

Missoula Board of County Commissioners

PUBLIC MEETING MINUTES COVER SHEET



THURSDAY, OCTOBER 23, 2025 – 2 PM

Hybrid meeting – Missoula County Courthouse Annex Sophie Moiese
Room/Microsoft Teams

[Click here to view the meeting recording.](#)

Time stamps (in green) correspond to meeting recording above. Please click to
the time stamps listed to view a particular item in the meeting.

ATTENDANCE:

Commissioners Present:

Chair Juanita Vero

Commissioner Josh Slotnick

Staff Present:

Cheryl Hartman, Administrative Assistant, Commissioners' Office

John Hart, Civil County Attorney, County Attorneys' Office

Katy Reeder, Planner, Planning, Development, and Sustainability

Kevin Heisler, Combination Inspector, Public Works

Kevin Dantic, Planner, Planning, Development, and Sustainability

Andrew Hagemeier, Director, Community and Economic Development

Samuel Scott, Assistant Recording Director, Clerk and Recorders' Office

Flanna McLarty, Development Specialist, Community and Economic Development

Mike Tester, Manager, Surveyor's Office

Christina Dewar, Administrative Assistant, Commissioners' Office

Annie Cathey, Lead Administrative Assistant, Commissioners' Office

Tim Worley, Senior Planner, Planning, Development, and Sustainability

Carey Powers, Communications Coordinator, Communications

Chris Lounsbury, Chief Administrative Officer, Missoula County

Patrick Swart, Planner, Planning, Development, and Sustainability

Patricia Spotted Wolf, Administrative Support Specialist, Commissioners' Office

Tenzin Lhaze, Communications Engagement Coordinator, Communications

Mattie Scott, Administrative Assistant, Commissioners' Office/Facilities

Andrew Hagemeier, Director, Community and Economic Development

Allison Franz, Manager, Communications

1. **CALL TO ORDER** *[Time stamp – 0:02]*
2. **PLEDGE OF ALLEGIANCE** *[Time stamp – 0:20]*

3. LAND ACKNOWLEDGEMENT [Time stamp – 1:30]

Missoula County acknowledges that this event takes place in the aboriginal territories of the Salish and Kalispel people.

4. PUBLIC ANNOUNCEMENTS [Time stamp – 1:34]

- a. Closed Captioning

5. PUBLIC COMMENT ON ITEMS NOT ON THE AGENDA [Time stamp – 1:47]

6. CURRENT CLAIMS LIST [Time stamp – 05:16]

Claims received as of September 25, 2025 to October 15, 2025 by the Commissioners' Office total \$4,900,165.39.

7. HEARINGS

a. Petition to Abandon a Portion of Clar Ave. [Time stamp – 05:36]

Samuel Scott, Assistant Recording Director, Clerk and Records' Office

Commissioner Slotnick made the motion that the Board of County Commissioners of Missoula County hereby approve the resolution to abandon a portion of Clar Ave as described and presented by staff.

Commissioner Vero seconded.

[Motion Passed 2-0.]

[Resolution 2025-098 Book:1121 Page:145]

b. McAlister Family Transfer [Time stamp – 8:50]

Kevin Dantic, Planner, Planning, Development, and Sustainability

Commissioner Slotnick made the motion that the Missoula Board of County Commissioners approve the request by James and Laurie McAlister to utilize the aggregation exemption and also utilize the family exemption as presented in the aggregation and family exemption report and presented by staff.

Commissioner Vero seconded.

[Motion Passed 2-0.]

[Letter 2025-181 was sent to Montana NW Company in c/o Lynne Edens]

c. Hertz Family Transfer [Time stamp – 18:15]

Katy Reeder, Planner, Planning, Development, and Sustainability

Commissioner Slotnick made the motion that the Missoula Board of County Commissioners approve the request by Adam and Brittnei Hertz to utilize the family transfer exemption to create and transfer a 1.07-acre tract to their three minor daughters, Adalia, Giada, and Ariana Hertz on property legally described and presented in the exemption application and affidavit.

Commissioner Vero seconded.

[Motion Passed 2-0.]

[Letter 2025-180 was sent to Adam and Brittini Hertz.]

d. **RSID 8499 El Toro Lane** [Time stamp – 23:44]

John Hart, Civil County Attorney

Commissioner Slotnick made the motion that the Missoula Board of County Commissioners approve and adopt the resolution to create the Rural Special Improvement District No. 8499 to improve El Toro Lane.

Commissioner Vero seconded.

[Motion Passed 2-0.]

[Resolution 2025-095 Book:1120 Page:1095]

e. **Creation of Missoula Jurisdictional Advisory Committee** [Time stamp – 49:03]

Andrew Hagemeyer, Community and Economic Development

Commissioner Slotnick made the motion that the Missoula Board of County Commissioners approve the creation of the Missoula Jurisdictional Advisory Committee according to MCA 7-125-4282 as amended and described and presented by staff.

Commissioner Vero seconded.

[Motion Passed 2-0.]

[Resolution 2025-097 Book:1120 Page:1096]

8. **OTHER BUSINESS** [Time stamp – 1:13:31]

[None]

9. **ADJOURN**

Chair Vero – Called the meeting to adjourn at 3:13 p.m.

BCC Public Meeting October 23, 2025 – Transcription

This transcription was produced by transcription software. There may be discrepancies between this transcription and meeting dialogue. You can view the recording of the meeting on the county's YouTube channel: <https://www.youtube.com/c/missoulacounty> or contact the commissioners' office to obtain a copy.

Dialogue in the transcription attributed to "Sophie Moiese Room" is for all speakers that attended the meeting in person. Attendees that participated virtually are labeled individually.

0:02

John, I pledge allegiance to the flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

0:20

And Missoula County acknowledges that this event takes place in the Aboriginal territories of the Salish and Clees, the people.

0:28

And also, we didn't have a public meeting last week, but that would have been last Thursday would have been exactly 134 years since Sophie Moise, for which this room is named after she was 27 years old when she was forced to leave the Bitterroot and March up to our Leaf.

0:47

So yeah, October 14th, it was a a three day journey.

0:53

So it would have ended on Thursday.

0:58

Public announcements.

1:05

Hello everyone, if you're joining us for this meeting virtually today, instructions for turning on closed captioning or on your screen?

1:14

Yep, we haven't done this for a minute.

1:16

If you're joining us in person, we'll have closed captioning on all the screens here in the Sophie Louise room.

1:22

Just a reminder, there'll be multiple chances during the meeting for public comment.

1:26

During those times, if you like to speak, we ask that you use the Raise Hand feature.

1:30

If you're on Microsoft Teams and of course, in the room, raise your hand.

1:34

And if you're calling in on the phone, you'll need to hit *5 to raise your hand.

1:37

Then once called upon, you'll need to hit *6 to unmute.

1:42

If you have any questions during the meeting, please come and find me.

