

YELLOWSTONE COUNTY BOARD OF COUNTY COMMISSIONERS

Resolution No. 22-74

**Resolution to Create Yellowstone County Rural Special Improvement District No. 881M
To Maintain Dry Hydrant in Ends of the Earth Subdivision**

WHEREAS, pursuant to Sections 7-12-2101 through 7-12-2113 of the Montana Code Annotated, a board of county commissioners has the authority to create a rural special improvement district to construct and maintain a public improvement. When all the owners of the land in the proposed district do not consent to the creation of the district, a board should pass a resolution of intent, set a public hearing, provide notice of the public hearing, receive protests, hold a public hearing, consider protests and pass a resolution that either creates or does not create the district. When all the owners of the land in the proposed district consent to the creation of a district, the board does not have to hold a public hearing or pass a resolution of intent. The board can create the district with a resolution without a hearing.

WHEREAS, the Yellowstone County Board of County Commissioners received a petition from Ryan and Megan Erickson to create a rural special improvement district to maintain the dry hydrant installed in Ends of the Earth Subdivision. See Exhibits A-F attached. As a condition of subdivision approval, the Board required it to install a dry hydrant and create a district to maintain the dry hydrant. The Ericksons own all properties within the proposed district and has consented to the creation of the district. Because they have consented to the creation of the district, the Board does not have to hold a hearing to create the district. The Board only has to pass a resolution to create the District.

District Summary

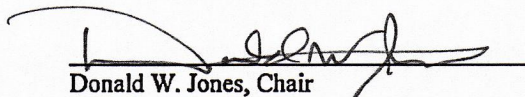
District Name:	Yellowstone County Rural Special Improvement District No. 881M
District Location:	Ends of the Earth Subdivision. See Exhibit A
District Parcels:	5 parcels – Ends of the Earth Subdivision. See Exhibit B.
District Activities:	Maintain Dry Hydrant in Subdivision
District Costs:	\$125 Estimated Cost per year, Subject to Change. See Exhibit C
District Assessment Method:	Per Parcel. See Exhibit D
District Assessment:	\$25 Annual Assessment Per Parcel Subject to Change
District Duration:	Indefinite
District Engineer:	Michael Black, Yellowstone County Public Works Department


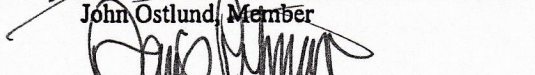
NOW THEREFORE, BE IT RESOLVED,


The Yellowstone County Board of County Commissioners creates Yellowstone County Rural Special Improvement District No. 881M to maintain the dry hydrant in Ends of the Earth Subdivision. The specifics of the District are contained in the petition. The Board’s assessment for the District will appear on the property owners 2023 tax statement.

Passed and Adopted on the 6th day of September 2022.

BOARD OF COUNTY COMMISSIONERS, YELLOWSTONE COUNTY, MONTANA


Donald W. Jones, Chair


John Ostlund, Member

Denis Pitman, Member

ATTEST:

Jeff Martin, Clerk and Recorder

RSID PETITION ROUTING SHEET

RSID NAME OR AREA: ENDS OF THE EARTH SUB

PUBLIC WORKS

DATE RECEIVED: 8/25/2022

DATE SENT: 8/30/2022

REVIEWED BY: DS/MB

COMMENTS: APPEARS SUFFICIENT

GIS DEPARTMENT

DATE RECEIVED: 8-30

DATE SENT: 8-30

REVIEWED BY: Mike Powell

COMMENTS: Other than the fact that I would use the updated plat for Exhibit A (things have changed), it appears sufficient

