

RESOLUTION NO. 96-115

RESOLUTION CREATING

RURAL IMPROVEMENT DISTRICT

FOR ROAD MAINTENANCE - DISTRICT NO. 657M

COPPER VALLEY ESTATES

WHEREAS, a petition signed by the required number of freeholders within the proposed District has been filed with the Board of County Commissioners for creation of a rural improvement district for road maintenance within Yellowstone County, Montana; and,

WHEREAS, the Boundaries of the proposed District are described in the Petition and Resolution of Intention to Create No. 96-108; and,

WHEREAS, the estimated costs for the maintenance is Twenty-Six and No/100 Dollars (\$26.00) per lot annually; and,

WHEREAS, now is the date and time duly noticed and published as required by law for the Board of County Commissioners of Yellowstone County to hear and pass upon all protests that may be made against the making of said maintenance district; and,

WHEREAS, NO protests have been delivered to the County Clerk since the duly published first notice of the passing of the Resolution of Intention; and,

WHEREAS, the Board of County Commissioners has acquired jurisdiction to order the creation of the maintenance district pursuant to M.C.A. Section 7-12-2113; and,

WHEREAS, the District costs and estimates are based on a seven year period, but the District shall be considered a District to exist perpetually unless included within another district providing the same services or assumed by a municipality;

NOW, THEREFORE, BE IT HEREBY RESOLVED, that the Board of County Commissioners of Yellowstone County, Montana, deeming the public interest or convenience require, and having acquired jurisdiction, hereby creates Rural Special Improvement District - Road Maintenance District No. 657M - Copper Valley Estates Subdivision, Yellowstone County, Montana, described as follows:

1. DESCRIPTION OF DISTRICT: The boundaries of the District are set forth in the attached Schedule "A."
2. DESCRIPTION OF IMPROVEMENTS: The maintenance to be conducted in the District is described in attached Schedule "B."
3. ESTIMATED COSTS: The estimated cost of the District is Twenty-Six and No/100 Dollars (\$26.00) per lot annually.
4. DURATION: Cost estimates are estimated on a seven year period, but the District shall be deemed to be perpetual in nature unless absorbed or replaced by another district or a municipality.

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RESOLUTION CREATING R.S.I.D. #657M
COPPER VALLEY ESTATES

PASSED AND ADOPTED this 27th day of November, 1996.

BOARD OF COUNTY COMMISSIONERS
YELLOWSTONE COUNTY, MONTANA

Mike Mathew
Mike Mathew, Chairman

Absent
James A. Ziegler, Sr., Member

Bill Kennedy
Bill Kennedy, Member

(SEAL)
ATTEST:

Tony Nave
Tony Nave
Clerk and Recorder

SCHEDULE A

Certificate No. 86194

Being the legal description of the real estate covered by this certificate.

The following-described parcels of real estate:

PARCEL A: That part of the Southeast quarter of the Southeast quarter of Section 19, Township One North Range Twenty-Seven East, M.P.P., more particularly described as follows: Beginning at a point on the South line of the said Southeast quarter Southeast quarter, which point is 150.8 feet East of the Southwest corner of the said Southeast quarter Southeast quarter, thence East 680 feet, thence North $21^{\circ}55'$ West 1,150 feet, thence South $58^{\circ}43'$ West 294.7 feet, thence South 912.53 feet to the point of beginning;