1:44

Thank you.

1:45

Thanks, Cheryl.

1:47

Is there any public comment on items not on the agenda?

1:51

Travis.

1:54

Hi there, Travis Matir, 25 year resident.

1:58

So today I'm going to express some of my frustrations about information and how I have a request in because I'd like to get some information like the autopsy and toxicology reports of my dead Co worker who was determined by the coroner that she died from an accident.

2:15

You know, I can't really determine one way or the other if that is the the accurate determination.

2:20

I'm not a scientist.

2:21

I'm just a citizen journalist who washes dishes professionally.

2:25

But today I talked to Bob.

2:27

OK, Bob lives in Boston and Bob has some questions about a serial killer just like I have questions about a serial killer.

2:33

Kevin Leno in 2014 fled Missoula after murdering someone.

2:37

I provided timely information in the hopes that he would be caught.

2:41

When he was not caught in Missoula, he fled with other individuals.

2:44

Monte Swanson was one of those people.

2:45

Monte Swanson has never been found.

2:47

He's presumed dead.

2:48

So Bob is in Boston and Bob is going to be looking at Kevin Leno.

2:52

The fact he caught 2 new indictments and one of those indictments is from a lethal hotshot.

2:57

That's a lethal amount of heroin that Kevin Leno is accused of giving someone, leading to death.

3:04

Hotshots are something I am interested in because I think that is a type of death that's been happening in Missoula among the marginalized population.

3:11

I once helped as a homeless outreach coordinator and a staff member of the PA from 2008 to 2016, and in that capacity I've come across a lot of dangerous individuals, and I continue bringing attention to dangerous individuals that are not being held accountable.

3:24

Now, I get that there might be some reluctance to acknowledge we might have a serial killer.

3:30

You know, Delphine Farmer is someone who was murdered and there's never been a suspect arrested in her case.

3:35

We've never found.

3:36

Let's see, Jermaine Charlo, I have questions about so many other cases, but I'm going to talk to Bob hopefully next week and record a little segment that maybe people in Boston will watch.

3:48

Bob later today is going to be talking to a criminologist.

3:50

Isn't that cool?

3:51

That's so neat.

3:52

I have serious questions.

3:53

And I think back in the day we had a County Attorney that liked to hide behind criminal justice information.

4:00

That is currently what's happening with my request for the accidental drowning death of my Co worker, which doesn't make sense to me because it's an accident.

4:07

So I should be getting criminal justice information as requested.

4:09

I'll keep requesting and I'll keep talking and I'll keep bringing attention to the things that I think we need to focus on as a community.

4:16

As a former member of law enforcement over in City Council on Wednesday decided to try and make a cut to the program that I used to be the rock star of.

4:24

So I'm going to continue doing what I do, bringing attention to things.

4:27

And I thank you for your time and attention.

4:29

And I apologize for my lack of Legos today.

4:31

When I have Legos, I'm so much more entertaining.

4:34

Thank you.

4:35

Thanks, Travis.

4:46

Any more for public comment on items not on the agenda?

4:51

This microphone is weird.

4:53

The audience is anyone getting?

4:56

Thank you.

4:57

I turned it down.

4:59

OK.

4:59

Thank you.

5:00

That's better.

5:01

Yeah, but thank you.

5:02

It was echoing in my head.

5:05

OK, we have two for five public hearings today.

5:10

Oh, excuse me.

5:14

That's an alarm.

5:16

Current claims list as of September 25th, 2025 to October 15th, 2025, by the Commissioner's Office.

5:23

Totals 4,900,000 a \$165.39.

5:29

You can all see all this on the Missoula County website and dive deeper if you want to.

5:36

OK, our first hearing is with I believe Sam Scott out there.

5:40

Is Sam petition to abandon a portion of Clark Ave.

5:48

Good afternoon commissioners.

5:49

This is our second slash third hearing and again Sam Scott that's a clerk and recorder second slash third hearing on a petition to abandon a portion of Clara Ave.

6:00

adjacent to lots 1 and 10 of Burns Edition.

6:04

Before we hear from Mike with the road viewers report, I just want to say thank you to the land owners particularly for navigating the adventurous path to get this petition to its hopefully final hearing today.

6:15

We have resolved the jurisdictional issues.

6:19

The city officially D annexed Monday evening.

6:22

So it is back under your your purview.

6:25

So we can move forward with this hearing and wrap this up today.

6:29

So thank you.

6:35

Good afternoon.

6:37

Is that on?

6:37

Yeah, it is Mike Tester with the surveyor's office.

6:41

I've got the investigation report.

6:43

It's for the 30 foot wide right of way adjacent lane North.

6:47

12 Lots 1 and 10 Burns Addition subdivision in Missoula, Mt located in the southeast 1/4 section, 32113 N range 19 W Principal, Meridian, Montana.

6:58

Date of the investigation was Tuesday October 7th, 2025.

7:03

Rd.

7:03

Investigators.

7:04

Josh Slotnick, Commissioner, myself, Mike Tester, land survey manager, met on site at approximately 115.

7:11

Kirk Mace, the owner of lots two through 10 Burns Addition, was also present.

7:16

There was a investigation and a brief discussion.

7:19

There is no physical Rd.

7:20

currently built within the right of way.

7:22

The road investigators recommend abandonment of the public road right of way as described in the petition.

7:31

Thank you Mike, do you have anything to add?

7:35

It was a good visit.

7:36

Mike did a great job of explaining.

7:38

Mr.

7:39

Mace was on site, did a good job of explaining.

7:41

It seemed fairly clear cut to me.

7:43

That space is super narrow, there's no Rd.

7:46

there.

7:46

Property owner's home is adjacent to what would be a road if there was a road small enough to fit.

7:53

So it seemed fairly clear cut to me.

7:55

Is there anyone else who'd like to speak to this?

8:01

OK.

8:05

Do you have a motion?

8:07

Do we have motion language just in the IT would just be it was on the Sorry, can I get there?

8:21

I would move to request the board to approve to approve the petition to abandon a portion of Clark Ave.

8:28

located in Section 30 Township 13 N range 19 W lying lots lying along lots 1 and 10 of Burns Addition.

8:39

Second, any further discussion All in favor.

8:43

Aye.

8:46

Thanks Sam and thanks Mike.

8:48

Thank you.

8:50

Now we have McAllister family transfer.

8:56

I believe Kevin Dantic is presenting.

8:59

Yes, thank you.

9:00

I'm like looking for you out there and like right here.

9:20

Good afternoon, commissioners.

9:22

For the record, my name is Kevin Dantic, a planner with Missoula County Department of Planning, Development and Sustainability.

9:28

Today, I'll be presenting the McAllister family transfer request.

9:32

This request is James and Lori McAllister.

9:37

Lynn Edens from Montana Northwest Company is the technical representative.

9:44

The property itself is addressed as 3912 S 7th St.

