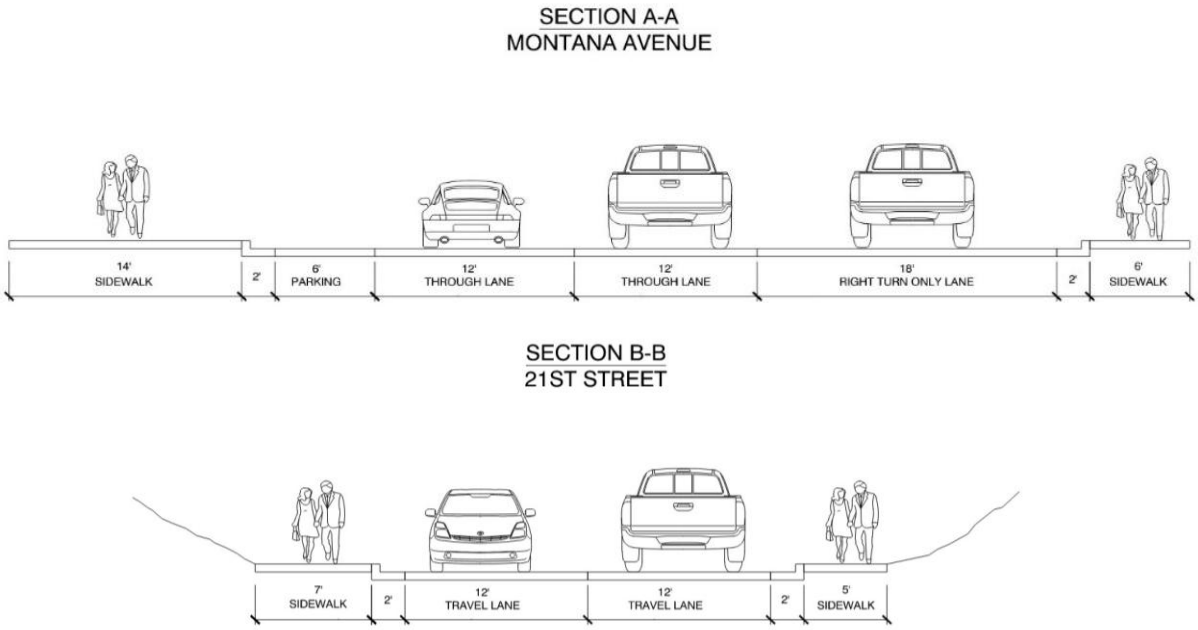
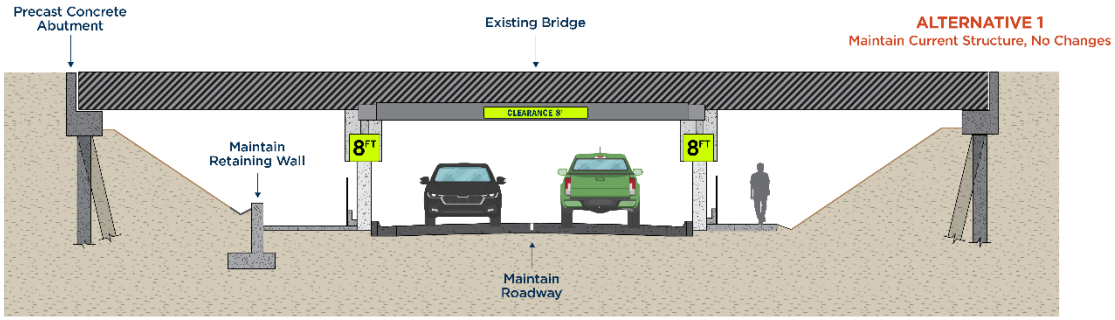


FIGURE 8. ALTERNATIVE 1: EXISTING BRIDGE STRUCTURE



Disadvantages:

The primary disadvantages is that no safety or multi-modal access improvements to the underpass will improve the existing deficiencies. The current configuration experiences frequent crashes involving the bridge structure and maintains the height restrictions that do not allow for buses, emergency vehicles, and heavy vehicle traffic to utilize the corridor. The earthen bridge abutment slopes will continue to result in increased debris on the sidewalks. The lack of sufficient drainage during storm events will continue to be an issue for short periods.

ALTERNATIVE 2:

Minor Improvements with Overheight Vehicle Warning System

This alternative adds low-cost improvements with the goals of reducing the overheight vehicle crashes into the overpass bridge and improving the pedestrian environment under the bridge.



FIGURE 9. EXAMPLE OF A VERTICAL CLEARANCE WARNING SYSTEM

The alternative includes installing an overheight vehicle warning system, modifying the 21st Street underpass to improve the existing drainage system, and stabilizing the bridge abutment embankment slopes to reduce debris on the sidewalks. Figure 9 shows an example of a warning system which utilizes signing and flashers to warn overheight vehicles prior to reaching the structure. These systems typically include sensors or mechanical devices to determine if a vehicle is overheight and signing to warn the driver and potentially provide information to the driver on how to avoid the low-height structure.

Figure 10 shows a concept for the proposed warning system. Figure 11 shows cross-sections of Montana Avenue and 21st Street. Figure 12 shows a rendering of the existing bridge structure with the proposed warning system.

This alternative includes the following modifications to 21st Street, the bridge structure, and the surrounding area:

Improvement Areas:

- Bridge Structure:
  - No change
- 21st Street:
  - Installing signage and flashers as part of an overheight vehicle warning system.
  - Stripe centerline.
  - Paving of the bridge abutment slopes to reduce debris on the sidewalks.
  - Adding pedestrian and vehicle lighting on 21st Street to increase light under the bridge and provide improved nighttime sight distance for drivers.
  - Adding drainage inlets to reduce stormwater flow to existing inlets.
- The Surrounding Roadways:
  - Installing signage and flashers for the overheight vehicle warning system.

FIGURE 10. ALTERNATIVE 2: MAINTAIN EXISTING 8 FEET OF VERTICAL CLEARANCE WITH WARNING SYSTEM

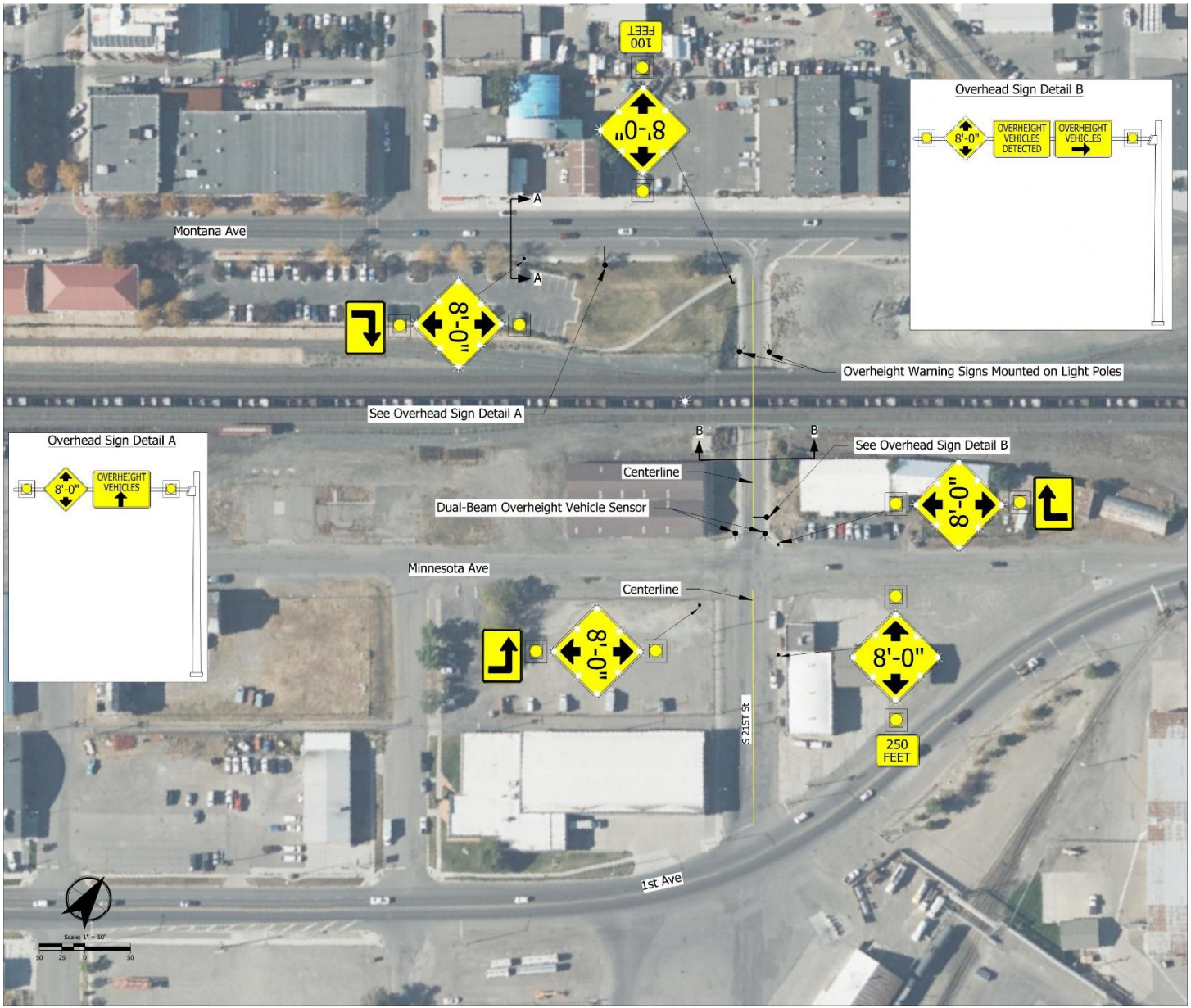


FIGURE 11. ALTERNATIVE 2: EXISTING STREET SECTIONS AND EXAMPLE DEVICES

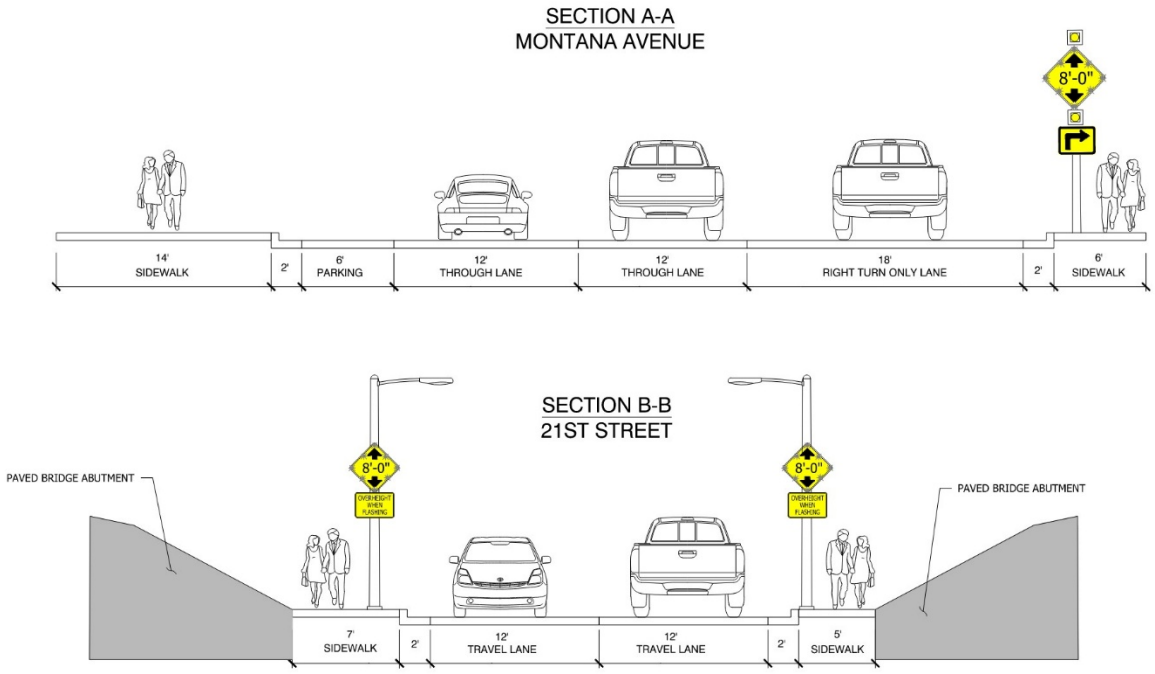
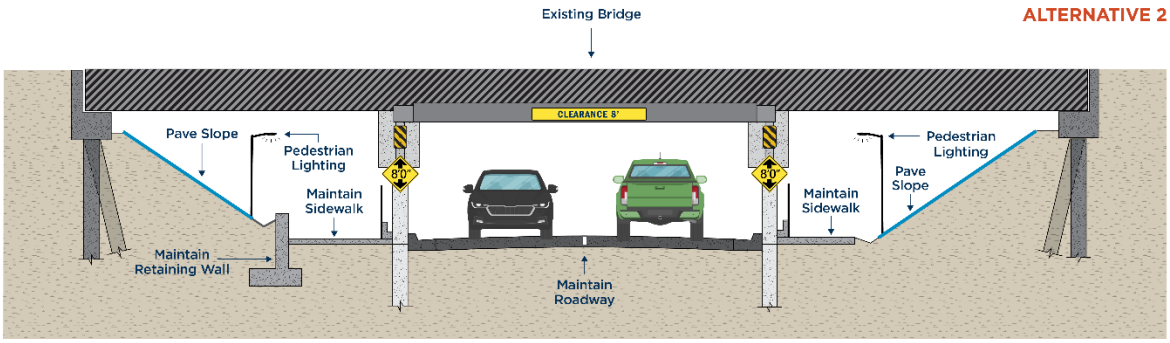


FIGURE 12. ALTERNATIVE 2: BRIDGE STRUCTURE



Additionally, due to the vertical curvature of the roadway impacting stopping sight distance, installing warning signage, such as "Hill Blocks View" (W7-6) with a speed advisory sign (W13-1P) could be considered based on an engineering evaluation. Warning and advisory signage is not included due to the concept level design conducted for this study, recommendation for lighting, the default speed being 25 mph, the roadway and underpass age and history, and speed not being identified in most crashes as a primary factor.

⊕ Advantages

The overheight vehicle warning system is expected to reduce vehicle/bridge crashes through advanced warning/flashing signage. As described in existing conditions section, in the five years from 2019 to 2023, approximately 20 crashes were reported on 21st Street between Minnesota Avenue and Montana Avenue with approximately 60% of the crashes involving the bridge structure.

Paving the abutment slopes under the underpass would reduce sediment from running off the slope and collecting on the sidewalk and clogging the drainage inlets. Additional inlets on both underpass approaches may reduce the occurrence of flooding by providing more points for water to enter the system.

Adding pedestrian and vehicle lighting on 21st Street will enhance the pedestrian experience and safety under the bridge and improve the nighttime sight distance for drivers on 21st Street.

Disadvantages:

At this time, it is unknown if there are drainage constraints downstream, so additional inlets may not be very effective in preventing flooding. No improvements to vertical clearance continue to provide the opportunity for vehicle/bridge crashes, and restricts emergency, transit, and heavy vehicles from being able to utilize 21st Street.

Cost:

Table 12 shows the estimated cost for this alternative. It is estimated this alternative would cost between $600,000 and $800,000, depending on the scale of the improvements. If this alternative is carried forward the cost estimate will be refined.

TABLE 12 ALTERNATIVE 2 COST ESTIMATE

ITEM	ESTIMATED COST
1. Roadway & Lighting Improvements	$570,000-$750,000
2. Drainage & Stormwater Improvements	$30,000-$50,000
3. Railroad Bridge Improvements	Not Applicable
4. Railroad Temporary Traffic Control	Not Applicable
Total	$600,000 - $800,000

ALTERNATIVE 3:

Increase Clearance to 11.5 Feet with Minor Pedestrian Improvements

Alternative 3 (3A in initial screening) includes moderate modifications of the bridge structure to increase the vertical clearance by approximately 3.5 feet to achieve a vertical clearance of approximately 11.5 feet (11’-6”) as well as adding pedestrian improvements and an overheight warning system like Alternative 2. This alternative would accommodate ambulances but continue to not accommodate fire, large EMS vehicles, and most commercial trucks. With this alternative vertical curvature and grades would remain similar to the existing condition and therefore would continue to not meet current design standards.

This alternative is shown in Figure 13. Figure 14 shows cross-sections of Montana Avenue and 21st Street. Figure 15 depicts a rendering of the bridge structure with the proposed warning system.

This alternative includes the following modifications to 21st Street, the bridge structure, and the surrounding area:

Improvement Areas:

- Bridge Structure:
  - Pier encasement or retaining wall to support lowered roadway
  - Controlled density backfill behind pier encasement/retaining wall to maintain a shared use path along 21st Street
  - New cross bracing on piers for added support
  - New concrete slope paving below bridge
- 21st Street:
  - Lowering the existing roadway approximately 3.5 feet to obtain a vertical clearance under the bridge structure of 11.5 feet.
  - Lowering the intersections at Montana Avenue and Minnesota Avenue by approximately 3 feet.
  - Stripe centerline.
  - Installing new drainage pumping system due to the high groundwater level.
  - Adding pedestrian and vehicle lighting on 21st Street.
  - Eliminating on-street parking on 21st Street south of Minnesota Avenue to accommodate a retaining wall and avoid elevation conflicts.
- The Surrounding Area:
  - Minnesota Avenue will be cut-off to the east and west of 21st Street and a cul-de-sac installed at each end to provide room for vehicles to turn around.
  - Requires the east lane on Montana Avenue to be lowered by ~3-4 feet
  - Access restrictions and removal of parking on Montana Avenue between 22nd Street and 20th Street.
  - Sidewalk and travel lanes will have to be reconfigured to maintain through lanes and on-street parking.
  - Work with private property owners to remove some parking in the lot south of Montana Avenue.

FIGURE 13. ALTERNATIVE 3 CONCEPT: INCREASE VERTICAL CLEARANCE TO 11.5' WITH PEDESTRIAN IMPROVEMENTS

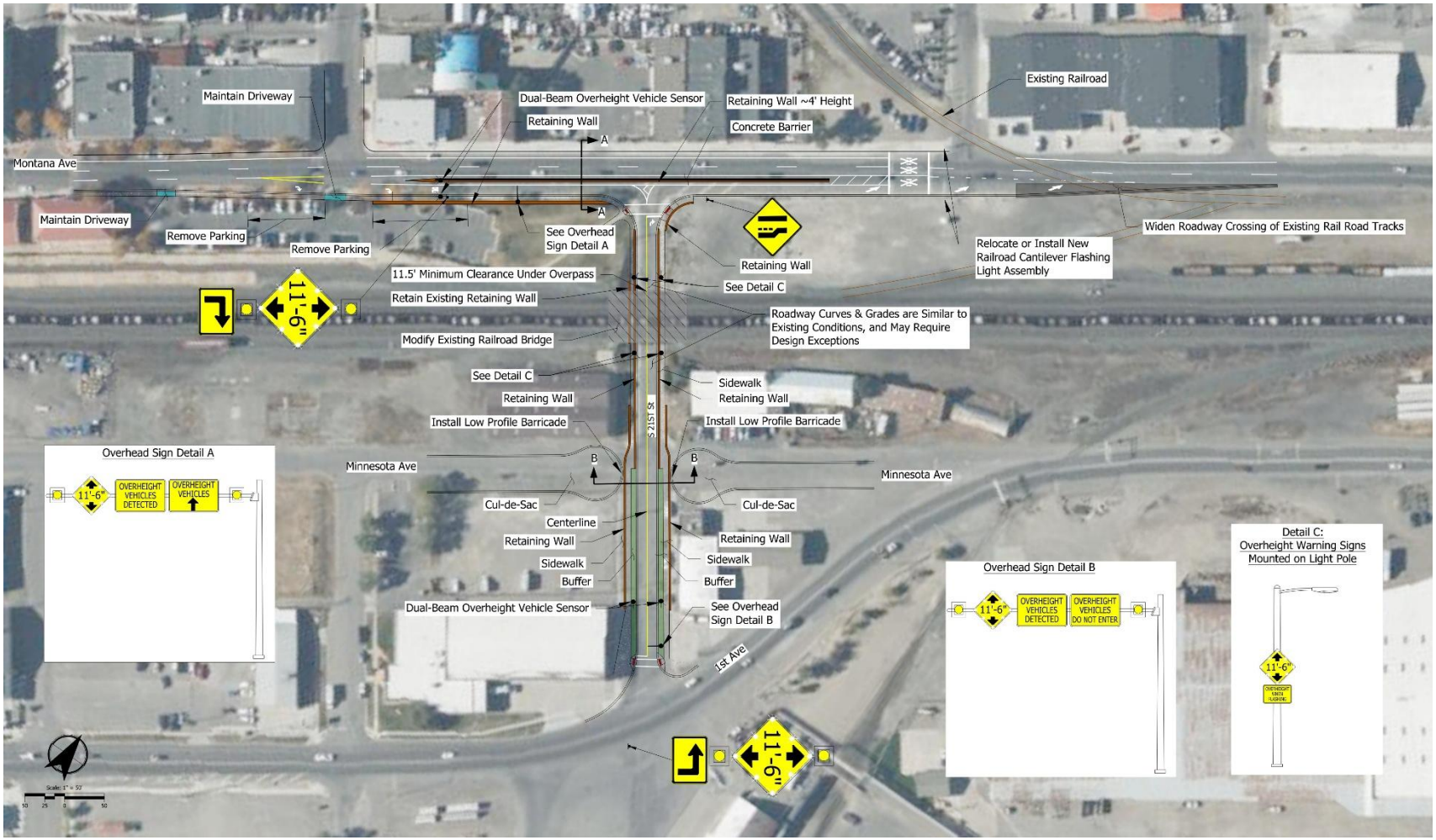


FIGURE 14. ALTERNATIVE 3 STREET SECTIONS

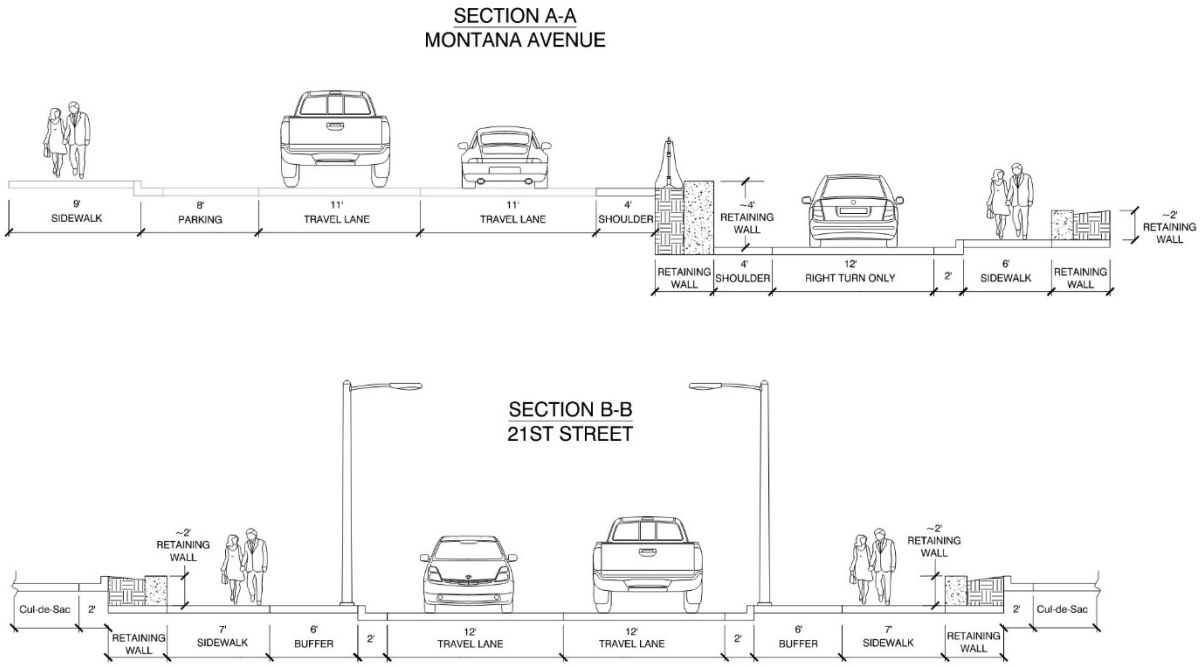
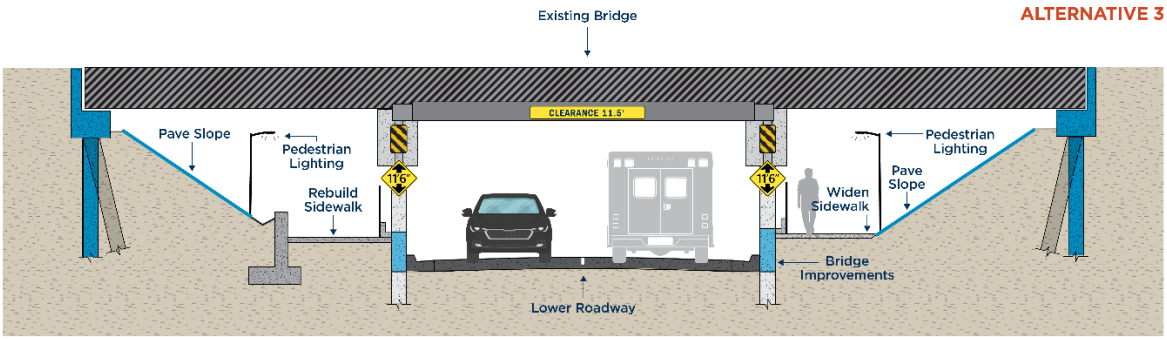


FIGURE 15. ALTERNATIVE 3 BRIDGE STRUCTURE



As shown in Figure 14, a key element of Alternative 3 is constructing a retaining wall on Montana Avenue to separate out the right-turn traffic movements turning to and from 21st Street. The retaining wall is necessary to maintain approximately the same grade and vertical alignment of 21st Street as under existing conditions which already exceed recommended urban street design policies. While the vertical alignment of 21st Street will continue to not meet current AASHTO policy for the vertical curve lengths, installing the roadway and pedestrian lighting will provide improved stopping sight distance in nighttime hours. Input from the City of Billings and stakeholders did not identify concerns regarding the existing grades and curvature of 21st Street. If it is determined that improving the vertical curvature of 21st Street to meet AASHTO policy is desired, improving the cross-slopes across the crosswalks, or generally improving the existing alignment, further lowering of Montana Avenue and Minnesota Avenue would be required which would lengthen the retaining wall on Montana Avenue and extend the access and parking impacts further to the east and west along Montana Avenue and result in higher and longer retaining walls.

Advantages:

Increasing vertical clearance by 3.5 feet to 11.5 feet would allow for ambulances, smaller transit vehicles, and some moderately sized trucks to utilize the corridor. An increase in vertical clearance reduces the likelihood of structure involved crashes which were a majority of the 20 crashes reported between 2019 and 2013 on 21st Street between Minnesota Avenue and Montana Avenue. There is the potential for the type of vehicles involved in a collision with the structure to change as increased vertical clearance may result in drivers of taller vehicles thinking they can now utilize the underpass. For this reason, this alternative would include the overheight vehicle warning system to further reduce crashes involving overheight vehicles.

A full reconstruction of the drainage system including the addition of a pumping system would significantly improve drainage assuming downstream drainage infrastructure can accommodate the additional demand.

Similar to Alternative 3, paving hillslopes under the underpass would reduce sediment from running off the slope and collecting on the sidewalk. Adding pedestrian lighting on 21st Street will enhance the pedestrian experience and feelings of safety and provide light under the bridge.

Disadvantages:

Achieving this increase in vertical clearance (3.5 feet) would include the lowering of 21st Street at its intersections with Montana Avenue and Minnesota Avenue intersections by at least 3 feet, which will impact on-street parking and nearby business access. A drainage system with pumps to overcome the high groundwater level would be expensive to install/maintain and may require upgrades to off-site facilities downstream. This option would have some impact on BNSF railroad operations for brief periods as temporary shoring of the bridge will be necessary during excavation and reinforcing the piles that hold up the bridge structure.

Cost:

Table 13 shows the estimated cost for this alternative. It is estimated this alternative would cost between $8-10 million, depending on the scale of the improvements. If this alternative is carried forward the cost estimate will be refined.

TABLE 13 ALTERNATIVE 3 COST ESTIMATE

ITEM	ESTIMATED COST
1. Roadway and Pedestrian Improvements	$6.2 – 7.3 Million
2. Drainage & Stormwater Improvements	$700,000 - 1 Million
3. Railroad Bridge Improvements	$1 - $1.5 Million
4. Railroad Temporary Traffic Control	$100,000 - $200,0000
Total	$8 - 10 Million

ALTERNATIVE 4:

Increase Clearance to 13.5 Feet with Bridge Replacement

Alternative 4 increases the vertical clearance of the underpass to 13.5 feet. This alternative would allow heavy vehicles, including fire and emergency medical services (EMS), to utilize the underpass. In this alternative, achieving the increase in vertical clearance would require replacing the bridge structure, as the increase in roadway depth would expose existing bridge piles to a depth not meeting structural standards. This alternative is shown in Figure 16. Figure 17 shows cross-sections of Montana Avenue and 21st Street. Figure 18 depicts a rendering of the new bridge structure with the proposed warning system.

This alternative includes the following modifications to 21st Street, the bridge structure, and the surrounding area:

Improvement Areas:

- Bridge Structure:
  - New 4 track 112′-2″ bridge featuring 3 - 30″ deep box beam spans
  - 10′ multi-use paths on both sides of 21st Street under bridge
  - Maintain 11′ travel lanes along 21st Street
  - New concrete slope paving below bridge
- 21st Street:
  - Lower 21st Street to increase vertical clearance to 13.5 feet.
  - Widen sidewalks to 10 feet multi-use paths to accommodate pedestrians and bicycles.
  - Stripe centerline.
  - Modify drainage system by transitioning to a pump system.
  - Eliminate on-street parking south of Minnesota Avenue to accommodate a retaining wall and avoid elevation conflicts.
  - Add new/enhanced pedestrian lighting.
- Surrounding Areas:
  - Lower Montana Avenue right-turn lane. Shift through lanes north and reduce the width of the northern sidewalk.
  - Minnesota Avenue will be cut-off to the east and west of 21st Street and a cul-de-sac installed at each end to provide space for vehicles to turn around.
  - Sidewalk and travel lanes will have to be reconfigured to maintain through lanes and on-street parking.
  - Work with private property owners to remove some parking in the lot south of Montana Avenue.

The primary differences between Alternative 4 and Alternative 3 are the full replacement of the bridge structure and additional lowering of the rightmost lane on Montana Avenue which extends the parking and access impacts.

Advantages:

Increasing vertical clearance by approximately 5.5 feet to 13.5 feet would accommodate large fire trucks and all typical emergency service vehicles. An increase in vertical clearance reduces the likelihood of

structure involved crashes which were a majority of the 20 crashes reported between 2019 and 2023 on 21st Street between Minnesota Avenue and Montana Avenue.

In addition to accommodating emergency vehicles, the 13.5 feet of clearance would accommodate most semi-trucks and trailers, although very long vehicles may be limited by the vertical curvature of 21st Street in the approaches to the underpass. The existing traffic counts at 27th Street identified a heavy vehicle percentage of approximately 7% in the weekday AM peak hour and approximately 3% in the weekday PM peak hour. Assuming a similar percentage of trucks would utilize 21st Street with the increased clearance, it is estimated that approximately 22 trucks would be served in the weekday AM peak hour and 19 trucks would be served in the weekday PM peak hour under existing traffic conditions.

A full reconstruction of the drainage system including the addition of a pumping system would significantly improve drainage assuming downstream drainage infrastructure can accommodate the additional demand.

Similar to Alternative 3, paving the abutment slopes under the underpass would reduce sediment from running off the slope and collecting on the sidewalk. Adding pedestrian and roadway lighting on 21st Street will enhance the pedestrian experience, safety, and improve nighttime sight distance for drivers.

Disadvantages:

Achieving this increase in vertical clearance (5.5 feet) would include the lowering of 21st Street at its intersections with Montana Avenue and Minnesota Avenue intersections by at least 5 feet, which will impact on-street parking and nearby business access. This option requires a robust drainage system with pumps to overcome the high groundwater level which would be expensive to install/maintain and is expected to require upgrades to off-site facilities downstream. This option would also have significant impact on BNSF railroad operations for an extended period and therefore an alternative shoofly track with a temporary crossing of 21st Street would need to be constructed during the removal of the existing bridge and construction of the new bridge structure.

Cost:

Table 14 shows the estimated cost for this alternative. It is estimated this alternative would cost between $26-30 million, depending on the scale of the improvements. If this alternative is carried forward the cost estimate will be refined.

TABLE 14 ALTERNATIVE 4 COST ESTIMATE

ITEM	ESTIMATED COST
1. Roadway and Pedestrian Improvements	$6 – 7.5 Million
2. Drainage & Stormwater Improvements	$1-1.5 Million
3. Railroad Bridge Improvements	$17.5 - $19 Million
4. Railroad Temporary Traffic Control	$1.5 - $2 Million
Total	$26 - 30 Million

FIGURE 16. ALTERNATIVE 4 CONCEPT: INCREASE VERTICAL CLEARANCE TO 13.5'

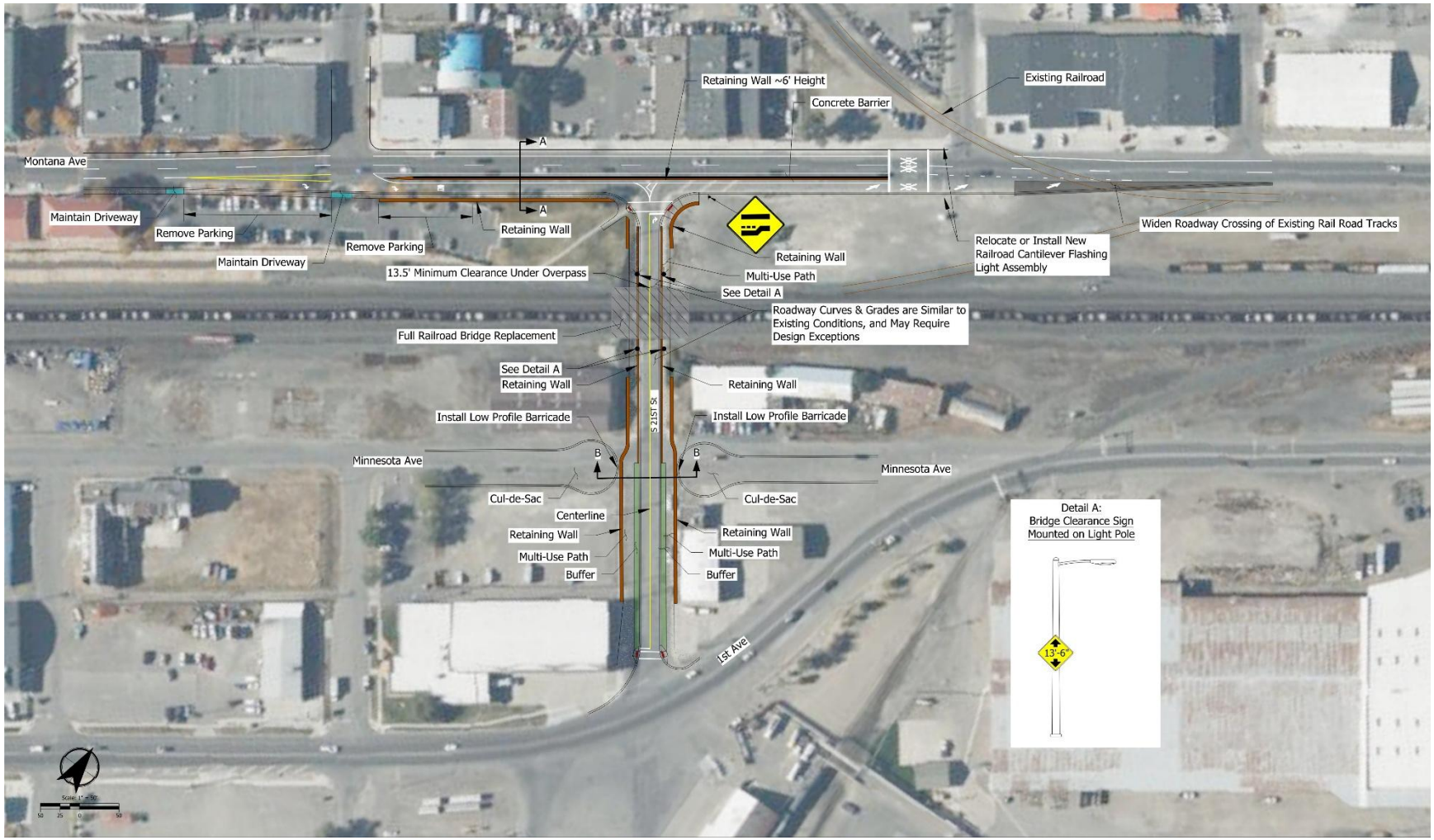


FIGURE 17. ALTERNATIVE 4 CROSS-SECTIONS

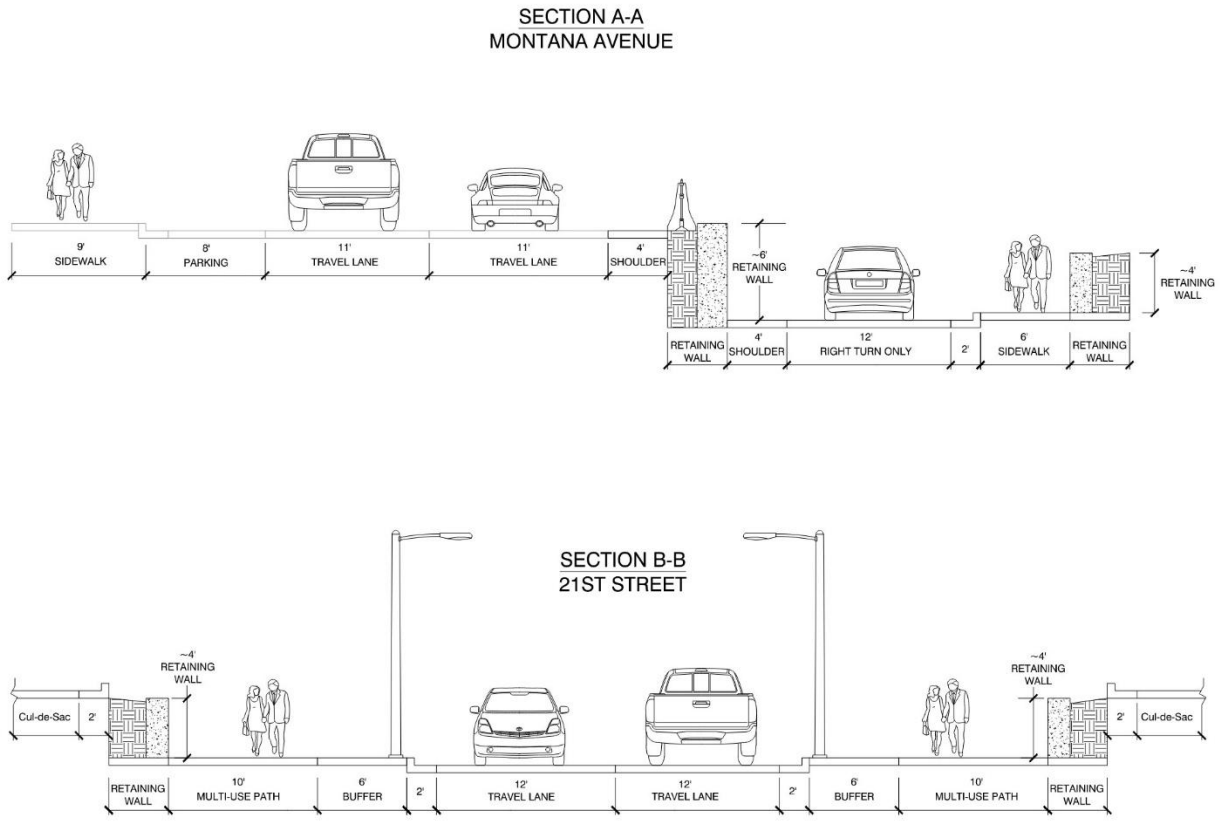
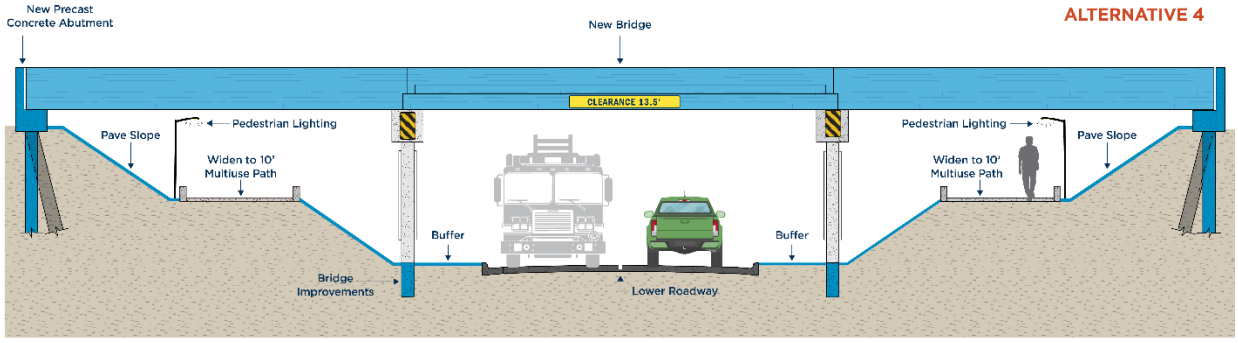


FIGURE 18. ALTERNATIVE 4 BRIDGE STRUCTURE



Similar to Alternative 3, if it is determined that improving the vertical curvature of 21st Street to meet AASHTO policy, improve the cross-slopes across the crosswalks, or generally improve the existing alignment, is desired, further lowering of Montana Avenue and Minnesota Avenue would be required which would lengthen the retaining wall on Montana Avenue and extend the access and parking impacts further to the east and west along Montana Avenue and result in higher and longer retaining walls.

BNSF Review Comments

BNSF has a vested interest in project design and potential impacts. As such, the project team engaged them through the duration of this study. BNSF's main focus is on ensuring safe, reliable, and efficient freight movements. This could be impacted by significant construction.

BNSF staff did have some concerns related to structure strike(s) associated with the existing 21st Street Underpass but have not seen significant issues to date that threaten the integrity of existing infrastructure. The final alternatives were shared with BNSF staff who provided high level comments back, summarized below:

- BNSF prefers Alternative 3.
- BNSF prefers any alternative that does not impact or alter the existing structure.
- No utilities (lighting and signage) will be accepted on the structure.
- A preliminary engineering agreement will be required for all future submittals.
    - *BNSF requires these agreements when they are asked to review engineering plans that may require them to utilize third party reviewers. The City will be required to fund third party review costs incurred by BNSF. Additional costs may also be identified in discussions with BNSF.*

Alternatives Evaluation Criteria

The evaluation criteria are used for two key purposes:

- Evaluating existing conditions and along with treatments included in each of the four alternatives
- Comparing alternatives and ultimately advancing a preferred alternative.

Table 15 outlines a broad set of evaluation criteria that were developed based on the existing conditions analysis, PAC concerns, and project feedback from BNSF and the public.

Each criterion will be used to assess how alternatives compare to one another and the current conditions of the underpass. Each evaluation criterion is given one of three scores represented by a colored dot as described below:

+2 points **+1 point** **+0 point**

TABLE 15 EVALUATION CRITERIA

ALTERNATIVE (S)	EVALUATION CRITERIA	SCORING KEY	
Alternative (s)	Feasibility of Implementation & Railroad Approval	🟢	The alternative has few physical, legal, or other obstacles to implementation.
		🟠	The alternative has some physical, legal, or other obstacles to implementation.
		🔴	The alternative has significant physical, legal, or other obstacles to implementation.
	Built Environment Constraints	🟢	The alternative is expected to have no or little built environment impacts.
		🟠	The alternative is expected to have moderate built environment impacts.
		🔴	The alternative is expected to have significant built environment impacts.
	Roadway Impacts	🟢	The alternative is expected to have no or little roadway impacts.
		🟠	The alternative is expected to have moderate roadway impacts .
		🔴	The alternative is expected to have significant roadway impacts.
	Railroad Bridge Impacts	🟢	The alternative is expected to have no or very little impacts to the existing bridge.
		🟠	The alternative is expected to have moderate structural impacts to the existing bridge.
		🔴	The alternative is expected to have significant structural impacts to the existing bridge.
	Drainage Impacts	🟢	The alternative is expected to improve drainage at the underpass.
		🟠	The alternative may improve drainage at the underpass with proposed improvements.
		🔴	The alternative is not expected to improve drainage at the underpass.
	Conceptual Cost Estimate	🟢	Cost estimate is significantly lower than other alternatives.
		🟠	Cost estimate is similar to other alternatives.
		🔴	Cost estimate is significantly higher than other alternatives.
	Community Priorities Alignment	🟢	The alternative is expected to significantly align with community feedback.
		🟠	The alternative is expected to have some aspects align with community feedback.
		🔴	The alternative is expected to have little to no alignment with community feedback.
	Safety & Emergency Service Access	🟢	The alternative is expected to have a positive safety impact for all users.
		🟠	The alternative is expected to have a positive safety impact, but only for some users.
		🔴	The alternative is expected to have no impact or measurable safety benefit.
	Mobility & Freight	🟢	The alternative is expected to improve mobility for all roadway users.
		🟠	The alternative is expected to improve mobility for some roadway users.
		🔴	The alternative is not expected to improve mobility.

Alternatives Evaluation

The evaluation criteria described above were used to evaluate alternatives as shown in Table 16. Based on the evaluation criteria, alternatives scored highest in the following order:

- Alternative 2 (Highest Score): Minor Improvements With Over-height Vehicle Warning System
- Alternative 1: No Build
- Alternative 3: Increase Clearance to 11.5 Feet With Minor Pedestrian Improvements
- Alternative 4 (Lowest Score): Increase Clearance to 13.5 Feet With Bridge Replacement

TABLE 16 ALTERNATIVE EVALUATION

EVALUATION CRITERIA	ALTERNATIVES			
	1. NO-BUILD	2. MINOR IMPROVEMENTS WITH OVER-HEIGHT VEHICLE WARNING SYSTEM	3. INCREASE CLEARANCE TO 11.5 FEET WITH ROADWAY MODIFICATIONS	4. INCREASE CLEARANCE TO 13.5 FEET WITH BRIDGE REPLACEMENT
Feasibility of Implementation & Railroad Approval	🟢	🟢	🟠	🔴
Built Environment Constraints	🟢	🟢	🟠	🟠
Roadway Impacts	🟢	🟢	🟠	🟠
Railroad Bridge Impacts	🟢	🟢	🟠	🔴
Drainage Impacts	🔴	🟠	🟠	🟠
Conceptual Cost Estimate	🟢	🟢	🟠	🔴
Community Priorities Alignment	🟠	🟢	🟢	🔴
Safety & Emergency Service Access	🔴	🟠	🟠	🟢
Mobility & Freight	🔴	🔴	🟠	🟢
Point Total	11	14	10	7

🟢 *+2 points*

🟠 *+1 point*

🔴 *+0 points*



Section 6 FUNDING SOURCES AND REGULATORY COMPLIANCE

FUNDING SOURCES & REGULATORY COMPLIANCE

Funding and Grant Opportunities

There are two sources of federal funding that could provide additional funding to complete elements of the proposed improvements; the Federal Railroad Authority (FRA) and US Department of Transportation (USDOT) surface transportation funding.

FRA GRANT PROGRAMS

Much of the FRA funding for smaller projects is primarily focused on improving safety by eliminating rail crossings. As the bridge/roadway is already grade separated, the project would not be eligible for grade-separation funding from the Rail Crossing Elimination (RCE) program, and less competitive for other rail funding such as the Consolidated Rail Infrastructure and Safety Improvements (CRISI) Program. As the bridge is a railroad bridge, and the roadway a city road, the project is not eligible for other rail funding programs.

USDOT FUNDING

The USDOT administers two surface transportation funding programs that may be appropriate for the project.

Better Utilizing Investments to Leverage Development (BUILD) Grant Program

The BUILD grant program provides grants for surface transportation infrastructure projects with significant local or regional impact. Several of the alternatives analyzed may be competitive for the BUILD program. Additional analysis and a Benefit Cost Analysis in conformity with USDOT requirements would help determine the competitiveness of the project. Competitive projects must score a "high" rating on the eight merit criteria.

- **Safety** - Improve substandard vertical clearance for fire trucks and ambulances. Reduce repeated crashes with higher-profile vehicles.
- **Environmental Sustainability –** Improve stormwater management and reduce flooding.
- **Quality of Life –** Enhance bicycle and pedestrian experiences by widening the sidewalks and installing lighting.
- **Mobility and Community Connectivity –** Improve vehicular roadway capacity by increasing access for higher-profile trucks. Reconnect communities divided by the low bridge.
- **Economic Competitiveness –** Promote economic growth by allowing box trucks, buses, pickups with campers, and motorhomes and vehicles pulling travel trailers access through the underpass.
- **State of Good Repair** – Improve the condition and safety of core infrastructure.
- **Partnership and Collaboration –** Coordination and local community groups on reviewing alternatives and soliciting feedback. Coordination with BNSF on alternatives, impact to the railroad and construction timing.

- **Innovation –** Implementing solutions that are unique to the community with dynamic messaging and ITS.

Safe Streets and Roads For All (SS4A)

The other competitive grant program that may be a good fit for some of the alternatives is the SS4A program, which funds grants to prevent roadway fatalities and serious injuries.

Depending on the safety data, Billings could ensure that the project is included in a Safety Action Plan and request either planning or implementation funding to complete elements of the project designed to improve safety for vehicles, pedestrians, and bicyclists. The Safe Streets and Roads for All grant program may not be renewed after its scheduled sunset in Federal Fiscal Year 2026.

Regulatory Compliance

The regulatory compliance requirements will vary depending on the selected alternative and the funding source. The No-Build Alternative does not involve any improvements and is therefore not addressed in this section. Alternative 2, because it does not appear to require new right-of-way or substantial ground disturbance, would involve the lowest level of regulatory compliance when compared to the other build alternatives. In general, Alternatives 3 and 4 are expected to have similar impacts related to new right-of-way, ground disturbance (i.e., overall project footprint), and changes in local access and would therefore involve very similar levels of regulatory compliance and environmental documentation. The following information provides details on the potential regulatory compliance requirements based on federal, state, and local regulations applicable to the proposed action.

FEDERAL COMPLIANCE

Any project that requires federal approval, funding, or permits, will need to be evaluated in accordance with the National Environmental Policy Act, or NEPA. The project is likely to involve federal funding from the U.S. Department of Transportation Federal Highways Administration (FHWA) and, as such, the project would be required to comply with regulations found at 23 CFR 771, Environmental Impact and Related Procedures. Additional federal laws and regulations that would be applicable to the NEPA evaluation include a review for compliance with the following:

- **National Historic Preservation Act (Section 106) -** Section 106 of the National Historic Preservation Act (NHPA) requires federal agencies to "take into account the effects of their undertakings on historic properties." The purpose of the Section 106 process is to identify historic and archaeological properties that could be affected by the undertaking; assess the effects of the project; and investigate methods to avoid, minimize, or mitigate adverse effects on historic properties. Historic resources, if either listed on or eligible for the National Register of Historic Places (NRHP), are also generally afforded protection under Section 4(f).
    - **Applicability -** Alternative 2 would require minimal review under the NHPA because improvements are occurring within existing right-of-way. Alternatives 3 and 4 would require an historic properties inventory within the project's area of potential effect to identify any NRHP-eligible properties and assess effects to those properties. The existing railroad is likely a significant historic resource.

- **Section 4(f) of the Department of Transportation Act:** Section 4(f) protects publicly owned parks, recreational areas, wildlife and waterfowl refuges, and public and private historic sites of local, state, and national significance. Federally funded transportation projects cannot "use" Section 4(f) properties unless there are no feasible and prudent avoidance alternatives and all possible planning to minimize harm has occurred.
    - **Applicability -** Alternative 2 is not anticipated to have any impact on Section 4(f) resources. Alternatives 3 and 4 may have impacts on Section 4(f) resources depending on the status of adjacent historic resource determinations and overall effects on the historic railroad. Section 4(f) applicability would be determined during the NEPA evaluation.
- **Endangered Species Act (Section 7) -** Section 7 of the Endangered Species Act (ESA) directs federal agencies to ensure that actions they authorize, fund, and/or conduct are not likely to jeopardize the continued existence of any federally proposed or listed species or result in destruction or adverse modification of critical habitat for such species. A Biological Assessment must be prepared if actions by a federal agency, or permits issued by a federal agency, will result in effects to threatened and endangered (T&E) species that occur in the vicinity of a proposed project.
    - **Applicability:** Given the limited scope of effects, urban setting, and no suitable habitat for T&E species, none of the alternatives are anticipated to have an adverse effect on ESA listed species. A determination of "no effect" can be made early in the project development phase within the biological resource baseline report prepared for the selected alternative.

The project area overlaps the Billings PCE (tetrachloroethene) federal Superfund site, which contains contaminated shallow groundwater and soils over large plume in downtown Billings. Available well logs in the vicinity of the project suggest groundwater is approximately 10 feet below ground surface. Alternatives 3 and 4, due to excavation of the roadway, could potentially encounter contamination. If Alternative 3 or Alternative 4 were advanced into the design phase, it is recommended that a Preliminary Site Investigation be conducted through geotechnical borings to collect representative soil and groundwater samples in order to better characterize the contamination and assess potential risk associated with construction. Coordination with the U.S. Environmental Protection Agency would be required during the design phase to identify constraints and construction methods.