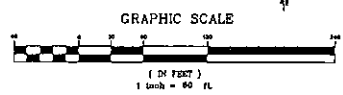
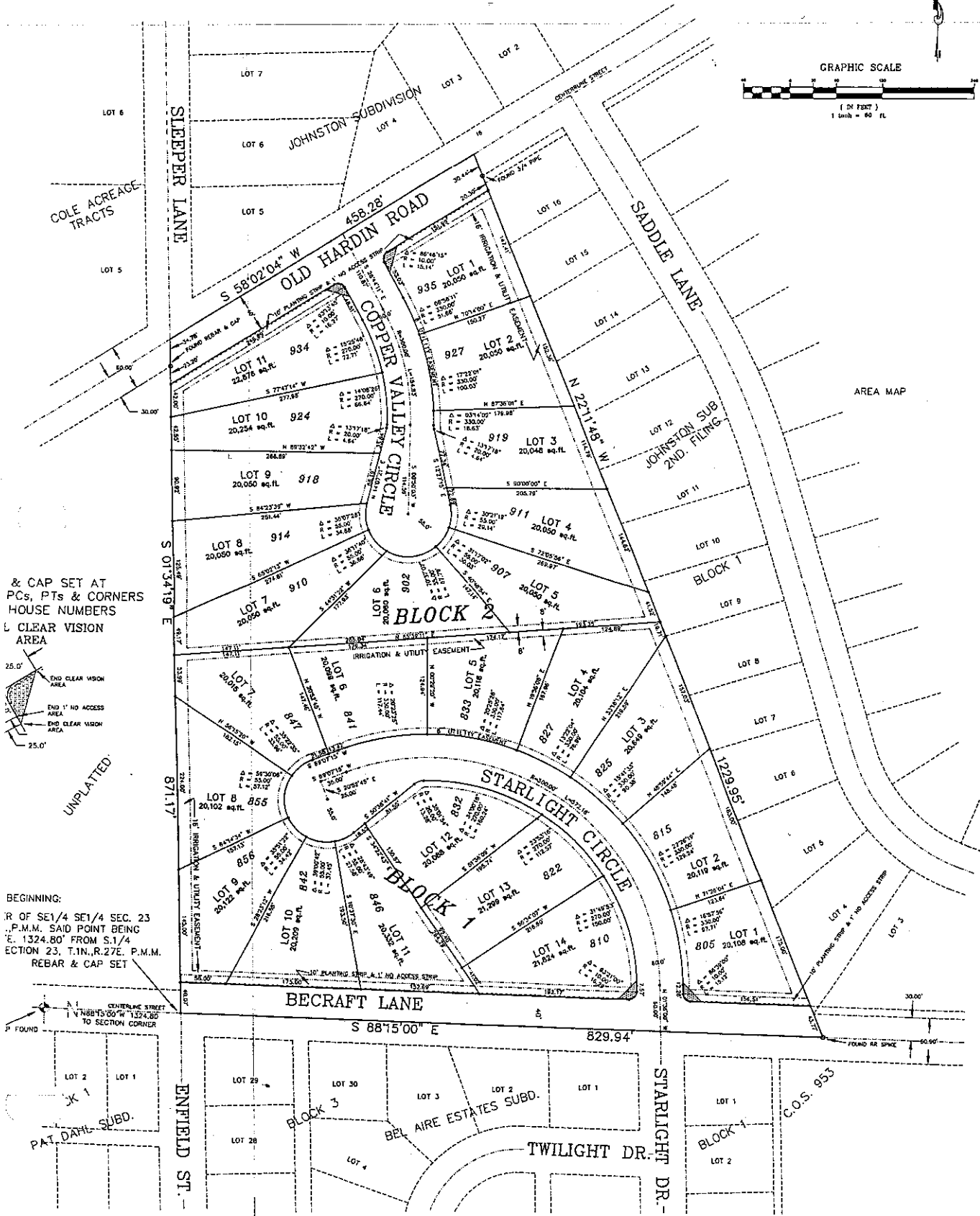
Excepting a strip twenty feet in width along the South line of the above for a public road.

PARCEL B: That part of the Southeast quarter of the Southeast quarter of Section 19, Township 1 North, Range 27 East, M.P.M., in Yellowstone County, Montana, bounded and described as follows, to-wit: Beginning at the Southwest corner of said Southeast quarter of Southeast quarter; thence North on the West line thereof a distance of 821.0 feet to an intersection with the southerly line of the county road; thence following said southerly line North $58^{\circ}43'$; East a distance of 176.4 feet; thence South on a line parallel to said West line a distance of 912.53 feet to an intersection with the South line of said Southeast quarter of Southeast quarter; thence West on said South line a distance of 150.8 feet to the place of beginning.

Excepting a strip twenty feet in width along the South line of the above for a public road.