9:48

W lies approximately 1.7 miles West of Reserve St.

9:53

and about 2/10 of a mile east of Clemens Road.

9:58

And see the property outlined here in the dashed lines.

10:03

Here we see a close up view of the property.

10:05

Parcel is zoned Rural Residential Small Agriculture RRS .5 and is included in the 2019 Missoula Land Use Element, which is the amendment of the 2016 Growth Policy.

10:18

Both of those have a recommended density of two dwelling units per the proposed division will meet the criterion sent forth by the aforementioned zoning regulations and growth policy.

10:30

The applicable land use designation identifies agricultural and horticultural uses as important but secondary to residential uses and encourages clustering development.

10:42

The parcel is accessed by S 7th St.

10:44

W, which is a Missoula County maintained roadway.

10:51

Before you are the existing conditions on the parcel.

10:55

The parent tract was created by the filing of Dinsmore's Orchard homes #5 on September 5th.

11:00

19 O1 as recorded in Book 1 Micro page 10 contains 3.99 acres.

11:06

It's currently developed with one single family residence constructed in 1940 and various accessory buildings.

11:16

The claimants proposal is to utilize the family transfer exemption to divide the 3.99 subject property.

11:23

The family transfer result in the division of the parcel into two new 1.44 acre tracts.

11:30

One tract will be owned by the claimant's adult son, Caleb McAllister, and one tract will be owned by the claimant's adult married daughter, Jessica McAllister Lewis.

11:39

The proposed family transfer tracts are intended to be developed by the recipients in the future to live close to family.

11:46

The remaining 1.11 acre tract will be retained by claimants James and Lori McAllister.

11:53

That they're retaining, that they're actually the previous owner of this property is living in that home and they're letting that previous owner reside there and tell her passing.

12:03

In addition, the Missoula County Clerk and Recorder's Office has identified A historic underlying boundary on the parent tract, and the claimants are seeking A proposed aggregation to expunge that boundary.

12:17

As far as the aggregation info A2 deeds recorded in April 1966 reference a parcel of land whose boundary does not appear to have been expunged more than that on the next slide here.

12:31

This is the approximate location of that identified underlying boundary outlined here in the yellow to the east of this other parcel.

12:41

The parent tract of the exemption has been transferred since this partial was mentioned in the 1966 deeds, and there's been no further reference to the preceding parcel outlined here.

12:51

Again, there are no rebuttable presumptions that apply to the aggregation exemption.

12:59

Proposed Family transfer again is intended to give Caleb, the landowner's son, and Jessica, the landowner's daughter, each attractive 1.44 acres.

13:08

61 A here to Caleb, 61 B to Jessica, and again, the Claimants will retain lot 61 C down here that abuts S 7th St.

13:19

W.

13:21

As proposed, all these tracks all would be within the acreage range of geographically adjacent lots.

13:29

As part of the review process, we send this out for agency comment.

13:32

2 Agency comments we received.

13:34

Karen Baldrige from Missoula County Clerk in Recorder commented on that aforementioned historic track of record for which the claimants are requesting the aggregation exemption.

13:45

Rita Hagler from the Missoula County Public Works Building Division commented that there are no open permits or code violation, but as a standard, all future development on the parcels will require all appropriate permits.

13:59

In reviewing the request, staff considers Chapter 8.4 of the Missoula County Zoning Regulations, which lists general evasion criteria when evaluating claimed exemptions to determine if the request could be considered evasion to subdivision review.

14:13

There were two criterion identified that possibly indicate evasion.

14:18

The Grand Tours own property to the north of this property line on the north side, which is accessed by S 3rd St.

14:26

West.

14:28

Recipient Caleb McAllister owns land on S 7th or S 11th St.

14:33

West in Missoula.

14:35

And if this were to go through full subdivision review, Commissioners, we would consider extension of a street grid right here to the east of the parent tract.

14:45

We have the 1969 filed Riley edition.

14:49

We would possibly consider this extension of S 6th St.

14:53

West in order to complete somewhat of a street grid.

14:57

It could be a condition of approval if this went through full subdivision review.

15:05

Those are the most appropriate exemptions to utilize for the claimants aimed to accomplish today based on the information submitted in the application and affidavit.

15:15

Are James and or Lori McAllister present in person or online?

15:21

Thank you, folks.

15:22

I'll have you come up to the microphone here, please.

15:32

You see the green light on there?

15:34

Yes, perfect.

15:36

I'll be asking you just a few questions.

15:39

Shall we proceed?

15:40

Yes.

15:41

Perfect.

15:42

Did you buy the property with the intent of dividing it?

15:47

If dividing means transferring it to our children, then yes, That that was our whole goal.

15:53

Do you or the transferees intend to transfer the property within the next two years?

15:58

The next year?

15:58

Excuse me.

16:00

Transfer it to our children?

16:01

No.

16:02

To another person?

16:03

Oh, not at all.

16:05

Have you ever talked with anybody at Missoula County about going through full subdivision review?

16:09

I can't remember exactly what it was, but we met with Jenny Dixon, I believe with the planning office when we had the opportunity to purchase the property.

16:20

And we were telling her what our plans were.

16:23

And she was the first one that indicated to us that, oh, you know, a family land transfer may be appropriate for this.

16:29

So, and we said, what's that?

16:32

So she explained it and that's, you know, that was the beginning of, of why we're here today.

16:37

Thank you.

16:39

Will the property be developed by the recipients?

16:42

They developed to the extent that they intend to to build primary residences?

16:47

Yes, thank you.

16:49

And will the recipients of the property be residing on the property?

16:54

Perfect.

16:54

Thank you, folks.

16:56

Commissioners, did you have any questions for James or Lori?

17:00

No, it seems pretty straightforward.

17:02

Is there anyone from Northwest who has anything to add?

17:09

OK, thank you.

17:11

Thank you.

17:13

I'm good making a motion.

17:14

Come on.

17:16

In conclusion, staff recommends approval with the motions presented on the screen before you.

17:21

Commissioners, here is your language.

17:23

Thank you.

17:24

Thanks.

17:25

I would move to approve the request by James and Lori McAllister to utilize the family transfer exemption as presented in the exemption application and affidavit.

17:34

Second, any further discussion?

17:37

OK, all in favor, Aye.

17:43

Oh, there's two more.

17:48

We also aggregation as well, right.

17:50

So sorry about that.

17:52

I would move to approve the request by James and Laurie McAllister to utilize the aggregation exemption as presented in the exemption application and affidavit.

17:59

Thanks, Kevin.

18:01

Second, any further discussion or public comment?

18:05

OK, all in favor, aye.

18:07

Thank you.

18:08

Thanks, Sir.

18:08

We got that.

18:09

Good luck.

18:14

OK.

18:15

And next we have Hertz Family Transfer with Katie Reader.

18:52

Good afternoon.

18:53

For the record, my name is Katie, Reader Planner with the Office of Planning, Development and Sustainability.

