



ROOM A | 130 6TH STREET WEST
COLUMBIA FALLS, MT 59912

PHONE (406) 892-4391
FAX (406) 892-4413

**CITY COUNCIL REGULAR MEETING
AGENDA
MONDAY, JUNE 06, 2022
COUNCIL CHAMBERS CITY HALL**

FINANCE COMMITTEE – 6:30 P.M

(Barnhart, Piper, Robinson)

NOTE: The Regular Council Meeting is held in the Council Chambers as well as by virtual meeting. Please contact City Clerk Barb Staland no later than 6 pm on the night of the meeting to obtain ZOOM meeting access by calling (406) 892-4391 or email staalandb@cityofcolumbiafalls.com

REGULAR MEETING – 7:00 P.M.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

CONSENT AGENDA:

1. Approval of Claims - June 6, 2022 - \$126,512.50
2. Approval of Payroll Claims - May 27, 2022 - \$124,970.68
3. Approval of May 16, 2022 Regular City Council Meeting Minutes
4. Approval of MOU - Flathead County EMS - June 1, 2022 - May 31, 2023

VISITORS/PUBLIC COMMENT (Items not on agenda)

EMPLOYEE RECOGNITION:

5. Employee Recognition - Angela Burns, Police Department Office Assistant - 5 years

NOTICE OF PUBLIC HEARINGS/PUBLIC HEARINGS:

6. **Request a Conditional Use Permit to Construct Two Six-Plex Apartments in the Columbia Falls Zoning Jurisdiction:**

A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there

will be a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County

- a. Adopt Staff Report CCU-22-02 as Findings of Fact
- b. Approve Conditional Use Permit (See Resolutions)

7. Request to Change the Zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 10 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County.

- a. Adopt Staff Report CZC-22-01 as Findings of Fact
- b. Approve Zone Change (See Ordinances)

8. Public Hearing - Noise Ordinance, Chapter 9.17:

On June 6, 2022, during the 7:00 p.m. regular council meeting, the City Council of the City of Columbia Falls, shall conduct a public hearing for the purpose of adopting Chapter 9.17 Noise in the Columbia Falls Municipal Code.

The City Council established a Noise Ordinance Committee that reviewed the current code and recommended adopting an amended code at the Regular Council Meeting held May 16, 2022. The Noise Ordinance is intended to protect, preserve, and promote the health, safety, welfare, peace and quiet of the residents and visitors of Columbia Falls through the reduction, control and prevention of loud and raucous noise or any noise which unreasonably disturbs, injures or endangers their comfort, repose, health, peace or safety, or causes public inconvenience, annoyance, or alarm to reasonable individuals or ordinance sensitivity.

The proposed Chapter 9.17 Noise is available for review at the office of the City Clerk, City of Columbia Falls 130 6th Street West, Columbia Falls, MT. Persons may contact the City Clerk or City Manager at 406-892-4391 or 130 6th Street West, Columbia Falls, MT for more information about the hearing.

Responses to the public hearing may be in writing addressed to the City Clerk at 130 6th Street West, Columbia Falls, MT 59912 or delivered in person to the City Council during the hearing.

NEW BUSINESS:

- [9.](#) Authorize Call for Bids - 12th Ave West EDA Project
- [10.](#) Movie Night Park Hours Request
- [11.](#) Mayoral Proclamation - June 25, 2022 Lemonade Day in Columbia Falls
- [12.](#) Approval - CDBG Planning Grant Application - Housing Study

ORDINANCES / RESOLUTIONS:

13. Resolution # 1875:

A Resolution of the City Council of the City of Columbia Falls, Montana, Approving an Application for a Conditional Use Permit by Big Sky Living, LLC to Construct One Six-Plex Condominium to be placed on Each of Lots 166 and 167, Hilltop Homes Subdivision, Section 18, Township 30 North, Range 20 West, P.M.M., Flathead County.

14. First Reading - Ordinance # 817:

An Ordinance of the City Council of the City of Columbia Falls, Montana, Amending the Columbia Falls Zoning Map from CR-5 Two Family Residential to CR-3 One-Family Residential at 1115 Nucleus Avenue Further Described as Lot 3, Block 10 Of Nucleus Addition In Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County, Montana.

15. First Reading - Ordinance # 818 - Adopting Chapter 9.17 Noise

An Ordinance of the City Council of the City of Columbia Falls, Montana Adding Chapter 9.17 Noise

REPORTS / BUSINESS FROM MAYOR & COUNCIL

CITY MANAGER REPORT

Project Updates

Resort Tax Update thru May 31, 2022

Short-term Vacation Rental Discussion and Review

CITY ATTORNEY REPORT

MISCELLANEOUS

- [16.](#) Correspondence
- [17.](#) Fire Department Activity - April and May, 2022
- [18.](#) Financial Report - April 2022

ADJOURN

Next Scheduled Meetings:

City Council – Regular Meeting, **June 20,2022** – 7:00 PM

Planning Board - July 12, 2022

06/03/22
11:57:44

CITY OF COLUMBIA FALLS
Claim Approval List
For the Accounting Period: 6/22

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Report ID: AP100V

* ... Over spent expenditure

Claim/	Check	Vendor #/Name/	Document \$/	Disc \$						Cash
		Invoice #/Inv Date/Description	Line \$		PO #	Fund Org	Acct	Object	Proj	Account
*** Claim from another period (5/22) ****										
43167		3112 406 CLEANING OF COLUMBIA FALLS	3,600.00							
	160	05/24/22 FAC-MAY JANITORIAL SERVICE	3,600.00			1000	411200	399		101000
		Total for Vendor:	3,600.00							
43199		912 BIG SKY FIRE EQUIPMENT	1,405.35							
		FIRE HELMET X3								
		HELMET FRONT X4								
	0502062	05/19/22 FIRE-FIRE HELMET & HELMET FRN	1,405.35			1000	420400	226		101000
		Total for Vendor:	1,405.35							
*** Claim from another period (5/22) ****										
43191		2633 BIGGY'S LANDSCAPE SERVICE INC	3,180.00							
		GRANT FUNDING UCF THROUGH DNRC								
	27295	05/11/22 ARBOR DAY TREE INSTALL	1,590.00*			1000	410132	390		101000
	27295	05/11/22 ARBOR DAY TREE INSTALL	1,590.00*			1000	410131	390		101000
		Total for Vendor:	3,180.00							
*** Claim from another period (5/22) ****										
43152		1260 CARQUEST AUTO PARTS	29.79							
	19553	05/12/22 PRKS-ANTIFREEZE 1GAL	13.48			1000	460400	240		101000
	20028	05/23/22 SWR-WRENCHES/SOCKETS	14.26			5310	430600	212		101000
	20098	05/24/22 SWR-RETURN WRENCHES	-7.74			5310	430600	212		101000
	20022	05/23/22 SWR-SOCKETS	9.79			5310	430600	212		101000
		Total for Vendor:	29.79							
*** Claim from another period (5/22) ****										
43189		3028 CENTURYLINK - BUSINESS SERVICES	1,429.42							
	292944146	05/20/22 ADMIN-4/20/22-5/20/22	31.96			1000	410400	345		101000
	292944146	05/20/22 FIN-4/20/22-5/20/22	99.82			1000	410500	345		101000
	292944146	05/20/22 COMP-4/20/22-5/20/22	832.96*			1000	410580	345		101000
	292944146	05/20/22 PD-4/20/22-5/20/22	159.80			1000	420100	345		101000
	292944146	05/20/22 FD-4/20/22-5/20/22	51.87			1000	420400	345		101000
	292944146	05/20/22 BLDG-4/20/22-5/20/22	15.98			2394	420500	345		101000
	292944146	05/20/22 WTR-4/20/22-5/20/22	34.62			5210	430500	345		101000
	292944146	05/20/22 SWR-4/20/22-5/20/22	34.62*			5310	430600	345		101000
	292944146	05/20/22 STRS-4/20/22-5/20/22	7.99			2500	430200	345		101000
	292944146	05/20/22 CRTS-4/20/22-5/20/22	159.80			1000	410360	345		101000
		Total for Vendor:	1,429.42							

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*** Claim from another period (5/22) ****								
43175	E	997 CENTURYLINK - ELECTRONIC PAY	854.96					
APRIL 2022								
	051822	05/18/22 CRTS-4/19/22-5/18/22	31.60			1000 410360	345	101000
	051822	05/18/22 PD-4/19/22-5/18/22	126.65			1000 420100	345	101000
	051822	05/18/22 FD-4/19/22-5/18/22	63.55			1000 420400	345	101000
	051822	05/18/22 POOL-4/19/22-5/18/22	59.65*			1000 460445	345	101000
	051822	05/18/22 STRTS-4/19/22-5/18/22	133.16			2500 430200	345	101000
	051822	05/18/22 WTR-4/19/22-5/18/22	202.69			5210 430500	345	101000
	051822	05/18/22 SWR-4/19/22-5/18/22	237.66*			5310 430600	345	101000
		Total for Vendor:	854.96					
*** Claim from another period (5/22) ****								
43148		14 CITY OF COLUMBIA FALLS	421.70					
	052322	05/23/22 FAC-4/18-5/17/22	111.53			1000 411200	342	101000
	052322	05/23/22 FD-4/18-5/17/22	31.16			1000 420400	342	101000
	052322	05/23/22 PRKS-4/18-5/17/22	50.30			1000 460400	342	101000
	052322	05/23/22 STRS-4/18-5/17/22	96.61			2500 430200	342	101000
	052322	05/23/22 WTR-4/18-5/17/22	46.87			5210 430500	342	101000
	052322	05/23/22 SWR-4/18-5/17/22	85.23			5310 430600	342	101000
		Total for Vendor:	421.70					
*** Claim from another period (5/22) ****								
43178		1711 COMFORT SYSTEMS USA	221.25					
ANNUAL POOL MAINTENANCE AS PER AGREEMENT.								
	92007843	05/16/22 POOL-ANNUAL BOILER MAINT.	221.25			1000 460445	360	101000
		Total for Vendor:	221.25					
*** Claim from another period (5/22) ****								
43194		2943 CORE & MAIN LP	113.71					
	Q904824	05/25/21 WTR-VALVE BOX 14" EXT	113.71			5210 430500	240	101000
		Total for Vendor:	113.71					
*** Claim from another period (5/22) ****								
43165		1797 DEPARTMENT OF ADMINISTRATION	72.84					
	SITSD50598	05/17/22 PD-ITSD/EMAIL 4/1-4/30/22	72.84			1000 420100	355	101000
		Total for Vendor:	72.84					

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*** Claim from another period (5/22) ****										
43174		999999 DPHHS-AWACS	215.30							
STATE OF MT SENT ASSISTANCE PAYMENT FOR GENE SKARE AT 290 DAWN DRIVE IN COLUMBIA FALLS. THIS ADDRESS IS NOT ON CITY SERVICES. WE ARE RETURNING THE PAYMENT BACK TO THE STATE.										
		0009904372 03/31/22 RTN STATE ASSISTANCE PMT	215.30			1000 366000				101000
		Total for Vendor:	215.30							
43204	E	1879 EVERGREEN WASTE CONNECTIONS	586.99							
		060122 06/01/22 FAC-5/1/22-6/30/22	78.64			1000 411200	340			101000
		060122 06/01/22 STRS-5/1/22-6/30/22	231.19			2500 430200	340			101000
		060122 06/01/22 WTR-5/1/22-6/30/22	118.94*			5210 430500	340			101000
		060122 06/01/22 SWR-5/1/22-6/30/22	65.50			5310 430600	340			101000
		060122 06/01/22 PRKS-5/1/22-6/30/22	92.72*			1000 460400	340			101000
		Total for Vendor:	586.99							
*** Claim from another period (5/22) ****										
43156		1383 FASTENAL COMPANY	120.47							
		MTKAL25155 05/11/22 STRS-NUTS, SCREWS, WASHERS	70.25			2500 430200	240			101000
		MTKAL25197 05/20/22 STRS-NUTS, SCREWS, WASHERS	50.22			2500 430200	240			101000
		Total for Vendor:	120.47							
*** Claim from another period (5/22) ****										
43154		438 FERGUSON WATERWORKS	3,737.31							
		0821521 05/23/22 FD-FILL VALVE REPLACEMENT	107.20			1000 420400	220			101000
		0819380 05/11/22 WTR-SAMPLING REPAIR KITS	62.97			5210 430500	240			101000
		0818394-1 05/25/22 WTR-NEW GLACIER GATEWAY MET	388.76			5210 430500	230			101000
		0816903 05/16/22 WTR-6" HYDRANT VALVES	2,151.80			5210 430500	240			101000
		0820747 05/26/22 WTR-CHECK VLVS/ METER SPUDS	1,026.58			5210 430500	230			101000
		Total for Vendor:	3,737.31							
*** Claim from another period (5/22) ****										
43177		3104 FIRST CALL COMPUTER SOLUTIONS,	1,700.00							
JUNE IT SERVICES										
		80545 06/01/22 COMP-JUNE IT SERVICES	1,700.00			1000 410580	355			101000
		Total for Vendor:	1,700.00							

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*** Claim from another period (5/22) ****								
43166		1892 FLATHEAD COUNTY	675.00					
	5730 05/23/22	OWNER LIST-JACK ALTON	75.00*			1000 411000	390	101000
	5729 05/23/22	OWNER LIST-RIVER HIGHLANDS INC	75.00*			1000 411000	390	101000
	5728 05/26/22	OWNER LIST-ANDREW LAWRENCE	75.00*			1000 411000	390	101000
	5721 05/17/22	OWNER LIST-BERGFORD	75.00*			1000 411000	390	101000
	5716 05/12/22	OWNER LIST-BERTALOT	75.00*			1000 411000	390	101000
	5734 05/25/22	OWNER LIST-HILGERS	75.00*			1000 411000	390	101000
	5732 05/25/22	OWNER LIST-1129 12TH W LLC	75.00*			1000 411000	390	101000
	5731 05/25/22	OWNER LIST-HINES	75.00*			1000 411000	390	101000
	5739 05/27/22	OWNER LIST- LUCKY PEACH LLC	75.00*			1000 411000	390	101000
		Total for Vendor:	675.00					
*** Claim from another period (5/22) ****								
43195		3019 FLATHEAD PUBLISHING GROUP	1,787.55					
	i00532720 05/25/22	PD-PATROLMAN JOB AD	1,787.55*			1000 420100	390	101000
		Total for Vendor:	1,787.55					
*** Claim from another period (5/22) ****								
43187		999999 FRANKLIN, MATTHEW	86.78					
	052622 05/26/22	WTR-DEPOSIT REFUND 08167.03	86.78			5210 214010		101000
		Total for Vendor:	86.78					
*** Claim from another period (5/22) ****								
43172		2263 GCR COLUMBIA FALLS TIRE CENTER	135.00					
	807-5049 05/17/22	PRKS- JOHN DEERE MOWER TIRE	135.00*			1000 460400	232	101000
		Total for Vendor:	135.00					
*** Claim from another period (5/22) ****								
43183		1378 GLACIER CLEAN CAR WASH	300.00					
	138-2022 05/26/22	PD-FLEET WASH CARD-33073	200.00			1000 420100	361	101000
	137-2022 05/26/22	WTR-FLEET WASH CARD-131074	100.00*			5210 430500	361	101000
		Total for Vendor:	300.00					
*** Claim from another period (5/22) ****								
43160		2806 HANSON'S HARDWARE	466.69					
	601249 05/09/22	STRS-DRAIN OPENER, ZINC CONNEC	40.98			2500 430200	240	101000
	601252 05/09/22	STRS-RTN DRAIN OPENER	-34.99			2500 430200	240	101000
	601252 05/09/22	STRS-DRAIN OPENER	18.99			2500 430200	240	101000
	601428 05/20/22	POOL-SIMPLE GREEN CLEANER	33.47			1000 460445	240	101000
	601247 05/09/22	STRS-PLUNGER/CADDY	14.99			2500 430200	240	101000
	601374 05/17/22	WTR-MISC SCREWS	11.40			5210 430500	240	101000

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Claim/	Check	Vendor #/Name/ Invoice #/Inv Date/Description	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
	601403	05/19/22 PRKS-ZIP TIES	15.99			1000 460400	220	101000
	601266	05/09/22 PRKS-THREADLOCKER	8.99*			1000 460400	212	101000
	601166	05/03/22 PRKS-PAINT TRAY, ROLLER SET	10.99			1000 460400	240	101000
	601417	05/19/22 STRS-MISC SCREWS	13.42			2500 430200	240	101000
	601430	05/20/22 FD-SWIFFER, REFILLS, PWR STRIP	31.97			1000 420400	240	101000
	601434	05/20/22 SWR-PACKING TAPE/ BULBS	32.98			5310 430600	220	101000
	601389	05/18/22 SWR-WIRE TRIMMER	14.99			5310 430600	212	101000
	601246	05/09/22 STRS-DRAIN AUGER	31.99			2500 430200	240	101000
	601223	05/06/22 PRKS-WEED KILLER	32.99			1000 460400	221	101000
	601512	05/25/22 SWR-GALV ELBOW / BUSHING	7.46			5310 430600	240	101000
	601523	05/26/22 SWR-HOSE BARB/ GATE VALVE	34.24			5310 430600	240	101000
	601476	05/23/22 SWR-SOCKET SET 7 PC	24.99			5310 430600	212	101000
	601481	05/24/22 STRS-WASHERS/UTILITY KNIFE	26.86			2500 430200	240	101000
	601494	05/24/22 SWR-GALV NIPPLE / LS MAINT	2.78			5310 430600	240	101000
	601539	05/27/22 STRS-2" BALL VALVE	79.99			2500 430200	240	101000
	601501	05/25/22 SWR-GLAV ELBOW / LS MAINT	1.99			5310 430600	240	101000
	601530	05/26/22 SWR-HALV HEX BUSHING	2.98			5310 430600	240	101000
	601502	05/25/22 SWR-PVC TUBING	1.77			5310 430600	240	101000
	601503	05/25/22 SWR-GLAV NIPPLE/ ELBOW LS MANT	4.48			5310 430600	240	101000
		Total for Vendor:	466.69					
		*** Claim from another period (5/22) ****						
43170		1659 HIGH COUNTRY LINEN SUPPLY	261.70					
	0503176	05/23/22 FAC-CITY HALL, POLC, CRT, FIN	226.61*			1000 411200	224	101000
	0503177	05/23/22 FAC-FIRE HALL	35.09*			1000 411200	224	101000
		Total for Vendor:	261.70					
43202		2849 J2 BUSINESS PRODUCTS	343.14					
	1176795-0	05/27/22 WTR-COPY PAPER	42.70			5210 430500	210	101000
	1176795-0	05/27/22 SWR-COPY PAPER	42.70			5310 430600	210	101000
	1176795-0	05/27/22 FIN-COPY PAPER	42.70			1000 410500	210	101000
	1171182-0	05/13/22 WTR-RUBBER BANDS	3.88			5210 430500	210	101000
	1171182-0	05/13/22 SWR-RUBBER BANDS	3.88			5310 430600	210	101000
	1171182-0	05/13/22 FIN-RUBBER BANDS	3.88			1000 410500	210	101000
	1171181-0	05/13/22 WTR-RUBBER BANDS	3.88			5210 430500	210	101000
	1171181-0	05/13/22 SWR-RUBBER BANDS	3.88			5310 430600	210	101000
	1171181-0	05/13/22 FIN-RUBBER BANDS	3.88			1000 410500	210	101000
	1174341-1	05/23/22 PD-TONERS/ CD HOLDER	175.71*			1000 420100	210	101000

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	1174341-0	05/20/22 PD-CLASP ENVELOPES	16.05*			1000	420100	210		101000
		Total for Vendor:	343.14							
		*** Claim from another period (5/22) ****								
43157		1504 KALISPELL COPY CENTER	650.61							
	227703	05/11/22 STRS-SPECIAL EVENT SIGNS	137.97*			2500	430200	242		101000
	227703	05/11/22 STRS-STRIPING PAINT/ VALVE MKR	108.96			2500	430200	220		101000
	228133	05/20/22 STRS-DELINEATORS 12EA	403.68*			2500	430200	242		101000
		Total for Vendor:	650.61							
		*** Claim from another period (5/22) ****								
43192		3078 KLJ ENGINEERING LLC	10,002.50							
		COLUMBIA FALLS 2022 RAISE GRANT DEVELOPMENT								
	10169235	05/20/22 ADMN-RAISE GRANT DEVELOPMENT	10,002.50			1000	410100	399		101000
		Total for Vendor:	10,002.50							
43201		2590 L.N. CURTIS & SONS	5,206.10							
	INV600056	05/26/22 FD- SCBAS FLOW TESTING	2,457.00			1000	420400	394		101000
	INV597937	05/19/22 FD-ANNUAL SRVE TEST COMPRES	2,749.10*			1000	420400	360		101000
		Total for Vendor:	5,206.10							
		*** Claim from another period (5/22) ****								
43179		2047 LAURIE'S DELI	22.66							
		FISHING POND MEETING 2 PEOPLE								
	042722	02/23/22 ADMIN-FISHING POND MEETING	22.66			1000	410400	380		101000
		Total for Vendor:	22.66							
		*** Claim from another period (5/22) ****								
43171		162 LOGAN HEALTH - WHITEFISH	17.85							
	2438664	05/18/22 PD-EVID BLOOD COLLECTION	17.85*			1000	420100	390		101000
		Total for Vendor:	17.85							
		*** Claim from another period (5/22) ****								
43149		1493 MAHUGH FIRE & SAFETY	15.00							
	101547	05/11/22 FD-1.0" BOOSTER HOSE RECOUPLE	15.00*			1000	420400	360		101000
		Total for Vendor:	15.00							
		*** Claim from another period (5/22) ****								
43158		735 MASTER TECH REPAIR	30.00							
	7080-15	05/04/22 PRKS-SHARPEN BLADES	30.00			1000	460400	360		101000
		Total for Vendor:	30.00							

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CITY OF COLUMBIA FALLS
Claim Approval List
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* ... Over spent expenditure

Claim/	Check	Vendor #/Name/ Invoice #/Inv Date/Description	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
		*** Claim from another period (5/22) ****						
43185		999999 MESSERSCHMIDT, EMILY	211.30					
	052622	05/26/22 WTR-DEPOSIT REFUND 08177.02	211.30			5210 214010		101000
		Total for Vendor:	211.30					
		*** Claim from another period (5/22) ****						
43161		631 MONTANA DEPT. OF ENVIRONMENTAL	30.00					
	5R2201579	05/09/22 WTR-C. BECKER WTR RENWL FEE	30.00			5210 430500	335	101000
		Total for Vendor:	30.00					
		*** Claim from another period (5/22) ****						
43151		3152 MONTANA ELITE LLC	100.00					
UV LIGHT SYSTEM REPAIR								
	2213-1	05/09/22 SWR-UV LIGHTS REPAIR	100.00*			5310 430600	360	101000
		Total for Vendor:	100.00					
43197		3119 MONTANA TRUCK WORKS, LLC	4,916.24					
	210458	05/31/22 FD-2009 KENWORTH #491 REPAIR	537.10*			1000 420400	361	101000
	210464	05/31/22 FD-2012 ROSENBAUER #433 REPAIR	918.06*			1000 420400	361	101000
	210469	05/31/22 FD-2012 ROSENBAUER #433 REPAIR	3,461.08*			1000 420400	361	101000
		Total for Vendor:	4,916.24					
43206		722 MORRISON-MAIERLE, INC.	42,540.25					
12TH AVE IMPROVEMENTS, ON CALL SERVICES, ROADWAY OVERLAY PROJECTS - HILLTOP AND WATER MODEL UPDATE								
	000220957	06/01/22 12TH AVE W IMPROVEMENTS	29,778.74			2959 470300	930	101000
	000220958	06/01/22 WTR-ON CALL SERVICES	147.00*			5210 430500	354	101000
	000220958	06/01/22 SWR-ON CALL SERVICES	147.00			5310 430600	354	101000
	000220956	06/01/22 WTR-WATER MODEL UPDATE	4,500.00*			5210 430500	354	101000
	000220955	06/01/22 STRS-ROADWAY OVERLAY PROJEC	7,967.51			4040 430200	950	101000
		Total for Vendor:	42,540.25					
		*** Claim from another period (5/22) ****						
43164		2707 MOUNTAIN ALARM	90.75					
ALARM MONITORING 6/1-6/30/22								
	2845793	06/01/22 FAC-CITY HALL JUNE 2022	42.35			1000 411200	366	101000
	2844681	06/01/22 FAC-FD JUNE 2022	48.40			1000 411200	366	101000
		Total for Vendor:	90.75					

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Claim/	Check	Vendor #/Name/	Document \$/	Disc \$						Cash
		Invoice #/Inv Date/Description	Line \$		PO #	Fund Org	Acct	Object	Proj	Account
		*** Claim from another period (5/22) ****								
43186		999999 MUMFORD, HENRY	186.62							
	052622	05/26/22 WTR-DEPOSIT REFUND 08168.04	186.62			5210	214010			101000
		Total for Vendor:	186.62							
		*** Claim from another period (5/22) ****								
43159		52 NAPA AUTO PARTS	301.28							
	005895	05/19/22 STRS-ALUM STEP FOR TRUCK	104.98			2500	430200	232		101000
	005612	05/17/22 WTR-PLIERS	30.99			5210	430500	212		101000
	005072	05/12/22 STRS-IGNITION SWITCH	28.26			2500	430200	232		101000
	005915	05/19/22 SWR-NON-DET 30W OIL	64.89			5310	430600	231		101000
	006340	05/23/22 SWR-SOCKET	5.99			5310	430600	212		101000
	229333	05/23/22 SWR-8 PIECE SOCKET SET	8.69			5310	430600	212		101000
	006739	05/26/22 STRS-BRAKE CLEANER	57.48			2500	430200	240		101000
		Total for Vendor:	301.28							
43205		908 NEWMAN SIGNS, INC.	534.27							
	INV039863	05/31/22 STRS-SCHOOL ZONE SIGNS	534.27*		3	2500	430200	242		101000
		Total for Vendor:	534.27							
43198		520 NORCO, INC.	12.09							
	35059672	05/31/22 STRS-CYLNDR RENT MAY 2022	12.09			2500	430200	220		101000
		Total for Vendor:	12.09							
		*** Claim from another period (5/22) ****								
43155		2816 O'REILLY AUTO PARTS	45.27							
	390249	05/16/22 PD-WIPERS FOR CAR #20	37.28			1000	420100	232		101000
	391025	05/22/22 PD-MOTOR OIL CAR #20	7.99*			1000	420100	231		101000
		Total for Vendor:	45.27							
		*** Claim from another period (5/22) ****								
43169		3085 ORTHOPEDIC REHAB INC	200.00							
ACCT#32956										
	76039	05/13/22 PD-PRE-EMPLOYMENT SCREENINGS	200.00*			1000	420100	390		101000
		Total for Vendor:	200.00							
43200		3170 PARK & PLAY USA, LLC	1,800.00							
		PARK BENCH FOR MARYANN COLLINS MEMORIAL. CITY WILL BE REIMBURSED THE COST WHEN PROJECT IS COMPLETE.								
	600059	05/31/22 PRKS-MEMORIAL BENCH M COLLINS	1,800.00			1000	460400	225		101000
		Total for Vendor:	1,800.00							

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CITY OF COLUMBIA FALLS
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Claim/	Check	Vendor #/Name/ Invoice #/Inv Date/Description	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
		*** Claim from another period (5/22) ****						
43162		1181 PARSONS TRACTOR & IMPLEMENT	116.39					
	01-82392	05/13/22 PRKS-KUBOTA MOWER PARTS	116.39*			1000 460400	232	101000
		Total for Vendor:	116.39					
		*** Claim from another period (5/22) ****						
43182		3100 PEDROS PROPERTIES	1,400.00					
		REPLACE WATERLINE AT 221 2ND AVE W						
	2022-055	05/09/22 WTR-LINE REPLACE 221 2ND AVE	1,400.00			5210 430500	360	101000
		Total for Vendor:	1,400.00					
		*** Claim from another period (5/22) ****						
43184		999999 PETKOVIC, MARIJA	188.58					
	052622	05/26/22 WTR-DEPOSIT REFUND 08177.03	188.58			5210 214010		101000
		Total for Vendor:	188.58					
		*** Claim from another period (5/22) ****						
43193		2769 RESPONSE EQUIPMENT SPECIALISTS,	2,323.35					
		REPAIR 2020 RAM AFTER ACCIDENT						
	4589	05/24/22 PD-2020 RAM REPAIR	2,323.35			1000 420100	361	101000
		Total for Vendor:	2,323.35					
		*** Claim from another period (5/22) ****						
43180		1042 SANDS SURVEYING, INC.	3,691.25					
	35703	05/25/22 P/Z-ROUTINE SRVS 4/19/22-5/23	3,691.25			1000 411000	399	101000
		Total for Vendor:	3,691.25					
		*** Claim from another period (5/22) ****						
43190		2890 SPOKANE HOUSE OF HOSE, INC	23.94					
	938553	05/26/22 SWR-CAMLOCK AL 1"	23.94			5310 430600	240	101000
		Total for Vendor:	23.94					
		*** Claim from another period (5/22) ****						
43168		1978 STAALAND, BARB	111.93					
		CITY HALL FLOWERS						
	GZ0C	05/24/22 FAC-CITY HALL FLOWERS	111.93*			1000 411200	220	101000
		Total for Vendor:	111.93					
43196		3068 SUPERIOR LAND & LAWN CARE LLC	200.00					
		LAWN MOWING						
	20100524	06/01/22 FD-LAWN MOWING STA #42	200.00*			1000 420400	399	101000
		Total for Vendor:	200.00					

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* ... Over spent expenditure

Claim/	Check	Vendor #/Name/	Document \$/	Disc \$						Cash
		Invoice #/Inv Date/Description	Line \$		PO #	Fund Org Acct	Object	Proj	Account	
*** Claim from another period (5/22) ****										
43163		2699 THE MAIL ROOM, INC	592.03							
	D109230	05/16/22 PD-MAIL SRVS 5/2-5/13/22	17.11*			1000 420100	310		101000	
	D109230	05/16/22 FIN-MAIL SRVS 5/2-5/13/22	33.43			1000 410500	310		101000	
	D109230	05/16/22 WTR-MAIL SRVS 5/2-5/13/22	35.19			5210 430500	310		101000	
	D109230	05/16/22 SWR-MAIL SRVS 5/2-5/13/22	35.19			5310 430600	310		101000	
	D109230	05/16/22 CRT-MAIL SRVS 5/2-5/13/22	49.14			1000 410360	310		101000	
	D109230	05/16/22 PLN-MAIL SRVS 5/2-5/13/22	47.18*			1000 411000	310		101000	
	D109335	05/30/22 PD-MAIL SRVS 5/16-5/27/22	9.16*			1000 420100	310		101000	
	D109335	05/30/22 FIN-MAIL SRVS 5/16-5/27/22	12.17			1000 410500	310		101000	
	D109335	05/30/22 WTR-MAIL SRVS 5/16-5/27/22	89.70			5210 430500	310		101000	
	D109335	05/30/22 SWR-MAIL SRVS 5/16-5/27/22	89.70			5310 430600	310		101000	
	D109335	05/30/22 CRT-MAIL SRVS 5/16-5/27/22	26.95			1000 410360	310		101000	
	D109335	05/30/22 PLN-MAIL SRVS 5/16-5/27/22	147.11*			1000 411000	310		101000	
		Total for Vendor:	592.03							
43203		3084 TW ENTERPRISES INC	4,824.40							
		WWTP BACK UP GEN SET SERVICE AND REPAIR.								
	57995	05/31/22 SWR-GENERATOR EXTRA SERVICE	2,592.96*			5310 430600	360		101000	
	57994	05/31/22 SWR-GENERATOR ANNUAL MAINT	1,491.55*			5310 430600	360		101000	
	57977	05/31/22 SWR-PORTABLE GENERATOR MAINT	739.89*			5310 430600	360		101000	
		Total for Vendor:	4,824.40							
*** Claim from another period (5/22) ****										
43173		523 USA BLUE BOOK	804.17							
	976004	05/11/22 SWR-LAB VAC PUMP	804.17			5310 430600	212		101000	
		Total for Vendor:	804.17							
*** Claim from another period (5/22) ****										
43150		2666 UV DOCTOR LAMPS, LLC	5,403.13							
	15321	04/05/22 SWR-UV BULBS W/SLEEVES	5,403.13			5310 430600	220		101000	
		Total for Vendor:	5,403.13							
*** Claim from another period (5/22) ****										
43181	E	1218 VERIZON WIRELESS	1,245.03							
	9906419936	05/12/22 ADMIN-4/13-5/12/22	22.42			1000 410400	345		101000	
	9906419936	05/12/22 FIN-4/13-5/12/22	22.43			1000 410500	345		101000	
	9906419936	05/12/22 FIRE-4/13-5/12/22	60.36			1000 420400	345		101000	
	9906419936	05/12/22 FAC-4/13-5/12/22	12.43			1000 411200	345		101000	
	9906419936	05/12/22 STRT-4/13-5/12/22	78.69			2500 430200	345		101000	

