

**CITY OF COLUMBIA FALLS  
MINUTES OF THE REGULAR MEETING  
November 21, 2016**

**Regular Meeting - Transact Routine Business**

Mayor Barnhart called the meeting to order at 7:00 p.m. with roll call as follows:

PRESENT: Mayor Barnhart

COUNCIL: Karper, Petersen, Shepard, Fisher and Piper

ABSENT: Lovering

**ROLL CALL**

Also present were City Manager Nicosia, City Clerk Staland, Deputy City Attorney Breck and Sergeant Murphy.

Pledge of Allegiance

**PLEDGE**

**APPROVAL OF AGENDA:**

Mayor Barnhart requested a motion to approve the agenda. Councilman Piper moved to approve the agenda, second by Councilman Petersen and the motion carried unanimously.

**AGENDA  
APPROVAL**

**CONSENT AGENDA:**

Councilman Karper moved to approve the consent agenda noting that all claims appeared to be in order, second by Councilman Petersen. Motion carried with Council voting as follows: YES: Petersen, Karper, Shepard, Fisher, Piper and Barnhart NOES: None. ABSENT: Lovering.

**CONSENT  
AGENDA  
APPROVAL**

A. Approval of Claims - \$ 52,278.96 - November 21, 2016

B. Approval of Payroll Claims - \$ 64,237.02 - November 18, 2016  
Payroll

C. Approval of Regular Meeting Minutes - November 7, 2016

**VISITOR/PUBLIC COMMENT:**

Tanna Friske, 2100 Driftwater Way, said she is concerned with vandalism in her Columbia Falls neighborhood. Ms. Friske said she called the Police Department to report two different incidents at her residence. Friske said she was in attendance this evening to voice her concern and mention she has heard similar concern from other citizens.

**VISITOR/PUBLIC  
COMMENT**

Mayor Barnhart said he has visited with different law enforcement departments in the area and there is a lot of theft going on in the valley. Councilman Piper encourages neighbors know what is going on in their neighborhood and to look out for one another.

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**PUBLIC HEARINGS/NOTICES:**

**A. Public Hearing:**

**NOTICE IS HEREBY GIVEN**, that the City Council of the City of Columbia Falls, Montana, will hold a public hearing on November 21, 2016 at 7:00 p.m. in the Columbia Falls City Hall, 130-6<sup>th</sup> Street West, Columbia Falls, Montana, to adopt a 2017 FY budget for the Tax Increment District Fund.

**PUBLIC HEARING-  
TIF FUND BUDGET**

The City received the estimated tax funding for the Tax Increment District Fund at the end of September, 2016. Based on the estimated tax funding, the City Council will appropriate funds, in the amount of \$50,000 for the 2017 FY to be spent as provided for in the Tax Increment District Statement of Need.

Mayor Barnhart asked City Manager for a staff report. City Manager Nicosia said this is the City's inaugural budget for the Tax Increment District Fund, #2310. The District was officially recognized and established as of January 1, 2016. With the August 2016 certified values, the incremental value was \$123,219. After all of the taxing jurisdictions established their 2016-17 FY mill levies, the County reported that the District will receive an estimated \$96,956.52. These funds will come to the City after Flathead County receives Nov. 30<sup>th</sup> and May 31<sup>st</sup> collections. The County remits receipts to the City, Typically December and January for the November collections and June and July for the May collections. Based on the statutory requirement to have available resources (cash) and established budgetary appropriations, Nicosia recommended the adoption of a budget in the amount of \$50,000. The city should receive slightly more than half of the tax collections before the June 30<sup>th</sup> fiscal year end thus meeting the available resources.

Councilman Petersen asked if the wayfinding signs come in at a lower amount what would happen to the remainder of the monies. Nicosia said the funds are appropriated within Fund 2310 and the City Council would determine what would happen to the remainder. Petersen asked about the intersection of Nucleus and Hwy 2, would that fall within the parameters that you have outlined. Nicosia said yes.

Mayor Barnhart opened and closed the public hearing at 7:18 p.m. after no one came forward to speak during the hearing.

**B. Notice of Public Hearing:** Mayor Barnhart read the notice of hearing:

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The Columbia Falls City-County Planning Board will hold a public hearing for the following item at their regular meeting on Tuesday, December 13, 2016 at 6:30 p.m. in the Council Chambers of City Hall, 130 6th Street West, Columbia Falls, Montana. The Columbia Falls City Council will hold a subsequent hearing on December 19, 2016 starting at 7:00 p.m. in the same location.

**NOTICE OF  
PUBLIC HEARING-  
Brunz Zone Change  
Request**

**Request for a Zone Change in the Columbia Falls Zoning Jurisdiction:**

William A. Brunz and Andrea R. Brunz, applicants, are requesting to amend the zoning district map on a portion of property in the Columbia Falls Zoning Jurisdiction. The applicants have a contract to purchase 11.87 acres of land that is currently zoned CR-3 (One-Family Residential) with a minimum lot size of 9,600 square feet. The applicants propose to change the zoning to CSAG-5 (Suburban Agricultural) with a five acre minimum lot size. The property is located on Rogers Road approximately 400 feet west of Highway 206 and is described as Tract 4 of COS 20092 in Section 16, T30N, R20W, P.M.M. in Columbia Falls.

Persons may testify at the hearing or submit written comments prior to the meeting. Written comment may be sent to Columbia Falls City Hall, Attention: Susan Nicosia, City Manager, 130 6<sup>th</sup> Street West, Room A, Columbia Falls, MT 59912. For more information call Eric Mulcahy, Columbia Falls City Planner at 755-6481.