18:58

Today I will be presenting the Hertz Family Transfer.

19:01

This exemption is requested by Adam and Brittany Hertz.

19:06

This family transfer is located at 10414 Royal Coachman Dr., Missoula, off of Kona Ranch Rd.

19:15

The subject property is zoned Rural Residential, Small Agriculture RRS 1 which has a density recommendation of 1 dwelling unit per acre.

19:23

The parcel is approximately 5.36 acres and the land use designation is Rural, Residential and Small Agriculture per the 2019 Missoula Area Land Use Element, which has a recommended density of two dwelling units per acre.

19:39

The applicants reside in their existing single family residence with their three daughters.

19:45

Here is the existing conditions of the property.

19:47

The property is currently developed with an existing single family residence.

19:51

This is where Adam and Brittany reside.

19:55

The applicants would like to transfer 1.07 acres to their three minor daughters and the applicants will retain the remaining 4.29 acres.

20:05

The applicants intend to give to their daughters a future residence on Lot 2B.

20:10

The applicants will continue to reside on the existing Lot 2A with no further developed.

20:15

No further development planned.

20:18

Here's a graphic that shows what the proposal looks like with Lot 2A as Adam and Brittany's home to the north part of the property and the family transfer parcel Lot 2B here at the South half of the property.

20:34

As you know, part of the process for family transfers is sending out the application to various Missoula County agencies for comments and reviews.

20:42

The Missoula County Building Division discovered there was an open and expired permit on the House and the applicants worked with Missoula Rural Fire to get the final inspection completed.

20:52

They also noted any future structures on the site will require the appropriate building and or trade permits.

20:58

The Missoula County Environmental Health Division will require sanitation review and or the applicable exemption since the parcel is less than 20 acres in In reviewing this request, there was 1 rebuttable presumption general evasion criteria identified to possibly indicate evasion.

21:19

However, we do not identify this request as an evasion of subdivision and will be recommending approval.

21:27

Is Adam or Brittany in the audience?

21:32

Hi, I'm going to ask you a few questions.

21:36

OK.

21:38

Did you buy the property with the intent of dividing it?

21:41

No Do you or your transferees intend to transfer the property within the next year?

21:47

No Have you talked to anyone at the county about going through subdivision review for this property?

21:52

No.

21:53

And will the property be developed eventually when they're adults?

21:58

Yeah.

21:59

And will the recipients of the property be residing on the property?

22:03

Yeah.

22:03

When they're adults.

22:04

Thank you.

22:05

Fantastic.

22:08

Again, we recommend approval with the motion on the screen before you today.

22:12

Commissioners, here's your language.

22:16

Thanks, Kitty.

22:17

Is there anyone from with who has anything to say?

22:21

OK.

22:23

And Adam, is there anything you want to add?

22:28

Anyone else have questions?

22:30

Sure.

22:31

Adam, can I ask you a question 1st?

22:37

It's nice to see you again.

22:40

So my question is, why now with kids this age?

22:43

Yeah, that's a good question.

22:44

So because the downside is I'm going to have to pay taxes on this for a while as a new lot, but when we first bought it, the zoning didn't allow this.

22:55

It was a 5 acre minimum if I remember correctly.

22:58

And so the covenants allow it, the zoning allows it.

23:02

I have enough experience to know that those things change.

23:05

And so I noticed when the zoning had changed that it probably made sense to do it now.

23:15

Any other questions?

23:17

Motion.

23:18

All right.

23:19

I would move to approve the request by Adam and Brittany Hertz to utilize the family transfer exemption as presented in the exemption application and affidavit.

23:27

Second, any further discussion or public comment?

23:31

OK, all in favor, Aye, Thank you.

23:39

Thanks, Katie.

23:40

Thanks, Katie.

23:44

RSID 8499 with El Toro Lane, John Hart and Jason Mitchell.

23:50

I don't Jason online.

23:54

I'm not sure where Jason is.

23:56

I can get this started.

23:57

Hopefully somebody from public works is available if there's questions.

24:01

Oh, Kevin's, Kevin's here.

24:04

I know as a, as a property owner and, and representative of the petitioners.

24:12

So Commissioners, the, the description for this agenda item, isn't it it, it does involve RSID 8499, which is a proposal to create an RSID to pave and otherwise improve El Toro Lane.

24:30

I could have been a little more descriptive there because you'll recall on September 11th, you held a hearing on a petition that had been submitted by neighbors on El Toro Lane to create an RSID to finance some of the improvements on El Toro Lane, primarily paving.

24:52

And and at the conclusion of that public hearing and testimony, you did pass a resolution of intention to create that RSID.

25:06

The clerk and Treasurer's office published that resolution in the Missourian twice and the copy of the resolution of attention was mailed to all the owners of the 25 lots and parcels proposed to be in this rural Improvement District.

25:30

And there was a 30 day.

25:34

That where in any of the property owners who would be in the district and subject to assessment if the district's created they would have They had 30 days to protest the creation of the RSID and the Clerk and Treasurer's office did receive 22 protests.

26:01

One was from Jeffrey and Teresa Neville at 10510 El Toro Lane and the second protest was from Tina and Steven Still and their address is Treasure Court, which is part of the part of the RSID.

26:31

Excuse me I even though the 30 day period to protest has ended I think by opening this hearing well and the purpose of today's hearing and I'm these aren't my words.

26:49

These are the words of the statute are to hear and pass on those protests.

26:57

By statute, if fewer than 50% of the property owners to be assessed protest, you can move forward with creating the RSID if that's what you choose to do.

27:16

And it's my my opinion that if you know the property owners came today and wanted to lodge additional protests that we would accept those those protests even though they come technically after the 30 day.

27:31

Has expired.

27:33

I don't know if that's the case.

27:35

I, I, I, I am aware though that there are people that that that may be protesting but also here in support of the RSID.

27:46

So that's what I have to say.

27:48

I can go over some of the financial details that were covered in the September 11th hearing if if you need it.

28:00

And you know, I don't know if there's Jason Mitchell or Eric Dixon is on the line and want to add anything.

28:06

And of course the citizens are here to or the property owners are here to, to, to voice their support or opposition or opposition.

28:20

So that's what I have to say.

28:21

I think it'd be good to just sorry, go over the the highlights of the financial, but again, just for everyone in the room.

28:34

So the total cost, the, the estimated cost for all the improvements is \$534,102.00.

28:46

The property owners are proposing to finance \$247,650 of that amount and the remaining \$286,452 in change will be paid from other available funds, almost all of which are in kind contributions from the county and the public works department that is proposing to provide the labor and equipment for the improvements.

29:26

And so there's 25 lot owners.

29:30

As I said, the the cost that the the the property owners are proposing to finance over a period of 20 years is again \$247,650.

29:49

So that divided by the 25 lots, each of the property owners is will be assessed a total principal amount of \$9906.00.

