

RESOLUTION 2013- 42

**RESOLUTION TO CREATE RURAL IMPROVEMENT DISTRICT 2013-1
FOR PANORAMIC MEADOWS SUBDIVISION**

WHEREAS, the Board of County Commissioners has the authority to propose Rural Improvement Districts for the purpose of funding local improvements and/or maintenance, pursuant to Section 7-12-2101, et. seq., MCA; and

WHEREAS, the roads, trails and fire suppression system included within the proposed Rural Improvement District were created to mitigate impacts from the division of properties within the Panoramic Meadows Subdivision (COS#3149238); and

WHEREAS, all property owners have waived their right to protest joining a rural maintenance district for the purpose of equitably funding maintenance of internal roads, Mountain Heritage Drive, common areas and on-site improvements, and fire protection improvements per recorded Covenants (Book M38, Page 4600/Document # 3149239) as recorded within the Clerk and Recorders Office.

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Lewis and Clark County Board of County Commissioners that it does hereby create the Panoramic Meadows Rural Improvement District Number 2013-1 for the purpose of equitably funding road improvements and maintenance within said district.

BE IT FURTHER RESOLVED that the district shall include all lots within the Panoramic Meadows Subdivision (COS#3149238), as identified on Exhibit 'A' and Exhibit 'B' attached hereto and made a part thereof.

BE IT FURTHER RESOLVED that the engineer for the improvements is Dowl HKM engineering.

BE IT FURTHER RESOLVED that the general character of the maintenance, preservation and repair to the following improvements:

1. Internal public access
 - a. Including but not limited to road surfaces/drainage features/signs
 - b. Trail easements
2. Mailbox structure and easement
3. And the fire protection easement and improvements

BE IT FURTHER RESOLVED that the method of assessment shall be allocated per MCA §7-12-2151(1)(d) Each lot, tract, or parcel of land in the district may be assessed an equal amount based upon the total cost of the improvement.

BE IT FURTHER RESOLVED that the estimated annual cost for said maintenance is \$31,311.91 annually or \$396.35 per parcel per year. All funds collected for the district shall be



spent solely to maintain the aforementioned improvements. This assessment shall provide a reserve for future chip seal applications.

BE IT FURTHER RESOLVED that the district shall remain in effect in perpetuity or until such action by the Board of County Commissioners otherwise dissolves the district.

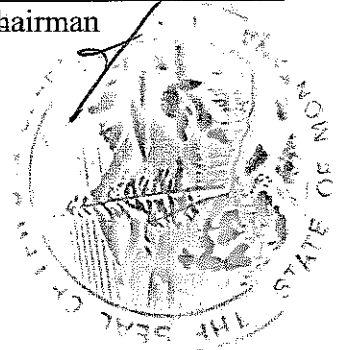
DATED this 28 day of May, 2013.

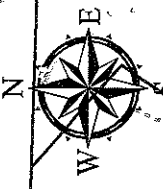
BOARD OF COUNTY COMMISSIONERS
LEWIS AND CLARK COUNTY

Michael Murray
Michael A. Murray, Chairman

ATTEST:

Paulette J. DeHart me
Paulette J. DeHart, Clerk of the Board





RID Scope of Service

- RID Boundaries
- Public Access Easements
- Public Trail Easement
- Fire Protection Easement and Improvements
- Mailbox Improvement & Easement

