

Town of West Yellowstone

Tuesday, October 8, 2019

West Yellowstone Town Hall, 440 Yellowstone Avenue

TOWN COUNCIL WORK SESSION & MEETING

5:30 PM

Wastewater Moratorium, Distribution of Available Capacity

Discussion ∞

7:00 PM

Pledge of Allegiance

Purchase Orders #6831 to J & V Restaurant Supply, dishwasher for Povah Center, \$6014.09 ∞
#6832 through #6839 to SEI Electric Inc., replace lighting in Town Buildings ∞

Treasurer's Report & Securities Report

Claims ∞

Consent Agenda: **Minutes of the September 17, 2019 Town Council Meeting** ∞

Business License Applications ∞

- Barnes on Boundary, additional nightly rental

Advisory Board Report(s)

Town Manager & Department Head Reports

Comment Period

- **Public Comment**
- **Council Comments**

Presentation: National Park Ranger Julie Hannaford

Presentation: Gallatin County Law & Justice Center Bond ∞

County Commissioner Don Seifert

Gallatin County Commissioners Coordinator Whitney Bermes

NEW BUSINESS

Resolution No. 738, Wastewater Moratorium

Discussion/Action ∞

See Yellowstone Alpen Guides, Parking Plan Amendment

Discussion/Action ∞

Arrowhead II, Site Plan

Discussion/Action ∞

Ballot Issues Update, 3% Resort Tax Renewal, 1% Resort Tax Increase

Discussion ∞

Correspondence/FYI/Meeting Reminders

If viewing the agenda electronically, click the "∞" symbol to link to the associated documentation in the Town Council Packet.



Policy No. 16 (Abbreviated)

Policy on Public Hearings and Conduct at Public Meetings

Public Hearing/Public Meeting

A public hearing is a formal opportunity for citizens to give their views to the Town Council for consideration in its decision making process on a specific issue. At a minimum, a public hearing shall provide for submission of both oral and written testimony for and against the action or matter at issue.

Oral Communication

It is the Council's goal that citizens resolve their complaints for service or regarding employees' performance at the staff level. However, it is recognized that citizens may from time to time believe it is necessary to speak to Town Council on matters of concern. Accordingly, Town Council expects any citizen to speak in a civil manner, with due respect for the decorum of the meeting, and with due respect for all persons attending.

- No member of the public shall be heard until recognized by the presiding officer.
- Public comments related to non-agenda items will only be heard during the Public Comment portion of the meeting unless the issue is a Public Hearing. Public comments specifically related to an agenda item will be heard immediately prior to the Council taking up the item for deliberation.
- Speakers must state their name for the record.
- Any citizen requesting to speak shall limit him or herself to matters of fact regarding the issue of concern.
- Comments should be limited to three (3) minutes unless prior approval by the presiding officer.
- If a representative is elected to speak for a group, the presiding officer may approve an increased time allotment.
- If a response from the Council or Board is requested by the speaker and cannot be made verbally at the Council or Board meeting, the speaker's concerns should be addressed in writing within two weeks.
- Personal attacks made publicly toward any citizen, council member, or town employees are not allowed. Citizens are encouraged to bring their complaints regarding employee performance through the supervisory chain of command.

Any member of the public interrupting Town Council proceedings, approaching the dais without permission, otherwise creating a disturbance, or failing to abide by these rules of procedure in addressing Town Council, shall be deemed to have disrupted a public meeting and, at the direction of the presiding officer, shall be removed from the meeting room by Police Department personnel or other agent designated by Town Council or Operations Manager.

General Town Council Meeting Information

- Regular Town Council meetings are held at 7:00 PM on the first and third Tuesdays of each month at the West Yellowstone Town Hall, 440 Yellowstone Avenue, West Yellowstone, Montana.
- Presently, informal Town Council work sessions are held at 12 Noon on Tuesdays and occasionally on other mornings and evenings. Work sessions also take place at the Town Hall located at 440 Yellowstone Avenue.
- The schedule for Town Council meetings and work sessions is detailed on an agenda. The agenda is a list of business items to be considered at a meeting. Copies of agendas are available at the entrance to the meeting room.
- Agendas are published at least 48 hours prior to Town Council meetings and work sessions. Agendas are posted at the Town Offices and at the Post Office. In addition, agendas and packets are available online at the Town's website: www.townofwestyellowstone.com. Questions about the agenda may be directed to the Town Clerk at 646-7795.
- Official minutes of Town Council meetings are prepared and kept by the Town Clerk and are reviewed and approved by the Town Council. Copies of approved minutes are available at the Town Clerk's office or on the Town's website: www.townofwestyellowstone.com.

If viewing the agenda electronically, click the "∞" symbol to link to the associated documentation in the Town Council Packet.



EXHIBIT A

Sewer Capacity Allotment (October 2019)

- I. Available Capacity: Based on calculations from Forsgren and Associates, the Town has approximately 5,000 gallons per day of available capacity.
- II. Dormant Connections: All property owners that have existing connections that have not generated flow since October of 2018, will also need to submit an application if they plan to use their connection before October of 2020. In their application, they will have to specify the proposed uses and the timeframe of such usage. If the applicant does not utilize the capacity before October of 2020, then that capacity shall be temporarily re-allocated. The applicant will not be eligible for capacity until the Town completes the proposed wastewater upgrades. Any capacity allocated for these purposes, will be deducted from the available 5,000 gallons per day mentioned earlier in this document.
- III. Potential Usage of Unallocated Capacity: It is proposed that any capacity not used by dormant connections should be allocated evenly between commercial and residential usage.
- IV. All new projects or change of uses that will require increased or new sewer capacity will require the owner to apply through the lottery procedure. The Town will provide application forms for both residential and commercial projects. The Town will review and approve each application before the project is considered for capacity.
- V. Single family dwellings, duplexes and multiple family dwellings are defined in Section 13.04.010 WYMC. Single Family dwellings are assigned 1 SFE, based on an average use of 225 gpd and duplexes are assigned 2 SFE.
- VI. Nightly Rentals, a commercial use, are assigned 1.25 SFE. Multifamily dwellings or other commercial projects will be assigned SFEs by the Town Engineer will be determined on a case by case basis and best available data.
- VII. If any capacity remains after dormant connections are allocated, the Town will allocate the available capacity by a lottery process.

Lottery Process

- I. Commercial and residential applicants will be required to submit a completed application by _____, 2019. If the applicant has already filed a completed zoning application, then this will satisfy the filing requirement. Please contact the Town Offices to confirm that your application has been received.
- II. All applicants will be assigned a numbered card and these cards will be placed in a container. The Town will draw all the numbers and form two lists, in order drawn, of all residential and commercial projects.
- III. All sewer capacity will be allocated based on these two lists. The allocation will be based on the number of SFEs needed for the project based upon the Town Engineer's calculations.. If the project capacity is in excess of the available capacity, then the allocation will not be made and the Town will proceed to the next applicant on the list. There shall be no partial allocations. For example if a commercial project needs 50 SFE but only 5 are available, the project will be denied and another project drawn.
- IV. Sewer capacity allocations are non-transferrable.
- V. All projects selected in the lottery must submit zoning permit application, fees site plans and construction documents by March 15, 2020 and the Town will review for approval all plans submitted. If the site plans and construction documents are not approved, the applicant shall have until thirty (30) days to submit any supplemental information requested. If such supplemental information is not submitted within thirty (30) days of the request, the applicant may lose their sewer capacity allocation. Nothing herein relieves the applicant from the other requirements under the WYMC such as zoning permits, building permits, etc. In addition, all projects shall be under construction by June 30, 2020, otherwise the project will forfeit their capacity allocation. The Town may, based on extra-ordinary circumstances, allow for extension of these deadlines.
- VI. All forfeited sewer capacity will be allocated to next applicant on the respective list. If the forfeited sewer capacity does not meet the needs of the next applicant, then the Town will move to the next applicant on the respective list.

- VII. Any un-allocated capacity after the lottery, will be assigned on a first come – first serve basis. This newly allocated capacity will have the same deadlines mentioned above unless the applicant receives their capacity after those dates. In those cases, the applicant has thirty (30) days from the date of notice of the capacity allocation to submit site plans and construction documents for approval and ninety (90) days from the date of notice of capacity allocation to start construction. Due the time of year, the construction start deadline may be modified by the Town.
- VIII. The Town reserves the right to adjust or modify this process and/or decrease/increase available capacity.

DRAFT

TOWN OF WEST YELLOWSTONE MONTANA

info@townofwestyellowstone.com

PURCHASE ORDER

Date Ship Via Order No. 006831 Department Public Services

TO: J & V Restaurant Supply ADDRESS: 544 East Mendenhall St Bozeman MT 59715

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Table with 2 columns: Quantity, Description. Row 1: 1, CMA Dishmachine Model # CMA-180UC w/g

Estimated Cost \$ 6014.09 Authorized By [Signature] Requested By: David Amadio

VENDOR COPY - White OFFICE COPY - Canary

J & V Restaurant Supply

09/19/2019

Main item table with columns: Item, Qty, Description, Sell, Sell Total. Includes item image and detailed description of CMA Dishmachine.