30:08

That figure doesn't include interest though there will be a modest interest on the the municipal bond that will that will secure the secure that that loan of \$247,650.

30:32

Is that do you want more detail than that?

30:34

Josh has a question.

30:36

So thanks for all that, John.

30:38

So essentially what we're really looking at in terms of of an effective protest that would end this, it's a math equation.

30:45

If there's 25 residents, if we have more than is it 50% the protest that ends the deal and there's two protests right now.

30:56

Is that correct?

30:57

Correct.

30:58

Let me and but let's just for purposes of future education or if that is something that the, the way that this RSID is proposed to be, the costs are proposed to be spread equally among all 25 lots.

31:15

So everybody's paying that 9900 or \$9600 amount plus interest.

31:24

The way the statute actually reads is it's the property owner.

31:31

If if the property owners who are paying 50% or more of the amount of money that will be financed protest then it then it then we couldn't go forward.

31:45

I see.

31:45

So it's the the numbers here are about the amount that people would pay.

31:49

So if if it was assessed on some other method like square footage or something, and some owners may end up covering a very large percentage of the cost, the number of owners in terms of dollar value could be greater than 50%, even if the number of owners as just owners was less than 50%, correct?

32:08

That's that's exactly right.

32:09

But in this case, since the assessment is equal, it's the numbers game of how many owners are there, how many want it, how many protest, correct.

32:17

All right, so and we have two protests right now, 2 out of 25 S What I would suggest to Madam Chair is are there other folks here today who wish to protest that would then change the math?

32:32

Please come, you get maybe before.

32:35

Well, let's hear from the from Kevin Heiser with Oh, sorry, yeah, I was just before we do public comment and let's hear from public Works, either Jason or Kevin.

32:49

Yeah, anything to add?

32:51

Kevin can certainly jump in there.

32:53

He was the one that was sponsoring the RSID.

32:56

But we certainly take no exception to the RSID and feel like it's a good way for both the constituents that live along El Toro and Public Works to get another paved Rd.

33:09

which is our ultimate goal in Missoula County to to pave as much as possible because long term the costs are less for us.

33:16

So, yeah, I I think it's a a good deal and open to any questions about it.

33:23

Thanks, Jason.

33:24

That's Jason Mitchell, the director of Public Works.

33:30

Kevin, do you have anything to add?

33:38

Kevin Eisler, resident at 11077 El Toro Lane.

33:43

I would just like to piggyback on to Jason's comments and just thank the commissioners for the opportunity to be able to lever that, leverage this to improve our Rd.

33:52

that desperately needs it.

33:54

That's all I got.

33:56

Thank you.

34:01

OK.

34:01

If folks who like to protest this come on up to the microphone and then there's State your Name, and we'll try to do this within 3 minutes.

34:14

And if you have more, you can leave it with us.

34:16

And if it's written.

34:18

Yeah, Right.

34:18

OK.

34:19

Thanks, John, for presenting that.

34:21

I'm Dustin Miller.

34:22

I reside at 10545 El Toro.

34:27

I formally oppose and deny the support for this proposed R&D bond concerning the El Toro lane.

34:35

I believe that the creation of this rural development should not be initiated or imposed by a single neighbor, especially when it results in additional financial assessments on surrounding property owners without their consent.

34:51

The notion that one individual can trigger a process that may ultimately allow the county to levy our properties is deeply concerning, in my view, unjust.

35:02

Our property taxes have already increased significantly over the last few years, as confirmed by county budget reports and public meetings.

35:11

These increases alone have placed a growing financial burden on some homeowners, and the addition of the Rd.

35:18

assessment would exalt exaggerate this issue.

35:21

We strongly disagree with the County's ability to recalculate and increase the amount assessed to each lot, particularly when the improvements serve the interest of a single party rather than the broader community.

35:34

We moved into the rural area fully aware of the conditions, including the presence of a dirt road, and we're perfectly content with that and all the challenges that Montana winners provide.

35:45

The rural character of our neighborhood is part of its appeal and we do not support changes that compromise this identity or impose unnecessary costs.

35:55

Furthermore, we we were not properly notified about the R&D proposal until receiving a certified letter.

36:06

Kevin was putting these hand delivered letters in mailboxes which is basically a federal offense.

36:12

So my proposal on his petition would be repitioned the all the land owners.

36:19

I say that because the costs were not involved at the beginning of this petition when they he went individually to every house on El Toro Lane, the cost for the improvement was not there.

36:34

So if we redo the petition, we might get more feedback on, you know, rejection because of the cost.

36:43

So I'm sorry, Dawson, you meant the, the, the, the, the number, the, the 9000.

36:50

Well, the entire, the entire project, OK, was not, wasn't shared, wasn't shared until we received the, the letter.

36:59

So all that information was not there before when he was proposing we we put asphalt on El Toro.

37:08

Thank you.

37:09

So there has been no clear disclosure of the total improvement cost which there has to some point, but future maintenance responsibilities such as plowing or long term financial implications, that's a concern I have.

37:23

So in three or four years when we have to re asphalt that who's going to foot that bill?

37:27

The county, is the county going to snow plow every every day when it snows, or we're still responsible for that?

37:36

There's a bus that goes on El Toro and they park at the bottom.

37:39

So if the county's responsible for the road now, we expect it to be plowed all the way to the end so the bus can pick those children up, not make them walk down.

37:48

In the winter time.

37:49

That asphalt's going to be an ice rink.

37:52

Right now.

37:52

We do deal with a lot of ice, but the gravel on the road still supports us.

37:59

So in closing, I respectfully request that the Commissioners reject the R&D bond proposal for El Toro.

38:07

The public benefit is questionable.

38:09

This is simply to appease a few of the land owners that are all all knowingly moved into the area with a dirt Rd.

38:16

The financial burden should not be shifted to unwilling neighbors.

38:20

The individuals requesting an improvement should bear the full cost unless we get 100% agreement amongst all the homeowners.

38:28

So I oppose that the R&D and will continue to take further action to oppose, appeal and stop this from moving forward.

38:37

Thank you.

38:37

Thank you, additional opposition.

38:47

And Cheryl, I can't see if anyone's online.

38:50

OK, OK.

38:53

If anyone support this, come on up and we'll have Slotnick manage the the hourglass.

39:06

I won't speak too long.

39:07

I do support this project.

39:09

My name is Mia Whitfield and I live at 10866 El Toro Lane.

39:15

We have lived there for eight years and if there's a large group of us who have talked about this ever since I moved in, trying to get the road upgraded, maintained, and it's not just one person who started this, it's a group.

39:35

Luckily Kevin helped us figure out how to do it, but there is a large group of people who are very interested in having this done because currently a landowner is plowing it for free for everybody and has been for quite a few years.

39:51

Some of us give him money to help him out, but it would be great and I definitely support it and hope you guys do too.

40:00

Thank you, Mia.