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Claim/	Check	Vendor #/Name/	Document \$/	Disc \$						Cash
		Invoice #/Inv Date/Description	Line \$		PO #	Fund Org	Acct	Object	Proj	Account
	9906419936	05/12/22 PD-4/13-5/12/22	747.06			1000	420100	345		101000
	9906419936	05/12/22 WTR-4/13-5/12/22	150.82			5210	430500	345		101000
	9906419936	05/12/22 SWR-4/13-5/12/22	101.12*			5310	430600	345		101000
	9906419936	05/12/22 CRT-4/13-5/12/22	49.70			1000	410360	345		101000
		Total for Vendor:	1,245.03							
		*** Claim from another period (5/22) ****								
43188		999999 VERMILYEA, MARK	229.75							
	052622	05/26/22 WTR-DEPOSIT REFUND 00737	229.75			5210	214010			101000
		Total for Vendor:	229.75							
		*** Claim from another period (5/22) ****								
43153		84 WESTERN BUILDING CENTER	465.90							
	4690148	05/24/22 FD-FOLDING STEP ST00L	46.99			1000	420400	212		101000
	4689479	05/18/22 STRS-CONCRETE FOR SIGNS	91.92*			2500	430200	242		101000
	4689414	05/18/22 STRS-WHEELBARROW	179.99			2500	430200	212		101000
	4688779	05/12/22 FD-STATION 42 NUTS & BOLTS	3.87			1000	420400	240		101000
	4689176	05/16/22 PRKS-HOERNER PLAYGROUND SETUP	22.99			1000	460400	240		101000
	4688782	05/12/22 WTR-CUTOFF WHEEL	13.38			5210	430500	220		101000
	4690305	05/25/22 FD-2"GATE VALVE REPAIR	7.98			1000	420400	240		101000
	4690318	05/25/22 SWR-GALV NIPPLE, CAPS, BUSHIN	29.31			5310	430600	240		101000
	4690200	05/24/22 SWR-GALV NIPPLE, CAPS, BUSHIN	39.81			5310	430600	240		101000
	3290841	05/26/22 SWR-BALL VALVE/ GALV ELBOW	23.87			5310	430600	240		101000
	4690407	05/26/22 STRS-CENTER PUNCH	5.79			2500	430200	212		101000
		Total for Vendor:	465.90							
		*** Claim from another period (5/22) ****								
43176		3106 YOUNG BUCKS IRRIGATION LLC	16,234.91							
	2400	05/21/22 PRKS-HOERNER PARK IRRIGATION	15,135.06			4010	460400	930		101000
	2401	05/21/22 PRKS-FENHOLT PARK IRRIGATION	1,099.85			4010	460400	930		101000
		Total for Vendor:	16,234.91							
		# of Claims	59	Total:						126,512.50
		Total Electronic Claims								2,686.98
		Total Non-Electronic Claims								123825.52

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CITY OF COLUMBIA FALLS
Fund Summary for Claims
For the Accounting Period: 6/22

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Fund/Account	Amount
1000 GENERAL FUND	
101000 CASH/CASH EQUIVALENTS	\$46,061.07
2394 BUILDING CODE ENFORCEMENT FUND	
101000 CASH/CASH EQUIVALENTS	\$15.98
2500 SPECIAL STREET MAINTENANCE DISTRICT FUND	
101000 CASH/CASH EQUIVALENTS	\$2,525.73
2959 EDA	
101000 CASH/CASH EQUIVALENTS	\$29,778.74
4010 CAPITAL PROJECTS FUND - Parks	
101000 CASH/CASH EQUIVALENTS	\$16,234.91
4040 CAPITAL PROJECTS FUND - Street	
101000 CASH/CASH EQUIVALENTS	\$7,967.51
5210 WATER ENTERPRISE FUND	
101000 CASH/CASH EQUIVALENTS	\$11,608.91
5310 SEWER ENTERPRISE FUND	
101000 CASH/CASH EQUIVALENTS	\$12,319.65
Total:	\$126,512.50

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CITY OF COLUMBIA FALLS
Claim Approval Signature Page
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Council Meeting Date: 06/06/2022

Claims Submitted to Council: \$ 126,512.50

Claims Denied/Withheld by Council Finance Committee: \$ _____ Claim #'s: _____

Prepared By: Shawn Bates, Finance Director

Shawn Bates

Approved by Susan M. Nicosia, City Manager

Susan Nicosia

City Council to Approve by motion on consent agenda

The following claims are significant:

L.N. Curtis & Sons - \$5,206.10 Annual SCBA flow testing and compressor service (Fund 1000)
UV Doctor Lamps LLC - \$5,403.13 WWTP UV bulb replacements with sleeves (Fund 5310)
KLJ Engineering LLC - \$10,002.50 2022 Raise Grant developement (Fund 1000)
Morrison-Maierle Inc - \$42,540.25 Engineering for 12th Ave W improvements, on call services,
water model update and roadway overlay project. (Fund 2959, 5210, 5310 & 4040)

The remaining claims are routine. Please let me know if you have any questions.
Shawn

05/26/22
17:03:05

CITY OF COLUMBIA FALLS
Payroll Summary For Payrolls from 05/27/22 to 05/27/22

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Total for Payroll Checks

	Employee	Employer	Amount
COMA HOURS (Comp Time Accumulated)	0.75		
COMP HOURS (Comp Time Used)	2.00		42.10
OVER HOURS (Overtime)	60.00		2,435.39
OVRTD HOURS (STEP overtime)	8.00		296.04
REG HOURS (Regular Time)	2,175.00		60,791.84
REG2 HOURS (Addition to Salary)	10.00		409.02
SHFN HOURS (Shift B)	226.00		226.00
SHFQ HOURS (OVT B)	50.00		75.00
SICK HOURS (Sick Time)	180.99		5,477.75
VACA HOURS (Vacation Time Used)	165.01		5,043.65
VOLN HOURS (Not in use)	30.00		1,500.00
GROSS PAY	74,796.79	0.00	
NET PAY	49,081.14	0.00	
NET PAY (CHECKS)	330.80		
NET PAY (DIRECT DEPOSIT)	48,750.34		
AFLAC-POSTTAX	111.67	0.00	
AFLAC-PRETAX	81.08	0.00	
CHILD SUPPORT	88.61	0.00	
CHILD SUPPORT P	413.07	0.00	
CITY OF COLUMBI	20.00	0.00	
FIT	6,082.72	0.00	
FLEX ALLEGIANCE	1,017.16	27.50	
FLEX DEP CARE	208.33	2.50	
FOP	280.00	0.00	
HEALTHINS/PRE	3,458.03	15,774.45	
MEDICARE	1,048.80	1,048.80	
MT ST FIRE ASSO	29.68	0.00	
NATIONWIDE/CITY	0.00	2,298.98	
NATIONWIDE/EMP	387.50	0.00	
P.E.R.S.	3,583.79	4,023.82	
PERS/FURS	317.60	426.24	
PERS/POLICE	2,033.97	3,256.59	
SIT	3,203.00	0.00	
SOCIAL SECURITY	2,785.41	2,785.41	
TEAMSTERS DUES	308.00	0.00	
UNEMPL. INSUR.	0.00	402.60	
UNUM LIFE INS.	118.77	0.00	
WA CHILD SUPPOR	138.46	0.00	
WORKERS' COMP	0.00	2,199.60	
CHARLES SCHWAB	1,487.30	0.00	
FIRST INTERSTAT	1,998.59	0.00	
FREEDOM BANK	1,282.04	0.00	
GLACIER BANK KA	5,154.06	0.00	
GLACIER BANK/CF	18,076.60	0.00	
GLACIER BANK/WF	1,634.89	0.00	
PARKSIDE CR U	9,857.97	0.00	
THREE RIVERS	1,057.97	0.00	
USAA FEDERAL	1,138.34	0.00	

5/27/2022 Payroll
\$ 124,970.48

Baw Staaland

05/26/22
17:03:05

CITY OF COLUMBIA FALLS
Payroll Summary For Payrolls from 05/27/22 to 05/27/22

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USBANK.	2,451.76	0.00
VALLEY BANK KAL	100.00	0.00
VERIDIAN CREDIT	400.00	0.00
WELLS FARGO	1,017.30	0.00
WFISH CR UNION	3,093.52	0.00
FIT/SIT BASE	63,917.66	0.00
MEDICARE BASE	72,331.17	0.00
PERS BASE	70,932.18	0.00
SOC SEC BASE	44,925.90	0.00
UN BASE	73,196.79	0.00
WC BASE	75,386.30	0.00

Total 32,246.49
Total Payroll Expense (Gross Pay + Employer Contributions): 107,043.28
*** PAYROLL REGISTER + VOLUNTEER PAYROLL REGISTER = PAYROLL SUMMARY ***

Check Summary

Payroll Checks Prev. Out.	\$5,054.02
Payroll Checks Issued	\$44,088.70
Payroll Checks Redeemed	\$4,963.90
Payroll Checks Outstanding	\$44,178.82
Electronic Checks	\$80,881.98

Deductions Accrued	Carried Forward From Previous Month	Deduction Checks Issued	Difference	Liab Account
Social Security	5570.82	5570.82		212260
Medicare	2097.60	2097.60		212260
P.E.R.S.	7607.61	7607.61		212270
Unempl. Insur.	402.60	1982.70	2385.30	212210
Workers' Comp	2199.60	10431.88	12631.48	212220
FIT	6082.72	6082.72		212260
SIT	3203.00	3203.00		212260
AFLAC-PRETAX	81.08	162.16		212230
NATIONWIDE/EMP	387.50	387.50		212280
Teamsters dues	308.00	616.00		212310
PERS/Police	5290.56	5290.56		212240
NATIONWIDE/CITY	2298.98	2298.98		212280
AFLAC-POSTTAX	111.67	223.34		212230
PERS/FURS	743.84	743.84		212275
MT ST FIRE ASSO	29.68	29.68		212315
HEALTHINS/PRE	19232.48	39142.55	-1056.84	212400
CITY OF COLUMBI	20.00	20.00		212450
UNUM LIFE INS.	118.77	237.55	-0.01	212400
FLEX ALLEGIANCE	1044.66	1044.66		212285
CHILD SUPPORT	88.61	88.61		212330
CHILD SUPPORT P	413.07	413.07		212330
WA CHILD SUPPOR	138.46	138.46		212330
FOP	280.00	280.00		212335
FLEX DEP CARE	210.83	210.83		212285
Total Ded.	57962.14	31887.33	75889.54	13959.93

*** Carried Forward column only correct if report run for current period.

**CITY OF COLUMBIA FALLS
CITY COUNCIL REGULAR MEETING MINUTES
HELD MAY 16, 2022**

REGULAR MEETING – 7:00 P.M.

Mayor Barnhart called the meeting to order at 7:00 p.m.

ROLL CALL: Councilor Fisher, Councilor Karper, Councilor Lovering, Councilor Robinson, Councilor Shepard and Mayor Barnhart. Absent: Councilor Piper.

Also Present: City Manager Nicosia, City Clerk Staaland, City Attorney Breck, and Police Lieutenant Denham.

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA: Councilor Fisher motioned to approve the agenda, seconded by Councilor Robinson and the motion carried.

CONSENT AGENDA: Councilor Lovering made motion to approve the Consent Agenda noting all claims appeared to be in order, seconded by Councilor Karper and the motion carried.

Approval of Claims - May 16, 2022 - \$88,498.85

Approval of Payroll Claims - May 13, 2022 - \$82,284.42

Approval of May 2, 2022 Regular City Council Meeting Minutes

VISITORS/PUBLIC COMMENT (Items not on agenda)

Tony Edmondson with the Columbia Falls Library Branch said he was in attendance to introduce New Library Director Ashley Cummings to Imaginelf Library. Ms. Cummings has brought much needed direction and leadership to the Library said Edmondson. Edmondson announced he has been offered and accepted the Adult Services Librarian position in Kalispell. Edmonson said the last 6.5 years he has buried himself deeply into Columbia Falls, its citizens, its leadership and children. Edmondson was also pleased to announce his replacement Liz Camarillo, who has worked for the Library for many years. Mayor thanked Mr. Edmondson for his dedicated service in Columbia Falls.

Andrea Getts, 336 2nd St. E. said would be cool to have tennis courts at Columbus Park as well as Hoerner Park. If the School District had more courts they could potentially host a divisional tournament. Getts believes the tennis team uses the courts for most of April and May therefore taking up court time in the afternoon and evenings, which does not allow much time for public use. It would be nice to have tennis courts in two locations in town.

Mayor Barnhart read the following - NOTICE OF PUBLIC HEARINGS/PUBLIC HEARINGS:

Notice of Public Hearings - City Council June 6th:

The Columbia Falls City-County Planning Board held a public hearing for the following item at their regular meeting on Tuesday, May 10, 2022 at 6:30 p.m. at the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on Monday June 6, 2022 starting at 7:00 p.m. in the same location.

Request A Conditional Use Permit to construct two six-plex apartments in the Columbia Falls Zoning**Jurisdiction:**

A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there will be a total of twelve units proposed. The six-plex will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County

Request to change the zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County.

UNFINISHED BUSINESS:**Consideration of Noise Ordinance**

City Manager Nicosia said the Noise Ordinance Committee met on three different occasions and received significant public input on current code and the proposed noise ordinance. The Committee reviewed other City's' ordinances and reviewed enforcement with the Police Chief and City Attorney. The Committee voted to at their last meeting on May 10th to forward the proposed ordinance to City Council.

Councilor Piper is absent this evening but responded via email that he is in full support of moving forward with the Noise Ordinance. Councilor Robinson said there was good public interaction during the process. Robinson said they reviewed a Noise Ordinance from Beaverton OR along with recommendations from the City Attorney. Councilor Lovering asked how the committee arrived at the hours of 7:00 a.m.-7:00 p.m. Nicosia said it is consistent with construction and other noise. There was council discussion of residents mowing their lawn when it cools down in the evenings well after 7:00 p.m. Lovering said 9:00 p.m. would make more sense to her. City Attorney Breck said Chief Peters reviewed the proposal as well. Breck said it is written as if it goes to court and they are evaluating whether a person is guilty or not; it allows them to look at several standards to verify it is an actual violation. It is enforceable as a detailed ordinance for all parties to look at said Breck. Councilor Fisher asked if there were other businesses that offered input. Nicosia said there was business owner input with some attending all meetings. Nicosia said a special permit would come through with a resolution for special events. After Council discussion Council would like to change section F. to read 10:00 p.m. to 6:00 a.m. Councilor Fisher mentioned a typo correction on D. 1. Hours should read 6:00 p.m. to 6:00 a.m.

Councilor Lovering motioned to have the City Manager move the ordinance forward by giving notice of a public hearing at the next regular council meeting, seconded by Councilor Shepard and the motion carried.

Consideration of Pickleball Court Contract

City Manager Nicosia said the Parks Committee met on May 9, 2022 and reviewed the Columbus Park and Hoerner Park remaining development projects and costs. One of the outstanding items is the completion of

the pickleball courts at Columbus. The City will not receive notification from AARP on the \$40,000 grant request until mid-May with public announcement on June 29th. Triton Construction LLC updated the quote from \$99,000 to \$92,800 based on the existing costs and soil conditions. The Parks Committee is recommending approval of the \$92,800 contract in order to be scheduled with the contractor. The work will not be complete until the 2022-2023 FY budget. The City will receive the \$25,000 donation as soon as we request the funds, upon completion of the courts noted Nicosia. The Parks Committee is recommending approval of the contract due to the significant public interest a new amenity for our citizens even in the event the City does not receive the \$40,000 AARP grant.

Nicosia noted that there is some money left over from the bathroom project that could potentially be used to help pay for the pickleball courts. Also for consideration is the addition of a sand volleyball court in the space of the prior tennis courts. The quote was received for \$18,650. This proposal will be considered in the 2022-2023 FY Parks Budget. Councilor Fisher said the Parks Committee wants to move forward with or without the grant.

Councilor Fisher motioned to authorize the City Manager to move forward Triton Construction LLC contract for new pickleball courts, seconded by Councilor Karper with Council voting as follows. Ayes: Fisher, Karper, Lovering, Robinson, Shepard and Barnhart.

Review of Downtown Parking/Infrastructure Improvements

City Manager Nicosia displayed a map and explained each section as the Urban Renewal District, Raise Grant and Street Projects. The red lines indicated no sidewalks or inadequate sidewalks. Nicosia said the cost estimate to repair, replace or install missing infrastructure within the Urban Development District is \$300,000. Staff recommendation is to start with downtown parking defined with curb/gutter and sidewalk. Mayor Barnhart asked how the City moves forward. Nicosia said at the last meeting council authorized the engineer contract and they are working on the map. The City will set priorities and use funds as available. Currently Council sets aside money to pay for alley and sidewalk improvements in the TIF and the Cedar Creek Trust. Councilor Shepard inquired about signage for parking. Nicosia said she is working with the League of Cities and Towns and the Attorney's office on city liability should the city promote parking.

NEW BUSINESS:

2023 FY Health Insurance and Deferred Compensation Contribution Rates

City Manager Nicosia reported city insurance open enrollment starts tomorrow; the premiums have increased 3% this year. Last year the city paid approximately 85% of employee insurance premiums, this year the recommendation is the city pay 90% of health insurance premiums. Nicosia also noted that the City has not changed the deferred compensation amount of \$416 since 2003, and the recommendation is to increase that amount by \$54 per month for a total of \$470.

Councilor Karper motioned to approve 2023 FY City Health Insurance and Deferred Compensation contribution rates as presented, seconded by Councilor Lovering with council voting as follows. Ayes: Shepard, Fisher, Karper, Lovering, Robinson and Barnhart.

Declaration of Intent to Dispose of Surplus Equipment - Fire Department Extrication Equipment

City Manager said the City is required to give notice in the newspaper of our intent to dispose or sell surplus equipment. The Fire Department has purchased new extrication equipment and is requesting approval to surplus the 20-25 year old equipment. Staff requests approval to give notice of intent to surplus

Councilor Robinson made motion to give notice of intent to dispose of surplus equipment, seconded by Councilor Lovering and the motion carried.

Consideration of Engineering - 6th Ave West Sidewalk/Bike Path

City Manager Nicosia said the City is proposing construction of a sidewalk on 6th Ave. W. connected to a bikepath across the School District property and Mr. Ruis' property connecting with 4th Ave W. The task order is approximately \$49,000 or \$39,000 the difference is if the City completes the bidding documents we save \$10,000. Nicosia recommends approval of \$39,000 for engineering; they could finish the design before our 22-23 budget preparation. Councilor Shepard inquired about easements. Mr. Ruis who was in the audience said he would grant an easement for the path. Nicosia stated that the School has agreed to an easement, the project is similar to the bikepath at the Junior High.

Councilor Shepard made motion to move forward with the engineering for the sidewalk on 6th Ave West and bikepath on the southern edge of SD 6 and Ruis property to 4th Ave. W., seconded by Councilor Robinson, with council voting as follows. Ayes: Fisher, Karper, Lovering, Robinson, Shepard and Barnhart.

Approval of Letter of Support - Flathead Bio Solutions USDA Grant Request

City Manager Nicosia said her recommendation is to submit a letter of support for the USDA Partnerships for Climate-Smart Commodities Grant application for the Flathead Bio Solutions business.

Councilor Karper motioned to approve the letter of support, seconded by Councilor Lovering and the motion carried.

ORDINANCES / RESOLUTIONS:

Second and Final Reading - Ordinance # 816: - An Ordinance of the City Council of the City of Columbia Falls, Montana, Amending the Columbia Falls Zoning Map to Allow the Development of an Amended Planned Unit Development (PUD) Overlay at 540 Nucleus Avenue

City Manager Nicosia reported the developer has submitted a small change in the PUD to add a golf simulator which will reduce one parking space and change some landscaping. It is a minor change and does not require coming back to council nor does it change any of the PUD conditions. Staff recommends approval.

Councilor Shepard made motion to approve the Second and Final Reading of Ordinance # 816, seconded by Councilor Robinson with council voting as follows. Ayes: Karper, Lovering, Robinson, Shepard, Fisher and Barnhart.

Resolution # 1874 - A Resolution of the City Council of Columbia Falls, Montana Establishing Fees for the Use of the City's Pool for the 2022 Season

City Manager said we reviewed the recommended fees at the last meeting, there have been no changes. Staff recommends approval.

Councilor Fisher motioned to approve Resolution #1874, seconded by Councilor Shepard with council voting as follows. Ayes: Lovering, Robinson, Shepard, Fisher, Karper and Barnhart.

REPORTS / BUSINESS FROM MAYOR & COUNCIL

Councilor Shepard said he had issues hearing portions of the May 2, 2022 council meeting via zoom and wanted to clarify that he has changed his vote on the Gilchrist project. Shepard said he voted against the project during the meeting but intended to vote in support of the project.

Councilor Karper said he too had a trouble hearing the meetings via zoom and suggested having a microphone at each station.

Councilor Shepard reported he is in charge of the memorial wall for veterans at Marantette Park. Shepard said the memorial walk starts at 10:00 a.m. on Memorial Day.

Councilor Lovering said the community garden is open for a 12th season and is full with a waiting list. Lovering thanked the city for approving the garden 12 years ago.

Councilor Fisher requested an update on the tennis courts being used by students outside of practice times.

Nicosia said she contacted Mr. Bowman to inquire about the courts being used outside of the agreement. The Tennis Coach was leaving the courts unlocked for some people to use. Their last practice is May 25th and staff will get it cleaned up in order to get surfacing down when weather allows. Mayor Barnhart asked if we are planning to seed around the courts. Nicosia said the area had been seeded but some areas had been trampled and will have to be planted again. Public Works Director Hanley said there is so much foot traffic there that he would like to put in a path to the courts.

Mayor Barnhart inquired about the patch on Nucleus Ave. Hanley said from what he understood they will fix the patch on June 1st.

Mayor Barnhart said the Health Department is very busy inspecting the nightly rentals. He said they discussed that it would be nice to have the approved VRBO's posted somewhere.

Mayor Barnhart inquired on how many people have been zooming into our meetings. Nicosia said it varies on the meetings and what is on the agendas.

Karper thanked all involved with the Arbor Day celebration; it was a great event that was very successful.

CITY MANAGER REPORT

Nicosia reported that the City has submitted the 100% Engineer design for the 12th Ave West EDA project. There was a call last week from BNSF where they expressed that the City has to rebuild the crossing with concrete panels for \$72,000 and they may contribute 30%, this was not anticipated in the project planning. BNSF also stated that it could take a year for construction approval of the crossing. Nicosia said she hopes to bring the Call for Bids to Council at the June 6th meeting.

Mayor asked about the Railroad St. path project. Nicosia said the Engineer was selected by DOT and they are starting to stake it out. They will be holding public meetings and host a work shop soon.

Mayor Barnhart inquired about the status of the Raise Grant. Nicosia said we have not heard anything just yet. The target date for the Safer Grant for the Firemen is August. City staff will be meeting with the Rural Fire Board on their contribution to new staff. We will start the process in getting candidates into a pool for selection.

Nicosia noted that Amanda Bartley, CFAC Project coordinator from EPA will be at City Hall tomorrow at 2:00 p.m.

Kyle Waterman is helping with the Mountain Climber Board. They are putting final touches on their Grant to expand their community services and he reached out this afternoon as they had not received a letter of support from Columbia Falls. Nicosia noted that the City had not received an email request for a letter but asked for council approval to submit one, as done in the past. Council concurred.

Nicosia said the Solid Waste budget includes paving at the Columbia Falls green box site.

MISCELLANEOUS

Correspondence

ADJOURN

Councilor Lovering motioned to adjourn, seconded by Councilor Shepard and the meeting adjourned at 8:51 p.m.

Mayor

City Clerk

Memorandum of Understanding

Non-Transport Agencies (QRU)

Agency Name Columbia Falls Fire Department Date 5-25-2022

It is understood that the Flathead County EMS levy funds are to be distributed to EMS agencies in Flathead County. The intended uses of these funds are for Quick Response Unit operations and/or staff training. Your agency will be allotted the approved distribution amount to be processed June and December each year. Acceptance of this funding is agreeing to the standards of the Flathead County EMS Administrative Board and Flathead County Office of Emergency Services.

- Dates of Memorandum of Understanding: June 01, 2022 to May 31, 2023.
- Your agency is a licensed Non-Transport response agency with the State of Montana. (Pursuant to Administrative Rules of Montana 37.104.401 through 37.104.410 and Montana Code Section 50-6-323)
- You are agreeing that you have personnel equipped and ready for dispatch to render medical aid at least 95% of the time.
- You are agreeing that the Flathead County Medical Director will be the Medical Director of your unit.
- You are agreeing that your personnel will be available for mutual aid dispatch to the county in the event neighboring services are out of resources. (Pursuant to Montana Code Section 7-33-4112, 7-33-2405, 7-33-2108 and 10-3-209)
- You agree to provide information needed to provide System Management, Quality Control and Medical Oversight when requested to the EMS Office.

*Failure to meet the conditions of this agreement can result in a financial consequence in your future allotment.

*Staffed is to be interpreted as staffed with paid on site personnel, or available personnel that are equipped with communication devices that alert them to respond.

Return signed form to the Flathead County EMS Office by June 30, 2022.

Signature _____ Date _____

Printed Name _____

Title _____

_____ Date _____

Pamela Holmquist, Chairman, Board of Commissioners Flathead County, Montana

Make Checks Payable to OR Transfer to FUND #:

Agreement Expires May 31, 2023

MEMO

TO: Susan
FROM: Barb Staland
SUBJECT: Employee Incentive Program
DATE: 05/25/2022

Angela Burns (hire date 05/25/2017) is eligible to receive her 5 years of service pin. Please add her to the Monday, June 6, 2022 agenda for formal presentation of her City Logo Pin. I will include her incentive stipend of \$50.00 on her 06/10/2022 payroll check.

Thank you,

CITY OF COLUMBIA FALLS
NOTICE OF PUBLIC HEARINGS

Item No.6.

The Columbia Falls City-County Planning Board will hold a public hearing for the following item at their regular meeting on Tuesday, May 10, 2022 at 6:30 p.m. at the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on Monday June 6, 2022 starting at 7:00 p.m. in the same location.

Request A Conditional Use Permit to construct two six-plex apartments in the Columbia Falls Zoning Jurisdiction:

A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there will be a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County

Request to change the zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County.

Interested persons are allowed to attend the hearing(s) in person or via ZOOM. Persons are encouraged to submit written comments prior to the meeting. Written comments carry the same weight as public testimony given during the hearing. Written comments may be sent to Columbia Falls City Hall, Attention: Barb Staaland, City Clerk, 130 6th Street West, Room A, Columbia Falls, MT 59912 or via email: staalandb@cityofcolumbiafalls.com. For more information on the proposed Conditional Use Permit or Zone Change, please call Eric Mulcahy, Columbia Falls City Planner at 755-6481. To obtain the ZOOM meeting registration, contact City Clerk Barb Staaland via email or by calling (406) 892-4391 no later than 5:30 p.m. the day of the meeting.

DATED this 18th day of April, 2022

Susan Nicosia

Susan Nicosia, City Manager/Planning & Zoning Administrator
COLUMBIA FALLS CITY-COUNTY PLANNING BOARD

Publish: Daily Interlake Sunday April 24th, 2022

**CONDITIONAL USE PERMIT REQUEST
COLUMBIA FALLS AREA ZONING JURISDICTION**

Item No.6.

COLUMBIA FALLS PLANNING OFFICE STAFF REPORT #CCU-22-02

Big Sky Big Living LLC

April 18, 2022

1

A report to the Columbia Falls City-County Planning Board and Zoning Commission and the Columbia Falls City Council regarding a request to permit a conditional use located at 9 and 11 Diane Road. The Conditional Use request is scheduled for a public hearing before the Planning Board on Tuesday, May 10, 2022 at 6:30 PM and Columbia Falls City Council on Monday, June 6, 2022 at 7:00 p.m.

BACKGROUND INFORMATION

A. PETITIONERS

Big Sky Big Living LLC
173 Spring Creek Hills Road
Livingston, MT 59947

B. PETITIONER'S TECHNICAL ASSISTANCE

Jason Gerbozy, J. Martin Builders
3576 Highway 93 South, Suite A
KalisPELL, MT 59901

C. LOCATION/DESCRIPTION

Hilltop	Block:	Lots: 166 and 167
Homes	N/A	

Section: 18 Township: 30N Range: 20W
Address: 9 and 11 Diane Road, Columbia Falls, MT 59912

D. REQUEST

The applicants are petitioning for a Conditional Use Permit to allow for one six-plex condominium to be placed on each of Lots 166 and 167. The Planning Board and City Council approved a Conditional Use Permit for these same properties back in 2017 with basically the same layout. The big difference is that the architecture has been amended and the new buildings have six garages in each building. (See attached plans)

E. NATURE OF THE REQUEST

As required by the CRA-1 zoning, a Conditional Use Permit is required for the construction of a multi-family building in excess of a duplex building. In this case the applicant is requesting the CUP for two lots, both of which will have a six-plex. The intent of the Conditional Use Permit is to address neighborhood impact and compatibility. Lots on Diane Road have been issued a number of CUP's and almost every lot has a six or eight plex.

F. EXISTING LAND USE

Every lot on Diane Road except these two are occupied by six-plex and eight plex apartments/condominiums. The area is zoned CRA-1 (residential apartment), which by definition is "A district to provide areas for multi-family use and for non-residential uses which support or are compatible with the primarily residential character. This district is intended as a buffer between residential districts and other denser, non-compatible districts. This district is intended to apply throughout the planning area." The proposal area is wholly contained within the CRA-1 district.



Structures in the immediate neighborhood.

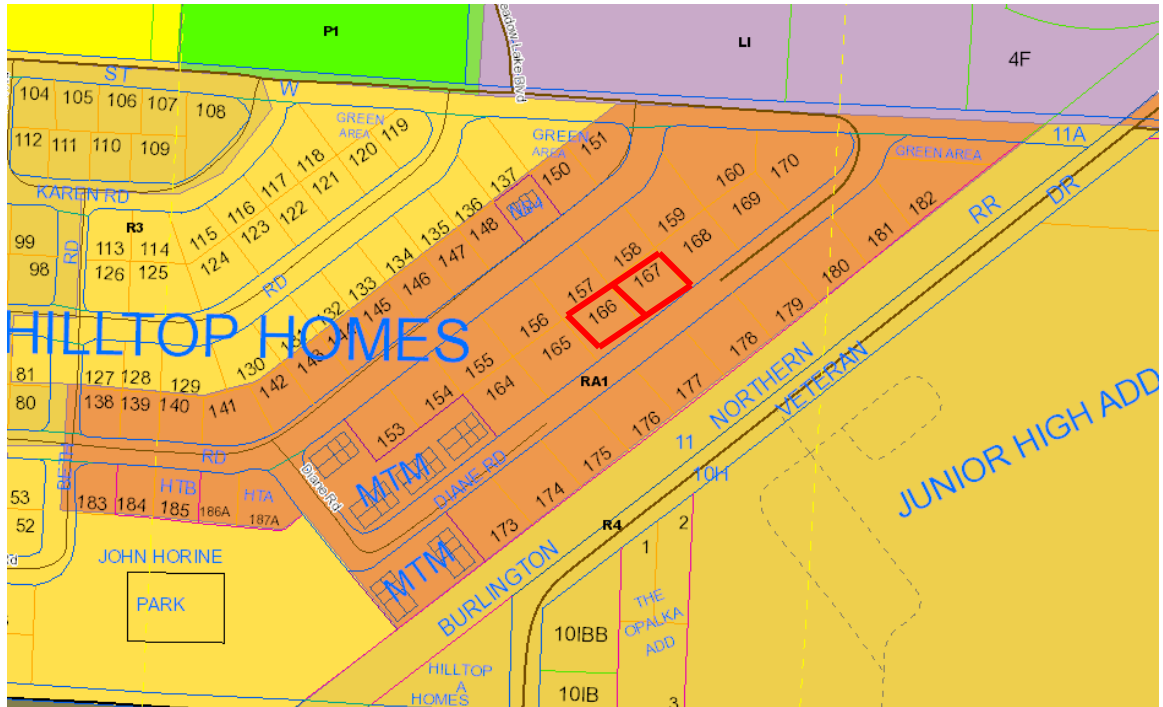




Location of the two lots

G. ADJACENT ZONING AND LAND USE:

The property is located within a CRA-1 (Residential Apartment) zone in the southern edge of the City. CR-3 and CR-4 zoning are to the north and south of the subject property, and Light Industrial to the northeast. The site is bounded by the railroad tracks to the southeast. The surrounding land uses consist of structures similar in use, size, and density.



Source Flathead County GIS Subject Parcels are outlined in red

H. **GROWTH POLICY DESIGNATION:**

Growth Policy designates this area Multi-family residential, allowing 8 +units per acre. Housing is typically duplex or larger attached housing with units serviced by public sewer and water facilities. The project proposes a total of 12 residential units on two 15,000 square foot lots. The total acreage of the two lots equal 0.68 acres for a density of 17.6 units per acre. The site does have access to public sewer and water. Therefore, this proposal is in compliance with the Growth Policy.

The Talbot Neighborhood plan adopted by the City in 1996 addresses this area and offers recommendations for multi-family structures in this neighborhood in particular. The Plan anticipates that there will be multi-family housing construction in this portion of Hilltop Homes. However, in doing so, Goal #1 of the Plan under Street Design states:

*In multi-family developments, street-side landscape standards should be developed to soften the impact of the development. The plan specifically calls for a minimum of one tree every 30 feet located no more than 5 feet off of the paved street. This will be a condition of approval.