STATE COMPLIANCE

The project alternatives include improvements to Montana Avenue, which is a federal-aid route under the jurisdiction of the Montana Department of Transportation (MDT). With the assumption that state funding would partially fund improvements, the projects would also be required to comply with the Montana Environmental Policy Act, or MEPA, by following MDT's environmental process. Implementation of any of the build alternatives would require a MEPA review. Documentation requirements for Alternatives 3 and 4 would be more substantial given the increased impacts of these alternatives.

The Montana State Historic Preservation Office (SHPO) would be involved in the effect determination process during the Section 106 review. MEPA compliance with the Montana Antiquities Act, if required, would also be accomplished through the same process as Section 106.

The project would require compliance with the appropriate water quality requirements of the Montana Water Quality Act as it relates to stormwater management during construction and long-term operation. The Montana Department of Environmental Quality (DEQ) administers the Montana Pollutant Discharge Elimination System (MPDES) project and an MPDES stormwater general permit and preparation of a Stormwater Pollution Prevention Plan (SWPPP) would likely be required for Alternatives 3 and 4 if the disturbance area is equal to or greater than 1 acre. The DEQ also administers the Municipal Separate Storm Sewer Systems (MS4) program; however, compliance with this regulation on a project-level basis would occur at the local level, as described below.

Both Alternatives 3 or 4 would be considered "development" or "redevelopment" and, following MDT's process for MS4 compliance, implementation of either alternative would require an evaluation of the feasibility of using low impact development (LID) practices. The LID practices would need to infiltrate, evapo-transpire, and/or capture for reuse, the post-construction runoff generated from the first 0.5 inches of rainfall from a 24-hour storm preceded by 48 hours of no measurable precipitation. Completion of this analysis would be in coordination with Yellowstone County MS4 regulations, as described below.

LOCAL COMPLIANCE

Alternatives 3 and 4 would require stormwater compliance and reviews at the local level. The City of Billings is a regulated MS4; the project is located within the City of Billings City Limits and MS4 boundary area, and thus, subject to local MS4 permit requirements. The project will be required to comply with local MS4 permit requirement, including the City of Billings Stormwater Management Manual. Alternatives 3 and 4 would require a City of Billings MS4 compliance review. Additionally, approval of the SWPPP for Alternatives 3 and 4 would require a City of Billings compliance review.

No other local permits relative to the implementation of the build alternatives have been identified.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Payment of Claims for week of May 26th, 2026
PRESENTED BY: Erin Watterud
Department: Finance
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION
Staff recommends Council approve the Payment of Claims

EXECUTIVE SUMMARY
Claims in the amount of $1,539,525.83 have been reviewed and are presented for City Council payment approval. A complete listing of the claims for the week are available in the Finance Department.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
Payment Approval Process Every invoice for payment is entered into the City's accounting system and the backup documentation is scanned in and attached (physical invoices, additional e-mails explaining payments, bids, contracts, etc.). Each invoice goes through a multi-step approval process depending upon the amount of the payment. First, invoices are entered by the department requesting the payment and the department director or designee must perform an initial review and approval of the purchase. The number of approvals within the department can vary based upon the size of the department, but no less than one approver within each department must verify the payment. Second, all payments, regardless of size, must be approved by the Purchasing Agent or designee. The Purchasing Agent will review the payment to ensure purchasing procedures are followed and appropriate documentation is attached. If the payment is greater than $1,000, then it must be approved by the Finance Director or designee. If that payment is greater than $10,000, then it must be approved by the City Administrator or Assistant City Administrator. Once all approvals are completed, the payment is able to be made and the Accounts Payable Clerk can print the check. After all checks are printed, a list of all checks in excess of $2,500 is generated and placed on the next City Council meeting for review.

FISCAL EFFECTS
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.

STAKEHOLDERS

ALTERNATIVES
No other alternatives were analyzed.

Attachments

CouncilMemo wk of 05262026

Check Date	Check	Name	Fund Name	Amount	Item Desc
05/26/2026	ACH	A & I Distributors	Fleet	$ 45.24	198370
05/26/2026	ACH	A & I Distributors	Fleet	$ 45.24	198370
05/26/2026	ACH	A & I Distributors	Fleet	$ 45.24	198370
05/26/2026	ACH	A & I Distributors	Fleet	$ 45.23	198370
05/26/2026	ACH	A & I Distributors	Fleet	$ 385.00	198370-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 385.00	198370-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 954.80	198370-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 982.30	198370-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 1,052.00	198370-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 196.64	203946-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 954.80	203950-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 982.30	203950-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 465.85	203950-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 151.20	203950-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 115.80	203950-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 385.00	203950-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 491.25	206398-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 1,495.45	206398-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 373.45	206398-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 655.10	206398-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 477.40	206398-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 491.15	209002-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 1,052.00	209002-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 465.85	209002-00
05/26/2026	ACH	A & I Distributors	Fleet	$ 954.80	209002-00
05/26/2026	ACH	A & I Distributors	Public Safety	$ 137.50	55 gallon DEF
05/26/2026	ACH	A & I Distributors	Solid Waste	$ 1,485.00	330 gal DEF
05/26/2026	ACH	A & I Distributors	Solid Waste	$ 1,976.74	55 gal Purus Drive Train TO-4 30W
05/26/2026	ACH	A & I Distributors	Solid Waste	$ 587.56	55 gal super clean cleaner degreaser
05/26/2026	ACH	A & I Distributors	Solid Waste	$ 1,113.75	DEF
05/26/2026	ACH	A & I Distributors	Solid Waste	$ 220.85	Myst10T2
05/26/2026	ACH	A & I Distributors	Street/Traffic	$ 1,485.00	DEF totes
05/26/2026	889850	AD Creative Group	Airport	$ 3,600.00	Summer 2026 Advertising
05/26/2026	889851	Advanced Employment	P.W. Admin	$ 1,045.24	Contract Labor for Week ending 04/26/202

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05/26/2026	889851	Advanced Employment	Solid Waste	$ 2,464.00	contract labor w/e 04/19/26
05/26/2026	889851	Advanced Employment	Solid Waste	$ 238.00	Contract labor w/e 04-12-26 SW collectio
05/26/2026	889851	Advanced Employment	Solid Waste	$ 1,316.00	contract labor w/e 04-26-26 SW collectio
05/26/2026	889851	Advanced Employment	Solid Waste	$ 1,674.40	SW landfill - landfill cleanup support 0
05/26/2026	889852	Advanced Pump & Equipment	Wastewater	$ 9,426.67	Hot Water Booster Pump in secondary tunn
05/26/2026	889857	Archie Cochrane	Fleet	$ 15.09	5627598
05/26/2026	889857	Archie Cochrane	Fleet	$ 58.07	5627598
05/26/2026	889857	Archie Cochrane	Fleet	$ 16.36	5627598
05/26/2026	889857	Archie Cochrane	Fleet	$ 6.73	5627758
05/26/2026	889857	Archie Cochrane	Fleet	$ 67.28	5627758
05/26/2026	889857	Archie Cochrane	Fleet	$ 7.70	5627837
05/26/2026	889857	Archie Cochrane	Fleet	$ 12.32	5627837
05/26/2026	889857	Archie Cochrane	Fleet	$ 7.12	5627837
05/26/2026	889857	Archie Cochrane	Fleet	$ 160.16	5627837
05/26/2026	889857	Archie Cochrane	Fleet	$ 49.44	5628034
05/26/2026	889857	Archie Cochrane	Fleet	$ 36.06	5628034
05/26/2026	889857	Archie Cochrane	Fleet	$ 80.33	5628034
05/26/2026	889857	Archie Cochrane	Fleet	$ 71.94	5628034
05/26/2026	889857	Archie Cochrane	Fleet	$ 40.56	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 182.56	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 10.13	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 198.24	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 241.26	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 8.20	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 308.00	5628310
05/26/2026	889857	Archie Cochrane	Fleet	$ 115.23	5628372
05/26/2026	889857	Archie Cochrane	Fleet	$ 1.31	5628395
05/26/2026	889857	Archie Cochrane	Fleet	$ 43.00	5628489
05/26/2026	889857	Archie Cochrane	Fleet	$ 306.36	5628489
05/26/2026	889857	Archie Cochrane	Fleet	$ (198.24)	5628645
05/26/2026	889857	Archie Cochrane	Fleet	$ 279.40	5629933
05/26/2026	889857	Archie Cochrane	Fleet	$ 142.02	5629933
05/26/2026	889857	Archie Cochrane	Fleet	$ 161.35	5629933
05/26/2026	889857	Archie Cochrane	Fleet	$ 80.02	5629933

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05/26/2026	889857	Archie Cochrane	Fleet	$ 142.04	5629933
05/26/2026	889857	Archie Cochrane	Fleet	$ 142.04	5629933
05/26/2026	889857	Archie Cochrane	Fleet	$ 263.44	5629933
05/26/2026	889857	Archie Cochrane	Fleet	$ 380.76	5629933
05/26/2026	889857	Archie Cochrane	Wastewater	$ 47.22	BRACKET
05/26/2026	889864	Billings Clinic	Public Safety	$ 2,880.00	Medical Director Services 01/26-03/26
05/26/2026	889865	Billings Construction Supply	Park Dist 1	$ 41.32	TOILET RENTAL FOR MARY STREET - 22077
05/26/2026	889865	Billings Construction Supply	Park Dist 1	$ 147.30	toilet rental for mary street - 22638
05/26/2026	889865	Billings Construction Supply	Solid Waste	$ 212.16	portable toilet service - landfill
05/26/2026	889865	Billings Construction Supply	Street/Traffic	$ 170.00	Concrete blade
05/26/2026	889865	Billings Construction Supply	Street/Traffic	$ 200.15	Fuel and blade for asphalt saw
05/26/2026	889865	Billings Construction Supply	Wastewater	$ 1,058.00	Colorado St & Grand Ave Mobilization
05/26/2026	889865	Billings Construction Supply	Wastewater	$ 18.57	Hogan Corp 1197
05/26/2026	889865	Billings Construction Supply	Wastewater	$ 1,058.00	PBS-034; sewer pipe burst, 11th St. W &
05/26/2026	889865	Billings Construction Supply	Wastewater	$ 108.17	Rod & Gun Club..Toilet Rental 04/01-04/
05/26/2026	889865	Billings Construction Supply	Wastewater	$ 1,058.00	Traffic Control as 12th St W & Grand Ave
05/26/2026	889865	Billings Construction Supply	Water	$ 18.58	Hogan Corp 1197
05/26/2026	889867	Bradford Roof Management	Airport	$ 18,590.00	Invoice #1571. Terminal Roof Repair/Replacement
05/26/2026	889871	Cascade Engineering	Solid Waste	$ 30,920.00	Residential Solid Waste Containers; 261009359
05/26/2026	889871	Cascade Engineering	Solid Waste	$ 30,920.00	Residential Solid Waste Containers; 261009363
05/26/2026	889883	Cop Construction	Wastewater	$ 11,726.54	Retainage Release Full
05/26/2026	889886	Cotter's Sewer Service	Airport	$ 3,295.98	Invoice #66393/66390/66391. IP-5 Sewer Line Repair
05/26/2026	889889	Dakota Supply Group	Street/Traffic	$ 441.71	Water valve riser
05/26/2026	889889	Dakota Supply Group	Water	$ 216.00	#118 HOSE NOZZLE O-RING - 3-1/4 X 3-5/8 (118)
05/26/2026	889889	Dakota Supply Group	Water	$ 1,888.00	12" X 20" SH CI-FC REPAIR CLAMP - F1-1350 X 20-SH
05/26/2026	889889	Dakota Supply Group	Water	$ 2,932.00	12" X 30" SH CI-FC REPAIR CLAMP - F1-1350 X 30-SH
05/26/2026	889889	Dakota Supply Group	Water	$ 40.00	2" CTS STIFFENER 1-1/2" PEP P/N: 6136
05/26/2026	889889	Dakota Supply Group	Water	$ 393.78	6" CLAY X PVC SHIELDED COUPLING (102-66RC) P/N: 48564
05/26/2026	889889	Dakota Supply Group	Water	$ 99.00	FLANGE LOCK RING SP-A64 - (SP-A64) P/N: 333-155-00160
05/26/2026	889889	Dakota Supply Group	Water	$ 71.00	HYDRANT ADJUSTABLE WRENCH - (377-5960) P/N: 14068
05/26/2026	889889	Dakota Supply Group	Water	$ 252.00	MAIN VALVE RUBBER #35 (WATEROUS) P/N: 333-155-00170
05/26/2026	889889	Dakota Supply Group	Water	$ 504.00	MAIN VALVE RUBBER #35 (WATEROUS) P/N: 333-155-00170
05/26/2026	889889	Dakota Supply Group	Water	$ 22.00	O-RING SUPPORT WHEEL - 2-216 (REF # 59)
05/26/2026	889889	Dakota Supply Group	Water	$ 27.50	O-RING SUPPORT WHEEL - 2-216 (REF # 59)

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05/26/2026	889889	Dakota Supply Group	Water	$ 60.50	O-RING SUPPORT WHEEL - 2-216 (REF # 59)
05/26/2026	889892	DOWL	Water	$ 28,041.25	WO 22-44 Zone 1 Water Storage Improvements; Pmt 26
05/26/2026	889892	DOWL	Water	$ 47,832.45	WO 26-01 Contract 1 2026 Water Replacement Project
05/26/2026	ACH	Galles Filter Service	Fleet	$ 41.36	P1-43729-02
05/26/2026	ACH	Galles Filter Service	Fleet	$ 32.73	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 3.78	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 8.00	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 7.36	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 9.00	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 24.82	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 37.66	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 25.19	P1-43873-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 29.46	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 33.87	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 43.64	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 10.92	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 4.45	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 12.00	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 8.40	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 51.17	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 165.48	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 59.55	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 25.19	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 11.41	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 199.14	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 3.87	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 26.11	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 3.74	P1-44000-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 199.14	P1-44251-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 16.20	P1-44251-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 7.48	P1-44251-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 11.41	P1-44251-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 41.36	P1-44251-01
05/26/2026	ACH	Galles Filter Service	Fleet	$ 31.77	P1-44251-01

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05/26/2026	ACH	Galles Filter Service	Solid Waste	$ 311.50	CAB AND INNER ELEMENT
05/26/2026	ACH	Galles Filter Service	Solid Waste	$ 264.18	CAB FILTER
05/26/2026	ACH	Galles Filter Service	Solid Waste	$ 447.76	OUTER AND INNER ELEMENTS
05/26/2026	ACH	Galles Filter Service	Transit	$ 239.94	P1-43964-01 filters
05/26/2026	ACH	Galles Filter Service	Transit	$ 208.86	P1-43964-01 filters
05/26/2026	ACH	Great West Engineering	Solid Waste	$ 2,658.50	2026 Landfill Misc Engineering Services
05/26/2026	889906	Hardrives Construction	St Maint Dist	$ 150,288.17	WO 26-03 Contract 2 City Chip Seal; Pmt 1
05/26/2026	889907	Hawkins	Water	$ 3,545.92	chemical for boosting chlorine at Staple
05/26/2026	889914	InfoSend	P.W. Admin	$ 16,598.09	Services for 03/31-04/29/2026
05/26/2026	889914	InfoSend	P.W. Admin	$ 4,642.87	Services for 03/31-04/29/2026
05/26/2026	889916	Interstate Power Systems	Fleet	$ 2,738.58	C007072010.01
05/26/2026	889916	Interstate Power Systems	Fleet	$ 60.31	C007072010.01
05/26/2026	889916	Interstate Power Systems	Fleet	$ 13.85	C007072109.01
05/26/2026	ACH	Joe Johnson Equipment	Fleet	$ 943.00	P03940
05/26/2026	ACH	Joe Johnson Equipment	Fleet	$ 68.87	P03940
05/26/2026	ACH	Joe Johnson Equipment	Fleet	$ 1,069.00	P03944
05/26/2026	ACH	Joe Johnson Equipment	Fleet	$ 664.00	P03979
05/26/2026	889918	John's Home & Yard Service	Airport	$ 2,750.00	Fert. Weed Spray Application For Lawn Areas
05/26/2026	889921	Kananen Excavation	Tax Incrmnt S	$ 5,000.00	South TIF reimb for Water/Utility Hookups on 4111 Vaughn
05/26/2026	889922	KB Commercial Products	Facilities	$ 3,210.26	Janitorial Supplies
05/26/2026	889922	KB Commercial Products	Water	$ 252.08	DEGREASER CLEANER 5 GAL. -
05/26/2026	889923	Kimley-Horn and Associates	Planning	$ 11,154.62	Professional Services March 17 through April 30, 2026
05/26/2026	889925	Kittelson & Associates	Planning	$ 12,708.68	Professional Services through February 28, 2026
05/26/2026	889926	KLJ Engineering	St Maint Dist	$ 7,239.00	WO 26-26 Zimmerman & Ave E Signal Design - Consultant
05/26/2026	889927	Knife River	Park Dist 1	$ 50.00	bedding jrock for Phipps - 995257
05/26/2026	889927	Knife River	Parks Maint	$ 50.00	bedding rock for copperridge
05/26/2026	889927	Knife River	Parks Maint	$ 50.00	bedding rock for copperridge - 995256
05/26/2026	889927	Knife River	Water	$ 10,453.49	3/4 " BEDDING ROCK - (102) P/N: 333-005-00040
05/26/2026	889927	Knife River	Water	$ 20,272.70	ROAD MIX 3/4"---1-1 - /2TON = 1 YARD P/N: 333-005-00020
05/26/2026	889936	Millennium Electric	Wastewater	$ 114,964.25	WO 25-23 Fiber Optic Belknap Service Center to Stillwater
05/26/2026	889936	Millennium Electric	Water	$ 114,964.26	WO 25-23 Fiber Optic Belknap Service Center to Stillwater
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 407.05	129 573 1000 1 . Mud Was. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 72.43	160 723 3573 6. USDA. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 2,368.34	179 053 7751 5. New Terminal. May 2026

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05/26/2026	889937	Montana Dakota Utilities	Airport	$ 154.48	185 580 1000 7. TSA. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 42.88	229 573 1000 0. Detail Bay 1 Hertz. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 154.61	283 116 0655 3. IP-12 Alpine. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 749.62	285 580 1000 6. ARFF Building. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 96.07	295 580 1000 4. Aero Interiors. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 48.80	329 573 1000 9. Detail Bay 3. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 69.16	429 573 1000 8. Detail Bay 4 Avis/Budget. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 38.96	529 573 1000 7. Detail Bay 5 Thrifty/Dollar. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 3,567.43	595 580 1000 1. Vault. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 49.47	629 573 1000 6. Detail Bay 2 National/Alamo. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 820.17	706 580 1000 7. IP-9. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 603.64	788 689 5644 8. Concourse Kitchen. May 2026
05/26/2026	889937	Montana Dakota Utilities	Airport	$ 812.99	889 373 1000 6. Car Wash. May 2026
05/26/2026	889937	Montana Dakota Utilities	Facilities	$ 3,503.25	375 963 4481 4
05/26/2026	889937	Montana Dakota Utilities	Facilities	$ 71.35	799 152 1209 0
05/26/2026	889937	Montana Dakota Utilities	Library	$ 1,377.80	219 924 4851 0
05/26/2026	889937	Montana Dakota Utilities	Park Dist 1	$ 91.81	112 138 9381 8
05/26/2026	889937	Montana Dakota Utilities	Park Dist 1	$ 123.50	437 780 1000 9
05/26/2026	889937	Montana Dakota Utilities	Park Dist 1	$ 50.71	501 473 1000 2
05/26/2026	889937	Montana Dakota Utilities	Park Dist 1	$ 87.85	703 760 1000 8
05/26/2026	889937	Montana Dakota Utilities	Park Dist 1	$ 74.07	879 660 1000 8
05/26/2026	889937	Montana Dakota Utilities	Park Dist 1	$ 139.99	902 360 1000 6
05/26/2026	889937	Montana Dakota Utilities	Parking	$ 37.71	717 353 1000 6
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 35.71	062 907 9494 7
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 501.53	307 111 5825 0
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 35.07	514 117 0478 9
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 217.81	533 653 1000 1
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 228.39	668 670 1000 2
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 98.30	672 860 1000 3
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 521.55	819 360 1000 8
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 79.67	911 Center Generator Monthly Services
05/26/2026	889937	Montana Dakota Utilities	Public Safety	$ 35.71	930 442 2308 4
05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 3,792.23	293 780 1000 2
05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 7,584.44	293 780 1000 2

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05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 3,792.23	293 780 1000 2
05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 81.14	596 733 1000 5
05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 81.11	713 064 3190 0
05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 78.24	735 453 1000 2
05/26/2026	889937	Montana Dakota Utilities	Wastewater	$ 75.68	843 879 2205 1
05/26/2026	889937	Montana Dakota Utilities	Water	$ 76.81	011 958 6981 1
05/26/2026	889937	Montana Dakota Utilities	Water	$ 248.89	084 663 6125 3
05/26/2026	889937	Montana Dakota Utilities	Water	$ 80.69	162 660 1000 4
05/26/2026	889937	Montana Dakota Utilities	Water	$ 29.50	373 580 1000 9
05/26/2026	889937	Montana Dakota Utilities	Water	$ 29.49	373 580 1000 9
05/26/2026	889937	Montana Dakota Utilities	Water	$ 55.46	541 380 1000 1
05/26/2026	889937	Montana Dakota Utilities	Water	$ 81.96	921 580 1000 6
05/26/2026	889945	MT Dept of Revenue-CGR2	St Maint Dist	$ 1,518.06	WO 26-03 Contract 2 City Chip Seal; Pmt 1
05/26/2026	889945	MT Dept of Revenue-CGR2	Wastewater	$ 396.06	Retainage Release Full
05/26/2026	889945	MT Dept of Revenue-CGR2	Wastewater	$ 118.45	Retainage Release Full
05/26/2026	889945	MT Dept of Revenue-CGR2	Wastewater	$ 1,161.25	WO 25-23 Fiber Optic Belknap Service Center to Stillwater
05/26/2026	889945	MT Dept of Revenue-CGR2	Water	$ 1,161.26	WO 25-23 Fiber Optic Belknap Service Center to Stillwater
05/26/2026	ACH	Northwest Pipe Fittings	Street/Traffic	$ 666.98	Geo grid for Annandale Pond
05/26/2026	ACH	Northwest Pipe Fittings	Wastewater	$ 4,793.39	Parts
05/26/2026	ACH	Northwest Pipe Fittings	Wastewater	$ 685.44	Parts...PBS034
05/26/2026	ACH	Northwest Pipe Fittings	Wastewater	$ 500.76	PBS-034 Parts
05/26/2026	ACH	Northwest Pipe Fittings	Wastewater	$ 1,752.66	PBS-034 Parts
05/26/2026	ACH	Northwest Pipe Fittings	Wastewater	$ 1,128.80	sewer gasket, elbow
05/26/2026	ACH	Northwest Pipe Fittings	Wastewater	$ 28.00	STRAP FOR PUMP
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 182.88	1" COMPRESSION X MIP ADAPTER CTS - (H15428)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 251.28	1" COUPLING CTS X FLARE 74755Q1 P/N: 2108793
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 112.20	1" MUELLER THREAD PLUG - H10033 P/N: 111-035-00090
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 14.80	1" T-10 STRAINER - (9831-002) P/N: 2032943
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 49.92	1" X 2" BRASS NIPPLE P/N: 111-275-00770
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 6,179.60	1-1/2" REGISTER E-CODER PIT- RH2F41 P/N: RH2F41
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 384.57	1-1/2" X 2" BRASS REDUCER COUPLING P/N: 0406004
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 6,361.20	2" PIT REGISTER HEAD E-CODER (RH2F5)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 41.16	2"X 3" BLACK IRON NIPPLE P/N: 0451600
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 52.08	2"X 4" BLACK IRON - NIPPLE (0451626) P/N: 111-275-02340

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05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 37.92	3" FLANGE GASKETS - FULL FACE #150 (0723210)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 22,932.00	3/4" E-CODER WALL CU/FT METER W/RECPT ED2C11REF2
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 84.06	3/4" MUELLER THREAD PLUG - H10033 P/N: 2093521
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 56.64	4" FLANGE GASKETS - FULL FACE (0723236) P/N: 0723236
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 11,497.80	5/8" E-CODER WALL CU.FT. - METER W/RECPT ED2A11REF7
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 8,148.00	5/8" PIT REGISTER HEAD E-CODER - 202NS90607 (RH2F11)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 2,716.00	5/8" PIT REGISTER HEAD E-CODER - 202NS90607 (RH2F11)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 29.40	5/8" T-10 BOTTOM CAP GASKET (8340-069) 2031879
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 18.24	6" FLANGE GASKET - RED FULL FACE #150 (0723252)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 93.30	8" FLANGE GASKETS - RED FULL FACE #150 (0723260)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 2,049.66	8" MJ GATE VALVE P/N: 333-115-00030
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 22.08	Adapter for Ironwood
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 68,332.26	AMR Neptune/AMI Software Hosting Agreement; FY26.
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 97.46	Back FLows
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 404.48	backflows
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 72.42	BLACK BUSHING 2-1/2" X 2" P/N: 111-275-01670
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 297.00	BLACK COUPLING 1-1/4" P/N: 0320060
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 123.60	BLACK NIPPLE 1-1/4" X 12" P/N: 0451394
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 26.16	BLACK NIPPLE 1-1/4" X 3" P/N: 0451272
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 29.52	BLACK NIPPLE 1-1/4" X 3-1/2" P/N: 0451280
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 32.52	BLACK NIPPLE 1-1/4" X 4" P/N: 0451298
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 40.68	BLACK NIPPLE 1-1/4" X 5" P/N: 0451310
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 44.16	BLACK NIPPLE 1-1/4" X 5-1/2" P/N: 0451328
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 47.40	BLACK NIPPLE 1-1/4" X 6" P/N: 0451336
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 91.08	BLACK NIPPLE 1-1/4" X 7" P/N: 0451344
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 76.32	BRASS NIPPLE 1" X 3-1/2" P/N: 0430886
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 57.99	BRASS NIPPLE 1" X 5-1/2" P/N: 111-275-00830
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 88.40	BRASS NIPPLE 1-1/2" X 3-1/2" P/N: 111-275-01070
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 50.14	BRASS NIPPLE 1-1/2" X 4"
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 70.62	BRASS NIPPLE 1-1/2" X CLOSE P/N: 111-275-01030
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 46.74	BRASS NIPPLE 1-1/4" X 3-1/2" P/N: 111-275-00910
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 46.74	BRASS NIPPLE 1-1/4" X 3-1/2" P/N: 111-275-00910
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 109.38	BRASS NIPPLE 1-1/4" X 4" P/N: 111-275-00920
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 163.56	BRASS NIPPLE 2" X 4" P/N: 111-275-01190

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05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 22.86	Bushing for Ironwood
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 90.50	CAST IRON CURB BOX PLUG 1-1/4" P/N: 2175728
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 77.40	drain valves in filter Bldg
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 2,292.65	HYDRANT COLLISION REPAIR KITS - KENNEDY K81A GUAR
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 46.40	Ironwood parts
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 1,642.55	K81 UPPER STEM WITH FERRULE - K81 HYDRANT (2310192)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 1,403.82	MAIN VALVE RUBBER 5-1/4" FOR K11 & K81 - K8131 & K1137
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 156.48	PIPE LUBE - AKA DUCK BUTTER P/N: 4623050
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 8,778.00	R-900 ENHANCED WALL RR - MIU 13341-200 (RF'S) (2030905)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 14,630.00	R-900 ENHANCED WALL RR - MIU 13341-200 (RF'S) (2030905)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 179.24	R900 MIU W/6' WIRE 13442- - 200 ENHANCED PIT (2034600)
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 28.00	STRAP FOR PUMP
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 209.82	Voelker 23/22 Valve
05/26/2026	ACH	Northwest Pipe Fittings	Water	$ 14.72	Willet # 2 parts
05/26/2026	889949	NorthWestern Energy	Airport	$ 2,273.55	01000483-7. Runway Lights. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 1,571.65	01000484-5. ARFF Facility. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 129.74	1138926-9. Aero Interiors. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 32.42	1647695-4. De Icer. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 603.52	1669567-8. TSA. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 1,494.63	1993430-6. Car Was. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 382.45	2001846-1. Mud Wash. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 457.81	2001848-7. Detail Bay 1 Hertz. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 294.49	2001855-2. Detail Bay 2 National/Alamo. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 130.75	2001862-8. Detail Bay 3 Enterprise. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 383.16	2001865-1. Detail Bay 4 Avis/Budget. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 81.11	2001867-7. Detail Bay 5 Thrifty/Dollar. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 79.32	3085107-5. Employee Parking. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 224.37	3446396-8. USDA. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 1,684.32	3477231-9. Parking Zone. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 51.74	3733186-5. Airport Storage. May 2026
05/26/2026	889949	NorthWestern Energy	Airport	$ 156.55	4318482-9. ASF. May 2026
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,329.94	SILMD 10 Acct# 0712546-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 2,513.77	SILMD 100 Acct# 0712559-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 2,015.64	SILMD 107 Acct# 0712560-2

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05/26/2026	889950	NorthWestern Energy	Light Maint	$ 5,055.13	SILMD 109 Acct# 0712561-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 284.15	SILMD 113 Acct# 0712562-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,087.83	SILMD 114 Acct# 0712563-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 255.95	SILMD 115 Acct# 0712564-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 671.89	SILMD 116 Acct# 0712565-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,673.22	SILMD 117 Acct# 0712566-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 239.84	SILMD 118 Acct# 0712567-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 148.37	SILMD 119 Acct# 0712568-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 2,879.51	SILMD 121 Acct# 0712570-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 216.35	SILMD 122 Acct# 0712571-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 383.95	SILMD 123 Acct# 0712572-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,119.80	SILMD 124 Acct# 0712573-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 447.91	SILMD 125 Acct# 0712574-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 223.97	SILMD 126 Acct# 0712575-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 811.34	SILMD 127 Acct# 0712576-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 567.94	SILMD 128 Acct# 0712577-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 383.95	SILMD 129 Acct# 0712578-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 6,083.99	SILMD 13 Acct# 0721276-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 34.24	SILMD 13 Acct# 4255370-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 19.54	SILMD 13 Acct# 4299691-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 138.64	SILMD 130 Acct# 0712579-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 991.82	SILMD 131 Acct# 0712580-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 257.46	SILMD 133 Acct# 0712581-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 594.12	SILMD 134 Acct# 0712582-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 594.99	SILMD 135 Acct# 0712583-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 543.89	SILMD 136 Acct# 0712584-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 454.54	SILMD 137 Acct# 0712585-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 863.85	SILMD 138 Acct# 0712586-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 287.94	SILMD 139 Acct# 0712587-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,064.67	SILMD 14 Acct# 0721277-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 22.63	SILMD 14 Acct# 4167204-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 671.89	SILMD 143 Acct# 0712588-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 31.95	SILMD 144 Acct# 0712589-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 540.88	SILMD 145 Acct# 0712590-9

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05/26/2026	889950	NorthWestern Energy	Light Maint	$ 415.93	SILMD 146 Acct# 0712591-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 513.15	SILMD 147 Acct# 0712592-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,840.23	SILMD 149 Acct# 0712593-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 865.40	SILMD 150 Acct# 0712594-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 735.86	SILMD 151 Acct# 0712595-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 4,967.92	SILMD 152 Acct# 0712596-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 622.01	SILMD 153 Acct# 0712597-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,406.32	SILMD 154 Acct# 0712598-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 575.89	SILMD 155 Acct# 0712599-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,054.73	SILMD 157 Acct# 0712600-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 927.84	SILMD 158 Acct# 0712601-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,151.91	SILMD 159 Acct# 0712602-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 831.84	SILMD 160 Acct# 0712603-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,216.99	SILMD 161 Acct# 0712604-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 57.09	SILMD 162 Acct# 0712605-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,038.76	SILMD 163 Acct# 0712606-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 432.71	SILMD 164 Acct# 0712607-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,023.80	SILMD 165 Acct# 0712608-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 270.45	SILMD 167 Acct# 0712609-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,348.42	SILMD 17 Acct# 0712553-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 649.07	SILMD 171 Acct# 0712610-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 594.14	SILMD 172 Acct# 0712611-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,352.21	SILMD 173 Acct# 0712612-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,135.85	SILMD 174 Acct# 0712613-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 378.61	SILMD 175 Acct# 0712614-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 40.79	SILMD 176 Acct# 0712615-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 297.48	SILMD 178 Acct# 0712616-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 594.99	SILMD 179 Acct# 0712617-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 405.67	SILMD 180 Acct# 0712618-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,951.66	SILMD 181 Acct# 0712619-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 676.12	SILMD 182 Acct# 0712620-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,352.21	SILMD 183 Acct# 0712621-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 432.71	SILMD 184 Acct# 0712622-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 162.27	SILMD 185 Acct# 0712623-8

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05/26/2026	889950	NorthWestern Energy	Light Maint	$ 948.17	SILMD 186 Acct# 0712624-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 270.45	SILMD 187 Acct# 0712625-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 324.55	SILMD 188 Acct# 0712626-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 270.45	SILMD 189 Acct# 0712627-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,406.32	SILMD 190 Acct# 0712628-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 482.76	SILMD 191 Acct# 0712629-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 351.58	SILMD 192 Acct# 0712630-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 865.40	SILMD 193 Acct# 0712631-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 423.30	SILMD 194 Acct# 0712632-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 338.64	SILMD 195 Acct# 0712633-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 107.55	SILMD 196 Acct# 0712634-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 107.55	SILMD 197 Acct# 0712635-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 135.24	SILMD 198 Acct# 0712636-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 75.97	SILMD 200 Acct# 0712637-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 567.94	SILMD 201 Acct# 0712638-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,029.63	SILMD 202 Acct# 0712639-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 28.68	SILMD 203 Acct# 0712640-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 591.68	SILMD 204 Acct# 0712641-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 32.62	SILMD 205 Acct# 0712642-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 378.61	SILMD 206 Acct# 0712643-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 432.71	SILMD 207 Acct# 0712644-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 622.01	SILMD 209 Acct# 0712646-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 129.08	SILMD 210 Acct# 0712647-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 71.72	SILMD 211 Acct# 0712648-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 71.72	SILMD 212 Acct# 0712649-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 43.03	SILMD 213 Acct# 0712650-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 444.34	SILMD 214 Acct# 0712651-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 162.27	SILMD 216 Acct# 0712652-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 550.68	SILMD 217 Acct# 0712653-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 378.17	SILMD 220 Acct# 0712654-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 8.14	SILMD 221 Acct# 0712655-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 114.04	SILMD 222 Acct# 0712656-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 172.08	SILMD 223 Acct# 0712657-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,738.44	SILMD 224 Acct# 0712658-4

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05/26/2026	889950	NorthWestern Energy	Light Maint	$ 557.02	SILMD 225 Acct# 0712659-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 319.55	SILMD 226 Acct# 0712660-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 842.08	SILMD 227 Acct# 0712661-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 927.84	SILMD 228 Acct# 0712662-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 479.92	SILMD 229 Acct# 0712663-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,119.81	SILMD 230 Acct# 0712664-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 671.89	SILMD 231 Acct# 0712665-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 2,911.50	SILMD 232 Acct# 0712666-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,263.04	SILMD 233 Acct# 0712667-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 688.37	SILMD 234 Acct# 0712668-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 800.57	SILMD 235 Acct# 0712669-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 253.96	SILMD 236 Acct# 0712670-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 459.75	SILMD 237 Acct# 0712671-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 16.30	SILMD 238 Acct# 0712672-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 108.18	SILMD 239 Acct# 0712673-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 609.54	SILMD 240 Acct# 0712674-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 686.73	SILMD 241 Acct# 0712675-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 95.96	SILMD 242 Acct# 0712676-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 127.98	SILMD 244 Acct# 0712677-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 88.18	SILMD 245 Acct# 0712678-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 383.95	SILMD 246 Acct# 0712679-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,174.06	SILMD 247 Acct# 0712680-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,167.44	SILMD 249 Acct# 0718734-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 304.76	SILMD 250 Acct# 0719001-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 4,500.07	SILMD 251 Acct# 0718801-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 639.88	SILMD 252 Acct# 0719162-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 2,136.45	SILMD 253 Acct# 0719644-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 228.08	SILMD 254 Acct# 0719763-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 192.86	SILMD 255 Acct# 0720813-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,361.65	SILMD 257 Acct# 0720360-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,062.71	SILMD 258 Acct# 0720606-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,965.76	SILMD 259 Acct# 0720810-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 88.72	SILMD 259 Acct# 4329703-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 575.89	SILMD 261 Acct# 0720705-3

Check Date	Check	Name	Fund Name	Amount	Item Desc
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,592.11	SILMD 262 Acct# 0720937-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,447.28	SILMD 263 Acct# 0720716-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 248.82	SILMD 264 Acct# 0721427-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 418.08	SILMD 265 Acct# 0721556-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 67.22	SILMD 266 Acct# 0721684-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 187.29	SILMD 270 Acct# 0906944-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 97.86	SILMD 270 Acct# 0907777-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 69.37	SILMD 270 Acct# 4262276-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 96.23	SILMD 270 Acct# 4262277-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 68.59	SILMD 270 Acct# 4262278-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 106.23	SILMD 270 Acct# 4262282-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,122.12	SILMD 271 Acct# 0995095-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,266.20	SILMD 272 Acct# 0905005-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 237.35	SILMD 273 Acct# 0926386-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 726.34	SILMD 276 Acct# 0961926-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 981.88	SILMD 277 Acct# 1058710-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 321.72	SILMD 278 Acct# 1087619-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 69.05	SILMD 279 Acct# 1124127-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 878.99	SILMD 280 Acct# 1045653-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 663.96	SILMD 283 Acct# 1172743-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 381.55	SILMD 285 Acct# 1206985-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 281.90	SILMD 286 Acct# 1296582-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 2,138.82	SILMD 288 Acct# 1303978-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 226.60	SILMD 289 Acct# 1685375-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 104.62	SILMD 289 Acct# 4185749-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 184.75	SILMD 290 Acct# 1433921-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 703.89	SILMD 292 Acct# 1481532-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 270.45	SILMD 293 Acct# 1481534-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 540.88	SILMD 294 Acct# 1481535-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 127.98	SILMD 295 Acct# 1481536-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,433.37	SILMD 296 Acct# 1481537-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 243.39	SILMD 297 Acct# 1481539-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 216.35	SILMD 298 Acct# 1481540-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 472.39	SILMD 300 Acct# 1662840-6

Check Date	Check	Name	Fund Name	Amount	Item Desc
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 5,964.71	SILMD 301 Acct# 1687005-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 347.27	SILMD 302 Acct# 1607534-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,016.31	SILMD 305 Acct# 1695873-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 243.74	SILMD 306 Acct# 1740353-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 3,627.22	SILMD 307 Acct# 2049005-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 312.98	SILMD 308 Acct# 2072459-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 428.95	SILMD 309 Acct# 2001311-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 102.03	SILMD 310 Acct# 2060519-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 333.41	SILMD 311 Acct# 3014475-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 323.73	SILMD 312 Acct# 3146127-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 150.84	SILMD 312 Acct# 4372100-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 473.44	SILMD 315 Acct# 3305804-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,320.79	SILMD 316 Acct# 3291842-7
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 113.12	SILMD 317 Acct# 3253826-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 935.06	SILMD 318 Acct# 3372018-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 82.40	SILMD 320 Acct# 0712569-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 495.27	SILMD 321 Acct# 3338917-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 109.56	SILMD 322 Acct# 3402033-9
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 885.18	SILMD 323 Acct# 3597170-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 426.42	SILMD 324 Acct# 1246537-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 310.01	SILMD 325 Acct# 3587598-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 128.99	SILMD 326 Acct# 3840455-4
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 216.12	SILMD 327 Acct# 3810801-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 839.48	SILMD 328 Acct# 3894879-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 104.42	SILMD 329 Acct# 3939032-3
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 294.72	SILMD 330 Acct# 3951594-5
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 44.08	SILMD 331 Acct# 0712645-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 15.17	SILMD 331 Acct# 4174590-2
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 48.68	SILMD 331 Acct# 4174591-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 35.50	SILMD 331 Acct# 4174593-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 32.37	SILMD 331 Acct# 4176340-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 181.70	SILMD 332 Acct# 4093467-1
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 467.92	SILMD 8 Acct# 0712544-6
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 425.30	SILMD 9 Acct# 0712545-3

Check Date	Check	Name	Fund Name	Amount	Item Desc
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 678.74	SILMD 95 Acct# 0712556-0
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 11,539.94	SILMD 97 Acct# 0712557-8
05/26/2026	889950	NorthWestern Energy	Light Maint	$ 1,370.33	SILMD 99 Acct# 0712558-6
05/26/2026	889950	NorthWestern Energy	Street/Traffic	$ 15,063.61	Signal Bills 05.18.2026
05/26/2026	889949	NorthWestern Energy	Transit	$ 2,738.44	May electricity- METroplex
05/26/2026	889949	NorthWestern Energy	Wastewater	$ 389.31	822 Shiloh Crossing Blvd Lift...April 20
05/26/2026	889949	NorthWestern Energy	Water	$ 1,926.64	4374 Hesper Rd...Apr 2026...
05/26/2026	889953	Pace	Storm Sewer	$ 11,643.66	video inspection storm sewer system; 8313054
05/26/2026	889956	Passio Technologies LLC	Transit	$ 5,540.00	CINV-217445 May 2026 Service Fees
05/26/2026	889958	Pride of Montana Inc	Facilities	$ 16,555.00	Monthly cleaning of the Stillwater Building
05/26/2026	889959	Public Utilities	Wastewater	$ 5,635.67	April WTP 3060439
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 225.05	WO 26-.9 WRF Campus Electrical..Material
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 6,877.75	WO 26-39 WRF Campus Electrical.. WRF T3
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 1,198.08	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 2,010.77	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 3,050.88	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 3,944.34	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 7,822.77	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 6,101.77	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 453.50	WO 26-39 WRF Campus Electrical...Materia
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 6,101.77	WO 26-39 WRF Campus Electrical..material
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 65.09	WO 26-39 WRF Campus Electrical..Material
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 454.60	WO 26-39 WRF Campus Electrical..Material
05/26/2026	ACH	Rexel USA Inc	Wastewater	$ 3,844.67	WO 26-39 WRF Campus Electrical..WRF T3 B
05/26/2026	ACH	Rexel USA Inc	Water	$ 174.00	conduit for Filter Gallery actuator inst
05/26/2026	889965	Routeware Inc	Solid Waste	$ 59,815.32	2026 Q3 Support...Landfill
05/26/2026	889967	SB Friedman Development Advisors	Planning	$ 11,453.50	Professional Services March 1, 2026 to May 8, 2026
05/26/2026	889972	SK Geotechnical	Water	$ 5,344.00	WO 26-13 Zone 6 Water Reservoir..Preliminary Evaluation
05/26/2026	889972	SK Geotechnical	Water	$ 1,002.00	WO 26-13 Zone 6 Water Reservoir..Preliminary Evaluation
05/26/2026	889973	Skyline Services, Inc	Airport	$ 9,105.00	Invoice #57054. Terminal Window Cleaning
05/26/2026	889975	Solid Waste Systems	Fleet	$ 206.25	P26972MON
05/26/2026	889975	Solid Waste Systems	Fleet	$ 854.40	P26972MON
05/26/2026	889975	Solid Waste Systems	Fleet	$ 22.03	P28538SPO
05/26/2026	889975	Solid Waste Systems	Fleet	$ 646.80	P28538SPO

Check Date	Check	Name	Fund Name	Amount	Item Desc
05/26/2026	889975	Solid Waste Systems	Fleet	$ 25.09	P29549MON
05/26/2026	889975	Solid Waste Systems	Fleet	$ 282.74	P29549MON
05/26/2026	889975	Solid Waste Systems	Fleet	$ 20.88	P29754SPO
05/26/2026	889975	Solid Waste Systems	Fleet	$ 3,608.26	P29754SPO
05/26/2026	889975	Solid Waste Systems	Fleet	$ 278.12	P29801MON
05/26/2026	889975	Solid Waste Systems	Fleet	$ 3,329.99	P29801MON
05/26/2026	889975	Solid Waste Systems	Fleet	$ 69.05	P30094SPO
05/26/2026	889975	Solid Waste Systems	Fleet	$ 2,772.22	P30094SPO
05/26/2026	889975	Solid Waste Systems	Fleet	$ 452.71	P31257SPO
05/26/2026	ACH	Spencer Fluid Power	Fleet	$ 24.56	32975493
05/26/2026	ACH	Spencer Fluid Power	Fleet	$ 159.54	32975493
05/26/2026	ACH	Spencer Fluid Power	Fleet	$ 2,079.38	32976331
05/26/2026	ACH	Spencer Fluid Power	Fleet	$ 3,887.22	32976340
05/26/2026	889979	SRF Consulting Group	Transit	$ 6,286.58	Financial Sustainability & Governance Study
05/26/2026	889980	Stahly Engineering	Park Dist 1	$ 9,702.00	PROJECT # 3094-01026 (2) RIVERFRONT TRAIL RECONST
05/26/2026	889982	Star Service	Wastewater	$ 39,209.21	Retainage Release Full
05/26/2026	889989	The Goodyear Tire & Rubber	Transit	$ 3,264.26	April Tire Lease
05/26/2026	889991	Tire-Rama	Solid Waste	$ 4,365.60	tire repair
05/26/2026	ACH	Town & Country Supply	Airport	$ 36,172.28	Invoice #451889. QTA Car Rental Fuel
05/26/2026	ACH	Town & Country Supply	Fleet	$ 22,560.94	453410
05/26/2026	ACH	Town & Country Supply	Fleet	$ 8,252.65	453410
05/26/2026	ACH	Town & Country Supply	Fleet	$ 10,961.15	453410
05/26/2026	ACH	Town & Country Supply	Fleet	$ 12,923.08	453410
05/26/2026	ACH	Town & Country Supply	Public Safety	$ 4,682.70	Unleaded fuel and diesel for stations
05/26/2026	ACH	Town & Country Supply	Transit	$ 27,047.09	453134 diesel fuel
05/26/2026	ACH	Town & Country Supply	Transit	$ 27,711.60	454260 diesel fuel
05/26/2026	ACH	VertexOne Software LLC	P.W. Admin	$ 4,060.57	Services for April 2026
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 38.04	4220213
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 227.48	4220213
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 136.78	4220213
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 419.23	4222533
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 378.00	4222533
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 418.00	4222533
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 209.00	4222533

Check Date	Check	Name	Fund Name	Amount		Item Desc
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 189.00	4222533	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 32.35	4222998	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 53.40	4222998	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 1,028.85	4222998	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 350.00	4223527	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 608.58	4223527	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 209.00	4223527	
05/26/2026	ACH	Wastequip Manufacturing	Fleet	$ 189.00	4223527	

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Payment of Claims for week of June 1st, 2026
PRESENTED BY: Erin Watterud
Department: Finance
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION
Staff recommends Council approve the Payment of Claims

EXECUTIVE SUMMARY
Claims in the amount of $803,704.88 have been reviewed and are presented for City Council payment approval. A complete listing of the claims for the week are available in the Finance Department.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
Payment Approval Process Every invoice for payment is entered into the City's accounting system and the backup documentation is scanned in and attached (physical invoices, additional e-mails explaining payments, bids, contracts, etc.). Each invoice goes through a multi-step approval process depending upon the amount of the payment. First, invoices are entered by the department requesting the payment and the department director or designee must perform an initial review and approval of the purchase. The number of approvals within the department can vary based upon the size of the department, but no less than one approver within each department must verify the payment. Second, all payments, regardless of size, must be approved by the Purchasing Agent or designee. The Purchasing Agent will review the payment to ensure purchasing procedures are followed and appropriate documentation is attached. If the payment is greater than $1,000, then it must be approved by the Finance Director or designee. If that payment is greater than $10,000, then it must be approved by the City Administrator or Assistant City Administrator. Once all approvals are completed, the payment is able to be made and the Accounts Payable Clerk can print the check. After all checks are printed, a list of all checks in excess of $2,500 is generated and placed on the next City Council meeting for review.

FISCAL EFFECTS
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.

STAKEHOLDERS

ALTERNATIVES
No other alternatives were analyzed.

