

RESOLUTION 2020 - 47

**RESOLUTION TO AMEND THE SADDLE ROCK FIRE SYSTEM
RURAL IMPROVEMENT DISTRICT NO. 2016-2**

WHEREAS, the Lewis and Clark County Board of Commissioners (Board) is authorized to create a rural improvement district (RID) whenever the public interest or convenience may require, as per 7-12-2103, MCA; and

WHEREAS, the Lorac Subdivision received preliminary approval from the Board on December 8, 2016 with Condition No. 9 of that approval requiring the creation or joining of an RID for maintenance of the fire protection system that will serve this Subdivision; and

WHEREAS, the Lorac Subdivision received final approval from the Board on November 30, 2017; and

WHEREAS, the boundaries of the Saddle Rock Fire System RID were not amended to include the Lorac Subdivision prior to that final approval; and

WHEREAS, the designated items set forth in MCA 7-12-2103(2) are as follows:

1. The designated number of the existing Saddle Rock Fire System RID is 2016-2.
2. The boundaries of the amended RID are shown on Exhibit - A, which encompass the boundaries of the Saddle Rock, JAMVAR, and Lorac Subdivisions.
3. Maintenance:
 - a. The general character of maintenance includes costs associated with the electrical power supply, any tank and well repairs, weed spraying of the gravel turnaround, and any grading and snow removal that provides vehicular access to the system, as detailed on Exhibit - B.
 - b. Maintenance of these improvements are within the scope of service for the Saddle Rock Fire System RID No. 2016-2.
4. The County Engineer, or his designee, is to have charge of the work. Updated maintenance costs for the fire protection system were provided by Tony Prothero, P.E. on June 28, 2018. The estimated costs for funding said maintenance will be \$1000.00 per year, as shown on Exhibit - B (NOTE: Snow removal on Tea Road has been eliminated from these estimates.). All maintenance funds collected for the RID will be spent solely on maintenance within the RID.
5. The method by which the costs shall be assessed is described in MCA 7-12- 2151(d): "each lot, tract, or parcel of land in the district [will] be assessed an equal amount based upon the total cost of the [maintenance of improvements]."
6. Pursuant to MCA 7-12-2103(2)(f), "if an increase occurs in the number of benefitted lots, tracts, or parcels within the boundaries of the proposed district during the term of the bonded indebtedness, the assessment per lot, tract, or parcel then in the district will be recalculated as provided in MCA 7-21-2151(4)."

WHEREAS, a resolution of intention to amend the Saddle Rock Fire System Rural Improvement District was adopted by the Board on March 5, 2020, as Resolution No. 2020-11; and

WHEREAS, legal notice of the passage of Resolution 2020-11 was mailed to property owners and persons with interest in property within the proposed district, and published in the local



newspaper in accordance with 7-12-2105 MCA and 7-1-2121 MCA; and

WHEREAS, on July 9, 2020, the Commission held a public hearing and proceeded to hear all protests, comments, and other matters relating to the district, and determined that the boundaries of the district and method of assessment were equitable; and

WHEREAS, no letters of protest have been received by the County, and therefore it was determined that there was not sufficient protest to bar proceedings as per 7-12-2112 MCA.

NOW THEREFORE BE IT RESOLVED by the Board of County Commissioners:

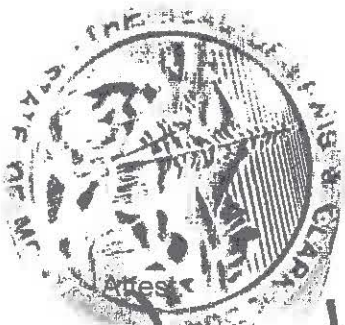
1. That the Board does hereby amend the Saddle Rock Fire System Rural Improvement District No. 2016-2 to include the Lorac Subdivision for the purpose of equitably funding maintenance of the fire protection system located in the Saddle Rock Subdivision.

INTRODUCED at a Regular meeting of the Board of County Commissioners on July 9, 2020 by Commissioner Susan Good Geise.

PASSED AND APPROVED BY THE BOARD OF COUNTY COMMISSIONERS on this 9th Day of July, 2020.

LEWIS AND CLARK COUNTY
BOARD OF COMMISSIONERS

Susan Good Geise, Chair



Paulette DeHart 
Paulette DeHart, Clerk of the Board

Attachments: Exhibit - A (Updated RID Boundaries)

Exhibit - B (Updated Cost Estimates)

EXHIBIT - A OF RESOLUTION NO. 2020-47



Legend

 Amended Saddle Rock Fire System RID



Date: February 28, 2020



June 28, 2018

Lindsay Morgan
Lewis and Clark County Planning
316 N. Park Avenue
Helena, MT 59623

RE: Saddle Rock Subdivision Fire Fill Site
Estimate of Operation and Maintenance Costs - Revised 6-28-18

Dear Lindsay:

The purpose of this letter is to provide Lewis and Clark County with an estimate of operation and maintenance costs for the Saddle Rock Subdivision Fire Fill Site. This fill site was a jointly constructed effort between the developers of Saddle Rock Subdivision (Mark Floerchinger) and JAMVAR Subdivision (Bob Utick). This estimate is to be used to assist with the establishment of a Rural Maintenance District for the system.


The anticipated operation and maintenance activities are further described in the following bulleted items:

- **Power.** The actual operation of the well pump is not expected to be frequent; therefore costs for electricity to run the well will be minimal. In order to estimate power consumption, it is assumed that the well pump would run for a maximum of 70 hours per year, and a cost of electricity at \$0.10/kw-hr. Estimated Annual Cost: \$50
- **Tank Maintenance & Repairs.** This would include any required maintenance or repairs to the tanks, float valve, or dry hydrant. Estimated Annual Cost: \$200
- **Well Maintenance & Repairs.** This would include any required repairs or maintenance to the well pump, piping, or electrical controls. Estimated Annual Cost: \$400
- **Gravel Turn-Around Maintenance & Repairs.** The major tasks associated with this are periodic grading, snow removal, and weed spraying. Estimated Annual Cost: \$350
- **Snow Removal on Tea Road.** The estimated annual cost for snow removal on Tea Road to provide access for emergency vehicles to the fill site is \$300.

Based on the above, the total estimated annual cost for operation and maintenance of the fire fill site is \$1,300/yr. Please feel free to contact me should you have questions or comments via email at tony@shedhornengineering.com or telephone at (406) 439-8027. Thank you.

Sincerely,

SHEDHORN ENGINEERING LLC



Tony J. Prothero, PE



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3 Microwave Hill Road, Suite B
Clancy, MT 59634

P.O. Box 151
(406) 439-8027

www.shedhornengineering.com