*Live ground cover should be used for all landscape treatments.

*The proposal does incorporate lawn for landscaping along with some shrubs. To soften the front façade, staff is conditioning the development with a

four foot wide landscape bed along the front of the building. The zoning regulations require a five foot landscape buffer between the parking and the neighboring lot to the north. A condition of approval will be for a landscaping plan to be submitted with the building permit application for approval by the City manager prior to issuance of the building permit. The landscaping plan will also show irrigation of all landscape areas.

Policies under Multi-family Housing Design state:

*Long facades of multi-family structures should be divided into shorter segments, using building mass, such as entrance porches, notches, bay windows, etc. The maximum span between building mass changes should be less than 40 feet.

*Architectural elements are recommended in multi-family developments to create outdoor space and human scale. Features such as courtyards, porches, balconies, and trellises create the illusion of smaller, more comfortable, space.

*Roofs and rooflines of multi-family structures should contribute to a residential image. Sloped roofs, dormer windows and other features associated with traditional forms of residential development. Long expanses of uninterrupted roofline should not occur.

*Comment-The proposal accommodates these design features. The plans feature changes in roof lines with gables in the front, covering over the garage, staggered façade on the front, and, balconies.

I. UTILITIES/SERVICES:

Sewer: City Sewer is available
 Water: City Water is available
 Solid Waste: Private Contract Hauler
 Police: Columbia Falls Police
 Fire: Columbia Falls Fire Department

EVALUATION BASED ON REQUIRED CRITERIA

18.332.030 Criteria Required for Consideration of a Conditional Use Permit:

A Conditional Use Permit may be granted only if the proposal, as submitted, conforms to all of the following general Conditional Use Permit criteria, as well as to all other applicable criteria that may be requested.

- a. Site Suitability. (That the site is suitable for the use) This includes:
 - i) Adequate Usable Space: Proposed use is to be contained within the existing permitted lot coverage. Each six-plex lot encompasses 4,360 square feet of the 15,000 square foot lot for a lot coverage of 29%. The Columbia Falls

Zoning Ordinance allows maximum lot coverage of 45%. The proposed buildings are within the allowable coverage.

ii) Adequate Access: Primary access is by Diane Road.

Parking Lots: The applicant proposes parking for the development on-site. Each structure will be largely independent of the other, with the exception that the abutting lots will share a parking lot approach. This reduces the cost of development, maintenance and mitigates storm water impacts. It is also how many of the neighboring lots have been developed. The applicant shall show that approaches have suitable legal access to both lots. This can be met with an easement, or through the provisions of the Unit Ownership Act.

Pedestrian Access: This is provided for throughout the subdivision's interior in the form of 5 foot wide detached sidewalks along the streets. Sidewalks are also provided along the parking lot access. The building design is somewhat unique to the neighborhood in that these units have garages and the primary access to the units are from the rear of the site so access to the units is either directly from the garage space or a short walk across the driveway. There is a pedestrian trail along Talbot Road, 250 feet to the south on the other side of John Horine Park.

A note of clarification: The site plan shows the sidewalk within the applicant's property. In actuality, the sidewalk will be placed within the City's 60-foot right-of-way to match up with the existing sidewalks.

iii) Absence of Environmental Constraints: As the development will be served by public sewer and water, there does not appear to be any significant environmental constraints. As the lots are flat, there does not appear to be any danger of flooding or slumping. The applicant is required to maintain all drainage on-site as part of the building permit approval process. The drainage requirement protects adjoining neighbors from this project's roof and parking lot run-off. It should be mentioned that at some point in time, these two lots received a significant amount of fill and as such sit higher than the neighboring lots.

b. Appropriateness of Design. The site plan for the proposed use will provide the most convenient and functional use of the lot. Consideration of design should include:

i) **Parking Scheme:** There is limited on-street parking available and the developer is proposing off-site parking for the development as required by zoning code. The code requires two parking spaces per unit so each 6-plex provides a minimum of 12 spaces. All parking lots and driveways will be paved with a 5 foot landscape buffer around the parking area. Visitors/guests can utilize the on-street parking. Residents will utilize the parking lots and garages to the rear of the buildings and the rear entry to the structure.

- ii) Required parking for Residential Apartment (18.518) is a minimum of two spaces per residential unit. The application indicates the correct number of parking stalls for the building types.
- iii) Traffic Circulation: Access to all lots is via Diane Road. Each residential unit is anticipated to generate up to 10 vehicle trips per day, therefore, this project could create 120 additional trips. Diane Road connects to the street grid in South Hilltop providing multiple ingress and egress point to the Columbia Falls Street system.
- iv) Open Space: The applicant's proposal meets all front, side and rear yard setbacks as required by zoning. There is an established City Park (John Horine) that is five acres in size and contains a play area, a soccer field and open space. It is within a short walking distance from the proposed structures at the end of Diane Road. As is policy for the South Hilltop development of these multi-family lots, a \$1,000 payment per lot will be made to the City of Columbia Falls prior to the issuance of a Certificate of Occupancy for improvements specifically to John Horine Park.
- v) Fencing/Screening: The applicant proposes a five foot wide landscape buffer along the outside perimeter of the parking area. Columbia Falls Zoning Ordinance requires this if parking is located within the rear or side yard setbacks. The applicant also proposes to buffer the parking areas with low-lying landscape.
- vi) Landscaping: The applicant is providing a 5-foot wide landscape buffer along the outside perimeter of the parking area. There will also be low-lying landscaping treatment that will be incorporated as a buffer for the parking lot. One tree (1 ½ dbh) every 30 feet along the street will be provided by the applicant. The lawn areas will be sodded and irrigated as provided for in previous CUP's.

The proposed apartment design is somewhat unusual in that the rear of the building faces the street and the entrances to the units fronts the parking lots at the rear of the lot. As a result, staff is recommending a four-foot wide landscaping bed along the south side of the buildings to soften the expanse of siding. This landscaping will also blend with that of the neighboring buildings.



Recently completed building in the neighborhood.



Completed ten years ago with mature landscaping

- vii) Signage: Signage would conform to existing Columbia Falls sign regulations for the CRA- zone. There are no signs proposed. The Sign Ordinance will limit the sign to 6 feet in height and 16 square feet per face maximum if an identification sign is requested.
- c. Availability of Public Services and Facilities. The following services and facilities are to be available and adequate to serve the needs of the use as designed and proposed:
- i. Schools: There were 14,753 students recorded with the Flathead County Superintendent of Schools Office including public, private and home schooled children at the beginning of the 2011 school year. The US Census Bureau 2010 counted 46,963 housing units in Flathead County – 14,753 students / 46,963 housing units = 0.31 students per unit), the 12 new lots would generate approximately four (4) students to the schools system. The Junior High is within walking distance and the grade school and high school can be accessed by the Talbot Trail. The additional students should not negatively impact the District.
 - ii. Parks and Recreation: The applicants are not proposing any significant open space or recreational amenities on-site. The project is within easy walking distance to John Horine Park. This City Park is 5 acres in size and contains a play area, a soccer field and additional open lands and the City of Columbia Falls Public Works shop. It has been noted in the previous CUP's that this park is undersized for the amount of current and proposed population planned for this area. This park was part of the parkland dedication for the original platting of Hilltop Homes in 1978. At that time, these lots were planned for duplex uses, and did not take into consideration the possibility of multi-family structures, which is potentially 3 times the anticipated use. The previously approved Conditional Use permits along Diane Road all required a \$1,000 per lot payment to the City of Columbia Falls be made to specifically for improvements at the John Horine Park. This is a bare minimum contribution for recreation amenities which will be used by these future residents.

- iii. Police: The Columbia Falls Police Department is responsible for the proposed development. The development will have an increase in potential impact as it brings 12 more families to the city and these families will be living in close proximity to each other.
 - iv. Fire Protection: The Columbia Falls Fire Department provides fire protection to this neighborhood. The Columbia Falls Building Inspector will review the development for all building and fire code requirements. Hydrants were installed with the completion of Diane Road.
 - v. Water: City water service is in place down Diane Road.
 - vi. Sewer: All lots are serviced by City Sewer.
 - vii. Solid Waste: According to the site plan, both lots will share a single centrally located trash receptacle, located at the rear of the lot. The Architectural standards in the Columbia Falls Zoning Code require that the trash receptacle be shielded from view by a solid fence or wall with gate. Impact to the Flathead County landfill should be minimal. The owner shall make arrangements with a private hauler to collect and remove solid waste from the site.
- d. Immediate Neighborhood Impact. As this proposal is similar in size and nature to the existing development in the immediate vicinity, the proposed use will not be detrimental to abutting properties in particular and the neighborhood in general.
- e. Typical negative impacts which extend beyond the proposed site include, but are not limited to:
 - i) Excessive Traffic Generation: The twelve additional units will not significantly change the traffic volumes currently using the roads. With the completion of Diane Road, traffic is dispersed through the neighborhood and not concentrated on a single path to the collector roads.
 - ii) Noise or Vibration: There will be noise and activity associated with the normal construction process. Once completed, further activity will be residential in use with all traffic, garbage, light and noise consistent with that use.
 - iii) Dust, Glare, Or Heat: No change to existing conditions is anticipated.
 - iv) Smoke, Fumes, Gas, and Or Odors: No change to existing conditions is anticipated.
 - v) Inappropriate Hours of Operation: None proposed.
 - vi) Signage: 18.438.010 Permitted Signs in Zoning Districts allows the applicant to have signs that comply and do not to exceed the standards of section 18.438.080(c.).

APPLICABLE REGULATIONS

The following sections of the Columbia Falls Zoning Regulations are applicable to this proposal:

Chapter 18.210 Conditional Use Permits

Chapter 18.332 CRA-1 Residential Apartment

Chapter 18.532.010 Parking facilities

Chapter 18.438 Signs

Chapter 18.441 Small Buildings (less than 10,000 square feet)

SUMMARY

The Conditional Use Request for permitting two six-plex residential buildings located at 9 and 11 Diane Road in the Hilltop Homes subdivision. Staff recommends that the CUP should be approved based upon the information presented in the attached application and a review of the property and the associated findings of fact.

1. The multi-family nature of the project complies with the recommendations of the Columbia Falls City-County Master Plan and the more specific Talbot Neighborhood Plan. The building design has incorporated design elements such as gabled rooflines, covered access points, and projecting wall lines.
2. There are no environmental constraints on the property.
3. Sidewalk and street trees will be installed with the completion of each building.
4. The project density is consistent with the neighboring residential buildings.

RECOMMENDATIONS

In accordance with 18.210.100 the Columbia Falls Planning Board and City Council must make a finding of fact for the items enumerated in the “evaluation based on criteria.”

Staff recommends that the Planning Board adopt this report as findings of fact and send a recommendation for approval of the CUP with conditions to the Columbia Falls City Council. The granting of this conditional use is contingent upon the facilities initial and continued compliance with the following conditions of approval:

1. The applicant shall develop the project as proposed, except as modified by these Conditions.
2. Where absent in front of the buildings, the applicant shall construct and/or install and improvements to city standards, such as sidewalks and street trees to the extent and connecting to the sidewalks on each side of the development.
3. A sidewalk shall be extended from parking lots to connect with the sidewalks parallel to Diane Road as shown in the site plan.
4. Street trees shall be planted at a minimum distance of 30 feet on center along the entire perimeter of the project abutting Diane Road. The trees shall be a minimum of 1 ½" dbh and shall be located in the boulevard between the street and the detached sidewalk.
5. The applicant shall pave all parking areas and driveways.
6. The applicant shall demonstrate that the shared approach has the right of access to each lot by easement and maintenance agreement.

7. The applicant shall provide an engineered drainage plan to address on site storm water disposal. In addition, the applicant shall designate a snow storage area on site to accommodate parking lot snow disposal. This plan will need to be accepted by the City prior to issuance of a building permit.
8. The applicant shall fully enclose with a fence or screen with growing materials the garbage collection site as shown on the site plan.
9. All sewer and water hookups shall be built according to plans and specifications approved by the City of Columbia Falls and meeting the City Standards for Public Works Improvements and the Montana Public Works Standard Specifications.
10. All conditions provided above and all improvements necessary for the operation of an apartment complex must be in place prior to the occupancy of the complex. Any elements such as landscaping not finished prior to the issuance of an occupancy permit, may be bonded for with signed improvements agreement approved by the City Manager for an amount not less than 125% of the cost of the remaining improvement.
11. Signage shall comply with Section 18.438.080 of the Columbia Falls Zoning Regulations.
12. A \$1,000 payment per lot will be made to the City of Columbia Falls prior to the issuance of a Certificate of Occupancy for improvements specifically to John Horine Park.
13. To address the orientation of the building, the applicant shall install a four foot wide landscape bed adjacent to the south side of the building. The landscape bed shall consist of shrubs, bushes, and ground cover. All landscaping shall include an irrigation system.
14. The City Manager shall approve a landscaping plan prior to issuing a building permit. Said plan will address landscaping and irrigation of the site.
15. The Conditional Use Permit shall terminate 18 months from the date of issuance if commencement of the authorized activity has not begun.

PAID

MAR 31 2022

CITY OF COLUMBIA FALLS

APPLICATION FOR CONDITIONAL USE PERMITFILING FEE ATTACHED \$ 1200.00 SEE FEE SHEET**PROPOSED USE:** Dwelling, multi-family, two 6-plex buildings

(Describe in detail, indicate if continued to attached pages)

OWNER(S) OF RECORD:Name: Big Sky Big Living, LLCMailing Address: 173 Spring Creek Hills RoadCity/State/Zip: Livingston, MT 59047 Phone: 406-270-2164**PERSON(S) AUTHORIZED TO REPRESENT THE OWNER(S) AND TO WHOM ALL CORRESPONDENCE IS TO BE SENT:**Name: Jason Gerbozy, J. Martin BuildersMailing Address: 3576 Highway 93 South, Suite ACity/State/Zip: Kalispell, MT 59901 Phone: 406-257-1792**LEGAL DESCRIPTION OF PROPERTY** (Refer to Property Records):Street Address 9 & 11 Diane Rd Tract _____ Block _____ Lot 166 & 167Subdivision Name Hilltop Homes

Section _____ Township _____ Range _____

The Applicant is responsible for providing sufficiently complete information (see 18.210.090). Attached is the *Required Criteria for Conditional Use Application* the Planning Board and Council must use to create a "Finding of Fact" in making a decision. Please review the Criteria carefully before providing the following information and documents.

18.210.090 Burden of proof.

The burden of proof for satisfying the aforementioned criteria shall rest with the applicant and not the planning board. The granting of a conditional use permit rests in the discretion of the city council as to whether or not the proposal conforms to the criteria and requirements set forth in Chapter 18.210.080

1. Zoning District and Zoning Classification in which use is proposed: CRA-1
2. Attach a plan of the affected lot which identifies the following items:
 - a. Surrounding land uses.
 - b. Dimensions and shape of lot.
 - c. Topographic features of lot.
 - d. Size(s) and location(s) of existing buildings.
 - e. Size(s) and location(s) of proposed buildings.
 - f. Existing use(s) of structures and open areas.

- g. Proposed use(s) of structures and open areas.
- h. Existing & proposed landscaping and fences.

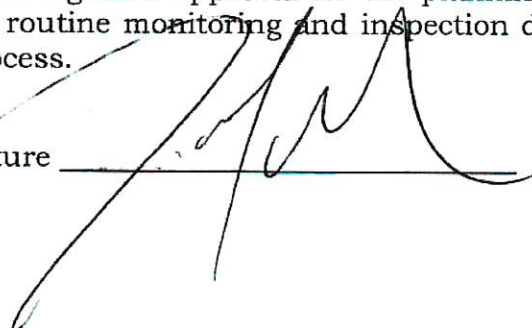
3. On a separate sheet of paper, discuss the following topics relative to the proposed use:

- a Traffic flow and control.
- b Access to and circulation within the property.
- c Off-street parking and loading.
- d Refuse and service areas.
- e Utilities.
- f Screening and buffering.
- g Signs, yards and other open spaces.
- h Height, bulk and location of structures.
- i Location of proposed open space uses.
- j Hours and manner of operation.
- k Noise, light, dust, odors, fumes and vibration.
- l If the application is for a home occupation conditional use permit provide the following information:
 - 1 Number of employees that will work on the premises.
 - 2 Number of employees that are not family members residing at the premises.
 - 3 Estimated number and frequency of clients/patrons that will visit the on-site business.
 - 4 How much area will be used for the business. Compared to the area used for residential purposes.

4. Attach supplemental information for proposed uses that have additional requirements.

I hereby certify under penalty of perjury and the laws of the State of Montana that the information submitted herein, on all other submitted forms, documents, plans or any other information submitted as a part of this application, to be true, complete, and accurate to the best of my knowledge. Should any information or representation submitted in connection with this application be incorrect or untrue, I understand that any approval based thereon may be rescinded, and other appropriate action taken. The signing of this application signifies approval for the planning staff to be present on the property for routine monitoring and inspection during the approval and development process.

Applicant Signature



Date

3/30/22

Required Criteria for Conditional Use Application

18.210.080 Criteria required for consideration of a conditional use permit.

A conditional use permit may be granted only if the proposal, as submitted, conforms to all of the following general conditional use permit criteria, as well as to all other applicable criteria that may be requested.

- A. Site Suitability. That the site is suitable for the use. This includes:
1. Adequate usable space,
 2. Adequate access, and
 3. Absence of environmental constraints.
- B. Appropriateness of Design. The site plan for the proposed use will provide the most convenient and functional use of the lot. Consideration of design should include:
1. Parking scheme,
 2. Traffic circulation,
 3. Open space,
 4. Fencing/screening,
 5. Landscaping, and
 6. Signage.
- C. Availability of Public Services and Facilities. The following services and facilities are to be available and adequate to serve the needs of the use as designed and proposed:
1. Sewer,
 2. Water,
 3. Storm water drainage,
 4. Fire protection,
 5. Police protection, and
 6. Streets.
- D. Use will not be detrimental to abutting properties in particular and the neighborhood in general. Typical negative impacts which extend beyond the proposed site include, but are not limited to:
1. Excessive traffic generation,
 2. Noise or vibration,
 3. Dust, glare, or heat,
 4. Smoke, fumes, gas, or odors, and
 5. Inappropriate hours of operation
 6. Economic impacts if the building is a large building with a minimum floor area of 60,000 square feet.

Conditional Use Permit Request

Big Sky Big Living, LLC

Lots 166 & 167 of Hilltop Homes, Columbia Falls, MT

Application Section 3. Topics For Discussion

A. Traffic flow and control:

The proposed traffic flow for the two lots would enter the property from Diane Road via a 24' driveway that is centered over the boundary line that divides the two, it will then lead to parking areas that will be located behind the proposed multi-family dwellings flowing in both NE and SW directions. An estimated 120 vehicle trips per day will be added to the traffic flows on Diane Road. Please see the Site Plan provided by J. Martin Builders.

B. Access to and circulation within property:

Access will be via the driveway described in section "A" off of Diane Road. The site design has provided sufficient space for vehicles to access the individual garage parking spaces and 8' parking spaces located behind the dwellings allowing for a vehicle to circulate in and out parking area. Please see the Site Plan provided by J. Martin Builders.

C. Off-street parking and loading:

There is a proposed 2 paved off-street parking spaces per dwelling unit totaling 12 spaces per lot. This meets the required 2 spaces described in the Columbia Falls Zoning Regulations (18.504.030).

D. Refuse and service areas:

Solid waste will be private contract haul and 1 solid waste refuse container will be provided for each building unit.

E. Utilities:

Both city water and sewer are available to lots 166 & 167 and are located on Diane Road. Flathead Electric also has facilities on Diane Road. See attached images

F. Screening and Buffering:

Setbacks required for zone CRA-1 will be provided and are shown on the site plan. The front setback is 20', rear 15', and sides 5ft each. Zone CRA-1 does not require any buffer/screening although screening will be provided around the open air parking area per Columbia Falls Zoning Regulations (18.522.050).

G. Signs, yards, and other open spaces:

Signage would conform to existing Columbia Falls sign regulations for the CRA-1 zoning designation although there are no signs proposed at this time. The applicant is not proposing any significant open spaces or yard at this time either. There may be some sod areas integrated into the landscaping along with a small pet relief area. The yard areas for the dwelling units are approximately 20' along Diane road and 20' along the driveway between the two lots. There is open space at Horine Park located about 600' SW of the dwelling units of which is owned by the city and is about 5 acres in size.

H. Height, bulk, and location:

The lots both exceed the minimum lot area of 7,500 square feet and are 15,000 square feet each. The lots also exceed the minimum lot width of 70' and are 120' each. All of the yard requirements are exceeded as well. The maximum height requirement of 35' will not be exceeded, nor will the maximum lot coverage area of 40%. All height, bulk, and location requirements will comply with those stated in the Columbia Falls Zoning Regulations (18.332.040).

I. Location of proposed open space uses:

There is no proposed open space on lots 166 & 167.

J. Hours and manner of operation:

The dwelling units are proposed to be residential in nature and will therefore not have hours of operation.

K. Noise, light, dust, odors, fumes and vibration:

As the proposed use is for residential dwelling units there are no expected issues regarding noise, light, dust, odors, fumes, or vibrations. There may occur some of the listed issues temporarily during construction of the dwellings units, but measures can be taken by the contractor in order to minimize the impact.

L. If the application is for a home occupation conditional use permit, provide the following information:

1. Number of employees that will work on the premises:
There will be no employees on the premises
2. Number of employees that are not family members residing at the premises:
There will be no employees on the premises
3. Estimated number and frequency of clients/patrons that will visit the business:
There will be no businesses as the proposed use is residential
4. How much area will be used for the business compared to the area used for residential purposes:
There will be no businesses as the proposed use is residential

Site images:

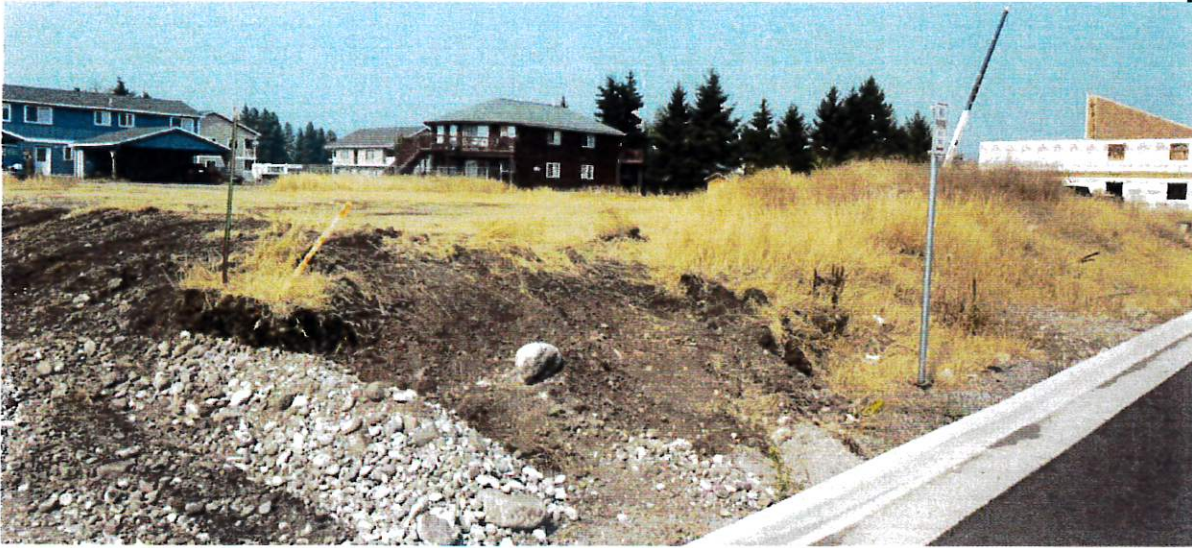


Figure 2 Lot 166 looking NW



Figure 1 Lot 167 looking SW

Continued:



Figure 3 Lot 166



Figure 4 Lot 167

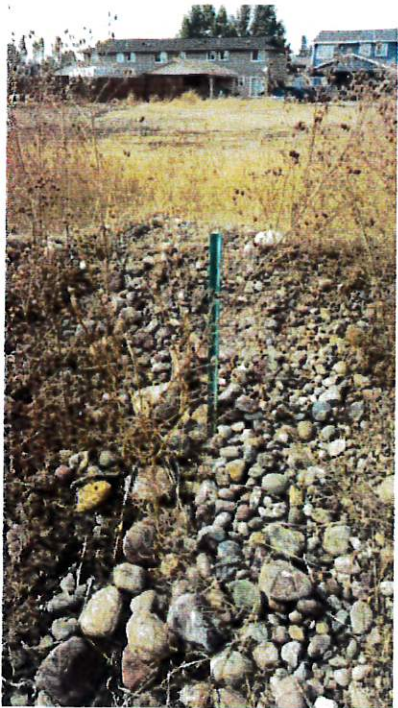
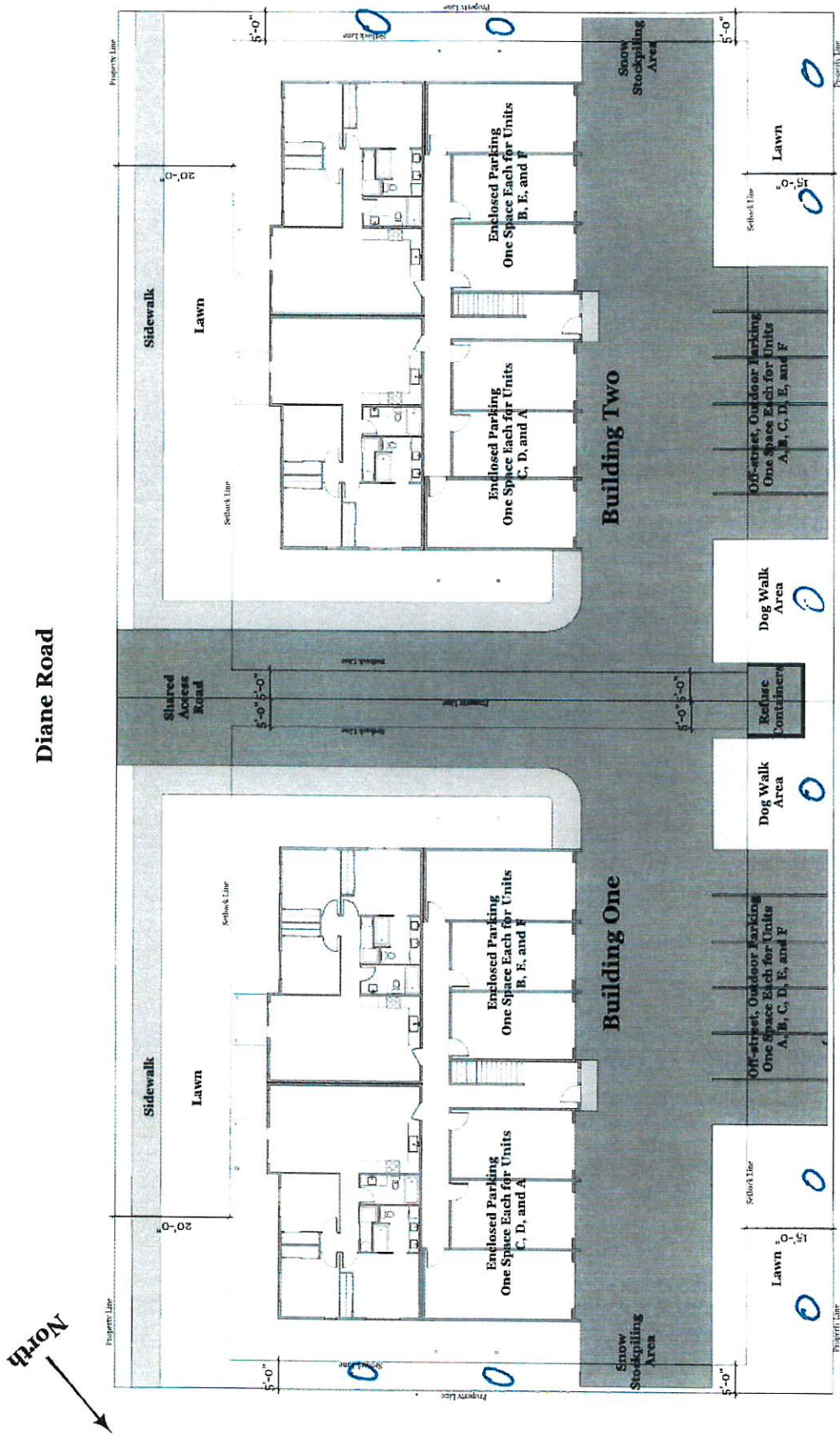


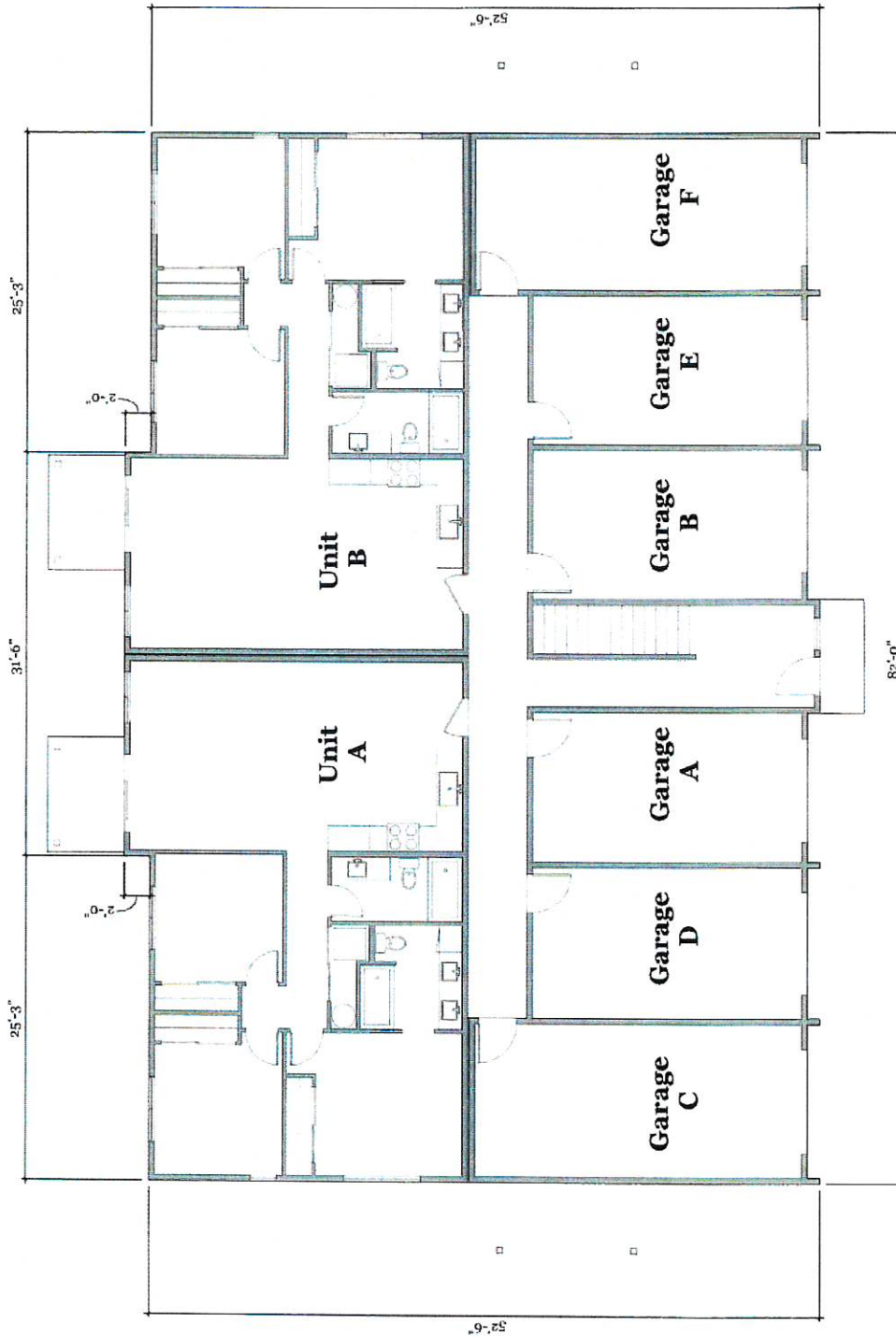
Figure 5 Various Utilities



Site Plan

Diane Road Apartments
Columbia Falls, Montana

0 = 5 gallon bucket



Main Level Layout

Diane Road Apartments
Columbia Falls, Montana



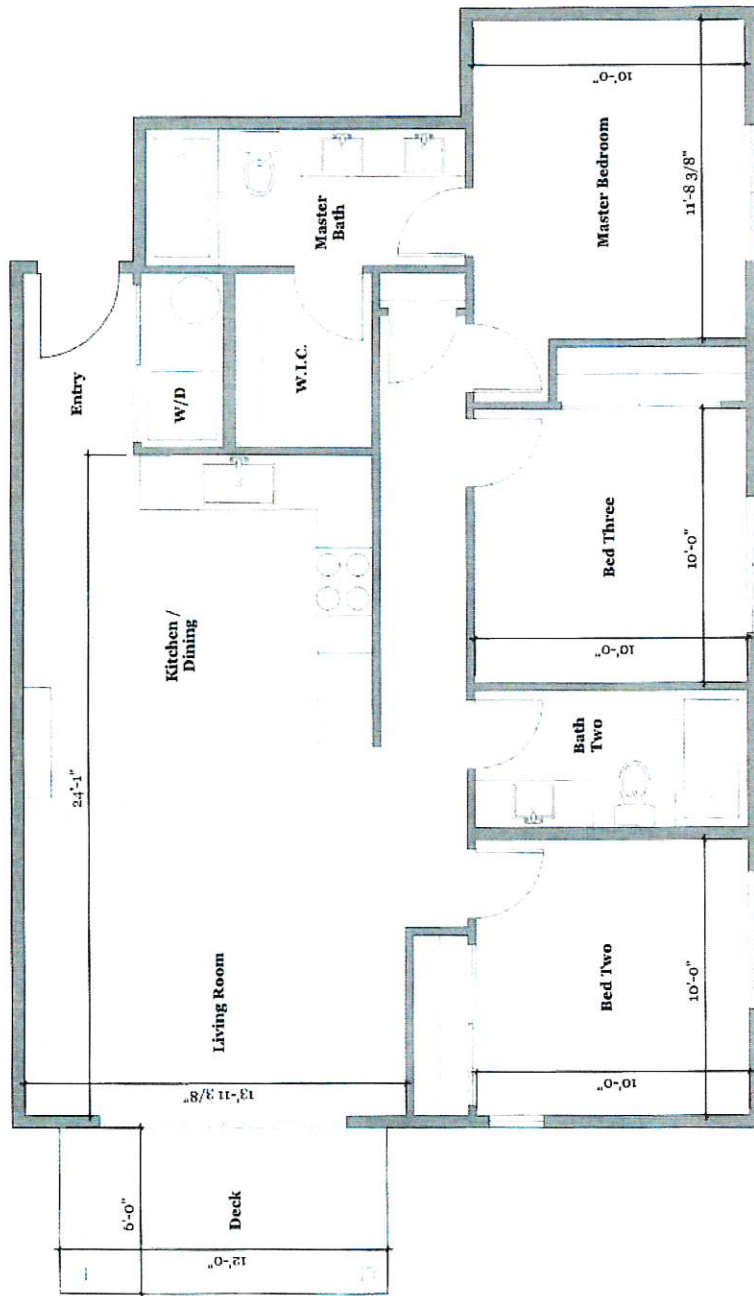
Upper Level Layout

Diane Road Apartments
Columbia Falls, Montana



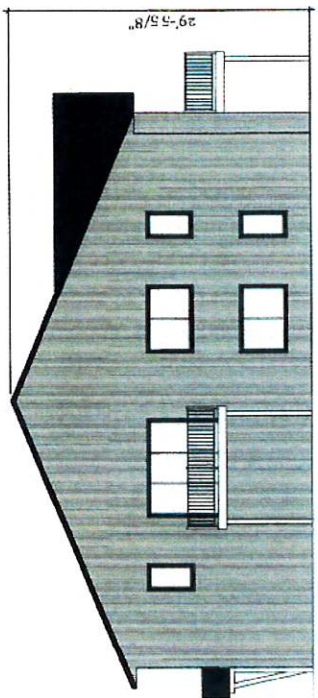
Layout 1 - Units A, B, D, and E
Approx. 1050 Sq. Ft. Each