Attachments

CouncilMemo wk of 06012026

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	890012	Archie Cochrane	Fleet	$ 201.60	5628999
06/01/2026	890012	Archie Cochrane	Fleet	$ 3.85	5629020
06/01/2026	890012	Archie Cochrane	Fleet	$ 173.60	5629020
06/01/2026	890012	Archie Cochrane	Fleet	$ 122.74	5629217
06/01/2026	890012	Archie Cochrane	Fleet	$ 33.92	5629217
06/01/2026	890012	Archie Cochrane	Fleet	$ 167.70	5629217
06/01/2026	890012	Archie Cochrane	Fleet	$ 121.40	5629217
06/01/2026	890012	Archie Cochrane	Fleet	$ 14.32	5629217
06/01/2026	890012	Archie Cochrane	Fleet	$ 94.60	5629656
06/01/2026	890012	Archie Cochrane	Fleet	$ 8.18	5629656
06/01/2026	890012	Archie Cochrane	Fleet	$ 199.36	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 6.16	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 201.60	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 41.55	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 7.70	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 127.68	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 65.85	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 73.69	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 173.60	5629695
06/01/2026	890012	Archie Cochrane	Fleet	$ 199.95	5630291
06/01/2026	890012	Archie Cochrane	Fleet	$ 134.40	5630774
06/01/2026	890012	Archie Cochrane	Fleet	$ 132.02	5630774
06/01/2026	890012	Archie Cochrane	Fleet	$ 374.76	5630774
06/01/2026	890013	Ardurra Group Inc	Airport	$ 3,000.00	Invoice #260070-21515. Suttle Parking Lot IFE
06/01/2026	890014	BAR 10	Park Dist 1	$ 30,000.00	labor for installation of shade structures for skyline trail-75
06/01/2026	890019	BNSF Railway Company	Street/Traffic	$ 5,175.93	Contract # MRL 0062638 01/01/2025-12/31
06/01/2026	890019	BNSF Railway Company	Street/Traffic	$ 11,643.32	Contract MRL 62638...DOT # 912795L..01/0
06/01/2026	890023	Century Link	Airport	$ 49.20	Airport Terminal Power M
06/01/2026	890023	Century Link	Airport	$ 45.66	Airport Alarm
06/01/2026	890023	Century Link	Airport	$ 45.19	Airport 1FB Line
06/01/2026	890023	Century Link	Airport	$ 83.58	Airport
06/01/2026	890023	Century Link	Airport	$ 49.19	Airport P9 Building
06/01/2026	890023	Century Link	Airport	$ 78.20	Airport -Charges for Airport phone fax alarm line
06/01/2026	890023	Century Link	Airport	$ 31.99	Bill Date: Aug 16, 2021. QTA Phone

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	890023	Century Link	Engineering	$ 118.40	Measured Lines Depot 50/50
06/01/2026	890023	Century Link	EOC 911	$ 45.65	911
06/01/2026	890023	Century Link	EOC 911	$ 45.65	911
06/01/2026	890023	Century Link	EOC 911	$ 300.00	9-1-1 Center Landfill #2
06/01/2026	890023	Century Link	EOC 911	$ 311.26	9-1-1 Center Fox Reservoir #2
06/01/2026	890023	Century Link	EOC 911	$ 2,495.90	9-1-1 Center
06/01/2026	890023	Century Link	Fleet	$ 44.69	Motor Pool
06/01/2026	890023	Century Link	General	$ -	Cemetery Kenco Line
06/01/2026	890023	Century Link	IT Resources	$ (161.62)	Kenco Security Alarm IT Alarm
06/01/2026	890023	Century Link	Library	$ 421.11	Library 6 lines
06/01/2026	890023	Century Link	P.W. Admin	$ 118.40	Measured Lines Depot 50/50
06/01/2026	890023	Century Link	Park Dist 1	$ 66.00	Parks
06/01/2026	890023	Century Link	Park Dist 1	$ 63.00	Stewart Park Batting Cages
06/01/2026	890023	Century Link	Park Dist 1	$ 46.00	Parks 3890 Stillwater
06/01/2026	890023	Century Link	Parking	$ 35.19	Park 2 Elevator Phone
06/01/2026	890023	Century Link	Parking	$ 49.20	Park 1 Elevator Phone
06/01/2026	890023	Century Link	Phone Systen	$ 118.08	Library 4 lines
06/01/2026	890023	Century Link	Phone Systen	$ 93.16	Library 4 line
06/01/2026	890023	Century Link	Phone Systen	$ 115.86	Airport Measured Lines
06/01/2026	890023	Century Link	Phone Systen	$ 111.90	Met Measured Lines
06/01/2026	890023	Century Link	Phone Systen	$ 112.68	BOC Measured Lines
06/01/2026	890023	Century Link	Phone Systen	$ 108.40	PUD Measured Lines
06/01/2026	890023	Century Link	Phone Systen	$ 2,798.62	Main System Centrex
06/01/2026	890023	Century Link	Phone Systen	$ 817.12	Main System Centrex
06/01/2026	890023	Century Link	Phone Systen	$ 754.58	Main System Centrex
06/01/2026	890023	Century Link	Phone Systen	$ 64.15	MET Fax and Kenco Fax
06/01/2026	890023	Century Link	Phone Systen	$ 50.09	Animal Control Fax
06/01/2026	890023	Century Link	Phone Systen	$ 62.38	Fire Alarm
06/01/2026	890023	Century Link	Phone Systen	$ 62.38	Four Dances
06/01/2026	890023	Century Link	Phone Systen	$ 63.87	Miller Building
06/01/2026	890023	Century Link	Phone Systen	$ 62.38	Pioneer Park
06/01/2026	890023	Century Link	Phone Systen	$ 76.82	Still Water Building 9-1-1 line
06/01/2026	890023	Century Link	Phone Systen	$ 64.15	Streets Fax
06/01/2026	890023	Century Link	Planning	$ 54.20	Planning Traffic Central Broadwater

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	890023	Century Link	Planning	$ 54.20	Planning Traffic Central 9th
06/01/2026	890023	Century Link	Public Safety	$ 49.20	Fire Elevator
06/01/2026	890023	Century Link	Public Safety	$ 46.19	Crime Prevention Alarm
06/01/2026	890023	Century Link	Public Safety	$ 119.32	Fire
06/01/2026	890023	Century Link	Public Safety	$ 118.28	Fire RR Crossing Alarm
06/01/2026	890023	Century Link	Public Safety	$ 59.20	Fire 5 911 Line
06/01/2026	890023	Century Link	Public Safety	$ 35.19	Fire Maintenance Shop
06/01/2026	890023	Century Link	Radio	$ 311.26	Fire Airport Radio Tower WCK
06/01/2026	890023	Century Link	Radio	$ 311.26	Fire Airport Radio Tower Jellison
06/01/2026	890023	Century Link	Solid Waste	$ 84.38	Solid Waste Landfill
06/01/2026	890023	Century Link	Solid Waste	$ 187.10	SW Landfill
06/01/2026	890023	Century Link	Street/Traffic	$ 35.19	PW Traffic 3728 McDougall
06/01/2026	890023	Century Link	Street/Traffic	$ 49.20	PW Traffic Signal 24 Central
06/01/2026	890023	Century Link	Wastewater	$ 56.33	PUD Sahara Sand Lift Station
06/01/2026	890023	Century Link	Water	$ 39.44	PUD Alarm Water Tower
06/01/2026	890030	Community Solutions	Court Grants	$ 1,830.00	26 May CSI ETG and Fees
06/01/2026	890030	Community Solutions	Court Grants	$ 1,125.00	26 May CSI ETG and Fees
06/01/2026	890042	Downtown Billings Partnership	Tax Incrmnt M	$ 27,175.42	FY26 DT TIF Operating Agreement
06/01/2026	890043	Earth First Aid Curbside Recycling	Solid Waste	$ 3,171.75	cardboard recycling for April 2026
06/01/2026	890044	Empire Garage Owner's Assoc	Parking	$ 8,475.87	IN001802_CITY OF BILLINGS APRIL 2026 ASSESSMENT
06/01/2026	890050	Fisher Sand & Gravel	Street/Traffic	$ 507.50	Street repair
06/01/2026	890050	Fisher Sand & Gravel	Street/Traffic	$ 1,985.90	street repair 36th & Broadwater, 9th & A
06/01/2026	890050	Fisher Sand & Gravel	Street/Traffic	$ 3,119.20	street repair 9th & Ave D
06/01/2026	890050	Fisher Sand & Gravel	Street/Traffic	$ 2,434.60	water break 620 Aronson and 24th & Lampm
06/01/2026	ACH	Fisher's Technology	Central Servic	$ 6,252.27	Contract Invoice: May 2026
06/01/2026	890058	High Point Networks	Library	$ 15,776.00	2811008 TRP - Wifi replacement
06/01/2026	890058	High Point Networks	Library	$ 740.00	2811260 Firewall monthly service
06/01/2026	890058	High Point Networks	Library	$ 122.50	2812575 power outage - call for assistance
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 205.99	641751
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 335.42	641751
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 68.64	641761
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 35.87	641761
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 73.55	641761
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 44.97	642068

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 1.72	642068
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 0.31	642068
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 495.79	642068
06/01/2026	890060	Hughes Fire Equipment	Fleet	$ 1,163.73	642068
06/01/2026	890060	Hughes Fire Equipment	Public Safety	$ 1,552.52	HOSE
06/01/2026	890060	Hughes Fire Equipment	Public Safety	$ 920.64	HOSE; HOSE
06/01/2026	890060	Hughes Fire Equipment	Public Safety	$ 433.84	HOSE; HOSE
06/01/2026	890060	Hughes Fire Equipment	Public Safety	$ 30.86	SHIPPING
06/01/2026	890062	Insight Public Sector	Fleet	$ -	Qty. 3 ET401 10" Zebra tablets
06/01/2026	890062	Insight Public Sector	Fleet	$ -	Qty. 3 ET401 10" Zebra tablets
06/01/2026	890062	Insight Public Sector	Fleet	$ -	Qty. 3 ET401 10" Zebra tablets
06/01/2026	890062	Insight Public Sector	Fleet	$ 95.52	Qty. 3 ET401 10" Zebra tablets
06/01/2026	890062	Insight Public Sector	Public Safety	$ 4,897.40	Qty. 5 Havis car docks FZ-40
06/01/2026	890062	Insight Public Sector	Wastewater	$ 47.25	Surface Pro 11, Dock, keyboard cover, warranty -Cord D&C
06/01/2026	890062	Insight Public Sector	Wastewater	$ 1,400.89	Surface Pro 11, Dock, keyboard cover, warranty -Cord D&C
06/01/2026	890062	Insight Public Sector	Water	$ 47.25	Surface Pro 11, Dock, keyboard cover, warranty -Cord D&C
06/01/2026	890062	Insight Public Sector	Water	$ 1,400.88	Surface Pro 11, Dock, keyboard cover, warranty -Cord D&C
06/01/2026	890063	Jack Henry & Associates	P.W. Admin	$ 5,150.43	Remit Plus 07/01/2026 - 06/30/2027
06/01/2026	890064	Jane Waggoner Deschner	Library	$ 2,913.75	5/19/2026 Newsletter editing 10/25-5/26
06/01/2026	890064	Jane Waggoner Deschner	Library	$ 1,015.00	5/19/2026 digital ads 10/25 - 5/26
06/01/2026	890073	Lesman Iron Works	Storm Sewer	$ 3,163.00	cabinet bases for Grand Peaks & Castle M
06/01/2026	890075	Mango Languages	Library	$ 9,772.38	INV018558 Annual Mango access
06/01/2026	890075	Mango Languages	Library	$ 3,672.36	INV018559 Annual ASL access
06/01/2026	890078	Midland West Manufacturing	Solid Waste	$ 2,956.55	NONE; PANEL REPAIR
06/01/2026	890082	Montana Peterbilt	Fleet	$ 674.21	135640BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 84.94	135719BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 6,916.76	135719BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 118.72	135719BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 36.72	135802BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 806.00	135910BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 500.00	135910BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 130.00	135910BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 172.81	136077BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 826.64	136078BL

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	890082	Montana Peterbilt	Fleet	$ 205.06	136150BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 130.00	136150BL
06/01/2026	890082	Montana Peterbilt	Fleet	$ 73.44	136191BL
06/01/2026	890083	MSFA	Payroll Clearii	$ 5,353.84	Payroll Summary
06/01/2026	890088	Napa Auto Parts	Fleet	$ 117.98	744003
06/01/2026	890088	Napa Auto Parts	Fleet	$ 276.00	744003
06/01/2026	890088	Napa Auto Parts	Fleet	$ 77.79	744110
06/01/2026	890088	Napa Auto Parts	Fleet	$ 11.98	744114
06/01/2026	890088	Napa Auto Parts	Fleet	$ 81.39	744133
06/01/2026	890088	Napa Auto Parts	Fleet	$ 293.64	744133
06/01/2026	890088	Napa Auto Parts	Fleet	$ 26.43	744748
06/01/2026	890088	Napa Auto Parts	Fleet	$ 52.50	744828
06/01/2026	890088	Napa Auto Parts	Fleet	$ 48.36	744879
06/01/2026	890088	Napa Auto Parts	Fleet	$ 26.43	744913
06/01/2026	890088	Napa Auto Parts	Fleet	$ 15.78	744948
06/01/2026	890088	Napa Auto Parts	Fleet	$ 132.36	745025
06/01/2026	890088	Napa Auto Parts	Fleet	$ 13.08	745165
06/01/2026	890088	Napa Auto Parts	Fleet	$ 13.08	745168
06/01/2026	890088	Napa Auto Parts	Fleet	$ 34.98	745196
06/01/2026	890088	Napa Auto Parts	Fleet	$ 22.64	745268
06/01/2026	890088	Napa Auto Parts	Fleet	$ 7.78	745292
06/01/2026	890088	Napa Auto Parts	Fleet	$ 34.88	745322
06/01/2026	890088	Napa Auto Parts	Fleet	$ 113.28	745335
06/01/2026	890088	Napa Auto Parts	Fleet	$ 244.12	747808
06/01/2026	890088	Napa Auto Parts	Fleet	$ 46.38	747822
06/01/2026	890088	Napa Auto Parts	Fleet	$ 24.48	747833
06/01/2026	890088	Napa Auto Parts	Fleet	$ 64.74	748214
06/01/2026	890088	Napa Auto Parts	Fleet	$ 43.68	748683
06/01/2026	890088	Napa Auto Parts	Fleet	$ 117.32	749393
06/01/2026	890088	Napa Auto Parts	Fleet	$ 522.48	749578
06/01/2026	890088	Napa Auto Parts	Fleet	$ 8.36	749580
06/01/2026	890088	Napa Auto Parts	Fleet	$ 8.49	749580
06/01/2026	890088	Napa Auto Parts	Fleet	$ 1,027.10	Software renewal
06/01/2026	890088	Napa Auto Parts	Wastewater	$ 34.22	WIPER BLADES AND GEAR OIL

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	890088	Napa Auto Parts	Water	$ 34.22	WIPER BLADES AND GEAR OIL
06/01/2026	890096	Park One	Facilities	$ 3,832.50	Park One Rent: June, 2026
06/01/2026	890097	PayByPhone US	Parking	$ 2,978.95	INVPBP-US3607_ TRANSACTION FEES
06/01/2026	890097	PayByPhone US	Parking	$ 2,178.00	INVPBP-US3607_40 SIGNS
06/01/2026	890098	Pierce Flooring	Library	$ 15,656.67	XX004888 Cabinets - Co+Lab expansion
06/01/2026	890098	Pierce Flooring	Library	$ 3,286.62	XX004889 Countertop Co+Lab expansion
06/01/2026	890103	Rimrock Dirtworks	Storm Sewer	$ 3,023.23	Retainage Release
06/01/2026	ACH	Routeware	Solid Waste	$ 59,815.32	2026 Q2 Support..Software Services
06/01/2026	890110	SL-serco Inc	Water	$ 14,000.00	Consultant - Defines who makes decisions
06/01/2026	890111	Solid Waste Systems	Fleet	$ 3.84	P30277SPO
06/01/2026	890111	Solid Waste Systems	Fleet	$ 17.01	P30277SPO
06/01/2026	890111	Solid Waste Systems	Fleet	$ 37.70	P30278SPO
06/01/2026	890111	Solid Waste Systems	Fleet	$ 289.25	P30278SPO
06/01/2026	890111	Solid Waste Systems	Fleet	$ 482.38	P30425MON
06/01/2026	890111	Solid Waste Systems	Fleet	$ 10,366.72	P30425MON
06/01/2026	890111	Solid Waste Systems	Fleet	$ 19.23	P30531SPO
06/01/2026	890111	Solid Waste Systems	Fleet	$ 1,191.84	P30531SPO
06/01/2026	ACH	Town & Country Supply	Fleet	$ 3,717.67	454269
06/01/2026	ACH	Town & Country Supply	Fleet	$ 8,070.26	454269
06/01/2026	ACH	Town & Country Supply	Fleet	$ 5,144.53	454269
06/01/2026	ACH	Town & Country Supply	Fleet	$ 14,739.76	454269
06/01/2026	ACH	Town & Country Supply	Solid Waste	$ 28,435.14	451888
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 84.86	0986 Lp Anderson Point S - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,790.00	5.11, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 775.00	5.11, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 225.00	5.11, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 171.00	A1 Jds Lock - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 250.00	A1 Jds Lock - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 90.00	A1 Jds Lock - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 26.49	Amazon Mktpl*Bj04A9570 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 199.99	Amazon Mktpl*Bs2Zo4Hv0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 182.22	Amazon Mktpl*Bv1Jo4590 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 148.98	Amazon Mktpl*By8Yz81N0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ (148.98)	Amazon Mktplace Pmts - PCard

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06/01/2026	ACH	U.S. Bank PCards	Airport	$ 160.38	Amazon.Com*Bv4Df25N2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 37.28	Applied Ind Tech 2422 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 45.44	Bargreen Ellingson - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 414.00	Batteries+Bulbs #0253 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 60.00	Billings C* Mt - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 2,177.73	Billings Overhead Door In - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 67.30	C And B Operations Billin - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 222.00	C And B Operations Billin - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ (199.74)	C And B Operations Billin - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 460.00	C And B Operations Signat - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 197.95	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 59.94	Ebay O*18-14597-72194 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 155.45	Ecolab Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 240.48	Ecolab Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 160.12	Ecolab Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 140.85	Ecolab Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 260.85	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 19.98	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 54.99	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 29.99	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 45.92	Fleetpridecom - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 548.17	Galls - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 52.22	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 60.06	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 256.87	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 29.02	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 171.88	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 258.96	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 73.34	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 612.15	Gulfeagle Supply 156 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 122.48	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,671.46	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,208.80	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 14.99	Harbor Freight Tools 207 - PCard

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06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,077.12	Hyatt Hotels - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 60.00	In *Cotter'S Sewer, Septi - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 550.00	In *Critelli Glass Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 332.85	Interstate Batteries Of - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 2,223.81	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 37.84	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,895.66	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 19.98	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 109.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 752.93	Led Lighting - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 208.81	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 452.04	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 748.30	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1.09	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 52.30	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 38.98	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 124.40	Norco - 97 - Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 157.80	Norco - 97 - Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 2,903.34	Nwestco - 001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 32.99	O'Reilly 1551 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 98.00	Pp*Zee Creative - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 75.25	Pzg**Mt Dept Of Ag Onl - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 250.30	Rugged Solutions Ameri - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 311.10	Safety Kleen Systems - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 95.00	Scheels Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 31.43	Shamrock Fsw 590 Billing - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ (548.06)	Sherwin-Williams701710 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 269.99	Shipton'S Big R Heights - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 79.99	Sp Xpriteusa - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 831.98	Speedtech Lights - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 119.99	Spi*Directv Service - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 90.00	Spic And Span - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 565.00	Sq *Tom Pointer - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 16.50	Superior Water Solutions - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 88.92	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 18.77	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 12.82	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 54.48	Target 00001719 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 119.00	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 57.20	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 26.00	The Rubber Stamp Shop, In - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 82.78	The Ups Store 2594 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 758.99	Thero* Realtruck - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 2,500.00	Transportation Security C - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,329.46	Tst* Firehouse Subs - S-1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 21.99	Web*Networksolutions - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 216.00	Yellowstone Electric Comp - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 1,108.62	Yellowstone Electric Comp - PCard
06/01/2026	ACH	U.S. Bank PCards	Airport	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 135.78	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 20.68	Amazon Mktpl*Bs7Pr3Sr0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 36.98	Amazon Mktpl*Bv8682412 - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 84.00	American Water Technol - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 35.00	Business Improvement D - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 43.96	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 432.84	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 52.68	Sams Club #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 52.78	Tst* City Brew Coffee - C - PCard
06/01/2026	ACH	U.S. Bank PCards	Building	$ 4.97	Wal-Mart #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 29.99	Billingsgazettethriftynck - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 39.66	Exxon Casey'S Corner S - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 6.33	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 6.33	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 22.50	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 22.50	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 30.20	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 30.19	Uber *Trip - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 5.43	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 5.44	Uber *Trip - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 564.86	Warwick Denver Hotel - PCard
06/01/2026	ACH	U.S. Bank PCards	CDBG	$ 564.86	Warwick Denver Hotel - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 43.19	Amazon Mark* 5E9Ru5Zu3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 151.14	Amazon Mktpl*Bf2Nq6Ao2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 76.74	Amazon Mktpl*Bs4B30Uo2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 43.19	Amazon Reta* Bj3L34Mf1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 27.50	Amazon Reta* Bj7P44Y41 - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 76.74	Amazon Reta* Bj7Yf3H10 - PCard
06/01/2026	ACH	U.S. Bank PCards	Central Servic	$ 383.70	Amazon Reta* Bj8Ym1H60 - PCard
06/01/2026	ACH	U.S. Bank PCards	Court Grants	$ 15.99	Albertsons #4041 - PCard
06/01/2026	ACH	U.S. Bank PCards	Court Grants	$ 154.00	Dollartree - PCard
06/01/2026	ACH	U.S. Bank PCards	Court Grants	$ 50.59	Great American Bagel - PCard
06/01/2026	ACH	U.S. Bank PCards	Court Grants	$ 200.00	In *New Day Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Downtown Lc	$ 20.50	Yellowstone C & R - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 12.51	A&H Specialties - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 83.27	Amazon Mktpl*Bs4B30Uo2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 25.00	Edams Tire & Automotive - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 16.65	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 576.00	Mti Miovisiontech - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 176.16	Northwest Industrial Supp - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 80.00	Pzg**Mt Dli Ebiz - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 80.00	Pzg**Mt Dli Ebiz - PCard
06/01/2026	ACH	U.S. Bank PCards	Engineering	$ 275.45	Selbys - PCard
06/01/2026	ACH	U.S. Bank PCards	EOC 911	$ 705.00	Medical Priority Consu - PCard
06/01/2026	ACH	U.S. Bank PCards	EOC 911	$ 1,235.80	Walt Disney W Swan - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 1,192.80	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 907.20	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 10.99	Albertsons 3367 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 13.29	Amazon Mktpl*Bf4Ns6Ts0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 254.15	Cbi*Draftsight - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 249.99	Ebay O*10-14610-74830 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 27.72	Ferguson Ent #1342 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 390.97	Homedepot.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 46.90	Homedepot.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 18.48	Homedepot.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 50.27	Maraindustr - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 45.49	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 131.24	Sp All Security 1776 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 69.91	Sp All Security 1776 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 161.98	Sp Healthier Home Prod - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 44.53	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 134.49	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 34.38	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 78.88	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 211.04	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 8.87	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 176.96	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 25.25	Yellowstone County Treas - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 705.00	Zeecreative - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 140.99	Zoro Tools Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 20.84	Zoro Tools Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 154.77	Zoro Tools Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 92.68	Zoro Tools Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 607.98	Zoro Tools Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Facilities	$ 303.99	Zoro Tools Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 79.58	Amazon Mktpl*Bf1Xq0Eo2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 53.46	Amazon Mktpl*Bf5Tb3Xc2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 62.69	Amazon Mktpl*Bj3Tl1U60 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 64.44	Amazon.Com*Cv9Fh3Im3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 36.30	Common Cents #256 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 35.00	Delta Air Baggage Fee - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 35.00	Delta Air Baggage Fee - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 98.92	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 26.36	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 26.36	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 528.19	National Safety Inc - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Fire Grants	$ 12.00	Weber State University Ma - PCard
06/01/2026	ACH	U.S. Bank PCards	Fleet	$ 19.90	Amazon Mktpl*Bj8I22Ls2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fleet	$ 173.88	Amazon Reta* Dz01S84E3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Fleet	$ 641.52	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Fleet	$ 45.50	Gm Service Center - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 183.00	Aaim - Services - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 428.40	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 642.60	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 523.60	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 690.20	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 714.00	Advanced Employment - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 12.22	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 12.23	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 103.52	Amazon Mark* 5E9Ru5Zu3 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 71.55	Amazon Mktpl*Bv2Tm9Fu2 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 101.75	Amazon Mktpl*Bv8Yv5Se1 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 34.89	Amazon Mktpl*By33I8Lj0 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 111.03	Amazon Mktpl*By66I17Q1 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 160.51	Amazon Mktpl*By9336P50 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 5.99	Amazon Mktpl*Gn8Ri7Q43 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 50.26	Amazon Mktpl*R889W2Eb3 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 41.93	Amazon Mktpl*R93Su4Dq3 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 12.06	Amazon Reta* Bj2L17Mh2 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 99.47	Amazon Reta* Bj4O39Bp0 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 106.41	Amazon Reta* Bv2Xr5V31 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 9.96	Amazon Reta* By96579V1 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 16.99	Billingsgazettethriftynck - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 387.44	Billingsrotary.Org - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 30.00	Canva* 04859-58821077 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 166.54	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 806.94	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 189.79	Hilton Garden Inn - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 202.20	Hilton Hotels - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 75.00	Hilton Hotels - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	General	$ 417.26	Holiday Inn Great Falls - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 417.26	Holiday Inn Great Falls - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 417.26	Holiday Inn Great Falls - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 221.90	Insight Public Sector - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 357.40	Insight Public Sector - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 255.00	Int'L Code Council Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 94.80	Jimmy Johns - 1646 - E - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 468.00	Law Office Of Karen J - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 84.92	Mileiq Us Annual Sub - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 25.00	Montana Secretary State - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 325.00	Montana Society Of Cer - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 241.57	Olive Garden 0021412 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 159.36	Panda Express #2068 P - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 159.36	Panda Express #2068 P - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 206.08	Panera Bread #202752 O - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 206.08	Panera Bread #202752 O - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 120.00	Papa John'S #1945 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 21.50	Pzg**Mt Legislative Br - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 9.50	Rockcreekcoffee.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 963.00	Sq *Digital Layer Design - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 27.60	Stacked A Montana Grill - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 445.30	Stapls7679461079000003 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 55.76	Stapls7679878525000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 2,525.97	Thomson West*Tcd - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 123.17	Ultra Graphics, Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 184.02	Wasabi Technologies, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 219.99	Www Costco Com - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 66.39	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	General	$ 684.44	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 239.02	Amazon Mktpl*Bs3Vp7Ru1 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 219.80	Amazon Mktpl*Bv43Z4280 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 89.99	Amazon Mktpl*By9Z39940 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 20.00	Claude.Ai Subscription - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 43.98	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 144.56	Delta Hotels - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 144.56	Delta Hotels - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 144.56	Delta Hotels - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 71.49	Exxon Townsend #1385 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 19.99	Google One - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 135.00	Isc2.Org - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 239.88	Linkedin*P3016265641 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 1,352.00	Pp*Zee Creative - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 64.21	Stapls7915268625000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	IT Resources	$ 65.97	Web*Networksolutions - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 804.74	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 603.63	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Legal Grants	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 32.21	35Th Annual Strawber - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 86.93	406Pride - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 136.50	4Te*Pye-Barker Fire & Saf - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 36.38	A-1 Johnson Auto Wrecking - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 65.75	Ab* Abebooks.Co Ljt4C9 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 123.90	Ab* Abebooks.Co Ljt56M - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 203.00	Ab* Abebooks.Co Ljt5Ml - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 779.88	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ (779.88)	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 389.94	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 38.97	Albertsons #0038 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 12.99	Albertsons #0038 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 23.98	Albertsons #0038 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 75.00	Albertsons #0047 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Library	$ 33.98	Albertsons #0047 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 636.19	Allegra Billings Mt - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 164.47	Amazon Mark* Bf7Qy8Zf0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 22.99	Amazon Mark* Bj2Hw6Kh1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 8.09	Amazon Mark* Bj8Kr4Kk1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 714.97	Amazon Mark* Bs9Af9Rj1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 11.75	Amazon Mktpl*4P2713Ie3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 80.71	Amazon Mktpl*7M9Ix75F3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 19.79	Amazon Mktpl*Bf0Oj9Pb1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 201.51	Amazon Mktpl*Bf0X295C1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 9.95	Amazon Mktpl*Bf67U9T12 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 697.90	Amazon Mktpl*Bf7Ej35D1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 21.25	Amazon Mktpl*Bf9340Of0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 15.58	Amazon Mktpl*Bj4Dy1Uv0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 18.13	Amazon Mktpl*Bj5Lz8Bb0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 3.99	Amazon Mktpl*Bj5Lz8Bb0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 12.00	Amazon Mktpl*Bj6K380G1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 4.99	Amazon Mktpl*Bj6K380G1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 17.42	Amazon Mktpl*Bj6Uj5Ai1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 5.99	Amazon Mktpl*Bj6Uj5Ai1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 85.00	Amazon Mktpl*Bj7By6Xu1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 3.99	Amazon Mktpl*Bj7By6Xu1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 395.63	Amazon Mktpl*Bj7Hq6Lo2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 40.69	Amazon Mktpl*Bj9C59Ex1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 14.99	Amazon Mktpl*Bs2R71Xy1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 11.43	Amazon Mktpl*Bs33D4Un0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 6.98	Amazon Mktpl*Bs3Oq4U52 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 10.10	Amazon Mktpl*Bs6D07Zz1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 6.72	Amazon Mktpl*Bs9Ws2930 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 249.00	Amazon Mktpl*Bv1At2Hf0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 1,000.00	Amazon Mktpl*Bv1Jb0B70 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 54.99	Amazon Mktpl*Bv3Q38Hk0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 70.92	Amazon Mktpl*Bv3Tp9Fi0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 5.50	Amazon Mktpl*Bv6H349M1 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Library	$ 10.16	Amazon Mktpl*Bv9Fr0Vp1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 3.99	Amazon Mktpl*Bv9Fr0Vp1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 16.13	Amazon Mktpl*Bv9G68Me2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 90.27	Amazon Mktpl*By1Ty80M0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 698.00	Amazon Mktpl*By29N8Wu1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 9.49	Amazon Mktpl*By5Qk75H0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 18.41	Amazon Mktpl*By8912Gk0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 30.28	Amazon Mktpl*F012P4Yc3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 139.99	Amazon Mktpl*Kx9Pk0Uv3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 12.90	Amazon Mktpl*M386J9Ma3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 17.58	Amazon Mktpl*Ns9Xb57E3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 12.99	Amazon Reta* 3I88T9Xj3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 19.99	Amazon Reta* 4B2F534G3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 19.99	Amazon Reta* Bf2Lz5Jy0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 5.99	Amazon Reta* Bj0Tr3C30 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 7.99	Amazon Reta* Bj0Tz98N1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 20.00	Amazon Reta* Bj5Ft0P91 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 18.99	Amazon Reta* Bj6Ex9Pw1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 14.99	Amazon Reta* Bj6Tt4C30 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 6.99	Amazon Reta* Bj7A581H1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 6.39	Amazon Reta* Bj7Rx2Xi1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 9.99	Amazon Reta* Bj8Lx3Be1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 7.99	Amazon Reta* Bj8R17Ak1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 7.09	Amazon Reta* Bj8V02O00 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 25.00	Amazon Reta* Bv0L65Hl2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 4.05	Amazon Reta* Bv1Zm0Xl2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 14.99	Amazon Reta* Bv3E98Vo2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 6.39	Amazon Reta* Bv3Eb4Gx2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 37.40	Amazon Reta* Bv73628O2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 13.59	Amazon Reta* Bv8Cj2Xa2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 29.95	Amazon Reta* M662J2Bg3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 15.00	Amazon Reta* Qa4R773D3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 10.99	Amazon Reta* Vq8En59A3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 7.99	Amazon Reta* Xc8Xf6Qi3 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Library	$ 14.97	Amazon.Com*Bj4Ca9970 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 22.63	Amazon.Com*Bv4F42Nu0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 297.00	American Library Associat - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 147.46	Bambu Lab Store - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 1,840.00	Barjon'S Books - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 360.00	Barjon'S Books - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 229.97	Bestbuycom807173111948 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 6.65	Billings Hardware & Servi - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 40.00	Brockels Chocolates - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 25.00	Build-A-Bear 1247 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 222.50	Condolences.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 19.98	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 170.99	Cricut - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 443.40	Delta Air 0062423105673 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 10.00	Dollar Tree - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 24.50	Etsy.Com*Acornsalesco - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 85.00	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 39.99	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 87.87	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 16.57	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 13.13	Facebk *4A8L9P5Rq2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 127.00	Garden Avenue Greenhouse - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 140.00	Google Workspace_Explorel - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 10.59	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 111.18	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 70.01	Great Falls Tribune - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 209.68	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 713.00	Homedepot.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 2,882.00	In *A-1 Landscaping - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 782.74	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 199.99	Keva Planks Doren - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 584.61	Montana Jacks Catering - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 671.01	Montana Jacks Catering - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 20.00	Ntl Cntr For Safety - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Library	$ 150.46	Otc Brands *Otc Brands - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 31.20	Pizza Hut #1714 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 51.59	Pizza Hut #1714 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 21.48	Samsclub #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 3,358.99	Sp Ankermake Us - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 2,950.00	Sp Carbide 3D Llc 628 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 1,950.00	Sp Rode Microphones - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 139.00	Sp Toyboxlabs - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 250.00	Sq *Billings Best Balloon - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 40.00	Sq *Mustangs Baseball Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 240.00	Sq *Stomping Grounds Book - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 525.00	Sq *Stomping Grounds Book - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 175.00	Sq *Stomping Grounds Book - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 400.00	Sq *Swirling Moon Henna - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 12.00	Sq *The Sourdough Bagel - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 25.00	Sq *This House Of Books - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 150.00	Sq *Western Heritage Cent - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 54.00	Sq *Yellowstone County Ne - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 41.93	Store For Knowledge - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 468.00	Surveymonk* T 47553209 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 21.90	Target T-1333 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 298.80	Teamviewergmbhus - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 5.00	Techsoup - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 74.97	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 91.50	Uline *Ship Supplies - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 34.00	Usa Today - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 92.59	Vsp*Gaylord Archival - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 484.53	Vsp*Gaylord Archival - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 209.92	Wal-Mart #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 84.88	Walmart.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 266.94	Web*Networksolutions - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 274.99	Winix Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 23.16	Wm Supercenter #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 11.08	Wm Supercenter #2923 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Library	$ 8.22	Wm Supercenter #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 112.86	Wm Supercenter #4412 - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 80.57	Www.Superbrightleds.Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Library	$ 541.06	Www.Us.Mplc.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 26.56	Albertsons #4025 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 67.47	Amazon Mktpl*Bv77C9522 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 29.99	Amazon Mktpl*Bv8K32P30 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 17.98	Amazon Mktpl*By0Q46Eo0 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 28.97	Amazon Mktpl*By2Fx4750 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 49.49	Amazon Mktpl*C64P23Su3 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 36.99	Billingsgazettethriftynck - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 116.54	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 13.25	Dollar Tree - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 2,031.49	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 539.55	Qdoba 2664 - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 73.50	Selbys - PCard
06/01/2026	ACH	U.S. Bank PCards	P.W. Admin	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 261.00	(Pc) 0725 Ced - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 400.29	4Imprint, Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 41.28	A & I Distributors - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 57.00	A&H Specialties - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 59.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 69.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 12.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 19.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 69.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 69.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 77.37	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 46.88	Albertsons #0038 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 43.03	Albertsons #0038 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 57.07	Albertsons #0038 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 42.07	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 20.48	Albertsons #4025 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 12.99	Albertsons #4041 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 35.99	Amazon Mark* 389Km4R93 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 498.94	Amazon Mark* 608Gi4Pp3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 215.82	Amazon Mark* 6K5Dy01J3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 280.36	Amazon Mark* Bf2Cb9Jp0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 98.86	Amazon Mark* Bf6A363Z0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 15.88	Amazon Mark* Bv90P1Ru2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 128.25	Amazon Mark* De8Ar7I83 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 408.05	Amazon Mark* Jq08G6A43 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 274.30	Amazon Mark* Ot1O23Pz3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 6.64	Amazon Mark* Wq67T6K33 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 55.23	Amazon Mktpl*522Ny5Wu3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 209.30	Amazon Mktpl*9K3Jn5Qp3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 351.00	Amazon Mktpl*Bf9Di2At1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 89.99	Amazon Mktpl*Bj8Fq4Ph1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 23.35	Amazon Mktpl*Bs4Wc0Pj1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 506.40	Amazon Mktpl*Bv1J78Ua0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 52.83	Amazon Mktpl*Bv3F96In0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 356.83	Amazon Mktpl*Bv4Gg8R60 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 279.98	Amazon Mktpl*Bv55K1512 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 15.15	Amazon Mktpl*By05X59U1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 6.88	Amazon Mktpl*By05X59U1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 50.65	Amazon Mktpl*By05X59U1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 29.97	Amazon Mktpl*By34P27J1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 13.22	Amazon Mktpl*By84042P0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 127.94	Amazon Mktpl*Jr4Ki7Pi3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 24.78	Amazon.Com*Bs4B44Dy0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 173.97	Amazon.Com*Bv7Zg2J02 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1.57	Amazon.Com*By8Ck04S0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1.58	Amazon.Com*By8Ck04S0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1.63	Amazon.Com*By8Ck04S0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 4.99	Ampd Strong - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 14.99	Ampd Strong - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 371.37	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 285.86	Big Sky Linen & Uniform - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 60.25	Billings Hardware & Servi - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,475.58	C And B Operations Billin - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 3.60	Carquest 3103 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 210.05	Cc* Crumbl Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 93.90	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 53.04	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 120.00	Creative Monograms - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 30.00	Croell Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 7.50	Dollar Tree - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 53.58	Dollar Tree - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 10.00	Dollartree - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 150.19	Domino'S 7003 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 100.26	Earthbox - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 138.99	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 99.27	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 74.67	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 71.98	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 61.92	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 204.88	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 61.94	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 15.98	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 94.97	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 42.97	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 21.12	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 325.68	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 41.97	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 44.99	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 9.34	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 93.12	Ferguson Ent #1342 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 68.98	Ferguson Ent #1342 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 7.28	Frontier Fence - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 70.00	Fsp*National Commission F - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 159.16	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 154.44	Hanson Chemical - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 345.04	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 240.88	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 88.75	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 307.43	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 195.50	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 772.30	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 345.35	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 345.35	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 135.72	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 149.24	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ (106.75)	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 70.88	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 21.44	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 136.99	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 294.99	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 26.99	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 82.31	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 47.98	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 19.99	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 18.58	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 191.96	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 34.28	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 66.97	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 56.91	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,680.00	Idaho Irrigation Supply B - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 118.95	Interstate Batteries Of - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 100.76	Interstate Batteries Of - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 117.95	Interstate Batteries Of - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 110.36	Interstate Batteries Of - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 358.40	Jimmy Johns - 2080 - E - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 90.92	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 25.16	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 195.60	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 127.92	Kings Ace Hdwe - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 124.18	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 35.07	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 109.80	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 7.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 81.97	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 104.95	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 16.76	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 45.98	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 43.98	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 23.94	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 17.96	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 19.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 31.95	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 29.94	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 9.18	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 44.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 12.26	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 15.68	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 32.91	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 21.98	Lowes #00907* - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 159.00	Ls Bighorn Boots And - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 52.00	Macon Supply Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 82.53	Mfcp Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 15.37	Mfcp Billings Mt - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 31.88	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 31.85	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 53.91	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 211.09	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 2,036.34	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 689.46	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 63.76	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 43.80	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 753.97	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,130.10	Midland Implement Co - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 4,389.60	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 93.00	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 203.89	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 97.60	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 2,002.04	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 27.60	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 3.52	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 815.55	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 87.33	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 111.27	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 38.00	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 165.24	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 93.98	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 85.28	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 98.91	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 2,194.57	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 83.40	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 103.48	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 505.18	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 195.71	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 11.83	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 63.36	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 149.00	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 711.97	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 191.22	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 171.94	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 2,013.23	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 61.60	Mountain Supply Company B - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 111.82	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 26.99	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 61.73	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 213.76	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 164.85	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 841.45	Northland Automotive - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 392.70	Northwest Pipe Fittings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 84.00	Nrpa Operating - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 126.00	Nrpa Operating - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 252.00	Nrpa Operating - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 252.00	Nrpa Operating - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 546.00	Nrpa Operating - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 20.99	Office Depot #1080 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 25.99	Office Depot #1080 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 71.98	O'Reilly 1551 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 30.80	O'Reilly 1551 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 5.38	O'Reilly 1551 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ (36.18)	O'Reilly 1551 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 26.00	Pacific Steel Branch #02 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 81.18	Pacific Steel Branch #02 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 182.00	Pepsicola Bottling Compan - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 90.00	Pp*Zee Creative - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 574.00	Pp*Zee Creative - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 155.00	Pzg**Mt Dli Ebiz - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,225.00	Rain Bird Online Store - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 2,664.30	Ratco Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 401.83	Ratco Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,276.00	S Bar S Building Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 112.94	S Bar S Building Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 31.44	Sams Club #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 120.68	Samsclub #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 510.00	Sbars Building Cente - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 5,245.00	Sbars Building Cente - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 15.75	Selbys - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 436.91	Sherwin-Williams703203 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 299.99	Shipton'S Big R East - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 35.11	Shipton'S Big R East - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 74.98	Shipton'S Big R East - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 9.99	Shipton'S Big R East - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 27.99	Shipton'S Big R Heights - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 135.99	Shipton'S Big R Heights - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 52.11	Shipton'S Big R Service - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 17.99	Shipton'S Big R Service - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 61.00	Shipton'S Big R Service - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 99.96	Shipton'S Big R West - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 30.00	Snappyduds - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 47.50	Snappyduds - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 838.20	Snappyduds - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 242.44	Snappyduds - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 23.68	Sp Lamination Depot - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 221.22	Sp Super Exer Band - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 89.99	Spectrum - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 21.99	Spotify P420A532D9 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 80.00	Sq *Rimrock Lock And Secu - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 40.35	Superior Water Solutions - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 171.69	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 59.34	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 377.45	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 30.62	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 17.40	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 242.05	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 39.99	Target 00001719 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 572.25	Tents For Events And More - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 89.50	The Burger Dive - Grand - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 58.79	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 18.88	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 39.98	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 161.99	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 184.65	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ (25.00)	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 86.13	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 153.97	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 31.47	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 44.58	The Home Depot #3101 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 270.59	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 608.22	The Home Depot 3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 9.95	Tire Rama 101 Bc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 687.56	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 233.59	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 418.20	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 26.00	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 3,597.72	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 414.40	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,477.26	Tire Rama 105 It - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 50.98	Vistaprint - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 415.14	Wal-Mart #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 131.85	Wal-Mart #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 14.43	Wal-Mart #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 32.09	Wal-Mart #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 52.84	Walmart.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 56.79	Walmart.Com 8009256278 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 18.00	West End Lock And Securit - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 62.90	West End Lock And Securit - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 90.00	West End Lock And Securit - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,099.80	Whittco Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 883.24	Wilbur Ellis Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 1,688.69	Wilbur Ellis Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ (1,688.69)	Wilbur Ellis Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 28.72	Wm Supercenter #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 27.88	Wm Supercenter #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 53.94	Wm Supercenter #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 26.52	Wm Supercenter #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 26.52	Wm Supercenter #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 27.33	Wm Supercenter #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 5.48	Wm Supercenter #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 5.48	Wm Supercenter #2923 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 151.84	Wm Supercenter #4412 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 27.00	Yellowstone Valley Elect - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 90.00	Zeecreative - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 72.39	Zumba - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Dist 1	$ 35.00	Zumbini - PCard
06/01/2026	ACH	U.S. Bank PCards	Park Prgrms	$ 9,000.00	Sbars Building Cente - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 4.69	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 0.99	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 18.99	Amazon Mktpl*Bv5Fv2Fb2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 13.95	Amazon Mktpl*Yy0Rb86A3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 47.85	Amazon.Com*Bs4Oe7Ks0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 113.75	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 113.76	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 113.76	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 20.69	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 20.68	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 637.37	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 88.97	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 11.98	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 15.00	Spic And Span - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 15.00	Spic And Span - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 10.50	Spic And Span - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 10.50	Spic And Span - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 520.00	Sq *Skyline Services, Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 6.27	Target T-1333 - PCard
06/01/2026	ACH	U.S. Bank PCards	Parking	$ 26.00	West End Lock And Securit - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 194.00	Econo Glass Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 150.95	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 1,105.42	Idaho Irrigation Supply B - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 1,048.17	Idaho Irrigation Supply B - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 5.50	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 427.78	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 339.03	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 339.03	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 1,312.11	Midland Implement Co - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 77.48	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 901.37	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 19.15	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 19.37	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 50.20	Northwest Pipe Fittings - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 198.90	Northwest Pipe Fittings - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 172.50	Northwest Seed-Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 175.00	Rain Bird Online Store - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 175.00	Rain Bird Online Store - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 175.00	Rain Bird Online Store - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 175.00	Rain Bird Online Store - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 256.10	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 35.76	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 54.58	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 55.17	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 191.21	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Parks Maint	$ 27.93	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 3,180.00	Aa & A Auto Rental - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 251.34	Amazon Mktpl*By7Ov7Is0 - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 77.52	Beartooth Vision Cente - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 37.93	Circle K # 06482 - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 475.00	Eb *2026 Nwgia Gang Tr - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 724.60	Northern Quest - Resor - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 81.98	Office Depot #450 - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 323.98	Primary Arms - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 33.30	Rescue Essentials - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 780.50	Residence Inn Madison - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 1,092.70	Residence Inn Madison - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 1,092.70	Residence Inn Madison - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 951.10	Residence Inn Madison - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 804.84	Sheraton Dallas Fd - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 40.00	United 0164394293361 - PCard

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06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 100.00	United 0164394293362 - PCard
06/01/2026	ACH	U.S. Bank PCards	PD Program	$ 520.00	Zeecreative - PCard
06/01/2026	ACH	U.S. Bank PCards	Phone Systen	$ 13.29	Amazon Mktpl*Bj65L47Y1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Phone Systen	$ 31.97	Amazon Mktpl*Bj6Ot8Iq0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Phone Systen	$ 681.83	Border States Industries - PCard
06/01/2026	ACH	U.S. Bank PCards	Phone Systen	$ 56.20	Graybar Electric Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 20.97	Albertsons #1227 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 10.99	Amazon Mktpl*Bj4At5St0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 126.75	Amazon Mktpl*Bs7Vv5Hr0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 72.29	Amazon Reta* Bf8Gf3A22 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 21.12	Amazon Reta* Bf8M36310 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 11.90	Amazon Reta* Tp2Lp0Fd3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 630.00	American Planning Associ - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 158.08	Facebk *Qsbp6Ldmv2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 970.36	Hilton Lexington Dwtwn - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 256.89	Lisa'S Sandwich Den - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 108.43	The Spoke Shop - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 20.00	The Spoke Shop - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 33.30	Usps Po 2907820108 - PCard
06/01/2026	ACH	U.S. Bank PCards	Planning	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	Property Ins	$ 3,973.00	In *Tools Electric Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 458.82	A&H Specialties - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 337.21	Air Controls-Billings, I - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 7,153.00	Air Science - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 248.26	Airbnb * Hm92Shspse - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,706.24	Airbnb * Hmfte2Qt2E - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ (561.28)	Airbnb * Hmfte2Qt2E - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 283.47	Airbnb * Hmk2M99Fjf - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 308.88	Airbnb * Hmk4Acnab5 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ (1,347.67)	Airbnb * Hmwn4Pe4Hp - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ (135.00)	Airbnb * Hmwn4Pe4Hp - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 8.94	Albertsons #0047 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 72.25	Albertsons #0047 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 75.14	Alsco Inc. - PCard

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06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 100.60	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 90.00	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 80.40	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 56.00	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 90.00	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 90.00	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 107.16	Alsco Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 14.66	Amazon Mark* 4K4V845O3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 59.98	Amazon Mark* Bs8J65Cx1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 18.46	Amazon Mktpl*3L4Ap52Y3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 86.38	Amazon Mktpl*5U6884Sl3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 230.47	Amazon Mktpl*Bf2Km0J72 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 14.24	Amazon Mktpl*Bj08B5H92 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 28.48	Amazon Mktpl*Bj3Cm6Cg2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 19.54	Amazon Mktpl*Bj5Oz6Jj1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 14.79	Amazon Mktpl*Bj7Sn5Z11 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 56.30	Amazon Mktpl*Bj82323R0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 26.85	Amazon Mktpl*Bj8W55P91 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 44.63	Amazon Mktpl*Bs2Q04Zk1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 13.09	Amazon Mktpl*Bv15R9Kz1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 66.58	Amazon Mktpl*Bv3Cy82X0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 43.37	Amazon Mktpl*Bv4U23702 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 49.95	Amazon Mktpl*By09U9Rv1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 14.24	Amazon Mktpl*By0B94Un0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 14.24	Amazon Mktpl*By35I5Gr0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 448.15	Amazon Mktpl*By7728791 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 49.99	Amazon Mktpl*Id2Lk1Yf3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 424.09	Amazon Mktpl*Kz0Mw7X83 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 29.42	Amazon Mktpl*V928O2103 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 113.44	Amazon Reta* Bf0Hl3Xd0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 21.17	Amazon Reta* Bf2096C21 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 211.28	Amazon Reta* Bf5To0J12 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 259.99	Amazon Reta* Bs4Jj6Zk1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 68.00	Axon - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 108.00	Bass Pro Billings432 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 40.47	Bass Pro Billings432 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 66.94	Bass Pro Billings432 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 288.74	Bfah.Net - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 98.00	Bfah.Net - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 225.00	Billings Clinic - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 39.99	Billingsgazettethriftynck - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 405.60	Brownells Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 87.19	Bt *National Duty Sup - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 87.19	Bt *National Duty Sup - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,496.96	Budget Rent A Car - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 96.71	Cenex- Zip Trip #75 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 110.00	Cenex- Zip Trip #75 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 79.15	Cenex-Mountain West Coop - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 53.23	Cenex-Rocky Mountain Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 49.55	Ck Holiday # 06506 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.25	Clean Car Wash - Kalispel - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 62.34	Conoco - Big Sky Trvl Sho - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 88.42	Conoco - Big Sky Trvl Sho - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 67.32	Conoco - Big Timber 2 103 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 42.15	Conoco - Helena 5 1258 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 51.30	Conoco - High Country Tra - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 91.83	Conoco - High Country Tra - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 48.47	Conoco - Kalispell Town P - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 52.54	Conoco - Kalispell Town P - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 54.43	Conoco - Kalispell Town P - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 69.21	Conoco - Livingston 3 130 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 24.22	Conoco - Red Lodge 1 1350 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 53.32	Conoco - Red Lodge 1 1350 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 55.18	Conoco - Red Lodge 1 1350 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 61.33	Conoco - Red Lodge 1 1350 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 52.90	Conoco - Red Lodge 1 1350 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 74.87	Conoco - Townpump Billing - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 116.88	Corporate Translation Ser - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 31.52	Corporate Translation Ser - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 37.92	Corporate Translation Ser - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 151.63	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 128.98	Costco Whse #1644 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 112.00	Creative Monograms - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,289.64	Curtis Web - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 195.82	Customink Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 475.00	Eb *2026 Nwgia Gang Tr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 475.00	Eb *2026 Nwgia Gang Tr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 475.00	Eb *2026 Nwgia Gang Tr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 320.81	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 134.22	Equifax Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 134.22	Equifax Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 134.22	Equifax Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 2.55	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 13.99	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 51.11	Exxon Butte 3 #1116 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 63.00	Exxon Butte 3 #1116 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 69.57	Exxon Butte 3 #1116 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 67.43	Exxon Butte 3 #1116 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 53.29	Exxon Butte 8 #1125 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 50.40	Exxon Butte 8 #1125 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 52.88	Exxon Butte 8 #1125 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 66.96	Exxon E. Helena 1 (117 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 55.40	Exxon Silver & Venture - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 56.88	Exxon Townsend #1385 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 578.24	Fairfield Inn & Suites - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 795.00	Fbi Leeda Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.92	Fedex Bila - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 83.07	Fedex Bila - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 73.43	Fedex381290196119 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 56.63	Friendlys - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 40.00	Fsp*Billings Clinic Commu - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,007.00	Gunarama Wholesale Inc - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 3,600.00	Hanser Wrecker Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 900.00	Hanser Wrecker Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 4,650.00	Hanser Wrecker Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 206.81	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 539.98	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 201.37	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 242.64	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 148.55	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 57.94	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 14.97	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 35.98	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 689.88	Hilton Hotels - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 303.00	Iaai - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 303.00	Iaai - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 303.00	Iaai - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 303.00	Iaai - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 303.00	Iaai - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 303.00	Iaai - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 75.00	In *Billings Clinic - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 75.00	In *Billings Clinic - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 300.00	In *Billings Clinic - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,595.00	In *National Tactical Off - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 200.00	In *Pacific Northwest Div - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 3,050.00	In *Ryan Comyn - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,610.46	Insight Public Sector - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 80.00	Ipmba - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 288.87	Iron Mountain - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 679.00	J&N Tactical - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 58.24	Jimmy Johns - 1646 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 27.60	Jimmy Johns - 1646 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 258.54	Kb Commercial Products - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 45.94	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 16.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 34.95	Kings Ace Hdwe - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 34.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 39.97	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 32.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 113.90	Life Assist Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,143.20	Life Assist Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 93.75	Lmc Truck - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 410.28	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 21.96	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 77.08	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,370.52	Marriott Jw Wash Dc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 59.80	Mccormick Cafe - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,719.00	Medical Priority Consu - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 741.50	Mgm Grand - Front Desk - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 214.00	Midland Mechanical Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 136.14	Mid-Rivers Telephone Coo - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ (42.85)	Midway Rental-Laurel - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 224.54	Midway Rental-Laurel - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 292.87	Midwayusa Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 89.42	Midwayusa Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 479.60	Monarch Rop - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 734.43	Moore Lane Vh - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 531.30	Moore Lane Vh - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 80.00	National Academies Of - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 203.85	Nemont - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 724.60	Northern Quest - Resor - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 724.60	Northern Quest - Resor - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 191.97	Northwest Pipe Fittings - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 799.60	Northwest River Supplies - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 99.95	Northwest River Supplies - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 158.50	Office Depot #450 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.00	Openai *Chatgpt Subscr - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.00	Openai *Chatgpt Subscr - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 44.50	Party America Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 660.00	Positive Concepts - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 571.10	Py *Mosaic Threads, Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 83.92	Red Lion Kalispell - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 83.92	Red Lion Kalispell - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 83.92	Red Lion Kalispell - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 416.53	Res* Laquintain - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 557.76	Residence Inn - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 249.47	Residence Inn - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 275.00	Residence Inn - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,647.92	Salsbury Industries - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 78.76	Sams Club #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 87.56	Sams Club.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 102.84	Samsclub #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 584.00	Scheels All Sports Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 584.00	Scheels Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 520.00	Scheels Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 584.00	Scheels Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 360.00	Scheels Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 17.74	Sixt 786567-1441192 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 199.98	Sp Axil - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,347.25	Sp Igloohome Us - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 335.00	Sp Kenetrek Boots - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 230.24	Sp Mtdfe.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 178.20	Sp Shellshockpro.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 248.40	Sp Subsecond - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ (13.00)	Sp Team Wendy - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 316.89	Spectrum - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,030.00	Sq *Montana Association O - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 36.29	Stapls7678932191000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 12.38	Stapls7679183917000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 17.85	Stapls7679462795000001 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 183.09	Stapls7679509132000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 6.03	Stapls7679549412000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 73.08	Stapls7679902410000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 56.68	Stapls7915074132000002 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 600.00	Sunshine Sports - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 8.00	Target T-1333 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 24.79	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 45.94	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 20.48	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 111.90	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 11.94	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 352.00	The Home Depot 3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 89.42	The Home Depot 3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 205.46	The Home Depot 3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 270.20	Tlo Transunion - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 194.00	Trace Analytics Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 80.00	Triangle Communications - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 518.19	Uline *Ship Supplies - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 810.02	United 0162395884846 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 40.00	United 0164389362389 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 24.71	United 0164389848042 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 45.14	United 0164389848043 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 45.00	United 0164389848591 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 45.00	United 0164389848592 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 40.00	United 0164390549676 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 50.72	Universal Awards - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 189.19	Ups*Billing Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 72.23	Ups*Billing Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 23.79	Ups*Billing Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 24.51	Ups*Billing Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 49.54	Ups*Billing Center - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 119.60	Val*Beartooth Hideaway - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 119.60	Val*Beartooth Hideaway - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 119.60	Val*Beartooth Hideaway - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 119.60	Val*Beartooth Hideaway - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 906.93	Verathon Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,354.20	Vistaprint - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 24.85	Wal-Mart #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 33.88	Walmart.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 89.07	Walmart.Com 8009256278 - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 491.61	Wasabi Technologies - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 444.00	West End Lock And Securit - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 149.99	Www Costco Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 97.00	Www.Volgistics.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 38.13	Yellowstone County Treas - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 742.73	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 227.90	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 61.69	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 666.27	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 221.47	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 85.75	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 111.58	Zazzle Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 1,413.00	Zeecreative - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 104.14	Zoll Medical Corp - PCard
06/01/2026	ACH	U.S. Bank PCards	Public Safety	$ 985.88	Zoll Medical Corp - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 119.06	Amazon Mktpl*Bj0Ie5Pv0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 99.98	Amazon Mktpl*Bj7N22Eg1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 292.82	Amazon Mktpl*Bs4Jq43Z0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 55.06	Amazon Mktpl*Bv1L657M2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 473.93	Amazon Mktpl*Bv3Vb7Tc1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 48.95	Amazon Mktpl*Bv63J06Z0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 269.99	Amazon Mktpl*Bv7598Lw1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 66.91	Amazon Mktpl*Og7Ki4T43 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 27.04	Amazon.Com*Bf4T10Ft2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 1,662.38	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 915.68	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 1,757.80	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 457.84	Big Sky Linen & Uniform - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 849.00	Billings Rv Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 8.75	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 1,847.34	Fastenal Company 01Mtbll - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 16.67	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 70.98	Gaithertool - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 1,483.73	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 437.28	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 26.90	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 143.93	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 250.18	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 84.85	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 80.42	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 168.63	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 12.52	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 95.61	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 225.42	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 13.72	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 233.75	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 209.62	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 483.51	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 209.63	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 77.36	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 96.86	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 125.94	Lockwood Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 169.99	Lowes #00907* - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 116.15	Napa Store 3547001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 34.31	Norco - 97 - Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 52.45	Northwest Pipe Fittings - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 12.48	Sams Club #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 184.99	Shipton'S Big R West - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 41.76	Sp Protectcovers - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 173.49	Sp Sofyre - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 78.08	Stapls7915340007000001 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 64.69	Stapls7915340007002001 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 21.90	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 66.02	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 347.44	Tractor Supply #3047 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 58.45	Wm Supercenter #1956 - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 71.79	Yellowstone County Treas - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 4,634.12	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Solid Waste	$ 210.24	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Storm Sewer	$ 3,746.00	Automationdirect.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Storm Sewer	$ 2,150.50	Automationdirect.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Storm Sewer	$ 148.00	Automationdirect.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Storm Sewer	$ 69.99	Sp Simply Breakers - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 48.17	Amazon Mktpl*B35Rz2Rx3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 151.76	Amazon Mktpl*Bj7Xu4Tp0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 189.70	Amazon Mktpl*Bm8Fh1Go2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 135.66	Amazon Mktpl*Bv0450Af1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 499.99	Amazon Mktpl*By5Ah7Tz0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 106.86	Amazon Mktpl*By5Ah7Tz0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 23.39	Amazon Mktpl*By8Wn2851 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 56.91	Amazon Mktpl*By8Wn2851 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 393.51	Amazon Mktpl*Sm6Up69Z3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 63.58	Amazon Mktpl*Yv3Hs5Ks3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 14.54	Amazon Mktpl*Yv3Hs5Ks3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 602.20	Amazon.Com*Bf8231Ia1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 72.28	Amazon.Com*By1Cf59O0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 116.73	Amazon.Com*By1Cf59O0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 16.67	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 99.49	Full Source, Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 24.99	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 251.61	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 26.83	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 19.99	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 104.81	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 241.75	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 104.81	Jj Keller & Associates I - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 10.77	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 14.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 123.69	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 250.97	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 28.78	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 19.96	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 111.20	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 15.28	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 458.88	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 33.47	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 2,380.94	Oes Global Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 155.00	Pzg**Mt Dli Ebiz - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 600.00	Selbys - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 19.00	Selbys - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 30.88	Shipton'S Big R Heights - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 31.40	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 278.32	The Home Depot 3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 26.42	The Ups Store 2594 - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 23.00	Trafficalm Systems Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Street/Traffic	$ 306.63	Trafficalm Systems Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Tax Incrmnt S	$ 178.44	Amazon Mktpl*By2Eq5P30 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 21.96	(Pc) 0725 Ced - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 238.50	4Te*Tel Net Systems - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 690.64	Abc Florida Parts Call Ct - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 1,297.20	Abc Florida Parts Call Ct - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 152.20	Abc Florida Parts Call Ct - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 69.99	Adobe Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 36.27	Amazon Mark* By6Hl9731 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 18.99	Amazon Mark* By95487P0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 104.40	Amazon Mktpl*7D7Jf9Nr3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 10.81	Amazon Mktpl*Bf1029Bz1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 28.97	Amazon Mktpl*Bs1483Yn0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 169.99	Amazon Mktpl*Bs4Q25Ar1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 23.98	Amazon Mktpl*Bv31Q2Af0 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 82.99	Amazon Mktpl*By2Rq2Qj0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 31.96	Amazon Mktpl*By6874K70 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 41.98	Amazon Mktpl*Cf4Xr8Ci3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 65.99	Amazon Mktpl*Ge7A20K33 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 104.08	Amazon Mktpl*Uj5D39V73 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 15.82	Amazon Mktpl*Zs4T77Kr3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 22.48	Amazon Reta* Bs22V1Wq1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 7.96	Amazon.Com*Bj5M515U2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 14.33	Cenex-Finest Oil Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 9.56	Cenex-Finest Oil Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 989.00	City Of Billings Mt - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 1,688.23	Coach Glass Rv - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 50.00	Conoco - Rocker 1 1354 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 25.50	Conoco - Rocker 1 1354 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 25.50	Conoco - Rocker 1 1354 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 30.24	Conoco - Thriftway #4 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 20.16	Conoco - Thriftway #4 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 109.10	Directtextilestore.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 240.00	Ebay O*07-14571-43886 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 263.17	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 67.90	Gainan'S Midtown Flowers - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 43.14	Gateway Fees - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 94.72	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 368.00	In *Cotter'S Sewer, Septi - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 2,800.00	In *Peacock Cleaning Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 40.49	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 279.28	Lawson Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 46.28	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 85.64	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 3.55	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 113.99	Midland Implement Co - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 433.20	Msumt Pms - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 462.10	Msumt Pms - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 308.06	Msumt Pms - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 361.00	Msumt Pms - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 361.00	Msumt Pms - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 232.70	Pos Supply Solutions - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 908.40	Py *Mosaic Threads, Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 3,100.00	Sq *Shaun Hirschi - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 196.81	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 38.04	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 239.00	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 67.48	The Ups Store 7778 - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 89.45	Vehicle Safety Supply Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Transit	$ 16.59	Zoom.Com 888-799-9666 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 79.99	360Training.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 28.76	A&H Specialties - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 1,063.49	Acmetools.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 101.99	Amazon Mark* Bs7Qh2P80 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 13.48	Amazon Mktpl*Bf7I77T62 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 194.53	Amazon Mktpl*Bj9G06Sm2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 833.56	Amazon Reta* Bj9Hc9Sz2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 17.99	Amazon Reta* Bs0S91Rb0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 856.00	Automationdirect.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 578.54	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 688.06	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 32.39	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 344.42	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 701.38	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 8.75	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 319.80	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 325.78	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 32.39	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 235.92	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 81.71	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 40.86	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 50.44	Conoco - Wheat Montana Fa - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 732.83	Econo Print - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 533.07	Edge Construction Supp - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 608.69	Estes Park Lodging - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 16.99	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 45.98	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 56.54	Exxon Butte 4 #1119 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 147.76	Fei, Inc. - Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 16.67	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 8.33	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 1,861.50	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 626.18	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 57.00	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 3,120.45	Hach Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 367.16	Hach Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 453.10	Hach Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 434.98	Hanson Chemical - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 17.49	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 7.98	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 63.97	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 3.39	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 25.98	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 227.89	Hobart Sales & Service - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 275.70	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 563.51	In *Wesley Carver - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 52.41	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 120.87	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 52.40	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 58.50	Jm Test Systems Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 4.49	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 15.29	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 11.15	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 7.39	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 5.39	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 322.80	Lifetechcorp*15260032 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 128.88	Lowes #00319* - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 27.39	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 59.96	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 1,597.99	Lowes #00907* - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 18.58	Napa Store 3547004 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 255.28	Parkson Corporation - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 263.20	Parkson Corporation - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 810.00	Paypal *Genuinemark - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 40.00	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 40.00	Pzg**Mt Dli Ebiz - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 644.47	Rsd - Billings#57 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 57.00	Sq *Big Sky Safety Supply - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 59.75	Sq *Tvetene Turf, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 42.25	Sq *Tvetene Turf, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 47.33	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 134.95	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 94.60	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 127.87	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 301.85	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 387.72	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 423.42	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 49.98	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 541.67	The Home Depot 3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 1,094.34	Uline *Ship Supplies - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 267.84	Usabluebook - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 2,519.97	Usairpurifi - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 10.48	Usps Po 2907740107 - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 23.19	Yellowstone County Treas - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 20.59	Yellowstone Cty Metra - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 10.30	Yellowstone Cty Metra - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 1,632.18	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 509.59	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Wastewater	$ 220.00	Ysi - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 229.60	A&H Specialties - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 86.29	A&H Specialties - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,063.48	Acmetools.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 102.00	Amazon Mark* Bs7Qh2P80 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 369.84	Amazon Mktpl*Bf7Wi23J1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 217.41	Amazon Mktpl*Bf9Ti48T1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 150.12	Amazon Mktpl*Bj5Iz9Xy1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 123.50	Amazon Mktpl*Bs1Eg9Yg0 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 232.58	Amazon Mktpl*Bv5Nx3Re2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 374.96	Amazon Mktpl*Bv6Rk4Q11 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 186.00	Amazon Mktpl*By1Nl07J1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 119.99	Amazon Mktpl*By53K87B1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 25.22	Amazon Mktpl*By80N7W11 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 51.88	Amazon Mktpl*By92T9Uu1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 153.18	Amazon Mktpl*Tx9J59Qh3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 95.76	Amazon Reta* B624L4Tz3 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 25.64	Amazon Reta* Bs5Z98Wf2 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 134.31	Amazon Reta* By79W7Rf1 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 16.00	Batteries+Bulbs #0253 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 429.00	Big Sky Irrigation Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 578.55	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 654.44	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 310.18	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 97.16	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 344.43	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 654.44	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 345.18	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 26.25	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 319.80	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,228.34	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 310.18	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 97.16	Big Sky Linen & Uniform - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 88.00	Billings Nursery & Landsc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 26.07	Buildersfirstsource64021 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 55.14	Cenex- Zip Trip #47 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 62.90	City Of Billings - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Water	$ 13.39	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 19.38	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 8.81	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 49.00	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,000.00	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 163.43	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 81.72	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 122.58	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 307.14	City Of Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 46.60	Customer Elation - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,630.50	Dxp Enterprises - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,935.00	Ebay O*19-14614-97210 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 400.42	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 59.08	Econo Print - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 118.16	Econoprint - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 825.19	Era - A Waters Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 62.98	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 71.58	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ (22.93)	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 22.93	Evergreen Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 63.94	Fastenal Company 01Mtbll - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 16.67	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 8.33	Fsp*Gotsafety Llc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 62.63	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 54.54	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 357.48	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 353.16	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 25.20	Grainger - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 104.25	Hach Company - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 12.98	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 453.88	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 52.45	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 64.98	Harbor Freight Tools 207 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 11.99	Harbor Freight Tools 207 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Water	$ 317.50	Hcm*Mechanical Technology - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 19.89	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 38.97	Height'S Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 227.89	Hobart Sales & Service - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 23.92	Hose & Rubber - Blg - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,690.55	In *Wesley Carver - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 52.41	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 120.88	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 52.41	Jj Keller & Associates I - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 58.50	Jm Test Systems Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 102.58	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 178.90	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 52.55	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 62.98	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 13.97	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 4.50	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 649.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 6.74	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 45.86	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 33.45	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 22.18	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 31.49	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 5.39	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 79.15	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 26.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 26.99	Kings Ace Hdwe - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,559.00	Lesman Iron Works - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 5.98	Lockwood Ace Hardware - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 82.19	Lowes #00319* - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 208.30	Mooyah 145 Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 18.58	Napa Store 3547004 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 188.85	Norco - 97 - Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 139.57	Norco - 97 - Billings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 16.99	Office Depot #1079 - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Water	$ 66.47	Office Depot #1080 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 19.98	Office Depot #450 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 33.96	Office Depot #450 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 33.07	Office Depot #450 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 30.99	Office Depot #450 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 7.99	O'Reilly 1548 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 23.52	Pacific Steel Branch #02 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 78.37	Pacific Steel Branch #02 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,365.00	Provantage - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 490.00	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 30.00	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 30.00	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 59.98	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 150.00	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 30.00	Pzg**Mt Dept Environ Q - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 40.00	Pzg**Mt Dli Ebiz - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 776.26	Reagents Holdings - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 33.96	Sams Club #4805 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 297.96	Shipton'S Big R West - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 79.00	Sp Linovision - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 57.00	Sq *Big Sky Safety Supply - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 179.25	Sq *Tvetene Turf, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 126.75	Sq *Tvetene Turf, Inc. - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 38.95	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 83.83	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 77.43	Tacoma Screw Products Inc - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 121.31	Tfs*Fishersci Ecom Hus - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,926.10	Tfs*Fishersci Ecom Hus - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 61.94	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 125.91	The Home Depot #3101 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 878.17	Thomas Scientific Holdin - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 143.74	Thomas Scientific Holdin - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 469.89	Thomas Scientific Holdin - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 409.31	Thomas Scientific Holdin - PCard