40:13

Good afternoon.

40:13

My name is Kimberly Roth Roth.

40:17

We've 10350 El Toro Lane.

40:21

We've lived in that home since 1989.

40:25

And over the course of the process of the street growing and the hot house is being built, there's been an enormous amount of wear and tear on the road over the course of the years to the point at we were had difficulties with the school district wanting to drive up to collect the children because of the damage.

40:46

And also the postal workers over the course of the year have had very difficult times getting to the mailboxes.

40:53

I went out to the post office and they said that what they would agree to actually submitting a letter to you to determine that their difficulty of getting over the years of various vehicles and individuals not successfully and having a very difficult time delivering our mail due to the damage of the road and to Mia's firm.

41:16

Current comments.

41:18

We were all delivered mail, maybe not certified, but Kevin did an amazing job of clarifying the various aspects of costs, the various timelines that we could do it.

41:32

And also this has been an ongoing conversation for over 10 years getting this road improved and it is it.

41:41

It's very damaging and as a homeowner for 30 years, I would very much appreciate that you consider allowing us to get it improved with your assistance.

41:51

And I think that the road would be so much more beneficial and safe for our community.

41:58

So thank you.

42:00

Thank you, Kimberly.

42:04

I think there's, I think are there more folks in the room before we go online to speak to this?

42:13

My name is Nicole Hollenbeck.

42:14

I'm the other homeowner, Dustin Miller and I live together there at our home.

42:17

I will say as to Kevin Hessler, the day I went out there, he was putting it in my mailbox and I said, what are you putting in there?

42:23

The letter, because I'd heard from the neighbor about this.

42:26

He ripped it out of my hand and took it back.

42:27

So I was not properly notified.

42:31

Thank you, Nicole.

42:36

Anyone else in the room?

42:39

OK, online we have a Stacy Flynn.

42:44

Hi there.

42:45

This is Stacey Flynn.

42:47

I live at One O 580 El Toro Lane.

42:50

I've lived here, my husband and I for 25 years.

42:54

And so I wanted to echo what Kim was saying and Mia, I did.

43:01

We did receive proper notification and quite a bit of information about the costs.

43:06

And as they mentioned, this has been going on for quite some time.

43:10

We've dealt with this road, trying to help keep it updated.

43:15

We're paying people individually.

43:17

So we would appreciate your support of getting this done and pushed through.

43:24

Thanks so much.

43:26

Thank you, Stacy.

43:31

I need help, Cheryl.

43:32

I can't see if there's anyone else.

43:35

OK, Any other public comment before we close it and discuss?

43:44

OK, question for Jason, you out there still Jason?

43:50

Yes, Sir.

43:52

What's the if, if we were to make this RSID real, what would the maintenance situation be?

44:00

Yeah, great question, Josh.

44:01

So with these, one of the benefits to the homeowners that live along El Toro would be that we would take over maintenance.

44:08

Currently it is a county right of way, but we do not maintain it when we asked residents to bring a road up to county standards.

44:18

Once they do that, we will take over the maintenance of that road.

44:20

So it would be maintained like any other Rd.

44:25

within our snowplow route.

44:26

And then typically we'd like to do a chip seal after paving in the next year and then we would of course do any pothole management and potentially an overlay in the next 20 years.

44:43

Thank you.

44:43

Any other questions?

44:52

Yeah.

44:56

So just want to be clear, John, we had 25 land owners and we had how many protests 4/4?

45:06

Is that correct?

45:07

Well, I, we, I think we had protests from from three of the, of the properties.

45:14

OK, Three of the 25, three of the 25.

45:16

I, I, I believe Nicole and Dustin, they, they, they have the same property, right.

45:22

OK.

45:22

And had already protested prior to today.

45:25

Oh, no, this is your this is it.

45:27

OK, thank you.

45:27

It was their first protest.

45:28

I see.

45:29

And then and and I I think that the county should accept their protest.

45:33

Absolutely.

45:33

We're happy to do that.

45:34

It's a valid protest.

45:35

Yeah.

45:37

So we're now we're at 3, correct.

45:40

OK.

45:44

So I would see just mathematically 3 out of 25 is a good distance away from the 50% given that I would want to push for having this thing move forward.

46:01

And again, what would the cost per property owner be per year?

46:06

I don't know what they'll be per year.

46:09

The the total principal amount that they will pay over the total over the course of 20 years is \$9906.00.

46:18

But again, they'll there will be the the bond will have some interest and so you know it, it's not a matter of just dividing \$9906 by 20 interest as well.

46:33

But it's, you know, at least in the ballpark who has a a functioning calculator to ballpark this.

46:43

Don't look at me in the interest.

46:44

Do this someone with quick fingers.

46:48

Thank you.

46:49

I'm looking at it now.

46:49

So 9996, John, is that the estimate?

46:55

Sorry, I don't have it in front of me, \$9906.00 OK.

47:00

And 6 / 24 residents?

47:05

No.

47:05

And then no, no, that's, that's already divided by the 25.

47:10

It's just years by 20 years, OK, divided by 20.

47:15

So that's per year about \$495 and then so a monthly cost would be about \$41.27 excluding interest.

47:29

Yes, Sir.

47:30

I, I just want to keep being clear about that for 20 years.

47:36

OK, thank you for that.

47:39

Thanks, Jason.

47:44

What's our next step?

47:48

Well, if if you determine that there's insufficient protests and by law there is insufficient protests, you can adopt the resolution.

47:58

You can approve the resolution to create RSID 8499.

48:05

And that, that draft resolution is, it's part of the agenda packet, part of the, the public notice.

48:13

That's part of the meeting today.

48:17

And I, I didn't, he didn't hear anything from the residents or anything that would modify that.

48:22

So I'm not, I, I, I'm not proposing any changes to that draft resolution.

48:28

So you could approve it as is.

48:30

All right.

48:31

So help me if I get this language wrong, please.

48:33

But I would request board pass a resolution to create rural special Improvement District number 8499 to improve El Toro Lane.

48:43

Second, any further discussion or public comment?

48:50

OK, all in favor, aye, thank you.

49:03

Next, we have a creation of Missoula Jurisdictional Advisory Committee.

49:11

Andrew Hegemeyer or Anne Flanna, Sir?

49:24

Great.

49:25

Greetings, commissioners.

49:26

I'm Andrew Hagemar.

49:27

I'm the Community Economic Development Director from Missoula County, and Flanna McLarty is our lands and economic development specialist, and she's here for backup.

49:38

All right.

49:43

So yeah, today here, we're here to consider the creation of the Missoula just Jurisdictional Advisory Committee.

49:56

So in this past past legislative session bill, Senate Bill 3 was adopted and it requires the county create an advisory committee for our targeted economic development districts that involve a member of each school district that overlaps the boundary of those districts.

50:25

So what that means for Missoula County is we have a number of targeted economic development districts that range from out at the Y all the way out to Bonner.