Diane Road Apartments
Columbia Falls, Montana

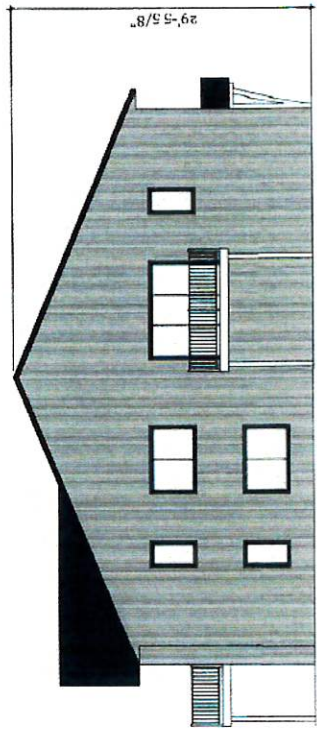


Layout 2 - Units C and F
Approx. 1035 Sq. Ft. Each

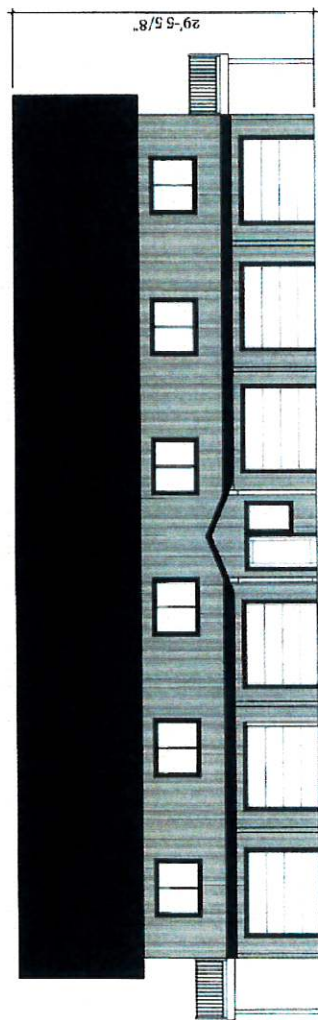
Diane Road Apartments
Columbia Falls, Montana



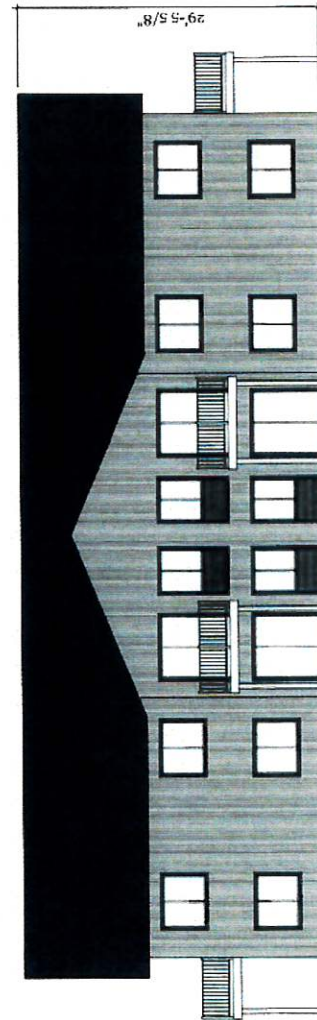
Southwest



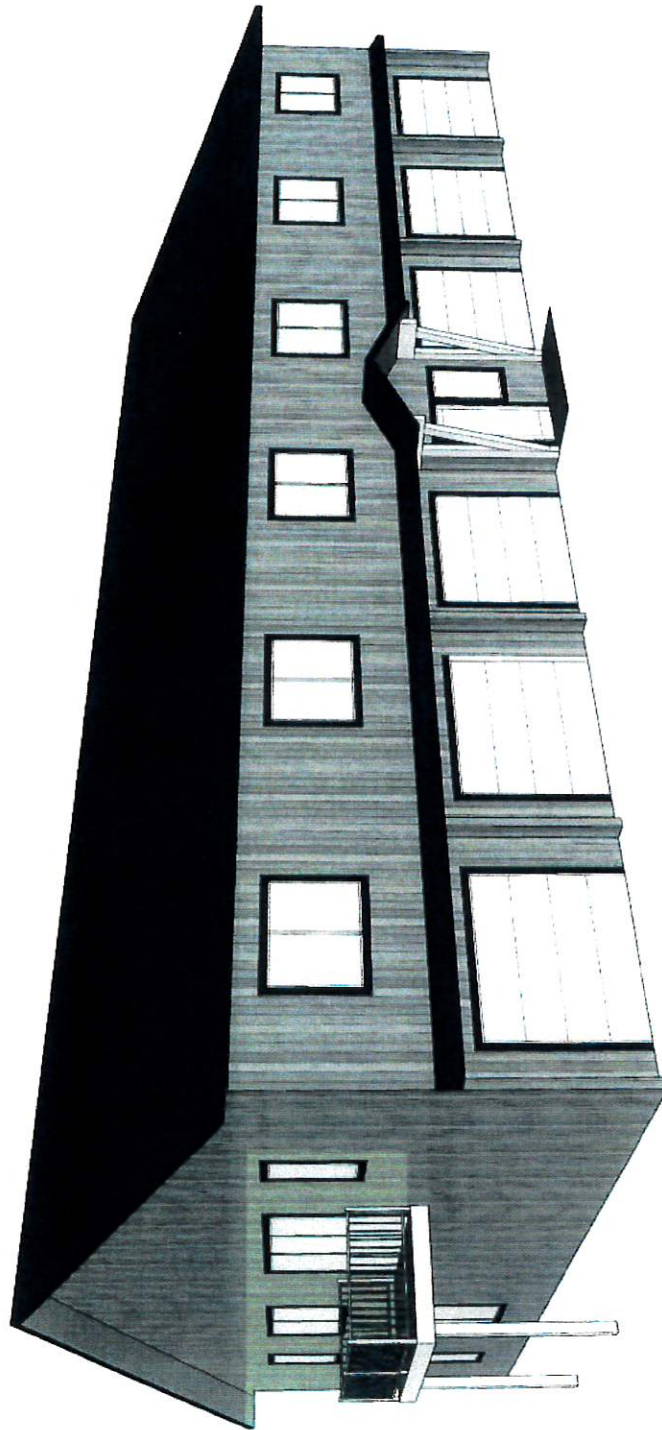
Northeast



Northwest

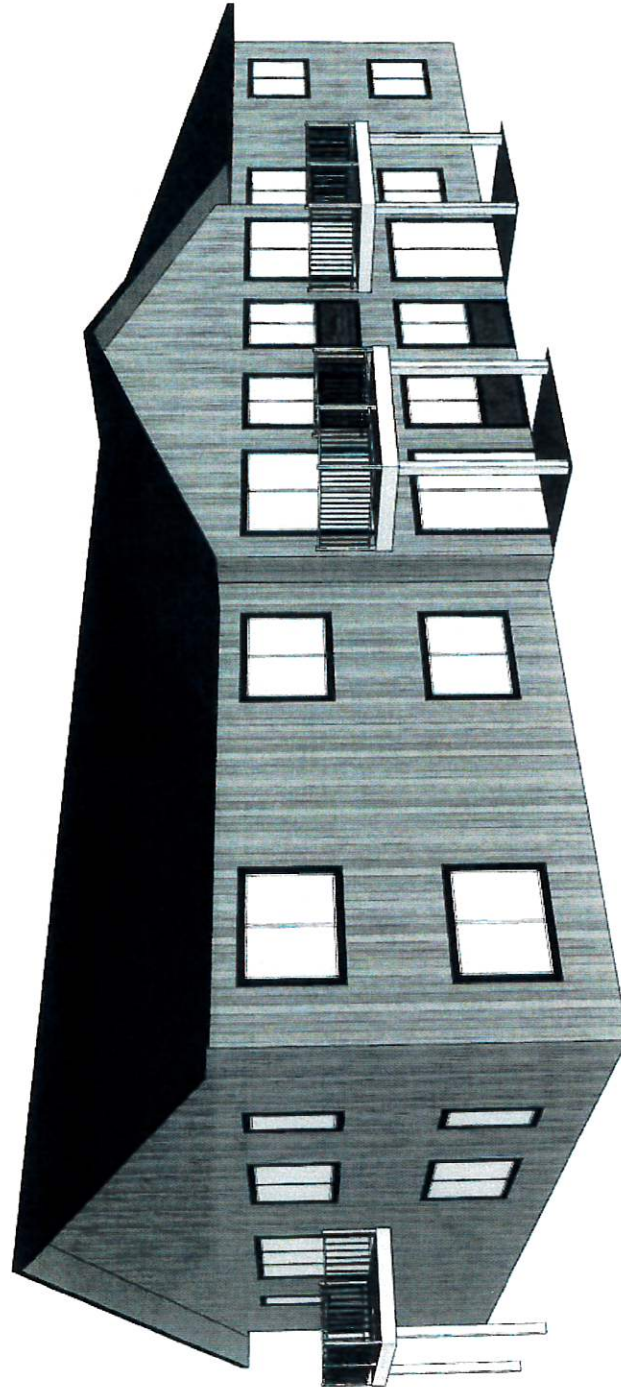


Southeast



Exterior Renderings

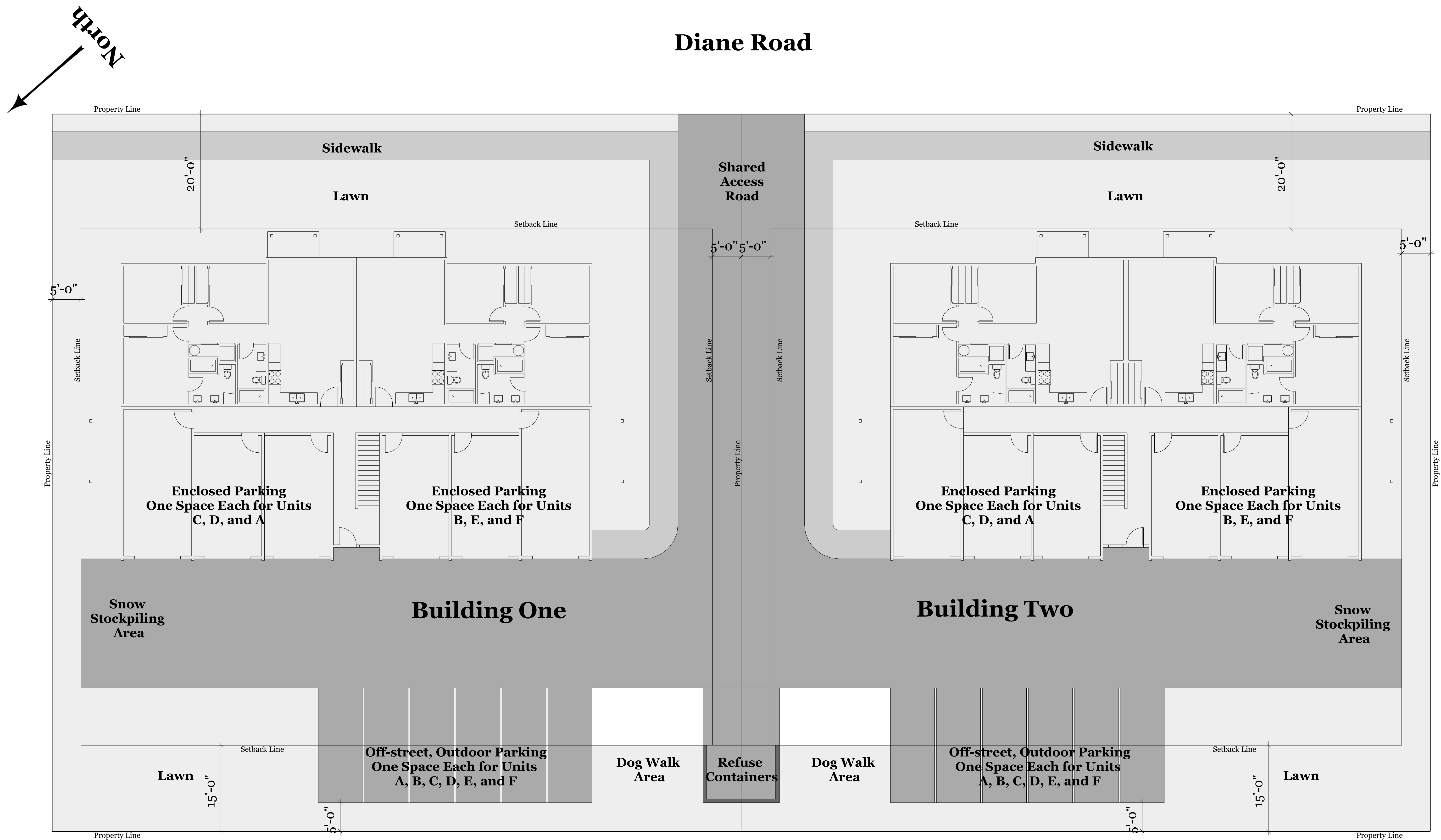
Diane Road Apartments
Columbia Falls, Montana

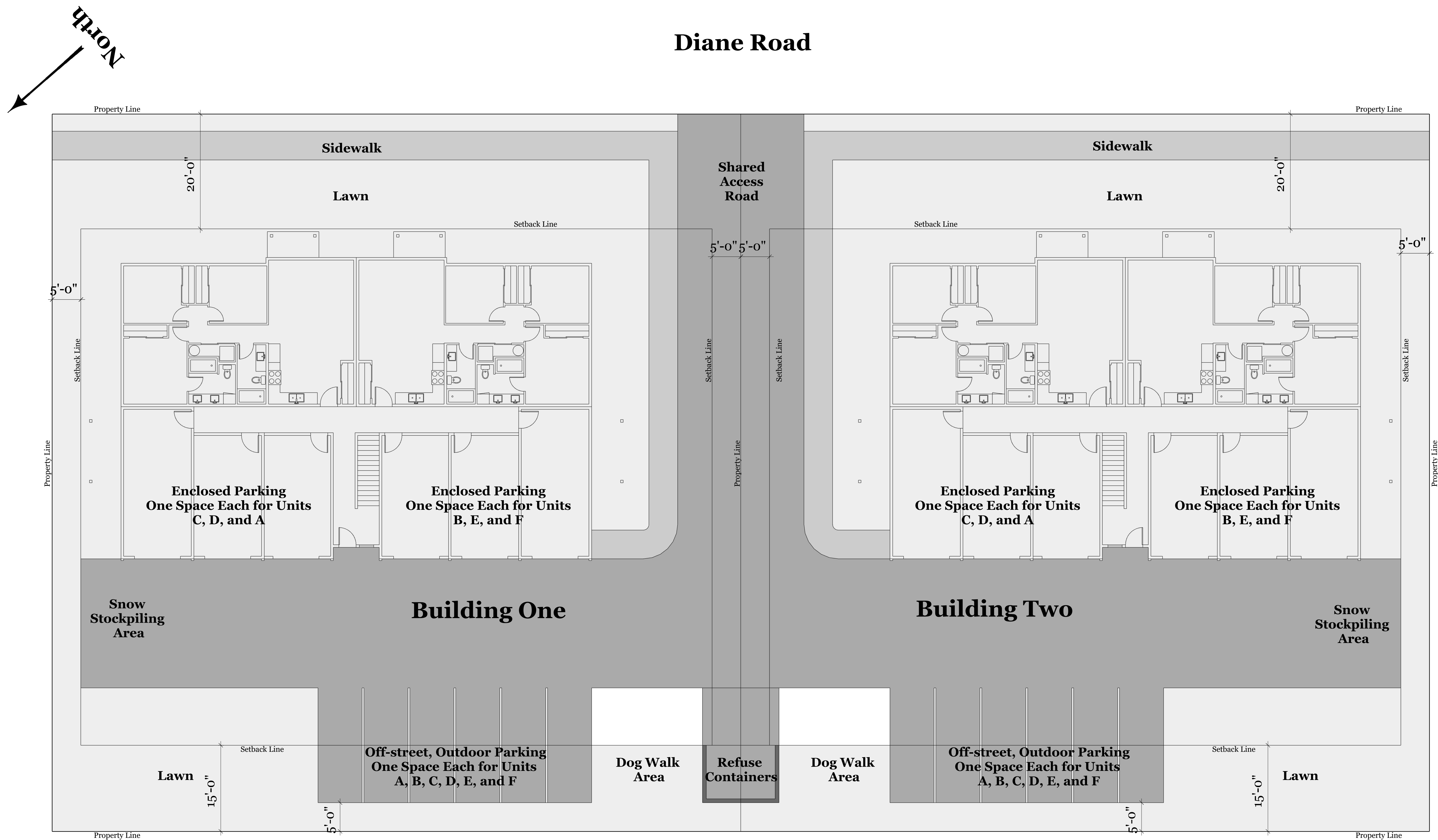


Exterior Renderings

Diane Road Apartments
Columbia Falls, Montana







CITY OF COLUMBIA FALLS
NOTICE OF PUBLIC HEAR-
INGS

The Columbia Falls City-County Planning Board will hold a public hearing for the following item at their regular meeting on Tuesday, May 10, 2022 at 6:30 p.m. at the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on Monday June 6, 2022 starting at 7:00 p.m. in the same location.

Request A Conditional Use Permit to construct two six-plex apartments in the Columbia Falls Zoning Jurisdiction:

A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there will be a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County.

Request to change the zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County. Interested persons are allowed to attend the hearing(s) in person or via ZOOM. Persons are encouraged to submit written comments prior to the meeting. Written comments carry the same weight as public testimony given during the hearing. Written comments may be sent to Columbia Falls City Hall, Attention: Barb Staaland, City Clerk, 130 6th Street West, Room A, Columbia Falls, MT 59912 or via email: staalandb@cityofcolumbiafalls.com. For more information on the proposed Conditional Use Permit or Zone Change, please call Eric Mulcahy, Columbia Falls City Planner at 755-6481. To obtain the ZOOM meeting registration, contact City Clerk Barb Staaland via email or by calling (406) 892-4391 no later than 5:30 p.m. the day of the meeting.

DATED this 18th day of April, 2022

Susan Nicosia
Susan Nicosia

STATE OF MONTANA

FLATHEAD COUNTY

AFFIDAVIT OF PUBLICATION

MARY BOOTH BEING DULY

SWORN, DEPOSES AND SAYS: THAT SHE IS THE LEGAL CLERK OF THE **DAILY INTER LAKE** A DAILY NEWSPAPER OF GENERAL CIRCULATION, PRINTED AND PUBLISHED IN THE CITY OF KALISPELL, IN THE COUNTY OF FLATHEAD, STATE OF MONTANA, AND THAT **NO. 28559**

LEGAL ADVERTISEMENT WAS PRINTED AND PUBLISHED IN THE REGULAR AND ENTIRE ISSUE OF SAID PAPER, AND IN EACH AND EVERY COPY THEREOF ON THE DATES OF APRIL 24, 2022

AND THE RATE CHARGED FOR THE ABOVE PRINTING DOES NOT EXCEED THE MINIMUM GOING RATE CHARGED TO ANY OTHER ADVERTISER FOR THE SAME PUBLICATION, SET IN THE SAME SIZE TYPE AND PUBLISHED FOR THE SAME NUMBER OF INSERTIONS.

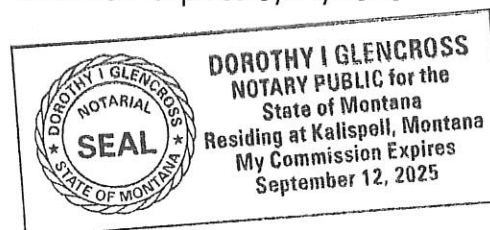
Mary Booth

Subscribed and sworn to
Before me this, April 24, 2022

Dorothy I. Glencross

Dorothy I. Glencross

Notary Public for the State of Montana
Residing in Kalispell
My commission expires 9/12/2025



Planning Department

Item No.6.



130 6TH STREET WEST
ROOM A
COLUMBIA FALLS, MT 59912

PHONE (406) 892-4391

FAX (406) 892-4413

April 21, 2022

Re: Public hearing notice for a CUP for property located at 9 and 11 Diane Road.

Dear Adjacent Property Owner:

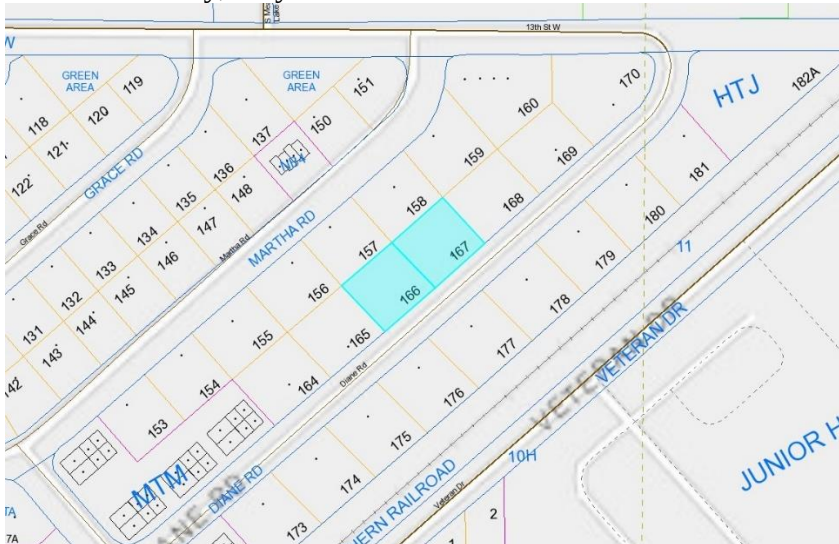
Our records indicate that you are the owner of property within 150-feet of the proposed project.

As the Planning Staff for the Columbia Falls Planning Jurisdiction, I am writing to provide you with notice of public hearings for a Conditional Use Permit (CUP) for two six plex apartment buildings. A CUP was previously approved for this property back in 2017 but that permit has subsequently expired. The proposed application is essentially the same as previously approved.

If you have questions or comments concerning this matter, please call, visit or write me at City Hall. For written comment to be included in the Planning Board packet, it needs to be submitted to the City Clerk, 130 6th Street West, Columbia Falls, MT 59912 no later than Thursday May 6, 2022 or by email: staalandb@cityofcolumbiafalls.com. Written or emailed comments may be provided up to 5:00 pm on the day of the hearing; it will just be emailed and/or passed out at the hearing.

Sincerely,

Eric H. Mulcahy, City Planner



CITY OF COLUMBIA FALLS

NOTICE OF PUBLIC HEARINGS

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Interested persons are allowed to attend the hearing(s) in person or via ZOOM. Persons are encouraged to submit written comments prior to the meeting. Written comments carry the same weight as public testimony given during the hearing. Written comments may be sent to Columbia Falls City Hall, Attention: Barb Staaland, City Clerk, 130 6th Street West, Room A, Columbia Falls, MT 59912 or via email: staalandb@cityofcolumbiafalls.com. For more information on the proposed Conditional Use Permit or Zone Change, please call Eric Mulcahy, Columbia Falls City Planner at 755-6481. To obtain the ZOOM meeting registration, contact City Clerk Barb Staaland via email or by calling (406) 892-4391 no later than 5:30 p.m. the day of the meeting.

REGULAR MEETING – 6:30 PM**CALL TO ORDER AND ROLL CALL:**

Vukonich called Meeting to order at 6:30 PM

PRESENT: Vukonich, Smith, Byrd-Rinck, Lundgren, Shepard, and Duffy

ABSENT: Nelson, Kavanagh and Singer

Also present: City Manager Susan Nicosia, City Attorney Justin Breck, Contract Planner Donna Valade

APPROVAL OF MINUTES:

Approval of April 12th, 2022 Regular Meeting Minutes

Motion made by Duffy to approve the April 12th, 2022 minutes as presented, Seconded by Shepard. Motion carried with All present voting Aye: Vukonich, Smith, Byrd-Rinck, Lundgren, Shepard, Duffy

VISITOR OR PUBLIC COMMENT: (An opportunity for the Public to comment on any items not on tonight's agenda)

NONE

PUBLIC HEARINGS AND ACTION:**Request a Conditional Use Permit to Construct Two Six-Plex Apartments in the Columbia Falls Jurisdiction:**

Chairman Vukonich read the notice of hearing: A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant for a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County.

Contract Planner Donna Valade presented Staff Report CCU-22-02 reviewing each of the findings and noting that staff recommends approval. Chairman Duffy had a question if this will match the other developments on Diane Road. Valade answered that they will be very similar except that the rear will face Diane Road and they will be accessed by a driveway on the other side, on-street parking will be for visitors.

Chairman Vukonich asked if there were any questions for staff. Duffy asked if there were any additional requirements for the residents to access the 6-plex's from the rear, would it be a different street address and are the setbacks conforming? City Manager Susan Nicosia noted that the project application documents compliance with all zoning requirements including lot coverage, setbacks, etc. Nicosia noted that the driveway is shared between the two lots and is a private drive not an extension of Diane Road. The unit addresses will still be addressed as Diane Road. Nicosia noted that the driveway width complies with city standards. Duffy asked if the need for emergency vehicle access was addressed. Nicosia answered in the affirmative.

Chairman Vukonich opened the public hearing at 6:43 p.m. Applicants Peter and Kelly Gibeon 173 Spring Creek Hills Rd, Livingston, MT called in on speaker phone. Kelly stated that their goal was to build a nice set of condos that has

inside and outside parking. Seeing no other comments or questions, Chairman Vukonich closed the public hearing. The Clerk noted that the City had not received any written comments.

A motion was made by Duffy to accept Staff Report CCU-22-02 as findings of fact, seconded by Shepard. Motion carried with voting as follows: Aye: Vukonich, Smith, Byrd-Rinck, Lundgren, Shepard, and Duffy. Naye: None Absent: Nelson, Singer, Kavanagh.

A motion was made by Byrd-Rinck to recommend approval of the Conditional Use Permit to City Council, seconded by Lundgren. Motion carried with voting as follows: Aye: Vukonich, Smith, Byrd-Rinck, Lundgren, Shepard, Duffy. Naye: None Absent: Nelson, Singer, Kavanagh.

Request to Change the Zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

Chairman Vukonich read the notice of hearing: The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County.

Contract Planner Donna Valade presented Staff Report CZC-22-01 reviewing each of the criteria. Valade noted that staff recommends approval. Chairman Vukonich asked the Board if they had any questions for staff. Duffy had a question on how far the garage setback is from the property line. Valade answered that it is currently 5 feet away from the property line, in compliance for an accessory building; a primary building would've been 20 feet from the rear. Nicosia said that the garage meets the accessory building setback. The zone change to CR-3 would allow them to meet the dwelling setback and not have to move the garage. Nicosia added that the garage does not abut an alley or street so accessory setbacks are appropriate.

Chairman Vukonich opened and closed the public hearing at 6:51 p.m. with no comment. The Clerk noted that the City had not received any written comments.

A motion to accept Staff Report CZC-22-01 as findings of fact was made by Shepard and seconded by Byrd-Rinck. Duffy asked if the garage was behind the primary dwelling and if the driveway size was adequate. Nicosia answered in the affirmative. Motion carried with all present voting Ayes: Vukonich, Smith, Byrd-Rinck, Lundgren, Shepard, Duffy. Absent: Nelson, Singer, Kavanagh.

A motion was made by Smith to recommend approval of the Zone Change to City Council, seconded by Byrd-Rinck. Motion carried with all present voting Ayes: Vukonich, Smith, Byrd-Rinck, Lundgren, Shepard, Duffy. Absent: Nelson, Singer, Kavanagh.

ADJOURNMENT – Meeting duly adjourned at 6:59 PM

Chairman

Attest:

Public Works Clerk

CITY OF COLUMBIA FALLS
NOTICE OF PUBLIC HEARINGS

Item No.7.

The Columbia Falls City-County Planning Board will hold a public hearing for the following item at their regular meeting on Tuesday, May 10, 2022 at 6:30 p.m. at the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on Monday June 6, 2022 starting at 7:00 p.m. in the same location.

Request A Conditional Use Permit to construct two six-plex apartments in the Columbia Falls Zoning Jurisdiction:

A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there will be a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County

Request to change the zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County.

Interested persons are allowed to attend the hearing(s) in person or via ZOOM. Persons are encouraged to submit written comments prior to the meeting. Written comments carry the same weight as public testimony given during the hearing. Written comments may be sent to Columbia Falls City Hall, Attention: Barb Staaland, City Clerk, 130 6th Street West, Room A, Columbia Falls, MT 59912 or via email: staalandb@cityofcolumbiafalls.com. For more information on the proposed Conditional Use Permit or Zone Change, please call Eric Mulcahy, Columbia Falls City Planner at 755-6481. To obtain the ZOOM meeting registration, contact City Clerk Barb Staaland via email or by calling (406) 892-4391 no later than 5:30 p.m. the day of the meeting.

DATED this 18th day of April, 2022

Susan Nicosia

Susan Nicosia, City Manager/Planning & Zoning Administrator
COLUMBIA FALLS CITY-COUNTY PLANNING BOARD

Publish: Daily Interlake Sunday April 24th, 2022

ZONE CHANGE REQUEST
COLUMBIA FALLS AREA ZONING JURISDICTION
RHONDA HOON
COLUMBIA FALLS PLANNING OFFICE STAFF REPORT CZC#22-01
April 27, 2022

A report to the Columbia Falls City-County Planning Board and Zoning Commission and the Columbia Falls City Council regarding a request to amend the zoning classification from CR-5 (Two Family Residential) to CR-3 (One Family Residential) within the Columbia Falls Zoning Jurisdiction. The zone change request is scheduled for a public hearing before the Planning Board on Tuesday, May 10, 2022, at 6:30 P.M. A subsequent hearing will be held by the Columbia Falls City Council June 6, 2022 at 7:00 P.M.