Acceptance: Date: Printed Name: Project Grand Total: \$17,667.90

P.O. BOX 1570

**TOWN OF WEST YELLOWSTONE
MONTANA**

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *Town Hall*

Order No. *006832*

Department *Public Services*

TO: *SEI Electric, INC*

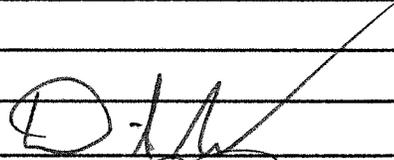
ADDRESS: *P.O. Box 3865
Idaho Falls Id. 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
1	Replace lighting in Building

Estimated Cost \$ *25,999.⁵⁵*

Authorized By



Requested By:



VENDOR COPY - White OFFICE COPY - Canary



September 16, 2019

TOWN OF WEST YELLOWSTONE
Attn: Daniel Sabolsky
440 Yellowstone Ave.
West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)
for the: **CITY HALL Building**
440 Yellowstone Ave., West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpackaging of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
- Coordinate all work with management to avoid business interruptions and conflicts at job site location
- Lighting design and fixture/ lamp specification as per recommendations of Troy Joslin, Certified Lighting Specialist at Electrical Wholesale Supply Co., in Bozeman, MT
- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

• Fixtures & Lamps Costs:	\$ 15,233.19
• Installation Labor Costs:	6,341.40
• Other Costs:	3,837.13
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>333.33</u>

ESTIMATED COST OF PROJECT: \$ 25,999.55

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680
-Attachment

NOTE:

- *An invoice will be prepared at the completion of the project. The Town of West Yellowstone is responsible for full payment of the invoice. It will be due and payable no later than the 10th of the month, following the date of the invoice (not contingent upon receipt of incentive/rebate payment from Fall River Electric).*
- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
- *The Notice to Proceed (as attached herewith), must be signed and returned to SEI Electric, Inc., no later than 09/30/2019. This will facilitate the ordering of all fixtures and materials and allow installation to begin in October 2019. Failure to return the attached Notice to Proceed by 09/30/2019 will delay the start of the project, until the Spring of 2020. All estimated costs of the project shall be recalculated at that time.*

P.O. BOX 1570

**TOWN OF WEST YELLOWSTONE
MONTANA**

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *CHP Building*

Order No. *006833*

Department *Public Services*

TO: *SET Electric, Inc*

ADDRESS: *P.O. Box 3845
Idaho Falls, Id 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
<i>1</i>	<i>Replace lighting in Building</i>

Estimated Cost \$ *8,705.⁰²*

Authorized By *[Signature]*
Requested By *[Signature]*

VENDOR COPY - White OFFICE COPY - Canary



September 16, 2019

TOWN OF WEST YELLOWSTONE

Attn: Daniel Sabolsky
440 Yellowstone Ave.
West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)

for the: **COMMUNITY HEALTH PARTNERS West Yellowstone Clinic**
11 Electric Street, West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpackaging of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
- Coordinate all work with management to avoid business interruptions and conflicts at job site location
- Lighting design and fixture/ lamp specification as per recommendations of Troy Joslin, Certified Lighting Specialist at Electrical Wholesale Supply Co., in Bozeman, MT
- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

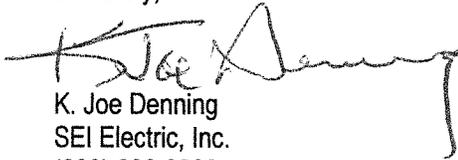
• Fixtures & Lamps Costs:	\$ 3,973.76
• Installation Labor Costs:	2,960.10
• Other Costs:	1,292.05
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>224.61</u>

ESTIMATED COST OF PROJECT: \$ 8,705.02

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680

-Attachment

NOTE:

- *An invoice will be prepared at the completion of the project. The Town of West Yellowstone is responsible for full payment of the invoice. It will be due and payable no later than the 10th of the month, following the date of the invoice (not contingent upon receipt of incentive/rebate payment from Fall River Electric).*
- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
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P.O. BOX 1570

TOWN OF WEST YELLOWSTONE MONTANA

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *Yellowstone Historic Center*

Order No. *006834*

Department *Public Services*

TO: *JEI Electric, Inc*

ADDRESS: *P.O. Box 3865
Idaho Falls, Id 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
1	<i>Replace lighting in Building</i>

Estimated Cost \$ *19,981.⁹⁴*

Authorized By



Requested By:



VENDOR COPY - White OFFICE COPY - Canary



September 16, 2019

TOWN OF WEST YELLOWSTONE

Attn: Daniel Sabolsky

440 Yellowstone Ave.

West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)

for the: YELLOWSTONE HISTORIC CENTER Office / UNION PACIFIC DINING HALL

220 Yellowstone Ave., West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpackaging of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
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- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

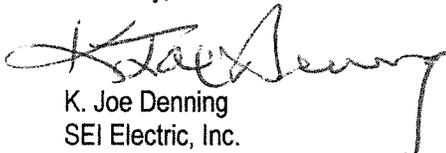
• Fixtures & Lamps Costs:	\$ 12,185.20
• Installation Labor Costs:	4,641.00
• Other Costs:	2,597.85
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>303.39</u>

ESTIMATED COST OF PROJECT: \$ 19,981.94

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680

-Attachment

NOTE:

- *An invoice will be prepared at the completion of the project. The Town of West Yellowstone is responsible for full payment of the invoice. It will be due and payable no later than the 10th of the month, following the date of the invoice (not contingent upon receipt of incentive/rebate payment from Fall River Electric).*
- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
- *The Notice to Proceed (as attached herewith), must be signed and returned to SEI Electric, Inc., no later than 09/30/2019. This will facilitate the ordering of all fixtures and materials and allow installation to begin in October 2019. Failure to return the attached Notice to Proceed by 09/30/2019 will delay the start of the project, until the Spring of 2020. All estimated costs of the project shall be recalculated at that time.*

P.O. BOX 1570

**TOWN OF WEST YELLOWSTONE
MONTANA**

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *Library*

Order No. *006835*

Department *Public Services*

TO: *SEI Electric, Inc.*

ADDRESS: *P.O. Box 3865
Idaho Falls, Id. 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
1	<i>Replace lighting in Building</i>

Estimated Cost \$ *13,394.²⁹*

Authorized By

DAN

Requested By:

[Signature]

VENDOR COPY - White OFFICE COPY - Canary



September 16, 2019

TOWN OF WEST YELLOWSTONE

Attn: Daniel Sabolsky

440 Yellowstone Ave.

West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)

for the: LIBRARY

23 Dunraven St., West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpackaging of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
- Coordinate all work with management to avoid business interruptions and conflicts at job site location
- Lighting design and fixture/ lamp specification as per recommendations of Troy Joslin, Certified Lighting Specialist at Electrical Wholesale Supply Co., in Bozeman, MT
- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

• Fixtures & Lamps Costs:	\$ 5,326.20
• Installation Labor Costs:	5,479.50
• Other Costs:	2,063.47
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>270.62</u>

ESTIMATED COST OF PROJECT: \$ 13,394.29

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680

-Attachment

NOTE:

- *An invoice will be prepared at the completion of the project. The Town of West Yellowstone is responsible for full payment of the invoice. It will be due and payable no later than the 10th of the month, following the date of the invoice (not contingent upon receipt of incentive/rebate payment from Fall River Electric).*
- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
- *The Notice to Proceed (as attached herewith), must be signed and returned to SEI Electric, Inc., no later than 09/30/2019. This will facilitate the ordering of all fixtures and materials and allow installation to begin in October 2019. Failure to return the attached Notice to Proceed by 09/30/2019 will delay the start of the project, until the Spring of 2020. All estimated costs of the project shall be recalculated at that time.*

P.O. BOX 1570

TOWN OF WEST YELLOWSTONE MONTANA

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *Museum of West Yellowstone*

Order No. *006836*

Department *Public Services*

TO: *SEI Electric, Inc.*

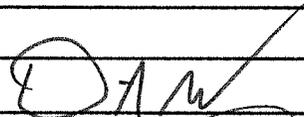
ADDRESS: *P.O. Box 3865
Idaho Falls, Id. 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
1	<i>Replace lighting in Building</i>

Estimated Cost \$ *12,583.⁸³*

Authorized By



Requested By



VENDOR COPY - White OFFICE COPY - Canary



September 16, 2019

TOWN OF WEST YELLOWSTONE

Attn: Daniel Sabolsky

440 Yellowstone Ave.

West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)

for the: **MUSEUM OF YELLOWSTONE**

104 Yellowstone Ave., West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpackaging of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
- Coordinate all work with management to avoid business interruptions and conflicts at job site location
- Lighting design and fixture/ lamp specification as per recommendations of Troy Joslin, Certified Lighting Specialist at Electrical Wholesale Supply Co., in Bozeman, MT
- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

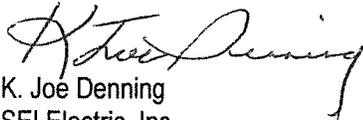
• Fixtures & Lamps Costs:	\$ 5,411.44
• Installation Labor Costs:	4,192.50
• Other Costs:	2,458.80
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>266.59</u>

ESTIMATED COST OF PROJECT: \$ 12,583.83

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680

-Attachment

NOTE:

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- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
- *The Notice to Proceed (as attached herewith), must be signed and returned to SEI Electric, Inc., no later than 09/30/2019. This will facilitate the ordering of all fixtures and materials and allow installation to begin in October 2019. Failure to return the attached Notice to Proceed by 09/30/2019 will delay the start of the project, until the Spring of 2020. All estimated costs of the project shall be recalculated at that time.*

P.O. BOX 1570

TOWN OF WEST YELLOWSTONE MONTANA

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *Police Station*

Order No. *006837*

Department *Public Services*

TO: *SEI Electric, Inc.*

ADDRESS: *P.O. Box 3865
Idaho Falls, Id 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
<i>1</i>	<i>Replace lighting in Building</i>

Estimated Cost \$ *3,503.⁰⁰*

Authorized By *[Signature]*

Requested By: *[Signature]*



September 16, 2019

TOWN OF WEST YELLOWSTONE

Attn: Daniel Sabolsky

440 Yellowstone Ave.

West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)

for the: **POLICE STATION**

124 Yellowstone Ave., West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpackaging of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
- Coordinate all work with management to avoid business interruptions and conflicts at job site location
- Lighting design and fixture/ lamp specification as per recommendations of Troy Joslin, Certified Lighting Specialist at Electrical Wholesale Supply Co., in Bozeman, MT
- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

• Fixtures & Lamps Costs:	\$ 1,717.01
• Installation Labor Costs:	932.10
• Other Costs:	496.39
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>103.00</u>

ESTIMATED COST OF PROJECT: \$ 3,503.00

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680

-Attachment

NOTE:

- *An invoice will be prepared at the completion of the project. The Town of West Yellowstone is responsible for full payment of the invoice. It will be due and payable no later than the 10th of the month, following the date of the invoice (not contingent upon receipt of incentive/rebate payment from Fall River Electric).*
- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
- *The Notice to Proceed (as attached herewith), must be signed and returned to SEI Electric, Inc., no later than 09/30/2019. This will facilitate the ordering of all fixtures and materials and allow installation to begin in October 2019. Failure to return the attached Notice to Proceed by 09/30/2019 will delay the start of the project, until the Spring of 2020. All estimated costs of the project shall be recalculated at that time.*