PLAT OF COPPER VALLEY ESTATES SUBDIVISION LOCATED IN SE1/4 SE 1/4 SECTION 19 T.1N., R.27E., P.M.M. YELLOWSTONE COUNTY, MONTANA

DRAWN BY: JAMES D BENNETT & WILLIE M DOWDLE DATE: OCTOBER 1995 BY: HARLAN M. LUND R.L.S.
SCALE 1" = 60'
Page 1 of 2

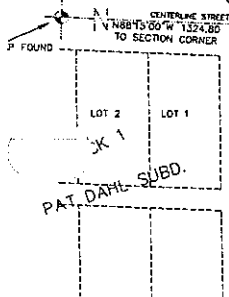


& CAP SET AT
PCs, PTs & CORNERS
HOUSE NUMBERS
CLEAR VISION
AREA

25.0'
END CLEAR VISION
AREA
END 1' NO ACCESS
AREA
END CLEAR VISION
AREA
25.0'

UNPLATTED

BEGINNING:
R. OF SE1/4 SE1/4 SEC. 23
P.M.M. SAID POINT BEING
E. 1324.80' FROM S.1/4
SECTION 23, T.1N., R.27E. P.M.M.
REBAR & CAP SET



SCHEDULE B

- A. Winter plowing for snows exceeding 4" in cumulative depth.
- B. Road repair as deemed necessary by the Ad Hoc Committee.
- C. Maintenance of planting strips as deemed necessary by the Ad Hoc Committee.
- D. Money not used annually will accrue to a ceiling of \$2,000.00 upon which fee collection will be suspended until spent to a floor of \$1,000.00.
- E. Duration of District is to be continuous.
- F. Contact Person: Nancy Bennett, Attorney at Law
Moulton, Bellingham, Longo & Mather
Suite 1900, Sheraton Plaza
Billings, MT 59103
(406)-248-7731

Estimated Annual Costs:

Snow Removal	\$150
Road Repair	\$400
Planting Strips	\$100

Total Estimated Annual Costs: \$650.00

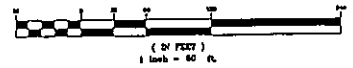
Assessments to Be Levied on a Per Lot Basis.

COPPER VALLEY ESTATES SUBDIVISION

LOCATED IN SE1/4 SE 1/4 SECTION 19 T.1N.,R.27E., P.M.M.
YELLOWSTONE COUNTY, MONTANA

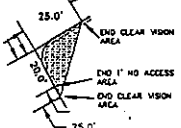
FOR: JAMES D BENNETT & WILLIE M DOWDLE OCTOBER 1995 BY: HARLAN M. LUND R.L.S.
SCALE 1" = 60'

GRAPHIC SCALE



AREA MAP

NOTES:
REBAR & CAP SET AT ALL PCs, PTs & CORNERS
934 = HOUSE NUMBERS
TYPICAL CLEAR VISION AREA



UNPLATTED

POINT OF BEGINNING:

SW CORNER OF SE1/4 SE1/4 SEC. 23
T.1N.,R.27E.,P.M.M. SAID POINT BEING
S.88°15'00"E. 1324.80' FROM S.1/4
CORNER SECTION 23, T.1N.,R.27E. P.M.M.
REBAR & CAP SET

CONVENTINE STREET
N 88°15'00" W 1324.80'
TO SECTION CORNER

BRASS CAP FOUND

BLOCK 1
PAT DAHL SUBD.

ENFIELD ST.