Exhibit A

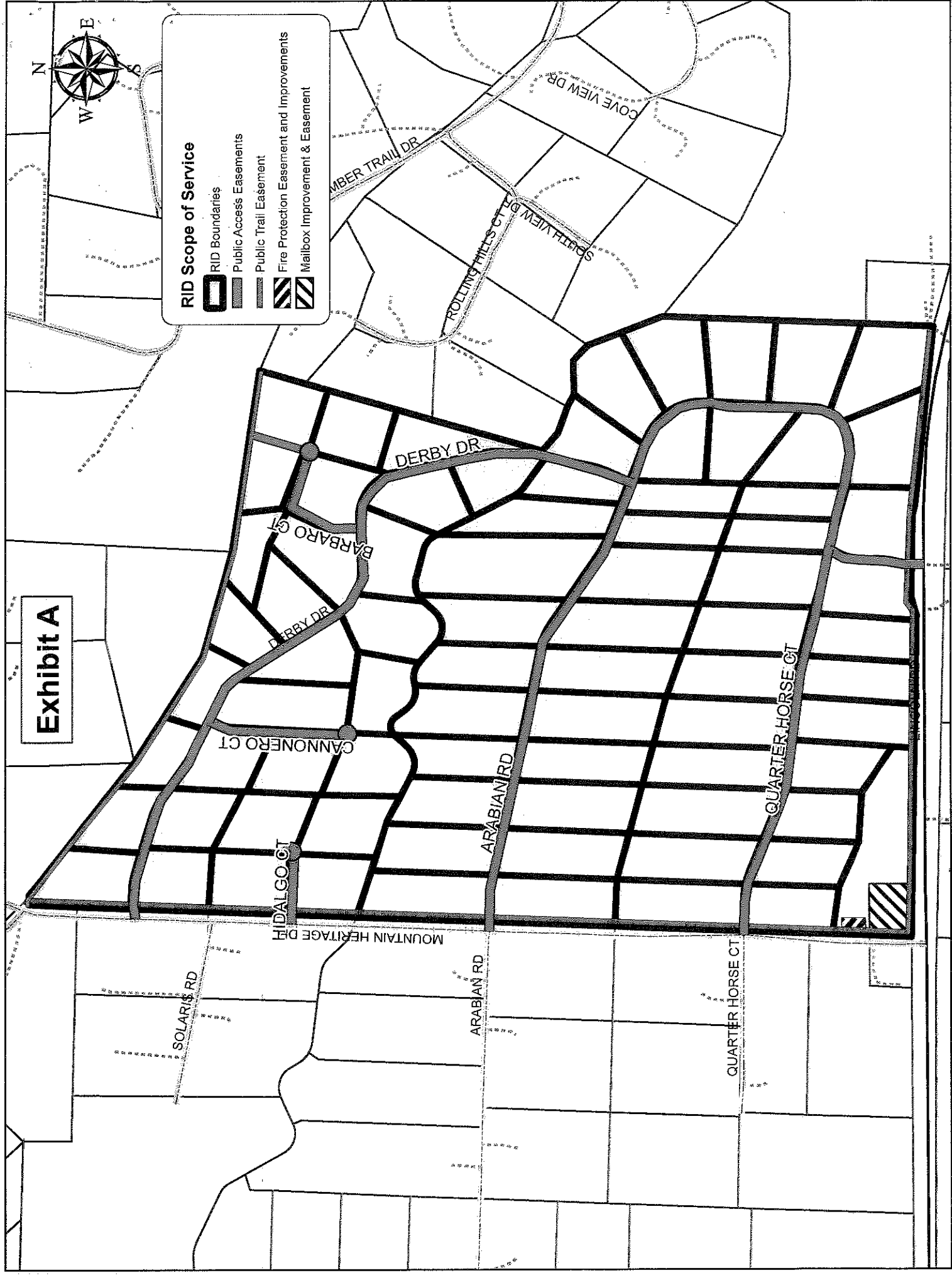


Exhibit B

Property ID Number	Site Address	Owner Name	Property Legal Description	Annual Assessment Amount
199513106130000	3267 QUARTER HORSE CT	BIKELAND THOMAS & STEPHANIE	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 67, COS #3149238	\$396.35
199513101110000	5673 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 53, COS #3149238	\$396.35
199513101130000	5687 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 52, COS #3149238 & 3202897	\$396.35
199513101150000	5689 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 50, COS #3149238 & 3202897	\$396.35
199513102030000	5741 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 27, COS #3149238	\$396.35
199513102050000	5795 BARBARO CT	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 26, COS #3149238	\$396.35
199513103030000	5788 BARBARO CT	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 20, COS #3149238	\$396.35
199513103070000	5805 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 19, COS #3149238	\$396.35
199513103090000	5813 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 16, COS #3149238	\$396.35
199513103100000	5825 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 15, COS #3149238	\$396.35
199513103130000	5837 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 9, COS #3149238	\$396.35
199513103150000	5859 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 8, COS #3149238	\$396.35
199513103170000	5871 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 1, COS #3149238	\$396.35
199513104010000	3204 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 30, COS #3149238	\$396.35
199513104050000	3238 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 34, COS #3149238	\$396.35
199513104070000	3240 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 36, COS #3149238	\$396.35
199513104090000	3252 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 38, COS #3149238	\$396.35
199513104110000	3264 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 40, COS #3149238	\$396.35
199513104130000	3276 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 42, COS #3149238	\$396.35
199513104210000	5730 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 29, COS #3149238 & 3202897	\$396.35
199513104250000	5764 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 22, COS #3149238	\$396.35
199513104290000	5802 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 17, COS #3149238	\$396.35