P.O. BOX 1570

**TOWN OF WEST YELLOWSTONE
MONTANA**

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER *4000-431350-920*

Date *Oct 3, 2019*

Ship Via *Povak Community Center*

Order No. *006838*

Department *Public Services*

TO: *SEI Electric, Inc.*

ADDRESS: *P.O. Box 3865
Idaho Falls, Id 83403*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
1	Replace lighting in Building

Estimated Cost \$ *19,171.⁷¹*

Authorized By *[Signature]*

Requested By *[Signature]*

VENDOR COPY - White OFFICE COPY - Canary



September 16, 2019

TOWN OF WEST YELLOWSTONE
Attn: Daniel Sabolsky
440 Yellowstone Ave.
West Yellowstone, MT 59758

Electrical Estimate - Lighting Retrofit (Revised)
for the: **POVAH COMMUNITY & SENIOR CENTER**
10 S. Geysler St., West Yellowstone, MT 59758

Estimate for all labor, purchase, removal and installation of fixtures and/or lamps. Also, includes the handling of materials, to include loading, unloading and unpacking of new fixtures and/or lamps, and disposal of old fixtures and/or lamps, as follows:

Scope of Work:

- Provide a complete electrical installation pursuant to the National Electrical Code and per Local jurisdiction
- Secure a State of MT electrical permit, plus arrange for all required inspections
- Use only quality products and provide qualified labor with proper supervision
- Provide daily job site cleanup to remove all electrical debris
- Coordinate all work with management to avoid business interruptions and conflicts at job site location
- Lighting design and fixture/ lamp specification as per recommendations of Troy Joslin, Certified Lighting Specialist at Electrical Wholesale Supply Co., in Bozeman, MT
- Miscellaneous supplies shall include wire, connectors, and supplies to be determined at time of installation
- Disposal of existing fixtures shall be by SEI Electric, Inc.
- Travel and meals are an estimate based on estimated labor to complete
- All installation labor is guaranteed for a period of (1) year from date of installation
- All materials warranty limited to Manufacturer's warranty
- It will be assumed that SEI Electric, Inc. will have unlimited access to all related buildings, during scheduled time of installation

Summary of Estimated Cost of Project:

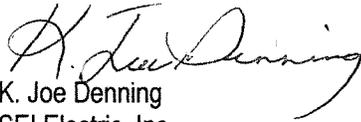
• Fixtures & Lamps Costs:	\$ 11,208.41
• Installation Labor Costs:	4,387.50
• Other Costs:	3,021.94
• *Materials Handling & Delivery:	254.50
• Electrical Permit:	<u>299.36</u>

ESTIMATED COST OF PROJECT: \$ 19,171.71

**Based on a minimum of the materials for (4) projects being delivered at one time.*

Thank you, for the opportunity to serve as your electrical contractor on this project.

Sincerely,



K. Joe Denning
SEI Electric, Inc.
(208) 206-0680
-Attachment

NOTE:

- *An invoice will be prepared at the completion of the project. The Town of West Yellowstone is responsible for full payment of the invoice. It will be due and payable no later than the 10th of the month, following the date of the invoice (not contingent upon receipt of incentive/rebate payment from Fall River Electric).*
- *All incentive/rebate payment from Fall River Electric will be made to the Town of West Yellowstone.*
- *Any changes to estimate shall be by approved change order, only. Said change order shall be billed in addition to the estimate.*
- *All prices are guaranteed for (30) days from the date of this estimate.*
- *In the event of inclement weather at the time of installation (making travel of a hazardous nature), lodging and meals for all SEI Electric, Inc. personnel will be invoiced, per change order.*
- *The Notice to Proceed (as attached herewith), must be signed and returned to SEI Electric, Inc., no later than 09/30/2019. This will facilitate the ordering of all fixtures and materials and allow installation to begin in October 2019. Failure to return the attached Notice to Proceed by 09/30/2019 will delay the start of the project, until the Spring of 2020. All estimated costs of the project shall be recalculated at that time.*

P.O. BOX 1570

TOWN OF WEST YELLOWSTONE MONTANA

PHONE: 406-646-7795

FAX: 406-646-7511

info@townofwestyellowstone.com

PURCHASE ORDER

Date *Oct 3, 2019*

Ship Via

Order No. **006839**

Department *Public Service*

TO: *FWSCO Idaho Falls Branch*

ADDRESS: *3140 McNeil Dr
Idaho Falls, Id 83402*

PLEASE FURNISH THE TOWN OF WEST YELLOWSTONE WITH:

Quantity	Description
<i>12</i>	<i>Light Poles 2808. ⁸⁴ ea</i>

Estimated Cost \$ *33,706.⁰⁸*

Authorized By *[Signature]*

Requested By *[Signature]*

VENDOR COPY - White OFFICE COPY - Canary

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TOWN OF WEST YELLOWSTONE
Claim Approval List
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* ... Over spent expenditure

Claim	Vendor #/Name/ Check Invoice #/Inv Date/Description	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
46163	2894 Brannon & Brannon Psychological	800.00					
	09/23/19 Pre-Emplymnt screen Dispatch	400.00		DSPTCH	1000 420100	351	101000
	09/09/19 Pre-Emplymnt screen Dispatch	400.00		DSPTCH	1000 420100	351	101000
46165	2551 Thyssenkrupp Elevator Corp	443.20					
	3004875993 10/01/19 elevator maint-Povah	443.20		POVAH	1000 411255	350	101000
46168	2845 Kasting, Kauffman & Mersen, PC	2,406.73					
	09/18/19 legal services	2,295.00		LEGAL	1000 411100	352	101000
	09/18/19 postage/copies	17.25		LEGAL	1000 411100	870	101000
	09/18/19 phone/fax	0.00		LEGAL	1000 411100	345	101000
	09/18/19 travel	94.48		LEGAL	1000 411100	373	101000
46170	2088 Town West Yellowstone	1,082.58					
	09/30/19 utility chrgs, Chamber, 895	102.66		BLDGS	1000 411257	340	101000
	09/30/19 utility chrgs, UPDL, 892	77.82		BLDGS	1000 411252	340	101000
	09/30/19 utility chrgs, PS Shops, 884	35.38		BLDGS	1000 411253	340	101000
	09/30/19 utility chrgs. Povah Ctr, 887	126.27		BLDGS	1000 411255	340	101000
	09/30/19 utility chrgs, Police Dept,886	45.11		BLDGS	1000 411258	340	101000
	09/30/19 utility chrgs, City Park, 885	466.71		BLDGS	1000 411253	340	101000
	09/30/19 utility chrgs, Library, 891	39.93		LIBBLD	1000 411259	340	101000
	09/30/19 utility chrgs, Lift #1, 903	15.69		SEWER	5310 430600	340	101000
	09/30/19 utility chrgs, Twn Hall, 921	173.01		TWNHAL	1000 411250	340	101000
46171	95 Energy West-Montana	1,018.47					
	09/27/19 nat gas 210361788 updl	268.26		UPDH	1000 411252	344	101000
	09/27/19 nat gas 210360293 Police	31.27		POLBLD	1000 411258	344	101000
	09/27/19 nat gas 210361746 Pub Services	132.75		STREET	1000 430200	344	101000
	09/27/19 nat gas 210361811 old firehall	31.27		PARK	1000 460430	344	101000
	09/27/19 nat gas 210363966 old bld ins	25.63		STREET	1000 430200	344	101000
	09/27/19 nat gas 210360540 library	41.13		LIBBLD	1000 411259	344	101000
	09/27/19 nat gas 210364599 Povah	222.88		POVAH	1000 411255	344	101000
	09/27/19 nat gas 210361697 Iris Lift St	38.32		PUBSVC	1000 430200	344	101000
	09/27/19 nat gas 210365425 Twn Hall	197.11		TWNHAL	1000 411250	344	101000
	09/27/19 nat gas 210361655 Mad Add Sewe	29.85		SEWER	5310 430600	344	101000
46172	42 Fall River Electric	9,899.28					
	09/19/19 PARK, old firehouse 2901001	45.16		PARK	1000 411253	341	101000
	09/19/19 povah comm ctr 4212001	274.79		POVAH	1000 411255	341	101000
	09/19/19 unmetered lights 4212004	1,451.25		STLITE	1000 430263	341	101000
	09/19/19 RR Well 4212005	38.00		WATER	5210 430500	341	101000
	09/19/19 SEWER LIFT STATION 4212006	328.69		SEWER	5310 430600	341	101000
	09/19/19 SEWER PLANT 4212007	1,495.78		SEWER	5310 430600	341	101000
	09/19/19 POLICE 4212008	145.66		POLICE	1000 411258	341	101000