Check Date	Check #	Name	Fund Name	Amount	Item Desc
06/01/2026	ACH	U.S. Bank PCards	Water	$ 125.10	Thomas Scientific Holdin - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 38.50	Thomas Scientific Holdin - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 97.48	Town & Country Food - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 37.26	Universal Awards - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 400.00	Walmart.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 300.00	Walmart.Com - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 300.00	Walmart.Com 8009256278 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 73.80	Wendys 150-21 - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 10.29	Yellowstone Cty Metra - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 1,931.54	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 2,361.08	Yellowstone Valley Elect - PCard
06/01/2026	ACH	U.S. Bank PCards	Water	$ 35.06	Yellowstone Valley Elect - PCard
06/01/2026	890123	XTL US	Library	$ 10,459.00	Flagship CO2 Laser Cutter, Co+Lab Foundation grant

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Land Use Contrary to Zoning 11- 713 Commerce Way - City of Billings Parks Department
PRESENTED BY: Karen Husman
Department: Planning & Community Services
Presentation: Yes
Legal Review: Yes
Project Number: PL20260230

RECOMMENDATION

Planning staff recommends that the Billings City Council conduct a public hearing and receive public comment regarding a request by the City of Billings Parks Department to install signs larger than what is currently allowed within the Public, Civic Institution (P2) zoning district at 715 Commerce Way. The City Council may also provide comments and recommendations to the Parks Department staff.

EXECUTIVE SUMMARY

The City of Billings Parks Department would like to install two signs at Amend Park that exceed the maximum allowable sign area for a single sign in the P2 zone district.
The proposed wall signage would improve visibility from adjacent public rights-of-way and enhance identification, wayfinding, and promotion of the new sports complex, which currently includes two newly constructed sports buildings.

The City of Billings Parks and Recreation is allowed to apply to the local governing body to use land contrary to zoning as per MCA 76-2-402. *"Local zoning regulations -- application to agencies. (1) Whenever an agency proposes to use public land contrary to local zoning regulations, a public hearing must be held and the agency shall attend the public hearing. (2) The local governing body shall hold a hearing within 30 days of the date the agency gives notice to the local governing body of its intent to develop land contrary to local zoning regulations."*

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

The City of Billings Parks Department is requesting approval to install three signs at 715 Commerce Way, Building 1, located on Lot 3A-4, Block 1, Popelka Commerce Center Subdivision, Second Filing. The subject property consists of approximately 7.739 acres and is zoned P2. The proposal includes two wall signs totaling 1,276 square feet and one additional sign measuring 245 square feet. Pursuant to Section 27-1407. F and Table 27-1400.12 of the Billings Municipal Code, the maximum permitted sign area in the P2 zoning district is limited to 100 square feet per wall. The proposed signage exceeds the maximum sign area otherwise permitted under the zoning regulations.

In this instance, the proposed wall signage would provide increased visibility from the adjacent public rights-of-way and enhance identification and advertising for the new sports complex. The complex currently includes two newly constructed sports buildings, and the proposed signage is intended to improve wayfinding, site recognition, and public awareness of the facility and its current and potential future recreational amenities.

The City of Billings Parks and Recreation Department, as a public agency, may request authorization to use land in a manner contrary to local zoning regulations in accordance with Montana Code Annotated (MCA) 76-2-402. Under this statute, when a public agency proposes development that does not conform to local zoning regulations, the local governing body is required to hold a public hearing, and the agency proposing the development must attend the hearing. The statute further requires the local governing body to hold the hearing within 30 days after receiving notice from the agency of its intent to develop the property contrary to zoning regulations.

The purpose of the public hearing is to allow the City Council to receive public comment regarding the proposed signage and provide comments or recommendations to the Parks Department staff for development of the signage for the City recreation complex. Due to the City of Billings owning the property associated with the Land Use Contrary to Zoning request, a unique situation is created and the City Council could request the Parks Department staff make changes to the requested signage.

FISCAL EFFECTS

Holding the public hearing and the land use contrary to zoning will have no impact on the Planning Division budget.

STAKEHOLDERS

Planning staff notified property owners within 150 feet of the subject property, published a legal ad on May 29, 2026 and June 5, 2026, and posted the property with a zoning request sign. In addition, the application materials were posted on the Planning Division "Current Zoning Application" webpage. Planning staff received no comments prior to this hearing.

ALTERNATIVES

City Council may:

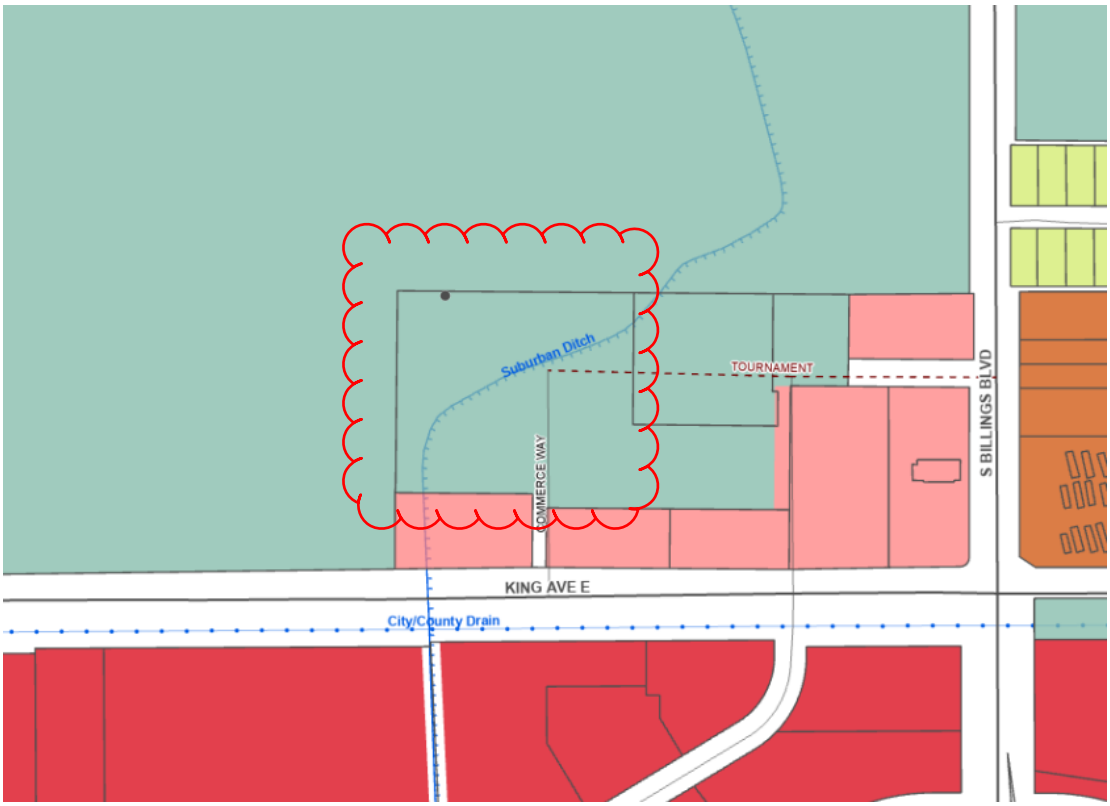
- Open the public hearing and take public comment and provide input and suggestions to the project sponsor, the City of Billings Parks Department.

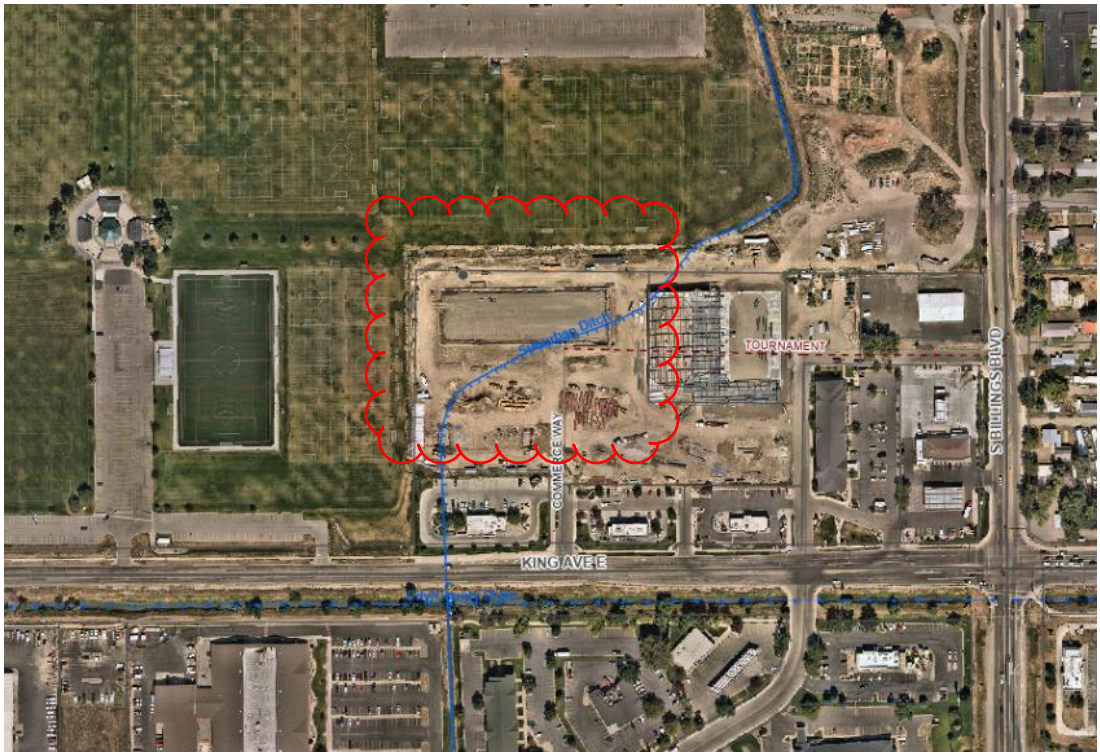
Due to the property being owned by the City of Billings, City Council could request changes be made to the sign proposal. In typical Land Use Contrary to Zoning requests, the City Council would not have the ability to direct recommended changes and could only provide suggestions to another qualify applicant.

Attachments

Zoning Map & Site Photos
Application & Applicant Letter
Site Plan

LAND USE CONTRARY TO ZONING 11- ATTACHMENTS





LAND USE CONTRARY TO ZONING 11- ATTACHMENTS





LAND USE CONTRARY TO ZONING 11- ATTACHMENTS



North



Looking South toward King Ave.

CITY APPLICATION FORM

Land Use Contrary to Zoning

(Staff Use Only) City Variance # 11 **- Project #** _____

FEE: $563 + 40 cents per mailing label

The undersigned as owner(s) of the following described property hereby request a Public Hearing before the **City Council** on a **Land Use Contrary to Zoning** from the terms of the City of Billings Zoning Regulations.

TAX ID # A35426 CITY WARD # 3

Legal Description of Property: •Lot 3A-4, Block 1 Popelka Commerce Center Subdivision, Second Filing S08, T01 S, R26 E,

Address or General Location (If unknown, contact City GIS): (715 Commerce Way, Tax Code A35426)

Zoning Classification: P2

Size of Parcel (Area in square feet or acres): 7.739 acres

Covenants or Deed Restrictions on Property: Yes _____ No x

If yes, please attach to application

Brief explanation of the Project and what parts of the project will be contrary to the zoning regulations (e.g. landscaping, signs, off street parking, building siting, allowed uses, etc.) :

City of Billings is proposing signs for the Courts Complex structure that exceed the maximum allowed sign size of 100 sf.

Two sign at 1,276 sf and one at 245 sf.

*** Additional information may be required as determined by the Zoning Coordinator in order to fully evaluate the application.

Owner(s): City of Billings

(Recorded Owner – Managing Agency) 316 N 26th St., Billings, MT 59101

(Address)

(Phone Number) (email)

Agent(s): Gavin Wotjier (Parks Dept.), Karen Husman (Planning Div.) 406-657-8373

(Name)

(Address)

(Phone Number) (email)

I attest that all the information presented herein is factual and correct.

Signature: Gavin J. Woltjer Digitally signed by Gavin J. Woltjer Date: 2026.05.20 09:55:32 -06'00' Date: 5/20/2026

(Recorded Owner/Agency Manager)

Billings
PARKS
AND RECREATION

May 20, 2026

TO: Mayor and Council
FROM: Gavin J. Woltjer, PRPL Director
RE: Request for Approval of Exterior Courts Complex Signage – Land Use Contrary to Zoning

Mayor and Council,

On behalf of the Parks, Recreation, and Public Lands department, I respectfully request approval for the installation of exterior signage at the ARC Courts Complex that exceed current zoning regulations. The requested sign dimensions are necessary to ensure the visibility, readability, and effectiveness of the signage for residents, visitors, tournament participants, and patrons traveling to the facility.

The primary purpose of the sign is to advertise and identify the Courts Complex as a community recreation destination. The facility serves athletes, families, spectators, and visitors from across the region, and clear signage is essential for wayfinding, public awareness, and promoting the facility as an important community asset. Due to the scale of the site, roadway visibility, and traffic patterns surrounding the property, a smaller sign would significantly limit readability and reduce the sign's effectiveness for motorists and pedestrians.

In addition to providing identification, the sign will support the City's investment in recreation and tourism by helping promote tournaments, events, leagues, and community programming hosted at the facility. These activities contribute to local economic development by attracting visitors who support nearby hotels, restaurants, and businesses.

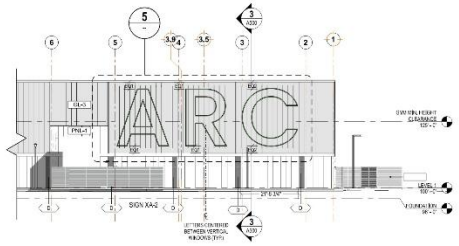
The requested sign size has been carefully considered to balance functionality, aesthetics, and compatibility with the surrounding area. The intent is to create an attractive and professional entrance feature that reflects the quality and importance of the facility while ensuring the public can easily locate and recognize the building.

We appreciate the City Council's consideration of this request and respectfully ask for your support and approval. Please feel free to contact us with any questions or if additional information is needed.

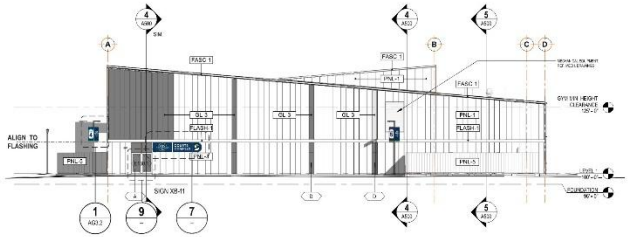
Gavin Woltjer
Director
woltjerg@billingsmt.gov

390 N 23rd St
Billings, MT 59101
P 406.657.8373

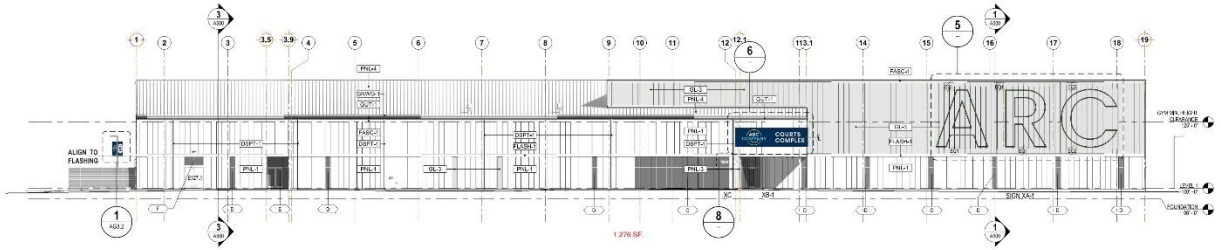
billingsparks.org



1 PARTIAL EXTERIOR ELEVATION - NORTH



2 PARTIAL EXTERIOR ELEVATION - NORTH



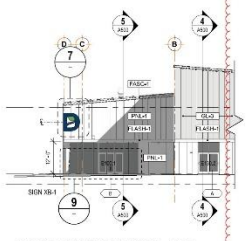
3 OVERALL EXTERIOR ELEVATION - SOUTH

SIGNAGE GENERAL NOTES

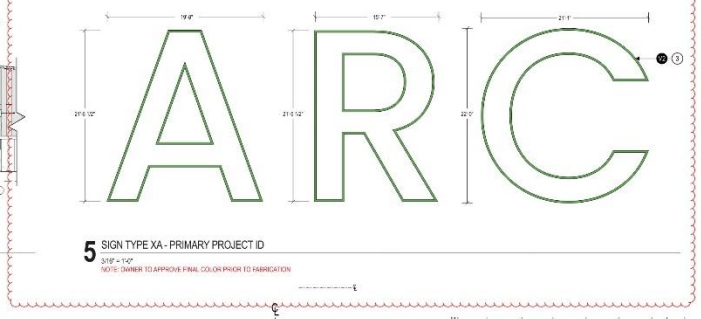
ALL MEASUREMENTS ARE APPROXIMATE. THE FABRICATOR IS RESPONSIBLE FOR FIELD VERIFICATION AND COORDINATION OF ALL LOCATIONS AND FINAL DIMENSIONS. THE FABRICATOR SHALL NOTIFY THE OWNER AND A&E DESIGN OF ANY DISCREPANCIES BETWEEN THE FIELD CONDITIONS AND DRAWINGS, LOCATION PLANS, OR MESSAGE SCHEDULE PRIOR TO FABRICATION.

KEY NOTES

1. EXTERIOR GRADE DIE CUT ORNAMENTAL VINYL TO MATCH COLOR SHOWN. APPLIED TO FIRST SURFACE OF GLASS.
2. STOREFRONT GLASS.
3. DIE CUT EXTERIOR GRADE ADHESIVE VINYL WITH UV OVERLAMINATE. APPLIED TO POLYCARBONATE PANELS. ENSURE NO BUBBLES AND MINIMAL SEAMS IN FINAL INSTALLATION. VINYL TO MATCH COLOR AS NOTED.
4. 3" DEEP FABRICATED ALUMINUM CABINET WITH INTERNAL FRAME STRUCTURE AS NEEDED. ATTACHED TO STEEL STRUCTURE BEHIND METAL PANELS. ENSURE ALL PENETRATIONS ARE SEALED AND WEATHERPROOFED. FACE AND RETURNS PAINTED TO MATCH COLOR AS NOTED.
5. 2" DEEP ALUMINUM CHANNEL LETTERS, MECHANICALLY FASTENED FLUSH TO ITEM 4. FACE AND RETURNS PAINTED TO MATCH COLORS AS NOTED.
6. 3" DEEP ALUMINUM CHANNEL LOGO, MECHANICALLY FASTENED FLUSH TO ITEM 4. FACE AND RETURNS PAINTED TO FINAL SIDE & COLORS TBD.
7. 3" DEEP ALUMINUM CHANNEL LOGO, MECHANICALLY FASTENED FLUSH TO ITEM 4. FACE AND RETURNS PAINTED TO MATCH COLORS AS NOTED.
8. 3" DEEP FABRICATED ALUMINUM CABINET WITH INTERNAL FRAME STRUCTURE AS NEEDED. ATTACHED TO STEEL STRUCTURE BEHIND METAL PANELS. ENSURE ALL PENETRATIONS ARE SEALED AND WEATHERPROOFED. FACE AND RETURNS PAINTED TO MATCH COLOR AS NOTED.
9. 1" THICK ACRYLIC LETTERS, MECHANICALLY FASTENED FLUSH TO ITEM 8. FACE AND RETURNS PAINTED TO MATCH COLORS AS NOTED.
10. 1" THICK ACRYLIC LOGO. MECHANICALLY FASTENED FLUSH TO ITEM 8. FACE AND RETURNS PAINTED TO MATCH COLORS AS NOTED. SIZE TBD.
11. 1" THICK ACRYLIC LOGO. MECHANICALLY FASTENED FLUSH TO ITEM 8. FACE AND RETURNS PAINTED TO MATCH COLORS AS NOTED.

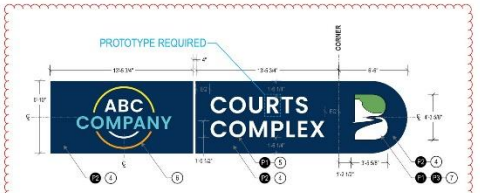


4 PARTIAL EXTERIOR ELEVATION - EAST

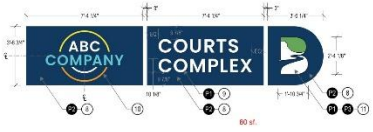


5 SIGN TYPE XA - PRIMARY PROJECT ID
3/16" = 1'-0"
NOTE: OWNER TO APPROVE FINAL COLOR PRIOR TO FABRICATION

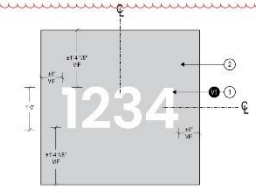
245 SF.



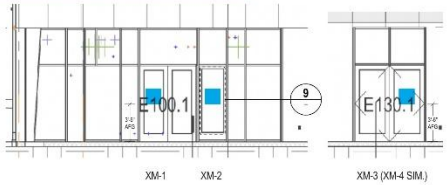
6 SIGN TYPE XB-1
1/4" = 1'-0"
NOTE: DESIGNER TO PROVIDE FINAL LOGO LAYOUT PRIOR TO FABRICATION



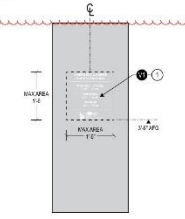
7 SIGN TYPE XB-11
3/8" = 1'-0"
NOTE: DESIGNER TO PROVIDE FINAL LOGO LAYOUT PRIOR TO FABRICATION



8 SIGN TYPE XC - ADDRESS NUMERALS
1" = 1'-0"
NOTE: OWNER TO PROVIDE FINAL MESSAGES PRIOR TO FABRICATION



9 SIGN TYPE XM - EXTERIOR WINDOW VINYL
1/4" = 1'-0"



10 SIGN TYPE XM - DETAIL ELEVATION (TYP.)
1/4" = 1'-0"
NOTE: OWNER TO PROVIDE FINAL MESSAGES PRIOR TO FABRICATION

sheet EXTERIOR SIGNAGE
project AMEND PARK RECREATION CAMPUS
100% CD CHECKSET
owner

project # 24194.00
revision date

status
100% CD PERMIT SET

issue date
05-05-2025

AG3.1

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Public Hearing and Resolution Setting Annual TBID Assessment for Fiscal Year 2027
PRESENTED BY: Andy Zoeller, Finance Director
Department: Finance
Presentation: Yes
Legal Review: Yes
Project Number: N/A

RECOMMENDATION
Staff recommends the City Council conduct a public hearing and approve the resolution setting the assessment for the Tourism Business Improvement District.

EXECUTIVE SUMMARY
This action sets the Fiscal Year 2027 assessment for the Billings Tourism Business Improvement District at $4.00 per occupied hotel/motel room night, which is unchanged from the prior year. The assessment applies to eligible lodging properties within the district and is collected by the City as a pass-through to support tourism promotion and related activities consistent with the approved TBID work plan and budget.

Staff recommends City Council conduct the required public hearing and approve the resolution setting the FY2027 TBID assessment.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
The following annual assessment resolution has been completed by the Finance Department and the assessments are ready to be placed on the tax files.

The Tourism Business Improvement District assessment is paid by eligible lodging properties and used to support tourism promotion and related activities consistent with the approved TBID work plan and budget.

The TBID assessment is $4.00 per occupied hotel/motel room night and applies to hotels in the district with six or more rooms.

FISCAL EFFECTS
The City acts as a pass-through for the assessment revenue. No net impact on the City's General Fund is anticipated.

STAKEHOLDERS

ALTERNATIVES
City Council may:

- Approve; or,
- Not Approve and provide additional guidance to staff
- Amend and approve the resolution

Attachments

Resolution TBID

RESOLUTION NO. 26 - ___

A RESOLUTION SETTING ANNUAL ASSESSMENTS WITHIN THE BILLINGS TOURISM BUSINESS IMPROVEMENT DISTRICT AND PROVIDING NOTICE, HEARING AND ADOPTION

WHEREAS, the City Council created the Tourism Business Improvement District No. 0002 ("TBID") on April 10, 2017, by adopting Resolution No. 17-10614; and

WHEREAS, following approval of the annual TBID work plan and budget, the City Council may, by resolution, set the next fiscal year assessment upon all property in the district using as a basis the method set forth in Resolution 17-10619, Section 7, and as prescribed in 7-12-1133(2)(c), MCA; and

WHEREAS, the property to be assessed are all hotels within the District, as described in Resolution 17-10619, Section 4, with 6 or more rooms; and

WHEREAS, the City Council has duly considered the matter.

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

1. Assessments for Fiscal Year 2027. The TBID assessment for fiscal year 2027 is hereby fixed, levied and assessed against each and every parcel of real property within the TBID. Each parcel shall pay to the City that portion of the total TBID assessment imposed annually. The assessment is $4.00 per occupied hotel/motel room night.

2. Notice of Hearing. On Monday, June 22, 2026, at 5:30 p.m., or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council heard objections to the adoption of this resolution. The City Clerk published notice twice, at least five (5) days prior to the hearing, in the Yellowstone County News, as provided in Section 7-1-4127, MCA.

3. Effective Date. This resolution shall be effective upon adoption.

ADOPTED AND APPROVED by the City Council of the City of Billings, Montana this 22nd day of June, 2026.

CITY OF BILLINGS

By: _____
Mike Nelson, Mayor

ATTEST:

By: _____

Denise R. Bohlman, City Clerk

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Public Hearing and Resolution Setting Annual BID1 Assessment for Fiscal Year 2027
PRESENTED BY: Andy Zoeller, Finance Director
Department: Finance
Presentation: Yes
Legal Review: Yes
Project Number: N/A

RECOMMENDATION
Staff recommends that the City Council conduct a public hearing and approve the resolution setting the assessment for the Business Improvement District 1.

EXECUTIVE SUMMARY
This staff memo proposes the BID1 assessment rates recommended by the Downtown Billings Association.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
The following annual assessment resolution has been completed by the Finance Department and the assessments are ready to be placed on the tax files.

Downtown Business Improvement District 1

For FY 2027 the assessments for BID1 total $589,232.27

FISCAL EFFECTS
The City of Billings acts as a pass-through of these assessments as approved by the elected body.

STAKEHOLDERS

ALTERNATIVES
City Council may:

- Approve; or,
- Not Approve and provide additional guidance to staff
- Amend and approve the resolution

Attachments

BID Assessment Resolution

RESOLUTION 26 - _____

A RESOLUTION LEVYING AND ASSESSING PROPERTIES FOR THE PURPOSE OF PROVIDING AND MAINTAINING THE COMMON AREA IMPROVEMENTS MADE IN DOWNTOWN, CITY OF BILLINGS, PROVIDING FOR NOTICE, HEARING AND ADOPTION.

WHEREAS, Billings, Montana City Code provides for assessment for public improvements and maintenance, including but not limited to public sidewalk sweeping, security, public sidewalk snow removal, litter control, graffiti removal, and abatement of other services that are requested by the downtown property owners.

WHEREAS, said Billings, Montana City Code provides that the City Council shall fix, levy, and assess said charge on or before the second Monday in August.

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

1. SERVICE CHARGE FOR FISCAL YEAR 2027. The Business Improvement District assessment for the fiscal year 2027 is hereby fixed, levied and assessed against each and every parcel of real property within the B.I. D. Each parcel shall pay to the City that portion of the total Business Improvement District assessment imposed annually. The assessment is a calculation based on square footage, taxable market value, and building square footage. See Exhibit A

2. NOTICE OF HEARING. On Monday, June 22, 2026, at 5:30 p.m., or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council heard objections to the adoption of this resolution. The City Clerk published notice twice, at least five (5) days prior to the hearing, in the Yellowstone County News, as provided in Section 7-1-4127, MCA.

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

ADOPTED and APPROVED by the City Council on the 22nd day of June 2026.

CITY OF BILLINGS:

BY: _____
Mike Nelson, MAYOR

ATTEST:

BY: _____
Denise R. Bohlman, CITY CLERK

Attachment A

Tax ID	TOTAL ASSESSMENT
A00001	$620.45
A00004	$197.44
A00006	$168.06
A00007	$260.88
A00008	$125.08
A00009	$223.19
A00010	$378.79
A00011	$1,257.55
A00016	$681.55
A00041	$1,082.31
A00042	$1,341.27
A00042A	$843.45
A00050	$262.83
A00051	$465.85
A00056	$3,368.41
A00062	$310.96
A00063	$1,753.01
A00064	$378.09
A00065	$367.62
A00066A	$1,071.46
A00067	$396.51
A00068A	$416.01
A00069	$323.20
A00070	$137.98
A00071	$499.63
A00072	$263.06
A00073	$201.11
A00073A	$98.51
A00073B	$99.31
A00074	$354.23
A00075	$451.72
A00075A	$1,147.66
A00075B	$198.73
A00196B	$1,481.45
A00202	$139.88
A00203	$114.80
A00204	$204.65
A00206	$180.61

A00207	$373.50
A00208	$138.32
A00209	$116.40
A00210	$116.40
A00211	$138.32
A00212	$270.38
A00215	$225.92
A00216	$365.61
A00217	$190.78
A00218	$151.20
A00219	$433.01
A00222	$183.08
A00224	$138.37
A00225	$490.46
A00235	$1,194.84
A00236	$138.14
A00237M	
A00241	$371.15
A00242	$103.92
A00243	$158.60
A00244	$505.43
A00247	$823.83
A00251	$4,353.11
A00252	$301.09
A00254	$233.33
A00255	$660.57
A00256	$1,397.49
A00257	$937.60
A00258	$806.50
A00260	$732.47
A00261	$7,345.97
A00262	$2,652.62
A00263	$5,232.55
A00264	$6,336.18
A00269	$1,535.46
A00270	$314.94
A00271	$10,087.65
A00273	$5,975.21
A00276	$242.45
A00277	$225.19
A00278	$201.12

A00279	$234.40
A00280	$323.25
A00282	$618.30
A00285	$393.08
A00290	$170.45
A00292	$357.90
A00342	$138.32
A00343	$182.13
A00344	$227.81
A00345	$181.99
A00346A	$232.81
A00346B	$220.30
A00347	$639.15
A00349	$1,321.19
A00351	$3,763.62
A00352A	$50.00
A00352B	$50.00
A00352C	$50.00
A00352M	
A00357	$674.51
A00359	$1,628.70
A00360	$5,794.86
A00362	$519.80
A00363	$971.09
A00364	$2,123.12
A00365	$2,255.68
A00366	$3,537.15
A00367	$543.16
A00367A	$238.28
A00367B	$203.28
A00367C	$391.56
A00367M	
A00368	$7,755.12
A00372	$2,462.53
A00373	$1,192.64
A00374	$227.50
A00375	$3,835.68
A00376	$1,963.94
A00379	$319.79
A00382	$2,652.38
A00383	$1,136.03

A00389	$324.35
A00394	$241.65
A00395	$140.42
A00396	$138.32
A00397	$176.44
A00398	$211.13
A00399	$196.15
A00400	$278.28
A00401	$402.56
A00402	$138.32
A00406	$388.24
A00407	$156.44
A00408	$189.72
A00409	$180.93
A00410	$93.03
A00411	$93.03
A00414	$686.88
A00416	$93.44
A00417	$136.63
A00418	$102.65
A00419	$106.44
A00420	$115.62
A00421	$173.94
A00422	$104.34
A00423	$102.84
A00424	$88.93
A00425	$97.12
A00426	$281.15
A00429	$133.43
A00430	$100.14
A00431	$164.62
A00432	$117.88
A00433	$151.85
A00434	$148.39
A00435	$88.58
A00566	$783.07
A00566B	$543.15
A00567	$233.25
A00568	$822.33
A00569	$91.01
A00570	$99.33

A00571	$130.18
A00572	$134.31
A00573	$462.73
A00574	$371.24
A00576	$169.18
A00577	$157.42
A00578	$138.00
A00579	$191.53
A00580	$124.19
A00583	$152.02
A00584	$164.61
A00585	$109.64
A00586	$181.25
A00587	$247.83
A00588	$150.83
A00589	$196.44
A00590	$179.40
A00591	$137.83
A00592	$125.52
A00593	$122.33
A00594	$779.87
A00598	$138.32
A00599	$223.91
A00600	$246.76
A00601	$107.82
A00602	$679.23
A00603	$381.42
A00604	$284.88
A00605	$130.51
A00606	$138.15
A00607	$1,261.09
A00609	$1,704.72
A00610	$465.41
A00611	$1,184.78
A00612	$551.17
A00613	$1,543.60
A00616	$861.92
A00617	$302.23
A00618	$4,767.68
A00620	$12,391.55
A00624	$8,603.04

A00630	$3,410.97
A00630A	$306.44
A00630C	$293.94
A00631	$461.84
A00632	$1,074.17
A00635	$1,329.32
A00636	$1,245.24
A00636M	
A00637	$2,155.36
A00638	$1,073.80
A00639	$1,149.02
A00640A	$238.09
A00640B	$154.91
A00640C	$199.32
A00640D	$294.20
A00640E	$138.27
A00640F	$1,001.26
A00640H	$81.47
A00640I	$81.29
A00640J	$81.38
A00640K	$81.90
A00640L	$86.27
A00640M	
A00640N	$80.49
A00640O	$81.12
A00640P	$91.52
A00640Q	$90.66
A00640R	$86.93
A00640S	$84.23
A00640T	$86.89
A00640U	$82.59
A00640V	$85.35
A00641A	$185.41
A00641B	$173.57
A00641C	$182.25
A00641D	$250.97
A00641E	$302.80
A00641F	$275.86
A00641M	
A00642A	$935.38
A00642B	$740.20

A00642C	$84.44
A00642M	
A00643	$1,542.81
A00644	$1,735.24
A00645	$1,556.12
A00647	$1,712.47
A00648	$734.94
A00648A	$816.80
A00649	$1,131.14
A00650	$1,222.57
A00651	$2,214.82
A00652	$938.05
A00653	$461.58
A00654	$461.58
A00655	$1,693.37
A00656	$1,211.44
A00658	$209.20
A00659	$526.47
A00660	$226.17
A00663	$139.07
A00664	$342.50
A00665	$523.84
A00667	$909.36
A00671	$346.62
A00673	$225.73
A00676	$198.03
A00677	$138.32
A00678	$138.58
A00679	$170.76
A00740	$90.70
A00741	$156.40
A00742	$229.75
A00744	$156.50
A00745	$176.76
A00746	$265.93
A00747	$296.02
A00748	$112.39
A00749	$395.49
A00753	$447.47
A00755	$295.65
A00756	$584.87

A00757	$216.33
A00758	$436.19
A00759	$232.48
A00760	$281.72
A00762	$1,161.32
A00763	$507.21
A00765	$899.88
A00766	$622.45
A00768	$413.77
A00769	$339.65
A00770	$807.45
A00771	$1,286.14
A00773	$861.05
A00774	$1,510.85
A00775	$812.56
A00776	$1,439.04
A00778	$1,461.21
A00780	$626.70
A00781	$1,673.33
A00782	$518.01
A00783	$1,982.17
A00786	$1,123.20
A00787	$4,861.12
A00789A	$153.96
A00789B	$120.72
A00789C	$117.92
A00789D	$124.36
A00789E	$103.24
A00789F	$109.60
A00789G	$121.68
A00789H	$301.16
A00794B	$129.60
A00794C	$1,094.40
A00794D	$648.60
A00794M	
A00795	$11,006.52
A00796A	$148.40
A00796B	$346.04
A00796C	$62.30
A00796D	$172.36
A00796E	$63.20

A00796F	$163.08
A00796G	$174.64
A00796H	$59.27
A00796I	$59.27
A00796J	$59.27
A00796K	$57.38
A00796L	$59.27
A00796M	
A00796N	$59.27
A00796O	$60.06
A00796P	$60.06
A00796Q	$60.06
A00796R	$57.38
A00796S	$59.27
A00796T	$59.27
A00800	
A00801A	$249.87
A00804	$16,386.42
A00806	$1,761.69
A00807	$632.89
A00808	$529.57
A00809	$399.47
A00810	$1,380.47
A00811	$439.40
A00812	$478.11
A00813	$956.98
A00814	$1,272.85
A00815	$2,071.26
A00816	$2,049.58
A00817	$2,014.62
A00818	$630.65
A00820	$1,668.60
A00821	$587.01
A00822	$659.57
A00823	$804.37
A00824	$1,595.75
A00826	$1,767.19
A00827	$543.62
A00828	$678.50
A00830	$470.58
A00831	$505.94

A00832	$1,460.57
A00832A	$775.68
A00833	$1,586.80
A00834	$887.59
A00835	$1,292.68
A00836	$4,815.90
A00837	$2,975.60
A00838	$1,946.72
A00839	$4,533.87
A00840	$1,751.95
A00843	$1,009.48
A00844	$699.16
A00845	$766.43
A00846	$181.25
A00846A	$328.94
A00847	$124.84
A00849	$842.15
A00851	$392.33
A00854	$324.15
A00855A	$427.50
A00883	$834.07
A00884	$524.13
A00885	$365.12
A00886	$523.20
A00886A	$305.35
A00887	$414.81
A00888	$702.45
A00889	$419.06
A00891	$92.30
A00892	$327.93
A00894	$156.04
A00895	$175.55
A00896	$408.51
A00897	$284.12
A00900	$92.12
A00901	$92.12
A00902	$341.03
A00908	$160.05
A00909	$187.35
A00910	$134.81
A00911	$157.40

A00912	$104.97
A00913	$193.59
A00914	$185.42
A00916	$161.44
A00917	$479.32
A00918	$497.57
A00920A	$64.46
A00920B	$64.46
A00920C	$63.15
A00920D	$62.66
A00920E	$62.87
A00920F	$63.78
A00920G	$64.46
A00920H	$64.42
A00920I	$63.32
A00920J	$62.95
A00920K	$63.05
A00920L	$62.93
A00920M	
A00921	$161.77
A00922	$152.09
A00923	$232.60
A00924	$221.63
A00925	$225.56
A00926	$135.11
A00927	$119.15
A00928	$261.14
A00931	$171.08
A00936	$651.47
A00939	$801.63
A00949	$4,372.95
A00953	$393.13
A00954	$95.40
A00956	$98.04
A00957	$234.18
A00959	$630.34
A00963	$167.61
A00964	$432.72
A00968	$339.40
A00970	$281.23
A00971	$575.31

A00976	$201.51
A00977	$134.98
A00981	$376.91
A00982	$294.37
A00985	$183.95
A00986	$93.03
A00987	$136.65
A00988	$173.36
A00995	$439.97
A01010	$262.45
A01012	$131.43
A01013	$134.81
A01014	$151.04
A01015	$147.03
A01019	$267.15
A01019A	$194.74
A01022	$330.89
A01024	$169.28
A01028	$636.81
A01030	$266.17
A01032	$220.36
A01035	$251.57
A01041	$559.77
A01043	$189.00
A01044	$98.10
A01045	$102.61
A01046	$133.41
A01047	$149.08
A01048	$141.23
A01049	$90.46
A01050	$96.13
A01057	$138.48
A01058	$140.40
A01059	$212.55
A01123	$244.75
A01124	$356.67
A01125	$152.78
A01131	$109.89
A01132	$95.28
A01133	$145.90
A01134	$134.31

A01135	$136.87
A01136A	$93.06
A01137	$180.14
A01138	$694.91
A01144	$178.46
A01145	$148.63
A01146	$134.31
A01147B	$276.04
A01151A	$248.88
A01152	$62.97
A01153	$134.41
A01155	$568.61
A01161	$212.36
A01163	$172.14
A01165	$325.98
A01168	$339.61
A01170	$209.06
A01171	$97.78
A01172	$148.85
A01180	$8,181.62
A01191	$262.07
A01191A	$92.12
A01192	$293.80
A01193	$143.53
A01194	$145.94
A01195	$72.46
A01195A	$77.21
A01196	$98.60
A01197	$236.75
A01198	$206.96
A01200	$150.57
A01201	$174.91
A01202	$93.03
A01203	$140.78
A01204	$134.31
A01205	$153.36
A01206	$134.31
A01207	$144.43
A01208	$143.04
A01209	$185.42
A01210A	$94.17

A01210B	$94.19
A01210C	$89.06
A01210D	$89.50
A01210M	
A01212	$400.12
A01218	$86.42
A01219	$64.47
A01220	$103.87
A01221	$96.45
A01222	$101.13
A01223	$96.17
A01224	$96.45
A01225	$142.70
A01226	$235.86
A01231	$79.70
A01232	
A01233	$96.45
A01234	$96.45
A01235	$78.68
A01236	$79.70
A01237	$101.32
A01238	$105.55
A01239	$73.56
A01240	$73.00
A01241	$96.17
A01242	$99.27
A01243	
A01245	$133.25
A01246	$1,330.69
A01249	$779.24
A01250	$171.90
A01251	$171.90
A01252	$171.90
A01253	$127.11
A01254	$111.20
A01256	$331.43
A01258	$265.18
A01259	$304.81
A01264	$135.92
A01266	$89.91
A01266A	$368.14

A01266B	$90.53
A01273	$190.95
A01274	$315.38
A01279	$294.53
A01280	$300.16
A01281	$202.19
A01283	$165.68
A01285	$272.89
A01287	$140.99
A01288	$122.90
A01289	$200.80
A01291	$1,547.36
A01292	$101.63
A01293	$691.00
A01298	$2,548.03
A01300	$299.07
A01301	$173.55
A01302	$105.30
A01303	$165.34
A01304	$386.14
A01305	$338.89
A01308	$92.99
A01309	$152.98
A01310	$152.32
A01311	$167.69
A01534	$664.83
A01539	$598.06
A01540	$274.58
A01541	$272.64
A01545	$267.15
A01548	$147.15
A01549	$171.04
A01550	$134.81
A01551	$179.69
A01552	$134.31
A01553	$155.22
A01554	$564.63
A01560	$782.00
A01567	$1,707.46
A01688	$8,834.21
A01689	$175.99

A01690	$134.81
A01691	$177.04
A01692	$247.33
A01694	$244.32
A01696	$922.61
A01699	$3,746.31
A01711	$400.37
A01909	$3,799.26
A01916	$235.49
A01918	$367.42
A01926	$720.44
A01932	$138.60
A01933	$94.01
A01933A	$371.30
A01933B	$938.54
A01935	
A01936	$148.73
A01937	$146.14
A01938	$126.49
A01939	$150.55
A01940	$143.90
A01941	$153.07
A01943	$536.11
A01944	$492.68
A01945	$238.25
A01946	$299.51
A01947	$440.34
A01951	$134.31
A01953	$134.31
A01954	$87.90
A01955	$89.44
A01956	$96.61
A01957	$79.17
A01958	$71.42
A01959	$90.31
A01960	$238.63
A01963	$180.61
A01963A	$408.23
A01964	$209.98
A01968	$788.09
A02005A	$4,890.34