COUNTY ATTORNEY

DATE RECEIVED: _____

DATE SENT: _____

REVIEWED BY: _____

COMMENTS: See attachm note

FINANCE

DATE RECEIVED: _____

DATE SENT: _____

REVIEWED BY: _____

COMMENTS: _____

CLERK & RECORDER

DATE RECEIVED: 8/29

DATE SENT: 8/30

REVIEWED BY: _____

COMMENTS: APPEARS SUFFICIENT

BOARD CLERK

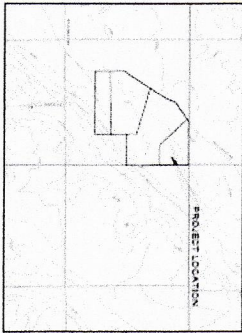
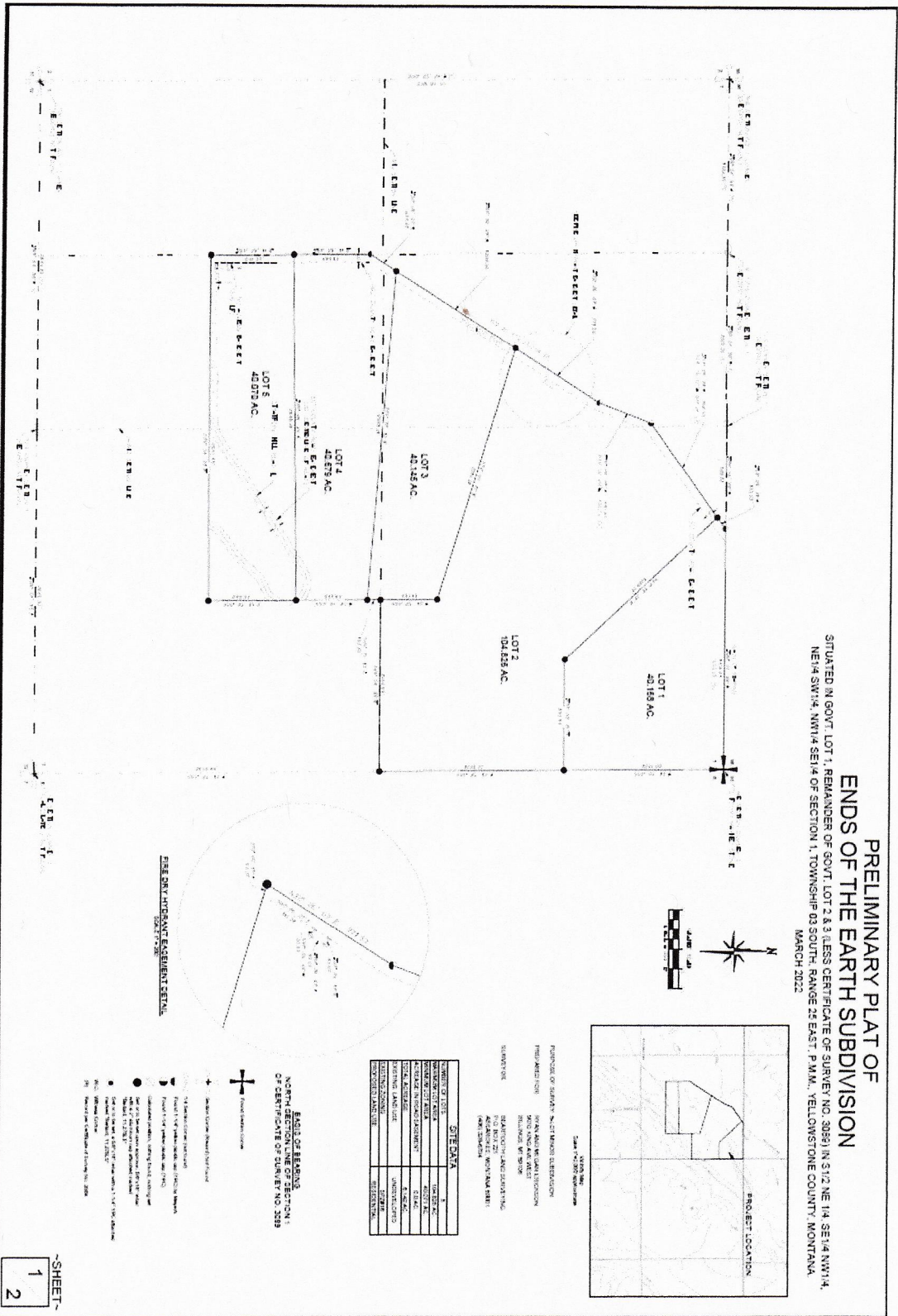
DATE RETURNED: _____

On August 30, 2022, Mark English, a Deputy Yellowstone County Attorney assigned to the Civil Division, reviewed a petition to create a rural special improvement district. Ryan and Megan Erickson submitted a petition to create a district to maintain the dry hydrant to be installed with Ends of the Earth Subdivision. The petition indicates what public improvement will be maintained, a dry hydrant; the land that will pay for the maintenance of the public improvement, the lots in Ends of the Earth Subdivision; the annual cost of the maintenance, \$125.00; how the costs will be assessed against the lots, per lot; the duration of the district, perpetual; and all the landowners have consented to the creation of the district, the Ericksons. Because all the landowners have consented to the creation of the district, the County does not have to hold a public hearing on the creation of the district. The petition appears legally sufficient.