BACKGROUND INFORMATION

A. PETITIONERS

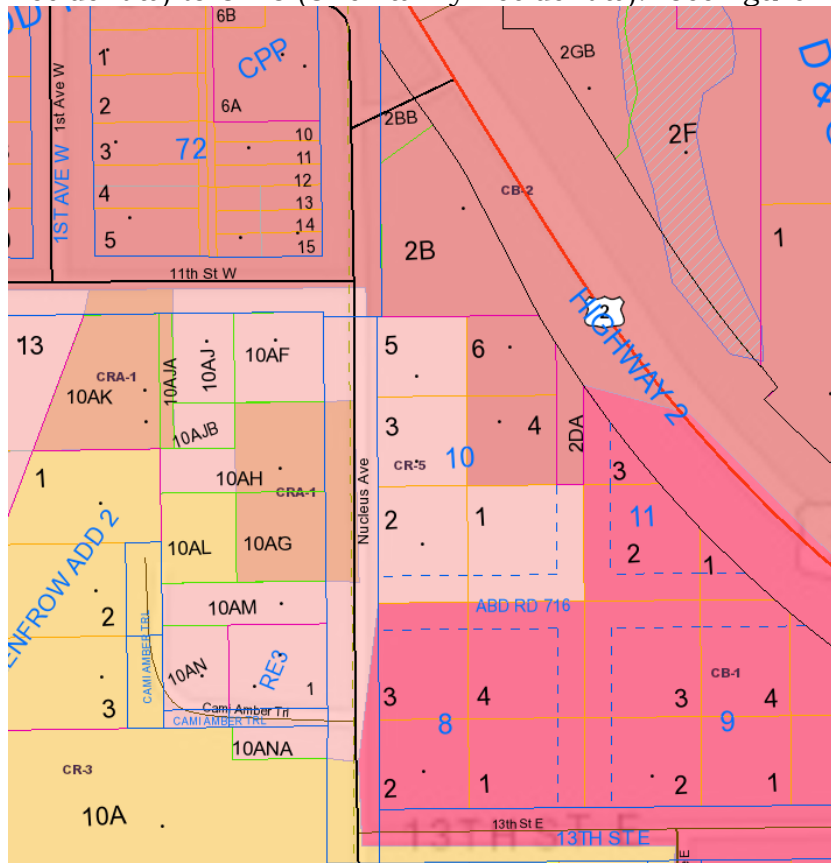
Rhonda Hoon
P.O. Box 1985
Columbia Falls, MT 59912

B. LOCATION/DESCRIPTION

The property is located at 1115 Nucleus Avenue in Columbia Falls and is 10,000 square feet in size. The properties are described as Lot 3, Block 10 of Nucleus Addition, in Section 17, T30N, R20W, P.M.M, Flathead County.

C. REQUEST

The request would amend the zoning on properties from CR-5 (Two Family Residential) to CR-3 (One Family Residential). See figure 1 for current zoning.



D. REASON FOR REQUEST

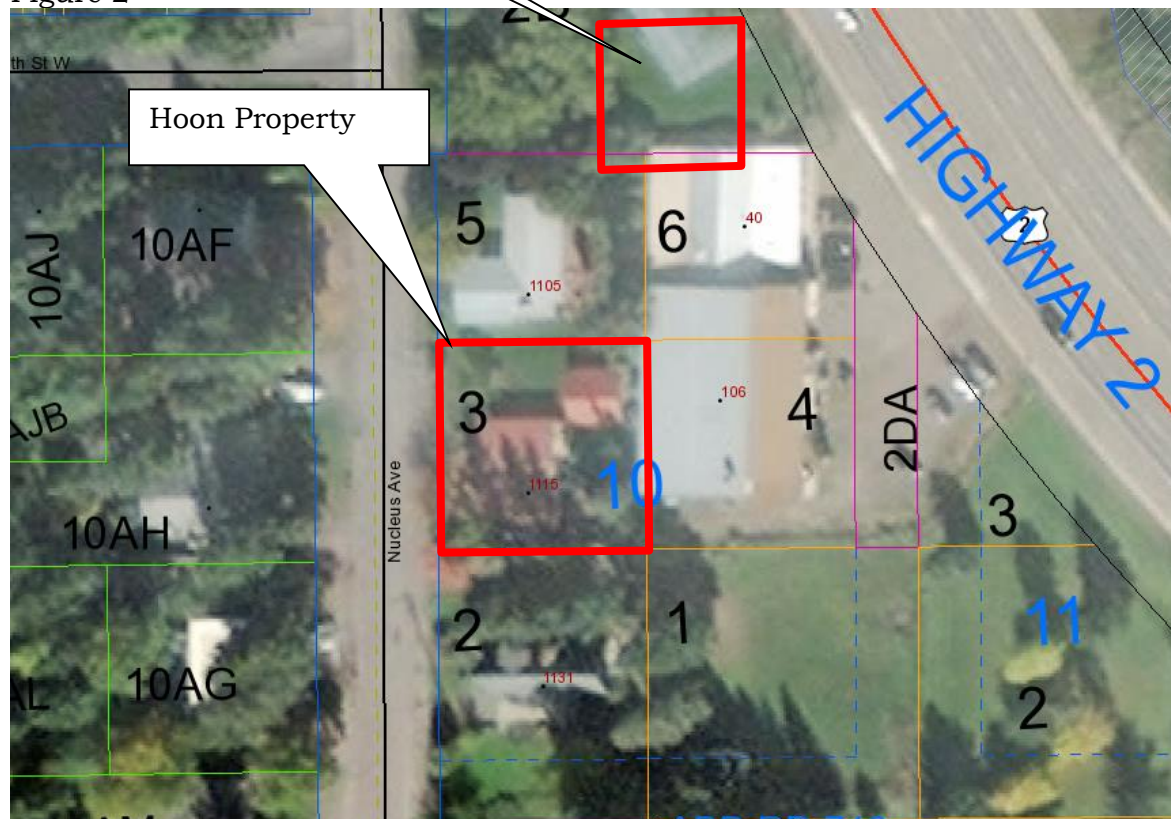
The reason for the request is that the property owner wants to convert the existing garage on the property to an accessory dwelling unit. The existing garage meets the accessory setbacks but not the primary use setback. So even though the existing zoning would allow a second dwelling, the owner could not convert the garage to an ADU without moving the structure to meet setbacks. The proposed CR-3 allows the ADU provided it meets the standards and accessory unit setbacks which are five feet from the side and rear property lines.

Hoon
Property

E. EXISTING LAND USE

The property currently has a house with an attached carport and a garage structure.

Figure 2



Source: Flathead County GIS



F. ADJACENT ZONING AND LAND USE:

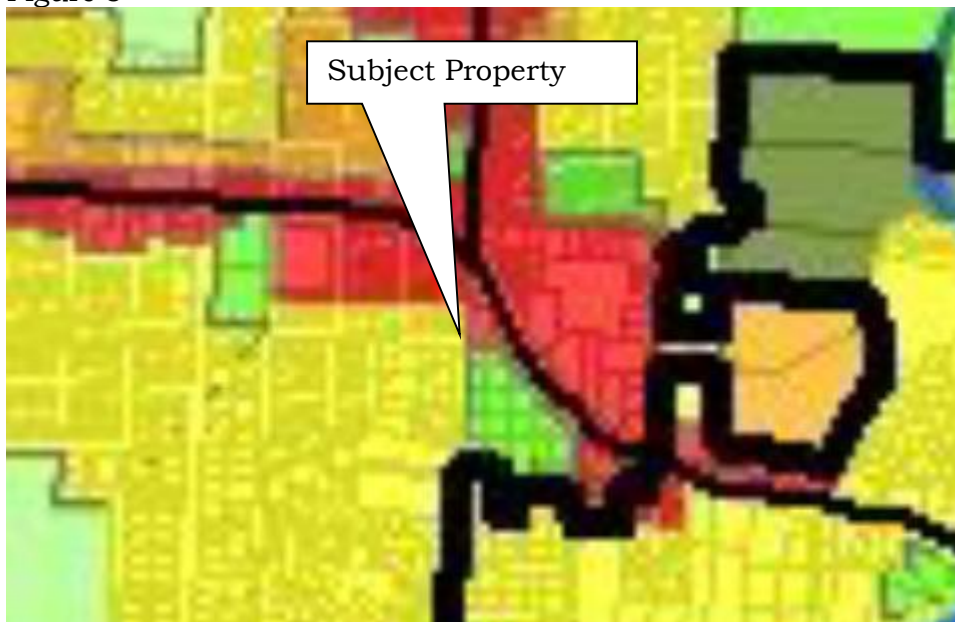
Figure 1 shows the existing zoning and use.

Direction from Site	Current Zoning	Current Use
North	CR-5 and CB2	Residential and Antiques/Gift Store
South	CRA-1, CR-5 and R-3	Single Family and Two Family Residential Use
West	CR-5 and CB-1	Single Family Residential Uses and City Park
East	CB-2	Cabinet Shop and City Park

G. GROWTH POLICY DESIGNATION

The Columbia Falls Growth Policy Map designates the subject property for Urban Residential use (Figure 3). Both existing and proposed zoning comply with the map and text of the Growth Policy.

Figure 3



Excerpt from the 2019 Columbia Falls Growth Policy Map

Land Use Map Legend		
	Commercial	General, highway and neighborhood retail sales, services or mixed office use.
	ResortRes Com	Within the confines of an overall development plan, provides recreation opportunities (principally to residents and guests), commercial uses (associated directly with recreation), and a mixture of housing types and densities.
	HeavyIndustrial	Manufacturing, processing, storage and assembly of goods, where noise, odor, dust and associated impacts extend beyond the confines of a building or screened area.
	LightIndustrial	Wholesale and industrial uses where noise, odor, dust and associated impacts are confined to a building or screened area.
	MultiFamily	8 or more units/acre. High density residential including townhouses and apartment units. Served by urban services. May be a buffer or transitional area between low density residential and non-residential uses.
	UrbanResidential	Between 2 and 8 units/acre. Primarily single family residential with limited quantities of multifamily units. Fully served by urban services.
	SuburbanResidential	2 units/acre or less. Primarily single family residential in a quasi-rural setting. Some urban services available.
	RuralPreserve	A rural area, predominately used for corporate and public lands, estate housing, and protective buffer for industry. Outside the immediate needs of urban development and having limited urban services. Residential use closely associated with highly developed access and low fire hazards.
	PublicSemipub	Schools, government offices or facilities, and cemeteries.
	ParkOpen space	City and County parks, homeowner parks and green space areas, recreation access points.

Legend for Growth Policy Map

H. UTILITIES/SERVICES

The property is within the City limits of Columbia Falls.

Water

Sewer

Fire Protection

Police Protection

Electricity

The property is served by City water.

The property is served by City Sewer

Columbia Falls Fire Department

Columbia Falls Police Department

Flathead Electric Co-op.

EVALUATION BASED ON STATUTORY CRITERIA

Item No.7.

This request is reviewed pursuant to the criteria set forth in Section 76-2-304, M.C.A., and as stated by the Montana Supreme Court. The following findings are made:

- 1. Does the requested zone comply with the Growth Policy?**
The Columbia Falls Growth Policy Map designates the subject property for Urban Residential. The proposed CR-3 (One Family Residential) zone change complies with the Growth Policy. (Figure 3).
- 2. Is the requested zone designed to lessen congestion in the streets?**
Changing the zone from CR-5 which allows two dwellings per lot to the proposed CR-3 which allows one dwelling and one accessory dwelling on the lot does not change the density of congestion associated with the proposed use. There is no increase in congestion.
- 3. Will the requested zone secure safety from fire, panic, and other dangers?**
The property is located in the City Limits of Columbia Falls and is serviced by the Columbia Falls Police and Fire departments. The property is not located or mapped within the 100-year floodplain of the Flathead River (FIRM Panel 1435J). The proposed zoning does not change the potential use of this property.
- 4. Will the requested change promote the health and general welfare?**
The request changes the zoning from one urban residential designation to a slightly different urban residential zoning designation. The proposed use is consistent with the neighboring residential uses and the property is served by all City utilities and infrastructure. The zone change does promote health and general welfare.
- 5. Will the requested zone provide for adequate light and air?**
CR-5 Setbacks are as follows: 20-feet in the front, 5-feet on the side, 20 feet in the rear yard. Accessory Dwellings are not allowed.
CR-3 Setbacks are as follows: 25-feet in the front, 5-feet on the side, 20 feet in the rear yard. Accessory Dwelling Unit setbacks are 25-feet front and 5-feet in the side and rear.
The proposed zoning will provide very similar setbacks and the existing zone and the same setbacks as some of the neighboring zoning.
- 6. Will the requested zone prevent the overcrowding of land?**
The existing CR-5 zoning allows two dwelling units per lot of record. The proposed CR-3 zoning allows a dwelling and an accessory dwelling and the accessory dwelling is limited to 800 square feet. Both the existing and proposed zoning allow a maximum of two dwellings but the proposed zone limits the second dwelling to a small unit. The proposed zone change will not overcrowd the land.
- 7. Will the requested zone avoid undue concentration of people?**
The existing CR-5 zoning allows two dwelling units per lot of record. The proposed CR-3 zoning allows a dwelling and an accessory dwelling and the accessory dwelling is limited to 800 square feet. The existing zone might allow a slightly higher concentration of people than the proposed zoning but in the Urban confines of Columbia Falls urban densities are anticipated and encouraged.
- 8. Will the requested zone facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements?**

The property is served by City Streets, Columbia Falls Sewer and Water, Columbia Falls school District, along with City Parks. The change in zoning will not impact these serves and the zoning will not increase the potential density of the property.

9. Does the requested zone give reasonable consideration to the peculiar suitability of the property for particular uses?

The property is already developed with a house and detached garage. The purpose of the zone change is to allow the property owner to convert the garage into an accessory dwelling unit. Within the neighborhood there are property with two dwellings and properties with homes and ADU's. The proposed zone change will not change the outward appearance of the property.

10. Does the requested zone give reasonable consideration to the character of the district?

The surrounding neighborhood is a mix of single family homes, properties with two dwellings and properties with single family homes and ADU's. The proposed change is in character with the neighborhood.

11. Will the new zoning affect property values?

The proposed zone change does not change the density of the property. The proposed zoning will not change the use of the property. The proposed zoning matches zoning in the neighborhood. The zoning will continue preserve neighboring property values.

12. Will the requested zone encourage the most appropriate use of the land throughout the municipality?

The proposed zoning is in compliance with the Growth Policy designation and the proposed zoning is residential which is the same as the existing zoning. Zoning was never intended to create monotonous neighborhoods. The proposed zoning allows the property owner to create an ADU on the property and this is a land use pattern that is encouraged in the City of Columbia Falls.

SUMMARY

The map amendment request conforms to the Columbia Falls City Growth Policy and the findings as discussed above. The project will be fully served by Municipal services.

RECOMMENDATION

Staff recommends that the Columbia Falls City-County Planning Board and Zoning Commission adopt Columbia Falls Planning Office Staff Report #CZC-22-01 as findings of fact and recommend approval of the requested zone change to the City Council.

Exhibit A

Item No.7.

Legal Description

Lot 3, Block 10 of Nucleus Addition, in Section 17, T30N, R20W, P.M.M, Flathead County.



Planning Department

130 6TH STREET WEST
ROOM A
COLUMBIA FALLS, MT 59912

PHONE (406) 892-4391

FAX (406) 892-4413

Item No.7.

PETITION FOR ZONING MAP AMENDMENT

FILING FEE ATTACHED \$ 1275.00

Zone Change Base Fee ~~\$1000~~ 1250.00
For first 80 acres \$ 25/acre
For each add'l acre over 80 \$ 10/acre
Certified Owner's List \$75
Per each address on list \$5/ea. address

PAID

APR 01 2022

CITY OF COLUMBIA FALLS

NAME OF APPLICANT: Rhonda Hoon

MAIL ADDRESS: PO Box 1985

CITY/STATE/ZIP: COLUMBIA FALLS, MT 59912 PHONE: 406-897-3208

INTEREST IN PROPERTY: OWNER

PLEASE COMPLETE THE FOLLOWING:

- A. Address of the property: 1115 NUCLEUS AVE.
- B. Legal Description: (Subdivision Name, Lot & Block and/or Tract Number
(Section, Township, Range)
LOT 3, BLK 3, SEC 17, T30N, R20W
- (Attach sheet for metes and bounds)
- C. Land in zone change (ac)
- D. The present zoning of the above property is: CR-5
- E. The proposed zoning of the above property is: CR-3
- F. State the changed or changing conditions that make the proposed amendment necessary:

To allow for the accessory building to be used as an apartment so that the accessory apartment meets the setback standard for accessory structures

HOW WILL THE PROPOSED CHANGE ACCOMPLISH THE INTENT AND PURPOSE OF:

A. Promoting the Growth Policy

GROWTH POLICY DESIGNATES THE PROPERTY
AS URBAN RESIDENT + PROPOSED CR-3
COMPLIES W/ URBAN RESIDENTIAL DESIGNATION

B. Lessening congestion in the streets and providing safe access

The zone change won't increase the density
therefore it won't increase congestion

C. Promoting safety from fire, panic and other dangers

Not in flood plain, within city limits
City fire & police serve property so this is
not going to change

D. Promoting the public interest, health, comfort, convenience, safety and general welfare

Not ~~CHANGING~~ changing any of the density
so this does not apply

E. Preventing the overcrowding of land

Not changing any of the density so this does
not apply

F. Avoiding undue concentration of population

Not changing any of the density so this does
not apply

G. Facilitating the adequate provision of transportation, water, sewage, schools, parks and other public facilities

S. Nucleus city street, existing house &
~~structure~~ proposed apartment will access
city street

H. Giving reasonable consideration to the character of the district

This is in a single family residential district primarily & that is what I am proposing

I. Giving consideration to the peculiar suitability of the property for particular uses

Single residential use with access apartment is no different than any other single lot in the neighborhood

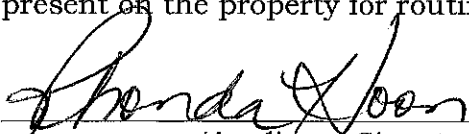
J. Protecting and conserving the value of buildings

Yes, I am preserving the value of the neighborhood by developing a residential use

K. Encouraging the most appropriate use of land by assuring orderly growth

This is most appropriate use as a single residential use preserving

The signing of this application signifies approval for Columbia Falls Planning staff to be present on the property for routine monitoring and inspection during approval process.



(Applicant Signature)

4/1/22

(Date)

APPLICATION PROCESS

Item No.7.

APPLICABLE TO ALL ZONING APPLICATIONS:

A. Pre-Application Meeting:

A discussion with the planning director or designated member of staff must precede filing of this application. Among topics to be discussed are: Growth Policy compatibility with the application, compatibility of the proposed zone change with surrounding zoning classifications, and the application procedure.

B. Completed application form.

C. The application must be accepted as complete by the Columbia Falls Planning staff **thirty-five (35) days prior** to the date of the planning board meeting at which it will be heard in order that requirements of state statutes and the zoning regulations may be fulfilled.

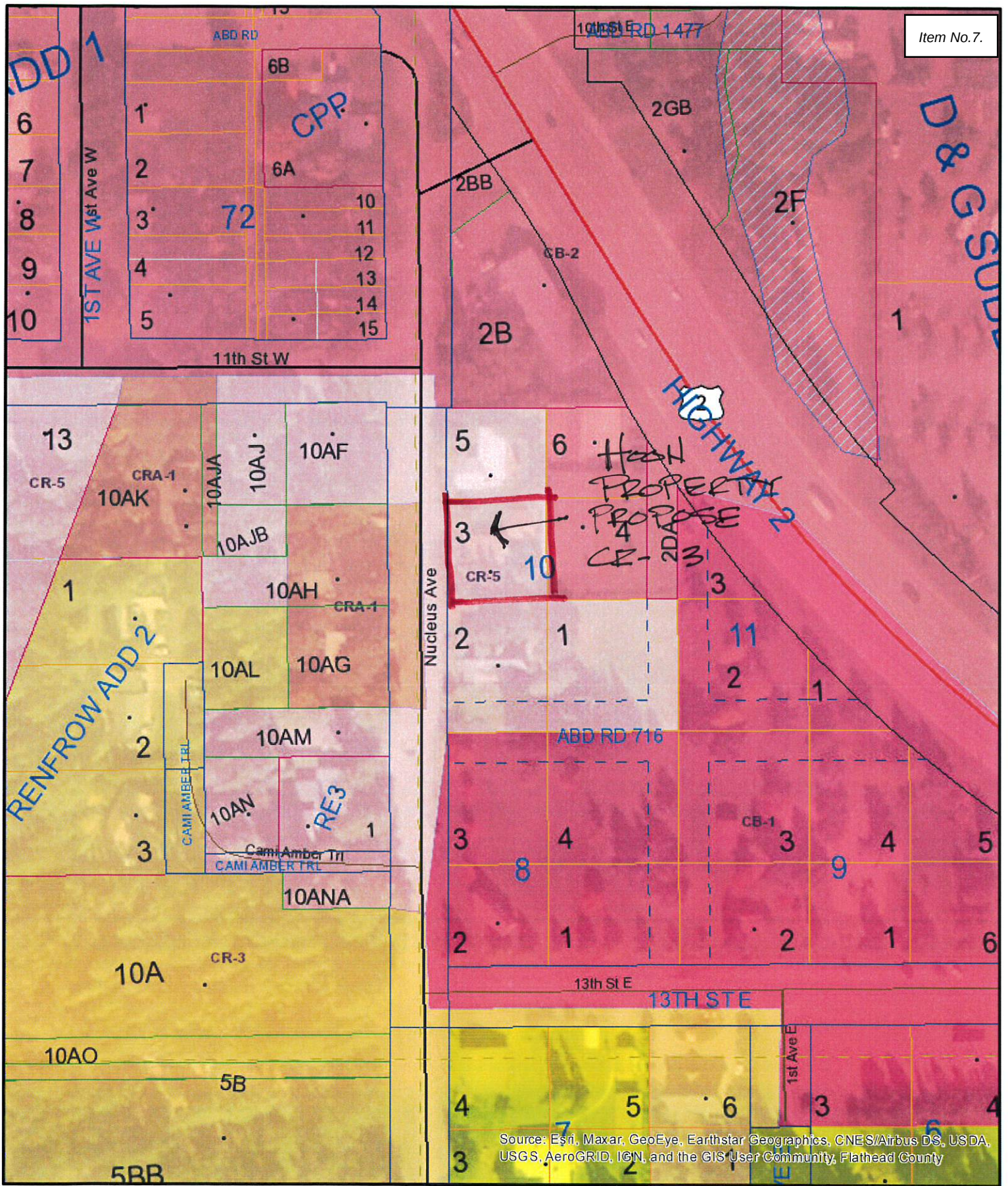
E. Application Contents:

1. Petition for zone change signed by the real property owners representing at least 65% of the land area for which the change in zoning classification is sought.
2. A map showing the location and boundaries of the property.
3. A title report of the subject property.

A horizontal scale bar with tick marks at 0, 0.01, 0.02, 0.04, 0.06, and 0.08 miles. The bar is divided into segments of varying lengths corresponding to these values.



The areas depicted on these maps are for illustrative purposes only and do not necessarily meet mapping, surveying, or engineering standards. Deriving conclusions from this map is done at the user's assumed risk.



Flathead County GIS Department



800 South Main Street
Kalispell, Montana 59901

0 0.01 0.02 0.04 0.06 0.08 mi



The areas depicted on these maps are for illustrative purposes only and do not necessarily meet mapping, surveying, or engineering standards. Deriving conclusions from this map is done at the user's assumed risk.

Confirmation Number: 9092161

Montana

City of Columbia Falls

Utility



Item No.7.

Transaction Details

Account Number
ZONING AMENDMENT
Name
RHONDA HOON
Service Address
1115 NUCLEUS AVE

Credit Card Payment Address Information

Order Number **9092161**
Customer Name **RHONDA HOON**
Email Address
Address **PO BOX 1985**
 COLUMBIA FALLS, MT 59912
Phone Number **(406) 897-3208**
Credit Card Number **5XXX XXXX XXXX 5392**
Credit Card Type **MasterCard**
Expiration Date **0823**
Operator Name
Transaction Time **4/1/2022 5:59:31 PM**
Authorization Code **44737W**
Convenience Fee
Authorization Code **44112W**
Transaction ID **2034419925**
Purchase Type **sale**
Agency Total **1275.00**
Convenience Fee **\$38.25**
Total Amount **1313.25**
Charged to Card

ONE OR BOTH CHARGES WILL APPEAR AS PAYGOV.US ON YOUR CARD STATEMENT.

For questions about this payment, please call (866) 480-8552.

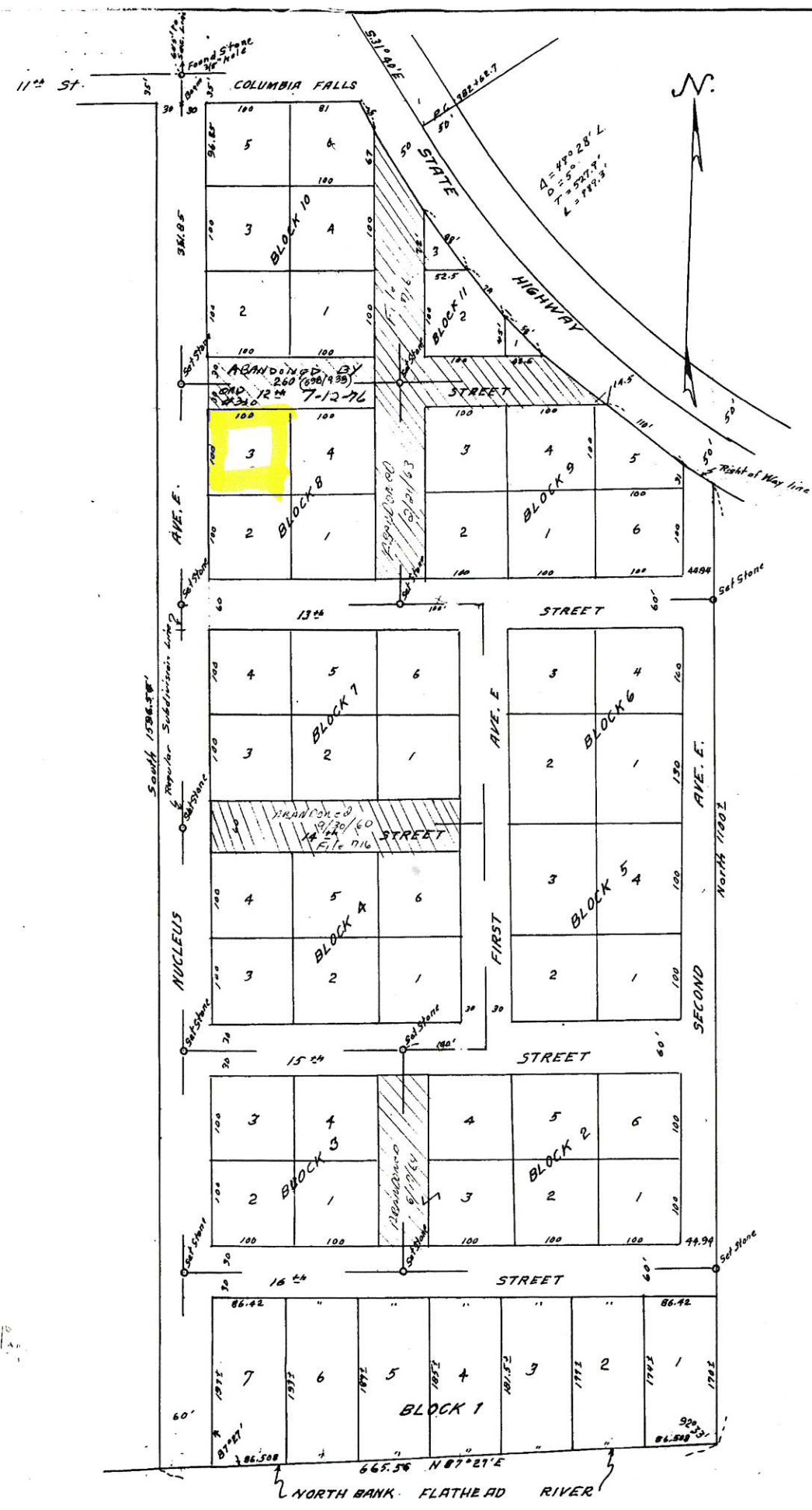
PayGov, LLC

5144 E. Stop 11 Rd. Indianapolis, IN 46237

<http://paygov.us>

Disputing a charge with your credit card company may result in an additional \$40.00 charge.

5-3-7



NUCLEUS ADDITION

IN NORTH 1/2 OF SEC. 17, T.30N., R.20W.

SCALE 1" = 100'

JUNE, 1955

CERTIFICATE OF DEDICATION

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

We Leon I. Lenon and Ethel C. Lenon, do hereby certify that we have caused to be surveyed and platted into Lots, Blocks and Streets as shown on the annexed Plat and Certificate of Survey hereto attached, land lying in the N.E. 1/4 of Sec. 17, T.30N., R.20W. and particularly described as follows to wit: Commencing at a point on the centerline of Nucleus Ave. of the town of Columbia Falls and the North Boundary line of said Section 17; thence South on centerline of Nucleus Ave. 680 ft. to the South line of 11th Street produced, the true point of beginning; thence South 1586.58 ft. to the North Shore of Flathead River; thence N. 87° 21' E., 665.56 ft. along the North shore line of said River; thence North 1100 ft. more or less to intersect the Southwesterly boundary line of State Highway; thence Northwesterly along said boundary to its intersection with the South point of beginning line of aforesaid 11th Street produced Easterly, excepting therefrom the area shown on the plat as Lot 6 of Block 10, and containing in all 19.75 acres and to be known as "NUCLEUS ADDITION" and the streets are hereby dedicate and donated for the use of the Public forever.

In witness whereof we have hereunto set our hands on seals this 31st day of October, 1955

Leon I. Lenon
Ethel C. Lenon

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

On this 31st day of October, 1955 before me a Notary Public in and for the aforesaid State, personally appeared Leon I. Lenon and Ethel C. Lenon, known to me to be the persons whose names are subscribed to the foregoing certificate and acknowledged to me that they executed the same.

In witness where of I have set my hand and affixed my Notarial Seal the day and year first above written.

Samuel Delmonico Notary Public
Residing at Kalispell, Montana
My Commission expires December, 1955

CERTIFICATE OF SURVEY

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

I, F. P. Scott a registered Civil Engineer and Surveyor, do hereby certify that during the month of June 1955, I made a careful and accurate survey of the tract of land shown on the annexed Plat, that said Plat was made in strict conformity to said survey, and the courses and distances thereon are true and correct to the best of my information and belief, and that the corners of all Lots and Blocks were plainly marked on the ground, that said Survey was made in strict accordance with sections 4980 to 4994, as amended, of the Political Codes of Montana.

Subscribed and sworn to before me this 1st day of Nov. 1955

F. P. Scott Registration No. 4383
Edna J. Shoup Clerk
B. J. Nona Deputy

CERTIFICATE OF CO. ATTORNEY

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

I, Samuel Delmonico, County Attorney, in and for the aforesaid County, do hereby certify that I have examined the certificate of a licensed abstractor, covering title to lands and Leon I. Lenon is the owner of the land so platted.

Dated at Kalispell, Montana, this 2nd day of November, 1955

Samuel Delmonico County Attorney

CERTIFICATE OF COMMISSIONERS

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

I, R. H. Law, Chairman of the Board of Co. Commissioners in and for the aforesaid County, do hereby certify that at a meeting of the said Board held on the 2nd day of November, 1955, we examined and approved the annexed Plat and declared the streets public highways. Said Board waives requirement of a park in this subdivision as it is less than twenty acres in area.

R. H. Law Chairman of Co. Commrs.

CERTIFICATE OF CO. SURVEYOR

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

I, T. A. Taschereau, County Surveyor, in and for the aforesaid County, do hereby certify that I have examined the annexed Plat and hereby approve the same this 2nd day of December, 1955

T. A. Taschereau County Surveyor

STATE OF MONTANA } ss.
COUNTY OF FLATHEAD }

Filed on the 2nd day of Dec. 1955 at Kalispell, MT
A. D. 1955
Edna J. Shoup County Clerk and Recorder

By _____ Deputy

CITY OF COLUMBIA FALLS
NOTICE OF PUBLIC HEAR-
INGS

The Columbia Falls City-County Planning Board will hold a public hearing for the following item at their regular meeting on Tuesday, May 10, 2022 at 6:30 p.m. at the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on Monday June 6, 2022 starting at 7:00 p.m. in the same location.

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A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there will be a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County.

Request to change the zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County. Interested persons are allowed to attend the hearing(s) in person or via ZOOM. Persons are encouraged to submit written comments prior to the meeting. Written comments carry the same weight as public testimony given during the hearing. Written comments may be sent to Columbia Falls City Hall, Attention: Barb Staaland, City Clerk, 130 6th Street West, Room A, Columbia Falls, MT 59912 or via email: staalandb@cityofcolumbiafalls.com. For more information on the proposed Conditional Use Permit or Zone Change, please call Eric Mulcahy, Columbia Falls City Planner at 755-6481. To obtain the ZOOM meeting registration, contact City Clerk Barb Staaland via email or by calling (406) 892-4391 no later than 5:30 p.m. the day of the meeting.