A05968	$12,647.36
A07113	$290.43
A07115B	$201.02
A07115C	$195.88
A07115M	
A07116	$368.91
A07119	$206.73
A07120	$681.19
A07125	$973.09
A07131	$8,797.76
A07141	$205.51
A07142	$931.00
A07149	$681.09
A07153	$472.29
A07155	$294.96
A07179	$312.73
A07180	$204.92
A07181	$191.39
A07182	$309.96
A07191	$141.03
A07192	$618.48
A07196	$576.41
A07201	$193.84
A07212	$1,077.57
A07225	$2,059.35
A07229	$162.48
A07230	$357.35
A07249	$1,397.15
A07258	$328.23
A07260	$258.67
A07262	$809.15
A07265	$138.67
A07266	$116.05
A07267	$170.60
A07272	$156.79
A07273	$419.11
A07273A	$79.06
A07276	$201.15
A07279	$223.45
A07281	$350.38
A07282	$137.11

A07283	$163.89
A07284	$110.04
A07285	$139.56
A07286	$106.05
A07287	$116.99
A07288	$259.32
A07290	$102.54
A07291	$311.76
A07293	$494.13
A07295	$181.07
A07296	$165.23
A07297	$257.72
A07317	$1,136.89
A07324	$2,204.84
A07331	$261.34
A07332	$141.42
A07332A	$187.44
A07333	$193.98
A07334	$496.90
A07335	$156.28
A07336	$156.28
A07337	$156.28
A07338	$163.92
A07339	$262.21
A07341A	$307.05
A07345	$3,935.70
A07348	$259.32
A07350	$311.76
A07352	$210.72
A07353	$311.76
A07355	$207.32
A07356	$291.55
A07356A	$778.00
A07357	$422.83
A07361	$403.58
A07363	$218.40
A07364	$2,356.11
A07366	$1,287.20
A07369	$369.76
A07370	$680.43
A07371A	$156.28

A07371B	$156.28
A07372	$3,875.16
A07376A	$67.00
A07376B	$69.18
A07376C	$85.82
A07376D	$82.93
A07376E	$87.35
A07376M	
A07376S	$59.32
A07376T	$60.86
A07376U	$60.86
A07376V	$59.84
A07376W	$61.88
A07379	$271.33
A07381	$263.07
A08170B	$1,814.31
A11334	$177.58
A11335	$370.82
A11336	$197.46
A11341	$463.58
A11351	$1,060.91
A11353	$138.71
A11354	$477.85
A11355	$259.32
A11543	$570.82
A11550	$1,634.18
A11554	$619.55
A11563	$127.73
A11564	$118.92
A11565	$10,083.53
A11583	$193.54
A11584	$114.93
A11585	$120.60
A11586	$138.17
A11587	$120.62
A11588	$140.11
A11589	$108.27
A11592	$410.54
A11605	$166.24
A11606	$108.27
A11608	$177.30

A11609	$136.78
A11610	$222.94
A11613	
A11614	$107.33
A11615	$125.66
A11630	$108.83
A11631	$252.94
A11635	
A11636	$109.18
A11638	$411.53
A12102	$2,354.16
A12146	$619.55
A12156	$107.63
A12157	$107.63
A12169	$3,151.76
A12176	$996.96
A12194	$137.72
A12201	$133.17
A12202	$108.69
A12203	$186.12
A12210	$1,807.60
A12216	$335.52
A12217	$108.20
A12218	$364.13
A12226	$1,531.84
A12229	$221.76
A12233	$1,434.07
A12241	$111.21
A12242	$111.58
A12243	$111.15
A12244	$111.87
A12245	$111.59
A12246	$172.92
A12248	$103.09
A12249	$111.43
A12250	$111.29
A12251	$111.58
A12252	$146.42
A12253	$149.17
A12254	$111.29
A12255	$111.15

A12256	$111.29
A12257	$111.15
A12258	$111.59
A12259	$111.23
A12260	$111.23
A12261	$111.37
A12262	$111.23
A12263	$111.37
A12264	$111.23
A16450	$4,359.02
A18733	$170.55
A18734	$112.91
A18735	$105.63
A18736	$105.72
A18737	$113.33
A18738	$166.70
A18740	$216.52
A18741	$138.34
A18742	$111.14
A18743	$159.10
A18744	$91.58
A18745	$1,645.57
A26786	$68.91
A26786M	
A26787	$69.43
A26788	$71.60
A26789	$71.87
A26790	$74.70
A26791	$68.85
A26792	$69.39
A26793	$71.49
A26794	$71.66
A26795	$74.72
A26796	$68.85
A26797	$69.36
A26798	$71.60
A26799	$71.66
A26800	$74.72
A27701	$134.99
A27701M	
A27702	$137.70

A29916A	$241.52
A29916B	$176.04
A29916C	$115.48
A29916D	$89.88
A29916E	$102.16
A29916F	$95.16
A29916G	$104.36
A29916H	$100.72
A29916I	$115.88
A29916J	$115.88
A29916K	$107.00
A29916L	$115.88
A29916M	
A29916N	$115.88
A29916O	$115.88
A29917	$3,958.40
A31251	$4,071.20
A33292	$1,058.57
A33796	
A33974	$1,492.84
A34212A	$81.39
A34212B	$70.96
A34212C	$89.36
A34212D	$52.13
A34212E	$54.35
A34212F	$52.10
A34212G	$52.69
A34212H	$52.68
A34212I	$52.92
A34212J	$52.64
A34212K	$52.07
A34212L	$52.17
A34212M	
A34212N	$54.32
A34212O	$55.77
A34212P	$54.33
A34212Q	$52.22
A34212R	$61.64
A34212S	$53.21
A34212T	$52.00
A34212U	$53.20

A34212V	$52.19
A34212W	$88.87
A34212X	$65.62
A34212Y	$179.16
A34225A	$59.76
A34225B	$59.76
A34225C	$59.76
A34225D	$59.76
A34225E	$59.76
A34225F	$59.76
A34225G	$59.76
A34225H	$59.76
A34225I	$59.76
A34225J	$59.76
A34225K	$59.76
A34225L	$59.76
A34225M	
A34225N	$59.76
A34225O	$59.76
A34225P	$59.76
A34225Q	$59.76
A34225R	$59.76
A34225S	$59.76
A34225T	$59.76
A34225U	$59.76
A34225V	$59.76
A34225W	$59.76
A34225X	$59.76
A34226A	$59.76
A34226B	$59.76
A34226C	$59.76
A34226D	$59.76
A34226E	$59.76
A34226F	$59.76
A34226G	$59.76
A34226H	$59.76
A34226I	$59.76
A34226J	$59.76
A34226K	$59.76
A34226L	$59.76
A34226M	

A34226N	$59.76
A34226O	$59.76
A34226P	$59.76
A34226R	$78.66
A34226S	$78.66
A34620	$1,937.92
A36413A	$68.23
A36413B	$68.73
A36413C	$66.71
A36413D	$243.88
A36413E	$84.05
A36413F	$83.28
A36413G	$83.36
A36413H	$89.72
A36413I	$89.70
A36413J	$92.52
A36413K	$90.08
A36413L	$92.83
A36413M	
A36413N	$80.39
D01207	$120.21
D05764	$917.88
D12010	$168.17
D12013	$149.74
D12013A	$185.49
D12014	$265.13
D12015	$217.77
D12017	$111.44
D12017A	$161.53
D12018	$133.68
D12018A	$77.94
D12021	$148.18
D12037	$158.56
D12039	$218.65
D12048	$310.69
D12049	$207.12
D12053	$145.24
D12055	$61.79
D12056	$58.91
D12267	$61.90
D12268	$66.95

D12269	$123.29
D12270	$82.69
D12271	$6,140.86
D12514	$146.11
D13071	$126.27
D13072	$152.64
D13111	$145.53
D13113	$137.22
D13114	$116.78
D13139I	$52.20
D13144K	$609.05
D13144L	$2,945.32
D13144Z	$1,000.69
D13145	$249.15
D13145A	$339.09
D13145B	$50.00
D13145D	$207.11
D13145E	$246.18
D13145F	$6,249.30
D13145L	$238.49
D13161	$94.84
D13244	$168.15
D13578	$132.79
D13580	$86.83
D13583	$283.16
I00048	$119.40
I00063	$87.89
I00064	$65.01
I00153	$135.50
I00154	$363.19
I00199	$121.97
I00203	$175.89
I00221	$169.35
I00227	$79.64
I00230	$103.91
I00234	$136.35
I00236	$161.18
I00241	$83.37
I00250B	$107.95
I00251	$189.58
I00251A	$96.28
I00254	$71.35

I00263	$219.51
I00270B	$50.66
I00270C	$50.30
I00272	$130.69
I00278	$77.82
I00282	$187.55
I00593	$772.58
I00593A	$506.25
I00602	$284.58
I00603	$1,538.51
I00621	$61.88
I00622	$82.22
I00623	$156.78
I00624	$139.88
I00635	$58.87
I00734	$56.33
I00763	$1,114.77
I00877	$52.24
I01016	$51.23
I01060	$50.31
I01104	$200.70
I01149	$120.64
I01150	$50.27
I01160	$98.61
I01172	$181.57
I01250	$264.06
I01251	$101.47

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Public Hearing and Resolution Adopting Wholesale Wastewater Rates for Fiscal Year 2027
PRESENTED BY: Jennifer Duray
Department: Public Works
Presentation: Yes
Legal Review: Yes
Project Number: N/A

RECOMMENDATION
Staff recommends that the City Council conduct a public hearing and approve the proposed resolution adopting the wholesale wastewater rates effective July 1, 2026.

EXECUTIVE SUMMARY
In FY25, the Public Works Department completed a comprehensive wastewater cost-of-service analysis to establish equitable FY26 and FY27 utility rates using industry-standard methodologies. Following concerns raised by the refinery wholesale customers regarding the allocation of strength-related capital costs, City staff, rate consultants, and refinery representatives worked collaboratively over several months to refine the methodology and develop a more stable and predictable long-term rate structure. The proposed methodology balances rate stability for industrial users with the City's obligation to recover the costs associated with maintaining wastewater treatment capacity and readiness-to-serve infrastructure, while also protecting residential and commercial ratepayers from subsidizing industrial treatment costs. Overall revenue requirements that need to be recovered through industrial rates total approximately $2.3 million.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
In FY25, the Public Works Department engaged AE2S Nexus to complete a comprehensive cost-of-service analysis (COSA) for the City's water and wastewater utilities to establish FY26 and FY27 rates. The study utilized industry-standard rate-setting methodologies designed to allocate costs equitably among customer classes and ensure the City recovers the proportional costs associated with providing service in compliance with applicable legal requirements. The analysis segregated wastewater costs based on flow and wastewater strength constituents, including biochemical oxygen demand (BOD), total suspended solids (TSS), and total Kjeldahl nitrogen (TKN).

The City currently provides wholesale wastewater treatment service to three customers: Phillips 66 Refinery, Par Montana Refinery, and the Lockwood Water and Sewer District. Both refineries raised concerns regarding the methodology used to allocate strength-related capital costs, particularly the use of fluctuating historic discharge strengths that resulted in significant year-to-year variability in rates. Following discussions between City staff, the refineries, and rate consultants, the parties reached agreement on FY26 rates with the understanding that the methodology would be further evaluated and refined for FY27. Since January 2026, City staff, refinery representatives, and the City's rate consultants have met multiple times to review alternatives and develop a more stable and predictable long-term rate structure.

A key objective of these discussions has been balancing rate stability for industrial users with the City's obligation to recover the costs associated with maintaining wastewater treatment capacity and readiness-to-serve infrastructure for high-strength industrial discharges. Several alternative methodologies were evaluated, including approaches utilizing fixed baseline strength values, surcharges for exceedances, and additional readiness-to-serve cost recovery mechanisms. Ultimately, staff and the refineries reached consensus on a refined methodology that generally follows the FY26 framework, while incorporating additional clarifications and refinements intended to improve predictability, transparency, and long-term equity.

Staff and the refineries believe the agreed-upon methodology represents a fair and equitable approach for allocating wastewater treatment costs between wholesale industrial customers and the City's residential and commercial ratepayers. The revised approach is intended to ensure wholesale customers are neither overcharged nor undercharged, while also protecting residential customers from subsidizing the costs associated with industrial treatment capacity and infrastructure.

FISCAL EFFECTS
FY27 wholesale wastewater revenue is projected to total approximately $2.3 million.

STAKEHOLDERS

ALTERNATIVES

City Council may:

- Approve the recommended resolution; or,
- Approve an amended resolution; or
- Not approve a resolution. If Council does not approve a resolution specifying rates and fees for FY27, the rates and fees will continue at current levels, and there will be a loss of revenue for the wastewater fund.

Attachments

FY27 Resolution Wastewater Wholesale Rates
Presentation

RESOLUTION 26-

A RESOLUTION SPECIFYING WHOLESALE WASTEWATER RATE AND FEE SCHEDULE ADJUSTMENTS ENACTED PURSUANT TO TITLE 69, CHAPTER 7, MONTANA CODE ANNOTATED.

WHEREAS, wastewater cost of service studies have been completed and water and wastewater rate and fee schedules have been prepared for the municipal wastewater utility that would generate adequate funds to operate the utility, as well as require each customer class of the utility to pay its fair share of the cost of operating the wastewater system; and

WHEREAS, the cost-of-service studies anticipate a need for extension, repair, improvement, and continued operation and maintenance of existing and proposed wastewater system facilities for the providing of wastewater services to inhabitants of the City of Billings, Montana; and

WHEREAS, under Title 69, Chapter 7 of the Montana Code Annotated, the City of Billings is authorized to regulate the City's municipal wastewater utility and to change wastewater rates, fees, and charges as may be deemed by the City Council to be reasonable and just, and

WHEREAS, it is essential to the public health, welfare, and safety of the inhabitants of the City of Billings and its environs to provide an adequate public wastewater system and to provide adequate funding to meet the cost of constructing, maintaining, and operating the same;

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

1. That the following schedule of rates, fees, and charges are found to be just, reasonable, and necessary for the continued sound operation of the wastewater utility and that the proposed rates, fees, and charges are approved, adopted, and published as the rates, fees, and charges of the City of Billings, Montana wastewater utility, effective July 1, 2026.

WASTEWATER RATES AND FEE SCHEDULES

Schedule IB LOCKWOOD WASTEWATER MONTHLY CHARGES

Lockwood Sewer District	Effective 7/1/26
Volume Charge	$0.910/kGal
Fixed Monthly Fee	$39,273
Surcharge Fee	6%

Schedule IC **PHILLIPS 66 WASTEWATER MONTHLY CHARGES**

Phillips 66 Billings Refinery	Effective 7/1/26
Volume Charge	$0.338/kGal
Fixed Monthly Fee	$50,816
Surcharge Fee	6%

Schedule ID **PAR MONTANA WASTEWATER MONTHLY CHARGES**

PAR Montana	Effective 7/1/26
Volume Charge	$0.356/kGal
Fixed Monthly Fee	$58,265
Surcharge Fee	6%

2. NOTICE OF HEARING. On Monday, June 22, 2026, at 5:30 p.m., or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council heard objections to the adoption of this resolution. The City Clerk published notice as provided in Section 7-1-4127, MCA.

3. That this Resolution is to be immediately filed in the City Clerk's Office and that the decision adopting the adjusted rates shall be final ten days after such are so filed.

ADOPTED AND APPROVED by the City Council of the City of Billings, Montana, on the 22nd day of June 2026.

CITY OF BILLINGS

By: _____
Mike Nelson, Mayor

ATTEST:

By: _____
Denise R. Bohlman, City Clerk

FY27 Wholesale Wastewater Rates

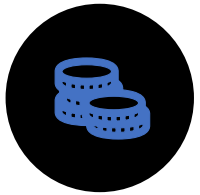


Billings
PUBLIC WORKS

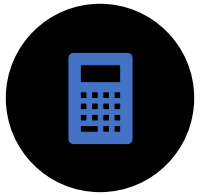
Calculating Revenue Requirements



Operation & Maintenance Expenses



Depreciation



Return on Rate Base = 15%

- Customers pay only for the facilities that benefit them
- Costs are allocated based on actual use of treatment capacity and system resources
- Only wastewater assets serving wholesale customers are included in the rate base
- Depreciation ensures recovery of infrastructure investment over the useful life of the assets
- Return on rate base provides funding for future capital reinvestment and system reliability
- Methodology follows utility costs-of-service principles commonly used throughout the industry

Wholesale Wastewater Characteristics and Fees

	Lockwood	Phillips 66	Par Montana
Flow	0.15 MGD	0.97 MGD	1.63 MGD
BOD	179.7 mg/L	16.7 mg/L	17.0 mg/L
TSS	236.1 mg/L	25.4 mg/L	11.9 mg/L
TKN	27.4 mg/L	8.2 mg/L	21.7 mg/L

Customer	FY26 $/Year	FY27 $/Year	$ Increase	% Increase
Lockwood	$519,037	$538,228	$19,191	3.7%
Phillips 66	$772,984	$770,545	($2,439)	-0.3%
Par Montana	$984,642	$982,057	($2,585)	-0.3%
Total	**$2,276,663**	**$2,290,830**	**$14,167**	**0.6%**



Billings
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THANK YOU

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City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Public Hearing and Resolution Adopting Revised Right-of-Way Fees for Fiscal Year 2027
PRESENTED BY: Jennifer Duray
Department: Public Works
Presentation: Yes
Legal Review: Yes
Project Number: N/A

RECOMMENDATION

Staff recommends that the City Council approve the resolution adopting the revised Public Works Right-of-Way Fees for FY27.

EXECUTIVE SUMMARY

Public Works is proposing updates to the right-of-way fee schedule for FY27 to align permit review, administration, and inspection fees with the actual cost of providing these services. The current fees were last updated in 2024 for FY25 and FY26, and the proposed revisions are based on full cost recovery principles. While individual fees vary depending on the service provided, the proposed schedule reflects an average increase of approximately 11%.

The updated fee schedule is projected to generate approximately $505,000 in FY27 revenue, an increase of about $50,000 for the Engineering Division. Staff recommends that the City Council approve the resolution adopting the revised Public Works Right-of-Way Fees for FY27.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

Public Works is presenting an updated right-of-way fee schedule and Resolution to the City Council for modifications to the fees for FY27. These fees were last updated in 2024 for FY25 and FY26. Following a review of the costs associated with administering, reviewing, and inspecting right-of-way permits, staff is recommending adjustments to align the fees with the actual cost of providing these services. The proposed fee schedule is based on full cost recovery principles.

FISCAL EFFECTS

The proposed right-of-way fee schedule is expected to generate approximately $505,000 in revenue in FY27, representing an increase of roughly $50,000 for the Engineering Division compared to current revenues. The fees increase at varying rates with an average increase of 11%.

STAKEHOLDERS

ALTERNATIVES

City Council may:
- Approve the resolution to update the existing fee schedule for right-of-way fees, or;
- Approve an amended resolution to update the existing fee schedule of right-of-way fees, or:
- Not approve the resolution to update the existing fee schedule of right-of-way fees, which will result in a deficit to the engineering fund.

Attachments

Presentation
Resolution

CITY OF BILLINGS

PUBLIC WORKS

EXCELLENCE • INNOVATION • INTEGRITY

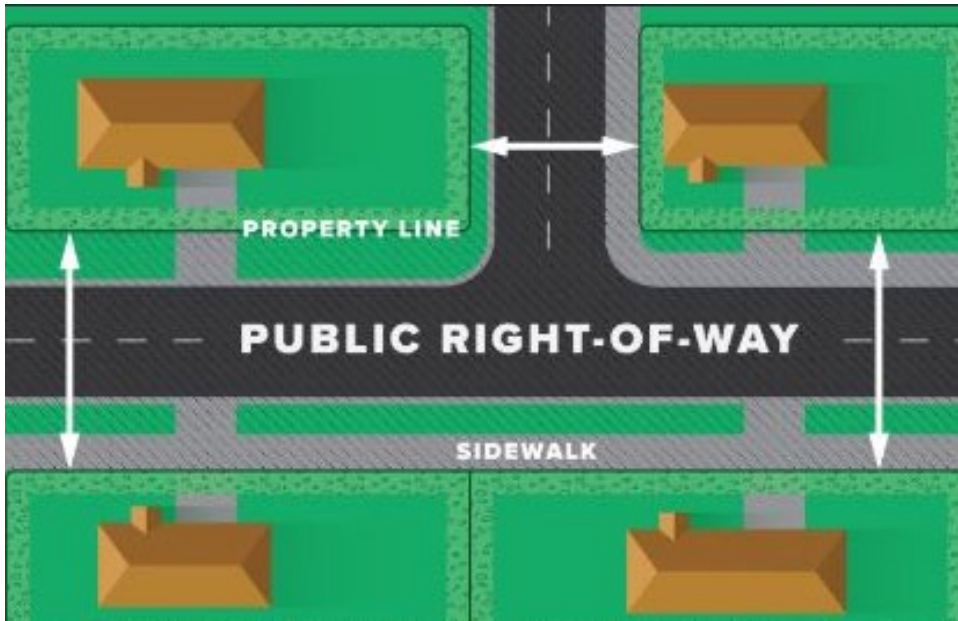
FY27 Right of Way Fees

Proposed Right-of-Way Fees

EXCAVATION	FY26	FY27
Utility Service	$296	$335
All Other	$345	$400

SURFACE	FY26	FY27
Grass/ Unimproved	$110	$123
Asphalt	$229	$246
Gravel Alley	$161	$164
Concrete-Sidewalk	$293	$328
Concrete-Curb & Gutter	$293	$328
Concrete-Approach	$293	$328
Concrete-Grinding	$84	$92

OTHER PERMITS	FY26	FY27
Boring	$515	$574
Encroachment Permit	$78	$80
Permit Renewal	$78	$80
Pothole or Monitoring Well	$140	$146
Staking	$390	$450
Storm Drain Connection	$177	$182



RESOLUTION 26-_____

A RESOLUTION ADOPTING REVISED SCHEDULE OF RIGHT-OF-WAY FEES FOR THE PUBLIC WORKS DEPARTMENT

WHEREAS, it is essential to the public health, welfare, and safety of the inhabitants of the City of Billings and its environs to provide adequate inspection and administration of operations within the City right-of-way and to provide adequate funding to meet the cost of providing said services incurred in the administration of right-of-way permits; and

WHEREAS, it has become necessary in the operation of City Engineering services to revise the right-of-way fees to levels to be consistent with the costs of administration and inspection incurred relating to the services provided; and

WHEREAS, said fees are established by resolution.

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

1. That the following schedule of fees for Fiscal Year 2027 is hereby established and shall become effective July 1, 2026, and remain in effect thereafter until changed by resolution.

DESCRIPTION	FY 2027 (EFFECTIVE 07/01/2026)	
BORING		
	$574.00	Per project, does not include excavation fee(s)
ENCROACHMENT PERMIT		
	$80.00	Valid for 1 year
EXCAVATION		
Utility Service	$335.00	Per each
All Others	$400.00	Per each
PERMIT RENEWAL		
	$80.00	Per 1-year annual extension
POTHOLE & MONITORING WELL		
	$146.00	Per each
STAKING	FIRST 150'	>150'/ PER EACH ADDITIONAL FOOT
	$450.00	$2.30
STORM DRAIN CONNECTION		
	$182.00	Per each
SURFACE	FIRST 100'	>100'/ PER EACH ADDITIONAL FOOT
Grass/ Unimproved	$123.00	$1.55
Asphalt	$246.00	$2.75
Gravel Alley	$164.00	$1.20
Concrete - Sidewalk	$328.00	$1.45
Concrete - Curb & Gutter	$328.00	$1.45
Concrete - Approach	$328.00	Per each
Concrete - Grinding	$92.00	Per first at each site
Concrete – Grinding - additional	$14.00	Per each additional at same site

2. NOTICE OF HEARING. On Monday, **June 22, 2026**, at 5:30 p.m., or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council heard objections to the adoption of this resolution. The City Clerk published notice as provided in Section 7-1-4127, MCA.

ADOPTED AND APPROVED by the City Council of the City of Billings, Montana, on the 22nd day of June 2026.

CITY OF BILLINGS

BY: _____
Mike Nelson, Mayor

ATTEST:

BY: _____
Denise R. Bohlman, City Clerk

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: SID 1429, Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights Public Hearing
PRESENTED BY: Mac Fogelsong, City Engineer
Department: Public Works
Presentation: Yes
Legal Review: Yes
Project Number: N/A

RECOMMENDATION
Staff recommends that Council conduct a public hearing and approve the resolution creating SID 1429 Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights.

EXECUTIVE SUMMARY
Brown Development LLC and McCall Development Inc. have petitioned the City to create Special Improvement District (SID) 1429 to finance streetlight improvements within Clearwater Estates Subdivision, 2nd Filing, and 44 West Subdivision. The developments are located south of Central Avenue near Shiloh Road, and the proposed streetlights will serve all street frontages. The estimated cost of the improvements is $1,110,000 and will be financed through SID bonds, with costs assessed to properties within the district; any costs exceeding the estimate will be paid by the developers.

The developers have previously constructed approximately $3.99 million in public infrastructure improvements, including streets, water, sewer, and storm drainage systems, which satisfy the City's Raw Land District requirements. Staff recommends that Council conduct the required public hearing and approve the resolution creating SID 1429. If the SID is not approved, the developers would be responsible for funding and constructing the streetlight improvements without SID financing.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
Brown Development LLC and McCall Development Inc., the developers of Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivisions, desire to construct public improvements within the subdivisions, including streetlight improvements. These improvements are proposed to be completed through a special improvement district, as authorized under the Subdivision Improvements Agreement for the subdivisions. The subdivisions are located south of Central Avenue near Shiloh Road, and streetlights will be installed along all street frontages. The streetlights will be maintained by the Homeowners Association until the Clearwater and 44 West developments are completed, at which time a Special Improvement Light Maintenance District (SILMD) will be established for ongoing maintenance.

Brown Development LLC and McCall Development Inc. previously constructed streets and underground utilities, including water, sewer, and storm drain infrastructure, within Clearwater and 44 West Subdivision, totaling $3,988,660.57 in improvements. These improvements are credited toward satisfying the City’s Raw Land District Requirements (Resolution No. 05-18234) and represent approximately 78.2% of the total project costs, including streets, utilities, and streetlight improvements. The public hearing was advertised in the Yellowstone County News on June 5 and June 12, 2026.

FISCAL EFFECTS
The total estimated costs of the improvements are $1,110,000.00, which will be paid for from the sale of SID bonds and assessed to the properties within the SID boundary. If the costs are greater than the estimated amount, the developer will pay the additional cost.

STAKEHOLDERS

ALTERNATIVES
The council may:

- Conduct a public hearing and approve the resolution creating SID 1429; or,
- After holding a public hearing, not approve the resolution creating SID 1429. If not approved, the developer will have to install streetlights and park improvements at their cost.

Attachments

SID 1429 Resolution Creating the District
SID1429 Exhibit A
11372_Raw_Land_Resolution.pdf
SID 1429 City Council Presentation

CERTIFICATE AS TO RESOLUTION AND ADOPTING VOTE

I, the undersigned, being the duly qualified and acting recording officer of the City of Billings, Montana (the "City"), hereby certify that the attached resolution is a true copy of Resolution No. 26-_____, entitled: "RESOLUTION RELATING TO SPECIAL IMPROVEMENT DISTRICT NO. **1429**; CREATING THE DISTRICT FOR THE PURPOSE OF UNDERTAKING CERTAIN LOCAL IMPROVEMENTS AND FINANCING THE COSTS THEREOF AND INCIDENTAL THERETO THROUGH THE ISSUANCE OF SPECIAL IMPROVEMENT DISTRICT BONDS SECURED BY THE CITY'S SPECIAL IMPROVEMENT DISTRICT REVOLVING FUND" (the "Resolution"), on file in the original records of the City in my legal custody; that the Resolution was duly adopted by the City Council of the City at a meeting on **May 26, 2026**, and that the meeting was duly held by the City Council and was attended throughout by a quorum, pursuant to call and notice of such meeting given as required by law; and that the Resolution has not as of the date hereof been amended or repealed.

I further certify that, upon vote being taken on the Resolution at said meeting, the following Councilmembers voted in favor thereof: _____
_____
_____
_____; voted against the same: _
_____; abstained from voting thereon: _____; or were absent:
_____
_____.

WITNESS my hand officially this _ day of _____.

_____
Denise Bohlman CITY CLERK

RESOLUTION NO. 26-_____

RESOLUTION RELATING TO SPECIAL IMPROVEMENT DISTRICT NO. **1429**; CREATING THE DISTRICT FOR THE PURPOSE OF UNDERTAKING CERTAIN LOCAL IMPROVEMENTS AND FINANCING THE COSTS THEREOF AND INCIDENTAL THERETO THROUGH THE ISSUANCE OF SPECIAL IMPROVEMENT DISTRICT BONDS SECURED BY THE CITY'S SPECIAL IMPROVEMENT DISTRICT REVOLVING FUND.

BE IT RESOLVED by the City Council of the City of Billings (the "City"), Montana, as follows:

Section 1. Passage of Resolution of Intention. This Council, on **May 26, 2026,** adopted Resolution No. **26-11336** (the "Resolution of Intention"), pursuant to which this Council declared its intention to create a special improvement district, designated as Special Improvement District No. **1429** of the City, under Montana Code Annotated, Title 7, Chapter 12, Parts 41 and 42, as amended, for the purpose of financing the costs of certain local improvements described generally therein (the "Improvements") and paying costs incidental thereto, including costs associated with the sale and the security of special improvement district bonds drawn on the District (the "Bonds"), the creating and administration of the District, the funding of a deposit to the City's Special Improvement District Revolving Fund (the "Revolving Fund").

Section 2. Notice and Public Hearing. Notice of passage of the Resolution of Intention was duly published and mailed in all respects in accordance with the law, and on **June 22, 2026**, this Council conducted a public hearing on the creation or extension of the District and the making of the Improvements. The meeting of this Council at which this resolution was adopted is the first regular meeting of the Council following the expiration of the period ended 15 days after the first date of publication of the notice of passage of the Resolution of Intention (the "Protest Period").

Section 3. Protests. Within the Protest Period, zero protests were filed with the City Clerk and not withdrawn by the owners of property in the District subject to assessment for 0% of the total costs of the Improvements. **The protest represents 0% of the assessed cost.**

Section 4. Creation of the District; Insufficiency of Protests. The District is hereby created on the terms and conditions set forth in, and otherwise in accordance with, the Resolution of Intention. The protests against the creation or extension of the District or the making of the Improvements filed during the Protest Period, if any, are

hereby found to be insufficient. The findings and determinations made in the Resolution of Intention are hereby ratified and confirmed.

PASSED AND ADOPTED by the City Council of the City of Billings, Montana, this **22nd Day of June, 2026.**

THE CITY OF BILLINGS:

BY _____
Mike Nelson MAYOR

ATTEST:

BY_____
Denise Bohlman CITY CLERK

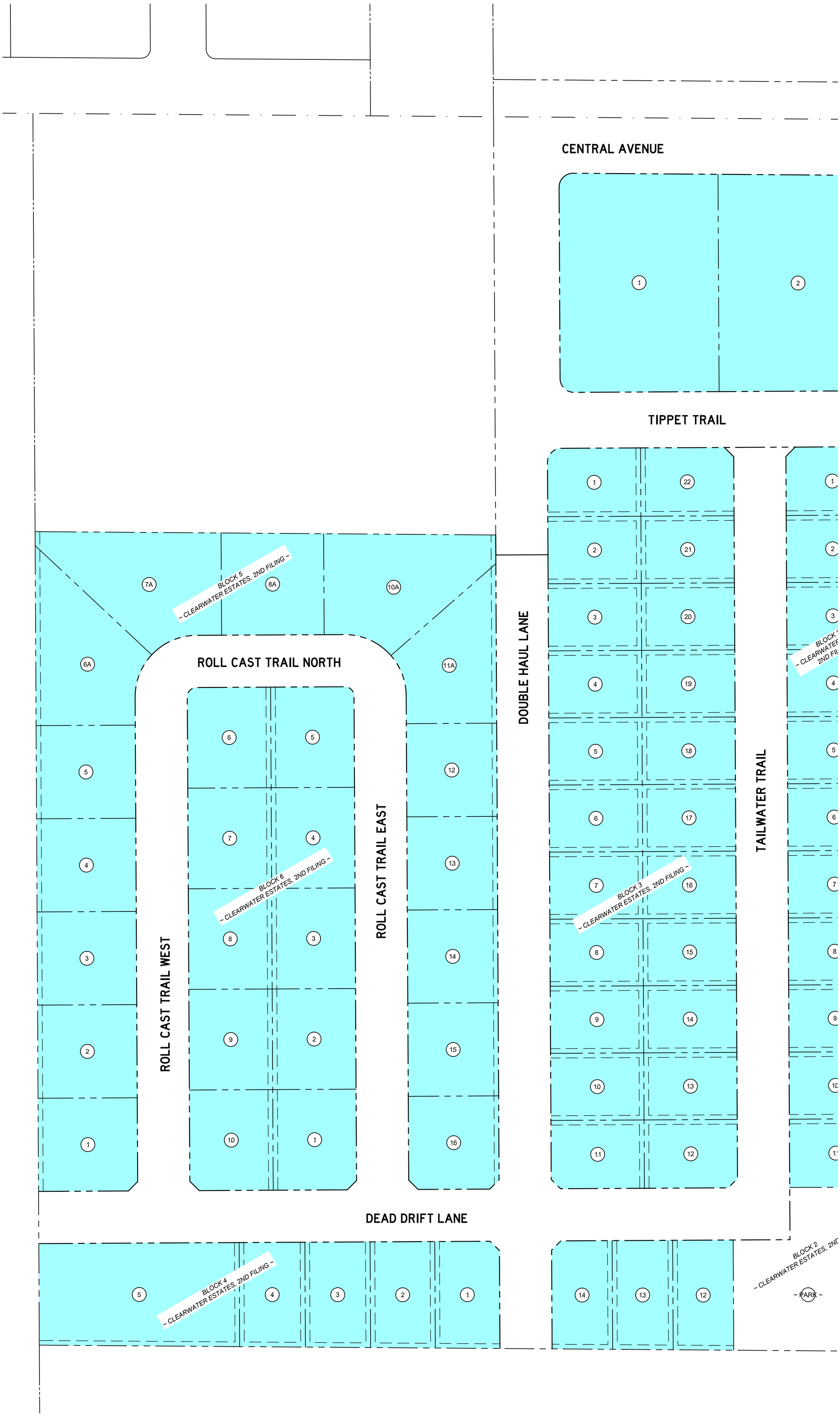
EXHIBIT A

CLEARWATER ESTATES SUBDIVISION, 2ND FILING
44 WEST SUBDIVISION

DECEMBER 2025

PREPARED FOR : CITY OF BILLINGS

PREPARED BY : PERFORMANCE ENGINEERING, LLC



LOT	BLOCK	TAX ID	SUBDIVISION
1	1	A38277	CWE 2ND FIL.
2	1	A38278	CWE 2ND FIL.
12	2	A38664	CWE 2ND FIL.
13	2	A38665	CWE 2ND FIL.
14	2	A38666	CWE 2ND FIL.
1	3	A38667	CWE 2ND FIL.
2	3	A38668	CWE 2ND FIL.
3	3	A38669	CWE 2ND FIL.
4	3	A38670	CWE 2ND FIL.
5	3	A38671	CWE 2ND FIL.
6	3	A38672	CWE 2ND FIL.
7	3	A38673	CWE 2ND FIL.
8	3	A38674	CWE 2ND FIL.
9	3	A38675	CWE 2ND FIL.
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13	3	A38679	CWE 2ND FIL.
14	3	A38680	CWE 2ND FIL.
15	3	A38681	CWE 2ND FIL.
16	3	A38682	CWE 2ND FIL.
17	3	A38683	CWE 2ND FIL.
18	3	A38684	CWE 2ND FIL.
19	3	A38685	CWE 2ND FIL.
20	3	A38686	CWE 2ND FIL.
21	3	A38687	CWE 2ND FIL.
22	3	A38688	CWE 2ND FIL.
1	4	A38689	CWE 2ND FIL.
2	4	A38690	CWE 2ND FIL.
3	4	A38691	CWE 2ND FIL.
4	4	A38692	CWE 2ND FIL.
5	4	A38693	CWE 2ND FIL.
1	5	A38694	CWE 2ND FIL.
2	5	A38695	CWE 2ND FIL.
3	5	A38696	CWE 2ND FIL.
4	5	A38697	CWE 2ND FIL.
5	5	A38698	CWE 2ND FIL.
6	5	A38699	CWE 2ND FIL.
7	5	A38700	CWE 2ND FIL.
8	5	A38701	CWE 2ND FIL.
10	5	A38703	CWE 2ND FIL.
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13	5	A38706	CWE 2ND FIL.
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15	5	A38708	CWE 2ND FIL.
16	5	A38709	CWE 2ND FIL.
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2	6	A38711	CWE 2ND FIL.
3	6	A38712	CWE 2ND FIL.
4	6	A38713	CWE 2ND FIL.
5	6	A38714	CWE 2ND FIL.
6	6	A38715	CWE 2ND FIL.
7	6	A38716	CWE 2ND FIL.
8	6	A38717	CWE 2ND FIL.
9	6	A38718	CWE 2ND FIL.
10	6	A38719	CWE 2ND FIL.

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EXHIBIT A

SID 1429 EXHIBIT
CLEARWATER ESTATES SUBDIVISION, 2ND FILING
44 WEST SUBDIVISION

DECEMBER 2025

PREPARED FOR : CITY OF BILLINGS

PREPARED BY : PERFORMANCE ENGINEERING, LLC



LOT	BLOCK	TAX ID	SUBDIVISION
1	1	A38559	44 WEST
2	1	A38560	44 WEST
3	1	A38561	44 WEST
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11	1	A38569	44 WEST
12	1	A38570	44 WEST
13	1	A38571	44 WEST
14	1	A38572	44 WEST
15	1	A38573	44 WEST
16	1	A38574	44 WEST
17	1	A38575	44 WEST
1	2	A38578	44 WEST
2	2	A38579	44 WEST
3	2	A38580	44 WEST
4	2	A38581	44 WEST
5	2	A38582	44 WEST
6	2	A38583	44 WEST
7	2	A38584	44 WEST
8	2	A38585	44 WEST
9	2	A38586	44 WEST
10	2	A38587	44 WEST
11	2	A38588	44 WEST
12	2	A38589	44 WEST
13	2	A38590	44 WEST
14	2	A38591	44 WEST
15	2	A38592	44 WEST
16	2	A38593	44 WEST
17	2	A38594	44 WEST
18	2	A38595	44 WEST
19	2	A38596	44 WEST
20	2	A38597	44 WEST
21	2	A38598	44 WEST
22	2	A38599	44 WEST
23	2	A38600	44 WEST
24	2	A38601	44 WEST
25	2	A38602	44 WEST
26	2	A38603	44 WEST
27	2	A38604	44 WEST
28	2	A38605	44 WEST
29	2	A38606	44 WEST
30	2	A38607	44 WEST
31	2	A38608	44 WEST
32	2	A38609	44 WEST
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6	2	A38657	CWE 2ND FIL.
7	2	A38658	CWE 2ND FIL.
8	2	A38659	CWE 2ND FIL.
9	2	A38660	CWE 2ND FIL.
10	2	A38661	CWE 2ND FIL.
11	2	A38662	CWE 2ND FIL.

SHEET 2 OF 2

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RESOLUTION NO. 05-18234

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BILLINGS RELATING TO SPECIAL IMPROVEMENT DISTRICTS; AMENDING RESOLUTION 87-15592

BE IT RESOLVED BY THE CITY COUNCIL (THE COUNCIL) OF THE CITY OF BILLINGS (THE CITY):

SECTION 1. Recitals.

1.01. Objectives of Policy.

It is the intent of the City of Billings, Montana, to establish a policy regarding the creation of special improvement districts within the City and the issuance of special improvement district bonds therefore so as to provide for the orderly and economical construction and financing of necessary public improvements within the City and to minimize the risks to the taxpayers in the City as a result of unpaid or delinquent assessments.

1.02. Findings. The Council hereby finds that:

(a) The use of special improvement districts is an important and necessary method of constructing Improvements in the City of Billings in existing developed neighborhoods and business districts as well as in new residential and commercial subdivisions; and

(b) Special improvement districts have been extensively used by real estate developers to finance the costs of water, sewer, curbs and gutters, streets, roads and park improvements associated with the development of residential and commercial subdivisions within the City; and

(c) Such use of special improvement districts and the issuance of special improvement district bonds secured by the City's Revolving Fund have provided a significant economic benefit to the developers of such subdivisions; and

(d) The rate of delinquent special improvement assessments for special improvement districts on undeveloped land is significantly greater than that for special improvement districts on developed land; and

(e) The high incidence of the failure or inability of such developers to pay assessments levied against the property within such subdivisions while in their ownership has exposed the City's Revolving Fund and ultimately the City's general fund and taxpayers to risks that are not warranted under the circumstances; and

(f) In order to establish a policy that allows the use of special improvement districts, and of improvement district bonds by the developers of new residential and commercial subdivisions and at the same time provides protection for the City's Revolving Fund and its general taxpayers, it is necessary to establish a policy that distinguishes between and establishes different standards for special improvement districts created within existing developed neighborhoods and special improvement districts created for undeveloped residential and commercial subdivisions.

SECTION 2. Definitions.

All capitalized terms used herein shall have the meanings given to them in this section, unless otherwise indicated or if not defined herein, the meanings given to them in Title 7, Chapter 12, Parts 41 and 42.

Code shall mean the Internal Revenue Code of 1986, and any regulations and rulings promulgated thereby.

Costs of Improvements shall mean those incidental expenses described in Section 7-12-4169, M.C.A. and those costs described in Section 7-12-4104, M.C.A.

Costs of Issuance shall mean all items of expense directly or indirectly payable by or reimbursable to the City and related to the authorization, sale and issue of the Bonds, including the City's fees, bond discount fees,

costs of preparation and reproduction of documents, initial fees and charges of Trustee, if any, legal fees and charges, fees and charges for preparation, execution and safekeeping of the Bond.

Developed District shall mean a Special Improvement District in which 51% or more of the costs of the district will be assessed against lots, tracts or parcels which have occupied structures located thereon.

Developer shall mean an individual or a group of individuals, a corporation or a partnership requesting the creation of a special improvement district for an Undeveloped District.

Direct Service Facility Improvements shall mean those improvements that are designed to be part of an established system of city service or improvement facilities and which are necessary in order for the property within a proposed special improvement district to be directly served by the City service. Direct Service Facilities do not include off-site improvements or larteral collection or distribution facilities such as trunk sewer lines and trunk water mains.

Improvements shall mean public improvements authorized by Section 7-12-4102, M.C.A. to be constructed and financed through the creation of Special Improvement Districts.

On-Site Improvements shall mean those Improvements located within the boundaries of a Special Improvement District.

Off-Site Improvements shall mean those Improvements located outside the boundaries of a Special Improvement District, but of special benefit to the properties within the District.

Revolving Fund shall mean the fund established by the City pursuant to Section 7-12-4221 et seq.

Undeveloped District shall mean a Special Improvement District in which less than 51% of the costs of the district will be assessed against lots, tracts or parcels which have occupied structures located thereon.

Special Improvement Districts shall mean those districts established pursuant to Title 7, Chapter 12, Part 41 and 42, M.C.A. for the purpose of constructing and installing improvements for the special benefit of properties located within such districts.

Special Improvement District Bonds shall mean bonds issued by the City pursuant to Title 7, Chapter 12, Parts 41 and 42, M.C.A. for the purpose of financing Improvements within Special Improvement Districts and paying incidental costs, as defined in Section 7-12-4101, M.C.A. related to the creation of the districts and the issuance of the Bonds.

SECTION 3. Creation of Special Improvement Districts and Issuance of Bonds Secured by the Revolving Fund.

3.01. Creation of Special Improvement Districts and Issuance of Bonds Secured by the Revolving Fund. In accordance with the provisions of Title 7, Chapter 12, Parts 41 and 42, the City will create special improvement districts for financing Improvements upon a determination that the creation of the District and the installation of the Improvements is in the public interest. The City will issue special improvement district bonds for financing the costs of constructing and installing the Improvements and paying incidental costs relating thereto. The City will not pledge the Revolving Fund to such Bonds unless one of the following circumstances exist:

a) The district is a Developed District.

b) The District is being created and the Bonds are being issued for the purpose of financing required public improvements and the property in the District has previously been assessed the costs for a special improvement district which constructed direct service facilities to serve the property.

c) The District is undeveloped and the Developer posts security in accordance with 3.02(d) hereof.

d) The District is undeveloped and the Developer directly pays or otherwise finances 50 percent (50%) or more of the costs of the on-site improvements.

3.02. Standards Applicable to Undeveloped Districts.

a. Costs of Improvements. Any costs of the Improvements, including engineering, survey and legal work incurred prior to the issuance of the special improvement district bonds, including any City expenses, may be eligible for financing by the District as defined in M.C.A. 7-12-4169 (1) if the reimbursement is in compliance with United States Treasury Regulations, Section 1.150-2.

b. Amount of On-Site Improvements to be Financed. Special Improvement Districts will be created to finance the costs of no more than 50 percent of the On-Site Improvements proposed for an Undeveloped District except as otherwise provided in 3.01(b) and 3.02(d) herein. The determination of which of the On-Site Improvements to finance by Special Improvement District will be made by the City in consultation with the Developer, where appropriate. In making its determination the City will consider the nature of the Improvements and the ability to finance them on a tax-exempt basis.

c. Amount of Off-Site Improvements to be Financed. The total cost of Off-Site Improvements which are assessable against an Undeveloped District may be financed through a Special Improvement District only after a determination by the City Council that the proposed Off-Site Improvements are consistent with the City's public improvement goals and that installation of such improvements is necessary and timely. Notwithstanding the provisions of 3.02(a) the City may allow Costs of the Improvements for such Off-Site Improvements incurred prior to the creation of the District to be assessed against the District.

d. Posting Additional Security. Notwithstanding other provisions of this section, the City may in its discretion create Special Improvement Districts for Undeveloped Districts to finance more than 50% of the Costs of Improvements and issue bonds for financing such improvements secured by the Revolving Fund, if:

The Developer posts with the City at the time of the award of the sale of the bonds a letter of credit or some other form of credit acceptable to the City Finance Division as permitted by M.C.A. 7-12-4169 (4) in an amount sufficient to pay all principal and interest on the bonds for a period of five years (the Credit). The Credit will not be released until one of the following conditions is met: (i) 51% or more of the assessable area in the District becomes developed, or (ii) the District has a delinquency rate below 15 percent (15%) in each year for five consecutive years. The Credit provided for in this section which may be required to be posted by the Developer is in addition to other Credit that the Developer has posted for the development of the property

e. Delinquent Developers. It is the general policy of the City of Billings that any person, firm, partnership, organization or corporation requesting the creation of an undeveloped district shall, as a condition of approval of said district, be current in the payment of all existing City special improvement district assessments for

which said person, firm, corporation or partnership is responsible on all properties owned by said person, firm, corporation or partnership.

1) Exceptions to this policy may be made upon a specific determination by the City Council that it is in the public interest to make such an exception in view of the total circumstances involved in the proposed district.

2) The property owners who are requesting creation of the district and who are delinquent in payment of existing special improvement district assessments must request, in writing, an exception from this section. Any written request for an exception must contain, at a minimum, a description of the properties having delinquent assessments, a statement explaining why the delinquencies have occurred, an explanation of what measures are being taken to cure the delinquencies and an explanation as to why an exception should be granted to the general policy expressed in this section.

SECTION 4. Revolving Fund.

4.01. Deposit to the Revolving Fund. For Districts for which the City issues bonds secured by the Revolving Fund, the costs of the Improvement shall include a deposit to the Revolving Fund of 5% of the principal amount of the bonds to be issued. As allowed in Sec 7-12-4169 (3)(b) through (3)(e), the City may create a district reserve fund that is in excess to the minimum deposit of 5% to the Revolving Fund. This reserve fund will be accounted for separately from the revolving fund and will be designated for the district which it secures if, in the opinion of the Finance Division, such excess deposit is necessary to ensure payment of the bonds.

PASSED by the City Council and APPROVED this 24th day of January, 2005.

CITY OF BILLINGS

By Charles F. Tooley
Mayor

CITY OF BILLINGS SEAL YELLOWSTONE COUNTY, MONTANA

ATTEST:

By Marita Herold
City Clerk



SID 1429 Clearwater Estates Subdivision 2nd filing & 44 West Streetlight Improvements

Project Purpose & Regulatory Requirements

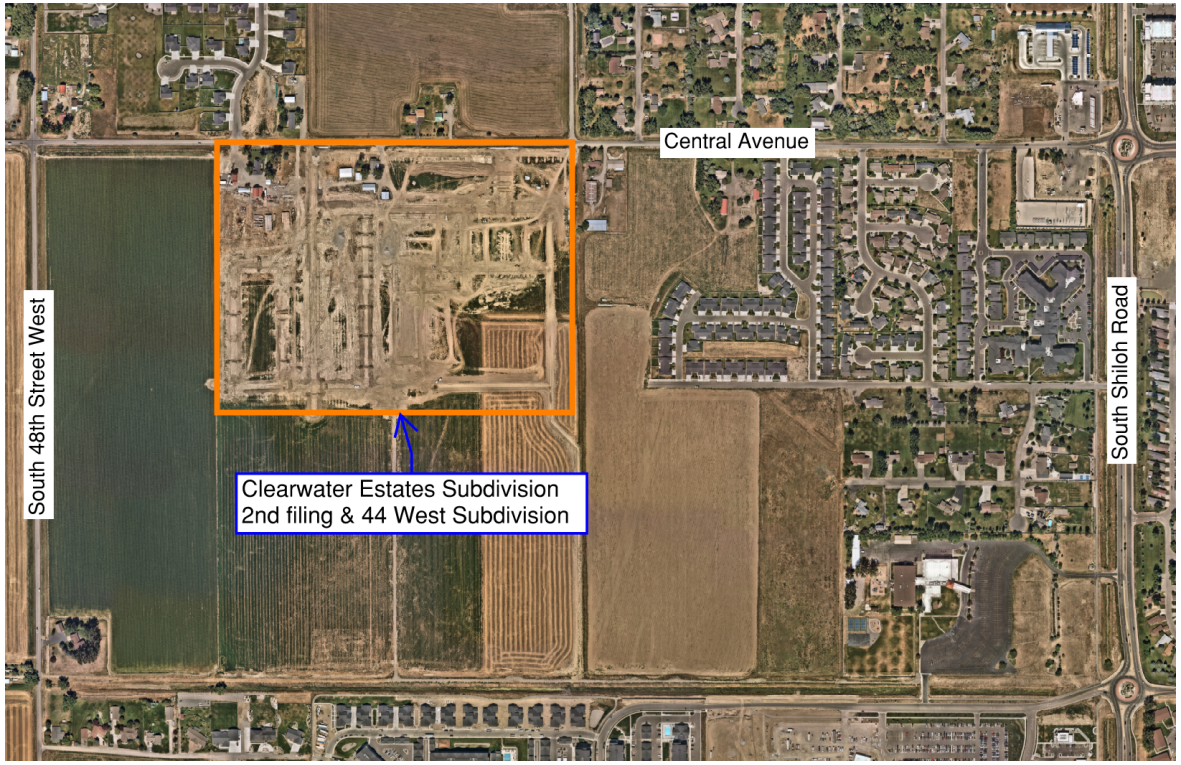
- **District Request:** Brown Development LLC and McCall Development Inc.
- **Location:** Clearwater Estates Subdivision 2nd Filing and 44 West Subdivision
- **Purpose:** Funding Streetlight Improvements
- **Regulatory Compliance:** City of Billings Subdivision Regulations require adequate streetlight infrastructure
- **Tonight's Objective:** Move to adopt or deny the Resolution Creating the District.

District Assessment & Key Milestones

- Resolution of Intent: May 26, 2026
- Resolution to Create: June 22, 2026 – this meeting
- Bid Award: June 22, 2026 – Bid Award to Millennium Electric
- Construction completed: November 2026
- Assessments on taxes winter 2026

Item	Value
Improvement	71 Streetlights
Assessment Method	Area Based
Parcels	128
Total Combined Square Footage	968,150
Project Cost	$1,110,000
Cost per Square Foot	$1.1465
Average 15-year Assessment Total	$8,671.88

SID 1429 Boundary & Parcel Map







Discussion & Council Action

- **Public Comment:** Open the floor for official public testimony

- **Option A:** Move to adopt the Resolution and award the construction bid to Millenium Electric

- **Option B:** Move to deny the Resolution, Developers will install streetlights at their cost.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: SID 1429, Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights, Bid Award
PRESENTED BY: Mac Fogelsong, City Engineer
Department: Public Works
Presentation: No
Legal Review: No
Project Number: N/A

RECOMMENDATION
Staff recommends that Council award a contract for SID 1429 Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights to Millennium Electric, LLC. in the amount of $827,392.20 contingent upon creation of SID 1429.

EXECUTIVE SUMMARY
SID 1429 will provide streetlight improvements within Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision to enhance safety and accessibility for residents and roadway users. Streetlights will be maintained by the Homeowners Association until subdivision buildout is complete, at which time a Special Improvement Light Maintenance District will be established for ongoing maintenance. Staff recommends awarding the contract to Millennium Electric, LLC in the amount of $827,392.20, contingent upon the creation of SID 1429 and within the available project budget.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
SID 1429 will install streetlights within the Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision. The streetlights will be installed along each street frontage. The streetlights will be maintained by the Homeowners Association until all the Subdivision phases are complete. At that time, a Special Improvement Light Maintenance District (SILMD) will be created for maintenance.

The project was publicly advertised on April 17, 24, and May 1, 2026 in the Yellowstone County News and on the City's website. Bids were opened May 5th, 2026. Four bids were received. Millennium Electric, LLC, submitted the lowest, responsible bid. This bid award is contingent upon creation of SID 1429.

