

**YELLOWSTONE COUNTY BOARD OF COUNTY COMMISSIONERS**

Resolution No. 24-39

**Resolution to Expand Yellowstone County Rural Special Improvement District No. 709M  
(Clarks Fork River Ranch Subdivision)**

WHEREAS, pursuant to Section 7-12-2161(4) of the Montana Code Annotated, a board of county commissioners can expand a rural special improvement once a year. The Montana Code Annotated does not specify the procedure a board should use to expand a district. When a property owner has not requested inclusion in a district, to ensure the property owner as an opportunity to explain to the board why the property should not be included in the district, a board should provide the property owner with notice of the board's intent to include the property in the district and an opportunity to explain to the board why the property should not be included in the district. The board should pass a resolution of intent to expand the district, set a public hearing on the resolution, provide notice of the public hearing to the owner of the property to be included in the district, hold a public hearing, receive comments on the inclusion of the property in the district and pass a resolution.

WHEREAS, the Yellowstone County Board of County Commissioners created Yellowstone County Rural Special Improvement District No. 709M to maintain roads in Clarks Fork River Ranch Subdivision.

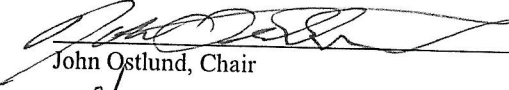
WHEREAS, on February 13, 2024, the Yellowstone County Board of County Commissioners passed a resolution of intent to expand Yellowstone County Rural Special Improvement District No. 709M to maintain roads in Clarks Fork River Ranch Subdivision and set a public hearing on the expansion of the District for March 19, 2024. On February 16, 2024, the Yellowstone County Clerk and Recorder mailed notice of the hearing to all property owners in the proposed expansion of the District. On February 16, 2024 and February 23, 2024, the Yellowstone County Clerk and Recorder published notice of the public hearing in the *Yellowstone County News*. On March 19, 2024, the Board held a public hearing on the expansion of the District. The Board heard comments on the expansion of the District and considered protests as to the expansion of the District. The Board did not receive enough protests to prevent the expansion of the District.   1   out of 21 property owners protested the expansion of the District. The Board believes the expansion of the District is in the best interest of the public.


NOW THEREFORE, BE IT RESOLVED,

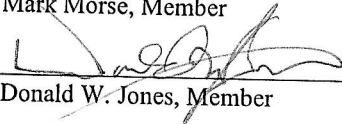
The Yellowstone County Board of County Commissioners expands Yellowstone County Rural Special Improvement District 709M to maintain roads in Clarks Fork River Ranch Subdivision. Attached as Exhibit A is a map showing the current boundary and the proposed expanded boundary. Attached as Exhibit B is a listing of current property owners and proposed property owners to be added to the District. The assessment for the District will appear on the property owners' 2024 tax statements.

Passed and Adopted on the 19<sup>th</sup> day of March 2024.

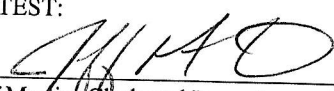
BOARD OF COUNTY COMMISSIONERS, YELLOWSTONE COUNTY, MONTANA

  
John Ostlund, Chair

  
Mark Morse, Member

  
Donald W. Jones, Member

ATTEST:

  
Jeff Martin, Clerk and Recorder

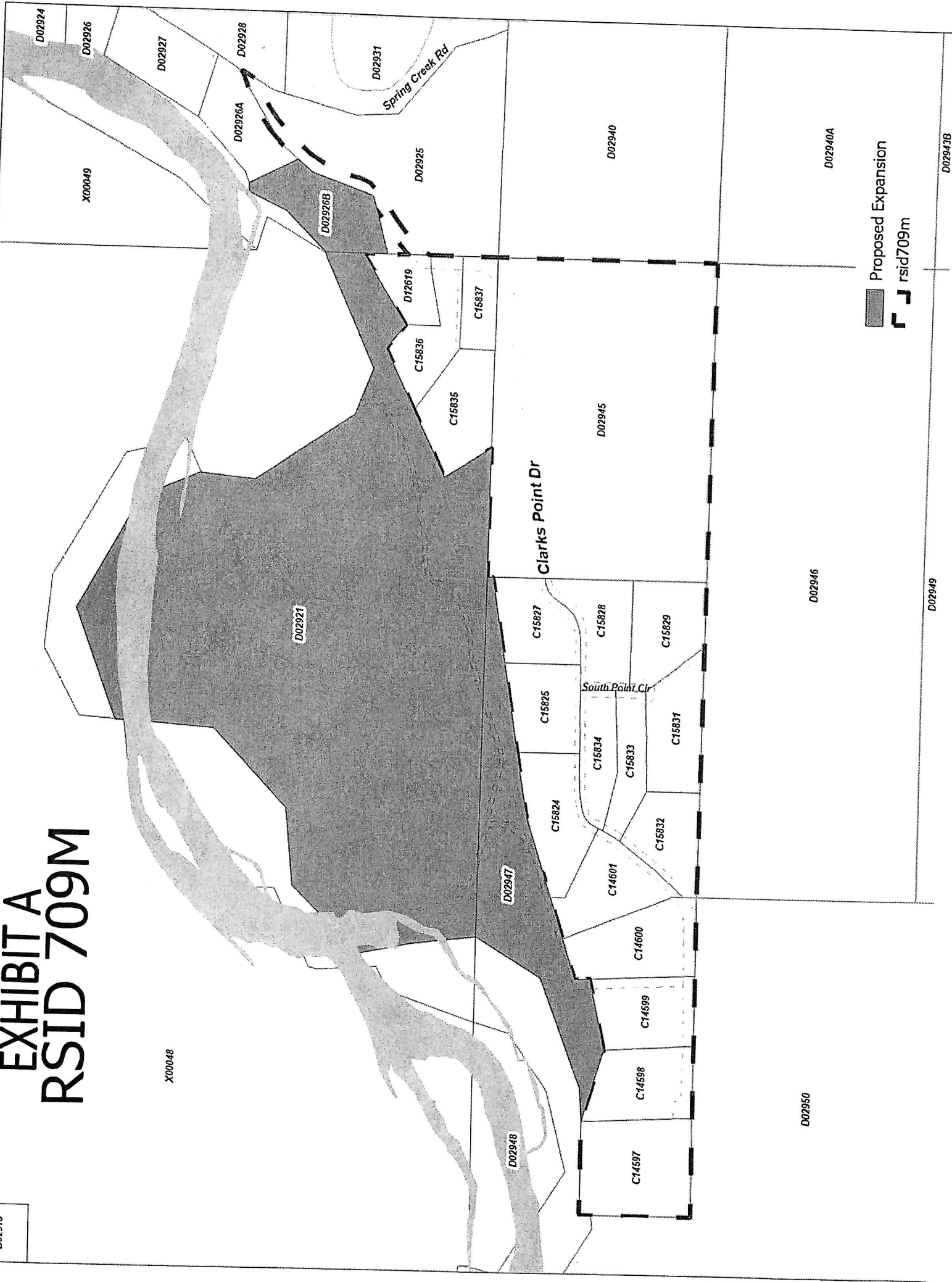
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Resolution to Expand Yellowstone County Rural Special Improvement District No. 709M