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TOWN OF WEST YELLOWSTONE
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	09/19/19	TOWN HALL 4212009		493.49		TWNHLA	1000 411250	341	101000
	09/19/19	ICE RINK 421010		39.28		PARKS	1000 411253	341	101000
	09/19/19	MAD SEWER LIFT 4212014		85.28		SEWER	5310 430600	341	101000
	09/19/19	Hayden/Grouse Well 4212015		39.05		WATER	5210 430500	341	101000
	09/19/19	MADADD H2O Tower 4212017		52.38		WATER	5210 430500	341	101000
	09/19/19	SHOP 4212018		125.00		STREET	1000 430200	341	101000
	09/19/19	ANIMAL 4212029		55.64		ANIML	1000 440600	341	101000
	09/19/19	CLORINATOR 4212030		49.59		WATER	5210 430500	341	101000
	09/19/19	Electric Well 4212031		39.22		WATER	5210 430500	341	101000
	09/19/19	PARK 4212032		91.28		PARKS	1000 411253	341	101000
	09/19/19	UPDH 4212041		459.69		UPDH	1000 411252	341	101000
	09/19/19	SEWER TREAT SERV 4212046		4,431.20		SEWER	5310 430600	341	101000
	09/19/19	LIBRARY 23 dunraven 4212054		158.85		LIBR	1000 411259	341	101000
46173		2853 Two Seasons Recycling		500.00					
	2019647	09/30/19 monthly recycling		500.00		PARKS	1000 460430	534	101000
46174		2813 Century Link		1,534.94					
	10/19/19	DSL Pub Serv Office 646-7949		0.00		BLDINS	1000 430200	345	101000
	09/19/19	Police 646-7600		322.47		POLICE	1000 420160	345	101000
	09/19/19	E911 Viper 646-5170		104.10		E911	2850 420750	345	101000
	09/19/19	E911 255-9710		1,000.52		E911	2850 420750	345	101000
	09/19/19	E911 255-9712		24.51		E911	2850 420750	345	101000
	09/19/19	Alarm Lines, 646-5185		83.34		TWNHAL	1000 411250	345	101000
46175		2546 Century Link QCC		10.78					
	1477277432	09/23/19 long dist chg 406-646-7600		10.78		DISPAT	1000 420160	345	101000
46177		266 Utilities Underground Location		103.62					
	9095328	09/30/19 excavation notifications		103.62		WATER	5210 430500	357	101000
		10/31/19 excavation notifications		0.00		SEWER	5310 430600	357	101000
46178		2789 WEX Bank		3,602.05					
	09/30/19	07 Ford Expedition 6-54563A		232.92		SS	1000 450135	231	101000
	09/30/19	06 Dodge Durango 6-1374		138.39		PUBSER	1000 430200	231	101000
	09/30/19	17 Dodge Ram #1		277.24		POLICE	1000 420100	231	101000
	09/30/19	17 Dodge Ram #2		481.59		POLICE	1000 420100	231	101000
	09/30/19	10 Ford Expedition 6-000046		161.46		POLICE	1000 420100	231	101000
	09/30/19	11 Ford Expedition 6-21425A		30.49		POLICE	1000 420100	231	101000
	09/30/19	10 JD 310SJ Backhoe		287.69		STREET	1000 430200	231	101000
	10/01/19	77 Int'l Dumptruck		0.00		STREET	1000 430200	231	101000
	10/01/19	Snow Blower		0.00		STREET	1000 430200	231	101000
	10/01/19	02 Freightliner		0.00		STREET	1000 430200	231	101000
	10/01/19	140 G Grader		0.00		STREET	1000 430200	231	101000
	10/01/19	CAT 936 Loader		0.00		STREET	1000 430200	231	101000

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	09/30/19	91 Ford 6-582		143.31		STREET	1000 430200	231	101000
	09/30/19	15 Sweeper		122.32		STREET	1000 430200	231	101000
	10/01/19	SS Snow Blower Green		0.00		STREET	1000 430200	231	101000
	09/30/19	14 Water Truck		125.41		STREET	1000 430200	231	101000
	10/01/19	00 Freightliner Dump 6-60700A		0.00		STREET	1000 430200	231	101000
	10/01/19	2010 JD 772 Grader		0.00		POLICE	1000 420100	231	101000
	09/30/19	02 Fhrt Dump truck 6-54564A		112.63		STREET	1000 430200	231	101000
	10/01/19	08 Ford Pickup 6-1450		0.00		STREET	1000 430200	231	101000
	09/30/19	08 GMC Pickup 6-1484		119.69		STREET	1000 430200	231	101000
	09/30/19	08 CAT 938H Loader		202.59		STREET	1000 430200	231	101000
	09/30/19	08 904B MiniLoader		47.30		STREET	1000 430200	231	101000
	10/01/19	01 Freightliner		0.00		STREET	1000 430200	231	101000
	10/01/19	01 Freightliner		0.00		STREET	1000 430200	231	101000
	09/30/19	08 Ford Escape (multi-use)		52.36		DISPAT	1000 420160	370	101000
	09/30/19	14 Police Interceptor		186.26		POLICE	1000 420100	231	101000
	09/30/19	15 Ford F-250		138.21		STREET	1000 430200	231	101000
	09/30/19	18 Dodge Ram-PS		256.24		STREET	1000 430200	231	101000
	09/30/19	18 Dodge Ram- Police		278.69		POLICE	1000 420100	231	101000
	09/30/19	19 Dodge Durango PD		207.26		POLICE	1000 420100	231	101000
46179		2952 DIS Technologies		595.00					
	34385	09/05/19 Monthly Managed Svcs-Dspatch		595.00		DISPCH	1000 420160	398	101000
46181		1514 Verizon Wireless		797.15					
		20 Smartphones							
		1 regular phonenl							
		5 laptops							
	09/20/19	640-0108, Police		28.99		POLICE	1000 420100	345	101000
	09/20/19	640-0121 Laptop		40.01		STREET	1000 420100	345	101000
	09/20/19	640-0141 Street SP		28.99		STREET	1000 430200	345	101000
	09/20/19	640-0159 Street SP		28.99		STREET	1000 430200	345	101000
	09/20/19	640-1103, Operator SP		28.99		STREET	1000 430200	345	101000
	09/20/19	640-1438, SS Director		17.30		SOCSEK	1000 450135	345	101000
	09/20/19	640-1460, Library Dir, SP		28.99		LIBRAR	2220 460100	345	101000
	09/20/19	640-1461, Street, SP		28.99		WATER	5210 430500	345	101000
	09/20/19	640-1462, Operator, SP		28.99		WATER	5210 430500	345	101000
	09/20/19	640-1463, Deputy PSS, SP		28.99		SEWER	5310 430600	345	101000
	09/20/19	640-1472, Ops Mgr, SP		28.99		ADMIN	1000 410210	345	101000
	09/20/19	640-1676, Rec Coord, SP		28.99		REC	1000 460440	345	101000
	09/20/19	640-1754, COP, SP		28.99		POLICE	1000 420100	345	101000
	09/20/19	640-1755, Police		28.99		POLICE	1000 420100	345	101000
	09/20/19	640-1756, Police		28.99		POLICE	1000 420100	345	101000
	09/20/19	640-1757, Police		28.99		POLICE	1000 420100	345	101000
	09/20/19	640-1758, Police, SP		28.99		POLICE	1000 420100	345	101000
	09/20/19	640-1759, Police		28.99		POLICE	1000 420100	345	101000

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TOWN OF WEST YELLOWSTONE
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Claim	Check	Invoice #/Inv Date/Description	Vendor #/Name/ Line \$	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
	09/20/19	640-7547, Street SP		28.99		PARKS	1000 460430	345	101000
	10/20/19	640-9074, PSS, SP		28.99		SEWER	5310 430600	345	101000
	09/20/19	640-2195 683 laptop		40.01		POLICE	1000 420100	345	101000
	09/20/19	640-2551 COP laptop		40.01		POLICE	1000 420100	345	101000
	09/20/19	641-0184 686 laptop		40.01		POLICE	1000 420100	345	101000
	09/20/19	641-0207 681 laptop		40.01		POLICE	1000 420100	345	101000
	09/20/19	640-2354 Exec Assist		28.99		ADMIN	1000 410210	345	101000
	09/20/19	640-2629 City Judge		28.99		COURT	1000 410360	345	101000
46182		2822 ClearBlu Cleaning Services		3,960.00					
	09/30/19	Sept 2019 - Town Hall		1,000.00		TWNHLL	1000 411250	357	101000
	09/30/19	Sept 2019 - Library		400.00		LIBES	1000 411259	357	101000
	09/30/19	Sept 2019 - Trailhead Bldng.		260.00		TRLHED	1000 411256	350	101000
	09/30/19	Sept 2019 - Povah		450.00		POVAH	1000 411255	350	101000
	09/30/19	Sept 2019 - Chamber Bldng.		1,100.00		CHAMB	1000 411257	357	101000
	09/30/19	Sept 2019 - Park Bathrooms		500.00		PARKS	1000 411253	357	101000
	09/30/19	Sept 2019 - Dispatch Center		250.00		POLICE	1000 411258	398	101000
46183		2852 Blackfoot Communications		2,010.61					
	10/15/19	602-4908, povah center		0.00		POVAH	1000 411255	345	101000
	09/15/19	646-5106, fax soc svc		40.53		SOCSRV	1000 450135	345	101000
	09/15/19	646-5119, police station		40.53		POLICE	1000 420160	345	101000
	09/15/19	646-5141, sewer plant alarm		40.53		SEWER	5310 430600	345	101000
	09/15/19	646-5185, town hall alarm		40.53		TWNHAL	1000 411250	345	101000
	09/15/19	646-7311, social services		62.32		SOCSRV	1000 450135	345	101000
	09/15/19	646-7481, povah elevator		40.53		POVAH	1000 411255	345	101000
	09/15/19	646-7511, town hall fax		40.53		TWNHAL	1000 411250	345	101000
	09/15/19	646-7609, public works		47.63		PUBSVC	1000 430200	345	101000
	09/15/19	646-7650, police station fax		40.53		POLICE	1000 420160	345	101000
	09/15/19	646-7715, povah center		31.85		POVAH	1000 411255	345	101000
	09/15/19	646-7795, town hall		242.37		TWNHAL	1000 411250	345	101000
	09/15/19	646-7845, court clerk		16.87		COURT	1000 410360	345	101000
	09/15/19	646-9017, library		41.85		LIBRAR	2220 460100	345	101000
	09/15/19	646-9027, sewer plant alarm		40.53		SEWER	5310 430600	345	101000
	09/15/19	ethernet, library		300.00		LIBRAR	2220 460100	345	101000
	09/15/19	ethernet, povah center		310.00		POVAH	1000 411255	345	101000
	09/15/19	ethernet, police station		350.00		POLICE	1000 411258	345	101000
	09/15/19	ethernet, town hall		272.00		TWNHAL	1000 411250	345	101000
	09/15/19	602-4909, town hall judge		11.48		COURT	1000 410360	345	101000