FISCAL EFFECTS
The following bids were received:

CONTRACTOR	TOTAL BID
Millennium Electric	$ 827,392.20
Montana Lines	$ 840,291.00
Ace Electric	$ 909,990.00
CEI Electrical Contractors	$ 968,367.23

Funding for SID 1429 was budgeted in FY26 using Special Improvement District Bond Funds (assessments) in the amount of $1,110,000.00. Adequate funding is available to award the project.

STAKEHOLDERS

ALTERNATIVES
City Council may:

- Award SID 1429 Clearwater Estates Subdivision, 2nd Filing and 44 West Subdivision Streetlights to Millennium Electric, LLC in the amount of $827,392.20, contingent upon the creation of SID 1429; or,
- Not award a contract and reject all bids. If the contract is not awarded, streetlights would be installed within the subdivisions by the developer under a private contract.

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Zone Change 1084- Hunter's Pointe Subd. - NX3 to CMU1
PRESENTED BY: Karen Husman
Department: Planning & Community Services
Presentation: Yes
Legal Review: Yes
Project Number: PL20260142

RECOMMENDATION
The Zoning Commission is recommending approval of Zone Change 1084 and adoption of the findings of the 10 review criteria.

EXECUTIVE SUMMARY
The applicant is requesting a zone change from Mixed Residential 3 (NX3) to Corridor Mixed Use 1 (CMU1) for Lot 2, Block 1 of the Hunter's Pointe Subdivision (Document #4130464), located in Section 12, Township 1 South, Range 25 East, Principal Meridian Montana, Yellowstone County, Montana. The proposed rezoning is consistent with the goals and policies outlined in the 2016 Billings Growth Policy (GP) and the 2001 West Billings Neighborhood Plan (WBNP). Specifically, the request supports the encouragement of mixed-use development patterns, promotes a diversity of housing options, and enhances connectivity within the area. Additionally, the transition from a residential zoning designation to a corridor mixed-use district is intended to provide an appropriate land use buffer between more intense commercial corridors and adjacent residential neighborhoods, aligning with long-range planning objectives for orderly and compatible growth.

This zone change is not subject to the Billings 2045 Land Use Plan and Future Land Use Map as it was submitted prior to adoption or effective dates of the new land use regulations. Incidentally, this request matches the Future Land Use Map designations for this area as Urban Node. Applications that will be subject to the new regulations, Plan and Map will be processed after July 1, 2026.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
The applicant has submitted a request to rezone Lot 2, Block 1 of the Hunter's Pointe Subdivision from Mixed Residential 3 (NX3) to Corridor Mixed Use 1 (CMU1). The surrounding area has experienced substantial recent growth and development, including both residential and commercial expansion. As development continues in west Billings, considerations related to land use transitions between existing neighborhoods and developing urban areas become increasingly important. While such transitions do not require uniformity in land use or site design, they should incorporate appropriate buffering, connectivity improvements, and right-of-way dedications that support the broader neighborhood network and transportation system.

The subject property is located within an area identified for mixed-use and transitional development in both the Billings Growth Policy (GP) and the West Billings Neighborhood Plan (WBNP). These planning documents encourage coordinated land use patterns, improved transportation connectivity, and a mixture of housing and commercial opportunities along major transportation corridors. The proposed CMU1 zoning district is consistent with these objectives, as it is intended to accommodate a blend of residential, commercial, and neighborhood-serving uses in a manner that supports walkability and compatibility with surrounding development patterns. This zone change is not subject to the Billings 2045 Land Use Plan and Future Land Use Map as it was submitted prior to adoption or effective dates of the new land use regulations. Incidentally, this request matches the Future Land Use Map designations for this area as Urban Node. Applications that will be subject to the new regulations, Plan and Map will be processed after July 1, 2026.

Specifically, the WBNP emphasizes the importance of creating compatible transitions between residential neighborhoods and more intensive mixed-use areas through thoughtful site design, buffering, and transportation planning. The plan also supports a variety of housing types and densities to accommodate continued population growth and evolving market demands in Billings. The proposed rezoning advances these policies by allowing for a broader range of residential and mixed-use development opportunities while maintaining consistency with the area's planned urban form.

The request is also consistent with the Billings 2045 Lan Use Plan and Future Land Use Map (Plan and Map), which

identifies the property within an “Urban Node” designation. Urban Nodes are intended to serve as centers of mixed-use activity that incorporate residential, commercial, and service-oriented development at an appropriate urban scale. The Plan and Map includes CMU1 as a preferred zoning district within the Urban Node areas because it supports compact development patterns, enhanced connectivity, and integrated land uses envisioned for future growth areas. Accordingly, the proposed rezoning is consistent with the adopted long-range planning framework and supports the community’s broader goals for coordinated and sustainable growth.

APPLICATION DATA:
APPLICANT: Shon Rindlidbacher, Bach Homes
AGENT: Cedar Jordan, Bach Homes
LEGAL DESCRIPTION: Lot 2, Block 1, Hunter's Pointe Subd., Document #4130464, S12, T01 S, R25 E
ADDRESS: N/A
CURRENT ZONING: NX3
PROPOSED ZONING: CMU1
EXISTING LAND USE: Vacant
PROPOSED LAND USE: Mixed Use
SIZE OF PARCEL(S): 44,184 square feet

SURROUNDING LAND USE & ZONING:
NORTH Zoning: Mid-Century Neighborhood (N2)
Land Use: Residential two-family development
SOUTH Zoning: NX3
Land Use: Residential mufti family — Hunter's Ridge Apartments
EAST Zoning: CMU1
Land Use: Commercial condominium complex
WEST Zoning: NX3
Land Use: Residential mufti family — Hunter's Point Apartments

SUMMARY
Before making a decision, the City Council shall consider the following findings of the ten review criteria:

1) Is the new zoning designed in accordance with the Growth Policy?
The proposed CMU1 zoning is consistent with the GP. The development supports the City's goals for housing diversity, walkable and safe neighborhoods, efficient use of infrastructure, and long-term economic vitality. The following sections summarize key GP goals.

Strong Neighborhoods:

- Walkable neighborhoods that permit convenient destinations such as neighborhood services, open space, parks, schools, and public gathering spaces foster health, goodwill, and social interaction.
- Neighborhoods that are safe, attractive, and provide essential services are highly desired.

Essential Investments:

- Infill development and development near existing city infrastructure may be the most cost-effective.
- Neighborhoods that are safe and attractive and provide essential services are highly desired.
- Infrastructure and service investments that stabilize or improve property values, secure future utility costs, consider maintenance costs, and improve environmental quality far into the future are desirable.

The proposed zoning supports these objectives by providing a mix of residential types intended to meet a variety of housing needs within the community. The inclusion of commercial uses creates opportunities for convenient neighborhood-serving destinations, which may foster walkability, social interaction, and reduced reliance on vehicle trips for daily services. Future development standards are anticipated to incorporate complete street principles, pedestrian connectivity, and pedestrian-scale lighting to support safe and accessible streetscapes. Additionally, the location of the development near existing city infrastructure promotes the efficient use of public services and supports orderly growth patterns. The integration of residential and commercial uses also contributes to long-term economic activity and neighborhood sustainability.

The subject property is located within an area identified for mixed-use and transitional development in the GP. The GP supports a mixture of housing types, enhanced connectivity, and coordinated land use patterns along major transportation corridors. The proposed zoning designation is consistent with the goals and policies of the GP, particularly those encouraging compatible mixed-use development, efficient infrastructure utilization, housing diversity, and coordinated urban growth.

The West Billings Neighborhood Plan (WBNP) goals and objectives identify the need to locate compatible uses and provide a range of housing choices and development densities. The WBNP adopted several Goals, Policies, and Implementation Strategies. The proposed zoning is consistent with the following adopted Policies of Planned Growth:

Goal 1: Establish Development Patterns that Use Land More Efficiently

- **Policy E:** Commercial nodes should contain business development sites of various sizes to accommodate a variety of businesses.
- **Policy M:** Development in the West Billings planning area shall provide for a variety of residential types and densities.
- **Policy R:** Encourage innovative land-use planning techniques to be used in higher-density, mixed-use, and infill developments.

The subject property is located within an area identified for mixed-use and transitional development in the WBNP. The proposed zoning designation is consistent with the goals and policies outlined in both the GP and the WBNP. Both planning documents support a mix of housing types, improved connectivity, and coordinated land use patterns along major corridors.

This zone change is not subject to the Billings 2045 Land Use Plan and Future Land Use Map (Plan and Map) as it was submitted prior to adoption or effective dates of the new land use regulations. Incidentally, this request matches the Future Land Use Map designation which identifies the property within an "Urban Node" designation. Urban Nodes are intended to serve as centers of mixed-use activity that incorporate residential, commercial, and service-oriented development at an appropriate urban scale. The Plan and Map includes CMU1 as a preferred zoning district within the Urban Node areas because it supports compact development patterns, enhanced connectivity, and integrated land uses envisioned for future growth areas. Accordingly, the proposed rezoning is consistent with the adopted long-range planning framework and supports the community's broader goals for coordinated and sustainable growth.

2) Is the new zoning designed to secure from fire and other dangers?
The proposed zoning district includes setbacks, build-to areas, height restrictions, and building codes, which help maintain safe separation between structures and minimize fire and other hazards. The recently approved subdivision includes requirements to ensure that streets, access points, and fire hydrants are designed and installed to provide adequate emergency response throughout the development. Building design and materials will comply with the International Building Code and International Fire Code, which regulate safe egress and hydrant location.

3) Whether the new zoning will promote public health, public safety and general welfare?
As mentioned in Criteria 2, the proposed zoning complies with applicable setback/build-to-zone requirements, building separation standards, and height limitations, all of which assist in reducing potential fire hazards and other public safety concerns. Future subdivision approval requirements and site development reviews will ensure that streets, sidewalks, access points, and circulation patterns are designed to accommodate emergency vehicle access and provide safe movement for vehicles, pedestrians, and other users within the neighborhood area. In addition, utility infrastructure, including water lines and fire hydrants, will be required to meet City standards to ensure reliable emergency response capabilities. Should future development be determined to create impacts to surrounding intersections or transportation infrastructure, the developer will be required to provide proportionate-share contributions or improvements associated with those impacts in accordance with applicable City requirements.

4) Will the new zoning facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements?
Transportation: A Traffic Impact Study (TIS) was completed as part of the subdivision approval process. The TIS evaluates intersections within the vicinity of the proposed development to determine existing levels of service and to assess the projected impacts associated with future development of the property. Where impacts on intersections or transportation infrastructure are identified, the developer is required to provide proportionate-share contributions toward necessary improvements. These contributions are utilized to support future transportation and intersection upgrades within the surrounding area.
Water and Sewer: The approved Subdivision Improvements Agreement (SIA) requires that the design and installation of sanitary sewer infrastructure, water mains, and associated appurtenances, including fire hydrants, comply with all applicable design standards, specifications, rules, and regulations of the City of Billings Public Works Department, the Billings Fire Department, and the Montana Department of Environmental Quality. Adequate provision for water and sanitary sewer service is addressed through the subdivision approval and associated

infrastructure agreements.
Schools and Parks: The proposed zoning designation itself does not directly impact schools or parks; however, future development of the property may generate additional demand on these facilities. The CMU zoning districts permit residential development as well as commercial uses identified within Use Table 27-1000.1 of the zoning code. Depending upon the specific development plan and residential density proposed in the future, the applicable school district would be notified during subsequent development review processes.
Fire and Police: The subject property will continue to be served by existing City public safety services, including police and fire protection. The Billings Police Department and Billings Fire Department were both contacted for comment regarding the proposed zone change request. As of the preparation of this staff report, no comments or concerns had been received from either department. Both departments were also provided an opportunity to comment during the subdivision review process. The proposed rezoning is not anticipated to create demands on public safety services beyond those typically associated with urban growth in west Billings. The property is located within an area that is already served by existing municipal infrastructure and emergency response systems. As development occurs, future site-specific proposals will continue to be reviewed for compliance with applicable fire access, emergency response, and public safety standards through the development review processes.

5) Will the new zoning provide adequate light and air?
The proposed zoning is designed to maintain adequate light, air, and openness for all residents, patrons and adjacent properties. All zoning districts have established setbacks/build-to, height limits, and will regulate building placement and separation. These standards prevent overcrowding, ensure sunlight reaches streets and open spaces, and allow airflow throughout the development.

6) Will the new zoning affect motorized and non-motorized transportation?
Central Avenue is classified as a principal arterial roadway and serves as a major transportation corridor within west Billings. According to 2025 traffic count data, the segment of Central Avenue between 29th Street West and 32nd Street West carries an average daily traffic volume of approximately 17,940 vehicle trips per day. Any internal streets constructed as part of future development of the subject property will be designed and constructed in accordance with applicable City standards to ensure safe and efficient circulation for vehicles, transit services, pedestrians, bicyclists, and emergency response vehicles. Should future development of the property result in identified impacts to nearby intersections or transportation infrastructure, the developer will be required to provide proportionate-share contributions and/or construct associated improvements in accordance with applicable City regulations and infrastructure requirements. In addition, the findings and recommendations of the TIS will be utilized in evaluating and determining any necessary future roadway or intersection improvements associated with development of the site.

7) Will the new zoning promote compatible urban growth?
The proposed zoning is designed to promote compatible and orderly urban growth by providing a coordinated mixture of residential and commercial uses that integrate with surrounding development patterns. The CMU1 zoning district allows for a range of housing types, including single-family, duplex, townhouse, and multifamily residential development, which supports a variety of housing choices within the community. In addition, the zoning district permits neighborhood-serving commercial uses that may provide services and amenities to surrounding residential areas. Commercial nodes are strategically located along Central Avenue, a principal arterial roadway, where higher-intensity development is anticipated and supported by existing transportation infrastructure. Concentrating commercial activity along the arterial corridor helps reduce potential impacts on adjacent residential neighborhoods while encouraging efficient land use patterns and improved access to services. The proposed zoning also supports the efficient use of existing streets, utilities, and municipal services, thereby promoting orderly urban expansion. Future development within the site will be subject to site development review processes to ensure compatibility with surrounding properties and compliance with applicable City standards.

8) Does the new zoning consider the character of the district and the peculiar suitability of the property for particular uses?
The proposed zoning considers both the existing character of the district and the suitability of the property for the proposed uses. The surrounding area has experienced substantial recent residential and commercial growth and continues to transition toward a more urban development pattern. As development continues within west Billings, there is increasing demand for a variety of housing types, including single-family homes, attached housing, townhomes, and multifamily residential development, as well as neighborhood-serving commercial uses. The proposed CMU1 zoning district is intended to accommodate this transition by allowing mixed residential with commercial uses in an area identified for mixed-use and transitional development. The property's location along Central Avenue, a principal arterial corridor, makes it particularly suitable for neighborhood-serving commercial uses and higher-intensity residential development due to its accessibility, visibility, and proximity to existing infrastructure. The placement of commercial uses along the arterial corridor also minimizes potential impacts on lower-density residential areas by directing higher activity levels toward roadways designed to accommodate

increased traffic volumes. Overall, the proposed zoning reflects the evolving character of the area while maintaining compatibility with surrounding development patterns.

9) Will the new zoning conserve the value of buildings?
The proposed zoning is not anticipated to negatively impact the value of surrounding buildings or properties. Development within the proposed zoning district will be required to comply with applicable zoning and development standards, including setbacks, build-to-zone requirements, building orientation standards, landscaping requirements, building separation standards, and height limitations. These standards are intended to minimize impacts on adjacent properties while promoting compatible development patterns and maintaining neighborhood character. The proposed zoning also provides an appropriate transition between surrounding residential development and higher-intensity uses located along major transportation corridors. The compatibility of the proposed zoning with surrounding land uses and zoning districts is expected to support long-term neighborhood stability and continued investment within the area.

10) Will the new zoning encourage the most appropriate use of land throughout the City of Billings?
The proposed CMU1 zoning district will encourage the appropriate use of land by supporting development patterns consistent with the adopted growth policy and planned urban expansion areas within west Billings. The property is identified for urban and mixed-use development and is located adjacent to existing transportation corridors, infrastructure, and municipal services. Utilizing the property for a coordinated mixture of residential and commercial uses promotes efficient land utilization while supporting a variety of community needs. The proposed zoning allows for diverse housing opportunities, neighborhood-serving commercial uses appropriate for an arterial corridor, and integrated development patterns that support walkability and long-term economic activity. As discussed throughout the preceding review criteria, the proposed zoning supports efficient infrastructure utilization, compatibility with surrounding development, and orderly growth patterns. The development's integration of residential and commercial uses also supports broader City goals related to housing diversity, economic development, and sustainable urban growth.

The request is also consistent with the Billings 2045 Land Use Plan and Future Land Use Map (Plan and Map), which identifies the property within an "Urban Node" designation. Urban Nodes are intended to serve as centers of mixed-use activity that incorporate residential, commercial, and service-oriented development at an appropriate urban scale. The Plan and Map includes CMU1 as a preferred zoning district within the Urban Node areas because it supports compact development patterns, enhanced connectivity, and integrated land uses envisioned for future growth areas. Accordingly, the proposed rezoning is consistent with the adopted long-range planning framework and supports the community's broader goals for coordinated and sustainable growth.

FISCAL EFFECTS
Approval or denial of the proposed zone change will not have a financial impact on the Planning Division budget.

STAKEHOLDERS
In accordance with City procedures, the applicant conducted a pre-application neighborhood meeting on March 30, 2026, at 5:00 p.m. at the Hunter's Pointe Apartment Clubhouse to provide information regarding the request and to solicit input from surrounding property owners and interested parties. There were three members of the public who attended the meeting, excluding the applicant and agent. A summary of the neighborhood meeting is included in the application materials.

In accordance with requirements, staff sent a notification to all property owners and interested parties within a 300 foot radius of the subject property.

CITY ZONING COMMISSION
The Zoning Commission held a public hearing on June 2, 2026, at which the Planning staff presented the requested zone change and provided a recommendation for approval. Staff remained available to answer questions from the Commission. Commissioner Goss inquired about a reference in the neighborhood meeting minutes regarding development in Helena. Staff noted that the neighborhood meeting minutes serve as a record of the discussion that occurred during the meeting and did not have additional information regarding the referenced development. Commissioner Goss also requested clarification regarding ownership of the subject property, and staff confirmed that the property is owned by Bach Homes. No further questions were raised by the Commission.

The public hearing was subsequently opened. No members of the public appeared to speak in favor of or in opposition to the request, and no written comments were received. The public hearing was then closed.

Commissioner Megorden moved to recommend approval of Zone Change 1084 and adoption of the findings of the ten review criteria to the City Council. Commissioner Mulvaney seconded the motion, which passed unanimously

(4-0).

ALTERNATIVES

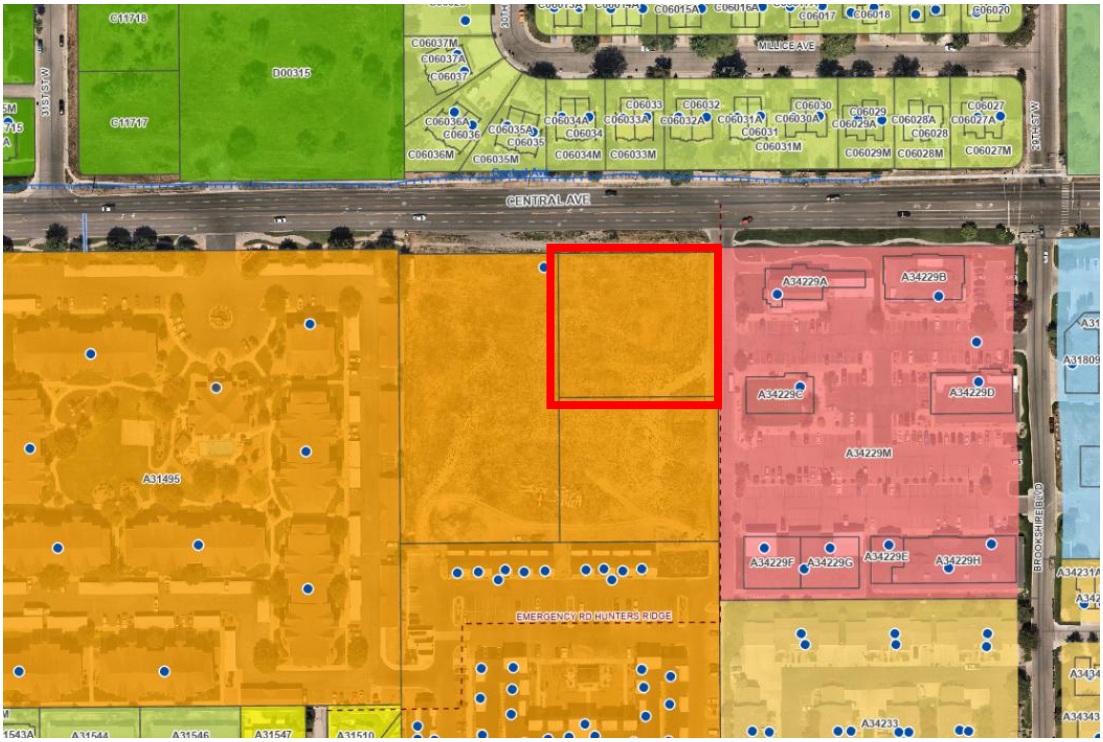
The City Council may take one of the following actions:

- Approve and adopt the findings of the ten review criteria for Zone Change 1084; or,
- Deny and adopt different findings of the ten review criteria for Zone Change 1084; or,
- Delay action on the zone change request to a certain date not more than 60 days in the future; or,
- Allow the applicant to withdraw the zone change request.

Attachments

Zoning Map & Site Photos
Application & Applicant Letter
Neighborhood Meeting Info.
Zoning History
Resolution

City Zone Change 1084 Attachments





City Zone Change 1084 Attachments



East



South-- Hunter's Ridge

City Zone Change 1084 Attachments



West-- Hunter's Pointe



North-- toward Central Ave. from the south east side

CITY ZONE CHANGE APPLICATION FORM

CITY ZONE CHANGE **Billings Zone Change #_____ Project #_____**

The undersigned as owner(s) of the following described property hereby request a Zone Change as outlined in the City of Billings Zoning Regulations.

Present Zoning NX-3

Proposed Zoning: CMU-1

PARCEL TAX ID# D12499 CITY ELECTION WARD 5

Legal Description of Property: _____

Address or General Location (If unknown, contact City Engineering): 2970 Central Ave

Size of Parcel (Area square feet or acres): 44,184 Sq Ft

Present Land-Use: Vacant

Proposed Land-Use: Commercial

*** Additional information may be required as determined by the Zoning Coordinator in order to fully evaluate the application.

Owner(s) Shon Rindlisbacher
(Record Owner)
11650 S State St Suite #300 Draper UT, 84020
(Address)
801727-9500 sr@bachhomes.com
(Phone Number) (email)

Agent(s): Cedar Jordan
(Name)
11650 S State St Suite #300 Draper UT, 84020
(Address)
801-727-9514 cedar.jordan@bachhomes.com
(Phone Number) (Email)

I understand that the filing fee accompanying this application is not refundable, that it pays for the cost of processing, and that the fee does not constitute a payment for a Zone Change. Also, I attest that all the information presented herein is factual and correct.

Signature: _____ Date: 4/22/26
(Record Owner – Digital Signature Allowed)

ZONE CHANGE APPLICATION – WRITTEN STATEMENT

Project Name: Hunter's Pointe Subdivision Lot 2 Rezone
Property Address / Location: 2970 Central Ave, Billings, Montana 559102
Parcel Number(s): [Insert Parcel Number(s)]
Current Zoning: NX3
Proposed Zoning: CMU1
Applicant / Owner Name: Brevon Holmes
Date: March 27, 2026

---

1. Request Overview

The applicant respectfully requests a zone change from **NX3** to **CMU1** to permit commercial development on Lot 2 of the Hunter's Pointe Subdivision. The subject property was originally zoned CMU1. The Applicant rezoned it in the fall of 2022 to NX3. The property is currently vacant, encompassing approximately 44,184 sq. ft., and is located in the northeast section of the subdivision with direct frontage along Central Avenue. The proposed CMU1 designation will accommodate a variety of commercial uses compatible with the existing CMU1 zoning designation to the east, as well as the other surrounding development.

2. Consistency with Growth Policy and City Plans

A. 2016 City of Billings Growth Policy

The City of Billings encourages development within existing city limits where infrastructure is available or can be extended. Lot 2 is fully within city boundaries and has access to existing infrastructure. The proposed rezone supports the Growth Policy's objective of fostering strong and vibrant neighborhoods by promoting safe, well-planned development that enhances economic growth, creates jobs, and diversifies commercial opportunities within the community.

B. West Billings Neighborhood / Area Plan (2001)

As noted above, Lot 2 was previously zoned CMU1. The West Billings Plan emphasizes orderly urbanization of rural and agricultural lands while ensuring new development is compatible with existing surroundings. Lot 2 offers an ideal opportunity to implement these objectives, supporting quality of life, efficient land use, and economic opportunity in the area.

3. **Compatibility with Surrounding Area**

A. Existing Development

Lot 2 of the Hunters Pointe Subdivision fronts Central Avenue, a four-lane arterial road providing high visibility and convenient access. Surrounding land uses include:

- **North (across Central Avenue):** The parcels immediately north of Lot 2 are currently zoned N4 - Large Lot Suburban Neighborhood. Its existing use aligns with those permitted under the N4 – Large Lot Suburban Neighborhood zoning designation, which include single family and townhomes.
- **East:** The parcel immediately east of Lot 2 is currently zoned CMU1. Its existing uses align with those permitted under the CMU1 zoning designation, which include, but are not limited to, dental clinics, banks, orthodontic offices, and various other commercial establishments.
- **South:** The parcel immediately South of Lot 2 is currently zoned NX-3. Its existing uses are consistent with the types of development permitted under the NX-3 zoning designation, which include the Hunters Pointe Apartments Phase 2 project.
- **West:** The parcel immediately west of Lot 2 is currently zoned NX-3. Its existing uses are consistent with the types of development permitted under the NX-3 zoning designation, which include the Hunters Pointe Apartments Phase 1 project.
- Given its adjacency to existing CMU1 and NX3 zoning designations, the proposed CMU1 zoning is consistent and compatible with surrounding development, particularly with the CMU1 parcels immediately to the east.

B. Planned Development

Sanbell Engineering is working with the city of Billings to update the West Billings 2001 Neighborhood Plan to address ongoing population growth and infrastructure expansion. The updated plan will guide continued urban development and commercial growth. The proposed rezone aligns with this vision, supporting orderly growth and integration with planned transportation and utility networks. Homepage - West Billings Plan

C. Infrastructure & Services

- Access: Primary access via Central Avenue, with shared access arrangements with Lot . Additional access is provided via Summer Ridge Drive to the east.
- Utilities: Water, sewer, and storm drainage services are available from Central Avenue and sufficient to support proposed commercial development.
- Impact: The development is expected to have minimal additional infrastructure requirements due to existing city services.



4. Public Benefit / Justification

The proposed rezone positions Lot 2 for potential development by a financial institution, providing multiple community benefits, including:

- Establishment of a stable, high-quality commercial presence
- Creation of local employment opportunities
- Increased tax revenue to the city
- Enhancement of neighborhood functionality and community services

5. Conclusion

The proposed rezone from NX3 to CMU1 is consistent with the objectives of the City of Billings Growth Policy, the West Billings Neighborhood Plan, and the surrounding land use patterns. The property's visibility, accessibility, and existing infrastructure make it a prime location for commercial development that supports local economic growth, enhances community assets, and integrates seamlessly with the surrounding area.

6. **Additional Information**

Supporting Materials: - Zoning Map exhibit.



CITY ZONE CHANGE Pre-Application Statement of Owner(s) and Agent(s)

The owner(s), contract purchasers (if any) and agents (if any) are required to submit this completed form and any attachments along with a completed zone change application packet, including any required fees, for a zone change to be processed by the Planning Division.

1. Present Zoning: NX-3

2. Written description of the Zone Change Plan including existing and proposed new zoning:

   The Existing Zoning is (NX3), the proposed new zoning will be (CMU1)

3. Legal Description of Property:

   Lot #2 Hunter's Pointe Subdvision

4. Neighborhood Task Force Area: Yes /// No . If Yes, Name of Task Force

   Yes - West End

5. Roster of persons who attended the pre-application neighborhood meeting: please attach to on line application

6. A brief synopsis of the meeting results including any written minutes or audio recording.

   please attach to on line application

7. The undersigned affirm the following:

   1) The pre-application neighborhood meeting was held on the 30th, day of March 2026.

   2) The zone change application is based on materials presented at the meeting.

Owner (s):

Shon Rindlisbacher Telephone: 801-727-9500

Address:

11650 S State St Suite #300 Draper, UT Email: sr@bachhomes.com

Agent (s):

Cedar Jordan **Telephone:** (801) 727-9514

Address: 11650 S State Suite #300 Draper, UT Email: cedar.jordan@bachhomes.com

Complete this form and upload to your on-line Zone Change application

City Pre-app statement 2024-2025

TIME NEIGHBORHOOD/APPLICANT MEETING NOTICE

INVITATION

TO

NEIGHBORHOOD-APPLICANT MEETING

Dear Neighbor:

You are cordially invited to attend a virtual meeting to discuss the **Rezone of lot #2 in the Hunter's Pointe Subdivision**. The property is located at 2970 Central Ave, Billings Montana 559102 lot #2. The current zoning is (NX-3) mixed residential, Bach Homes is proposing to modify the existing zoning to (CMU-1) corridor mixed use, which allows for a multitude of commercial uses. The intent is to sell the property for commercial development.

WHAT: Bach Homes will be applying to rezone the existing zoning of lot #2 of the Hunters Pointe Subdivision from NX-3 to CMU-1.

WHO: Bach Homes, property owners and residents in the surrounding area.

WHEN: March 26th, 2026 @ 5:00 pm

WHERE: Hunters Pointe Apartment's Clubhouse (3040 Central Ave), Microsoft Teams

URL: https://teams.microsoft.com/meet/271647391646 14?p=y0VNfEJyOprM0SHYsN

Meeting ID: 271 647 391 646 14

Password: Md29BS7a

For more information, please feel free to contact Brevon Holmes by telephone at 801-727-9513 or via email at Brevon.holmes@bachhomes.com.

City Zone Change 1084 Attachments

Hunters Pointe Rezone



3/16/2026, 2:51:29 PM

CountyBorder
Township
Sections

Federal/State/Arterial
County Rd, Collector
Local/Private Roads
Private Rd
TaxParcel

Address - city
1- Residence
2 - Business
3 - Public Place

Road information
Fire_Union
Elections_Union
School union

NAIP2025.sid
Red: Band_1
Green: Band_2
Blue: Band_3

1:1,806

0 0.01 0.02 0.04 mi

0 0.01 0.03 0.06 km

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Meeting ID: 271 647 391 646 14

Password: Md29BS7a

For more information, please feel free to contact Brevon Holmes by telephone at 801-727-9513 or via email at Brevon.holmes@bachhomes.com.

City Zone Change 1084 Attachments

Hunters Pointe Rezone



3/16/2026, 2:51:29 PM

CountyBorder
Township
Sections

Federal/State/Arterial
County Rd, Collector
Local/Private Roads
Private Rd
TaxParcel

Address - city
1- Residence
2 - Business
3 - Public Place

Road information
Fire_Union
Elections_Union
School union

NAIP2025.sid
Red: Band_1
Green: Band_2
Blue: Band_3

1:1,806

0 0.01 0.02 0.04 mi

0 0.01 0.03 0.06 km

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Meeting synopsis

Meeting Introduction

- Discussion of zoning, development, and property matters.
- Key participant: Bill Hanser (HOA President).

Zoning Inquiry (CMU-1)

- Inquiry about CMU-1 zoning and its allowance for casinos.
- CMU-1 allows casinos with 10 or more gambling devices, requiring special review and subject to use restrictions.
- CMU-1 is the most open zoning classification.

Development Trends

- Observation: A significant number of banks are being established in Helena.

Property Subdivision and Sale (CMU-1 Property)

- Current parcel is being subdivided into three additional lots.
- Lot number two (44 acres) is for sale.
- Preliminary discussions for lot number two have involved commercial developers.
- The sale of lot number two is confirmed to be unrelated to casino development.
- The anticipated buyer for lot number two is a financial institution.
- Consideration is given to subdividing lot one and selling its frontage to another commercial builder.
- The remainder of the property may be developed for residential use or other purposes.

Construction Issue (South Project)

- Traffic disruption occurred in the HOA parking lot during construction of an adjacent south project.
- Commitments for cleanup work were not fulfilled after the project manager's departure, and subsequent resolution attempts were unsuccessful.

Shared Private Drive (Summer Ridge)

- A shared private drive, labeled "emergency road Summer Ridge," runs north-south along the west property border.
- This drive serves as primary access for apartments to the west and for the south construction project.
- The drive is privately owned, with ongoing maintenance costs.
- Inquiries regarding cost-sharing for maintenance have not received a response.
- Lot number two will have an additional 40-foot wide access from Central Avenue, shared with lot one, reducing reliance on the emergency road as the primary access for lot two.
- Maintenance performed on the emergency road includes sweeping and crack sealing.
- HOA is responsible for a portion of the private drive's annual maintenance costs, which have previously ranged from $1,400 to $1,800.
- Contact information (phone and email) for Katie has been requested to facilitate further discussion on maintenance cost-sharing.

Zoning History for City ZC 1086

SUBJECT PROPERTY	Zone Change #	DATE	FOR	APPROVED (Y/N)	ADDITIONAL DATA
None					
SURROUNDING PROPERTY	**Zone Change #**	**DATE**	**FOR**	**APPROVED (Y/N)**	**ADDITIONAL DATA**
BLUE CREEK STORAGE SUB, LT 2	City ZC 1017	9/26/22	CMU1 to CX	N	Valid Protest Petition
Cherry Creek Estates Sub, Block 2 , Lot 1	City ZC 995	8/23/21	RR1 & P1 to N3	Y	Annexed
Tr. 1A-1 and 1A-2, Certificate of Survey 266	City ZC 994	8/23/21	RR1 to N3	Y	Annexed
1093 Lincoln Lane	City ZC 1036	10/3/2023	Annexation & ZC from N4 to N3	Y	Annexed
733 S 31st St. W	City ZC 999	10/25/2021	CMU1 to CMU2	Y	
Montana Sapphire Sub	City ZC 878	8/11/2022	ELI to HC	Y	New apartments (NX3)
Vista West	City ZC 894	5/12/2012	A-1 to RMF-R	Withdrawn	
Montana Sapphire Sub	City ZC 903	9/12/2024	ELI to HC	Y	Affinity of Billings (NX3)
3815 Hesper Road	City ZC 907	3/13/2025	A-1 to CI	Y	New FedEx Ground
Vista West	City ZC 1004	2/25/2021	A to N2, NX2/NX3 and	Withdrawn	
Ridgeline Development	City ZC 997	9/13/2021	A-1 to MU-PND – NX2,	Y	First PND zone change
Vista West	City ZC 1021	2/12/2023	A to PND N1, NX2/NX3	Y	
4245, 4249, & 4253 King Ave W	City ZC 1030	7/24/2023	A to NX2	Y	
844 Grand Ave.	City ZC 1066	7/14/2025	NX2 to CMU1	Y	

RESOLUTION NO. 26-_____

A RESOLUTION OF THE CITY OF BILLINGS APPROVING AN AMENDMENT TO THE OFFICIAL ZONING MAP FOR PROPERTY LOCATED ON LOT 2, BLOCK 1, HUNTER'S POINTE SUBD., S12, T01 S, R25 E

WHEREAS, Bach Homes ("the Applicant") filed an application for a zone change on May 1, 2026, to amend the Official Zoning Map; and

WHEREAS, the property is legally described as: Lot 2, Block 1, Hunter's Pointe Subd., S12, T01 S, R25 E; the property is currently zoned as Mixed residential 3 (NX3); the Applicant proposes to change the zoning to Corridor Mixed Use 1 (CMU1); and

WHEREAS, a public hearing was held on June 2, 2026, before the Zoning Commission to consider the application, with all interested parties given an opportunity to be heard; the Zoning Commission has made findings of fact and recommended approval of the zone change, as reflected in the staff report dated June 2, 2026; and

WHEREAS, the City Council has reviewed the application, the staff report, the findings of the Zoning Commission, and held a public hearing on June 22, 2026, and considered public testimony; and

WHEREAS, the City Council has determined that the proposed Zone Change 1084 is consistent with the City Growth Policy, will promote public health, safety, and general welfare, and is suitable for the area.

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

1. MAP AMENDMENT APPROVAL. That the zone change application to amend the Official Zoning Map for the property legally described above is hereby APPROVED.
2. AMENDMENT. That the zoning designation for the property described as Lot 2, Block 1, Hunter's Pointe Subd., S12, T01 S, R25 E; is hereby changed from Mixed residential 3 (NX3) to Corridor Mixed Use 1 (CMU1), per Exhibit A.
3. ZONING MAP. That the Official Zoning Map of the City of Billings shall be amended to reflect this change.
4. NOTICE OF HEARING. On Tuesday, June 22nd at 5:30 o'clock p.m., or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council heard public testimony before considering adoption of this resolution. The City Clerk published notice of the public hearing twice, at least six (6) days separating each publication in a newspaper of general paid circulation with a periodicals mailing permit as provided in Section 7-11-4127, MCA
5. EFFECTIVE DATE. That this resolution shall become effective upon its final passage and adoption.

PASSED AND ADOPTED by the City Council of Billings, Montana, this 22nd day of June, 2026.

CITY OF BILLINGS

BY:_____
Mike Nelson, Mayor

Attest:
BY:_____
Denise R. Bohlman, City Clerk

City Zone Change 1084

EXHIBIT A

Hunters Pointe Rezone



3/16/2026, 2:51:29 PM

CountyBorder
Township
Sections

Federal/State/Arterial
County Rd, Collector
Local/Private Roads
Private Rd
TaxParcel

Address - city
1- Residence
2 - Business
3 - Public Place

Road information
Fire_Union
Elections_Union
School union

NAIP2025.sid
Red: Band_1
Green: Band_2
Blue: Band_3

1:1,806

0 0.01 0.02 0.04 mi

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City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Annexation 26-02, Long Subdivision / Knife River
PRESENTED BY: Hunter Kelly, Planner 1
Department: Planning & Community Services
Presentation: Yes
Legal Review: No
Project Number: PZX-26-00046

RECOMMENDATION

Staff recommends the City Council hold a public hearing on the annexation. Upon completion of the hearing, staff recommends the City annex the petitioned property with the staff recommended conditions of approval.

EXECUTIVE SUMMARY

Knife River is intending to annex land they own adjacent to Shiloh and Hesper Roads, an area approximately 144 acres in size over three phases. Zone Change 1079 is being done concurrently, with predominantly commercial mixed-use zoning. Actual development of these lots outside the required annexation improvements will be done by future property owners.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

IMEG Corporation, on behalf of Knife River Corporation, submitted a petition to annex land using the provisions of Section 7-2-4600, MCA. The property is located west of Shiloh Road and south of Shiloh Crossing Boulevard. The land being annexed is described as being:

Phase 1
Lot 1, Block 1, Long Subdivision, less 0.57 acres for Shiloh Road, as recorded under Document No. 1755400, records of Yellowstone County, Montana, including all adjacent rights-of-way. Said annexation boundary containing 76.61 acres net and gross, more or less.

Phase 2
Lot 2, Block 1, Long Subdivision, Multi-District, as recorded under Document No. 1755400, records of Yellowstone County, Montana, including all adjacent rights-of-way. Said annexation boundary containing 27.63 acres net and gross, more or less.

Phase 3
Lot 4A, Block 1, Long Subdivision, containing 40.22 acres, amended plat recorded under Document No. 3898445, records of Yellowstone County, Montana including all adjacent rights-of-way. Said annexation boundary containing 40.22 acres net and gross, more or less.

All situated in Section 15, Township 1 South, Range 25 East, P.M.M., Yellowstone County, Montana. Said annexation containing a total area of 144.46 acres net and gross, more or less.

The property is zoned A - Agriculture. This is not a zoning district recognized by the City. This annexation petition is being filed in conjunction with a Planned Neighborhood Development (Zone Change 1079) from Agriculture (A) to a combination of zoning districts, including Corridor Mixed Use 2 (CMU2), Mixed Residential 3 (NX3), and Parks and open space 1 (P1).

It is the City's custom to have staff prepare a brief analysis of predicted impacts to services and facilities. Staff finds the proposed annexation complies with the adopted Annexation Policy criteria as follows:

1. The area must be located within Zone 1 or Zone 3 of the Limits of Annexation Map.
    - The Area is within Zone 1.
2. The City must be able provide adequate city services at a cost acceptable to the City within a time period mutually agreed to by the property owners requesting annexation and the City.
    - This is stipulated in the Annexation Agreement.
3. Existing or proposed public improvements within the area to be annexed must meet City standards.
    - This is stipulated in the Annexation Agreement.
4. All property owners within the area to be annexed must sign a Waiver of Right to Protest the creation of Special Improvement Districts.
    - The Waiver of Right to Protest the creation of Special Improvement Districts is included in the

Annexation Agreement.

5. All residential property owners within the area to be annexed must create or join an existing park maintenance district.
    - This annexation will create or join a park maintenance district as determined by the Parks Department.
6. Residential densities planned for development within the area to be annexed must meet an overall average minimum density of primary dwelling units per acre as per the current City of Billings Growth Policy or similar planning documents.
    - While no immediate development is being proposed, the annexation and associated zone change will allow for mixed-use and medium-to-high density residential development in the future.
7. The proposed land use within the area to be annexed must conform to the goals of the Adopted City of Billings Growth Policy.
    - Essential Investments:
        - Infill development and development near existing City infrastructure may be the most cost-effective.
        - Neighborhoods that are safe and attractive and provide essential services are much desired.
        - Mobility and Access (transportation choices in places where goods and services are accessible to all).
    - Prosperity:
        - Community investments that attract and retain a strong, skilled, and diverse workforce also attracts businesses.
    - Strong Neighborhoods;
        - Walkable neighborhoods that permit convenient destinations such as neighborhood services, open space, parks, schools, and public gathering spaces foster health, goodwill and social interaction.
        - Neighborhoods that are safe and attractive and provide essential services are much desired. Implementation of the Infill Policy is important to encourage the development of underutilized properties.

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.

- *Water and Sanitary Sewer:* Public water and sanitary sewer service is available to the property proposed for annexation. The Developer will be responsible for the installation of 16' water main extending from the roundabout at Shiloh Road. The developer will be responsible for the design and construction of a sanitary sewer main and a water main in Hesper Road along the frontage of the above-described property.
- *Storm water:* Any development will be compliant with the adopted Stormwater Management Manual.
- *Transportation:* The developer tract will be accessed from Shiloh Road and Hesper Road. The public right-of-way along Shiloh Road and Hesper Road will be dedicated to the City of Billings.
- *Fire Stations:* The Billings Fire Department currently serves the subject property through the Billings Urban Fire Service Area agreement. The Billings Fire Department will continue to serve the property upon annexation. As this and additional annexations are built out, additional fire department resources will be needed to meet and maintain our high level of service due to the increased call volume and burden on our department these annexations create. The nearest fire station is Station #5, 3.3 miles at 7 minutes driving time to the subject property.
- *Parks:* Parkland is being required as part of concurrent zone change, with 3.04 acres being provided.
- *School facilities:* The school district did not raise any special requests or concerns during their review of this proposal.

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, however the Fire Department in its comments above did note its concerns as additional property is annexed into the City.

- *Transit:* The annexed area is not directly serviced by a MET Route. The nearest route, MET Route currently operates through the intersection Gabel Road & Hesper Road, which is the nearest accessible point to the property. This intersection is approximately 0.51 miles from the proposed annexation location via roadway. MET does anticipate that fixed-route would operate in the area when more significant commercial and/or residential growth necessitated transit service in the area.
- *Police:* This proposed development is adjacent to established city limits and will not require an adjustment in schedules or staffing at this time. There is sufficient ingress/egress to the area. Despite recent passage of a safety levy, continued annexation and development will affect our ability to deliver service without commensurate resources.
- *Public Utilities:* The Public Works-- Distribution and Collection Division had no concerns with the annexation

request.

- *Public Works -Street and Traffic Division:* The Street and Traffic Division stated that it has no concerns with serving the property.
- *Public Works-Solid Waste:* The Solid Waste Division had no concerns with annexing the property, but pointed out that State Law allows the property owner to choose what garbage hauler may service the property after it is in the City.
- *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. Depending on factors at any given time such as traffic and congestion, this property may be 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.
- *Other Departments:* City/County services including Library, Planning, and Environmental Health are only slightly affected by the annexation since they will continue to serve the property whether it is in the City or the County. The Planning Division staff supports the annexation because it is consistent with the Limits of Annexation map and the criteria of the annexation policy has been met. Further, coordination with other departments does not raise concerns that cannot be mitigated.

These decisions have a cumulative effect. Therefore, City Council is being provided with a recommendation of approval.

PHASING

The annexation will be applied in three phases, as described in the legal description and exhibit. Public improvements associated with these phases shall be constructed or monetarily guaranteed prior to opening the phase.

***This zone change is not subject to the Billings 2045 Land Use Plan and Future Land Use Map as it was submitted prior to adoption or effective dates of the new land use regulations. Incidentally, this request matches the Future Land Use Map designations for this area as Urban Node. Applications that will be subject to the new regulations, Plan and Map will be processed after July 1, 2026.**

FISCAL EFFECTS

This application has no financial impact on the Planning Division budget.

STAKEHOLDERS

Annexation by petition does not require notification of adjoining landowners; however, it does require that the City Council conduct a public hearing, advertise the hearing, and post the property with information on the annexation petition and public hearing. Notice of the public hearing was posted on the property and was advertised in the Yellowstone County News.

April 27th City Council Meeting.

This item was initially intended to be heard at the April 27th City Council Meeting. At the time of the meeting, the applicant requested a delay of the item to the May 11th City Council Meeting to allow additional time for the landowner and the City to finalize details surrounding the annexation agreement. Staff supported the request for the delay. As a matter of procedure, the City Council opened the joint public hearing on the annexation and the zone change application for public comment. No member of the public had a comment. City Council then closed the public hearing. Council accepted the request for delay, moving this item to the May 11, 2026 meeting. A public hearing was held during the May 11, 2026 meeting.

May 11th City Council Meeting.

This item was heard in full on the May 11th City Council Meeting. Staff made their presentation on the Annexation and Zone Change. Council Member Aspenlieder asked about details regarding the reimbursement of sewer lines in the Development Agreement. Mac Fogelsong with the Engineering Division reiterated that reimbursements are required by law. Council Member Aspenlieder emphasizes the language in the Development Agreement should be explicit about the reimbursement of the wastewater lines. Fogelsong and former City Administrator Chris Kulkulski affirmed that is acceptable. Council Member Aspenlieder asked the City Administrator about the current status of the settlement agreement between the City and Knife River Corp. Kukulski and Fogelsong commented there is an ongoing dispute regarding the settlement, where the city is claiming that it met the requirements of the settlement, and Knife River Corp is disputing the claim.

Council Member Shaw asked about the inclusion of a specific park maintenance district (PMD) with this annexation, as it appears to be outside that PMD's jurisdictional area. Staff clarified this was an error in the presentation itself, the correct PMD was listed in the staff report. Council Member Neese asked about the location of zoned parkland areas on the proposed zoning map. Staff responded that this parkland's layout will coincide with the purposed trail network on the adjacent land, which is to contain the future reservoir for the City of Billings. The applicant's agent, Kolten Knatterud of IMEG Engineering, spoke up about the layout, reiterating that the proposed roadway and phasing of project required the parkland layout. Council Members then asked Mac Long, of Knife River Corporation, about the ongoing dispute regarding the settlement agreement between the City and Knife River Corp. Mac affirmed their position the city has not met the requirements of the settlement to their satisfaction. Council Member Boyett stated he was not comfortable approving these items until the dispute surrounding the settlement agreement was resolved.

City Council then opened the item for public comment. There was no public comment. Council Member Kennedy made a motion to approve the Annexation. The motion was seconded by Council Member Nicholson. During discussion, Council Member Kennedy made a substitute motion to delay the item for up to 90 days, in order to resolve issues surrounding the settlement agreement prior to any annexation and subsequent actions. The motion was seconded by Council Member Shaw. Council approved this motion on an 8-2 vote.

On June 8, 2026, Council approved an Addendum to the Mutual Release and Settlement Agreement, resolving all disputes related to the property associated with the annexation.

ALTERNATIVES

The City Council may

- Approve the petition for annexation,
- Conditionally approve the petition for annexation, as recommended by staff, or
- Deny the petition for annexation.

Denial of the petition will mean the City Council cannot consider other agenda items related to this property regarding the zone change, development agreement and ward boundary ordinance.

Action tonight approves the annexation plan in whole, however, the annexation is also phased. The annexation approval does not annex immediately all involved parcels, but rather identifies three phases for annexation. Phase 1 consists of a portion of Lot 1 of Long Subdivision, including all adjacent rights of way. Phase 2 and Phase 3 conditions of approval are part of the associated Annexation Agreement.

Attachments

Annexation Resolution 26-02
Limits of Annexation

RESOLUTION NO. 26 -

A RESOLUTION APPROVING PETITION FOR ANNEXATION AND ANNEXING TERRITORY TO THE CITY.

WHEREAS, one hundred percent (100%) of the freeholders who constitute more than fifty percent (50%) of the resident freeholder electors have petitioned the City for annexation of the territory hereinafter described; and

WHEREAS, the territory was described in the Petition as required by law;

WHEREAS, the annexation is part of a Planned Neighborhood Development ("PND") and overall development plan in accordance with BMCC (27-800); and

WHEREAS, the developer desires a phased development; and

WHEREAS, annexation of said territory would be in the best interest of the City.

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

1. TERRITORY ANNEXED. Pursuant to Petition filed as provided M.C.A., Title 7, Chapter 2, Part 46, the following territory is hereby annexed, subject to the conditions set forth in paragraph 2 and the phased effective dates in paragraph 3, to the City of Billings:

Phase 1

Lot 1, Block 1, LONG SUBDIVISION, LESS 0.57 acres for Shiloh Road, as recorded under Document No. 1755400, records of Yellowstone County, Montana, including all adjacent Rights-of-Way. Said Annexation boundary containing 76.05 acres net and gross, more or less.

Phase 2

Lot 2, Block 1, LONG SUBDIVISION, containing 286,433.06 square feet in Zone 8 and 917,129.74 square feet in Zone O23 (Multi-District), as recorded under Document No. 1755400, records of Yellowstone County, Montana, including all adjacent Rights-of-Way. Said Annexation boundary containing 21.18 acres net and gross, more or less.

Phase 3

Lot 4A, Block 1, LONG SUBDIVISION, containing 40.22 acres, amended plat recorded under Document No. 3898445, records of Yellowstone County, Montana including all adjacent Rights-of-Way. Said Annexation boundary containing 40.22 acres net and gross, more or less.

All situated in Section 15, Township 1 South, Range 25 East, P.M.M., Yellowstone County, Montana.

Said annexation containing a total area of 144.46 acres net and gross, more or less.

See Exhibit "A" Attached

2. CONDITIONS. The annexation is approved, subject to the following conditions:

Within 60 working days and prior to site development, a mutually acceptable Annexation Agreement shall be executed between the owner(s) and the City that shall stipulate, among other things, specific infrastructure improvements and right-of-way dedication, provide guarantees for said improvements, and include a Waiver of Right to Protest the creation of special improvement districts which will be recorded with the Yellowstone County Clerk and Recorder.

If the above conditions are not satisfied as set forth herein, the annexation will not be effective and any subsequent requests for annexation of the property legally described within this resolution shall be processed as a new petition for annexation.

3. TERRITORY TO BE ANNEXED IN PHASES. The annexations of the above-described territories shall become effective in phases as described below and as provided in the Annexation Agreement.

a. The annexation of the territory described in paragraph 1 as "Phase 1" shall be effective immediately upon satisfaction of the conditions stated above in paragraph 2. If the conditions are not satisfied, this resolution shall be null and void and shall have no effect.

b. The annexation of the territory described in paragraph 1 as "Phase 2" and "Phase 3" shall be effective on December 31, 2031. Annexation of the territory described in paragraph 1 as "Phase 2" and "Phase 3" may be effective earlier upon written request of the developer and satisfaction of the terms and conditions of the Development Agreement. Upon acceptance and approval of the written request to be annexed, the City will notify the Montana Department of Revenue (DOR), City of Billings Geographic Information

Services (GIS), and the Yellowstone County Clerk and Recorder ("Clerk and Recorder") of the effective date of annexation prior to any development.

4. EFFECTIVE DATE. This resolution shall be effective immediately upon satisfaction of all conditions. If the above condition(s) are not satisfied, this resolution shall be null and void and shall have no effect.

5. PROCEDURE. All procedures as required under M.C.A., Title 7, Chapter 2, Part 46, have been duly and properly followed and taken.

ADOPTED AND APPROVED by the City Council of the City of Billings, Montana, on the 22nd Day of June, 2026.

