

RESOLUTION NO. 1857

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA, REDEFINING THE AREA INCLUDED WITHIN THE COLUMBIA FALLS STREET MAINTENANCE DISTRICT AND METHOD OF ASSESSMENT.

WHEREAS, the City of Columbia Falls has created by Resolution No. 794, a city-wide street maintenance district for the maintenance of all the streets, avenues, public ways and public places located therein; and

WHEREAS, the limits of the City of Columbia Falls have been expanded by Resolution to include certain property described in "Exhibit A" attached;

WHEREAS, certain lots and tracts located within the boundaries of the city-wide street maintenance district are larger in area than one half acre and potentially occupied by a single family residence which receive a benefit from a maintained street network that decreases with areas greater than one half acre;

Whereas, the City Council concluded that it is in the best interests of the public to remove the Municipal Park Land from the Street Maintenance Assessment district;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA, AS FOLLOWS:

Section One: That the limits of the City of Columbia Falls Street Maintenance District shall be expanded to include the following described real property, which property was annexed to the City as set forth in "Exhibit A".

Section Two: That lots and tracts, zoned and potentially occupied as single family residence, exceeding ½ acre will be assessed for square footage of ½ acre and 50% of the square footage exceeding ½ acre, as set forth in "Exhibit B".

Section Three: That Municipal Park Land be removed from the Street Maintenance District as set forth in "Exhibit C."

Section Four: The remaining provisions of Resolution No.794 creating the Columbia Falls Street Maintenance District shall continue in full force and effect.

Section Five: This Resolution shall be effective immediately upon its passage and approval by the City Council.

PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, THIS 16th DAY OF AUGUST, 2021. THE COUNCIL VOTING AS FOLLOWS:

AYES: Shepard, Fisher, Karper, Lovering, Piper, Robinson and Barnhart

NOES: None

ABSENT: None


City Clerk

APPROVED BY THE MAYOR OF COLUMBIA FALLS, MONTANA, THIS 16th DAY OF AUGUST, 2021.


Mayor

ATTEST:


City Clerk



Exhibit A for Resolution #1857

Assessor #	Subdivision or S-T-R	Lot/Legal	Owner	Total Sq. Ft.
420445	Misc. Tracts	8, 8E, 8H, 8HA, 8G, 8F & 8B	Cedar Palace LLC	1,126,897.20
543750	Misc. Tracts	2KA	Craven Family T.	8,276.40

Exhibit B - Large lot modifications

Subdivision;	Total S.f.	Modified sq. ft	Difference
11.1 Lenonville	259,904.50	206,182.75	53,721.75
13 Nucleus Addition	29,900.00	25,840.00	4,060.00
15 Robindale Addition	28,706.00	25,243.00	3,463.00
18 Van's Acres Tracts	21,876.00	21,828.00	48.00
22 River Terrace Estates	315,077.17	302,133.81	12,943.36
27 Peaceful River	108,507.96	65,143.98	43,363.98
28 River Park Estates	371,436.13	347,151.43	24,284.70
31 Riverwood Estates	1,780,449.34	1,184,254.67	596,194.67
34 Van's Riverside Lots	243,657.44	187,169.22	56,488.22
34.1 River Bend Way	74,139.12	58,849.56	15,289.56
39 Talbott Pines	23,929.00	22,854.50	1,074.50
41 Byrd's Addition	30,927.60	26,353.80	4,573.80
44 Riverbend Estates	233,497.16	198,619.36	34,877.80
45 Olie's Acres	22,208.00	21,994.00	214.00
46 Steele Estates	29,205.00	25,492.50	3,712.50
47 The Opalka Addition	27,007.20	24,393.60	2,613.60
5 Bennett's Addition	122,489.65	93,914.83	28,574.82
8 Crescent Addition	54,685.00	49,122.50	5,562.50
7 Clare Tracts 1st Add'n	91,486.00	78,413.00	13,073.00
100 Misc Tracts	1,525,483.56	1,013,211.80	512,271.76
1 CF Original	29,950.00	25,865.0000	4,085.00
Total	5,424,521.83	4,004,031.31	1,420,490.52

Exhibit C for Resolution #1706

City Parks:	Assessor #	sq. footage
Falls Park (@Glacier Ba	E000329	8,875.00
Green Belt/Veg Buffer	E000903	84,680.64
Toddler Park	E001181	48,012.00
Ball Park	E033159	58,391.50
Clare Park	E033162	117,612.00
Hoerner Park	E033270	58,240.00
Scenic View Park	E033308	94,974.00
Hilltop Park (Horine)	E033406	226,475.00
Pinewood Park	E033610	59,720.00
Fenholt Park	E033700	43,750.00
Schoenberg Park	E033810	62,500.00
Columbus Park	E033925	62,500.00
Marantette Park	E033926	165,635.30
Pinewood Park	E034056	74,670.00
Military Service Park (Lc	E034061	31,159.98
Rivers' Edge Park	E001171	1,244,944.80
Welcome Park	E001317	30,017.16
Kreck Riverside Park	E001181	10,846.44
Total Parks		2,483,003.82