199513104330000	5824 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 14, COS #3149238	\$396.35
199513104350000	5778 CANNONERO CT	LATKA MICHAEL R. & KAREN J.	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 12, COS #3149238	\$396.35
199513104370000	5792 CANNONERO CT	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 11, COS #3149238	\$396.35
199513104390000	5830 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 10, COS #3149238	\$396.35
199513104410000	5856 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 7, COS #3149238	\$396.35
199513104430000	5872 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 2, COS #3149238	\$396.35
199513104450000	3210 HIDALGO CT	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 3, COS #3149238	\$396.35
199513105210000	5632 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 57, COS #3149238	\$396.35
199513105230000	5658 DERBY DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 55, COS #3149238	\$396.35
199513105330000	3277 ARABIAN RD	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 43, COS #3149238	\$396.35
199513106010000	5613 MOUNTAIN HERITAGE DR	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 79, COS #3149238	\$396.35
199513106070000	3231 QUARTER HORSE CT	CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 73, COS #3149238	\$396.35
199513106110000	3255 QUARTER HORSE CT	CHRISTIANSON CARL & KELSIE	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 69, COS #3149238	\$396.35
199513103010000	5792 BARBARO CT	CURTIS FARM INC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 24, COS #3149238	\$396.35
199513104330000	5779 CANNONERO CT	CURTIS FARM INC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 13, COS #3149238	\$396.35
199513105370000	3253 ARABIAN RD	CURTIS FARM INC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 59, COS #3149238	\$396.35
199513103050000	5777 BARBARO CT	CURTIS FARM INC & CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 21, COS #3149238	\$396.35
199513104510000	3205 HIDALGO CT	CURTIS FARM INC & CASTLE REEF DEVELOPMENT LLC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 4, COS #3149238	\$396.35
199513102070000	5796 BARBARO CT	CURTIS GREGORY I	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 25, COS #3149238	\$396.35
199513104030000	3216 ARABIAN RD	CURTIS JEFFREY G	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 32, COS #3149238	\$396.35
199513104170000	3300 ARABIAN RD	CURTIS JEFFREY G	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 46, COS #3149238	\$396.35