CITY OF BILLINGS:

BY: _____

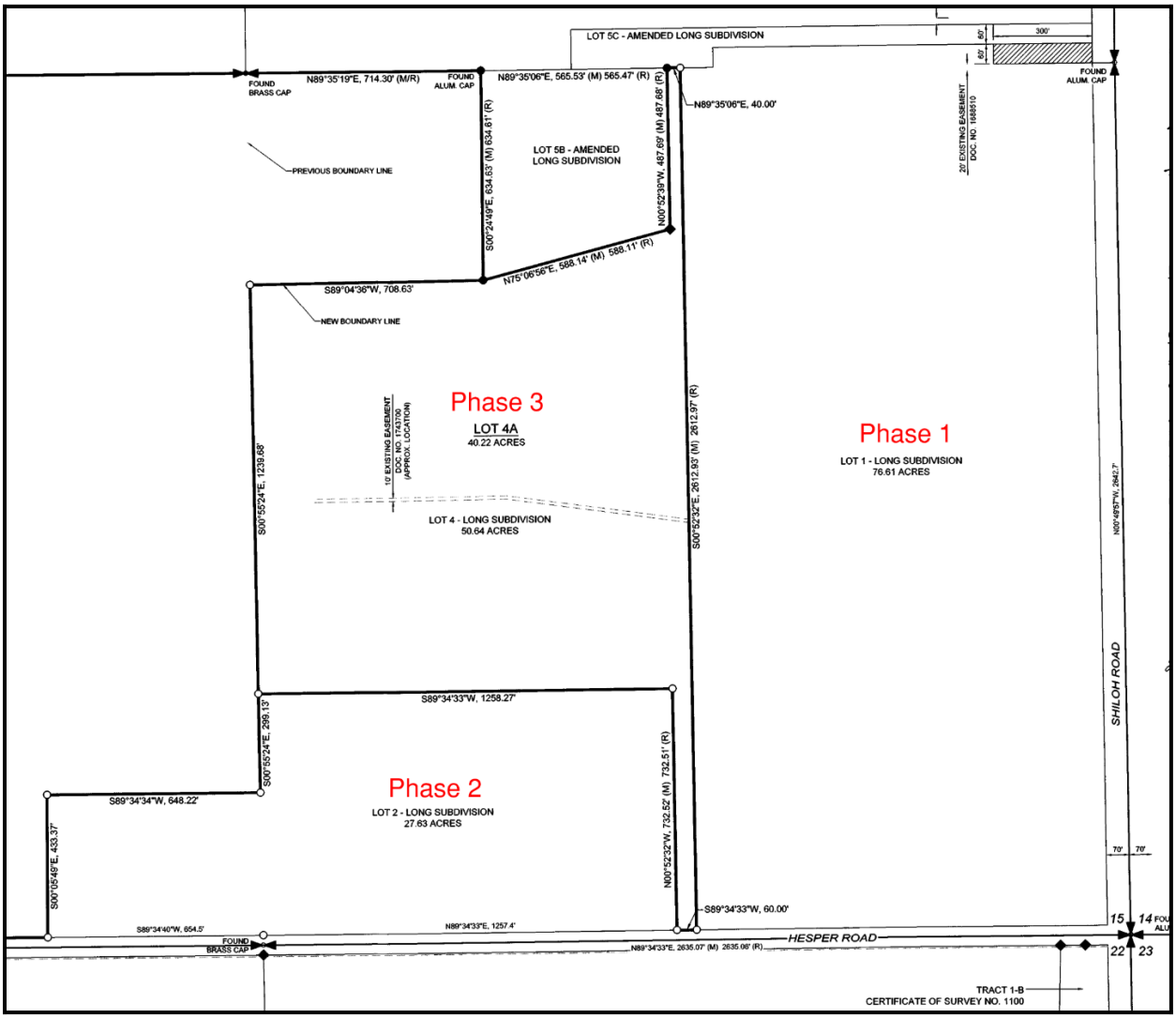
Mike Nelson, Mayor

ATTEST:

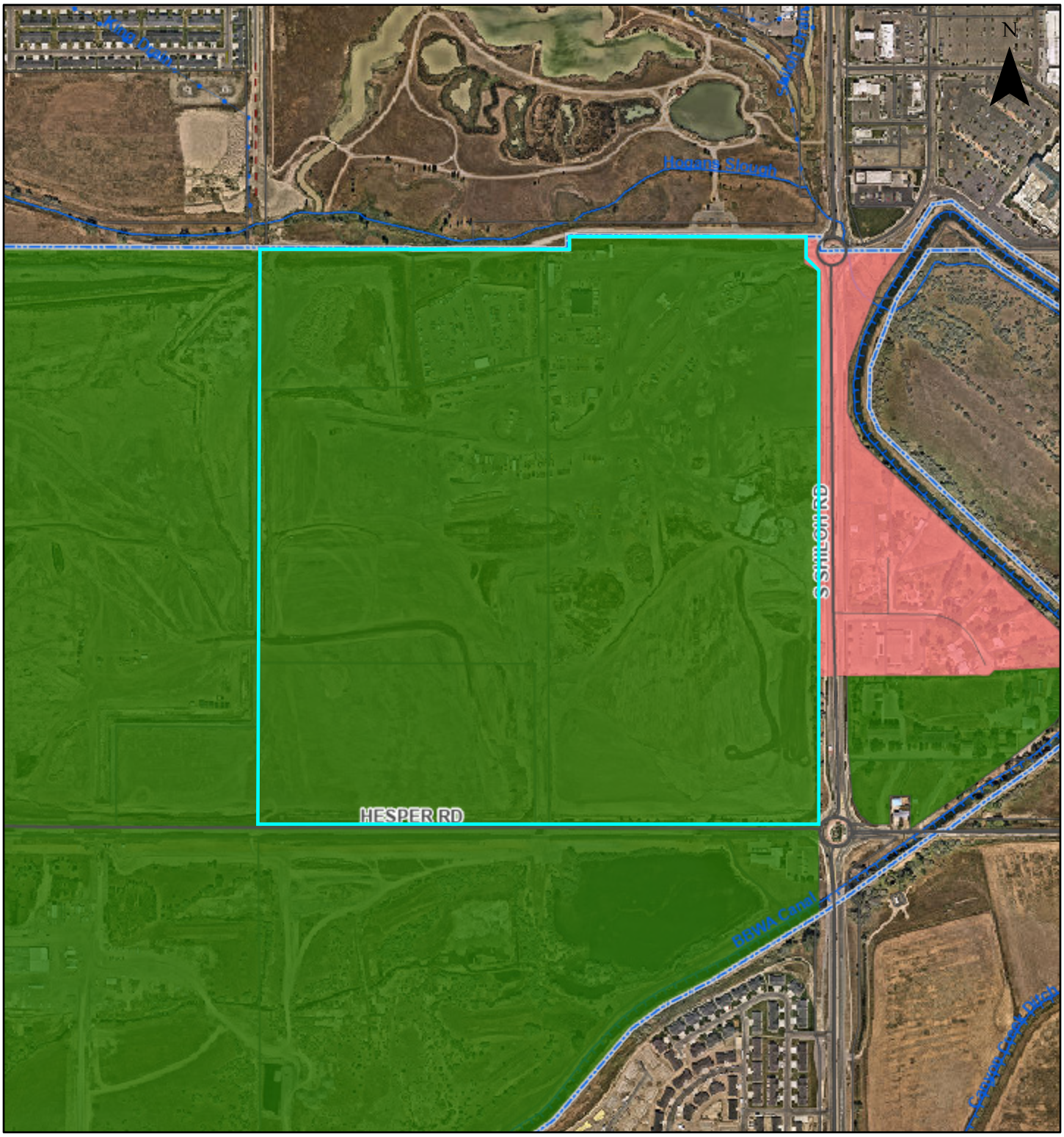
BY: _____

Denise R. Bohlman, City Clerk
(# 26-02)

Exhibit “A”


LOT 5C - AMENDED LONG SUBDIVISION
300'
60'
FOUND BRASS CAP
N89°35'19"E, 714.30' (M/R)
FOUND ALUM. CAP
N89°35'06"E, 565.53' (M) 565.47' (R)
N89°35'06"E, 40.00'
FOUND ALUM. CAP
PREVIOUS BOUNDARY LINE
LOT 5B - AMENDED LONG SUBDIVISION
S00°24'49"E, 634.53' (M) 634.61' (R)
N00°52'39"W, 487.69' (M) 487.68' (R)
20' EXISTING EASEMENT DOC. NO. 1888510
N75°06'56"E, 588.14' (M) 588.11' (R)
S89°04'36"W, 708.63'
NEW BOUNDARY LINE
Phase 3
LOT 4A
40.22 ACRES
10' EXISTING EASEMENT DOC. NO. 1743706 (APPROX. LOCATION)
Phase 1
LOT 1 - LONG SUBDIVISION
76.61 ACRES
LOT 4 - LONG SUBDIVISION
50.64 ACRES
S00°55'24"E, 1239.68'
S00°52'32"E, 2612.93' (M) 2612.97' (R)
N00°49'57"W, 2642.7'
SHILOH ROAD
S89°34'33"W, 1258.27'
S00°55'24"E, 299.13'
Phase 2
LOT 2 - LONG SUBDIVISION
27.63 ACRES
S89°34'34"W, 648.22'
S00°05'49"E, 433.37'
N00°52'32"W, 732.52' (M) 732.51' (R)
70'
70'
S89°34'33"W, 60.00'
15
14
S89°34'40"W, 654.5'
N89°34'33"E, 1257.4'
FOUND BRASS CAP
HESPER ROAD
N89°34'33"E, 2635.07' (M) 2635.06' (R)
22
23
TRACT 1-B
CERTIFICATE OF SURVEY NO. 1100

Limits of Annexation



Legend

- Railroad
- Road Centerline
  - INTERSTATE
  - INTERSTATE RAMP
  - US ROUTE or STATE HIGHWAY
  - ARTERIAL
  - COLLECTOR
  - STREET
  - PROPOSED ROAD
  - UNDEVELOPED ROAD
  - PLACEHOLDER
  - Airport Hard Surface
  - Billings City Limits
- Limits of Annexation
- AlternateName
  - Zone 1 Petition Area
  - Zone 2 Long Range Area
  - Zone 3 County Developed Area
- Tax Parcels
- Castlerock Reservoir
- Water Body
- Streams, Ditches, Canals
  - Canal or Ditch
  - Concrete Box Culvert
  - Creek or Slough
- Dra
- Pip
- Oth
- Billing
- RGB
  - Re
  - Gre
  - Blu

0 750 1,500 ft

CITY OF Billings

Date: 4/1/2026

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: City Zone Change 1079 - Long Subdivision PND - Ag to CMU2, NX3 & P1
PRESENTED BY: Hunter Kelly, Planner 1
Department: Planning & Community Services
Presentation: Yes
Legal Review: No
Project Number: PZX-26-00044

RECOMMENDATION
The Zoning Commission is recommending approval of Zone Change 1079 and adoption of the findings of the 10 review criteria.

EXECUTIVE SUMMARY
Zone Change 1079 requests to rezone Knife River's former property from Agriculture to Corridor Mixed Use 2 (CMU2), Mixed Residential 3 (NX3), and Parks and open space (P1). The requested rezone aligns with both the 2016 Billings Growth Policy and the 2001 West Billings Neighborhood Plan both of which encourage compatible land uses, a range of housing options, varied development densities, and more walkable neighborhoods connected to services and alternative transportation.

The plan proposes commercial development along Shiloh with medium-density residential areas extending west into the property adjacent to the West End Water Reservoir. The property is within the City's Limits of Annexation (Zone 1), with annexation occurring concurrently with the zone change. The Zoning Commission finds the request compatible with surrounding zoning and land uses and recommends approval based on the applicable review criteria.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
This is a zone change request from Agriculture to Corridor Mixed Use 2 (CMU2), Mixed Residential 3 (NX3), and Parks and open space 1 (P1) on 144.46 acres. The property is legally described as Lots 1 and 2, Block 1 of Long Subd. and Lot 4A, Block 1, of Amended Plat of Lot 3 and Lot 4 of Long Subd., S15, T01 S, R25 E. The property is generally located west of Shiloh Road and north of Hesper Road.

This area of Billings has experienced a great deal of growth and development over the past decade. Housing demand has reached a high level while supply of all types of housing choices has not kept up with the demand. Development on the edge of the City of Billings (City) presents challenges, including ensuring appropriate transitions between adjacent county properties and new urban neighborhoods. While these transitions do not require homogeneity, the development plan will include buffering, connectivity that supports the planned network in the neighborhood and existing and needed ROW dedications, and recognition of shared goals across both property types. The 2016 Billings Growth Policy and the 2001 West Billings Neighborhood Plan both support the intent of the proposed Mixed Use Planned Neighborhood Development (PND-MU) zoning. The West Billings Neighborhood Plan includes goals and objectives that emphasize locating compatible land uses, providing a range of housing choices, and encouraging a variety of development densities. These objectives are consistent with the proposed zone change.

Similarly, the 2016 Billings Growth Policy supports a broad range of housing choices, encourages the development of more walkable neighborhoods with connectivity to alternative transportation options and neighborhood services, and promotes strengthening the community fabric through well-designed urban public spaces. The 2016 Billings Growth Policy identfies this area within the West Public Preferred Scenario as Mixed-Use and High Density Residential. These objectives are also supported by the proposed zoning request. Providing commercial zoning along Shiloh Road, with residential development focused toward the western edge of the property, is consistent with these policy goals and supports the provision of neighborhood services while expanding housing options within the area.

The property is located within the Limits of Annexation, Zone 1 with the annexation petition running concurrently with the zone change. Following the annexation and zoning process, the property will undergo subdivision review to evaluate traffic impacts, connectivity, and public utilities among other design requirements. Once lots are created, the development of multiple structures on each lot will require Master Site Plan approval. The Master Site Plan review will address the overall layout of the planned development, including private roadway design, building placement and design, landscaping, and public utilities.

The planning staff has reviewed the application and drafted findings for the 10 review criteria for the zone change and recommended approval to the Zoning Commission based on the draft findings. The Zoning Commission conducted its public hearing and is recommending approval to the City Council based on its findings for the 10 review criteria for the zone change.

The request for CMU2, NX3, and P1 zones is supported by the goals of the growth policy, which emphasizes strategic growth, with essential investments, and aims to promote development utilizing existing City infrastructure. The request for the aforementioned zones is also supported by the goals of the growth policy to expand and create partnerships that support community services. Actions that support community investments will attract and retain a strong, skilled, and diverse workforce. The proposed zoning of the subject parcel is compatible with the adjacent zoning and land uses.

APPLICATION DATA:
APPLICANT: Mack Long, GM of Knife River Corp.
AGENT: Kolten Knatterud, IMEG Corp.
LEGAL DESCRIPTION: Lots 1 and 2, Block 1 of Long Subd. and Lot 4A, Block 1, of Amended Plat of Lot 3 and Lot 4 of Long Subd., S15, T01 S, R25 E
ADDRESS: 1202 S Shiloh Road
CURRENT ZONING: Agricultural (A)
PROPOSED ZONING: CMU2, NX3, and P1
EXISTING LAND USE: Knife River Operations/Vacant
PROPOSED LAND USE: Mixed Use
SIZE OF PARCEL(S): 144.46 acres

CONCURRENT APPLICATIONS:
Petition for Annexation 26-02

SURROUNDING LAND USE & ZONING:
NORTH Zoning: Parks and Open Space (P1)
NORTH Land Use: Conservation Area
SOUTH Zoning: Agriculture (A)
SOUTH Land Use: Future Water Reservoir
EAST Zoning: Rural Residential (RR1) - 1 acres to 2.99 acres, Public, civic, and institutional, small (P2)
EAST Land Use: Temple Estates Subdivision, Billings Christian High School & Montana Bible College
WEST Zoning: Agriculture (A)
WEST Land Use: Future Water Reservoir

SUMMARY
Before making a decision, the City Council shall consider the following findings of the ten review criteria:

1. Is the new zoning designed in accordance with the Growth Policy?
The proposed Mixed-Use Planned Neighborhood Development (PND-MU) zoning is consistent with the 2016 Billings Growth Policy. The development supports the City's goals for housing diversity, walkable and safe neighborhoods, efficient use of infrastructure, and long-term economic vitality. The following sections summarize key Growth Policy goals.

- *Strong Neighborhoods*:
  - Zoning regulations that allow a mixture of housing types provide housing options for all age groups and income levels in neighborhood areas.
  - Walkable neighborhoods that permit convenient destinations such as neighborhood services, open space, parks, schools and public gathering spaces foster health, goodwill and social interaction.
  - Safe and livable neighborhoods can be achieved through subdivision design that focuses on complete streets, connectivity, pedestrian-scale streetlights, street trees and walkable access to public spaces.
  - Neighborhoods that are safe and attractive and provide essential services are much desired.
- *Home Base*
  - A mix of housing types that meet the needs of a diverse population is important.
  - Common to all types of housing choices is the desire to live in surroundings that are affordable, healthy and safe. Planning and construction of interconnected sidewalks and trails are important to the economy and livability of Billings.
  - Homes that are safe and sound support a healthy community.
- *Essential Investments*

- Infill development and development near existing City infrastructure may be the most cost-effective.
- Neighborhoods that are safe and attractive and provide essential services are much desired.

The proposed zoning supports these objectives by providing a mix of residential types (single-family, duplex, and multi- family units) to meet diverse population needs. The inclusion of CMU2 commercial uses creates convenient neighborhood destinations, fostering walkability and social interaction. Subdivision design standards will incorporate complete streets and pedestrian-scale lighting, ensuring safe streetscapes. By locating development near existing city infrastructure, the project uses public services efficiently and promotes orderly growth. The 2016 Growth Policy identifies this area within the West Public Preferred Scenario as Mixed Use and High Density Residential.

The West Billings Neighborhood Plan goals and objectives stated the need to locate compatible uses and offer a range of housing choices and development densities. The West Billings Plan adopted a number of Goals, Policies, and Implementation Strategies. The proposed PND-MU for the property is consistent with the following adopted Policies of Planned Growth.

Goal 1: Establish Development Patterns that Use Land More Efficiently

- *Policy E Commercial nodes should contain business development sites of various sizes to accommodate a variety of businesses.*
- *Policy M Development in the West Billings planning area shall provide for a variety of residential types and densities.*
- *Policy R Encourage innovative land-use planning techniques to be used in building higher density and mixed-use developments as well as infill developments.*

The proposed zoning supports these policies by creating a large commercial campus that includes locating commercial uses along Shiloh Road while transitioning to medium-high density residential development toward the interior of the property creates a logical land use pattern that supports both neighborhood services and housing opportunities. This provides ample space for a variety of businesses while maintaining compatibility with surrounding uses. The mix of housing types allowed within NX3 and CMU 2 ranges from 1 to 9+ dwelling units per structure, offering a variety of residential options that align with Policy M. An adjacent county residential area, Temple Estates Subdivision, has a density of 1 dwelling unit per acre. Nearby city developments, such as Billings South Shiloh, have densities of 8 dwelling units per acre.

2. Is the new zoning designed to secure from fire and other dangers?

All zoning districts within the project, including CMU2, NX3, and P1, are subject to established setbacks/build-to, height restrictions, and building codes, which help maintain safe separation between structures and minimize fire and other hazards. Subdivision and Master Site Plan reviews ensure that streets and access points are designed to provide adequate emergency vehicle access throughout the development. Building design and materials will comply with the International Building Code and International Fire Code, which regulate safe egress and hydrant location.

3. Whether the new zoning will promote public health, public safety and general welfare?

The mix of residential and commercial uses encourages walkable neighborhoods, providing convenient access to parks, open spaces and services. This supports physical activity and social interaction, contributing to overall public health. As mentioned in Criteria 2, the proposed zoning complies with setbacks/build to zones, building separation requirements, and height restrictions, which help reduce fire risk and other hazards. The Master Site Plan and subdivision reviews ensure streets, sidewalks, and access points are designed for emergency vehicle access, safe circulation for all users in the neighborhood area, and utility lines with fire hydrants will meet City standards to ensure reliable emergency response.

4. Will the new zoning facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements?

- **Transportation:** The applicant will need to start the process of developing a traffic impact study (TIS) as part of the subdivision process. The TIS identifies intersections within proximity to the development to evaluate their current level of service and the development's impact on each intersection. If impacts are determined, the developer is required to contribute their proportionate share of the impact on the intersection to be used for future improvements to the intersection.
- **Water and Sewer:** The area to be annexed will connect to water and sanitary sewer mains present in Shiloh Road. As part of the annexation agreement, the City evaluates water and sewer sizing for the proposed development while anticipating future development. Adequate provision of water and sewer are addressed within the annexation agreement.
- **Schools and Parks:** The proposed zoning itself will have no impact on schools or parks, but the development

will. Schools and parks will be affected by the new residential housing units. SD #2 was contacted for comments. At the time of writing this report, no comments were received. The proposed development is adjacent to the future West End Reservoir. The proposed layout aligns with residential with the boundary of the reservoir allowing future residents to take advantage of the recreation portion of the facility.

- **Fire and Police**: The subject property will be served by city public safety services. The Police and Fire Departments were both contacted for comments on the proposed zone change. The police department responded with no concerns. As of writing this report, no comments were received from the fire department. The impact on both police and fire should be minimal as they serve existing properties in the area.

5. Will the new zoning provide adequate light and air?

The proposed zoning is designed to maintain adequate light, air, and openness for all residents and adjacent properties. Each zoning district, CMU2, NX3, and P1, has established setbacks/build-to, height limits, and will regulate building placement and separation. These standards prevent overcrowding, ensure sunlight reaches streets and open spaces, and allow airflow throughout the development.

6. Will the new zoning affect motorized and non-motorized transportation?

Shiloh Road is a principal arterial street. Most of the development along Shiloh Road is commercial development. Streets will be designed in accordance with City standards, ensuring safe access for cars, buses, pedestrians and emergency vehicles. Subdivision and Master Site Plan reviews will evaluate traffic circulation, intersections, and connections to the surrounding street network to minimize congestion and maintain smooth vehicular flow. As part of the subdivision process the future development will be required to complete a traffic impact study. If the traffic impact study identifies an impact on an existing intersection the developer will be responsible for their proportionate share of contributions towards intersection improvements.

7. Will the new zoning promote compatible urban growth?

The proposed zoning is designed to encourage compatible urban growth by providing a mix of residential and commercial uses that integrate with surrounding neighborhoods. The combination of CMU2 and NX3 zoning allows a range of housing types from single-family and duplex units to multifamily units in mixed-use buildings, providing housing variety. The project will utilize existing streets, utilities, and city services efficiently, ensuring that growth occurs in an orderly manner without overextending public resources.

8. Does the new zoning consider the character of the district and the peculiar suitability of the property for particular uses?

The proposed zoning considers the character of the district and the suitability of the property for the proposed uses. This area is experiencing rapid urban growth, with increasing demand for a variety of housing types, including townhomes, apartments, single family and attached homes, as well as local neighborhood and commercial services. The proposed CMU2 zoning along Shiloh Road provides an appropriate location for commercial uses, concentrating activity along a major corridor while minimizing impacts on adjacent developed areas by its location on an arterial street. The Multi-Family Residential (NX3) offers a range of housing choices and densities that transition smoothly from lower-density county properties to the south and east to higher-density city developments to the northwest.

9. Will the new zoning conserve the value of buildings?

The proposed zoning includes development standards designed to promote compatible development and protect the value of existing and future buildings in the surrounding area. Requirements such as setbacks, build-to zones, building orientation, and height limitations help ensure that new structures are appropriately scaled and positioned in relation to neighboring properties. These standards guide how buildings address streets and adjacent development, reducing potential impacts such as excessive building mass, loss of light, or privacy concerns that could negatively affect nearby properties. In addition, the mixed-use zoning framework encourages a coordinated pattern of development that integrates high density residential, mixed-use, and commercial uses. Locating commercial uses along Shiloh Road while transitioning to medium-high density residential development toward the interior of the property creates a logical land use pattern that supports both the commercial corridor, provides transition and housing opportunities. This type of planned development can enhance accessibility to services, improve walkability, and support economic activity, all of which contribute to maintaining and potentially enhancing property values over time. The zoning district's design standards and structured development pattern provide predictability for property owners and investors, helping to ensure that future development occurs in a manner consistent with the character and planning goals of the area. By promoting compatible land uses, thoughtful building placement, and quality site design, the proposed zoning supports the long-term stability and value of buildings within the surrounding neighborhood.

10. Will the new zoning encourage the most appropriate use of land throughout the City of Billings?

The proposed PND-MU with CMU2, NX3, and P1 zoning will encourage the most appropriate use of this land. The

property is within the City's Limits of Annexation and is planned for urban development. Utilizing this land for a mix of residential and commercial uses leverages existing streets, utilities, and city services. As mentioned in prior criteria, the development provides a range of housing types and mixed-use/commercial use. This balance ensures the land supports multiple community needs while maintaining compatibility with surrounding properties.

***This zone change is not subject to the Billings 2045 Land Use Plan and Future Land Use Map as it was submitted prior to adoption or effective dates of the new land use regulations. Incidentally, this request matches the Future Land Use Map designations for this area as Urban Node. Applications that will be subject to the new regulations, Plan and Map will be processed after July 1, 2026.**

FISCAL EFFECTS
Approval or denial of the proposed zone change will not have a financial impact on the Planning Division budget.

STAKEHOLDERS
The applicant held a pre-application meeting on February 17, 2026, at 6pm at Hilton Homewood Suites, 3420 Ember Lane, Billings, MT. Four individuals attended the meeting, not including the applicants. The required notification area for all new PND zone changes is one-quarter mile from the property boundary. In this case, more than 42 individual property owners and interested parties were notified of the pending zoning application.

During the meeting, the applicant explained the intent to annex and rezone the property, then sell to another owner for future development. One individual was concerned about how the proposed commercial zoning would affect the existing well and septic systems. The applicant clarified the zone change and annexation actions would require any future development to hook up to City water and wastewater systems. There are no other comments or objections from the audience. Additional details are provided in the attached neighborhood meeting minutes.

At the time this report was prepared, one written comment was received from a member of the public in support of this item.

April 7, 2026 - CITY ZONING COMMISSION
The Zoning Commission held a public hearing on April 7, 2026, where staff provided a presentation outlining the request. Planning Staff presented the zone change request and concluded with a recommendation for approval, remaining available to answer questions. Commissioner Goss inquired about a “cooldown” period between zoning applications, specifically regarding potential future actions by new property owners. Staff clarified that the one-year cooldown applies only if a zoning request was denied by City Council. No further questions were raised by the Zoning Commission.

The Zoning Commission then invited the applicant and their agent to address the item. Kolten Knatterud of IMEG Corp. explained that the zone change and annexation are intended to facilitate future property ownership and are part of an active buy/sell agreement. Applicant Mac Long of Knife River Corp. stated that a project of similar scope was completed with the same prospective buyer in Belgrade, Montana, and they aim to develop a commercial project comparable to Shiloh Crossing. No additional questions were posed by the Commission. The public hearing was opened, with no comments received, and subsequently closed.

Commissioner Goss moved to recommend approval of Zone Change 1079 and adoption of the findings of the ten review criteria to the City Council. Commissioner Megorden seconded the motion, which passed unanimously (5-0).

April 27, 2026 - City Council Meeting
This item was initially intended to be heard at the April 27th City Council Meeting. At the time of the meeting, the applicant requested a delay of the item to the May 11th City council meeting to allow additional time for the landowner and the City to finalize details surround the annexation agreement. Staff supported the request for the delay. As a matter of procedure, the City Council opened the joint public hearing for public comment. No member of the public had a comment. City Council then closed the public hearing. Council moved to move this item to the May 11th City Council meeting and will have another public hearing at this time.

May 11, 2026 - City Council Meeting
This item was heard in full on the May 11th City Council Meeting. Staff made their presentation on the Annexation and Zone Change. Council Member Aspenlieder asked about details regarding the reimbursement of sewer lines in the Development Agreement. Mac Fogelsong with the Engineering Division reiterated that reimbursements are required by law. Council Member Aspenlieder emphasizes the language in the Development Agreement should be explicit about the reimbursement of the wastewater lines. Fogelsong and City Administrator Chris Kulkulski affirmed that is acceptable. Council Member Aspenlieder asked the City Administrator about the current status of the settlement agreement between the City and Knife River Corp. Kulkulsi and Fogelsong commented there is an

ongoing dispute regarding the settlement, where the city is claiming that they met the requirements of the settlement, and Knife River Corp is disputing the claim.

Council Member Shaw asked about the inclusion of a specific park maintenance district with this annexation, as it appears to be outside that PMD's jurisdictional area. Staff clarified this was an error in the presentation itself, the correct PMD was listed in the staff report. Council Member Neese asked about the location of zoned parkland area on the proposed zoning map. Staff responded that this parkland's layout will coincide with the purposed trail network on the adjacent land, which is to contain the future reservoir for the City of Billings. The applicant's agent, Kolten Knatterud of IMEG Engineering, spoke up about the layout, reiterating that the proposed roadway and phasing of project required the parkland layout. Council Members then asked Mac Long, of Knife River Corporation, about the ongoing dispute regarding the settlement agreement between the City and Knife River Corp. Mac affirmed their position the city has not met the requirements of the settlement to their satisfaction. Council Member Boyett stated he was not comfortable approving these items until the dispute surrounding the settlement agreement was resolved.

City Council then opened the item for public comment. There was no public comment. Council ultimately voted to postpone this annexation/zone change for up to 90 days until the associated dispute between the City and Knife River was resolved. On June 8, 2026, Council approved an Addendum to the Mutual Release and Settlement Agreement, resolving all disputes related to the property associated with the annexation.

ALTERNATIVES

The City Council may:

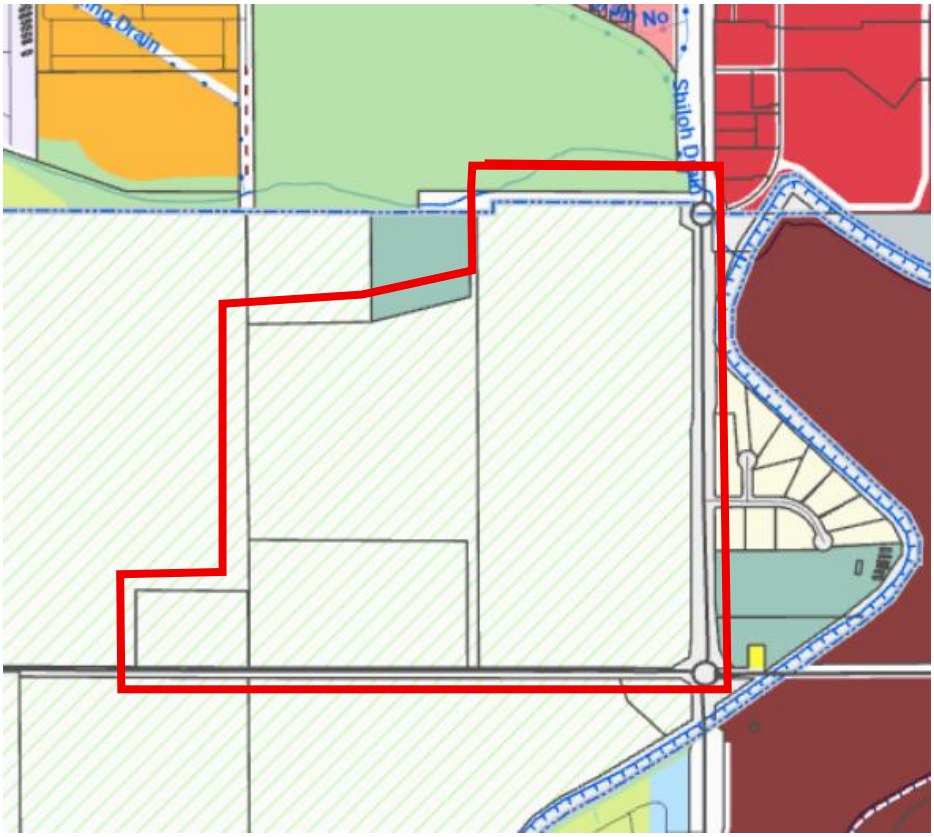
- Recommend approval and adoption of the findings of the 10 review criteria for Zone Change 1079; or,
- Recommend denial and adopt different findings of the ten review criteria for Zone Change 1079; or,
- Delay action on the zone change request for up to 30 days; or,
- Allow the applicant to withdraw the zone change request.

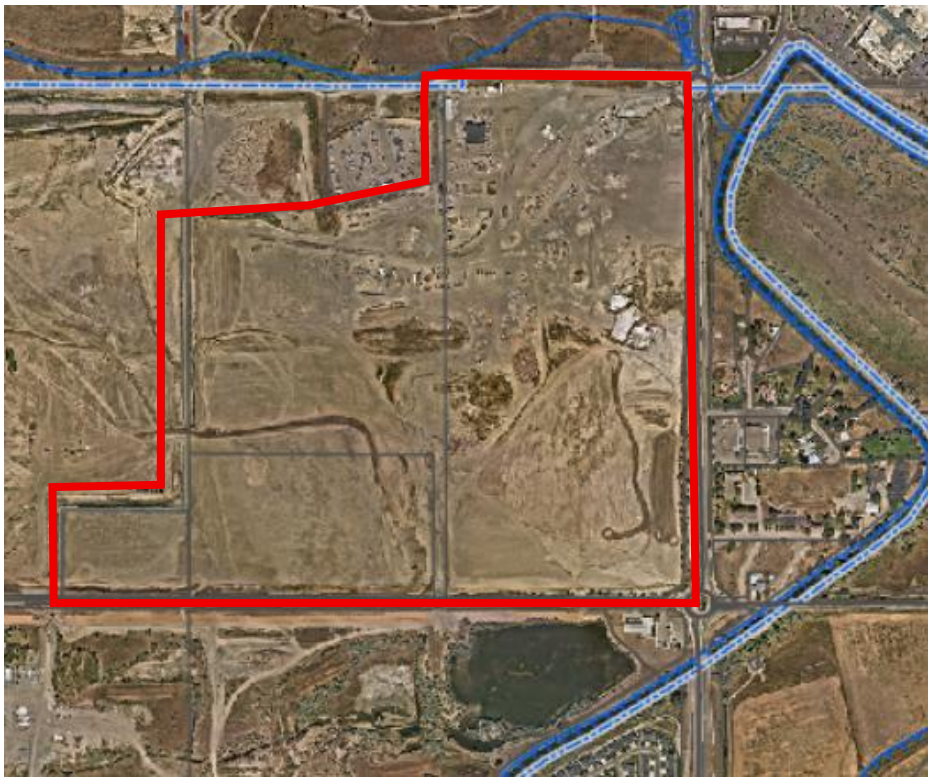
The applicant has not asked to delay or withdraw the application.

Attachments

Zoning Map & Site Photos
Application & Applicant Letter
Neighborhood Meetings Information
Zoning Site Plan
Zoning History
Zoning Resolution 1079

Zoning Map & Site Photos





Zoning Map & Site Photos





South

Zoning Map & Site Photos



North



East

CITY ZONE CHANGE Pre-Application Statement of Owner(s) and Agent(s)

The owner(s), contract purchasers (if any) and agents (if any) are required to submit this completed form and any attachments along with a completed zone change application packet, including any required fees, for a zone change to be processed by the Planning Division.

1. Present Zoning: Zone A - Agriculture 10+ Acres (County Only)

2. Written description of the Zone Change Plan including existing and proposed new zoning:

   Lot 1 - CMU2; Lot 2 - 26.58 ACRES OF CMU2,1.05 ACRES OF NX3; Lot 4A - 18.57 ACRES OF CMU2,15.41 ACRES OF NX3, 3.03 ACRES OF P1

3. Legal Description of Property:

   LOT 1, BLOCK 1, LONG SUBDIVISION 76.046 ACRES LESS 0.57 ACRES FOR SHILOH ROAD; LOT 2, BLOCK 1, LONG SUBDIVISION **MULTI-DISTRICT** 286,433.06 SF IN 8; 917,129.74 SF IN O23 (20); LOT 4A, BLOCK 1, LONG SUBDIVISION ACRES 40.22, AMD (20)

4. Neighborhood Task Force Area: Yes /// No . If Yes, Name of Task Force

   No

5. Roster of persons who attended the pre-application neighborhood meeting: please attach to on line application - Please see attached.

6. A brief synopsis of the meeting results including any written minutes or audio recording. please attach to on line application - Please see attached.

7. The undersigned affirm the following:

   1) The pre-application neighborhood meeting was held on the 17th, day of Feb., 2026.

   2) The zone change application is based on materials presented at the meeting.

Owner (s):

Mack Long, GM of Knife River Corp. Billings Telephone: (406) 651-2500

Address:
4014 Hesper Road Billings, MT 59106 Email: mack.long@kniferiver.com

Agent (s):

Kolten Knatterud, IMEG Corp. **Telephone:** (406)-248-9000

Address: 550 N 31st Street, Suite 111, Billings, MT 59101 Email: kolten.l.knatterud@imegcorp.com

Complete this form and upload to your on-line Zone Change application

CITY ZONE CHANGE APPLICATION FORM

CITY ZONE CHANGE Billings Zone Change #_____Project #_____

The undersigned as owner(s) of the following described property hereby request a Zone Change as outlined in the City of Billings Zoning Regulations.

Present Zoning: Zone A - Agriculture 10+ Acres (County Only)

Proposed Zoning: Lot 1 - CMU2; Lot 2 - 26.58 ACRES OF CMU2,1.05 ACRES OF NX3; Lot 4A - 18.57 ACRES OF CMU2,15.41 ACRES OF NX3, 3.03 ACRES OF P1

PARCEL TAX ID#: C11980; C11981; C11983 CITY ELECTION WARD: Out of city limits.

Legal Description of Property: LOT 1, BLOCK 1, LONG SUBDIVISION 76.046 ACRES LESS 0.57 ACRES FOR SHILOH ROAD; LOT 2, BLOCK 1, LONG SUBDIVISION **MULTI-DISTRICT** 286,433.06 SF IN 8; 917,129.74 SF IN O23 (20); LOT 4A, BLOCK 1, LONG SUBDIVISION ACRES 40.22, AMD (20)

Address or General Location (If unknown, contact City Engineering): Shiloh Road and Hesper Road

Size of Parcel (Area square feet or acres): Total 144.46

Present Land-Use: Zone A - Agriculture 10+ Acres (County Only)

Proposed Land-Use: Lot 1 - CMU2; Lot 2 - 26.58 ACRES OF CMU2,1.05 ACRES OF NX3; Lot 4A - 18.57 ACRES OF CMU2,15.41 ACRES OF NX3, 3.03 ACRES OF P1

*** Additional information may be required as determined by the Zoning Coordinator in order to fully evaluate the application.

Owner(s): Mack Long, GM of Knife River Corp. Billings
(Record Owner)

4014 Hesper Road Billings, MT 59106
(Address)

(406) 651-2500 mack.long@kniferiver.com
(Phone Number) (email)

Agent(s): Kolten Knatterud, IMEG Corp.
(Name)

550 N 31st Street, Suite 111, Billings, MT 59101
(Address)

(406)-248-9000 kolten.l.knatterud@imegcorp.com
(Phone Number) (Email)

I understand that the filing fee accompanying this application is not refundable, that it pays for the cost of processing, and that the fee does not constitute a payment for a Zone Change. Also, I attest that all the information presented herein is factual and correct.

Signature: Mack Long VP/GM Date: 2-23-2026
(Record Owner – Digital Signature Allowed)

Billings Zone Change Application Narrative

Knife River Rezone – CMU2, NX3, and P1

Project Summary

This application requests zoning designation of CMU2 (Commercial Mixed Use 2) and NX3 (Mixed-Use Residential) for property currently owned by Knife River. The proposed zoning establishes commercial mixed-use frontage along Shiloh Road and transitions to mixed residential development within the interior portions of the site.

CMU2 zoning is proposed along the Shiloh corridor and planned collector routes to support commercial and mixed-use activity consistent with corridor development patterns. NX3 zoning is proposed for interior areas and allows up to five dwelling units per structure, providing moderate-density residential opportunities compatible with surrounding growth trends.

Development of the property will comply with Planned Neighborhood Development (PND) standards, including a minimum two percent (2%) P1 Open Space requirement. All future development will be subject to applicable City of Billings development standards, transportation requirements, infrastructure provisions, and full subdivision review at the time of site development.

10 Statutory Zone Change Criteria

1. Whether the new zoning is designed in accordance with the Growth Policy.

The proposed CMU2 and NX3 zoning districts are consistent with the City of Billings Growth Policy. The site is located along the Shiloh corridor, an area identified for continued commercial and mixed-use growth. The proposed zoning supports orderly urban development, mixed housing opportunities, and efficient use of infrastructure.

2. Whether the new zoning is designed to secure from fire and other dangers.

The zoning districts require compliance with City development standards related to fire access, roadway design, hydrant placement, and building separation. Municipal infrastructure and urban design standards reduce risks associated with rural development patterns.

3. Whether the new zoning will promote public health, public safety, and general welfare.

The proposed zoning promotes public health and safety through application of City building codes, infrastructure standards, stormwater management requirements, and land use regulations. Structured zoning ensures compatible development and coordinated service provision.

4. Whether the new zoning will facilitate the adequate provision of transportation, water, sewerage, schools, parks, and other public requirements.

The site is located along Shiloh Road where municipal utilities and transportation infrastructure are present. Future development will include internal collector connections and will be reviewed during subdivision to ensure adequate provision of transportation, water, sewer, storm drainage, parks, and other public services.

5. Whether the new zoning will provide adequate light and air.

Both CMU2 and NX3 zoning districts contain standards regulating setbacks, building height, density, and lot coverage. The required minimum two percent (2%) P1 Open Space further ensures access to light and air for future development.

6. Whether the new zoning will affect motorized and nonmotorized transportation.

The proposed zoning supports coordinated transportation planning along a developing commercial corridor. Subdivision review will evaluate traffic circulation, pedestrian connectivity, and access management in accordance with City standards.

7. Whether the new zoning will promote compatible urban growth.

The zoning request reflects existing development trends along the Shiloh corridor and provides a logical transition from commercial frontage to interior residential uses. The proposal supports orderly and compatible urban expansion.

8. Whether the new zoning considers the character of the district and the suitability of the property for particular uses.

The character of the surrounding area includes expanding commercial and mixed-use development. CMU2 zoning is appropriate along the corridor frontage, while NX3 provides a compatible residential transition within the site.

9. Whether the new zoning will conserve the value of buildings.

Application of established zoning standards, coordinated infrastructure planning, and compliance with PND requirements promotes predictability in development, which supports long-term property value stability in the surrounding area.

10. Whether the new zoning will encourage the most appropriate use of land throughout the City of Billings.

The proposed zoning allows commercial activity along a major corridor and moderate-density residential development internally, including required P1 Open Space, representing an appropriate and efficient use of land consistent with City planning objectives.

February 10, 2026

RE: Pre-application Neighborhood Meeting - City of Billings Zone Change Request on Lot 1, 2, and 4A of Long Subdivision

To Whom it May Concern,

The purpose of this notification is to inform you of a Pre-Application Neighborhood Meeting on Tuesday, February 17th at 6:00 p.m. The meeting will be held in the Homewood Suites Hotel Conference Room. Homewood Suites is located at 3420 Ember Lane, Billings, MT 59102.

The intent of this meeting is to discuss any concerns, hear comments, and answer questions regarding the proposed rezoning Lots 1, 2, and 4A of Long Subdivision. The subject properties are legally described as LONG SUBD, S15, T01 S, R25 E, BLOCK 1, Lot 1, LESS .57 AC FOR SHILOH RD. (9) (Doc. 1755400), LONG SUBD, S15, T01 S, R25 E, BLOCK 1, Lot 4A, ACRES 40.22, AMD (20) (Doc. 3898445), and LONG SUBD, S15, T01 S, R25 E, BLOCK 1, Lot 2, **MULTI-DISTRICT** 286,433.06 SF IN 8; 917,129.74 SF IN O23 (20) (Doc. 1755400), Yellowstone County, Montana. The properties total 144.46 acres in size. The current Billings Zoning is A – Agriculture 10+ Acres (County Only). The proposed Billings Zoning would be 103.21 acres of CMU2 – Corridor Mixed-Use – Commercial Centers, 17.12 acres of NX3 – Mixed Residential 3 (=/>5 DU/Structure), and 3.04 acres of P1 – Open Space, Parks, Recreation.

We look forward to hearing from you at the meeting. If you are unable to attend, please feel free to send your questions and/or comments to the applicant's agent, IMEG Corp, Amber Ruff at amber.l.ruff@imegcorp.com or mail them to the address found at the bottom of this page.

Sincerely,

IMEG Consultants Corp.

Amber L. Ruff

Amber Ruff, P.E.
Civil Project Engineer
amber.l.ruff@imegcorp.com

Attachment:

- Proposed Zoning Map

ALR/hsc
G:\2025\25006791.00\Design\Civil\PLANNING\Pre-Application Neighborhood Meeting\20260205 Knife River Letter for Preapplication Meeting Notice.docx

ATTENDANCE RECORD

IMEG #: 25006791.00

Project: Knife River Hesper & Shiloh Rezone

Meeting Description: Re-Zone Neighborhood Meeting

Date: 2/17/2026 Time: 6:00pm

Place: Homewood Suites by Hilton (3420 Ember Ln, Billings, MT 59102)

ATTENDEE NAME	PHONE #	E-MAIL
Roy E. Merriman	406-672-5875	remmer1967@gmail.com
Mack Long	406-208-0707	mack@longgroup.us
Siobhan Coop	406 672-1548	
Brian Nickel	406-208-0750	Brian.Nickel@knifer.com
Shawn Thorson		
Amber Rost		

MEETING MINUTES

Knife River Annexation & Rezoning Neighborhood Meeting

IMEG #25006791.00
February 17, 2026

MEETING DATE:	February 16, 2026
LOCATION:	Homewood Suites, 3420 Ember Lane, Billings, MT 59102
PRESENT:	Amber Ruff, Shawn Thorson, Mack Long, Siobhan Coop, Brian Nickel, Roy Merriman

ITEMS DISCUSSED:

Project Overview

Amber Ruff, representing IMEG, presented an overview of the proposed annexation and future zoning for property currently owned by Knife River.

Key Proposal Elements

- Phased Annexation
  - Lot 1 → Lot 2 → Lot 4A
- Property currently in Yellowstone County
- Proposed annexation into the City of Billings

Proposed Zoning

- CMU2 (Commercial Mixed Use 2)
  - Primarily along Shiloh frontage and collector corridors
- NX3 (Mixed-Use Residential)
  - Allows up to five dwelling units per structure
  - Intended for interior/back portions

Planning Requirements

- Minimum 2% open space/green space
- Planned neighborhood compliance requirements
- Internal collector road connecting:
  - Hesper access
  - Shiloh Crossing roundabout area

Development Intent

- Knife River does not intend to develop the property
- Land is expected to be sold to a future developer
- Future rezoning or subdivision adjustments may occur

Infrastructure Discussion

Utilities

- City water, sewer, and storm infrastructure currently exists along Shiloh
- Utilities along Hesper are limited but planned for future extension westward

Annexation Implications

- Annexation required for city service connections

Public Comments & Discussion

County Island Concerns

Roy Merriman discussed:

- Existing wells and septic systems in nearby county properties
- Long-term uncertainty about remaining outside city limits
- Hard water conditions in local wells
- Concerns about future replacement of septic or wells if utilities are nearby

Infrastructure Policy Context

Shawn Thorson noted:

- In some jurisdictions, replacement of septic systems may be restricted where municipal utilities are available
- Annexation and utility connection requirements may increase over time
- Requirements vary depending on city vs. county jurisdiction

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Timeline Discussion

- Annexation and zoning applications submitted separately
- Estimated rezoning process: ~3–4 months
- Public signage and hearings expected after submission
- Estimated process window discussed: Spring–Summer timeline

Public Process

Attendees were informed that:

- Additional opportunities for public comment will occur at:
    - Zoning Commission hearings
    - City Council meetings
- Neighborhood meeting notes will be included in formal application materials

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Neighborhood Character Discussion

Discussion included:

- Increasing development intensity along Shiloh
- Traffic and noise changes due to corridor expansion
- Existing rural character valued by nearby residents
- Irrigation ditch and open space areas expected to remain

Key Takeaways

- Project is currently at annexation and initial zoning stage
- Final site design will occur during subdivision review
- Additional public engagement opportunities will occur
- No formal opposition expressed during this meeting
- Attendees primarily sought informational clarity

Action Items

- Applicant to finalize annexation and zoning submittals
- Submit neighborhood meeting notes with application
- Continue public notification per city requirements

Meeting Conclusion

Meeting concluded after informational discussion and questions.
No formal objections were recorded.

The foregoing constitutes our understanding of the matters discussed during the meeting. Participants are requested to advise author in writing of any corrections or additions within ten (10) days of receiving this document.

Prepared by: Siobhan Coop

\\files\active\Projects\2025\25006791.00\Design\Civil\PLANNING\Pre-Application Neighborhood Meeting\20260217 Neighborhood Meeting Minutes.docx

cc: All Present

Drawing Scale:
1" = 300'



LEGEND

- SUBJECT PROPERTY LINE
- SURROUNDING PROPERTY LINE
- CURRENT BILLINGS CITY LIMITS
- PROPOSED BILLINGS CITY LIMITS
- PROPOSED INTERNAL COLLECTOR ROAD
- ZONE A - AGRICULTURE 10+ ACRES (COUNTY ONLY)
- ZONE CMU1 - CORRIDOR MIXED-USE
- ZONE CMU2 - CORRIDOR MIXED-USE - COMMERCIAL CENTERS
- ZONE CX - HEAVY COMMERCIAL
- ZONE I1 - LIGHT INDUSTRIAL
- ZONE N2 - MID-CENTURY NEIGHBORHOOD
- ZONE N3 - SUBURBAN NEIGHBORHOOD
- ZONE NO - NEIGHBORHOOD OFFICE
- ZONE NX1 - MIXED RESIDENTIAL 1 (1-4 UNITS)
- ZONE NX3 - MIXED RESIDENTIAL 3 (=/> 5 DU/STRUCTURE)
- ZONE P1 - OPEN SPACE, PARKS, RECREATION
- ZONE P2 - PUBLIC-CIVIC & INSTITUTIONAL
- ZONE PUD - PLANNED DEVELOPMENT
- ZONE RMH - RESIDENTIAL MOBILE HOME
- ZONE RR1 - RURAL RESIDENTIAL 1 ACRE - 2.99 ACRES (COUNTY ONLY)

REVISIONS

No.	DESCRIPTION	DATE

IMEG
550 NORTH 31ST STREET
SUITE 111
BILLINGS, MT 59101
PH: 406.248.8000
www.imegcorp.com

KNIFE RIVER SHILOH & HESPER ANNEXATION
BILLINGS, MONTANA

PROPOSED ZONING MAP

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IMEG Project No:	25006791.00
File Name:	25006791.00 - Annexation Exhibits.dwg
Drawing Number:	
Field Book No:	N/A
Drawn By:	MJH
Check'd By:	ALR
Approved By:	KLK
Date:	02/24/2026

EX-3

Sheet 3 of 4

Tuesday, February 24, 2026 8:06:14 AM
G:\2025\25006791.00\DESIGN\CIVIL\C3D\EXHIBIT\CONCEPT\25006791.00 – ANNEXATION EXHIBITS.DWG

Zoning History for City ZC 1077 – 4500 Block of King Ave W

SUBJECT PROPERTY	Zone Change	DATE	FOR	APPROVED (Y/N)	ADDITIONAL DATA
Lots 1 and 2, Block 1 of Long Subd. and Lot 4A, Block 1, of Amended Plat of Lot 3 and Lot 4 of Long Subd., S15, T01 S, R25 E	**ZC 1077**	4/27/26	A to CMU 2 and NX3		
SURROUNDING PROPERTY	**Zone Change**	**DATE**	**FOR**	**APPROVED (Y/N)**	**ADDITIONAL DATA**
4245, 4249, & 4253 King Ave W	City ZC 1030	7/24/2023	A to NX2	Y	
Vista West	City ZC 894	5/12/2012	A-1 to RMF-R	Withdrawn	
Vista West	City ZC 1004	2/25/2021	A to N2, NX2/NX3 and P1	Withdrawn	
Vista West	City ZC 1021	2/12/2023	A to PND N1, NX2/NX3 & P1	Y	
Western Sky Sub (west half of Western Meadows)	City ZC 957	Sept 11, 2017	CC, RMF-R, R-50, R-70, R-96 & Public to PD	Y	Underlying zones CC, NC RMF & RMH
Western Sky Sub	City ZC 977	July 13, 2020	Adjust Zone District Boundaries in PD	Y	
Western Sky Sub	City ZC 975	Jan 27, 2020	Underlying zoning amendment for PD	Y	
Ridgeline Development	City ZC 997	9/13/2021	A-1 to MU-PND – NX2, N2, CMU1, P1	Y	First PND zone change
Lenhardt Square	City ZC 991	6/14/2021	Update to PD agreement	Y	Increased density and normalized height measurements
St. Vincent Healthcare Shiloh Rd & King Ave W	City ZC 722	May 24, 2004	A-1 to PD underlying zone of ELI	Y	PD for healthcare & ancillary commercial uses
St. Vincent Healthcare Shiloh Rd & King Ave W	City ZC 870	Jan 24, 2011	PD Amendment	Y	Adjustment to allow flexibility
St. Vincent Healthcare Shiloh Rd & King Ave W	City ZC 1033	Aug 28, 2023	PD Amendment	Y	Update to CMU2 and NX2 for underlying zones
Montana Sapphire Sub	City ZC 673	July 9, 2001	A-1 to Entryway Light Industrial (ELI)	Y	New industrial park – updated to CMU1/CMU2 and NX3
Montana Sapphire Sub	City ZC 903	Sept 24, 2012	ELI to HC	Y	Affinity of Billings (NX3) Fuel Fitness Divide Bar & Grill (CMU1)
Montana Sapphire Sub Long Beach Apartments	City ZC 878	Aug 22, 2011	ELI to HC	Y	New apartments (NX3)
3815 Hesper Road	City ZC 907	March 25, 2013	A-1 to CI	Y	New FedEx Ground Terminal (I1)

RESOLUTION 26- _____

A RESOLUTION OF THE CITY OF BILLINGS APPROVING AN AMENDMENT TO THE OFFICIAL ZONING MAP FOR PROPERTY LOCATED AT LOTS 1 AND 2, BLOCK 1 OF LONG SUBD. AND LOT 4A, BLOCK 1, OF AMENDED PLAT OF LOT 3 AND LOT 4 OF LONG SUBD., S15, T01 S, R25 E

WHEREAS, Knife River Corporation ("the Applicant") filed an application for a zone change on March 2, 2026, to amend the Official Zoning Map; and

WHEREAS, the property is legally described as: Lots 1 and 2, Block 1 of Long Subd. and Lot 4A, Block 1, of Amended Plat of Lot 3 and Lot 4 of Long Subd., S15, T01 S, R25 E; the property is currently zoned as Agriculture (A); the Applicant proposes to change the zoning to Corridor Mixed Use 2 (CMU2), Neighborhood Mixed Use 3 (NX3), and Parks and open space 1 (P1); and

WHEREAS, a public hearing was held on April 7, 2026, before the Zoning Commission to consider the application, with all interested parties given an opportunity to be heard; the Zoning Commission has made findings of fact and recommended approval of the zone change, as reflected in the staff report dated April 7, 2026; and

WHEREAS, the City Council has reviewed the application, the staff report, the findings of the Zoning Commission, and held a public hearing on April 27, 2026, May 11, 2026, and June 22, 2026, and considered public testimony; and

WHEREAS, the City Council has determined that the proposed Zone Change 1079 is consistent with the City Growth Policy, will promote public health, safety, and general welfare, and is suitable for the area.