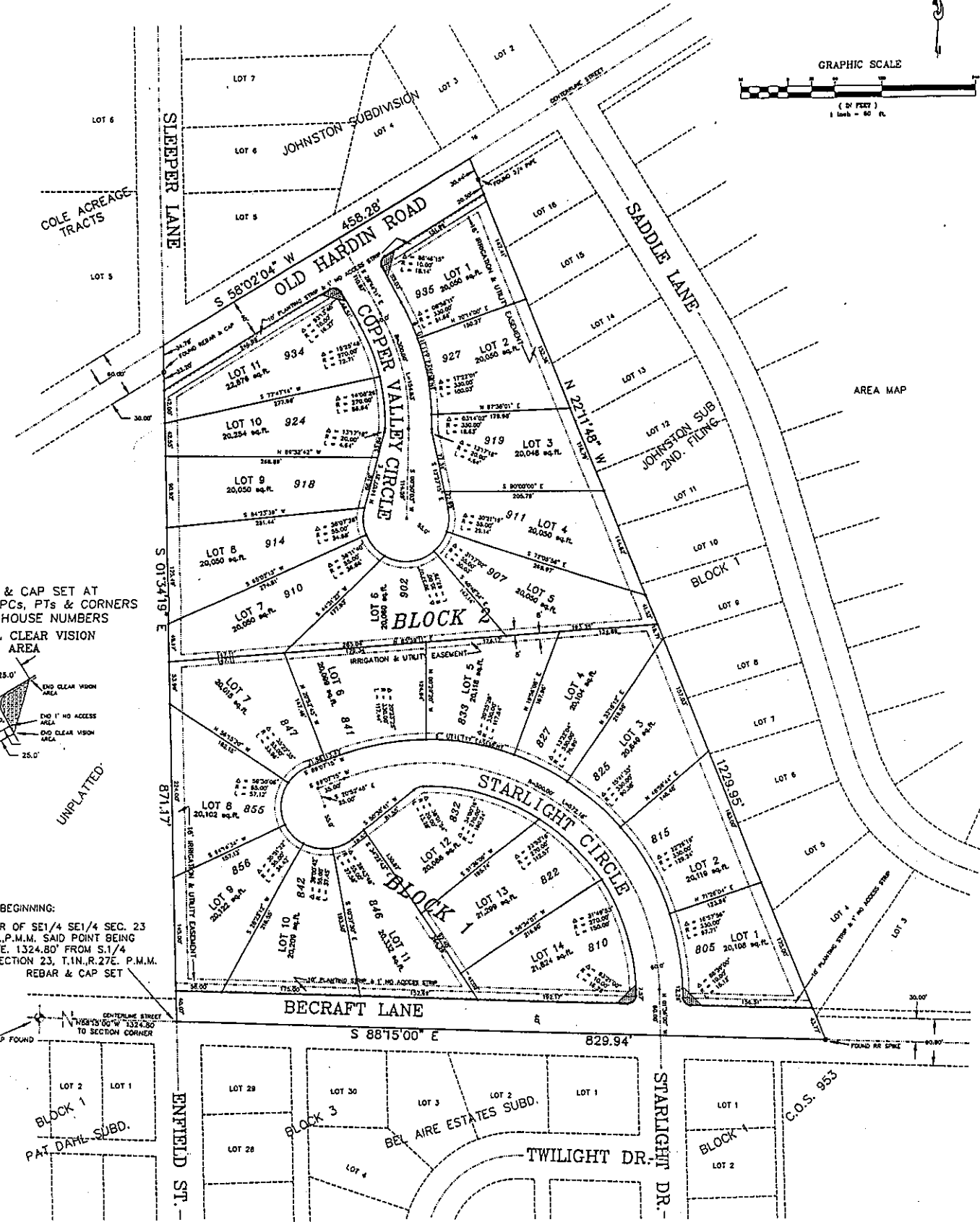
BLOCK 3

BEL AIRE ESTATES SUBD.

TWILIGHT DR.