EXHIBIT A

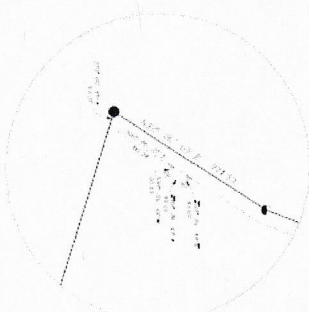
**PRELIMINARY PLAT OF
ENDS OF THE EARTH SUBDIVISION**

SITUATED IN GOV'T. LOT 1, REMAINDER OF GOV'T. LOT 2 & 3 (LESS CERTIFICATE OF SURVEY NO. 3089) IN 312 NE 14 SE 1/4 NW 14,
NE 1/4 SW 14, NW 1/4 SE 1/4 OF SECTION 1, TOWNSHIP 03 SOUTH, RANGE 28 EAST, P.M.M., YELLOWSTONE COUNTY, MONTANA.
MARCH 2022



PROPERTY OF SURVYOR - NOT FINISHED EXAMINATION
 THIS INSTRUMENT IS NOT VALID UNTIL THE SURVEYOR HAS REVIEWED THE RECORDS OF THE SURVEYOR'S OFFICE AND DETERMINED THAT THE SURVEYOR IS NOT AFFECTED BY ANY OF THE PROVISIONS OF THE MONTANA SURVEYORS' ACT.

SITE DATA	
NUMBER OF LOTS	6
TOTAL ACRES	242.037
ACRES PER LOT	40.3395
SECTION NUMBER	1
TOWNSHIP	03 SOUTH
RANGE	28 EAST
COUNTY	YELLOWSTONE
STATE	MONTANA
DATE OF SURVEY	MARCH 2022



NOTICE OF RECORDING
 THIS INSTRUMENT IS SUBJECT TO THE RECORDING ACT OF THE STATE OF MONTANA. THE SURVEYOR'S OFFICE IS NOT RESPONSIBLE FOR THE CONTENTS OF THIS INSTRUMENT OR THE ACCURACY OF THE INFORMATION CONTAINED HEREIN.

EXHIBIT C

ESTIMATED ANNUAL MAINTENANCE COST

FALL MAINTENANCE:

Activity	Estimated Cost
	\$
	\$

WINTER MAINTENANCE:

Activity	Estimated Cost
	\$
	\$

SPRING MAINTENANCE:

Activity	Estimated Cost
	\$
	\$

SUMMER MAINTENANCE:

Activity	Estimated Cost
Dry Hydrant Maintenance	\$125.00 (\$25/lot)
	\$

TOTAL ESTIMATED ANNUAL MAINTENANCE COST: \$125.00

EXHIBIT D

METHOD OF ASSESSMENT

CHOOSE A METHOD OF ASSESSMENT:

Square Footage

Equal Amount
\$25 per lot, per year. Total from subdivision: \$125/year.

Front Footage

Other (Describe)

EXHIBIT E

PROPOSED RURAL SPECIAL IMPROVEMENT DISTRICT
RECOMMENDATIONS FOR AD HOC COMMITTEE

NAME

TELEPHONE NUMBER

1. Ryan Erickson (Chairman)

(406) 860-2200

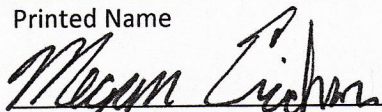
Printed Name



Signature

2. Megan Erickson

Printed Name



Signature

3.

Printed Name

Signature

4.

Printed Name

Signature

5.


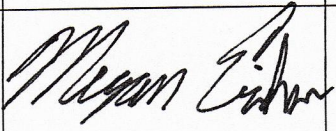
Printed Name

Signature

EXHIBIT F

CONSENT OF PROPERTY OWNERS IN PROPOSED RURAL SPECIAL IMPROVEMENT DISTRICT

WE, THE UNDERSIGNED property owners, hereby provide the following information for consideration in the possible creation of an RID. It is our understanding that if support exists for the RSID, information will be provided to the County and a public hearing scheduled regarding the creation of this district. Following the public hearing, the County Commissioners shall take action on whether or not to create the district. Should the County Commissioners create the district, WE, as property owners, understand that we shall bear the costs of the district as formally approved by the County Commissioners.

PROPERTY LEGAL DESCRIPTION	OWNER (PRINTED NAME)	OWNERS'S SIGNATURE	IN FAVOR	OPPOSED
T 3S, R 25E, Section 1, Lots 1-5 Ends of the Earth Subdivision	Ryan Erickson		X	
T 3S, R 25E, Section 1, Lots 1-5 Ends of the Earth Subdivision	Megan Erickson		X	