**UNFINISHED BUSINESS**

None.

**UNFINISHED  
BUSINESS**

**NEW BUSINESS:**

A. Appoint Susan M. Nicosia as the Columbia Falls representative on the Flathead County Solid Waste Board – 3 year term ending June 30, 2019.

**NEW BUSINESS**

Councilman Piper motioned to appoint City Manager Susan Nicosia to another 3 year term as the City representative on the Flathead County Solid Waste Board, second by Councilman Shepard and the motion passed.

Councilman Shepard said he would like to see some gravel hauled in to City dumpster site to address the road condition.

**ORDINANCES/RESOLUTIONS:**

A. Resolution # 1740 - A Resolution of the City Council of the City of Columbia Falls, Montana, Adopting the 2016-17 FY Budget for the Tax Increment District Fund.

**RESOLUTION  
#1740 TIF FUND  
#2310 16-17 FY  
Budget**

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Councilman Shepard made motion to approve Resolution #1740, second by Councilman Fisher with Council Voting as follows. AYES: Karper, Petersen, Piper, Shepard, Fisher and Barnhart. NOES: None. ABSENT: Lovering.

B. Resolution #1741 - A Resolution of the City Council of the City of Columbia Falls, Montana, Adopting the National Incident Management System (NIMS) in Conjunction with Flathead County.

**RESOLUTION  
#1741-NIMS**

City Manager Nicosia said over the years the City has adopted multiple Resolutions adopting Flathead County pre-disaster and disaster mitigation comprehensive plans but none of them specific NIMS. In 2004, the City was supposed to adopt a NIMS Resolution. Mayor Barnhart asked if the Police Department has to recognize this in regular protocol. Nicosia replied we have adopted it as a City and Sergeant Murphy noted that the PD reports on NIBRS.

Councilman Fisher motioned to approve Resolution #1741, second by Councilman Piper with Council voting as follows. AYES: Petersen, Piper, Shepard, Fisher, Karper and Barnhart. NOES: None. ABSENT: Lovering.

C. Resolution #1742 - A Resolution of the City Council of the City of Columbia Falls, Montana, Designating the Planners of the Night of Lights 2016 and Designating Night of Lights 2016 Parade as an Official Activity of the City of Columbia Falls.

**RESOLUTION  
#1742-Night of  
Lights 2016**

Councilman Shepard made motion to approve Resolution #1742, second by Councilman Piper with Council voting as follows. AYES: Piper, Shepard, Fisher, Karper, Petersen and Barnhart. NOES: None. ABSENT: Lovering.

**REPORTS/BUSINESS FROM MAYOR & COUNCIL:**

Councilman Shepard said his term on the City/County Planning Board ends December 31<sup>st</sup> and he received a letter from the City Manager asking if he would serve another 2 year term. Mr. Shepard said he would serve another term unless another Council member wanted to be on the Board. Shepard asked Ms. Friske if she was aware of the new LED street lights being installed around town. Ms. Friske said no she was not aware of them. Shepard said they are much brighter and light up a wider area that may discourage with some of our theft problems.

Mayor Barnhart said he attended the championship football game and it was a great event and well attended. Mayor said with the buildings coming down are cleaning up town but would like to see the foundation holes filled in for safety reasons. Mayor said he inquired about the demolition of the Credit

**REPORTS FROM  
MAYOR AND  
COUNCIL**

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Union buildings and was told that at this point they are getting it cleaned up with no formal plans to build as of yet. CenturyLink had a sinkhole in the new asphalt. Mayor said he noticed the Whitefish Tree Company putting lights on the tree at the dentist office adjacent to City Hall which looks nice. Mayor suggested similar lights on the trees at the end of Nucleus with some lights on them.

**REPORTS/BUSINESS FROM CITY ATTORNEY:**

None.

**REPORT FROM  
CITY ATTORNEY**

**CITY MANAGER:**

City Manager suggested having regular meetings on December 5th and 19th. We will have a planning hearing on Dec. 19th as well as the hearing on the intent to create the Riverwood SID. We give notice of intent at the Dec. 5th council meeting. January 2nd is a holiday and Nicosia recommended cancelling that meeting due to the holiday schedule the week before. Monday, January 16th is also a holiday, so we will hold the council meeting on Tuesday, January 17th. Nicosia reported that Police Chief Peters starts Monday, November 28th.

**CITY MANAGER  
REPORT**

The following Planning Board members have elected to serve another 2 year term, Shepard, Hughes, Stein and Bonitz.

The Tree Board currently has two vacancies. Councilman Fisher said he will speak with some Forest Service folks to see if he can get some interest in serving on the Board.

Tentatively, we will have a 5th Monday meeting, January 30th with the City councils and Flathead County Commissioners. Nicosia is working on the 911 Center Interlocal and By-Laws committee and they intend on have a proposal ready for discussion. Nicosia volunteered Columbia Falls to host the 5th Monday meeting.

Nicosia said the Bridge Park is complete and is looking very nice. There will be signs in place at a later date.

The dam engineer gave the City the report on the extent and cost of repairs to the diversion ditch. The cost estimate is just under \$70,000, the City had estimated \$20,000 to repair. NRCS has grant funds available and the City will be working with them to help with the difference in costs.

**A. INFORMATIONAL CORRESPONDENCE** - List available for Review

**CORRESPONDEN  
CE/REPORTS**

**B. Reports:**

- a. Finance - October
- b. Police - October
- c. Fire - 2016 YTD report

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ADJOURN: Upon motion duly made the meeting adjourned at 7:51 p.m.

**ADJOURN**

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

APPROVED BY COUNCIL ACTION: December 5th, 2016