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46184	73 Westmart Building Center	4,908.70					
	10/27/19 Street Buildings	0.00		BULDNG	1000 430200	366	101000
	10/27/19 Street Supplies	426.55		STREET	1000 430200	220	101000
	10/27/19 Stage Maint.	0.00		PARKS	1000 460430	369	101000
	09/27/19 Sewer Supplies	65.19		SEWER	5310 430600	220	101000
	10/27/19 Water Supplies	486.86		WATER	5210 430500	220	101000
	10/27/19 Police Building Supplies	0.00		POLICE	1000 411258	366	101000
	10/27/19 Police Supplies	0.00		POLICE	1000 420100	220	101000
	10/27/19 Court Supplies	0.00		COURT	1000 410360	220	101000
	09/27/19 UPDL Supplies	306.62		UPDL	1000 411252	220	101000
	09/27/19 UPDL-Capital Projects-CHP park	19.44			4000 460460	920	101000
	10/27/19 Library Supplies	0.00		LIBES	2220 460100	220	101000
	09/27/19 Town Hall Supplies	472.16		TWNHAL	1000 411250	366	101000
	10/27/19 Blding Dept. supplies	0.00		BLDINS	1000 420531	220	101000
	09/27/19 Chamber Bldng.	28.01*			1000 411257	366	101000
	09/27/19 Povah Ctr. Suuplies	4.92		POVAH	1000 411255	220	101000
	09/27/19 Parks Grounds	1,941.55		PARKS	1000 460430	365	101000
	09/27/19 Parks Supplies	634.90		PARKS	1000 460430	220	101000
	09/27/19 Parks Sm. Equip.	465.49		PARKS	1000 460430	212	101000
	09/27/19 Parks Buildings	21.57*		PARKS	1000 460430	366	101000
	09/27/19 Cemetery Supplies	0.00		CEM	2240 430900	220	101000
	09/27/19 Clinic Supplies	35.44		CLINIC	1000 411251	366	101000
	10/27/19 Social Services Supplies	0.00		SOCSRV	1000 450135	220	101000
	10/27/19 Comm. Garden	0.00		CMGARD	2213 460000	220	101000
	10/27/19 Sum Rec Supplies	0.00*		SUMREC	1000 460449	220	101000
	10/27/19 Safety Supplies	0.00		SAFETY	1000 430200	229	101000
	10/27/19 Learning Ctr Supplies	0.00		SIEGEL	1000 411254	220	101000
	10/27/19 Recycling	0.00		PARKS	1000 460430	534	101000
	10/27/19 Waste Water Job 2	0.00		SEWER	5320 430640	934	101000
46186	3240 Madison Addition Home Owners	550.00					
	08/15/19 Cleaning deposit Povah	350.00		POVAH	2210 214001		101000
	08/15/19 Rent for Povah-public event	200.00		POVAH	2210 214001		101000
46187	3066 Core & Main	1,806.00					
	K992414 09/20/19 Hydrant rebuild supplies	1,806.00		WATER	5210 430590	251	101000
46188	1454 Bozeman Chronicle/Big Sky	72.00					
	1942917 09/07/19 Public Hearing variance	72.00		ADMIN	1000 410210	327	101000

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46189	309 PJ's Plumbing & Heating	2,471.00					
	99000976 09/26/19 Replace broken urinal	1,503.00*		PARKS	1000 460430	366	101000
	99001043 09/23/19 Installed new dishwasher in U	530.00		UPDL	1000 411252	357	101000
	99000997 08/22/19 Initial Diagnosis of Urinal	438.00*		BULDNG	1000 411257	366	101000
46190	3229 Ambient Air Solutions	1,742.04					
	20623 07/29/19 TOWN HALL A/C REPAIR	1,742.04		TWNHL	1000 411250	366	101000
46191	2537 Balco Uniform Co., Inc.	512.00					
	55453 09/16/19 Jacket - VanLeeuwen	50.00		POLICE	1000 420100	226	101000
	55418 09/24/19 Trousers/Jacket - Newell	462.00		POLICE	1000 420100	226	101000
46192	29 Terrell's Office Machines Inc	316.00					
	INV381017 09/05/19 toner	92.00		SOCSVC	1000 450135	220	101000
	INV381596 09/19/19 toner	224.00		SOCSVC	1000 450135	220	101000
46193	1912 APT US&C	145.00					
	21195 09/29/19 Gospodarek renewal thru 9/2020	145.00		FINADM	1000 410510	335	101000
46194	1061 Lane and Associates	278.13					
	7158 07/29/19 Random testing	278.13		ADMIN	1000 410210	356	101000
46195	3004 Partsmaster	95.16					
	23462136 09/12/19 replacement strobe bulb	95.16		STREET	1000 430200	220	101000
46196	54 Bozeman Daily Chronicle	588.49					
	1181019 09/12/19 H2O/Sewer Superintendent	516.49		ADMIN	1000 410210	327	101000
	1181019 09/14/19 public hearing variance	72.00		ADMIN	1000 410210	327	101000
46197	3241 Bridger Analytical Lab	84.00					
	1909313 09/20/19 Total Coliform/E. Coli	84.00		WATER	5210 430500	357	101000
46198	3047 Leonel Sosa Jimenez	29.67					
	9781250183 09/19/19 Extreme Ownership Book	29.67		POLICE	1000 420100	398	101000
46199	3115 Spiffy Biffy	325.00					
	09/16/19 portable toilet rental	325.00		PARKS	1000 460430	533	101000
46200	3107 MarCom, LLC	185.00					
	1908054 09/19/19 sewer testing	185.00		SEWER	5310 430600	357	101000

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46201	3194 Taylor Luther Group, PLLC 1488 07/10/19 contract fees development phas	10,000.00 10,000.00		LEGIS	1000 410100	356	101000
46202	951 Barnes & Noble 3894675 09/16/19 books 7262496 09/16/19 books	329.33 299.35 29.98		LIBES LIBES	2220 460100 2220 460100	215 215	101000 101000
46203	473 MT Rural Water System 2019091212 09/15/19 MRWS - membersihp	200.00 200.00		WATER	5210 430500	335	101000
46204	999999 HORIZON TRAVEL - YETI AVIATION 09/30/19 RESORT TAX BOND REFUND	500.00 500.00		RTBND	2100 214000		101000
46205	2733 James Patterson 09/30/19 MTLCT - TRAVEL	72.00 72.00		STREET	1000 430200	370	101000
46206	2762 Mission Communications, LLC 1033396 09/11/19 Whiskey Springs 1033396 09/11/19 holding tank 1033396 09/11/19 Chlorine Bldny 1033396 09/11/19 Railroad Wll 1033396 09/11/19 WY Wastewater 1033396 09/11/19 pum station #1 1033396 09/11/19 pump station #2	3,956.87 516.47* 563.40* 623.40* 563.40* 563.40* 563.40* 563.40*		WATER WATER WATER WATER SEWER SEWER SEWER	5210 430500 5210 430500 5210 430500 5210 430500 5310 430600 5310 430600 5310 430600	398 398 398 398 398 398 398	101000 101000 101000 101000 101000 101000 101000
46207	626 Yellowstone Arctic Yamaha 37693 07/19/19 2004 prowler	1,104.21 1,104.21		STREET	1000 430200	361	101000
46208	2708 Howell Septic & Excavating 09/11/19 sewer treatment upgrades-GJ 09/11/19 water system upgrades - JP	2,780.00 280.00 2,500.00		STWW WELL	5320 430640 5220 430530	934 939	101000 101000
46209	2264 MORNING GLORY COFFEE & TEA 175013 09/06/19 dispatch center coffee	33.75 33.75		DISPCH	1000 420160	220	101000
46210	533 Market Place 08/03/19 Gift Certificate 08/26/19 prisoner groceries	54.89 50.00 4.89		LEGIS PRISNR	1000 410100 1000 420230	220 220	101000 101000

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46211	1273 Montana Security and 60245 09/17/19 UPDH alarm monitoring	61.50 61.50		UPCH	1000 411252	357	101000
46212	2977 Staples Credit Plan 2337938311 08/14/19 Dispatch supplies 2342872825 08/22/19 Soc Serv Supplies 2342965531 08/22/19 Soc Serv supplies 2346512081 08/28/19 Recreation Supplies 2352504721 09/07/19 Court supplies 2353725331 09/10/19 Court jump drives	964.29 129.32 5.29 113.36 180.73 511.71 23.88		DSPTCH SOCSER SOCSER RECRET COURT COURT	1000 420160 1000 450135 1000 450135 1000 460440 1000 410360 1000 410360	220 220 220 220 220	101000 101000 101000 101000 101000 101000
46213	2937 CINTAS First Aid & Safety 5014885538 09/27/19 First Aid Supplies	70.40 70.40		STREET	1000 430200	220	101000
46214	3183 VAN DYKEN DRILLING, INC. 13907 09/25/19 Well Seal Supplies	534.89 534.89		WATER	5210 430550	357	101000
46215	118 Bozeman Ford 66015 09/27/19 Vehicle Repairs	899.96 899.96		STREET	1000 430200	361	101000
46216	2751 Gallatin County Justice Court 10/01/19 Pass Through Bond	335.00 335.00		COURT	7469 213000		101000
46217	162 House of Clean 238253 07/23/19 Cleaning Supplies	190.77 190.77		PARKS	1000 460430	220	101000
46218	379 Energy Laboratories, Inc 267046 09/30/19 Water samples	157.25 157.25		WATER	5210 430500	357	101000
46219	3233 Safeguard Business Systems 033705945 09/18/19 Parking Violation Notices	445.99 445.99*		POLICE	1000 420100	321	101000
46220	1864 Loomis Family Limited 1014621 09/24/19 Fuel Voucher 1014660 09/24/19 Fuel Voucher	54.93 24.93 30.00		HELP HELP	7010 450135 7010 450135	231 231	101000 101000
46221	2993 Land Solutions, LLC 06/26/19 Moonrise Meadows-dev review	1,856.50 1,856.50		PLAN	1000 411000	398	101000

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46222	10/01/19	2898 TransUnion Risk and Alternative Contracted Services		50.00		POLICE	1000 420100	398	101000
46223	734849	09/25/19 Fisher's Technology imageRunner Advance copier		1,750.00		FINANC	1000 410510	212	101000
46224	S172426	09/25/19 Platt PVC Cond Elbow		581.98		WTRWEL	5220 430530	939	101000
46225	1909451	09/27/19 Bridger Analytical Lab Water testing		448.00		WATER	5210 430500	357	101000
	1909387	09/25/19 Water testing		112.00		WATER	5210 430500	357	101000
				336.00					
46226	5212122	09/26/19 Northwest Pipe Fittings, Inc. Alum MNPT Xfemale cam adapt		0.00		SEWER	5310 430600	220	101000
	5212122	09/26/19 Alum MNPT X male cam adapt		10.23		SEWER	5310 430600	220	101000
	3211259	09/27/19 Galvanized Hex bushing		4.21		SEWER	5310 430600	220	101000
	CM3126288	09/04/19 Roof Mount Antenna plus fre		22.43			5210 430500	212	101000
CI	12			-36.87					
46227	10/03/19	2925 Daniel Sabolsky Sabolsky Conference		310.70		ADMIN	1000 410210	370	101000
46228	W09270	10/03/19 2800 RDO Equipment Co. Air compressor		472.34		ROADS	1000 430200	369	101000
	E01138	08/30/19 2019 TC RL-H5A		1,072.50		ROADS	1000 430200	369	101000
	04/23/19	invoice number P41358		1,175.00			1000 430200	369	101000
CI	9			-1,775.16					
46229	524004	09/21/19 1031 Murdoch's Ranch & Home Supply Milan Work Boots		169.99		ROADS	1000 430200	226	101000
46230	08/03/19	2914 NRMEDD 2019-2020 Membership		4,776.00		ADMIN	1000 410210	335	101000
	08/03/19	Project Related Travel		4,500.00		ADMIN	1000 410210	370	101000
	08/03/19	GY Trail concept plan		184.00		ADMIN	1000 410210	356	101000
46231	09/30/19	151 Gallatin County WY TS/Compost Household Waste		1,159.00		PARKS	1000 460430	534	101000