50:35

So that would involve 5 school districts, which would be off the top of my head.

50:40

See if I get this wrong, Bonner, Missoula County Public Schools, Desmat, Hellgate Elementary in Frenchtown would be the school districts affected.

50:52

So there would be a number of different ways to create this advisory committee and staff looked at four different options.

51:01

The first was the, the bill allowed us to not only just create an advisory committee involving school districts, but also invite other taxing jurisdictions.

51:12

And so option one that we looked at would invite all of the taxing jurisdictions that are affected by taxing our Ted districts.

51:20

So that would include Missoula rule fire and Frenchtown fire.

51:25

And then the, I think the technical name is the Missoula Urban Transportation District Mountain Lion.

51:31

So that would be option one.

51:32

This would this would be a an inclusive option involving all taxing jurisdictions affected by Ted's.

51:39

The second option we looked at would be to add the school districts to the MDA board.

51:48

We already have.

51:49

We have the Missoula Development Authority.

51:53

They've been in place for many, many years.

51:56

They right now advise the county Commission on items related to tax increment financing.

52:03

So we would, in this option, we would add the five school districts to this board.

52:08

Of course, it makes the, the MDA board much larger than it is today.

52:14

And the MDA board has a, under it's bylaws.

52:18

It's a has a pretty large, has a much broader scope than just tax increment financing and it technically serves as Missoula County's Port Authority.

52:30

So that's option two.

52:33

Option three we looked at was to create an advisory committee for each Ted.

52:38

That would be pretty administratively burdensome for Flanna and I.

52:43

And then option 4 would be to create an advisory committee that just involves school districts.

52:49

So it just had, it would have 5 members on it.

52:52

It would be easy to administer like option one would, but and it wouldn't be the intent of the law, except it's not as broad and it's inclusivity.

53:01

So Andrew, I just want to be clear.

53:05

All four of these options are consistent with the new statute.

53:08

Yeah, that yes, yeah.

53:14

So what what staff recommends doing is creating the creating a committee that that involves all of the taxing jurisdictions.

53:21

We we like it because it's inclusive.

53:23

It involves all of the taxing jurisdictions.

53:26

I think that maybe is a weakness of Senate Bill 3 as it just focuses on school districts, but it does allow for us to add these others.

53:33

It's administratively it was it's within flanonized ability to manage.

53:39

We would staff it and it it would meet the intent of of of the of the law logistics.

53:48

They would, you know, the this would be an official county committee like a community council or the planning board or any of the other citizen committees that you have.

54:01

It would be advisory to the board of county commissioners on items related to tax increment financing.

54:07

The members would be the the school districts, Frenchtown Fire, Missoula Rural Fire District and Mountain Lion.

54:15

It technically also it would include counties.

54:18

So I think we included a county member.

54:20

Yeah, according to the literal reading of the law, it says counties affected by Ted.

54:25

So there would be a county member on this as well.

54:29

And the meetings would be held just like the MDA meeting or any other advisory committee meetings.

54:34

They'd be open to the public.

54:35

We would prepare packets of information, we would do presentations, we would hold public comment.

54:44

We would, you know, take minutes, etcetera, etcetera.

54:49

And then those recommendations how we intend this would work and our mind would be this, this meeting would happen very close to when the MDA meeting happened as well.

54:59

And so any sort of discussion, recommendations, etcetera would be also forwarded to the MDA board.

55:05

So the MDA Board would also hear these, hear the the recommendations of this committee and then the commissioners would see two recommendations, one from the MDA Board and one from the jurisdictional committee on items related to tax income and financing.

55:24

So at the MDA meeting, we presented this to the MDA Board for them to ponder and take comment and they had a number of public comments.

55:34

The summary of the public comments very briefly is some a number of taxing jurisdictions spoke just in how important it is that they are able to participate in items related to tax increment financing because of the impacts that it does have on them.

55:52

There was some discussion about asking for inclusion on the MDA Board itself in the public comment.

56:00

And then there was quite a bit of discussion from the MDA Board and members of the public about the intent of the law.

56:07

And can we just appoint people or can can people on the MDA board also represent the school district they live in?

56:17

Like as an example of a discussion item, the role of the MDA board itself.

56:24

If there's another taxing or if there's another body that discusses tax increment financing, should the MDA board continue that that type of a conversation?

56:36

So the MDA board didn't recommending approval of the staff's recommendation.

56:42

There was 1 dissenting vote.

56:44

And I if I was to summarize the dissent on that vote, it was around, well, maybe the MDA board shouldn't even deal with tax increment financing if we're going to have to if we have this other committee.

56:59

I'm sorry, the the closed captioning I think maybe misinterpreted your sentence.

57:07

Can you repeat that?

57:09

The on dissent What what that one no vote was what what happened?

57:14

Yeah.

57:14

I think ultimately based off the conversation, I think that one vote against was more of a protest that, well, maybe the MDA board doesn't even need to exist anymore or hear items on tax increment financing if we have this other entity out there.

57:36

Thank you.

57:40

So I do have a recommended motion, the language up on the board when you're ready.

57:48

Thank you.

57:50

There anyone from the MDA board who'd like to speak to this?

57:58

OK good.

58:00

Can I do a 2 minute break before we dump in?

58:03

Jump in to comment.

58:04

Oh, like leave your room.

58:06

Yes, just a little time out for two minutes and I'll be right back.

58:10

OK, thank you everyone.

58:14

Enjoy your two minutes.

1:01:48

OK, we'll come back.

1:01:52

And I can't remember where we were Any yes, any public comment from anyone because no one's here from the MDA.

1:01:58

Chief Finley, did you want to say something about the three?

1:02:04

Yes.

1:02:07

Thanks a lot for coming, Chief.

1:02:09

And good afternoon, commissioners.

1:02:11

We're going to, we're going to do this even though you're the chief.

1:02:14

We'll do it.

1:02:15

I'm going to be short though.

1:02:17

I'll flip it as soon as you start.

1:02:18

Yep, go ahead.

1:02:19

My name is Paul Finley from the Missouri Fire District and just here to support the recommendation of staff that Missouri Fire District be included as well as the school districts within the upcoming proposal.

1:02:31

So we appreciate that opportunity.

1:02:33

Thank you.

1:02:34

Thank you.

1:02:41

I don't see anyone.

1:02:42

Oh, sorry, oh, sorry, sorry.

1:02:48

Matt Dreesen, Superintendent of the Smith Elementary.

1:02:53

Part of the the issue that we ran into and was part of the discussion at the last meeting is that the intent of the law is to have school districts present in the discussions of the TIF districts and, and what they do.

1:03:10

Having the MDA board have their own separate recommendations and then this board make its own separate recommendations does not meet the intent of the law.

1:03:19

And that was where the dissent came from.

1:03:22

If the MDA is going to be discussing Tifs, then they'll be representatives from the school districts on that board.