DATED this 18th day of April, 2022

Susan Nicosia
Susan Nicosia

STATE OF MONTANA

FLATHEAD COUNTY

AFFIDAVIT OF PUBLICATION

MARY BOOTH BEING DULY

SWORN, DEPOSES AND SAYS: THAT SHE IS THE LEGAL CLERK OF THE **DAILY INTER LAKE** A DAILY NEWSPAPER OF GENERAL CIRCULATION, PRINTED AND PUBLISHED IN THE CITY OF KALISPELL, IN THE COUNTY OF FLATHEAD, STATE OF MONTANA, AND THAT **NO. 28559**

LEGAL ADVERTISEMENT WAS PRINTED AND PUBLISHED IN THE REGULAR AND ENTIRE ISSUE OF SAID PAPER, AND IN EACH AND EVERY COPY THEREOF ON THE DATES OF APRIL 24, 2022

AND THE RATE CHARGED FOR THE ABOVE PRINTING DOES NOT EXCEED THE MINIMUM GOING RATE CHARGED TO ANY OTHER ADVERTISER FOR THE SAME PUBLICATION, SET IN THE SAME SIZE TYPE AND PUBLISHED FOR THE SAME NUMBER OF INSERTIONS.

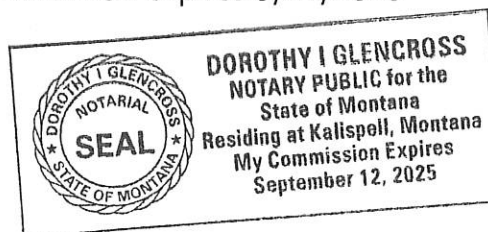
Mary Booth

Subscribed and sworn to
Before me this, April 24, 2022

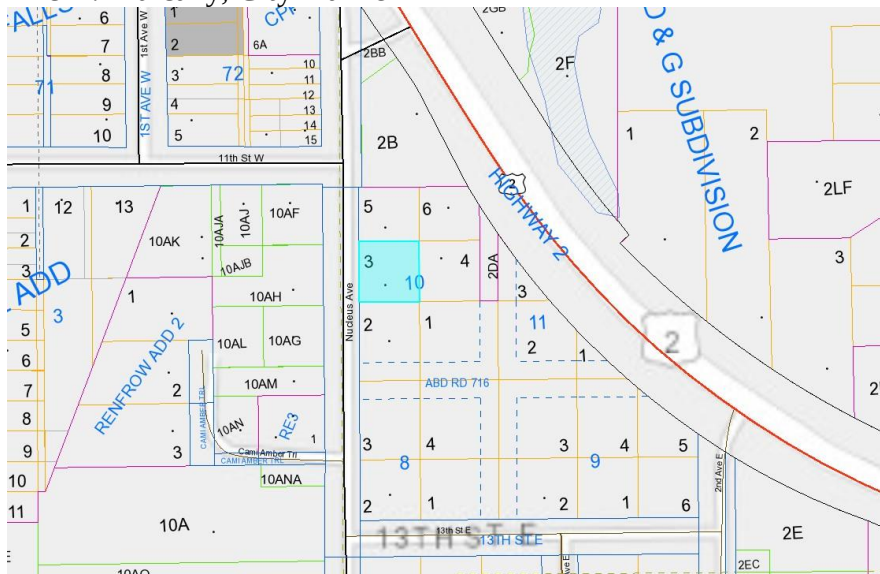
Dorothy I. Glencross

Dorothy I. Glencross

Notary Public for the State of Montana
Residing in Kalispell
My commission expires 9/12/2025



Item No.7.



CITY OF COLUMBIA FALLS

NOTICE OF PUBLIC HEARINGS

The Columbia Falls City-County Planning Board will hold a public hearing for the following item at their regular meeting on Tuesday, May 10, 2022 at 6:30 p.m. at the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on Monday June 6, 2022 starting at 7:00 p.m. in the same location.

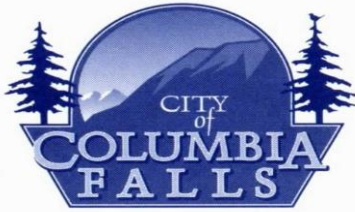
Request A Conditional Use Permit to construct two six-plex apartments in the Columbia Falls Zoning Jurisdiction:

A request by Big Sky Living, LLC for a Conditional Use Permit (CUP) to build a six-plex condominium/apartment building on each of two lots owned by the applicant. As a result, there will be a total of twelve units proposed. The six-plex's will occupy Lots 166 and 167 of Hilltop Homes Subdivision located on Diane Road in Columbia Falls. The properties are zoned CRA-1 (Multi-Family Residential) which requires a CUP to construct a three-plex or greater within the zoning district. The properties are addressed at 9 and 11 Diane Road and described as Lots 166 and 167 of the Hilltop Homes subdivision in Section 18, Township 30 North, Range 22 West, P.M.M., Flathead County

Request to change the zoning from CR-5 (Two-Family Residential) to CR-3 (One-Family Residential) in the Columbia Falls Zoning Jurisdiction:

The applicant, Rhonda Hoon, is requesting a zone change at 1115 Nucleus Avenue in the Columbia Falls area from the current CR-5 (Two-Family Residential) to a CR-3 (One-Family Residential) designation. The property currently has a house and a detached garage on the property. The applicant would like to convert the garage to an accessory dwelling. The property is described as Lot 3, Block 8 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County.

Interested persons are allowed to attend the hearing(s) in person or via ZOOM. Persons are encouraged to submit written comments prior to the meeting. Written comments carry the same weight as public testimony given during the hearing. Written comments may be sent to Columbia Falls City Hall, Attention: Barb Staaland, City Clerk, 130 6th Street West, Room A, Columbia Falls, MT 59912 or via email: staalandb@cityofcolumbiafalls.com. For more information on the proposed Conditional Use Permit or Zone Change, please call Eric Mulcahy, Columbia Falls City Planner at 755-6481. To obtain the ZOOM meeting registration, contact City Clerk Barb Staaland via email or by calling (406) 892-4391 no later than 5:30 p.m. the day of the meeting.



130 6th STREET WEST
ROOM A
COLUMBIA FALLS, MT 59912

PHONE (406) 892-4391
FAX (406) 892-4413

**NOTICE OF PUBLIC HEARING
NOISE ORDINANCE CONSIDERATION**

On June 6, 2022, during the 7:00 p.m. regular council meeting, the City Council of the City of Columbia Falls, shall conduct a public hearing for the purpose of adopting Chapter 9.17 Noise in the Columbia Falls Municipal Code.

The City Council established a Noise Ordinance Committee that reviewed the current code and recommended adopting an amended code at the Regular Council Meeting held May 16, 2022. The Noise Ordinance is intended to protect, preserve, and promote the health, safety, welfare, peace and quiet of the residents and visitors of Columbia Falls through the reduction, control and prevention of loud and raucous noise or any noise which unreasonably disturbs, injures or endangers their comfort, repose, health, peace or safety, or causes public inconvenience, annoyance, or alarm to reasonable individuals or ordinance sensitivity.

The proposed Chapter 9.17 Noise is available for review at the office of the City Clerk, City of Columbia Falls 130 6th Street West, Columbia Falls, MT. Persons may contact the City Clerk or City Manager at 406-892-4391 or 130 6th Street West, Columbia Falls, MT for more information about the hearing.

Responses to the public hearing may be in writing addressed to the City Clerk at 130 6th Street West, Columbia Falls, MT 59912 or delivered in person to the City Council during the hearing.

DATED THIS 23rd day of May, 2022

Barb Staaland
City Clerk

Publish: Daily Interlake Wednesday May 25, 2022 and Wednesday June 1, 2022

PROPOSED NOISE ORDINANCE – HEARING JUNE 6 2022**Chapter 9.17
NOISE**

Sections:

- 9.17.010 Definitions.**
- 9.17.020 Purpose.**
- 9.17.025 Loud or raucous noise prohibited.**
- 9.17.030 Specific noises prohibited.**
- 9.17.035 Exemptions.**
- 9.17.040 Penalties.**

9.17.010 Definitions.

- A. “Noise-sensitive area” includes, but is not limited to, a sleeping facility, or real property normally used as a school, church, hospital, or public library.
- B. “Plainly audible” means any sound that can be heard by a reasonable individual of ordinary sensitivities using the individual’s unaided hearing faculties, including understandable spoken words, comprehensible musical rhythms, and vocal sounds other than words.
- C. “Premises open to the public” includes any premises open to the general public for the use of motor vehicles whether the premises are publicly or privately owned and whether or not a fee is charged for the use of the premises.
- D. “Public place” means any place to which the general public has access and a right to resort for business, entertainment, or other lawful purpose, but does not necessarily mean a place devoted solely to the uses of the public. It shall also include the front or immediate area of any store, shop, restaurant, tavern, or other place of business and also public grounds, areas, or parks.
- E. “Residential area” means an area of the City that is designated as a residential land use district under the City’s Zoning Code.
- F. “Residential care facility” means a living facility for more than five nonrelated individuals, which provides specialized care, supervision, treatment or training, or a combination of these for

residents. This use classification includes but is not limited to assisted living facilities, congregate care facilities, nursing homes, convalescent homes and sanatoriums.

G. “Sleeping facility” includes, but is not limited to, a single family residential dwelling, multi-family condominium building, multi-family apartment building, residential mobile home, or residential care facility.

9.17.020 Purpose.

This chapter is enacted to protect, preserve, and promote the health, safety, welfare, peace, and quiet of the residents and visitors of Columbia Falls through the reduction, control, and prevention of loud and raucous noise, or any noise, which unreasonably disturbs, injures, or endangers their comfort, repose, health, peace, or safety, or causes public inconvenience, annoyance, or alarm to reasonable individuals of ordinary sensitivity.

9.17.025 Loud or raucous noise prohibited.

A. No person shall make, continue, or cause to be made or continued:

1. Any unreasonably loud or raucous noise within the jurisdictional limits of the City; or
2. Any noise, which unreasonably disturbs, injures, or endangers the comfort, repose, health, peace, or safety of reasonable individuals of ordinary sensitivity, within the jurisdictional limits of the City; or
3. Within the jurisdictional limits of the City, any noise which is so harsh, prolonged, unnatural, or unusual in time, place, or duration as to occasion unreasonable discomfort to any individuals within the residential area from which said noises are heard, or as to unreasonably interfere with the peace and comfort of such residents or their guests, or operators or customers in places of business.

B. Factors for determining whether a sound is an unreasonably loud or raucous noise include, but are not limited to, the following:

1. The proximity of the sound to a sleeping facility;
2. The land use, nature, and zoning of the area from which the sound emanates and that of the area where it is heard;

3. The time of day or night when the sound occurs;
4. The duration of the sound;
5. Whether the sound is recurrent, intermittent, or constant;
6. Whether the sound is created by a sound-amplification device; and,
7. If the sound occurs in a residential area between 10:00 p.m. and 7:00 a.m.

9.17.030 Specific noises prohibited.

The following acts are declared to be per se violations of this chapter. Such acts include, but are not limited to:

A. *Unreasonable Noises.* The unreasonable making of, or knowingly and unreasonably permitting to be made, any unreasonably loud, boisterous or unusual noise, disturbance, commotion, or vibration in any residential dwelling, place of business, or upon any street, park, or other place or building. The ordinary and usual sounds, noises, commotion, or vibration incidental to the operation of these places when conducted in accordance with the usual standards of practice and in a manner which will not unreasonably disturb the peace and comfort of adjacent noise-sensitive areas or which will not detrimentally affect the operators of adjacent places of business are exempted from this provision.

B. *Sound Amplification Devices.* Except as allowed by a City special event permit, the unreasonably loud and raucous use or operation of a sound-amplifying device between the hours of 10:00 p.m. and 7:00 a.m. on weekdays, and 10:00 p.m. and 10:00 a.m. on weekends and holidays in the following areas:

1. Within or adjacent to a noise-sensitive area.
2. Within a public place if the sound is plainly audible across the real property line of the public place from which the sound emanates, and is unreasonably loud or raucous.

C. *Yelling, Shouting, and Similar Activities.* Yelling, shouting, hooting, whistling, or singing in a residential area or in a public place, between the hours of 10:00 p.m. and 7:00 a.m., or at any time or place so as to unreasonably disturb the quiet, comfort, or repose of reasonable individuals of ordinary sensitivities. This subsection is to be applied only to those situations where the disturbance or claimed disturbance is not a result of the content of the communication made

through the yelling, shouting, hooting, whistling, or singing, but due to the volume, duration, location, timing, or other factors not based on content.

D. *Construction and Similar Activities.*

1. The erection, excavation, demolition, alteration, or repair of a building in a residential area or within 500 feet of an occupied structure between the hours of 6:00 p.m. and 6:00 a.m.

E. *Noise – Sensitive Areas.* The creation of any unreasonably loud and raucous noise adjacent to any noise-sensitive area while it is in use, and which unreasonably interferes with the workings of the noise-sensitive area or its residents or inhabitants, or which disturbs the individuals in the noise-sensitive area.

F. *Blowers and Similar Devices.* In a residential area or noise-sensitive area, between the hours of 10:00 p.m. and 6:00 a.m., the operation of any noise-creating blower, power fan, or any internal combustion engine; provided, that the noise from the blower, power fan or internal combustion engine can be heard across the property line from which it emanates.

G. *Commercial Establishments Adjacent to Residential Property.* Unreasonably loud or raucous noise from the premises of any commercial establishment, including any outdoor area which is part of or under the control of the establishment, between the hours of 10:00 p.m. and 7:00 a.m., which is plainly audible at the nearest property line of a noise-sensitive area.

H. *Vehicle Horns, Signaling Devices and Similar Devices.* The sounding of any horn, signaling device, or other similar device, on any motor vehicle on a street or premises open to the public for more than 10 consecutive seconds. The sounding of any horn, signaling device, or other similar device, as a danger warning, or that is necessary to the appropriate use of any emergency response vehicle or apparatus, is exempt from this prohibition.

I. *Loading or Unloading.* The creation of unreasonably loud, raucous and excessive noise in connection with the loading or unloading of any vehicle at a place of business or residence.

J. *Nonemergency Signaling Devices.* Sounding or permitting the sounding of any amplified signal from any bell, chime, siren, whistle, or similar device, intended primarily for nonemergency purposes, from any place for more than 10 consecutive seconds in any hourly period. The reasonable sounding of such devices by houses of religious worship or by the City for traffic control purposes are exempt from the operation of this subsection.

K. *Emergency Signaling Devices.* The intentional sounding or permitting the sounding of any emergency signaling device, including fire alarm, siren, whistle, or similar emergency signaling device, except in an emergency or except as provided in subsections [\(K\)\(1\)\(2\)](#)

1. The testing of an emergency signaling device occurring between 7:00 a.m. and 7:00 p.m. Any testing of such devices shall use only the minimum cycle test time. In no case shall such test time exceed five minutes. Testing of the emergency signaling system shall not occur more than once in any calendar month.
2. Sounding or permitting the sounding of any alarm system that terminates within 15 minutes of activation unless an emergency exists. If a false alarm occurs more than twice in a calendar month, then the owner or person responsible for the alarm system shall be in violation of this chapter.

L. *Radios, Televisions, Boomboxes and Similar Devices.* The use or operation of a radio, television, boombox, stereo, musical instrument, or similar device that produces or reproduces sound in a manner that is plainly audible to any individual other than the player or operator of the device, and those who are voluntarily listening to the sound, and:

1. Which unreasonably disturbs the peace, quiet, and comfort of residents and passers-by, or is plainly audible at a distance of 50 feet from the device in a commercial area or public space; or
2. Which unreasonably disturbs the peace, quiet, and comfort of residents in a residential area or noise-sensitive area.

9.17.035 Exemptions.

Sounds caused by the following are exempt from the provisions of 9.17.025 and [9.17.030](#) and are in addition to the exemptions specifically set forth in such sections.

- A. Motor vehicles on streets or premises open to the public; provided, that the prohibition in Sections [9.17.030\(H\) – \(L\)](#) continue to apply.
- B. Repairs of utility structures, which pose a clear and immediate danger to life, health or significant loss of property.
- C. Sirens, whistles, or bells lawfully used by emergency vehicles, or alarm systems used to signal an emergency, provided the prohibitions under Sections [9.17.030\(J\) and \(K\)](#) continue to apply.

D. The emission of sound for the purpose of alerting individuals to the existence of an emergency or the emission of sound in the performance of emergency work.

E. Repairs or excavations of bridges, streets or highways by or on the behalf of the City, County, State, or Federal government, between the hours of 7:00 p.m. and 7:00 a.m., when public welfare and convenience renders it impractical to perform the work between 7:00 a.m. and 7:00 p.m.

F. Snow removal and routine road maintenance on public streets and commercial business parking lots as required between the hours of 7:00 p.m. and 7:00 a.m. to ensure public safety and efficient operations.

G. Reasonable activities conducted on school playgrounds and public or private school grounds, which are conducted in accordance with the manner in which such spaces are generally used, including but not limited to school athletic and school entertainment events.

H. Outdoor gatherings, public dances, shows, and sporting events, and other similar outdoor events; provided, that a special event permit has been obtained from the City beforehand.

9.17.040 Penalties.

A. Violation of this chapter constitutes a misdemeanor in accordance with Columbia Falls Municipal Code Section 1.03.010.

B. Each violation of a separate provision of this chapter shall constitute a separate misdemeanor, and each day that a violation of a provision of this chapter is committed or is permitted to continue shall constitute a separate misdemeanor.

C. A finding that a person has committed a civil infraction in violation of this chapter shall not act to relieve the person from the provisions of this chapter.

D. Any fines assessed pursuant to this chapter are in addition to, and not in lieu of, any other civil or administrative penalty, sanction, or remedy otherwise authorized by law.

SECTION 00100 INVITATION TO BID

Separate sealed bids for construction of the **12TH Avenue West Improvements Project** will be received by the **City of Columbia Falls** at **Columbia Falls City Hall, 130 6th Street West, Columbia Falls, MT, 59912** until **3:00 PM** local time on _____, **2022**, and then publicly opened and read aloud.

Pre-bid inquiries should be directed to C.R. Leisinger of Morrison-Maierle, Inc., Telephone 406-751-5864 or cleisinger@m-m.net.

The project generally consists of the following major items on 12th Ave W in Columbia Falls: 12" PVC water main extension with valves, fittings, and fire hydrants; 24" diameter steel casing jack and bore across BNSF railway right-of-way; clearing, grubbing, and topsoil removal; asphalt removal; earthwork, grading, and compaction; crushed base and new asphalt surfacing; concrete sidewalk and driveway approaches; concrete curb and gutter; signage and pavement markings; traffic control; and topsoil placement and seeding;

Complete electronic Project Plans, Project Specifications, and Bid Proposal Packet are available at the Morrison-Maierle, Inc. website "www.m-m.net" by clicking on the "Project Bidding" tab, then "View our current projects bidding page" and selecting this project from the project list which will direct you to the QuestCDN website. Documents can *only* be viewed and cannot be downloaded or printed without purchasing. To purchase and download the project documents in pdf format, click "Download Project PDF" and sign on to QuestCDN.com. Plan documents and the Bid Proposal Packet can be downloaded for a fee of \$30.00. Please contact QuestCDN at 952-233-1632 or email "info@questcdn.com" for assistance in the free membership registration, downloading documents, and working with this digital project information. *Only firms obtaining documents by these methods will be placed on the Planholders List.*

In addition, the Drawings and Project Manual may also be examined at the following locations:

The offices of the consulting engineer, Morrison-Maierle, Inc., at 172 Timberwolf Parkway Kalispell, Montana, and on the Montana Plan Exchanges at Montanabid.com.

There will be a Pre-Bid Meeting Teleconference held at **Columbia Falls City Hall, 130 6th Street West, Columbia Falls, MT, 59912** at **2:00 PM** on _____, **2022**. A tour of the project site(s) will be conducted after the meeting.

CONTRACTOR(s) and any of the CONTRACTOR's subcontractors bidding on this project will be required to obtain registration with the Montana Department of Labor and Industry (DLI). CONTRACTOR's are required to have registered with the DLI prior to bidding on this project.

All laborers and mechanics employed by CONTRACTOR(s) or subcontractors in performance of the construction work shall be paid wages at rates as may be required by the laws of the United States and the State of Montana in accordance with the

schedule of Davis-Bacon prevailing wage rates established by the United States Department of Labor and/or the schedule of Montana Prevailing Wage Rates established by the Montana Department of Labor and Industry included in the Project Manual.

Each bid or proposal must be accompanied by a Certified Check, Cashier's Check, or Bid Bond payable to **City of Columbia Falls**, in an amount not less than ten percent (10%) of the total amount of the bid. Successful BIDDERS shall furnish an approved Construction Performance Bond and a Construction (Labor and Materials) Payment Bond, each in the amount of one hundred percent (100%) of the contract amount. Insurance as required shall be provided by the successful BIDDER(s) and a certificate(s) of that insurance shall be provided.

This project is funded in part by the U.S. Department of Commerce Economic Development Administration (EDA). The CONTRACTOR will be required to comply with all supplementary bidding and construction funding agency requirements presented in the Instructions to Bidders and Special Provisions and shall make themselves aware of these requirements prior to submitting a bid.

No bid may be withdrawn after the scheduled time for the public opening of the Bids specified above.

The right is reserved to reject any or all Proposals received, to waive informalities, to postpone the award of the contract for a period of not to exceed sixty (60), and to accept the lowest responsive and responsible bid which is in the best interest of the City of Columbia Falls.

The CONTRACTOR(s) is required to be an Equal Opportunity Employer.

Published at Columbia Falls, Montana this ____ day of ____ 2022.

/s/ Susan Nicosia

City Manager
(Title)

Address: 130 6th Street West
Columbia Falls, Montana 59912

Publication Dates:

COLUMBIA FALLS 12TH AVE W IMPROVEMENTS PROJECT**100% Design Construction Cost Estimate**

4/18/2022



ITEM NO.	DESCRIPTION	EST. QTY.	UNIT	UNIT PRICE	TOTAL PRICE
	GENERAL				
100	Mobilization, Bonding, General Requirements (10% Maximum)	1	LS	\$ 80,888.00	\$ 80,888.00
101	Traffic Control	1	LS	\$ 20,000.00	\$ 20,000.00
102	Site Dust Control and Haul Road Cleaning	1	LS	\$ 3,000.00	\$ 3,000.00
103	Exploratory Excavation	8	HR	\$ 460.00	\$ 3,680.00
104	Clearing and Grubbing	1	LS	\$ 6,400.00	\$ 6,400.00
105	Topsoil Removal	4030	SY	\$ 2.30	\$ 9,269.00
106	Topsoil Placement (4" thick)	3030	SY	\$ 9.50	\$ 28,785.00
107	Seeding	3030	SY	\$ 2.20	\$ 6,666.00
108	Gravel Approach Reclamation (6" thick)	210	SY	\$ 20.00	\$ 4,200.00
109	Bollard Removal	4	EA	\$ 500.00	\$ 2,000.00
110	Boulder Removal	8	EA	\$ 500.00	\$ 4,000.00
111	Relocate Existing Telephone Utility Pedestral	1	LS	\$ 2,000.00	\$ 2,000.00
112	Project Sign	1	LS	\$ 1,000.00	\$ 1,000.00
113	Reset Existing Mailbox	2	EA	\$ 500.00	\$ 1,000.00
114	Repair Existing Rock Bed	1	LS	\$ 2,500.00	\$ 2,500.00
	Subtotal=	\$172,888.00			
	Road Reconstruction				
115	Sawcut Asphalt Pavement	310	LF	\$ 5.00	\$ 1,550.00
116	Remove Existing Asphalt Pavement	3060	SY	\$ 5.00	\$ 15,300.00
117	Remove Existing Curb and Gutter	26	LF	\$ 20.00	\$ 520.00
118	Street Excavation and Subgrade Preparation	3400	SY	\$ 7.00	\$ 23,800.00
119	Ditch and Boulevard Grading	1	LS	\$ 20,000.00	\$ 20,000.00
120	Concrete Curb and Gutter	1050	LF	\$ 25.00	\$ 26,250.00
121	Asphalt Pavement (3" thick)	3070	SY	\$ 20.00	\$ 61,400.00
122	Crushed Base Course	1400	CY	\$ 65.00	\$ 91,000.00
123	Road Subexcavation	250	CY	\$ 20.00	\$ 5,000.00
124	Geotextile Separation Fabric	1000	SY	\$ 1.50	\$ 1,500.00
125	Pavement Markings	1	LS	\$ 6,000.00	\$ 6,000.00
126	48" Dry Well	3	EA	\$ 3,500.00	\$ 10,500.00
127	36" Dry Well	7	EA	\$ 2,500.00	\$ 17,500.00
128	Dry Well Drain Rock with Fabric	50	CY	\$ 70.00	\$ 3,500.00
129	Curb Cut and Concrete Slope Drain with Gravel Base	2	EA	\$ 400.00	\$ 800.00
130	New Street Sign	5	EA	\$ 700.00	\$ 3,500.00
131	Reset Street Sign	4	EA	\$ 300.00	\$ 1,200.00
132	Sewer Manhole Rim Adjustment and Collar	1	EA	\$ 500.00	\$ 500.00
	Subtotal=	\$288,120.00			
	Concrete Sidewalk				
133	Concrete Flatwork Excavation and Subgrade Prep	770	SY	\$ 4.00	\$ 3,080.00
134	Concrete Sidewalk (4" thick)	4800	SF	\$ 8.00	\$ 38,400.00
135	Concrete Sidewalk/Approach (6" thick)	2100	SF	\$ 13.00	\$ 27,300.00
136	ADA Truncated Domes	40	SF	\$ 50.00	\$ 2,000.00
	Subtotal=	\$67,700.00			

	Watermain Extension				
137	Connect to Existing Water Main	2	EA	\$ 2,000.00	\$ 4,000.00
138	Remove Existing 6" Water Main	121	LF	\$ 10.00	\$ 1,210.00
139	12" PVC Water Main	845	LF	\$ 100.00	\$ 84,500.00
140	8" PVC Water Main	36	LF	\$ 95.00	\$ 3,420.00
141	6" PVC Water Main	60	LF	\$ 90.00	\$ 5,400.00
142	Jack and Bore 24" Steel Casing Pipe incl. End Seals	135	LF	\$ 670.00	\$ 90,450.00
143	Steel Casing Cathodic Protection	1	LS	\$ 3,000.00	\$ 3,000.00
144	12" Restrained Joint PVC Water Main with Spacers	155	LF	\$ 180.00	\$ 27,900.00
145	Railroad Settlement Monitoring	1	LS	\$ 4,000.00	\$ 4,000.00
146	12" MJ Bend	6	EA	\$ 2,100.00	\$ 12,600.00
147	8" MJ Bend	4	EA	\$ 1,900.00	\$ 7,600.00
148	12" x 8" MJ Tee	1	EA	\$ 2,200.00	\$ 2,200.00
149	12" x 6" MJ Tee	2	EA	\$ 1,700.00	\$ 3,400.00
150	8" x 6" MJ Tee	1	EA	\$ 1,500.00	\$ 1,500.00
151	12" x 6" MJ Reducer	1	EA	\$ 1,200.00	\$ 1,200.00
152	8" x 6" MJ Reducer	1	EA	\$ 1,000.00	\$ 1,000.00
153	Fire Hydrant Assembly	3	EA	\$ 6,000.00	\$ 18,000.00
154	Water Main Existing Sanitary Sewer Crossing	1	EA	\$ 1,500.00	\$ 1,500.00
155	Water Main Underground Utility Crossing	3	EA	\$ 500.00	\$ 1,500.00
156	12" MJ Gate Valve	6	EA	\$ 4,400.00	\$ 26,400.00
157	8" MJ Gate Valve	1	EA	\$ 3,200.00	\$ 3,200.00
158	6" MJ Gate Valve	3	EA	\$ 2,200.00	\$ 6,600.00
159	12" MJ Cap	1	EA	\$ 2,000.00	\$ 2,000.00
160	2" Water Service	1	EA	\$ 4,000.00	\$ 4,000.00
161	1.5" Water Service	1	EA	\$ 3,500.00	\$ 3,500.00
162	1.5" Meter Pit	1	EA	\$ 2,200.00	\$ 2,200.00
163	1" Water Service	1	EA	\$ 3,000.00	\$ 3,000.00
164	1" Water Meter Pit	1	EA	\$ 1,500.00	\$ 1,500.00
165	Air Release Assembly	2	EA	\$ 6,000.00	\$ 12,000.00
	Subtotal=	\$338,780.00			
	Sanitary Sewer				
165	1-1/4" Pressure Sewer Service	3	EA	\$ 5,000.00	\$ 15,000.00
	Subtotal=	\$15,000.00			
				CONSTRUCTION SUBTOTAL	\$ 889,768.00
	Contingency			5%	\$ 44,488.40
	Subtotal				\$ 934,256.40
	Railroad Expenses				
	Railroad Flagging	15	DAY	\$ 1,500.00	\$ 22,500.00
	Railroad Inspection	25	DAY	\$ 1,500.00	\$ 37,500.00
	Inspector Mobilization	3	EA	\$ 400.00	\$ 1,200.00
	Railroad Asphalt Demo	1	LS	\$ 4,000.00	\$ 4,000.00
	Railroad Installed Crossing Panels	2	EA	\$ 8,300.00	\$ 16,600.00
	Subtotal				\$ 81,800.00
	Flathead Electric Expenses				
	Utility Pole Mounted Luminaire Assembly	2	EA	\$ 800.00	\$ 1,600.00
	Guy Wire Relocation	1	EA	\$ 1,874.00	\$ 1,874.00
	Subtotal				\$ 3,474.00

Construction Total				\$ 1,019,530.40
Construction Budget				\$ 1,046,934.00
Difference				\$ 27,403.60

June 6, 2022

To: Mayor & Council

From: City Manager Susan Nicosia

RE: Park Use – Change in Hours of Use – 11:30 pm

Mayor and Council:

The Columbia Falls Chamber has submitted a special use permit for an Outdoor Movie Night at Marantette Park on June 24, 2022. The event will be held from 6:30 pm – 11:30pm. Past events were very well attended and went smoothly. The City received only positive comments after the events. City staff has reviewed the application for use and recommends approval of extending the hours for this community event.

City policy sets the hours for park use. As City Manager, I do not have the authority to amend those hours.

Council Action: Approve Marantette Park use to 11:30 pm for the community movie night

Whereas, Lemonade Day is a free, community-wide educational event providing children with the opportunity to learn and apply entrepreneurial thinking and create a foundation for success in the global economy; and

Whereas, Lemonade Day exists to infuse today's youth with the spirit of enterprise, teaching the basic business and entrepreneurial skills necessary to become successful, contributing members of their communities; and

Whereas, Lemonade Day has a core philosophy of Spend, Save, and Share that is implemented by teaching children how to start, own and operate a business, learn goal-setting, develop a business plan, establish a budget, seek investors, provide customer service, and give back to the community; and

Whereas, Lemonade Day offers opportunities for families, businesses, schools, youth organizations, faith-based communities, neighborhoods, institutes of higher learning, and government agencies to unite for a common purpose - to train the next generation of entrepreneurs; and

Whereas, Lemonade Day is an event that demonstrates to young people of Columbia Falls that they are important, and citizens care about their future; and

Whereas, the City of Columbia Falls salutes and commends organizers, volunteers, and participants of Lemonade Day, a program that advances life skills, character, and entrepreneurship, and extends best wishes for a successful and rewarding observance.

Now, therefore, be it proclaimed by the Columbia Falls City Council and Mayor that June 25, 2022 is Lemonade Day in Columbia Falls and all residents are encouraged to participate and have a role in either selling or buying lemonade as planned by the Boys and Girls Club of Glacier Country.

IN WITNESS WHEREOF, I have hereunto set my hand and caused to be affixed the Seal of the City of Columbia Falls, this 6th day of June, 2022.

Don Barnhart, Mayor

June 3, 2022

To: Mayor & Council

From: Susan Nicosia, City Manager

RE: CDBG Planning Grant – Housing Study

The MT DOC recently announced another round of CDBG Planning Grants. One of the uses is a Housing Study. Based on previous comments and the current turbulence surrounding short-term vacation rentals, I am requesting Council permission to pursue a CDBG Planning Grant application to study housing issues including the impact of short-term vacation rentals. While we have partnered with NW MT Community Land Trust, the housing study will include other partners and entities to complete an affordable but effective study. The grant application deadline for this round is June 14th. I'm requesting Council approval to seek funding by that deadline if possible. Otherwise, I would submit an application with the August 1, 2022 cycle if funding is still available.

Specifically, the project may include:

☐ Housing plans, to include housing needs assessments, housing condition surveys, housing affordability and market feasibility studies, or the development of local or regional housing assistance programs.

Grant Amount: Up to 50,000
Match required (25% for the City)

2022 Planning Grant Cycles:
Cycle 1: March 1, 2022, 5 p.m.
Cycle 2: June 15, 5 p.m.
Cycle 3: August 1, 5 p.m.
Cycle 4: October 14, 5 p.m.

Return to
 City of Columbia Falls
 130 6th Street West
 Columbia Falls, MT 59912

RESOLUTION NO. 1875

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA, APPROVING AN APPLICATION FOR A CONDITIONAL USE PERMIT BY BIG SKY LIVING LLC TO CONSTRUCT ONE SIX-PLEX CONDOMINIUM TO BE PLACED ON EACH OF LOTS 166 AND 167, HILLTOP HOMES SUBDIVISION, SECTION 18, TOWNSHIP 30 NORTH, RANGE 20 WEST, P.M.M., FLATHEAD COUNTY.