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46232		3238 Northeast Controls Inc. N49142-2 10/01/19 Filter Elements 2 qty		140.00 140.00					
						SEWER	5310 430630	220	101000
46233		2121 Pacific Steel & Recycling 6922211 08/01/19 1 1/2' Weld 90 degree (8)		28.80 28.80					
						STREET	1000 430200	220	101000
		# of Claims	64	Total:	77,361.94				

WEST YELLOWSTONE TOWN COUNCIL
Town Council Work Session & Meeting
September 17, 2019

COUNCIL MEMBERS PRESENT: Jerry Johnson, Brad Schmier, Chris Burke, Greg Forsythe, Pierre Martineau

OTHERS PRESENT: Town Manager Daniel Sabolsky, Public Services Superintendent James Patterson, Finance Director Lanie Gospodarek, Social Services Director Kathi Arnado, Chief of Police Scott Newell, Town Attorney Jane Mersen, approximately 85 community members

The meeting is called to order by Mayor Brad Schmier 5:30 PM in the Povah Community Center, 10 South Geyser, West Yellowstone, Montana.

Portions of the meeting are being recorded.

The Treasurer's Report with corresponding banking transactions is on file at the Town Offices for public review during regular business hours.

WORK SESSION

Mayor Schmier calls the meeting to order and explains that they are waiting for the arrival of the Town Engineer, Dave Noel, so they will first discuss snow removal procedures. Public Services Superintendent James Patterson presents draft language that could be incorporated into the snow removal ordinance pertaining to street and sidewalk plowing. Patterson explains that he reviewed ordinances from Bozeman and Livingston for insight. The proposed language requires residents to park on a particular side of the street based on whether it is an even day or odd day of the month. The other problem they are trying to address is clearing sidewalks in front of businesses. The Council discusses possible ways to enforce clearing of sidewalks and penalties, ranging from court fines to revocation of a business license. Marysue Costello questions how will they differentiate between sidewalk and street snow. The group discusses possible effects of the ordinance or ways to encourage property owners to cooperate and how to reach absent landowners. Mayor Schmier notes that in 2009, the Town Council sent a letter to all the property owners in the business area requesting their cooperation removing snow. He says they could try that approach again. The Council also discusses how to handle the sidewalks on Canyon Street, which borders the state highway and the sidewalks also belong to the state. Johnson asks if the staff has looked at ordinances from any other communities with heavy winters. Patterson responds that he contacted Vail, CO, and learned that they do not allow any parking on the streets if there is available parking on private property. The Council recommends researching other communities including Park City, UT, Cooke City, MT, Bryce, UT, Seeley Lake and Lincon, MT. Burke brings up issues from last winter when they had heavy snowfalls every weekend, which caused problems with the schedule for the snow removal crew. Forsythe says that his snow removal crew does not go out unless it snows 6" by 7 AM. He says that if it does snow that much during the day, he wouldn't expect the crew to start plowing in the middle of the day unless they just berm it up in the middle and remove it the next day. Jenny Jordan asks if there is a street order priority. Patterson answers that it depends on the storm and they try to just get it done as fast as possible. He says that last winter they were fortunate to have enough help that they could clear the town in one day. If he only has his regular staff, it takes two days to clear the town. Erin Benike says that considering the amount of snow this town gets, they do a great job. Schmier says that if they just work together, they should be able to get it done. Roberson agrees, but says that they have to find a way to get the word out. Schmier says word of mouth is one way, but in the absence of a newspaper they need to use other outlets. He calls attention to Jan Niece, a reporter from the Island Park news that is present at the meeting. Niece says that based on her experience with city and county ordinances, she thinks they should find a way to reach those absent landowners and possibly fine them if they don't remove snow as required. Sabolsky asks for direction from the Council on this topic. Mayor Schmier recommends contacting the State to discuss how to handle Canyon Street and discuss liability. Schmier also suggests determining where the problem areas are and a way to contact property owners. They discuss posting signage and other public information.

Town Manager Dan Sabolsky reports that the Town was able to have some good discussions with Montana Department of Environmental Quality (DEQ). DEQ is happy with the progress

we have made at the wastewater treatment plant this summer and is willing to accept reporting over a 90-day period, which would allow them to accept an additional 5000 gallons per day of wastewater discharge. He says that DEQ will reevaluate their status again next year. He also says they have to watch the nitrogen levels carefully to ensure that they stay at acceptable levels. Sabolsky suggests they establish a way to allocate the available capacity. Forsythe clarifies that sewer capacity would be approved through the Town and water connections would have to be approved by DEQ. Sabolsky illustrates that a home uses approximately 250 gallons per day. He says that they need to determine a method to allow connections, whether by first come first served or another approach. Brian Benike asks how do they measure the flow into the treatment facility. Noel explains that they measure flow in several locations in town as well as with the meters at the lift stations and the flow into the lagoon. Noel says the meter at the wastewater treatment plant has malfunctioned but they do have intention to have it repaired, but it will cost close to \$25,000. Johnson asks how do they determine how much water is being evaporated by the new equipment. Noel says that it is a process but they basically measure how much water remains in the lagoon. Richard Gibson asks if they are allowing for the connections that exist but are not currently being used. Sabolsky explains that such usage will have to be deducted from that 5000 gallon availability. Dave Noel answers multiple questions from the crowd regarding how the wastewater facility operates and how measurements are taken. Forsythe clarifies that property owners can still take the chance and proceed with their projects. Noel summarizes that all new connections will still have to apply for a variance from DEQ for water connection, which will be necessary until the new water well receives final approval. Schmier asks about biologic loading at the lagoon. Noel responds that they have made very good progress with that issue at the lagoon by preventing the growth of algae by adding microorganisms and improved equipment, which reduces clogs in the IP beds (infiltration and percolation beds). Noel explains that they can also consider installing "algae eaters", which could be moved among the ponds. Schmier says that they need to remember to take care of the existing users, including those that may have been dormant for a while, before they add new connections.

The work session is adjourned, 7:10 PM. The regular meeting convenes at 7:30 PM.

ACTION TAKEN

- 1) Motion carried to approve Purchase Order #6820 to Barta Electric, Inc. to purchase and install four new light poles in Pioneer Park for \$31,160.00. (Martineau, Burke)
- 2) Motion carried to approve the Treasurers and Securities Report for August 2019. (Johnson, Martineau)
- 3) Motion carried to approve the claims, which total \$304,773.13. (Burke, Martineau) Schmier abstains from claim #46122 to Jerry's Enterprises for \$387.08.
- 4) Motion carried to approve the Consent Agenda, which includes the minutes of the September 3, 2019 Town Council meeting. (Johnson, Martineau)
- 5) Motion carried to approve the business license application transfer for Yellowstone Vacation Tours to locate snowcoach tours at the Yellowstone Park Hotel at 201 Grizzly Avenue. (Johnson, Martineau)
- 6) Motion carried to waive the resort tax bond for Yellowstone Vacation Tours. (Johnson, Martineau)
- 7) Motion carried to approve the new business license application for Yellowstone ATV to change location to 208 Electric Street. (Johnson, Burke)
- 8) Motion carried to confirm Police Officer Juan Trujillo as an officer for the West Yellowstone Police Department. (Burke, Martineau)

- 9) Motion carried to approve the variance request made by Merrick and Stephanie Young for a reduction in setbacks for the purpose of constructing a garage at 500 Obsidian Avenue. (Forsythe, Martineau) See next motion.
- 10) Secondary motion to approve the variance Merrick and Stephanie Young for a reduction in setbacks for the purpose of constructing a garage at 500 Obsidian Avenue on the condition that Stephanie and Merrick Young enter into an agreement with the Town within ten days to mitigate the snowfall risk from the structure. (Forsythe, Martineau) Johnson is opposed, motion passes.

Public Comment Period

Bill Howell reports that he is peripherally involved with an effort to build a skatepark in West Yellowstone. He says the Council should start thinking about a possible location to build the skatepark. He explains that he has been in contact with a foundation that focuses on building skateparks for communities in Montana. Hunter Howell (age 12) addresses the Council and reads a letter from himself and multiple friends in support of a skatepark. Tom Cherhoniak addresses the Council and thanks the town for the new bike lanes. Elijan Mejorado, a fifth grader in West Yellowstone, addresses the Council and also expresses support for a skatepark.

Council Comments

Greg Forsythe says he would like the Town to consider hiring an outside planner to help them prepare for the future.