1 of 1

D02915

# EXHIBIT A RSID 709M



Proposed Expansion  
rsid709m

**EXHIBIT B**  
**709M CLARKS FORK RIVER RANCH SUBDIVISION - PROPERTY LISTING**  
**FOR 2024 EXPANSION**


Tax ID	Owner_Name	FullAddr	MailAddr1	City	ST	Zip	Legal Description
1	C14597 MCFARLAND, ROBERT S & BONNIE J	2345 CLARKS POINT DR	2345 CLARKS POINT DR	LAUREL	MT	59044-8863	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 1, 6.005 AC (04)
2	C14598 WERNER, GLENN L & HAYNES A	2365 CLARKS POINT DR	2365 CLARKS POINT DR	LAUREL	MT	59044-8863	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 2, 3.923 AC (04)
3	C14599 SCOTT, LYNETTE	2389 CLARKS POINT DR	2389 CLARKS POINT DR	LAUREL	MT	59044-8863	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 3, 3.889 AC (04)
4	C14600 GODWIN JR, DAVID J & AMY L	2425 CLARKS POINT DR	2425 CLARKS POINT DR	LAUREL	MT	59044-8513	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 3, 3.889 AC (04)
5	C14601 JOHN H DELVO & TERESA K DELVO REVOCABLE L	2475 CLARKS POINT DR	2475 CLARKS POINT DR	LAUREL	MT	59044-8513	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 4A, AMD (12)
6	C15824 FUHRMAN, TRENT L & VITA E	2525 CLARKS POINT DR	2525 CLARKS POINT DR	LAUREL	MT	59044-8891	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 4A, AMD (12)
7	C15825 FISCHER, DWIGHT & DONNA	2601 CLARKS POINT DR	2601 CLARKS POINT DR	LAUREL	MT	59044-8891	CLARKS FORK RIVER RANCH SUB, S26, T02 S, R24 E, BLOCK 1, Lot 5A, AMD (12)
8	C15828 WRIGHT, JASON B & KIMBERLY S	2620 CLARKS POINT DR	2620 CLARKS POINT DR	LAUREL	MT	59044-8510	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 7A1, & 9A1 AMD **COMBO** (23)
9	C15829 PETERSON, BRYAN DOUGLAS & LANA KRISTINE	SOUTH POINT CIR	214 7TH AVE	LAUREL	MT	59044-2621	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 10, 3.629 AC (08)
10	C15831 DAN TIC, AARON B & LINDSEY M	SOUTH POINT CIR	2320 ZOO DR STE D	LAUREL	MT	59044-2621	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 11A, AMD (11)
11	C15832 FLAMING, GARTH & LISA	2460 CLARKS POINT DR	2460 CLARKS POINT DR	BILLINGS	MT	59101-6231	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 13A, AMD (11)
12	C15833 BROADSWORD GROUP LLC		1530 OKLAHOMA STAR TRL W	LAUREL	MT	59044-8513	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 14, 3.257 AC (08)
13	C15834 BROADSWORD GROUP LLC		1530 OKLAHOMA STAR TRL W	BILLINGS	MT	59105-5501	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 15, 2.392 AC (08)
14	C15835 PARRA, RENEE		1530 OKLAHOMA STAR TRL W	BILLINGS	MT	59105-5501	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 15, 2.392 AC (08)
15	C15836 STEEL, RONALD J & NADINE A	2907 CLARKS POINT DR	2907 CLARKS POINT DR	LAUREL	MT	59044-8518	CLARKS FORK RIVER RANCH 2ND (08), S26, T02 S, R24 E, Lot 16, 2.575 AC (08)
16	C15837 HARRINGTON, TYLER	2911 CLARKS POINT DR	2911 CLARKS POINT DR	LAUREL	MT	59044-8518	CLARKS FORK RIVER RANCH 2ND (08), S23, T02 S, R24 E, Lot 17, 3.962 AC (08)
17	D02945 SLATER, CLIFFORD B &	2903 CLARKS POINT DR	2903 CLARKS POINT DR	LAUREL	MT	59044-8518	CLARKS FORK RIVER RANCH 2ND (08), S23, T02 S, R24 E, Lot 18, 3.223 AC (08)
18	D12619 SLATER FAMILY TRUST	1938 SPRING CREEK RD	2879 CLARKS POINT DR	LAUREL	MT	59044-8516	S26, T02 S, R24 E, NENE
	<b>Parcels to include in expansion:</b>		1938 SPRING CREEK RD	LAUREL	MT	59044-8857	S23, T02 S, R24 E, C.O.S. 3061, PARCEL 1, (02)
19	D02921 AL RENNER REVOCABLE TRUST	2405 CLARKS POINT DR	4711 SECRET VALLEY DR	BILLINGS	MT	59101-9382	S23, T02 S, R24 E, LITS 6.11 & 12 (LESS COS 3061 & CLARKS FORK RIVER RANCH SUB 2ND 91.355 AC (08)
20	D02926B HERRON, KIEGAN	1920 SPRING CREEK RD	1920 SPRING CREEK RD	LAUREL	MT	59044-8857	S24, T02 S, R24 E, C.O.S. 739, PARCEL B4B, AM (22)
21	D02947 AL RENNER REVOCABLE TRUST		4711 SECRET VALLEY DR	BILLINGS	MT	59101-9382	S26, T02 S, R24 E, LT 1 & NWINE LESS CLARKS FORK RIVER RANCH SUB 1ST & 2ND) 12.436 AC (08)

**Affidavit of Publication and Mailing of Notice of Hearing  
On Proposed Expansion of Yellowstone County Rural Special Improvement District No 709M  
(Clarks Fork River Ranch Subdivision)**

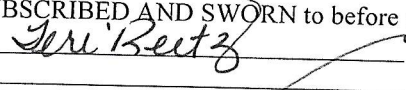
STATE OF MONTANA )  
  : ss.  
County of Yellowstone )

Jeff Martin, being first duly sworn, deposes and says:

I am the Yellowstone County Clerk and Recorder. I am the Secretary for the Yellowstone County Board of County Commissioners. On February 13, 2024, the Board passed a resolution of intent to expand Yellowstone County Rural Special Improvement District No. 709M that maintains the roads in Clarks Fork River Ranch Subdivision. It set a public hearing on the proposed expansion of the District for March 19, 2024 and ordered me to publish notice of the public hearing, mail notice of the public hearing to all property owners within the proposed expansion of the District, receive written comments and protests on the expansion and provide the comments and protests to the Board before the hearing. In compliance with the order, on February 16, 2024 and February 23, 2024, I published notice of the public hearing in the *Yellowstone County News*. Attached is a copy of the notice published in the *Yellowstone County News*. On February 16, 2024, I mailed notice of the public hearing to all the property owners within the proposed expansion of the District. Attached is the list of property owners I sent the notice to and the notice I sent. I received 0 comments and 1 protests on the expansion of the District. I provided the comments and protests to the Board prior to the hearing.

  
\_\_\_\_\_  
Jeff Martin  
Yellowstone County Clerk and Recorder

SUBSCRIBED AND SWORN to before me this 19<sup>th</sup> day of March 2024.

  
\_\_\_\_\_  
Notary Public for the State of Montana  
Residing at Billings, Montana.  
My commission expires \_\_\_\_\_

(Notarial Seal)