WHEREAS, an Application been filed with the City by Big Sky Living, LLC to allow for one six-plex condominium to be placed on each of Lots 166 and 167, Hilltop Homes Subdivision, more commonly known as 9 and 11 Diane Road, Columbia Falls, Montana;

WHEREAS, the property is currently zoned CRA-1 Residential Apartment which allows, with conditional use pursuant to 18.332.030 in the Columbia Falls Municipal Code, the proposed six-plex condominium units;

WHEREAS, said requested conditional use permit was considered by the Columbia Falls City-County Planning Board at its regular meeting on Tuesday, May 10, 2022, and said Board recommended granting the proposed conditional use permit, with certain conditions; and

WHEREAS, said conditional use permit was considered by the City Council of the City of Columbia Falls, Montana, at a public hearing held during the Council's regularly scheduled meeting on Monday, June 6, 2022, pursuant to public notice as required by law, and all comments filed or voiced concerning said requested conditional use permit having been considered by the City Council, along with the recommendation of the Planning Board.

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

Section One. Findings of Fact. That the City Council specifically finds that the conditions set forth in Section 18.332.030 of the Columbia Falls Municipal Code are accurately evaluated as set forth in Conditional Use Report #CCU-22-02 of the Columbia Falls Planning Office, and the City Council hereby adopts said report as findings of fact in support of the requested conditional use permit.

Section Two. Permit Approved. That based upon the findings of Section One of this Resolution, the Application by Big Sky Living, LLC to allow for one six-plex condominium to be placed on each of Lots 166 and 167, Hilltop Homes Subdivision, more commonly known as 9 and 11 Diane Road, in Section 18, Township 30 North, Range 20 West, P.M.M., Flathead County, is hereby approved.

Section Three. Conditional Use Permit. That the conditional use permit is approved, specifically contingent upon the conditions set forth on Exhibit "A" attached hereto and incorporated herein by reference.

Section Four. Effective Date. That this Resolution shall become effective immediately upon its passage and approval by the City Council.

PASSED AND ADOPTED BY THE CITY COUNCIL OF COLUMBIA FALLS, MONTANA THIS 6th DAY OF JUNE, 2022, THE COUNCIL VOTING AS FOLLOWS:

AYES:

NOES:

ABSENT:

CITY CLERK

APPROVED BY THE MAYOR OF COLUMBIA FALLS, MONTANA THIS 6TH DAY OF JUNE, 2022.

MAYOR

ATTEST:

CITY CLERK

EXHIBIT "A"

1. The applicant shall develop the project as proposed, except as modified by these Conditions.
2. Where absent in front of the buildings, the applicant shall construct and/or install and improvements to city standards, such as sidewalks and street trees to the extent and connecting to the sidewalks on each side of the development.
3. A sidewalk shall be extended from parking lots to connect with the sidewalks parallel to Diane Road as shown in the site plan.
4. Street trees shall be planted at a minimum distance of 30 feet on center along the entire perimeter of the project abutting Diane Road. The trees shall be a minimum of 1 ½" dbh and shall be located in the boulevard between the street and the detached sidewalk.
5. The applicant shall pave all parking areas and driveways.
6. The applicant shall demonstrate that the shared approach has the right of access to each lot by easement and maintenance agreement.
7. The applicant shall provide an engineered drainage plan to address on site storm water disposal. In addition, the applicant shall designate a snow storage area on site to accommodate parking lot snow disposal. This plan will need to be accepted by the City prior to issuance of a building permit.
8. The applicant shall fully enclose with a fence or screen with growing materials the garbage collection site as shown on the site plan.
9. All sewer and water hookups shall be built according to plans and specifications approved by the City of Columbia Falls and meeting the City Standards for Public Works Improvements and the Montana Public Works Standard Specifications.
10. All conditions provided above and all improvements necessary for the operation of an apartment complex must be in place prior to the occupancy of the complex. Any elements such as landscaping not finished prior to the issuance of an occupancy permit, may be bonded for with signed improvements agreement approved by the City Manager for an amount not less than 125% of the cost of the remaining improvement.
11. Signage shall comply with Section 18.438.080 of the Columbia Falls Zoning Regulations.
12. A \$1,000 payment per lot will be made to the City of Columbia Falls prior to the issuance of a Certificate of Occupancy for improvements specifically to John Horine Park.
13. To address the orientation of the building, the applicant shall install a four foot wide landscape bed adjacent to the south side of the building. The landscape bed shall consist of shrubs, bushes, and ground cover. All landscaping shall include an irrigation system.
14. The City Manager shall approve a landscaping plan prior to issuing a building permit. Said plan will address landscaping and irrigation of the site.
15. The Conditional Use Permit shall terminate 18 months from the date of issuance if commencement of the authorized activity has not begun.

FIRST READING

ORDINANCE NO.817

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA, AMENDING THE COLUMBIA FALLS ZONING MAP FROM CR-5 TWO FAMILY RESIDENTIAL TO CR-3 ONE-FAMILY RESIDENTIAL AT 1115 NUCLEUS AVENUE FURTHER DESCRIBED AS LOT 3, BLOCK 10 OF NUCLEUS ADDITION IN SECTION 17, TOWNSHIP 30 NORTH, RANGE 20 WEST, P.M.M., FLATHEAD COUNTY, MONTANA.

WHEREAS, Rhonda Hoon, owner of the real property, has requested an amendment to the Columbia Falls zoning map to change the zoning from the current CR-5 Two Family Residential to CR-3 One-Family Residential at 1115 Nucleus Avenue further described as Lot 3, Block 10 of Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County, Montana;

WHEREAS, the Columbia Falls Planning Department, on April 27, 2022, in Staff Report CZC-22-01, recommended approval of the requested zoning amendment; and

WHEREAS, said request was considered by the Columbia Falls City-County Planning Board in a public hearing at its regularly scheduled meeting on May 10, 2022, at which the Board adopted Staff Report CZC-22-01 as Findings of Fact and recommended approval of the requested zoning map amendment; and

WHEREAS, a hearing on the Zoning Map Amendment was held by the City Council of the City of Columbia Falls, Montana, at its regular meeting on Monday, June 6, 2022, after said hearing was advertised according to law; and at said hearing on said date, the City Council considered the recommendation of the Planning Board, the report of the Columbia Falls Planning Office, together with any and all comments filed or voiced with respect to said change; and

WHEREAS, the City Council has determined that the zoning map amendment request is in the best interest of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA AS FOLLOWS:

Section One. Findings of Fact: That the Columbia Falls Planning Office Report #CZC-22-01, dated April 27, 2022 is hereby adopted by the Council as findings of fact with respect to said zoning map amendment request.

Section Two. Change in Zoning Classification: That the requested zoning map amendment on property presently zoned CR-5 Two Family Residential be changed to CR-3 One-Family Residential at 1115 Nucleus Avenue further described as Lot 3, Block 10 Nucleus Addition in Section 17, Township 30 North, Range 20 West, P.M.M., Flathead County, Montana.

Section Three. The Council finds that the proposal complies with the Columbia Falls City Growth Policy.

Section Four. Inconsistent Provisions: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section Five. Severability: The provisions of this Ordinance are severable. If any provision of this Ordinance is held invalid, such invalidity shall not affect other provisions or applications of this Ordinance which can be given effect without the invalid provision.

Section Six. Effective Date: This Ordinance shall become effective thirty (30) days after its final passage and approval by the City Council of the City of Columbia Falls, Montana.

PASSED AND APPROVED BY THE CITY COUNCIL OF COLUMBIA FALLS, MONTANA THIS ____ DAY OF JUNE, 2022, THE COUNCIL VOTING AS FOLLOWS:

AYES:

NOES:

ABSENT:

City Clerk

APPROVED BY THE MAYOR OF COLUMBIA FALLS, MONTANA THIS ____ DAY OF JUNE, 2022.

Mayor

ATTEST:

City Clerk

**CITY OF COLUMBIA FALLS
ORDINANCE 818**

CHAPTER 9.17 NOISE

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COLUMBIA
FALLS, MONTANA ADDING CHAPTER 9.17 NOISE**

WHEREAS, the City Council heard public comment regarding the need for an updated noise ordinance; and

WHEREAS, the City Council assigned a Noise Ordinance Committee to hold public meetings to receive input and to review current and proposed noise ordinance provisions, and

WHEREAS, the Noise Ordinance Committee submitted a Noise Ordinance for consideration at the May 16, 2022 City Council meeting whereby the Council called for a public hearing to consider the proposed Noise Ordinance; and

WHEREAS, the proposed text additions were considered at a public hearing, advertised according to law, on June 6, 2022 at the regular Council meeting; and at said hearing, the City Council considered any and all comments filed or voiced with respect to said Noise Ordinance; and

WHEREAS, the City Council has determined that said addition to the Columbia Falls Municipal Code is in the best interest of the City.

NOW THEREFORE, be it ordained by the Council of the City of Columbia Falls, in the State of Montana, as follows:

SECTION 1: AMENDMENT “Title 9 PUBLIC PEACE, MORALS AND WELFARE” of the Columbia Falls Municipal Code is hereby *amended* as follows:

BEFORE AMENDMENT

Title 9 PUBLIC PEACE, MORALS AND WELFARE

AFTER AMENDMENT

Title 9 PUBLIC PEACE, MORALS AND WELFARE

Chapter 9.17 NOISE

9.17.010 Definitions. 9.17.020 Purpose. 9.17.025 Loud or raucous noise prohibited. 9.17.030 Specific noises prohibited. 9.17.035 Exemptions. 9.17.040 Penalties. 9.17.010 Definitions. A. “Noise-sensitive area” includes, but is not limited to, a sleeping facility, or real property

normally used as a school, church, hospital, or public library. B. "Plainly audible" means any sound that can be heard by a reasonable individual of ordinary sensitivities using the individual's unaided hearing faculties, including understandable spoken words, comprehensible musical rhythms, and vocal sounds other than words. C. "Premises open to the public" includes any premises open to the general public for the use of motor vehicles whether the premises are publicly or privately owned and whether or not a fee is charged for the use of the premises. D. "Public place" means any place to which the general public has access and a right to resort for business, entertainment, or other lawful purpose, but does not necessarily mean a place devoted solely to the uses of the public. It shall also include the front or immediate area of any store, shop, restaurant, tavern, or other place of business and also public grounds, areas, or parks. E. "Residential area" means an area of the City that is designated as a residential land use district under the City's Zoning Code. F. "Residential care facility" means a living facility for more than five nonrelated individuals, which provides specialized care, supervision, treatment or training, or a combination of these for residents. This use classification includes but is not limited to assisted living facilities, congregate care facilities, nursing homes, convalescent homes and sanatoriums. G. "Sleeping facility" includes, but is not limited to, a single family residential dwelling, multi-family condominium building, multi-family apartment building, residential mobile home, or residential care facility. 9.17.020

Purpose. This chapter is enacted to protect, preserve, and promote the health, safety, welfare, peace, and quiet of the residents and visitors of Columbia Falls through the reduction, control, and prevention of loud and raucous noise, or any noise, which unreasonably disturbs, injures, or endangers their comfort, repose, health, peace, or safety, or causes public inconvenience, annoyance, or alarm to reasonable individuals of ordinary sensitivity. 9.17.025 Loud or raucous noise prohibited. A. No person shall make, continue, or cause to be made or continued: 1. Any unreasonably loud or raucous noise within the jurisdictional limits of the City; or 2. Any noise, which unreasonably disturbs, injures, or endangers the comfort, repose, health, peace, or safety of reasonable individuals of ordinary sensitivity, within the jurisdictional limits of the City; or 3. Within the jurisdictional limits of the City, any noise which is so harsh, prolonged, unnatural, or unusual in time, place, or duration as to occasion unreasonable discomfort to any individuals within the residential area from which said noises are heard, or as to unreasonably interfere with the peace and comfort of such residents or their guests, or operators or customers in places of business. B. Factors for determining whether a sound is an unreasonably loud or raucous noise include, but are not limited to, the following: 1. The proximity of the sound to a sleeping facility; 2. The land use, nature, and zoning of the area from which the sound emanates and that of the area where it is heard; 3. The time of day or night when the sound occurs; 4. The duration of the sound; 5. Whether the sound is recurrent, intermittent, or constant; 6. Whether the sound is created by a sound-amplification device; and, 7. If the sound occurs in a residential area between 10:00 p.m. and 7:00 a.m.

9.17.030 Specific noises prohibited. The following acts are declared to be per se violations of this chapter. Such acts include, but are not limited to: A. Unreasonable Noises. The unreasonable making of, or knowingly and unreasonably permitting to be made, any unreasonably loud, boisterous or unusual noise, disturbance, commotion, or vibration in any residential dwelling, place of business, or upon any street, park, or other place or building. The ordinary and usual sounds, noises, commotion, or vibration incidental to the operation of these places when conducted in accordance with the usual standards of practice and in a manner

which will not unreasonably disturb the peace and comfort of adjacent noise-sensitive areas or which will not detrimentally affect the operators of adjacent places of business are exempted from this provision. B. Sound Amplification Devices. Except as allowed by a City special event permit, the unreasonably loud and raucous use or operation of a sound-amplifying device between the hours of 10:00 p.m. and 7:00 a.m. on weekdays, and 10:00 p.m. and 10:00 a.m. on weekends and holidays in the following areas: 1. Within or adjacent to a noise-sensitive area. 2. Within a public place if the sound is plainly audible across the real property line of the public place from which the sound emanates, and is unreasonably loud or raucous. C. Yelling, Shouting, and Similar Activities. Yelling, shouting, hooting, whistling, or singing in a residential area or in a public place, between the hours of 10:00 p.m. and 7:00 a.m., or at any time or place so as to unreasonably disturb the quiet, comfort, or repose of reasonable individuals of ordinary sensitivities. This subsection is to be applied only to those situations where the disturbance or claimed disturbance is not a result of the content of the communication made through the yelling, shouting, hooting, whistling, or singing, but due to the volume, duration, location, timing, or other factors not based on content. D. Construction and Similar Activities. 1. The erection, excavation, demolition, alteration, or repair of a building in a residential area or within 500 feet of an occupied structure between the hours of 6:00 p.m. and 6:00 a.m. E. Noise – Sensitive Areas. The creation of any unreasonably loud and raucous noise adjacent to any noise-sensitive area while it is in use, and which unreasonably interferes with the workings of the noise-sensitive area or its residents or inhabitants, or which disturbs the individuals in the noise-sensitive area. F. Blowers and Similar Devices. In a residential area or noise-sensitive area, between the hours of 10:00 p.m. and 6:00 a.m., the operation of any noise-creating blower, power fan, or any internal combustion engine; provided, that the noise from the blower, power fan or internal combustion engine can be heard across the property line from which it emanates. G. Commercial Establishments Adjacent to Residential Property. Unreasonably loud or raucous noise from the premises of any commercial establishment, including any outdoor area which is part of or under the control of the establishment, between the hours of 10:00 p.m. and 7:00 a.m., which is plainly audible at the nearest property line of a noise-sensitive area. H. Vehicle Horns, Signaling Devices and Similar Devices. The sounding of any horn, signaling device, or other similar device, on any motor vehicle on a street or premises open to the public for more than 10 consecutive seconds. The sounding of any horn, signaling device, or other similar device, as a danger warning, or that is necessary to the appropriate use of any emergency response vehicle or apparatus, is exempt from this prohibition. I. Loading or Unloading. The creation of unreasonably loud, raucous and excessive noise in connection with the loading or unloading of any vehicle at a place of business or residence. J. Nonemergency Signaling Devices. Sounding or permitting the sounding of any amplified signal from any bell, chime, siren, whistle, or similar device, intended primarily for nonemergency purposes, from any place for more than 10 consecutive seconds in any hourly period. The reasonable sounding of such devices by houses of religious worship or by the City for traffic control purposes are exempt from the operation of this subsection. K. Emergency Signaling Devices. The intentional sounding or permitting the sounding of any emergency signaling device, including fire alarm, siren, whistle, or similar emergency signaling device, except in an emergency or except as provided in subsections (K) (1)(2) 1. The testing of an emergency signaling device occurring between 7:00 a.m. and 7:00 p.m. Any testing of such devices shall use only the minimum cycle test time. In no case shall

such test time exceed five minutes. Testing of the emergency signaling system shall not occur more than once in any calendar month. 2. Sounding or permitting the sounding of any alarm system that terminates within 15 minutes of activation unless an emergency exists. If a false alarm occurs more than twice in a calendar month, then the owner or person responsible for the alarm system shall be in violation of this chapter. L. Radios, Televisions, Boomboxes and Similar Devices. The use or operation of a radio, television, boombox, stereo, musical instrument, or similar device that produces or reproduces sound in a manner that is plainly audible to any individual other than the player or operator of the device, and those who are voluntarily listening to the sound, and: 1. Which unreasonably disturbs the peace, quiet, and comfort of residents and passers-by, or is plainly audible at a distance of 50 feet from the device in a commercial area or public space; or 2. Which unreasonably disturbs the peace, quiet, and comfort of residents in a residential area or noise-sensitive area. 9.17.035 Exemptions. Sounds caused by the following are exempt from the provisions of 9.17.025 and 9.17.030 and are in addition to the exemptions specifically set forth in such sections. A. Motor vehicles on streets or premises open to the public; provided, that the prohibition in Sections 9.17.030(H) – (L) continue to apply. B. Repairs of utility structures, which pose a clear and immediate danger to life, health or significant loss of property. C. Sirens, whistles, or bells lawfully used by emergency vehicles, or alarm systems used to signal an emergency, provided the prohibitions under Sections 9.17.030(J) and (K) continue to apply. D. The emission of sound for the purpose of alerting individuals to the existence of an emergency or the emission of sound in the performance of emergency work. E. Repairs or excavations of bridges, streets or highways by or on the behalf of the City, County, State, or Federal government, between the hours of 7:00 p.m. and 7:00 a.m., when public welfare and convenience renders it impractical to perform the work between 7:00 a.m. and 7:00 p.m. F. Snow removal and routine road maintenance on public streets and commercial business parking lots as required between the hours of 7:00 p.m. and 7:00 a.m. to ensure public safety and efficient operations. G. Reasonable activities conducted on school playgrounds and public or private school grounds, which are conducted in accordance with the manner in which such spaces are generally used, including but not limited to school athletic and school entertainment events. H. Outdoor gatherings, public dances, shows, and sporting events, and other similar outdoor events; provided, that a special event permit has been obtained from the City beforehand. 9.17.040 Penalties. A. Violation of this chapter constitutes a misdemeanor in accordance with Columbia Falls Municipal Code Section 1.03.010. B. Each violation of a separate provision of this chapter shall constitute a separate misdemeanor, and each day that a violation of a provision of this chapter is committed or is permitted to continue shall constitute a separate misdemeanor. C. A finding that a person has committed a civil infraction in violation of this chapter shall not act to relieve the person from the provisions of this chapter. D. Any fines assessed pursuant to this chapter are in addition to, and not in lieu of, any other civil or administrative penalty, sanction, or remedy otherwise authorized by law.

SECTION 2: REPEALER CLAUSE All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 3: SEVERABILITY CLAUSE Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION 4: EFFECTIVE DATE This Ordinance shall be in full force and effect from _____ and after the required approval and publication according to law.

SECTION 5: CUSTOM CLAUSE NAME

SECTION 6:

PASSED AND ADOPTED BY THE CITY OF COLUMBIA FALLS COUNCIL

_____.

	AYE	NAY	ABSENT	ABSTAIN
Barnhart	_____	_____	_____	_____
Fisher	_____	_____	_____	_____
Karper	_____	_____	_____	_____
Lovering	_____	_____	_____	_____
Piper	_____	_____	_____	_____
Robinson	_____	_____	_____	_____
Shepard	_____	_____	_____	_____

Presiding Officer

Attest

Donald Barnhart, Mayor, City of
Columbia Falls

Barb Staaland, Clerk City of
Columbia Falls

PROPOSED NOISE ORDINANCE – HEARING JUNE 6 2022**Chapter 9.17
NOISE**

Sections:

- 9.17.010 Definitions.**
- 9.17.020 Purpose.**
- 9.17.025 Loud or raucous noise prohibited.**
- 9.17.030 Specific noises prohibited.**
- 9.17.035 Exemptions.**
- 9.17.040 Penalties.**

9.17.010 Definitions.

- A. “Noise-sensitive area” includes, but is not limited to, a sleeping facility, or real property normally used as a school, church, hospital, or public library.
- B. “Plainly audible” means any sound that can be heard by a reasonable individual of ordinary sensitivities using the individual’s unaided hearing faculties, including understandable spoken words, comprehensible musical rhythms, and vocal sounds other than words.
- C. “Premises open to the public” includes any premises open to the general public for the use of motor vehicles whether the premises are publicly or privately owned and whether or not a fee is charged for the use of the premises.
- D. “Public place” means any place to which the general public has access and a right to resort for business, entertainment, or other lawful purpose, but does not necessarily mean a place devoted solely to the uses of the public. It shall also include the front or immediate area of any store, shop, restaurant, tavern, or other place of business and also public grounds, areas, or parks.
- E. “Residential area” means an area of the City that is designated as a residential land use district under the City’s Zoning Code.
- F. “Residential care facility” means a living facility for more than five nonrelated individuals, which provides specialized care, supervision, treatment or training, or a combination of these for

residents. This use classification includes but is not limited to assisted living facilities, congregate care facilities, nursing homes, convalescent homes and sanatoriums.

G. “Sleeping facility” includes, but is not limited to, a single family residential dwelling, multi-family condominium building, multi-family apartment building, residential mobile home, or residential care facility.

9.17.020 Purpose.

This chapter is enacted to protect, preserve, and promote the health, safety, welfare, peace, and quiet of the residents and visitors of Columbia Falls through the reduction, control, and prevention of loud and raucous noise, or any noise, which unreasonably disturbs, injures, or endangers their comfort, repose, health, peace, or safety, or causes public inconvenience, annoyance, or alarm to reasonable individuals of ordinary sensitivity.

9.17.025 Loud or raucous noise prohibited.

A. No person shall make, continue, or cause to be made or continued:

1. Any unreasonably loud or raucous noise within the jurisdictional limits of the City; or
2. Any noise, which unreasonably disturbs, injures, or endangers the comfort, repose, health, peace, or safety of reasonable individuals of ordinary sensitivity, within the jurisdictional limits of the City; or
3. Within the jurisdictional limits of the City, any noise which is so harsh, prolonged, unnatural, or unusual in time, place, or duration as to occasion unreasonable discomfort to any individuals within the residential area from which said noises are heard, or as to unreasonably interfere with the peace and comfort of such residents or their guests, or operators or customers in places of business.

B. Factors for determining whether a sound is an unreasonably loud or raucous noise include, but are not limited to, the following:

1. The proximity of the sound to a sleeping facility;
2. The land use, nature, and zoning of the area from which the sound emanates and that of the area where it is heard;

3. The time of day or night when the sound occurs;
4. The duration of the sound;
5. Whether the sound is recurrent, intermittent, or constant;
6. Whether the sound is created by a sound-amplification device; and,
7. If the sound occurs in a residential area between 10:00 p.m. and 7:00 a.m.

9.17.030 Specific noises prohibited.

The following acts are declared to be per se violations of this chapter. Such acts include, but are not limited to:

A. *Unreasonable Noises.* The unreasonable making of, or knowingly and unreasonably permitting to be made, any unreasonably loud, boisterous or unusual noise, disturbance, commotion, or vibration in any residential dwelling, place of business, or upon any street, park, or other place or building. The ordinary and usual sounds, noises, commotion, or vibration incidental to the operation of these places when conducted in accordance with the usual standards of practice and in a manner which will not unreasonably disturb the peace and comfort of adjacent noise-sensitive areas or which will not detrimentally affect the operators of adjacent places of business are exempted from this provision.

B. *Sound Amplification Devices.* Except as allowed by a City special event permit, the unreasonably loud and raucous use or operation of a sound-amplifying device between the hours of 10:00 p.m. and 7:00 a.m. on weekdays, and 10:00 p.m. and 10:00 a.m. on weekends and holidays in the following areas:

1. Within or adjacent to a noise-sensitive area.
2. Within a public place if the sound is plainly audible across the real property line of the public place from which the sound emanates, and is unreasonably loud or raucous.

C. *Yelling, Shouting, and Similar Activities.* Yelling, shouting, hooting, whistling, or singing in a residential area or in a public place, between the hours of 10:00 p.m. and 7:00 a.m., or at any time or place so as to unreasonably disturb the quiet, comfort, or repose of reasonable individuals of ordinary sensitivities. This subsection is to be applied only to those situations where the disturbance or claimed disturbance is not a result of the content of the communication made

through the yelling, shouting, hooting, whistling, or singing, but due to the volume, duration, location, timing, or other factors not based on content.

D. *Construction and Similar Activities.*

1. The erection, excavation, demolition, alteration, or repair of a building in a residential area or within 500 feet of an occupied structure between the hours of 6:00 p.m. and 6:00 a.m.

E. *Noise – Sensitive Areas.* The creation of any unreasonably loud and raucous noise adjacent to any noise-sensitive area while it is in use, and which unreasonably interferes with the workings of the noise-sensitive area or its residents or inhabitants, or which disturbs the individuals in the noise-sensitive area.

F. *Blowers and Similar Devices.* In a residential area or noise-sensitive area, between the hours of 10:00 p.m. and 6:00 a.m., the operation of any noise-creating blower, power fan, or any internal combustion engine; provided, that the noise from the blower, power fan or internal combustion engine can be heard across the property line from which it emanates.

G. *Commercial Establishments Adjacent to Residential Property.* Unreasonably loud or raucous noise from the premises of any commercial establishment, including any outdoor area which is part of or under the control of the establishment, between the hours of 10:00 p.m. and 7:00 a.m., which is plainly audible at the nearest property line of a noise-sensitive area.

H. *Vehicle Horns, Signaling Devices and Similar Devices.* The sounding of any horn, signaling device, or other similar device, on any motor vehicle on a street or premises open to the public for more than 10 consecutive seconds. The sounding of any horn, signaling device, or other similar device, as a danger warning, or that is necessary to the appropriate use of any emergency response vehicle or apparatus, is exempt from this prohibition.

I. *Loading or Unloading.* The creation of unreasonably loud, raucous and excessive noise in connection with the loading or unloading of any vehicle at a place of business or residence.

J. *Nonemergency Signaling Devices.* Sounding or permitting the sounding of any amplified signal from any bell, chime, siren, whistle, or similar device, intended primarily for nonemergency purposes, from any place for more than 10 consecutive seconds in any hourly period. The reasonable sounding of such devices by houses of religious worship or by the City for traffic control purposes are exempt from the operation of this subsection.

K. *Emergency Signaling Devices.* The intentional sounding or permitting the sounding of any emergency signaling device, including fire alarm, siren, whistle, or similar emergency signaling device, except in an emergency or except as provided in subsections [\(K\)\(1\)\(2\)](#)

1. The testing of an emergency signaling device occurring between 7:00 a.m. and 7:00 p.m. Any testing of such devices shall use only the minimum cycle test time. In no case shall such test time exceed five minutes. Testing of the emergency signaling system shall not occur more than once in any calendar month.
2. Sounding or permitting the sounding of any alarm system that terminates within 15 minutes of activation unless an emergency exists. If a false alarm occurs more than twice in a calendar month, then the owner or person responsible for the alarm system shall be in violation of this chapter.

L. *Radios, Televisions, Boomboxes and Similar Devices.* The use or operation of a radio, television, boombox, stereo, musical instrument, or similar device that produces or reproduces sound in a manner that is plainly audible to any individual other than the player or operator of the device, and those who are voluntarily listening to the sound, and:

1. Which unreasonably disturbs the peace, quiet, and comfort of residents and passers-by, or is plainly audible at a distance of 50 feet from the device in a commercial area or public space; or
2. Which unreasonably disturbs the peace, quiet, and comfort of residents in a residential area or noise-sensitive area.

9.17.035 Exemptions.

Sounds caused by the following are exempt from the provisions of 9.17.025 and [9.17.030](#) and are in addition to the exemptions specifically set forth in such sections.

- A. Motor vehicles on streets or premises open to the public; provided, that the prohibition in Sections [9.17.030\(H\) – \(L\)](#) continue to apply.
- B. Repairs of utility structures, which pose a clear and immediate danger to life, health or significant loss of property.
- C. Sirens, whistles, or bells lawfully used by emergency vehicles, or alarm systems used to signal an emergency, provided the prohibitions under Sections [9.17.030\(J\) and \(K\)](#) continue to apply.

-
- D. The emission of sound for the purpose of alerting individuals to the existence of an emergency or the emission of sound in the performance of emergency work.
- E. Repairs or excavations of bridges, streets or highways by or on the behalf of the City, County, State, or Federal government, between the hours of 7:00 p.m. and 7:00 a.m., when public welfare and convenience renders it impractical to perform the work between 7:00 a.m. and 7:00 p.m.
- F. Snow removal and routine road maintenance on public streets and commercial business parking lots as required between the hours of 7:00 p.m. and 7:00 a.m. to ensure public safety and efficient operations.
- G. Reasonable activities conducted on school playgrounds and public or private school grounds, which are conducted in accordance with the manner in which such spaces are generally used, including but not limited to school athletic and school entertainment events.
- H. Outdoor gatherings, public dances, shows, and sporting events, and other similar outdoor events; provided, that a special event permit has been obtained from the City beforehand.

9.17.040 Penalties.

- A. Violation of this chapter constitutes a misdemeanor in accordance with Columbia Falls Municipal Code Section 1.03.010.
- B. Each violation of a separate provision of this chapter shall constitute a separate misdemeanor, and each day that a violation of a provision of this chapter is committed or is permitted to continue shall constitute a separate misdemeanor.
- C. A finding that a person has committed a civil infraction in violation of this chapter shall not act to relieve the person from the provisions of this chapter.
- D. Any fines assessed pursuant to this chapter are in addition to, and not in lieu of, any other civil or administrative penalty, sanction, or remedy otherwise authorized by law.

**CITY OF COLUMBIA FALLS
CORRESPONDENCE LIST
COUNCIL MEETING
JUNE 6, 2022**

05/31/22 Letter from DEQ - RE: Notice of Public Hearing on Proposed Rule Adoption, Amendment of Department Circular PWS-5 (Ground Water Under the Direct Influence of Surface Water and Department Circular DEQ-1 (Standards of Water Works)

05/27/22 Letter from MDOT – RE: 2022-2026 Draft Statewide Transportation Improvement Program

05/16/22 Letter of Support – USDA – Partnerships for Climate-Smart Commodities

05/23/22 Letter from MDOT – RE: Statewide Functional Classification Review

Letter of Support – Rural Surface Transportation Grant Program for Flathead County

May 29, 2022

Dear Susan:

This letter is in reference to your letter notifying me that a short term rental conditional use permit application was submitted for one of the houses behind my own. The address is 1129 12th Street West, by Taylor Wynn.

Let me start by saying I am opposed to having a short term rental property next to my home. The reasons should be obvious. There will be a constant stream of strangers coming and going who have no stake in the community, no real concern for the neighborhood. They are here to have a good time. Sure most will be fine, but some will be a menace. I have worked at a lodge for many years and this is always the case. This short term rental trend is only going to cause more issues, as it did in Whitefish. I suspect most folks actually living and working in the area are also opposed, especially if it's in their backyards. I feel the minimum 30 day rental property limitations should be upheld - no short term vacation rental permits. Is this really too much to ask?

The zoning restrictions need to be updated before this gets out of hand. Whitefish has recently taken measures to restrict short term rentals because it was an issue. Sure it's great for the property owners with the permits, but at the expense of everyone else. We are all forced to put up with the increased traffic and other stresses the ever growing tourist industry imposes upon the area. Let's preserve our neighborhoods and keep the vacation lodging out of our backyards.

I wonder if the party requesting the administrative CUP would be in favor of a short term rental property in their backyard.

Please do not let this happen in Columbia Falls.

Sincerely,

Fred Schulte
1120 11th Street West

406.897.0439

Item No.17.

[illegible][illegible]

Columbia Falls Fire Department Incident Breakdown

Item No.17.