Public Hearing: Request for Variance, Reduction of Side Yard Setbacks, 500 Obsidian
Mayor Schmier opens the hearing and reads the hearing notice. The hearing was advertised in the September 7, 2019 and September 14, 2009 editions of the Bozeman Daily Chronicle, posted publicly at the West Yellowstone Town Hall and Post Office, and posted on the Town's website and Facebook page. The variance request is to reduce the required setbacks to build a garage on the east side of their property. Town Manager Dan Sabolsky explains that the base of the structure is approximately 2.5 feet from the property line, the required setbacks for the B-3 zone should be 5 feet. He also explains that the code also allows eaves to overhang up to three feet into the setbacks. Jenny Jordan addresses the Council and inquires why, if the Town issued a building permit for the building, why then do the Youngs have to apply for a variance when the Town made the mistake? Merrick Young distributes copies of the building permit that was issued for the project. He explains that after he submitted his plans to the Town, a building permit was issued, they commenced construction on the project in early August. They started hearing complaints about the project and noted on the building permit that there were no setbacks and a zero lot line. They had already poured the foundation and started framing the structure, but the project was tagged and they were forced to stop building. They engaged in multiple meetings and discussions to try and work through the problem. He says multiple solutions have been presented and they have been willing to cut back the eaves on the building to pull the drip line back and minimize the impact on the neighboring trailhead. He says that over the years, they have tried hard to be good neighbors with WYSEF (West Yellowstone Ski Education Foundation) and supported their events considerably. He says they were asked to apply for a variance, and they did so under protest. He contends that their property is bordered by Obsidian and Geyser Street and the structure sits back 30 feet from the center of the Geyser Street right of way. He feels that this hearing and meeting is unnecessary, and the building permit should be reinstated as was originally issued. Michael Keator, member of the WYSEF board, says this is an unfortunate situation but questions whether this variance would be even considered if the building hadn't already been built? Larry Jent addresses the Council as legal representation for WYSEF. Jent contends that the building permit was issued in violation of the provisions of the zoning code, and therefore is null and void. Jent refers to case law, Carson v. Yellowstone County Board of Adjustment, which went to the Montana Supreme Court and ruled that having to relocate the garage is not an undue hardship just because it was built in that location by mistake. He points out that the plans for the garage are well done and very attractive, but a site plan was not included which is the information needed for the Town to competently issue a permit. Drew Barney addresses the Council on behalf of WYSEF, as one of the partners that support the Rendezvous Ski Trails. He introduces Michael Keator, Toni Brey, Jenny Jordan

and Rachel Spence as members of the WYSEF Board of Directors. Barney reads a letter that was submitted from WYSEF in opposition to granting the variance. Barney also states that the ski trails are an important and unique part of our town. He says that there are four interested parties on any project: the owner, the architect or engineer, the contractor, and the Town. He notes that the plans are very professional, but clearly missing the plot plan. He says all four parties should share a portion of the responsibility. He says it is their duty in this situation to protect the public's right of access to the trails. Brian Gallik, legal counsel for Merrick and Stephanie Young, addresses the Council. Gallik contends that a lot that sits on the corner of two streets, has two front yards to that lot. He says that according to the Town's zoning code, the building is in complete compliance because it sits 30 feet from the center of Geyser and Obsidian streets. Gallik refers to the same case law cited by Larry Jent, *Carson v. Yellowstone County Board of Adjustment*. Gallik states that in that particular case, the builder acted in complete defiance to the County's zoning code, building permit process, and elected officials and continued to build his project. Gallik argues that since the building project was allowed to start, the owner has a vested property right and quotes the doctrine of honest error. He states that even if they ignore the fact that the property complies with front yard setbacks in the code, the doctrine of honest error should be honored. He says that the family that owns the building is well respected in the community and has made considerable contributions to WYSEF and the ski community for many years. He requests that they lift the stop work order and allow the project to continue. Bob Everest addresses the Council and expresses concerns about the safety and access to the trails and asks the Council to take that all into consideration. He says that it has been suggested that the entrance to the ski trails be moved to the backside of the trailhead building, but no business would agree to move the entrance to their business to the back door. Larry Jent addresses the Council and clarifies that WYMC 17.22.050 requires that all residential use of lots shall have a five-foot setback. He also points out that the code also requires that when there is a conflict, the most restrictive code shall prevail. Gallik responds and contends that the only setback prescribed in this zone is the 30 foot setback from the center line of the street and as a corner lot, the project complies. Toni Brey addresses the Council and says that as a parent, she will never feel comfortable allowing her children to walk through that arch and use that area with the risk of snow sliding from the roof of that garage. Clyde Seely addresses the Council, noting that Stephanie and Merrick Young are his daughter and son-in-law, but states that he would make the same statements regardless. He explains that in 2006, WYSEF built a trailhead building with a zero lot line adjacent to a lot he owned. When he made plans to build a snowcoach barn adjacent to the trailhead building, he was met with serious resistance by WYSEF. He ended up actually selling the property to the Town to appease WYSEF and donated the money to start the West Yellowstone Economic Development Council. Seely says that he has been in similar situations over the year, but describes it as "shit happens" and says that when it does, they should make fertilizer. Seely distributes pictures of a proposed solution, which shows relocating the entrance arch to the east of the trailhead building. Seely also distributes a list of ten items to consider along with the proposal. He emphasizes that change is inevitable and this is an opportunity to make WYSEF and the ski trails better. He asks WYSEF to use the land he donated in 2006 to solve this problem. He encourages the Town to accept this proposal and bring this issue to a conclusion. Toni Brey asks who would pay for Seely's proposed changes. Seely answers that it seems to him that WYSEF would be happy to pay for it considering the amount of additional land they would be acquiring for use. Randy Roberson says they definitely need to work on the process and also asks if the project was commercial, would it then be able to be built with a zero lot line?

- A) **Advisory Board Reports:** Jenny Jordan reports that the Health Care Advisory Board met earlier this week. Mayor Schmier reports that the Cemetery Advisory Board is working on revising the cemetery ordinance.
- B) **Town Manager/Department Head Reports:** Town Manager Dan Sabolsky reports that he has a meeting scheduled in early October with representatives from Bozeman Health to discuss improved health care in West Yellowstone. Several members of the staff will be attending the Montana League of Cities & Towns conference during the first week of October. He reports on the energy efficiency audit through Fall River and plans to implement new energy saving fixtures. Sabolsky also reports on meeting with Dave

DeGrandpre and his progress on revising the zoning code. He says that Green Up West Yellowstone is meeting regularly and working on recycling programs and opportunities in West Yellowstone. He reports on disseminating information through social media to about the renewal of the resort tax and the additional 1% option though town staff and using consultant, Trent Redfield. He reports on working on the cemetery ordinance. He reports on multiple capital projects that are planned for this year but they expect to delay until spring including the casting pond, extending the ice rink and basketball courts, new roof at the UPDL and the volleyball court. He reports that they have two applications for the Water/Wastewater Superintendent, they have made two conditional offers for dispatcher, they are recruiting for a new equipment operator, and still recruiting for a part-time dispatcher.

Sabolsky reports that Finance Director Lanie Gospodarek is attending training tomorrow in Billings so she left early this evening. **Public Services** Superintendent James Patterson reports that they added new bike lanes on Yellowstone and Madison, the new light poles in the park will go in this week, and they are preparing for winter. **Social Services** Director Kathi Arnado reports on training she attended on dealing with secondary trauma. She also says that unemployment claims are starting to pick up. Chief of **Police** Scott Newell reports that he is working nights right now to accommodate vacations and vacancies. They are working through the background and psych checks for the dispatcher applicants. Head Dispatcher Brenda Martin is still out on maternity leave.

- 9) Schmier expresses frustration about the amount of information they have to consider on this topic. Forsythe says that he has lived in West Yellowstone over 40 years and appreciates the snowmobile and ski industries. He acknowledges that stuff like this happens and sometimes they have to just find a solution. He admits that the Town most likely made a mistake. Forsythe says that he will vote for the variance and ask that the red tag be lifted. He suggests that they use the land as proposed by Seely, but he loves the arch where it is at. He suggests that they plant trees to create a buffer and that they sell five feet of property to the Youngs. He believes errors were made on both sides and they all have to accept that. Forsythe says that perhaps they should move the trailhead building 27 feet to the east. Martineau asks how would they address the issue this winter? Forsythe says the roof will be shingled and therefore the snow will not slide, but they can put snow guards up to make sure it does not. Sabolsky says that all parties involved in this issue, spent multiple hours trying to figure out an acceptable solution. He says he wants the public to know that they spent a considerable amount of time and resources trying to work this out. Town Attorney Jane Mersen explains that the purpose of the variance is to comply with the process they have set out in the zoning code. She explains that the next time something like this happens, there will be a precedent that a variance is required. She says that the code also allows the Board of Adjustments to add conditions to the approval of the variance. Johnson says that they have a lot of information before them this evening, but perhaps they need to take some time to understand it all. Mersen also says that they could consider granting an easement or encroachment to the Youngs. Mersen states that her recommendation is to grant the variance, based on the fact that the building permit indicates it is a residential structure and the code requires a five foot setback from the property line. She says that the issue has created an undue hardship and could be approved with conditions to mitigate the potential danger caused by snow on the roof. Schmier says that he believes there is fault by both parties. There is significant discussion amount the Council and members of the audience about the issue. Mersen recommends approving the variance with the condition that the Town and the Youngs enter into an agreement to mitigate potential snowfall risk from snow falling from the roof.

The meeting is adjourned. (10:25 PM)

Mayor

ATTEST:

Town Clerk

Copy to DA
9-24-19
DA

Town of West Yellowstone Business License Application

Business Name: Barnes on Boundary
Applicant: Trish (Patricia) Barnes
Contact Person: Trish Barnes
Mailing Address: P.O. Box 1503, West Yellowstone MT 59758
Physical Address of Business: 320 Boundary Unit B
Phone Number: 206 794 3901 Fax Number: —
Email Address: barnesonboundary@gmail.com Website: —

Signature of Property Owner of Record: Patricia A. Barnes

Subdivision: old town
Block: 1 Lot: 4C

Zoning District, please mark one:

- B-3 Central Business District (Old Town)
- B-4 Expanded Business District (Grizzly Park)
- E-2 Entertainment District (Grizzly Park)
- PUD Planned Unit Development (Grizzly Park)
- Residential Districts, Home Occupations Only (Mad Add)
- New Business
- Change of Location
- Transfer of Ownership
- Name Change

- Is this business licensed by the State of Montana? Yes No
- Appropriate City/County/Health Dept approvals (if applicable) Yes No (please attach)
- If this business is located in Grizzly Park, has the business been approved by the Grizzly Park Architectural Committee (GPAC)? Yes No

Type of Business Please explain in detail the following: number of units, seating capacity, etc. Contractors should list trailers and equipment and where these items will be stored.