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Property ID Number	Site Address	Owner Name	Property Legal Description	Annual Assessment Amount
199513104330000	5750 DERBY DR	CURTIS JEFFREY G	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 28, COS #3149238	\$396.35
199513101030000	5627 DERBY DR	CURTIS LAURA ANN	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 59, COS #3149238	\$396.35
199513104770000	3220 HIDALGO CT	CURTIS TODD A	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 6, COS #3149238	\$396.35
199513104900000	3215 HIDALGO CT	CURTIS TODD A	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 5, COS #3149238	\$396.35
199513101070000	5651 DERBY DR	DAMUTH KEVIN W & MONIQUE L	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 56, COS #3149238	\$396.35
199513105030000	3218 QUARTER HORSE CT	FORKAN SHEA A	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 76, COS #3149238	\$396.35
199513105190000	5622 DERBY DR	GROTBO BENJAMIN M & TATIYANA N	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 60, COS #3149238	\$396.35
199513105130000	3278 QUARTER HORSE CT	HILL RICHARD J & JOCELYN R	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 66, COS #3149238	\$396.35
199513105450000	3205 ARABIAN RD	HILTUNEN CHRSTOPHER P & MELISSA A	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 31, COS #3149238	\$396.35
199513101090000	5663 DERBY DR	HUSEBY LEONARD & RHONDA	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 54, COS #3149238	\$396.35
199513105270000	3313 ARABIAN RD	HUTCHISON CARL J & THERESA M	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 49, COS #3149238	\$396.35
199513105390000	3241 ARABIAN RD	KAILEY DWANE E & LEAH M	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 37, COS #3149238	\$396.35
199513105090000	3254 QUARTER HORSE CT	KAVAJECZ JAMES J & NATALIE B	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 70, COS #3149238	\$396.35
199513105070000	3242 QUARTER HORSE CT	KERKE JOSEPH R & KORI L	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 72, COS #3149238	\$396.35
199513105010000	3206 QUARTER HORSE CT	KREI JOLEEN & HARGO	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 78, COS #3149238	\$396.35
199513104190000	3312 ARABIAN RD	LAROQUE CURTIS DEAN & ROXANNE	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 48, COS #3149238 & 3202897	\$396.35
199513105290000	3301 ARABIAN RD	MCGOWAN DANIEL	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 47, COS #3149238	\$396.35
199513105170000	5614 DERBY DR	MULDER HOMES INC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 62, COS #3149238	\$396.35
199513105250000	5684 DERBY DR	MULDER HOMES INC	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 51, COS #3149238	\$396.35
199513105150000	3290 QUARTER HORSE CT	NIDERMAIER WILLIAM E & MYRA	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 64, COS #3149238	\$396.35
199513106090000	3243 QUARTER HORSE CT	NOTTINGHAM KATHERINE	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 71, COS #3149238	\$396.35
199513106050000	3219 QUARTER HORSE CT	PANCOAST JAMES PATRICK & JONI ELLEN	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 75, COS #3149238	\$396.35
199513105050000	3230 QUARTER HORSE CT	PEDRAZZI JEB C & CHRISTY L	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 74, COS #3149238	\$396.35
199513106030000	3207 QUARTER HORSE CT	PERROS NICK C	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 77, COS #3149238	\$396.35
199513105410000	3229 ARABIAN RD	POCHA BRANDON P & CRAWFORD KELSEY J	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 35, COS #3149238	\$396.35
199513104150000	3288 ARABIAN RD	RICHARDS CARL K & DENISE M	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 44, COS #3149238	\$396.35
199513106170000	3291 QUARTER HORSE CT	RICHARDS CHAD & LISA	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 63, COS #3149238	\$396.35
199513101050000	5639 DERBY DR	RUSSELL SPENCER E & DIANE L	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 58, COS #3149238	\$396.35
199513106150000	3279 QUARTER HORSE CT	SCHULTZ CHRISTINE H E & JAMES R	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 65, COS #3149238	\$396.35
199513105350000	3265 ARABIAN RD	SMITH DAVID R & COLEEN L	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 41, COS #3149238	\$396.35
199513105110000	3266 QUARTER HORSE CT	SNOOK KENT M & GAYLE M	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 68, COS #3149238	\$396.35
199513104270000	5786 DERBY DR	THAUT KURT & BETH K	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 18, COS #3149238	\$396.35
199513105310000	3289 ARABIAN RD	THOMPSON DERRICK & HEATHER	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 45, COS #3149238	\$396.35
199513101010000	5615 DERBY DR	WILLIAMS EDWARD L	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 61, COS #3149238	\$396.35
199513105430000	3217 ARABIAN RD	WULCHAK DANNA-MARIE L & KIRK E	PANORAMIC MEADOWS SUBDIVISION, S13, T11 N, R03 W, Lot 33, COS #3149238	\$396.35
Total Annual Assessment				\$31,311.65