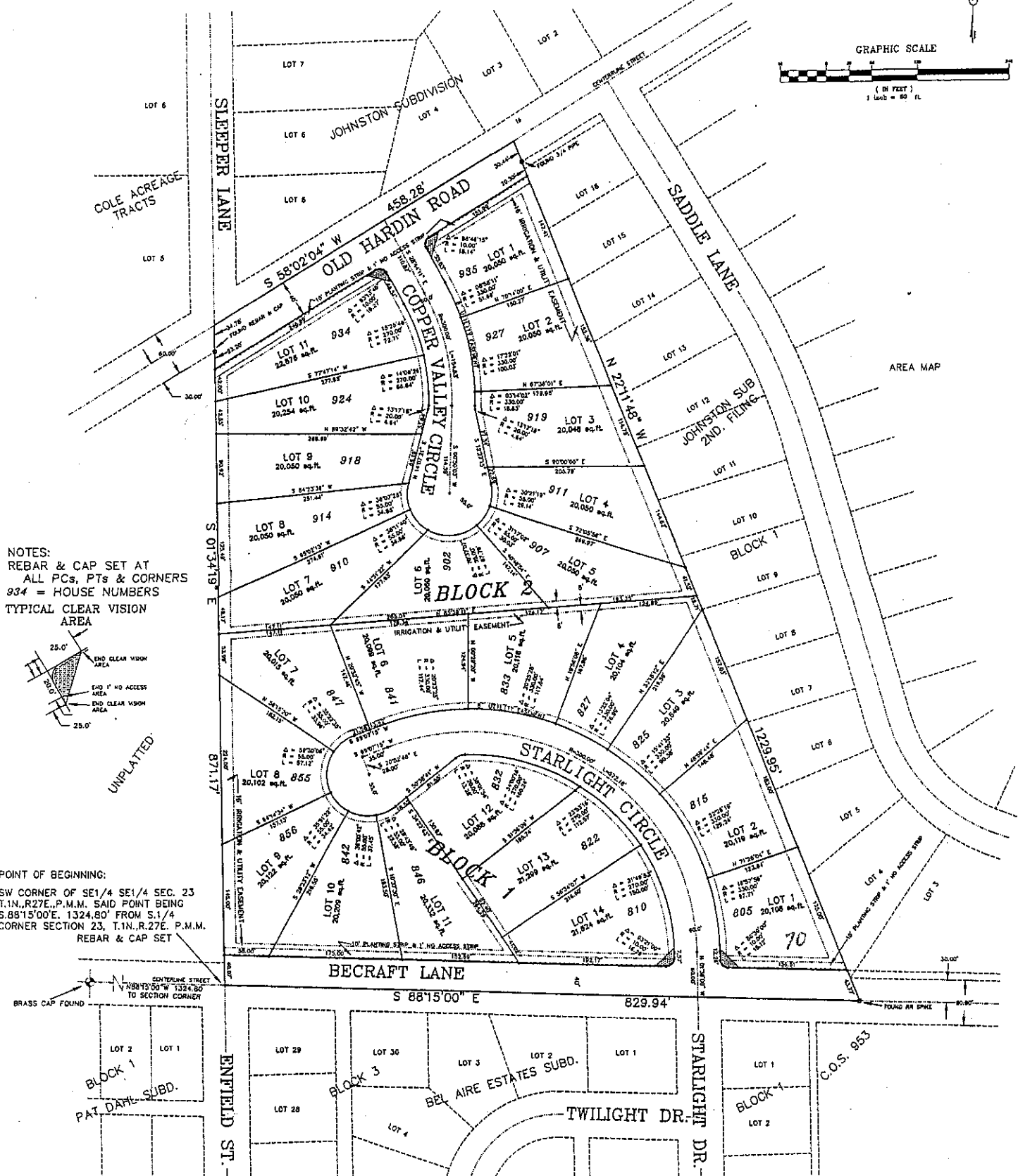
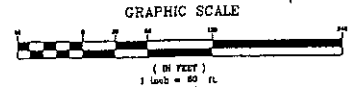
BLOCK 1

C.O.S. 953

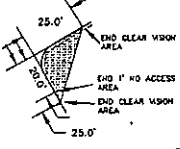


PLAT OF
COPPER VALLEY ESTATES SUBDIVISION
 LOCATED IN SE1/4 SE 1/4 SECTION 19 T.1N.,R.27E., P.M.M.
 YELLOWSTONE COUNTY, MONTANA

FOR: JAMES D BENNETT & WILLIE M DOWDLE OCTOBER 1995 BY: HARLAN M. LUND R.L.S.
 SCALE 1" = 60'
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POINT OF BEGINNING:
 SW CORNER OF SE1/4 SEC. 23
 T.1N.,R.27E.,P.M.M. SAID POINT BEING
 S.88°15'00"E. 1324.80' FROM S.1/4
 CORNER SECTION 23, T.1N.,R.27E. P.M.M.
 REBAR & CAP SET