2022	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD	2022
Dispatches	20	18	23	28									89	Dispatches
ALS Medical Total	2	1	0	0									3	ALS Medical Total
BLS Medical Total	3	5	7	7									22	BLS Medical Total
Medical CPR	2	0	0	0									2	Medical CPR
Medical ALS	0	0	0	0									0	Medical ALS
Medical BLS	3	0	0	2									5	Medical BLS
Medical Lift Assist	0	0	0	1									1	Medical Lift Assist
MVA with injury	2	1	3	1									7	MVA with injury
Extrication	1	1	0	0									2	Extrication
Ambulance Driver	0	0	0	0									0	Ambulance Driver
MVA non injury	0	5	4	3									12	MVA non injury
Airport Emergency	0	0	0	0									0	Airport Emergency
Traffic Control	0	0	0	0									0	Traffic Control
HazMat	0	1	1	1									3	HazMat
Hazardous Conditions	3	1	2	1									7	Hazardous Conditions
CO	1	0	0	0									1	CO
Gas Leak/Odor inside	0	1	0	0									1	Gas Leak/Odor inside
Gas Leak/Odor outside	0	0	0	1									1	Gas Leak/Odor outside
Powerline	2	1	1	2									6	Powerline
Other	0	1	0	0									1	Other
Service	0	1	0	0									1	Service
Good Intent	0	1	1	3									5	Good Intent
Fire Alarm	0	0	0	1									1	Fire Alarm
False Alarm	4	3	3	0									10	False Alarm
Illegal burn	1	0	1	0									2	Illegal burn
Smoke Investigation, outside	0	0	0	0									0	Smoke Investigation, outside
Smoke Investigation, inside	0	1	0	1									2	Smoke Investigation, inside
Cancelled enroute	6	1	3	8									18	Cancelled enroute
Fire, residential	0	1	3	2									6	Fire, residential
Fire, chimney	0	0	0	0									0	Fire, chimney
Fire, commercial	1	0	1	0									2	Fire, commercial
Fire, vehicle	0	1	0	2									3	Fire, vehicle
Fire, vegetation, grass	0	0	1	1									2	Fire, vegetation, grass
Fire, vegetation, wildland	0	0	1	0									1	Fire, vegetation, wildland
Dispatch Totals	20	18	23	28									89	Dispatch Totals
Structure fires	1	1	3	2									7	Structure fires
Acres burned	0	0	3.96	0.09									4.05	Acres burned

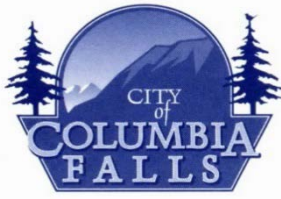
Item No.17.

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Columbia Falls Fire Department May 2022 Inspections

Item No.17.

[illegible]



130 6th STREET WEST
ROOM A
COLUMBIA FALLS, MT 59912

PHONE (406) 892-4391
FAX (406) 892-4413

Item No.18.

DATE: June 3, 2022
TO: Mayor and City Council
FROM: Shawn Bates, Finance Director
Susan M. Nicosia, City Manager

RE: Financial Report – April 2022

Attached are the following condensed monthly reports for your review. Reports reflect activity from July 1, 2021 through April 30, 2022.

We have completed 83% of the fiscal year. The accounting system has been updated to include all budgetary information including line items as prepared by the City Manager and approved by Council. Reserves within the cash report have been updated to reflect the current budgeted amounts.

First report: Summary of **Revenues Budget and Actual** for the Month of April and Year to Date. In total, we have received 40% of total revenues budgeted compared to 76% for the prior year.

Second report: Summary of **Expenditures Budget and Actual** for the Month of April and Year to Date. There are no significant variances from anticipated expenditures/expenses. In total, we have committed 26% of the total expenditure budget compared to 76% for the prior year.

Third report: Detail revenue and expenditures/expense for the General Fund, Water Operating Fund, and Sewer Operating Fund. These reports show detail totals of revenues by source and expenditures/expenses by activity.

- The General Fund has incurred (\$334,213) more in expenditures than revenues through April 2022, compared to (\$261,545) last year for the same time period.
- The Water Fund reflects revenues exceeding expenses by \$117,164 to date compared to (\$40,166) in the prior year.
- The Sewer Fund reflects YTD revenues exceeding expenses \$218,974 compared to \$226,861 in the prior year.

Fourth report: The Cash Balance report for April 2022 has been provided as a separate report for your review. Total reconciled cash/investments equal \$11,393,218 compared to \$8,781,558 from one year ago. The City as of April 30th 2022 had invested \$9,729,651 in STIP (April average rate was .5015563%, \$507,783 in Glacier Bank, MBS various term investments of \$1,145,000 with rates ranging from 1.16% to 2.0%.

Should you have any questions on these reports or any financial matter, please do not hesitate to contact me via email: batess@cityofcolumbiafalls.com or by phone at 406-892-4327.

06/03/22
12:46:47

CITY OF COLUMBIA FALLS
Statement of Revenue Budget vs Actuals
For the Accounting Period: 4 / 22

Page: 1 of 2
Report ID: B110F

Fund	Received		Estimated Revenue	Revenue	
	Current Month	Received YTD		To Be Received	% Received
1000 GENERAL FUND	36,773.04	1,862,084.27	3,054,676.00	1,192,591.73	61 %
2100 RESORT TAX	165,476.84	443,683.25	0.00	-443,683.25	** %
2310 TAX INCREMENT DISTRICT FUND	6,628.56	353,040.77	2,900.00	-350,140.77	*** %
2311 TEDD-INDUSTRIAL PARK	4.35	4,478.74	0.00	-4,478.74	** %
2312 TEDD - COLUMBIA RISING IND PARK	9.73	25,881.64	0.00	-25,881.64	** %
2372 PERMISSIVE MEDICAL LEVY	1,889.79	137,774.07	227,573.00	89,798.93	61 %
2394 BUILDING CODE ENFORCEMENT FUND	6,864.95	70,805.82	211,450.00	140,644.18	33 %
2400 SPECIAL LIGHTING DISTRICT FUND	240.49	19,905.99	30,219.00	10,313.01	66 %
2500 SPECIAL STREET MAINTENANCE DISTRICT FUND	1,852.68	217,864.92	372,632.00	154,767.08	58 %
2700 CEDAR CREEK TRUST	423.90	2,835.03	69,946.00	67,110.97	4 %
2820 GAS TAX FUND	16,690.24	83,451.19	100,141.00	16,689.81	83 %
2821 Special Road/Street Allocation Program	128,639.78	128,639.78	135,072.00	6,432.22	95 %
2917 CRIME VICTIMS ASSISTANCE FUND	608.00	4,076.50	6,000.00	1,923.50	68 %
2940 CDBG-HOME INVESTMENT PARTNERSHIP PROGRAM GRANT	7,627.00	7,627.00	0.00	-7,627.00	** %
2959 EDA	0.00	313,146.00	1,266,292.00	953,146.00	25 %
2991 ARPA of 2021	0.00	2,257.19	752,738.00	750,480.81	0 %
3020 GO Street Improvements	471.14	46,780.60	76,444.00	29,663.40	61 %
3534 SID 34 FUND - 5th Avenue Water Main	2.06	5,168.49	6,310.00	1,141.51	82 %
3536 SID 36 FUND - Talbott & 4th Avenue Water Main	1.30	2,143.60	3,344.00	1,200.40	64 %
3538 SID 38 FUND - Riverwood	6.83	15,748.28	28,317.00	12,568.72	56 %
4000 CAPITAL PROJECTS FUND - Building Improvements	58.78	435.11	600.00	164.89	73 %
4010 CAPITAL PROJECTS FUND - Parks Improvements	143.78	50,880.75	52,200.00	1,319.25	97 %
4020 CAPITAL PROJECTS FUND - General Equipment	124.32	78,725.46	78,535.00	-190.46	100 %
4040 CAPITAL PROJECTS FUND - Street Construction	199.35	1,293.65	273,341.00	272,047.35	0 %
5210 WATER ENTERPRISE FUND	57,375.58	674,964.24	784,895.00	109,930.76	86 %
5211 WATER CAPITAL EXPANSION	14,971.61	103,398.49	99,000.00	-4,398.49	104 %

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CITY OF COLUMBIA FALLS
Statement of Revenue Budget vs Actuals
For the Accounting Period: 4 / 22

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Fund	Received		Estimated Revenue	Revenue	
	Current Month	Received YTD		To Be Received	% Received
5310 SEWER ENTERPRISE FUND	94,225.06	948,930.40	6,595,608.00	5,646,677.60	14 %
5311 SEWER CAPITAL EXPANSION	19,140.58	129,090.56	90,500.00	-38,590.56	143 %
7120 FIRE RELIEF DISABILITY/PENSION FUND	279.54	49,895.28	69,134.00	19,238.72	72 %
Grand Total:	560,729.28	5,785,007.07	14,387,867.00	8,602,859.93	40 %

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CITY OF COLUMBIA FALLS
Statement of Expenditure - Budget vs. Actual Report
For the Accounting Period: 4 / 22

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Fund	Committed Current Month	Committed YTD	Original Appropriation	Current Appropriation	Available Appropriation	% Committed
1000 GENERAL FUND	224,962.17	2,196,297.32	3,518,157.00	3,518,157.00	1,321,859.68	62 %
2310 TAX INCREMENT DISTRICT FUND	0.00	320,022.67	535,000.00	535,000.00	214,977.33	60 %
2372 PERMISSIVE MEDICAL LEVY	0.00	109,739.36	237,663.00	237,663.00	127,923.64	46 %
2394 BUILDING CODE ENFORCEMENT FUND	6,256.45	73,224.30	211,480.00	211,480.00	138,255.70	35 %
2400 SPECIAL LIGHTING DISTRICT FUND	2,590.01	26,027.64	51,420.00	51,420.00	25,392.36	51 %
2500 SPECIAL STREET MAINTENANCE DISTRICT	35,842.64	308,662.66	476,679.00	483,111.00	174,448.34	64 %
2700 CEDAR CREEK TRUST	0.00	0.00	180,000.00	180,000.00	180,000.00	0 %
2820 GAS TAX FUND	170.13	62,305.97	111,057.00	111,057.00	48,751.03	56 %
2821 Special Road/Street Allocation Program	0.00	145,717.00	145,717.00	280,789.00	135,072.00	52 %
2917 CRIME VICTIMS ASSISTANCE FUND	608.00	4,076.50	6,000.00	6,000.00	1,923.50	68 %
2940 CDBG-HOME INVESTMENT PARTNERSHIP	0.00	0.00	135,762.00	135,762.00	135,762.00	0 %
2959 EDA	30,353.47	78,884.56	0.00	1,266,292.00	1,187,407.44	6 %
2991 ARPA of 2021	0.00	0.00	1,503,219.00	1,503,219.00	1,503,219.00	0 %
3020 GO Street Improvements	0.00	37,908.94	81,941.00	81,941.00	44,032.06	46 %
3534 SID 34 FUND - 5th Avenue Water Main	0.00	0.00	6,310.00	6,310.00	6,310.00	0 %
3536 SID 36 FUND - Talbott & 4th Avenue	0.00	0.00	3,344.00	3,344.00	3,344.00	0 %
3538 SID 38 FUND - Riverwood	0.00	14,135.15	28,094.00	28,094.00	13,958.85	50 %
4000 CAPITAL PROJECTS FUND - Building	0.00	77,563.39	149,200.00	149,200.00	71,636.61	52 %
4010 CAPITAL PROJECTS FUND - Parks	1,044.89	177,648.17	289,000.00	289,000.00	111,351.83	61 %
4020 CAPITAL PROJECTS FUND - General	0.00	11,021.44	53,000.00	53,000.00	41,978.56	21 %
4040 CAPITAL PROJECTS FUND - Street	0.00	33,270.00	835,709.00	835,709.00	802,439.00	4 %
5210 WATER ENTERPRISE FUND	61,492.65	557,799.37	1,116,673.00	1,116,673.00	558,873.63	50 %
5310 SEWER ENTERPRISE FUND	79,945.40	729,955.68	7,051,976.00	7,051,976.00	6,322,020.32	10 %
5311 SEWER CAPITAL EXPANSION	0.00	0.00	1,139,595.00	1,139,595.00	1,139,595.00	0 %
7120 FIRE RELIEF DISABILITY/PENSION FUND	0.00	0.00	69,134.00	69,134.00	69,134.00	0 %

Grand Total:	443,265.81	4,964,260.12	17,936,130.00	19,343,926.00	14,379,665.88	26 %
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06/03/22
12:54:25CITY OF COLUMBIA FALLS
Revenue/Expenditure Ledger
For the Accounting Period: 4 / 22Page: 1 of 4
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1000 GENERAL FUND

	Beginning	Debit	Credit	Net Change	Ending Balance
REVENUE					
311010 Real Property Taxes	756,470.70	0.00	7,809.35	7,809.35	764,280.05
311020 Personal Property Taxes	51,293.10	0.00	101.86	101.86	51,394.96
312000 Penalty & Interest on Delinquent	2,039.96	0.00	69.65	69.65	2,109.61
322010 Alcoholic Beverage Licenses and	6,987.50	0.00	400.00	400.00	7,387.50
322020 Professional Business Licenses	8,705.00	0.00	292.50	292.50	8,997.50
322030 General Business Licenses	12,690.00	0.00	537.50	537.50	13,227.50
323060 Non-Exclusive Cable TV Franchise	33,643.23	0.00	0.00	0.00	33,643.23
331052 MDOT-Highway Planning &	2,116.51	0.00	0.00	0.00	2,116.51
331112 Stonegarden Grant CFDA # 97.067	545.58	0.00	0.00	0.00	545.58
331179 Alcohol Compliance Check Program	1,500.00	0.00	0.00	0.00	1,500.00
334000 State Grants/Hwy Safety	3,545.10	0.00	0.00	0.00	3,545.10
334122 DNRC Grant	750.00	0.00	0.00	0.00	750.00
335120 Gambling Licenses & Permits	15,222.92	0.00	75.00	75.00	15,297.92
335230 State Entitlement	583,084.50	0.00	0.00	0.00	583,084.50
336020 State On-Behalf Retirement	0.00	0.00	0.00	0.00	0.00
337340 Flathead County (EMS)	4,467.77	0.00	0.00	0.00	4,467.77
337350 Flathead County (SRO)	0.00	0.00	0.00	0.00	0.00
337360 School District #6 (SRO)	0.00	0.00	0.00	0.00	0.00
341000 General Miscellaneous (Copies,	5,512.48	15.00	1,004.95	989.95	6,502.43
341070 Planning and Zoning Fees	25,221.50	0.00	4,650.00	4,650.00	29,871.50
342020 Special Fire Protection Services	42,500.00	0.00	5,000.00	5,000.00	47,500.00
342021 Fire Protective Inspections	8,446.00	0.00	733.00	733.00	9,179.00
346030 Swimming Pool User Fees	7,279.03	0.00	0.00	0.00	7,279.03
346031 Parks Use Permits/Fees	1,075.00	25.00	850.00	825.00	1,900.00
346032 Pool Concession Fees	623.53	0.00	0.00	0.00	623.53
346033 Swim Lessons	3,432.00	0.00	0.00	0.00	3,432.00
346034 Individual Swim Pass	32.00	0.00	0.00	0.00	32.00
346035 Lap Swim Pass	0.00	0.00	0.00	0.00	0.00
346036 Family Swim Pass	1,090.00	0.00	0.00	0.00	1,090.00
346037 Pool Parties	625.00	0.00	0.00	0.00	625.00
346050 Swim Team Agreement	0.00	0.00	0.00	0.00	0.00
351030 City Courts Fines & Forfeitures	151,221.74	0.00	13,550.84	13,550.84	164,772.58
351031 Court Fines Surcharge	5,110.00	0.00	795.00	795.00	5,905.00
351034 Court Administration Costs	442.50	0.00	211.27	211.27	653.77
362000 Refunds, Rebates, Dividends	503.53	0.00	0.00	0.00	503.53
365000 Contributions and Donations	3,035.00	0.00	0.00	0.00	3,035.00
366000 Miscellaneous	200.00	0.00	0.00	0.00	200.00
371010 Investment Earnings	3,757.55	0.00	732.12	732.12	4,489.67
383000 Interfund Operating Transfer	82,142.50	0.00	0.00	0.00	82,142.50
Total REVENUE	1,825,311.23	40.00	36,813.04	36,773.04	1,862,084.27
EXPENDITURES					
410100 LEGISLATIVE SERVICES	56,172.68	11,573.12	0.00	11,573.12	67,745.80
410131 Tree City Program (Tree Board)	10,868.39	1,488.60	0.00	1,488.60	12,356.99
410132 Arbor Day (Tree Board)	0.00	0.00	0.00	0.00	0.00
410360 CITY COURT	133,649.50	20,301.50	0.00	20,301.50	153,951.00
410365 CITY COURT PROSECUTION	35,027.58	3,502.75	0.00	3,502.75	38,530.33
410400 ADMINISTRATIVE SERVICES	44,678.24	5,801.52	0.00	5,801.52	50,479.76

06/03/22
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CITY OF COLUMBIA FALLS
Revenue/Expenditure Ledger
For the Accounting Period: 4 / 22

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1000 GENERAL FUND

	Beginning	Debit	Credit	Net Change	Ending Balance
410500 DEPT. OF FINANCE	133,326.36	16,010.18	0.00	16,010.18	149,336.54
410580 Computer Systems & Programs	29,415.47	3,300.39	0.00	3,300.39	32,715.86
411000 PLANNING & ZONING	46,718.27	8,041.48	0.00	8,041.48	54,759.75
411100 LEGAL SERVICES	23,451.27	2,075.63	0.00	2,075.63	25,526.90
411200 FACILITIES ADMINISTRATION	80,213.69	7,432.72	0.00	7,432.72	87,646.41
411800 Employee Asst Program & Flex Plan	1,180.00	0.00	0.00	0.00	1,180.00
420100 LAW ENFORCEMENT SERVICES	826,801.20	118,068.87	0.00	118,068.87	944,870.07
420400 FIRE PROTECTION & CONTROL	146,754.90	15,181.42	0.00	15,181.42	161,936.32
420730 Emergency Medical Services	1,381.76	0.00	0.00	0.00	1,381.76
430200 ROAD & STREET SERVICES	19,686.00	0.00	0.00	0.00	19,686.00
430400 Transit Systems	5,500.00	0.00	0.00	0.00	5,500.00
431200 Flood Control-High Hazard Dam	12,931.29	364.79	0.00	364.79	13,296.08
440600 ANIMAL CONTROL SERVICES	4,250.00	0.00	0.00	0.00	4,250.00
460400 PARK & RECREATION SERVICES	110,124.23	11,704.24	0.20	11,704.04	121,828.27
460445 SWIMMING POOL	42,253.00	115.16	0.00	115.16	42,368.16
490500 Other Debt Service Payments	14,210.71	0.00	0.00	0.00	14,210.71
510100 SPECIAL ASSESSMENTS	7,895.11	0.00	0.00	0.00	7,895.11
510300 ORDINANCE CODIFICATION/CONSULTANTS	0.00	0.00	0.00	0.00	0.00
510330 Comprehensive Liability Insurance	81,845.50	0.00	0.00	0.00	81,845.50
510620 TERMINATION COSTS	0.00	0.00	0.00	0.00	0.00
521000 INTERFUND OPERATING TRANSFERS OUT	103,000.00	0.00	0.00	0.00	103,000.00
Total EXPENDITURES	1,971,335.15	224,962.37	0.20	224,962.17	2,196,297.32

Revenue less Expenditures Current Month (188,189.13)

Revenue less Expenditures Year to Date (334,213.05)

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5210 WATER ENTERPRISE FUND

	Beginning	Debit	Credit	Net Change	Ending Balance
REVENUE					
331991 CARES/ARPA GRANT CFDA#21.019/21.027	0.00	0.00	0.00	0.00	0.00
343020 Water Administration Fee	0.00	0.00	0.00	0.00	0.00
343021 Metered Water Sales	563,184.04	0.00	44,408.67	44,408.67	607,592.71
343022 Water Testing Charge - 75-6-108	4,322.00	0.00	0.00	0.00	4,322.00
343024 Sale of Materials, Supplies & Misc.	18,435.82	0.00	11,342.30	11,342.30	29,778.12
343025 Water Permit Fees	600.00	0.00	150.00	150.00	750.00
343026 Water Connection Fees/New	4,140.00	50.00	810.00	760.00	4,900.00
343027 Repairs/Materials & Supplies	16,297.23	208.50	0.00	(208.50)	16,088.73
343028 Late Charges/Disconnect &	6,728.95	11.97	436.86	424.89	7,153.84
362000 Refunds, Rebates, Dividends	1,286.81	0.00	0.00	0.00	1,286.81
363020 Special Assmts - Bond P&I	0.00	0.00	0.00	0.00	0.00
371010 Investment Earnings	2,593.81	0.00	498.22	498.22	3,092.03
Total REVENUE	617,588.66	270.47	57,646.05	57,375.58	674,964.24
EXPENDITURES					
430500 Water Operating	339,267.52	45,206.53	140.18	45,066.35	384,333.87
430560 Administration	65,975.27	9,819.94	0.00	9,819.94	75,795.21
430570 Water Customer Accounting &	41,886.43	6,606.36	0.00	6,606.36	48,492.79
490210 Revenue Bonds, Series 2005	15,338.75	0.00	0.00	0.00	15,338.75
490220 Water Revenue Bonds Series 2020	21,112.50	0.00	0.00	0.00	21,112.50
510330 Comprehensive Liability Insurance	12,726.25	0.00	0.00	0.00	12,726.25
510400 Depreciation	0.00	0.00	0.00	0.00	0.00
Total EXPENDITURES	496,306.72	61,632.83	140.18	61,492.65	557,799.37
Revenue less Expenditures Current Month (					4,117.07)
Revenue less Expenditures Year to Date					117,164.87

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5310 SEWER ENTERPRISE FUND

	Beginning	Debit	Credit	Net Change	Ending Balance
REVENUE					
331991 CARES/ARPA GRANT CFDA#21.019/21.027	0.00	0.00	0.00	0.00	0.00
334122 DNRC Grant	0.00	0.00	0.00	0.00	0.00
343030 Sewer Administrative Fees	0.00	0.00	0.00	0.00	0.00
343031 Sewer Service Charges	829,700.86	0.00	90,286.06	90,286.06	919,986.92
343032 Sewer Connection Fees/New	2,400.00	0.00	525.00	525.00	2,925.00
343033 Sewer Permit Fees	750.00	0.00	150.00	150.00	900.00
343035 Sale of Materials, Supplies & Misc.	633.06	0.00	70.34	70.34	703.40
343038 Disposal Fee Agreements	15,171.99	0.00	2,527.27	2,527.27	17,699.26
362000 Refunds, Rebates, Dividends	2,685.51	0.00	0.00	0.00	2,685.51
363020 Special Assmts - Bond P&I	0.00	0.00	0.00	0.00	0.00
371010 Investment Earnings	3,363.92	0.00	666.39	666.39	4,030.31
383000 Interfund Operating Transfer	0.00	0.00	0.00	0.00	0.00
Total REVENUE	854,705.34	0.00	94,225.06	94,225.06	948,930.40
EXPENDITURES					
430600 Sewer Operating	487,789.12	64,562.24	1,041.00	63,521.24	551,310.36
430610 Sewer Administration	65,973.54	9,818.87	0.00	9,818.87	75,792.41
430670 Sewer Customer Accounting &	41,877.12	6,605.29	0.00	6,605.29	48,482.41
490215 Revenue Bonds, Series 2009	23,843.75	0.00	0.00	0.00	23,843.75
510330 Comprehensive Liability Insurance	30,526.75	0.00	0.00	0.00	30,526.75
510400 Depreciation	0.00	0.00	0.00	0.00	0.00
Total EXPENDITURES	650,010.28	80,986.40	1,041.00	79,945.40	729,955.68
Revenue less Expenditures Current Month					14,279.66
Revenue less Expenditures Year to Date					218,974.72
Grand Total Revenue less Expenditures Current Month (					178,026.54)
Grand Total Revenue less Expenditures Year to Date					1,926.54

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Fund/Account	Beginning Balance	Received	Transfers In	Disbursed	Transfers Out	Ending Balance
1000 GENERAL FUND						
101000 CASH/CASH EQUIVALENTS	297,705.19	37,731.19	0.00	0.00	237,970.18	97,466.20
102000 CASH - RESERVE	712,625.00	0.00	0.00	0.00	0.00	712,625.00
102015 Cash-Restricted for	24,183.56	0.00	0.00	0.00	0.00	24,183.56
102200 CASH - RESTRICTED DONATIONS	1,000.00	0.00	0.00	0.00	0.00	1,000.00
103000 CASH - CHANGE FUND/PETTY CASH	200.00	0.00	0.00	0.00	0.00	200.00
Total Fund	1,035,713.75	37,731.19			237,970.18	835,474.76
2100 RESORT TAX						
101000 CASH/CASH EQUIVALENTS	278,206.41	165,476.84	0.00	0.00	0.00	443,683.25
2310 TAX INCREMENT DISTRICT FUND						
101000 CASH/CASH EQUIVALENTS	558,490.00	6,628.56	0.00	0.00	0.00	565,118.56
102000 CASH - RESERVE	586,063.00	0.00	0.00	0.00	0.00	586,063.00
Total Fund	1,144,553.00	6,628.56				1,151,181.56
2311 TEDD-INDUSTRIAL PARK						
101000 CASH/CASH EQUIVALENTS	5,915.94	4.35	0.00	0.00	0.00	5,920.29
102000 CASH - RESERVE	5,642.00	0.00	0.00	0.00	0.00	5,642.00
Total Fund	11,557.94	4.35				11,562.29
2312 TEDD - COLUMBIA RISING IND PARK						
101000 CASH/CASH EQUIVALENTS	25,871.91	9.73	0.00	0.00	0.00	25,881.64
2372 PERMISSIVE MEDICAL LEVY						
101000 CASH/CASH EQUIVALENTS	36,234.97	1,889.79	0.00	0.00	0.00	38,124.76
102000 CASH - RESERVE	10,000.00	0.00	0.00	0.00	0.00	10,000.00
Total Fund	46,234.97	1,889.79				48,124.76
2394 BUILDING CODE ENFORCEMENT FUND						
101000 CASH/CASH EQUIVALENTS	-2,981.23	6,864.95	0.00	0.00	6,256.67	-2,372.95
102000 CASH - RESERVE	193,277.00	0.00	0.00	0.00	0.00	193,277.00
Total Fund	190,295.77	6,864.95			6,256.67	190,904.05
2400 SPECIAL LIGHTING DISTRICT FUND						
101000 CASH/CASH EQUIVALENTS	17,429.30	240.49	0.00	0.00	2,590.01	15,079.78
102000 CASH - RESERVE	9,674.00	0.00	0.00	0.00	0.00	9,674.00
Total Fund	27,103.30	240.49			2,590.01	24,753.78
2500 SPECIAL STREET MAINTENANCE DISTRICT FUND						
101000 CASH/CASH EQUIVALENTS	52,486.24	1,852.68	0.00	0.00	40,035.67	14,303.25
102000 CASH - RESERVE	101,034.00	0.00	0.00	0.00	0.00	101,034.00
Total Fund	153,520.24	1,852.68			40,035.67	115,337.25
2700 CEDAR CREEK TRUST						
101000 CASH/CASH EQUIVALENTS	112,464.63	423.90	0.00	0.00	0.00	112,888.53
102030 Cash/Investments-Restricted	1,014,937.08	0.00	0.00	0.00	0.00	1,014,937.08
Total Fund	1,127,401.71	423.90				1,127,825.61
2820 GAS TAX FUND						
101000 CASH/CASH EQUIVALENTS	15,707.74	16,690.24	0.00	0.00	166.95	32,231.03
2821 Special Road/Street Allocation Program						
101000 CASH/CASH EQUIVALENTS	0.31	128,639.78	0.00	0.00	0.00	128,640.09
2917 CRIME VICTIMS ASSISTANCE FUND						
101000 CASH/CASH EQUIVALENTS	0.00	608.00	0.00	0.00	608.00	0.00
2940 CDBG-HOME INVESTMENT PARTNERSHIP PROGRAM GRANT FUND						

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101000 CASH/CASH EQUIVALENTS	135,762.00	7,627.00	0.00	0.00	0.00	143,389.00
2959 EDA						
101000 CASH/CASH EQUIVALENTS	264,614.91	0.00	0.00	0.00	685.00	263,929.91
2991 ARPA of 2021						
101000 CASH/CASH EQUIVALENTS	752,737.92	0.00	0.00	0.00	0.00	752,737.92
3020 GO Street Improvements						
101000 CASH/CASH EQUIVALENTS	13,897.92	471.14	0.00	0.00	0.00	14,369.06
102000 CASH - RESERVE	43,000.00	0.00	0.00	0.00	0.00	43,000.00
Total Fund	56,897.92	471.14				57,369.06
3534 SID 34 FUND - 5th Avenue Water Main						
101000 CASH/CASH EQUIVALENTS	5,166.43	2.06	0.00	0.00	0.00	5,168.49
102000 CASH - RESERVE	300.93	0.00	0.00	0.00	0.00	300.93
Total Fund	5,467.36	2.06				5,469.42
3536 SID 36 FUND - Talbott & 4th Avenue Water Main						
101000 CASH/CASH EQUIVALENTS	2,413.36	1.30	0.00	0.00	0.00	2,414.66
102000 CASH - RESERVE	1,049.47	0.00	0.00	0.00	0.00	1,049.47
Total Fund	3,462.83	1.30				3,464.13
3538 SID 38 FUND - Riverwood						
101000 CASH/CASH EQUIVALENTS	1,173.88	6.83	0.00	0.00	0.00	1,180.71
102010 CASH - SID RESTRICTED BOND	17,000.00	0.00	0.00	0.00	0.00	17,000.00
Total Fund	18,173.88	6.83				18,180.71
4000 CAPITAL PROJECTS FUND - Building Improvements						
101000 CASH/CASH EQUIVALENTS	71,412.96	58.78	0.00	0.00	0.00	71,471.74
102000 CASH - RESERVE	84,925.00	0.00	0.00	0.00	0.00	84,925.00
Total Fund	156,337.96	58.78				156,396.74
4010 CAPITAL PROJECTS FUND - Parks Improvements						
101000 CASH/CASH EQUIVALENTS	113,167.27	143.78	0.00	0.00	4,278.89	109,032.16
102000 CASH - RESERVE	273,494.00	0.00	0.00	0.00	0.00	273,494.00
Total Fund	386,661.27	143.78			4,278.89	382,526.16
4020 CAPITAL PROJECTS FUND - General Equipment						
101000 CASH/CASH EQUIVALENTS	42,045.06	124.32	0.00	0.00	0.00	42,169.38
102000 CASH - RESERVE	288,598.00	0.00	0.00	0.00	0.00	288,598.00
Total Fund	330,643.06	124.32				330,767.38
4040 CAPITAL PROJECTS FUND - Street Construction						
101000 CASH/CASH EQUIVALENTS	376,192.79	199.35	0.00	0.00	0.00	376,392.14
102016 CASH-RESTRICTED RR STREET	154,000.00	0.00	0.00	0.00	0.00	154,000.00
Total Fund	530,192.79	199.35				530,392.14
5210 WATER ENTERPRISE FUND						
101000 CASH/CASH EQUIVALENTS	416,918.36	61,754.65	140.18	0.00	68,214.95	410,598.24
102222 CASH - Bond Reserve, 2005	35,308.00	0.00	0.00	0.00	0.00	35,308.00
102223 CASH - Bond Reserve, 2020	21,863.00	0.00	0.00	0.00	0.00	21,863.00
102230 CASH - Surplus Capital	261,733.25	0.00	0.00	0.00	0.00	261,733.25
102240 CASH - Replacement &	586,754.00	0.00	0.00	0.00	0.00	586,754.00
103000 CASH - CHANGE FUND/PETTY CASH	150.00	0.00	0.00	0.00	0.00	150.00
Total Fund	1,322,726.61	61,754.65	140.18		68,214.95	1,316,406.49
5211 WATER CAPITAL EXPANSION						

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102230 CASH - Surplus Capital	336,084.40	14,971.61	0.00	0.00	0.00	351,056.01
5310 SEWER ENTERPRISE FUND						
101000 CASH/CASH EQUIVALENTS	491,366.15	86,471.73	3,601.85	0.00	73,406.49	508,033.24
102225 Cash-Bond Reserve - 2009 Series	72,111.25	0.00	0.00	0.00	0.00	72,111.25
102230 CASH - Surplus Capital	313,893.54	0.00	0.00	0.00	0.00	313,893.54
102235 CASH - Restricted WWTP	481,734.52	0.00	0.00	0.00	0.00	481,734.52
102240 CASH - Replacement &	383,940.00	0.00	0.00	0.00	0.00	383,940.00
103000 CASH - CHANGE FUND/PETTY CASH	150.00	0.00	0.00	0.00	0.00	150.00
Total Fund	1,743,195.46	86,471.73	3,601.85		73,406.49	1,759,862.55
5311 SEWER CAPITAL EXPANSION						
102230 CASH - Surplus Capital	1,159,779.76	19,140.58	0.00	0.00	0.00	1,178,920.34
7120 FIRE RELIEF DISABILITY/PENSION FUND						
101000 CASH/CASH EQUIVALENTS	17,113.45	279.54	0.00	0.00	17,382.59	10.40
7196 FLEXIBLE SPENDING ACCOUNT						
105100 Amount held by Flex Plan	5,910.42	172.39	0.00	0.00	0.00	6,082.81
7910 PAYROLL FUND						
101000 CASH/CASH EQUIVALENTS	-5,709.97	1,436.00	293,143.23	301,026.13	0.00	-12,156.87
7930 CLAIMS FUND						
101000 CASH/CASH EQUIVALENTS	1,332.37	0.00	154,710.14	138,129.99	0.00	17,912.52
Totals	11,277,551.45	559,921.56	451,595.40	439,156.12	451,595.40	11,398,316.89

*** Transfers In and Transfers Out columns should match, with the following exceptions:

- 1) Cancelled electronic checks increase the Transfers In column. Disbursed column will be overstated by the same amount and will not balance to the Redeemed Checks List.
- 2) Payroll Journal Vouchers including local deductions with receipt accounting will reduce the Transfers Out column by the total amount of these checks.