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

1. MAP AMENDMENT APPROVAL. That the zone change application to amend the Official Zoning Map for the property legally described above is hereby APPROVED.
2. AMENDMENT. That the zoning designation for the property located at : Lots 1 and 2, Block 1 of Long Subd. and Lot 4A, Block 1, of Amended Plat of Lot 3 and Lot 4 of Long Subd., S15, T01 S, R25 E is hereby changed from Agriculture (A) to Corridor Mixed Use 2 (CMU2), Neighborhood Mixed Use 3 (NX3), and Parks and open space 1 (P1), Per Exhibit A.
3. ZONING MAP. That the Official Zoning Map of City of Billings shall be amended to reflect this change.
4. NOTICE OF HEARING. On Monday, June 22, 2026, or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the

City Hall, Billings, Montana, the City Council heard public testimony before considering adoption of this resolution. The City Clerk published notice of the public hearing twice, 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 no less than 5 days prior to the hearing as provided in Section 7-11-4127, MCA

5. EFFECTIVE DATE. This Resolution shall become effective upon adoption.

PASSED AND ADOPTED by the City Council on the 22nd day of June, 2026.

CITY OF BILLINGS

BY:_____

Mike Nelson, Mayor

Attest:

BY:_____

Denise R. Bohlman, City Clerk

Exhibit A

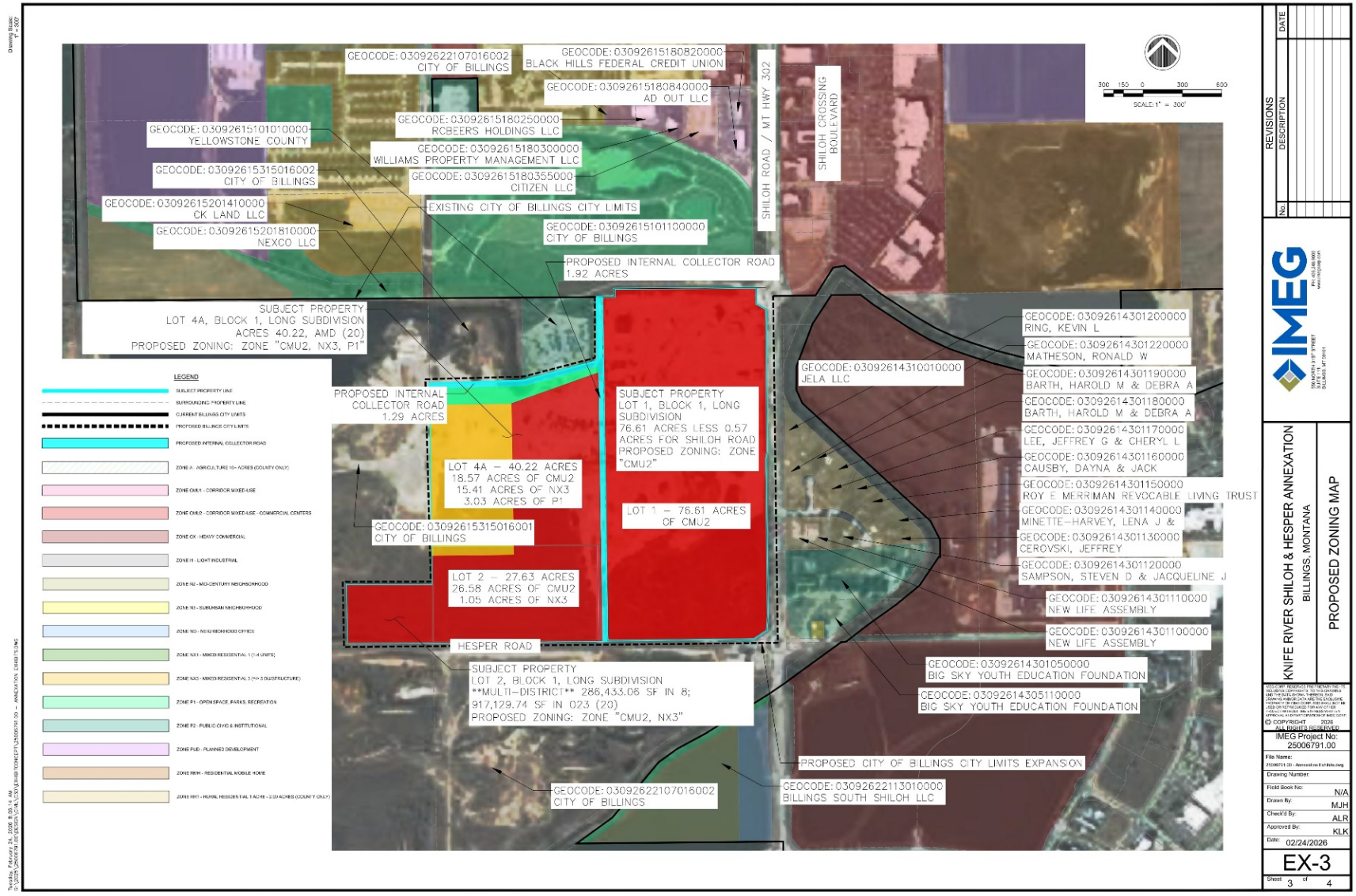
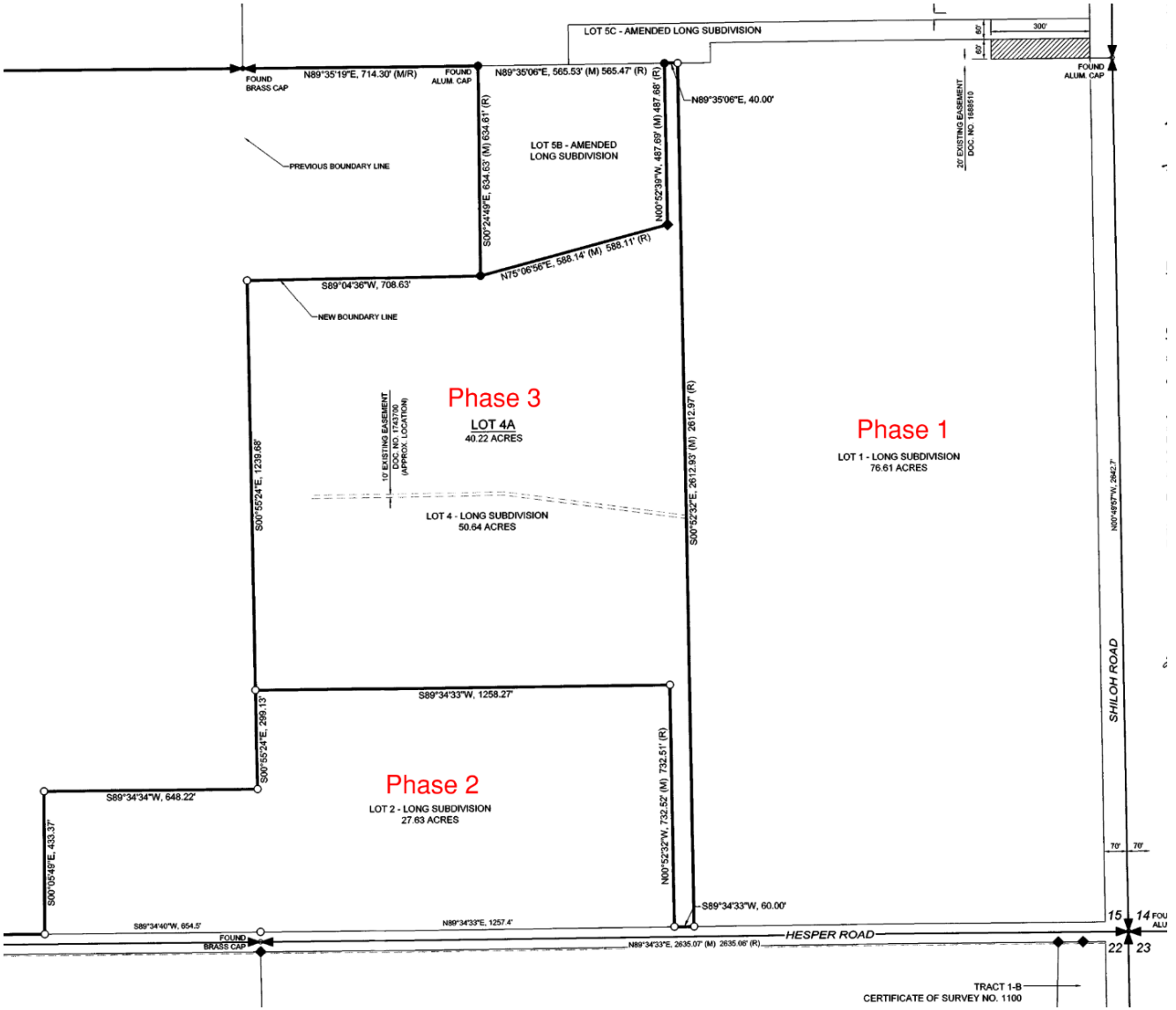

GEOCODE: 0309622107016002
CITY OF BILLINGS
GEOCODE: 0309615180820000
BLACK HILLS FEDERAL CREDIT UNION
GEOCODE: 0309615180840000
AD OUT LLC
GEOCODE: 0309615180250000
ROBEERS HOLDINGS LLC
GEOCODE: 0309615180300000
WILLIAMS PROPERTY MANAGEMENT LLC
GEOCODE: 0309615180355000
CITIZEN LLC
GEOCODE: 0309615101010000
YELLOWSTONE COUNTY
GEOCODE: 0309615315016002
CITY OF BILLINGS
GEOCODE: 0309615201410000
CK LAND LLC
GEOCODE: 0309615201810000
NEXCO LLC
EXISTING CITY OF BILLINGS CITY LIMITS
GEOCODE: 0309615101100000
CITY OF BILLINGS
SHILOH ROAD / MT HWY 302
SHILOH CROSSING BOULEVARD
PROPOSED INTERNAL COLLECTOR ROAD
1.92 ACRES
SUBJECT PROPERTY
LOT 4A, BLOCK 1, LONG SUBDIVISION
ACRES 40.22, AMD (20)
PROPOSED ZONING: ZONE "CMU2, NX3, P1"
LEGEND
SUBJECT PROPERTY LINE
SURROUNDING PROPERTY LINE
CURRENT BILLINGS CITY LIMITS
PROPOSED BILLINGS CITY LIMITS
PROPOSED INTERNAL COLLECTOR ROAD
ZONE A - AGRICULTURE 10+ ACRES (COUNTY ONLY)
ZONE CMU1 - CORRIDOR MIXED-USE
ZONE CMU2 - CORRIDOR MIXED-USE - COMMERCIAL CENTERS
ZONE CX - HEAVY COMMERCIAL
ZONE I1 - LIGHT INDUSTRIAL
ZONE N2 - MID-CENTURY NEIGHBORHOOD
ZONE N3 - SUBURBAN NEIGHBORHOOD
ZONE NO - NEIGHBORHOOD OFFICE
ZONE NX1 - MIXED RESIDENTIAL 1 (1-4 UNITS)
ZONE NX3 - MIXED RESIDENTIAL 3 (>= 5 DU/STRUCTURE)
ZONE P1 - OPEN SPACE, PARKS, RECREATION
ZONE P2 - PUBLIC CIVIC & INSTITUTIONAL
ZONE PUD - PLANNED DEVELOPMENT
ZONE RMH - RESIDENTIAL MOBILE HOME
ZONE RR1 - RURAL RESIDENTIAL 1 ACRE - 2.00 ACRES (COUNTY ONLY)
PROPOSED INTERNAL COLLECTOR ROAD
1.29 ACRES
SUBJECT PROPERTY
LOT 1, BLOCK 1, LONG SUBDIVISION
76.61 ACRES LESS 0.57 ACRES FOR SHILOH ROAD
PROPOSED ZONING: ZONE "CMU2"
LOT 4A – 40.22 ACRES
18.57 ACRES OF CMU2
15.41 ACRES OF NX3
3.03 ACRES OF P1
LOT 1 – 76.61 ACRES OF CMU2
GEOCODE: 0309615315016001
CITY OF BILLINGS
LOT 2 – 27.63 ACRES
26.58 ACRES OF CMU2
1.05 ACRES OF NX3
HESPER ROAD
SUBJECT PROPERTY
LOT 2, BLOCK 1, LONG SUBDIVISION
MULTI-DISTRICT 286,433.06 SF IN 8;
917,129.74 SF IN 023 (20)
PROPOSED ZONING: ZONE "CMU2, NX3"
GEOCODE: 0309622107016002
CITY OF BILLINGS
GEOCODE: 0309614310010000
JELA LLC
GEOCODE: 0309614301200000
RING, KEVIN L
GEOCODE: 0309614301220000
MATHESON, RONALD W
GEOCODE: 0309614301190000
BARTH, HAROLD M & DEBRA A
GEOCODE: 0309614301180000
BARTH, HAROLD M & DEBRA A
GEOCODE: 0309614301170000
LEE, JEFFREY G & CHERYL L
GEOCODE: 0309614301160000
CAUSBY, DAYNA & JACK
GEOCODE: 0309614301150000
ROY E MERRIMAN REVOCABLE LIVING TRUST
GEOCODE: 0309614301140000
MINETTE-HARVEY, LENA J &
GEOCODE: 0309614301130000
CEROVSKI, JEFFREY
GEOCODE: 0309614301120000
SAMPSON, STEVEN D & JACQUELINE J
GEOCODE: 0309614301110000
NEW LIFE ASSEMBLY
GEOCODE: 0309614301100000
NEW LIFE ASSEMBLY
GEOCODE: 0309614301050000
BIG SKY YOUTH EDUCATION FOUNDATION
GEOCODE: 0309614305110000
BIG SKY YOUTH EDUCATION FOUNDATION
PROPOSED CITY OF BILLINGS CITY LIMITS EXPANSION
GEOCODE: 0309622113010000
BILLINGS SOUTH SHILOH LLC
300 150 0 300 600
SCALE: 1" = 300'
REVISIONS
No. DESCRIPTION DATE
IMEG
KNIFE RIVER SHILOH & HESPER ANNEXATION
BILLINGS, MONTANA
PROPOSED ZONING MAP
© COPYRIGHT 2026
ALL RIGHTS RESERVED
IMEG Project No: 25006791.00
File Name:
Drawing Number:
Field Book No: N/A
Drawn By: MJH
Check'd By: ALR
Approved By: KLK
Date: 02/24/2026
EX-3
Sheet 3 of 4

Exhibit B


LOT 5C - AMENDED LONG SUBDIVISION
300'
60'
60'
FOUND BRASS CAP
N89°35'19"E, 714.30' (M/R)
FOUND ALUM. CAP
N89°35'06"E, 565.53' (M) 565.47' (R)
N89°35'06"E, 40.00'
FOUND ALUM. CAP
20' EXISTING EASEMENT DOC. NO. 1689510
PREVIOUS BOUNDARY LINE
LOT 5B - AMENDED LONG SUBDIVISION
S00°24'49"E, 634.63' (M) 634.61' (R)
N00°52'39"W, 487.69' (M) 487.68' (R)
N75°06'56"E, 588.14' (M) 588.11' (R)
S89°04'36"W, 708.63'
NEW BOUNDARY LINE
Phase 3
LOT 4A
40.22 ACRES
10' EXISTING EASEMENT (TO BE RELOCATED) (APPROX. LOCATION)
Phase 1
LOT 1 - LONG SUBDIVISION
76.61 ACRES
LOT 4 - LONG SUBDIVISION
50.64 ACRES
S00°55'24"E, 1239.68'
S00°52'32"E, 2612.93' (M) 2612.97' (R)
N00°49'57"W, 2642.7'
SHILOH ROAD
S89°34'33"W, 1258.27'
S00°55'24"E, 299.13'
Phase 2
LOT 2 - LONG SUBDIVISION
27.63 ACRES
S89°34'34"W, 648.22'
S00°05'49"E, 433.37'
N00°52'32"W, 732.52' (M) 732.51' (R)
70'
70'
S89°34'33"W, 60.00'
S89°34'40"W, 654.5'
FOUND BRASS CAP
N89°34'33"E, 1257.4'
N89°34'33"E, 2635.07' (M) 2635.06' (R)
HESPER ROAD
15
14
22
23
TRACT 1-B
CERTIFICATE OF SURVEY NO. 1100

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Annexation Agreement with JTL Group, Inc. (Lots 1, 2, 4A, Long Subdivision)
PRESENTED BY: Mac Fogelsong, City Engineer
Department: Public Works
Presentation: No
Legal Review: Yes
Project Number: N/A

RECOMMENDATION

Staff recommends that the City Council approve the Annexation Agreement with JTL Group, Inc., for Lots 1, 2, and 4A within Long Subdivision.

EXECUTIVE SUMMARY

The proposed Annexation Agreement for Lots 1, 2, and 4A within Long Subdivision establishes the infrastructure and development obligations required for annexation into the City of Billings. The agreement requires the developer to construct and fund all necessary streets, water, sanitary sewer, and stormwater improvements needed to serve the property, while also addressing right-of-way dedications, traffic mitigation, and proximity to the City's planned water storage reservoir. The agreement is consistent with the existing Settlement Agreement and does not require reimbursement for existing water or sewer infrastructure; however, reimbursement would be required for future City-constructed water main improvements along Hesper Road. Because the area is already served by adjacent City infrastructure, there are no significant financial impacts to the City, and staff recommends approval of the Annexation Agreement with JTL Group, Inc.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)

At the June 22, 2026, City Council meeting, Council will consider the annexation of parcels located within Long Subdivision. Consideration of the annexation petition was delayed from the May 11, 2026, meeting.

As a condition of annexation, property owners typically enter into an Annexation Agreement with the City of Billings that identifies the public infrastructure improvements required to serve the property upon development. The proposed Annexation Agreement addresses necessary off-site improvements, including right-of-way dedications, roadway access, and the construction of water, sanitary sewer, and stormwater infrastructure. The agreement also establishes the City's requirements for off-site improvements should the property be annexed and developed without a subdivision plat.

Because the property is adjacent to the City's planned water storage reservoir, the agreement includes provisions notifying the property owner of potential impacts associated with the reservoir and requiring indemnification of the City for claims arising from those conditions.

The agreement further includes a waiver of the right to protest future Special Improvement Districts, which does not expire. Upon development, the property owner will be responsible for constructing, at their expense, all water, sewer, stormwater, and street infrastructure necessary to serve the property, as well as paying applicable system development fees and traffic mitigation costs identified through a traffic impact study.

At the May 11, 2026, Council meeting, staff was asked to clarify the reimbursement provisions contained in Section 2 (Sanitary Sewer) and Section 3 (Water). The proposed Annexation Agreement is consistent with the previously executed Settlement Agreement and does not require reimbursement for existing sanitary sewer or water main infrastructure. However, reimbursement is required for future water main infrastructure constructed by the City, specifically the planned water main along Hesper Road, should that infrastructure be installed by the City prior to development of the property.

FISCAL EFFECTS

This annexation is served by an existing City street network and utilities. There are no significant financial impacts to the City associated with this annexation. Upon development of the annexed parcels, the Developer will be responsible to extend streets and utilities as needed to serve the Developer parcels and to pay associated system development fees and costs associated with traffic mitigation identified in the traffic study.

STAKEHOLDERS

ALTERNATIVES

City Council may:

- Approve the Annexation Agreement with the Developer; or
- Not approve the Annexation Agreement. If the agreement is not approved, Developer parcels will not be annexed and will not receive City services.

Attachments

Annexation Agreement

Return to:
Billings City Clerk
P.O. Box 1178
Billings, MT 59103

ANNEXATION AGREEMENT

THIS ANNEXATION AGREEMENT is made this _____ day of _____, 20____, by and between JTL Group, Inc. a Montana corporation, 4014 Hesper Road, Billings, Montana, 59106, hereinafter referred to as "DEVELOPER," and THE CITY OF BILLINGS, MONTANA, a municipal corporation, c/o City Hall, 316 N. 26th Street, Billings, Montana, 59101, hereinafter referred to as the "CITY." DEVELOPER and CITY are sometimes referred to in this Agreement individually as "Party" and collectively as the "Parties."

WHEREAS, DEVELOPER is the owner of certain real property situated in Yellowstone County, Montana, more particularly described as follows:

Lots 1, 2, and 4A of Block 1, LONG SUBDIVISION, located in Section 15, Township 1 South, Range 25 East, P.M.M., Yellowstone County, Montana, more particularly described as follows:

Phase 1 Annexation Area

Lot 1, Block 1, LONG SUBDIVISION, LESS 0.57 acres for Shiloh Road, as recorded under Document No. 1755400, records of Yellowstone County, Montana.

Phase 2 Annexation Area

Lot 2, Block 1, LONG SUBDIVISION, containing 286,433.06 square feet in Zone 8 and 917,129.74 square feet in Zone O23 (Multi-District), as recorded under Document No. 1755400, records of Yellowstone County, Montana.

Phase 3 Annexation Area

Lot 4A, Block 1, LONG SUBDIVISION, containing 40.22 acres, amended plat recorded under Document No. 3898445, records of Yellowstone County, Montana.

All situated in Section 15, Township 1 South, Range 25 East, P.M.M., Yellowstone County, Montana.

CONTAINING A TOTAL AREA OF 144.46 ACRES MORE OR LESS.

Above referenced property is hereinafter referred to as "Developer Tract" and is depicted in the attached Exhibit A.

WHEREAS, DEVELOPER has submitted to the City a Petition for Annexation to the City for Developer Tract; and

WHEREAS, DEVELOPER desires to annex Developer Tract to the City; and

WHEREAS, DEVELOPER is proposing to develop the Developer Tract in phases over time; and

WHEREAS, CITY has approved the Petition for Annexation by Resolution No. _____ for the Developer Tract contingent upon an Annexation Agreement being executed between CITY and DEVELOPER to identify required off-site infrastructure improvements and guarantees of those improvements.

NOW THEREFORE, in consideration of the mutual promises and covenants contained herein, the Parties do hereby agree as follows:

1. *Roads and Access.* The Developer Tract will be accessed, among other means, by way of existing public right-of-way along Shiloh Road and Hesper Road. A new collector street per the 2023 Billings Urban Area Long Range Transportation Plan shall be extended by DEVELOPER at DEVELOPER's cost from the roundabout at Developer Tract's Lot 1 northern boundary to the Developer Tract's western boundary of Lot 4A to line up with a projection of the north-south future 44th Street West right-of-way. From this collector street, a north-south street shall be constructed by DEVELOPER that connects to Hesper Road.

   Access to Shiloh Road shall be limited to one access point every one-eighth mile, spaced evenly between the roundabouts at each of the Developer Tracts' northern and southern property boundary. A middle access point on Shiloh Road placed at the quarter-mile spacing shall be limited to a three-quarter access. The one-eighth spaced access points shall each be spaced an eighth mile north and south of the middle access point and will be limited to a right-in, right-out access.

   Access to Hesper Road shall be limited to two full accesses at quarter-mile spacing starting west of the roundabout at Shiloh Road and Hesper Road.

   No approaches of any kind on Shiloh Road or Hesper Road shall be closer than 660-feet to the roundabout at Shiloh Road and Hesper Road and the

roundabout at Shiloh Road and Developer Tract's northern property boundary.

Allowed access points for Developer Tract are depicted in Exhibit A.

2. *Sanitary Sewer.* The Developer Tract will be served by existing sanitary sewer improvements located in Hesper Road and Shiloh Road. DEVELOPER shall install sewer mains as necessary and at DEVELOPER's cost to serve Developer Tract.

   DEVELOPER shall extend sewer services to Developer Tract's boundary lines to serve City of Billings property located at Long Subdivision Amended, Lot 5A, Block 1, Geocode 03092615101100000; Long Subdivision Amended, "Multi-District", Lot 3A, Block 1, Geocode 03092615315016002; Long Subdivision, "Multi-District", Lot 3A, Block 1, Geocode 03092615315016001.

   DEVELOPER shall be responsible for payment of the City wastewater system development fee prior to the issuance of any building permits for the applicable portion of the Developer Tract to which such building permit relates.

3. *Water.* The Developer Tract will be served by existing water lines adjacent to Developer Tract. In addition, DEVELOPER shall install a 16-inch water main from the roundabout at Shiloh Road and the property's northern boundary to the northern water main stub located at the property's western boundary of Lot 4A at the projection of the future 44th Street West right-of-way.

   DEVELOPER shall install a water main along the Hesper Road property frontage the total length of Developer Tract. The size shall be determined at the time of development by the City. DEVELOPER may submit a compensation agreement to oversize the water main in accordance with the City of Billings Rules and Regulations Governing Water and Sanitary Sewer in effect at the time of water main installation. If the City of Billings installs the water main prior to the DEVELOPER, DEVELOPER shall reimburse the City for applicable costs in accordance with the City of Billings Rules and Regulations Governing Water and Sanitary Sewer in effect at the time of water main installation.

   DEVELOPER shall stub a 12" water main to the easternmost property boundary of Developer Tract along Shiloh Road across from Temple Place.

DEVELOPER shall be responsible for payment of the City water system development fee prior to the issuance of any building permits for the applicable portion of the Developer Tract to which such building permit relates.

4. *Storm Drain.* DEVELOPER shall extend a storm drain pipe from Developer Tract to the City storm water facility located on the south side of Hesper Road at DEVELOPER cost. DEVELOPER is not required to provide onsite stormwater storage for individual developments within Developer Tract, but may choose to construct onsite stormwater storage or may need to construct onsite storage based upon design specifics of development with Developer Tract. Stormwater discharge to City storm water facility located on the south side of Hesper Road from Developer Tract is not limited to, but needs to meet, the stormwater discharge requirements identified it the City's Stormwater Management Manual (SWMM).

Developer Tract shall mitigate water quality requirements onsite pursuant to the requirements provided in the SWMM in effect at the time that each portion, part or tract of the Developer Tract is developed. The stormwater shall be treated to the Municipal Separate Storm Sewer System (MS4) requirements in effect at the time of development prior to being discharged offsite to a City of Billings stormwater facility. Developer Tract shall deliver stormwater to the City storm water facility at DEVELOPER's sole expense.

All other drainage improvements shall comply with the provisions of the SWMM and Chapter 28 of the Billings, Montana City Code (BMCC) in place at the time that each portion, part or tract of the Developer Tract is developed.

DEVELOPER shall be responsible for payment of applicable City storm water system development fees prior to the issuance of any building permits for the applicable portion of the Developer Tract to which such building permit relates.

5. *Right-of-Way.* Public Right-of-Way will be dedicated to the City of Billings in accordance with the 2023 Billings Urban Area Long Range Transportation Plan and in accordance with the City of Billings Subdivision Regulations. Right-of-way dedications shall include DEVELOPER dedicating principal arterial right-of-way widths along Shiloh Road and Hesper Road and a collector right-of-way width for the new east-west collector street that is to be extended by DEVELOPER from the roundabout at the Developer Tract's northern boundary to the Developer Tract's western boundary of Lot 4A to line up with a projection of the north-south future 44th Street West right-of-way. All other public roads constructed within Developer Tracts shall be

constructed in right-of-way dedicated to the standards of the 2023 Billings Urban Area Long Range Transportation Plan and in accordance with the City of Billings Subdivision Regulations.

6. *Street Improvements.* DEVELOPER will be required at the time of development to construct the north half of Hesper Road to principal arterial standards complete with street widening, curb and gutter, streetlights, a multi-use trail, intersection improvements, turn lanes, storm drainage infrastructure necessary to construct the street, tapers, and any other improvements identified by the Developer Tract traffic accessibility study. Improvements to Hesper Road may be constructed to the Developer Tract phase boundary provided road tapers are constructed by DEVELOPER.

   DEVELOPER shall be responsible to construct the entire new collector street to City standards that shall be extended by DEVELOPER from the roundabout at the Developer Tract's northern boundary to the Developer Tract's western boundary of Lot 4A to line up with a projection of the north-south future 44th Street West right-of-way.

   DEVELOPER shall construct all other street and accessways internal to Development Tracts.

   DEVELOPER shall be responsible for the maintenance of the sidewalk and trails constructed by DEVELOPER after construction.

7. *Sidewalk or Multi-use Trail*. A sidewalk and multi-use trail is required to be constructed along the new east-west collector street and is required to be constructed at the expense of the DEVELOPER. A new multi-use trail is required to be constructed along Hesper Road and is required to be constructed at the expense of the DEVELOPER.

   DEVELOPER shall be responsible for the maintenance and replacement of all the sidewalk and trails abutting Developer Tracts and constructed by DEVELOPER. DEVELOPER maintenance and replacement includes the existing Shiloh Road multi-use trail along Developer Tract's easternmost property boundary frontage.

8. *Future Intersection Contributions.* A traffic impact study will be performed at the time of future subdivision and/or development to determine DEVELOPER contributions to future intersection improvements if development exceeds the threshold identified in the City of Billings Subdivision Regulations and Site Development Regulations stated in Billings Municipal City Code. The preparation of the traffic impact study and any

fees to mitigate impacts to future intersection improvements will be at the expense of the DEVELOPER.

9. *Public Improvements.* Should the City perform improvements listed in the Agreement or not listed in the Agreement benefitting the Developer Tracts, the CITY shall rely on the attached Waiver filed concurrently herewith, to ensure the installation of any or all remaining public improvements. Said improvements shall include, but not be limited to, construction, reconstruction or maintenance of streets, curbs, gutter, concrete ribbons, sidewalks, multi-use trails, driveways, survey monuments, street name signs, street lights, street light energy and maintenance, parks and parks maintenance, traffic control devices on-site and off-site inclusive as determined by an overall traffic accessibility study, specific realignments or relocation of sanitary sewer lines and water lines, valley gutters, culverts, storm sewer lines, if any, either within or without the area, and other improvements which the City of Billings may require. The attached Waiver, waiving the right to protest the creation of one or more Special Improvement Districts, by this reference is expressly incorporated herein and part hereof. All of the DEVELOPER properties can be included in a Special Improvement District for improvements identified in Annexation Agreement regardless of location of individual properties in relation to the improvements.

10. Annexation. The DEVELOPER has requested to develop and annex the property in phases. The annexation is subject to the following conditions of approval:

    a. Phase 1 shall be considered annexed effective immediately upon approval of the mutually agreed upon Annexation Agreement.

    b. Phase 2 and 3 annexations will require a written request from the DEVELOPER to the Planning Division. The request shall refer to the document number of this filed resolution and expressly state the landowners desire to immediately include the property within city limits to be developed in accordance with the Planned Neighborhood Development. If deemed necessary, the City may bring forward a subsequent Resolution of Annexation for the City Council's review specifically related to Phase 2 and 3. Since all phases were included in the original petition, no new annexation petition fees will be collected by the Planning Division. Further, in no circumstance shall development of any kind (excepting and allowing City-installed water, sanitary sewer, or storm drain) to commence prior to the City accepting the written request and notification to the Department of Revenue (DOR), City of Billings

Geographic Information Services (GIS) and the Yellowstone County Clerk and Recorder. If the Phase 2 and 3 written requests have not been submitted within seven years of the date of this Resolution, the property will automatically be included in the City Limits. The City will initiate this annexation through notification to the DOR.

c. Upon the approval of a subdivision associated with this Annexation and Planned Neighborhood Development, the Annexation Resolution may be amended by City Council to reflect any new phasing boundaries to be consistent with the required Subdivision Improvement Agreement and plat.

d. If the conditions are not satisfied, or the DEVELOPER requests changes inconsistent with the approval in the Resolution of Annexation, any new requests for the property legally described within this resolution shall be processed as a new petition of annexation.

11. *Compliance.* Nothing herein shall be deemed to exempt the Developer Tract from compliance with any current or future City laws, rules, regulations, or policies that are applicable to the development, redevelopment, or use of the subject property.

12. *Warning and Indemnification Concerning City of Billings Water Reservoir.* DEVELOPER, its successors and assigns, hereby acknowledge that the Developer Tract is located adjacent to and downhill from the City of Billings Water Reservoir, creating an inherent risk of injury and property damage. DEVELOPER, its successors and assigns, hereby knowingly, voluntarily, and fully waive and release the CITY from any future right, privilege or claim for compensation, specific performance, injunction, or other remedy of any kind, including those unknown and unanticipated, arising from or in any way related to flood, breach, collapse, leakage, subsidence, earth movement, property damage, personal injury, or any other damage or injury of any kind caused by, emanating from, or in any way related to the City of Billings Water Reservoir or its construction, maintenance, or operation. DEVELOPER and such parties specifically acknowledge that claims waived and released hereby include, but are not limited to, claims arising from or related to the inherent risks related to the City of Billings Water Reservoir, as well as claims arising from or related to CITY's approval of plans or permits. DEVELOPER, its successors and assigns, are expressly advised to retain qualified professionals to assess and advise them on dangers posed by the subject facility, soil conditions, or any other hazards associated with Developer Tract. DEVELOPER, its successors and assigns, further

acknowledge that Montana statutes and common law may impose duties requiring that they avoid damaging or impairing the operation of the City of Billings Water Reservoir. If any action of DEVELOPER or any of its successors and assigns (herein referred to as a "Responsible Party") causes damage or impairment to the City of Billings Water Reservoir which results in a claim against the CITY for compensation, specific performance, injunction, or other remedy, the Responsible Party shall fully defend, indemnify, and hold the CITY harmless from and against any such claim to the extent of the cause apportioned to the Responsible Party.

13. *Runs with Land.* The covenants, agreements, and all statements in this Agreement and in the incorporated and attached Waiver shall run with the land and shall be binding on the heirs, personal representatives, successors, and assigns of the respective parties.

14. *Attorney's Fees.* In the event it becomes necessary for either Party to this Agreement to retain an attorney to enforce any of the terms or conditions of this Agreement or to give any notice required herein, then the prevailing Party or the Party giving notice shall be entitled to reasonable attorney fees and costs, including those fees and costs of in-house counsel.

15. *Amendments and Modifications.* Any amendments or modifications of this Agreement shall be made in writing and executed in the same manner as this original document and shall after execution become a part of this Agreement.

IN WITNESS WHEREOF, the Parties have executed this Agreement as of the day and year first above written.

"DEVELOPER" JTL Group, Inc. a Montana corporation

By: _____

Title: _____

STATE OF MONTANA)
:ss
County of Yellowstone)

On this ____ day of _____, 20___, before me, a Notary Public in and for the State of Montana, personally appeared _____, known to me to be the person who signed the foregoing instrument as the_____ of JTL Group, Inc. a Montana corporation, and who acknowledged to me that said DEVELOPER executed the same.

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

_____
Notary Public in and for the State of Montana
Printed name:_____
Residing at:_____
My commission expires:_____

This Agreement is hereby approved and accepted by City of Billings, this ___ day of _____, 20___.

"CITY" CITY OF BILLINGS, MONTANA

By:_____
Mayor

Attest:_____
City Clerk

STATE OF MONTANA)
:ss
County of Yellowstone)

On this _____ day of_____, 20___, before me, a Notary Public for the State of Montana, personally appeared _____, and _____, known to me to be the Mayor and City Clerk, respectively, of the City of Billings, Montana, whose names are subscribed to the foregoing instrument in such capacity and acknowledged to me that they executed the same on behalf of the City of Billings, Montana.

_____
Notary Public in and for the State of Montana
Printed name:_____
Residing at:_____
My commission expires:_____

Approved as to Form:

_____
City Attorney

WAIVER OF RIGHT TO PROTEST

FOR VALUABLE CONSIDERATION, the undersigned, Owner of the hereinafter described real property, does hereby waive the right to protest the formation of one or more Special Improvement Districts (SID) for the construction, reconstruction or maintenance of streets, curbs, gutter, concrete ribbons, sidewalks, multi-use trails, driveways, survey monuments, street name signs, street lights, street light energy and maintenance, parks and parks maintenance, traffic control devices on-site and off-site inclusive as determined by an overall traffic accessibility study, specific realignments or relocation of sanitary sewer lines and water lines, valley gutters, culverts, storm sewer lines, if any, either within or without the area, and other improvements which the City of Billings may require.

The Waiver and Agreement shall run with the land and shall be binding upon the undersigned, its successors and assigns, and shall be recorded in the office of County Clerk and Recorder of Yellowstone County, Montana.

The real property hereinabove mentioned is more particularly described as follows:

Lots 1, 2, and 4A of Block 1, LONG SUBDIVISION, located in Section 15, Township 1 South, Range 25 East, P.M.M., Yellowstone County, Montana, more particularly described as follows:

Phase 1 Annexation Area

Lot 1, Block 1, LONG SUBDIVISION, LESS 0.57 acres for Shiloh Road, as recorded under Document No. 1755400, records of Yellowstone County, Montana.

Phase 2 Annexation Area

Lot 2, Block 1, LONG SUBDIVISION, containing 286,433.06 square feet in Zone 8 and 917,129.74 square feet in Zone O23 (Multi-District), as recorded under Document No. 1755400, records of Yellowstone County, Montana.

Phase 3 Annexation Area

Lot 4A, Block 1, LONG SUBDIVISION, containing 40.22 acres, amended plat recorded under Document No. 3898445, records of Yellowstone County, Montana.

All situated in Section 15, Township 1 South, Range 25 East, P.M.M., Yellowstone County, Montana.

CONTAINING A TOTAL AREA OF 144.46 ACRES MORE OR LESS.

"DEVELOPER" JTL Group, Inc. a Montana corporation

By: _____

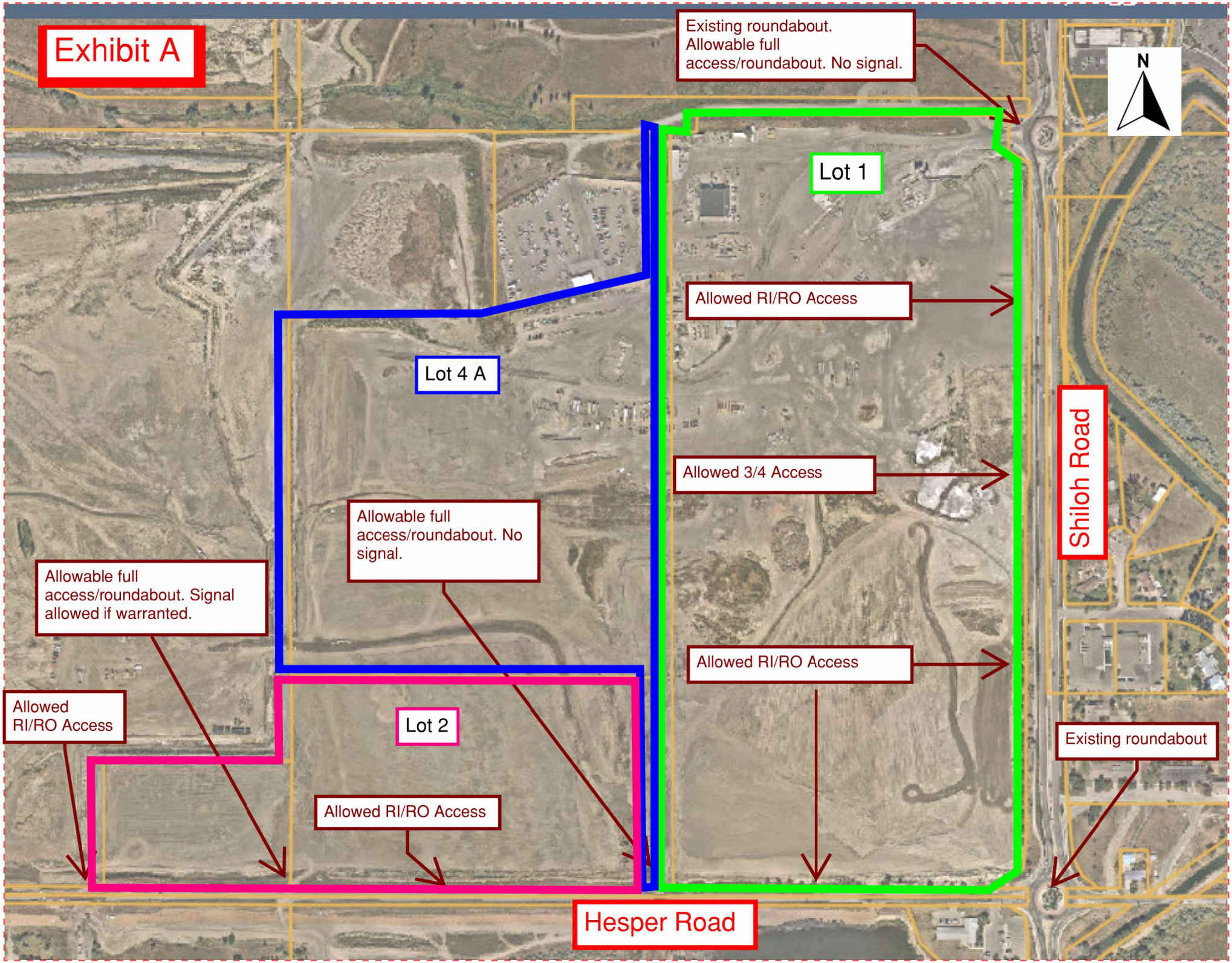
Title:_____

STATE OF MONTANA)
:ss.
County of Yellowstone)

On this ____ day of _____, 20___, before me, a Notary Public in and for the State of Montana, personally appeared _____, known to me to be the person who signed the foregoing instrument as the _____of JTL Group, Inc. a Montana corporation, and who acknowledged to me that said DEVELOPER executed the same.

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

_____
Notary Public in and for the State of Montana
Printed name:_____
Residing at:_____
My commission expires:_____


Exhibit A
Existing roundabout. Allowable full access/roundabout. No signal.
N
Lot 1
Allowed RI/RO Access
Lot 4 A
Allowable full access/roundabout. No signal.
Allowed 3/4 Access
Shiloh Road
Allowable full access/roundabout. Signal allowed if warranted.
Allowed RI/RO Access
Allowed RI/RO Access
Lot 2
Existing roundabout
Allowed RI/RO Access
Hesper Road

City Council Regular Business Meeting
Meeting Date: 06/22/2026
TITLE: Annexation 26-02, Ward Boundary Ordinance, 1st Reading and Public Hearing
PRESENTED BY: Hunter Kelly, Planner 1
Department: Planning & Community Services
Presentation: No
Legal Review: No
Project Number: PZX-26-00046

RECOMMENDATION
Staff recommends the City Council hold a public hearing and approve this ordinance on first reading, adding recently annexed property to Ward 5.

EXECUTIVE SUMMARY
As part of the action to annex the Knife River properties in Long Subdivision, the City must include recently annexed land into Election Ward 5. This process must be completed by an ordinance.

BACKGROUND (Consistency with Adopted Plans and Policies, if applicable)
IMEG Corporation, on behalf of Knife River Corporation, submitted a petition to annex land using the provisions of Section 7-2-4600, MCA. The property is located west of Shiloh Road and south of Shiloh Crossing Boulevard. The land being annexed is described as being:

Lot 1, Block 1, Long Subdivision, Less 0.57 acres for Shiloh Road, as recorded under Document No. 1755400, records of Yellowstone County, Montana, including all adjacent rights-of-way. Said annexation boundary containing 76.05 acres net and gross, more or less.

The property is zoned A - Agriculture. This is not a zoning district recognized by the City of Billings. This annexation petition is being filed in conjunction with a Planned Neighborhood Development (Zone Change 1079) from Agriculture (A) to a combination of zoning districts, including Corridor Mixed Use 2 (CMU2), Mixed Residential 3 (NX3), and Parks and open space 1 (P1).

Upon Council approval, this annexation requires a change in the boundaries of Ward 5. Two readings are required for this action.

FISCAL EFFECTS
This application has no financial impact on the Planning Division Budget.

STAKEHOLDERS
April 27, 2026 City Council Meeting.
This item was initially intended to be heard at the April 27th City Council Meeting. At the time of the meeting, the applicant requested a delay of the item to the May 11, 2026 City Council Meeting to allow additional time for the landowner and the City to finalize details surrounding the annexation agreement. Staff supported the request for the delay. As a matter of procedure, the City Council opened the joint public hearing for public comment. No member of the public had a comment. City Council then closed the public hearing. Council moved to move this item to the May 11, 2026 City Council meeting and another public hearing at that time.

May 11,2026 City Council Meeting.
This item was heard in full on the May 11th City Council Meeting. Staff made their presentation on the Annexation and Zone Change. Council Member Aspenlieder asked about details regarding the reimbursement of sewer lines in the Development Agreement. Mac Fogelsong with the Public Works Division reiterated that reimbursements are required by law. Council Member Aspenlieder emphasized the language in the Development Agreement should be explicit about the reimbursement of the wastewater lines. Mac Fogelsong and City Administrator Chris Kukulski affirmed that is acceptable. Council Member Aspenlieder asked the City Administrator about the current status of the settlement agreement between the City and Knife River Corp. Chris Kukulski and Mac Fogelsong commented there is an ongoing dispute regarding the settlement, where the city is claiming that they met the requirements of the settlement, and Knife River Corp is disputing the claim. Councilmember Shaw asked about the inclusion of a

specific park maintenance district with this annexation, as it appears to be outside that PMD's jurisdictional area. Staff clarified this was an error in the presentation itself, the correct PMD was listed in the staff report. Council Member Neese asked about the location of zoned parkland area on the proposed zoning map. Staff responded that this parkland's layout will coincide with the proposed trail network on the adjacent land, which is to contain the future reservoir for the City of Billings. The applicant's agent, Kolten Knatterud of IMEG Engineering, spoke up about the layout, reiterating that the proposed roadway and phasing of project required the parkland layout. Council Members then asked Mac Long, of Knife River Corporation, about the ongoing dispute regarding the settlement agreement between the City and Knife River Corp. Mac affirmed their position the city has not met the requirements of the settlement to their satisfaction. Councilmember Boyett stated he was not comfortable approving these items until the dispute surrounding the settlement agreement was resolved.

City Council then opened the item for public comment. There was no public comment. On May 11, 2026, Council postponed this annexation/zone change for up to 90 days until the associated dispute between the City and Knife River was resolved. On June 8, 2026, Council approved an Addendum to the Mutual Release and Settlement Agreement, resolving all disputes related to the property associated with the annexation.

ALTERNATIVES

City Council may:

- Approve adding the subject property to Ward 5, or;
- Disapprove adding the subject property to Ward 5. Disapproval will not modify the boundary of Ward 5 and will create a problem where property inside the City Limits is not within a City Ward.

Attachments

Ward Boundary Ordinance 26-02

ORDINANCE NO. 26-_____

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 5 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 5 the following described real property:

Lot 1, Block 1, LONG SUBDIVISION, LESS 0.57 acres for Shiloh Road, as recorded under Document No. 1755400, records of Yellowstone County, Montana, including all adjacent Rights-of-Way. Said Annexation containing 76.05 acres net and gross, more or less.

(# 26-02) See Exhibit "A" Attached

2. EFFECTIVE DATE. This ordinance shall be effective either thirty (30) days after second reading and final adoption as provided by law, or upon the effective date of Resolution No. 26-_____ approving the annexation of the above territory, whichever date is later.

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

4. 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.

PASSED by the City Council on the first reading this 22nd day of June, 2026.

PASSED by the City Council on the second reading this 13th day of July, 2026.

THE CITY OF BILLINGS:

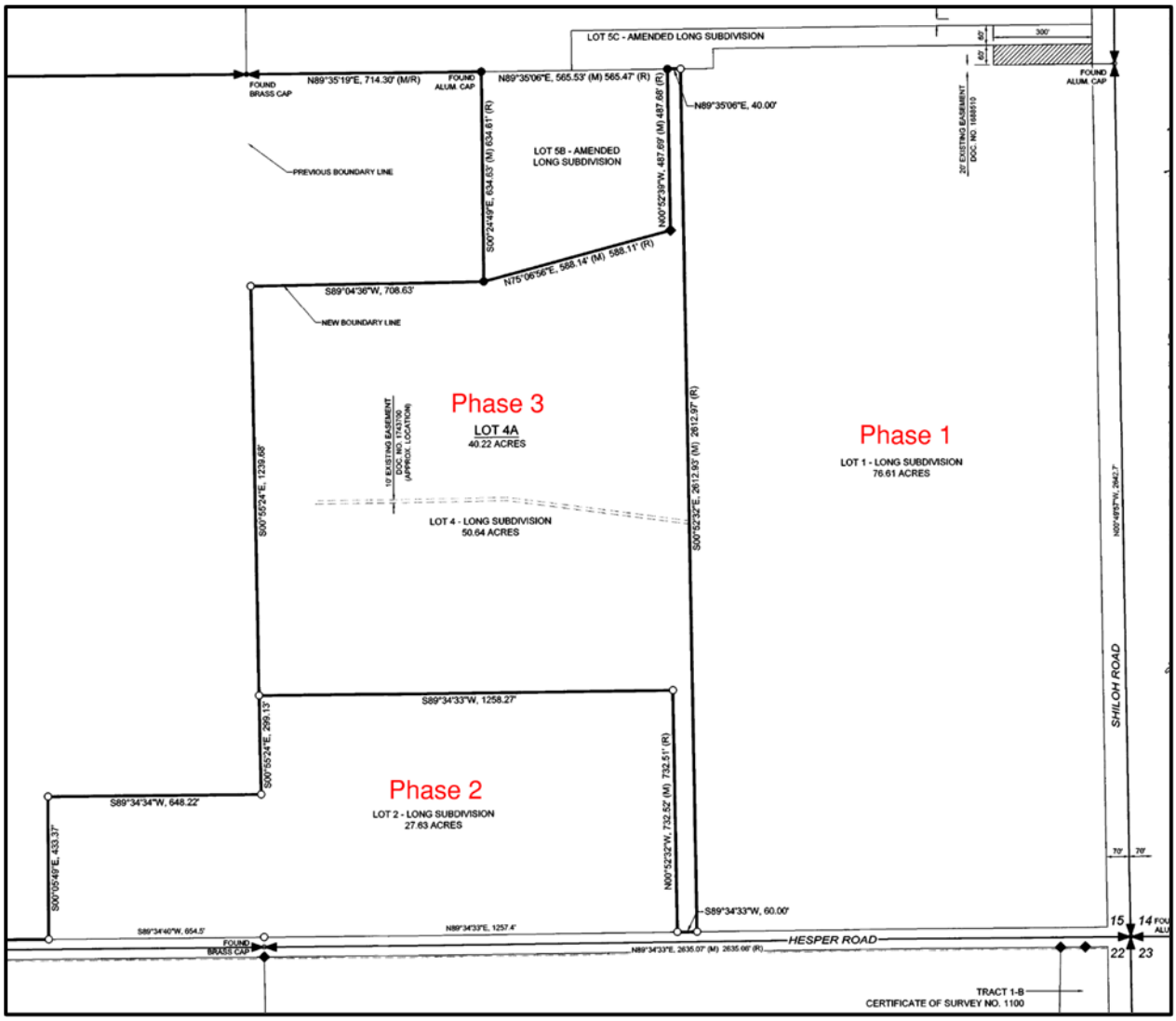
_____
Mike Nelson, MAYOR

ATTEST:

BY: _____
Denise Bohlman, CITY CLERK

(#26-02)

“Exhibit A”


LOT 5C - AMENDED LONG SUBDIVISION
FOUND BRASS CAP
N89°35'19"E, 714.30' (M/R)
FOUND ALUM. CAP
N89°35'06"E, 565.53' (M) 565.47' (R)
N89°35'06"E, 40.00'
FOUND ALUM. CAP
PREVIOUS BOUNDARY LINE
LOT 5B - AMENDED LONG SUBDIVISION
S00°24'49"E, 634.53' (M) 634.61' (R)
N00°52'39"W, 487.69' (M) 487.68' (R)
20' EXISTING EASEMENT DOC. NO. 1888510
N75°06'56"E, 588.14' (M) 588.11' (R)
S89°04'36"W, 708.63'
NEW BOUNDARY LINE
Phase 3
LOT 4A
40.22 ACRES
10' EXISTING EASEMENT DOC. NO. TO BE DETERMINED (APPROX. LOCATION)
Phase 1
LOT 1 - LONG SUBDIVISION
76.61 ACRES
S00°55'24"E, 1239.68'
LOT 4 - LONG SUBDIVISION
50.64 ACRES
S00°52'34"E, 2612.93' (M) 2612.97' (R)
N00°49'57"W, 2642.7'
SHILOH ROAD
S89°34'33"W, 1258.27'
S00°55'24"E, 299.15'
Phase 2
LOT 2 - LONG SUBDIVISION
27.63 ACRES
S89°34'34"W, 648.22'
S00°05'49"E, 433.37'
N00°52'32"W, 732.52' (M) 732.51' (R)
70'
70'
S89°34'33"W, 60.00'
S89°34'40"W, 654.5'
N89°34'33"E, 1257.4'
15
14
FOUND BRASS CAP
N89°34'33"E, 2635.07' (M) 2635.06' (R)
HESPER ROAD
22
23
TRACT 1-B
CERTIFICATE OF SURVEY NO. 1100