1:03:29

That's the intent of the law.

1:03:31

If you want to have the a separate entity which is going to include the other taxing jurisdictions discussing the TIF districts and the Ted's, then that is no longer the purview of the MDA.

1:03:44

That's our opinion on that.

1:03:48

Thank you, Matt.

1:03:57

Anyone else?

1:04:03

I'm Jim Howard, Superintendent Bonner Elementary.

1:04:06

And I I just guess I'm going to echo Mr.

1:04:08

Grease in a little bit that it does seem to me that when the law was crafted it, it was recognizing the reliance of local or a public school districts on local property taxes.

1:04:21

And I can just tell you, and I've had some conversations with this board of about this in the past, the impact on Bonner School District of the Ted and the Tiffs over the long haul are significant.

1:04:36

And we've had essentially no input in that process except at the front end.

1:04:41

And of course that was almost 15 years ago.

1:04:44

And then there's a a a bond issued and can go for 35 years before our school district will see some of the benefits of those things.

1:04:56

So I would like to see the school district voices elevated in whatever the decision making is made, not diluted by multiple voices that were not the intent of the law.

1:05:08

Thank you.

1:05:10

Thank you.

1:05:16

OK, so if I understand that correctly, you felt the the participation of the other taxing jurisdictions would dilute the school voices, Is that what you meant?

1:05:28

OK.

1:05:29

Thank you.

1:05:36

Any other public comment don't seem to have any in the room any online.

1:05:47

OK.

1:05:48

Well, yeah, I just want to get clear on this so John could ask you this question that the the option that we're entertaining here with the all the taxing jurisdictions on their own separate board staffed advising the BCC is in your opinion within the scope and the intent of the law.

1:06:18

I can't say what the intent of the law was because I wasn't a legislator.

1:06:22

I didn't attend any of the hearings on this law.

1:06:26

But the first principle of statutory interpretation is what do the words of the statute say?

1:06:38

And if they're clear, then you don't have to try to divine what the intent of the legislators were in enacting the law.

1:06:47

And so I'll just read.

1:06:50

I'll just read the words in the law that that has brought this action item to you today.

1:06:59

And this is in Senate Bill 3.

1:07:03

It's it's an amendment to MCA Title 7, Chapter Part 15, Chapter 4234.

1:07:16

And it says that the legislative body of a local government that adopts a tax increment financing provision shall appoint an advisory committee to advise the local government about the administration of the urban renewal area or targeted economic development district.

1:07:40

So you have been directed to create an advisory committee and that's what is in front of you today.

1:07:50

I'll go on, bear with me.

1:07:52

The committee must include at least one representative from each incorporated city or town.

1:07:58

There are no cities or towns in our Ted districts county.

1:08:04

We're including a county representative or school district with boundaries that overlap with the urban renewal area or targeted economic development district.

1:08:16

You're doing that.

1:08:17

This advisory committee is appointing a county Rep and school district reps from each of the school districts.

1:08:24

The committee may include representatives of other taxing bodies with boundaries that overlap with the urban renewal area or targeted economic development district.

1:08:41

So the proposal in front of you is to exercise that option of including representatives of the other taxing bodies with boundaries that overlapped our our tip.

1:08:56

So thanks, that's a long answer to your question.

1:08:59

Good.

1:09:01

I believe that the proposal in front of you complies with the letter and spirit of the law.

1:09:08

Thanks.

1:09:09

Thank you for reading it too.

1:09:13

I'm good with the motion.

1:09:14

I'm, I'm still not sure I understand Jim Howard's concerns about the, the dilution of, of school voices.

1:09:25

So can you talk to me a bit about that or what it, what's your interpretation of that?

1:09:30

Or like my sense, we should get it from Jim.

1:09:31

I, I rather me interpret it.

1:09:33

If you want to say your piece again, you're welcome to.

1:09:41

Well, I don't, I mean, I guess my question goes back to what was the intent of the law and who were the primary, what taxing entities were the primary focus of the law?

1:09:53

And so it's certainly it's open to interpretation on on a hierarchy of taxing entity needs and and maybe amounts that they rely on it.

1:10:06

I can just tell you from the school district perspective, my voice at Bonner School has had seemed to have in my 11 years in the district has had zero bearing on how on decisions made by the NBA about how that particular Ted and TIF impact our school district.

1:10:29

So I I'm not very sanguine about how much influence, even if this Advisory Board was made-up of exclusively school districts, how much influence we would have.

1:10:39

I know it's an Advisory Board.

1:10:41

It has as much raw powers the community councils have.

1:10:46

So which is essentially non, but it's Advisory Board.

1:10:51

And so that that's my concern is just what are the voices that are at the table?

1:10:57

I understand the fire rural fire department doesn't agree with me on this.

1:11:01

And I certainly value their voice and their neighbor our our relationship as neighbors and I don't want to undercut them.

1:11:09

I think my the frustration you hear in my experience is the lack of input that school districts have when Ted or a TIF is set up and we face the significant financial ramifications of that with no voice.

1:11:28

So OK, thank you.

1:11:33

Yep.

1:11:34

So if if I heard, if I heard, you're right, John and there was a shallow and a may in there.

1:11:39

The shall is you have to do this.

1:11:41

We have to create a committee that includes the schools.

1:11:45

We may include other taxing jurisdictions and in my time, I'm on the MDA board, I'm not a voting member.

1:11:53

I just sit in and listen.

1:11:56

I have heard a lot from the fire districts, from schools, from fire districts and schools, the only taxing jurisdictions we've heard from outside of the county and strong voices with really great arguments.

1:12:09

And I'm excited about including y'all and elevating you all through a board to the same level as the MDA board.

1:12:16

The MDA board makes recommendations to the county commissioners.

1:12:19

This board would do would have the the exact same level, would be staffed by the same people.

1:12:25

And I can tell you with a complete full heart here, the commissioners take these recommendations seriously, whether they're coming from the MDA board or from a community council, if if people come together who've been appointed and have strong feelings and make a real recommendation, we really listen to that.

1:12:42

That's why those boards exist.

1:12:44

And I'm excited about elevating your all those voices and giving you a formal mechanism to speak on these things because as you pointed out, Jim, you haven't had that.

1:12:53

And I think this will elevate your voices.

1:12:59

Thank you.

1:13:02

OK.

1:13:02

Is there any other public comment or discussion on this?

1:13:08

Ready for a motion?

1:13:10

I would move to adopt the resolution creating the Missoula Jurisdictional Advisory Committee to advise the county commissioners on the administration of Missoula County's targeted economic development districts.

1:13:21

Second, any discussion or public comment?

1:13:26

All in favor?

1:13:27

Aye, aye.

1:13:29

Thank you.

1:13:31

There any other business?

1:13:35

OK, we're adjourned.

1:13:36

Thanks, everybody.

1:13:37

Thank you everyone.