Adding unit B to my nightly rental license

Business License Fee: \$ 3.00 per unit
Resort Tax Bond: \$ _____
Total Amount Due: \$ _____

Patricia A. Barnes
Signature of Applicant

Signature of Applicant

Date 16 Sept 2019

FOR OFFICE USE ONLY				
Date Approved by Town Council: _____				
Date _____	Check # _____	Amount \$ _____	License # _____	
SCN _____	BLP _____	STX _____	BLC _____	RDX _____

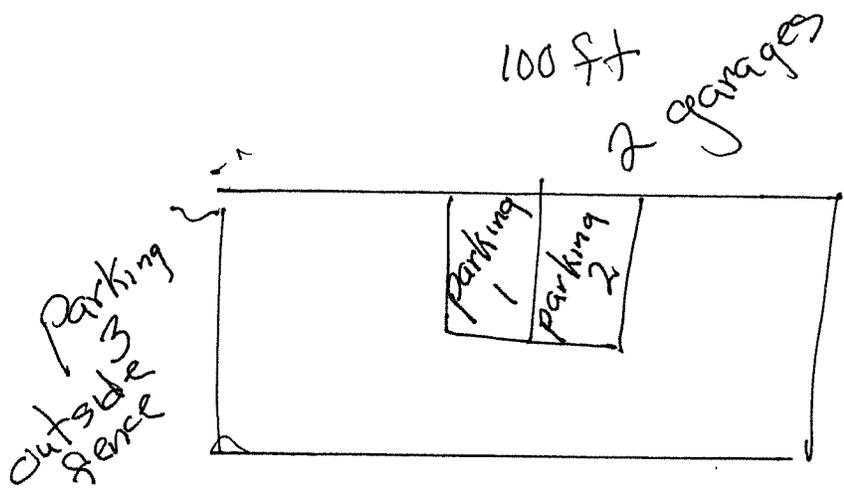
To: West Yellowstone Town Council

From: Trish Barnes

Date: 16 September 2019

About: Business License Application

I am asking to add the unit in which I am currently living, Unit B, to my nightly rental license so that I can rent it during weeks that I am away. I am planning to continue to live in West Yellowstone for the foreseeable future.

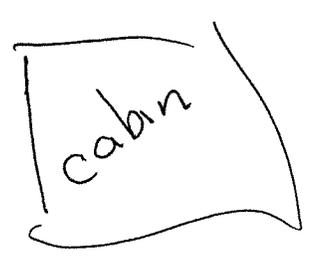


lot C

lot B

150 feet

Parking 4



lot A
I own this
and have
access

ON NOV. 5, GALLATIN COUNTY VOTERS WILL HAVE THE OPPORTUNITY TO VOTE ON A \$59 MILLION BOND MEASURE TO RAISE MONEY FOR THE CONSTRUCTION OF A NEW FACILITY FOR COUNTY SHERIFF'S OFFICE AND COURT OPERATIONS.

The current Law and Justice Center, located at 615 S. 16th Ave. in Bozeman, was originally built as a Catholic high school in the early 1960s and later retrofitted into a law enforcement and courts facility in the late 1970s.

It has long outlived its purpose and needs upgraded to be safer for visitors and employees, to better serve our county's rapidly growing population, and to be a sustainable facility for our community for decades to come.

FOR MORE INFORMATION

Visit
www.gallatin.mt.gov

Contact
County Administrator's Office
582-3008

Stop by the
Gallatin County
Courthouse
311 W. Main St. Room 304
Bozeman, MT 59715

Paid for by Gallatin County
Committee treasurer:
Communications Coordinator Whitney Bernes
311 W. Main St.
Bozeman, MT 59715

SAFETY
SERVICE
SUSTAINABILITY

LAW AND JUSTICE CENTER BOND ELECTION



LEARN MORE ABOUT GALLATIN COUNTY'S PLANS TO CONSTRUCT A NEW FACILITY FOR SHERIFF'S OFFICE AND COURTS OPERATIONS



WHY DO WE NEED THIS BUILDING?

Gallatin County is the fastest growing county in Montana. The current Law and Justice Center no longer meets the needs of our rapidly growing county. It lacks modern safety features like a fire suppression system and earthquake protection. Citizens deserve a facility that is safe, efficient and comfortable.

The building will house:

- Gallatin County Sheriff's Office
- Victim Services
- Justice Court
- District Court
- Youth Probation
- County Attorney's Office
- Records
- Clerk of District Court

HOW MUCH WILL THIS COST?

For a resident with a home valued at \$200,000, the annual estimated tax would be \$34.10. Important to note that amount will decrease as the county's tax base continues to rise.

WHAT'S IN IT FOR ME?

Law-abiding county citizens use the Law and Justice Center for a wide range of things:

- Report for jury duty
- Apply for a concealed weapons permit
- Get a marriage license
- Adopt a child
- File a civil claim - small or large
- Get a VIN inspection
- Get paperwork to get your dog out of Heart of the Valley if he/she gets picked up
- Get a copy of a report from law enforcement for your insurance
- File for divorce
- Get a name change



DIDN'T WE JUST VOTE TO REPLACE THIS BUILDING?

In 2018, voters in the City of Bozeman approved a new Public Safety Center that will house Bozeman police, a fire station, municipal court and city attorney's office. But those are just for Bozeman.

The proposed Law and Justice Center will house offices that serve all residents and visitors of Gallatin County.

WHEN CITY MOVES OUT, WON'T THERE BE ENOUGH SPACE?

More space within the building does not address the even more important issue of the building's structural and safety issues.

Additionally, the structural limitations of the current building make it even more expensive to remodel and doesn't lend itself to further expansion.

WHY NOW?

Interest rates are at historic lows.

The longer we wait, the more construction costs will rise.

The county will continue growing, so the need for a safer, more efficient building is not going away.

If not now, when?

RESOLUTION NO. 738

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WEST YELLOWSTONE, MONTANA, TO MODIFY THE MORATORIUM ON CONNECTIONS TO OR NEW USES OF THE TOWN'S WASTE WATER TREATMENT SYSTEM, MODIFYING RESOLUTION NO. 727.

BE IT RESOLVED by the Town Council of the Town of West Yellowstone, Montana, as follows:

WHEREAS: The Town has the power and authority to take emergency measures for the immediate preservation of the public peace, property, health and safety of the inhabitants of the Town of West Yellowstone in accordance with §7-3-4326, MCA; and

WHEREAS: On May 1, 2019, The Town received information from its Town Manager and the Town Engineer that the current waste water treatment facility is in dire need of repairs and does not have sufficient capacity to accept any new connections or new uses for treatment and issued a moratorium on any new wastewater connections, and

WHEREAS: On _____, the Town Council was advised that the new equipment installed in the wastewater facility created approximately 60,000 gallons per day of capacity which the Town Council determined should be allocated on a first come first served basis and all that capacity was allocated; and

WHEREAS: On September 3, 2019, the Town Engineer notified the Town Council that there was approximately 5,000 gallons per day of capacity available as a result of DEQ working with the Town on the flow calculations from the facility; and

WHEREAS: The Town has received numerous applications for connections to the Town's water and wastewater systems for both commercial and residential uses; and

WHEREAS: On October 8, 2019, the Town Council discussed different options for allocating the 5,000 gallons of wastewater system capacity currently available; and

WHEREAS: The Town Council believes the lottery system suggested by the Town Manager and Town Engineer, would be the most equitable manner to allocate the limited amount of capacity remaining; and

WHEREAS: The Town Council considered this Resolution at its regularly scheduled and duly noticed Council meeting on October 8, 2019; and

WHEREAS: The Town Council of the Town of West Yellowstone believes that it is

necessary and proper for the Town to allocate the remaining wastewater system capacity by a lottery system as set out in the attached Exhibit A,

NOW THEREFORE, BE IT RESOLVED:

The Town Council of the Town of West Yellowstone, Montana hereby modifies Resolution No. 727 to utilize a lottery system to allocate the remaining wastewater system capacity as set out on Exhibit A.

DATED this _____ day of _____, 2019.

Mayor

Council Member

Council Member

Council Member

Council Member

ATTEST:

Town Clerk



EXHIBIT A

Sewer Capacity Allotment (October 2019)

- I. Available Capacity: Based on calculations from Forsgren and Associates, the Town has approximately 5,000 gallons per day of available capacity.
- II. Dormant Connections: All property owners that have existing connections that have not generated flow since October of 2018, will also need to submit an application if they plan to use their connection before October of 2020. In their application, they will have to specify the proposed uses and the timeframe of such usage. If the applicant does not utilize the capacity before October of 2020, then that capacity shall be temporarily re-allocated. The applicant will not be eligible for capacity until the Town completes the proposed wastewater upgrades. Any capacity allocated for these purposes, will be deducted from the available 5,000 gallons per day mentioned earlier in this document.
- III. Potential Usage of Unallocated Capacity: It is proposed that any capacity not used by dormant connections should be allocated evenly between commercial and residential usage.
- IV. All new projects or change of uses that will require increased or new sewer capacity will require the owner to apply through the lottery procedure. The Town will provide application forms for both residential and commercial projects. The Town will review and approve each application before the project is considered for capacity.
- V. Single family dwellings, duplexes and multiple family dwellings are defined in Section 13.04.010 WYMC. Single Family dwellings are assigned 1 SFE, based on an average use of 225 gpd and duplexes are assigned 2 SFE.
- VI. Nightly Rentals, a commercial use, are assigned 1.25 SFE. Multifamily dwellings or other commercial projects will be assigned SFEs by the Town Engineer will be determined on a case by case basis and best available data.
- VII. If any capacity remains after dormant connections are allocated, the Town will allocate the available capacity by a lottery process.

Lottery Process

- I. Commercial and residential applicants will be required to submit a completed application by _____, 2019. If the applicant has already filed a completed zoning application, then this will satisfy the filing requirement. Please contact the Town Offices to confirm that your application has been received.
- II. All applicants will be assigned a numbered card and these cards will be placed in a container. The Town will draw all the numbers and form two lists, in order drawn, of all residential and commercial projects.
- III. All sewer capacity will be allocated based on these two lists. The allocation will be based on the number of SFEs needed for the project based upon the Town Engineer's calculations.. If the project capacity is in excess of the available capacity, then the allocation will not be made and the Town will proceed to the next applicant on the list. There shall be no partial allocations. For example if a commercial project needs 50 SFE but only 5 are available, the project will be denied and another project drawn.
- IV. Sewer capacity allocations are non-transferrable.
- V. All projects selected in the lottery must submit zoning permit application, fees site plans and construction documents by March 15, 2020 and the Town will review for approval all plans submitted. If the site plans and construction documents are not approved, the applicant shall have until thirty (30) days to submit any supplemental information requested. If such supplemental information is not submitted within thirty (30) days of the request, the applicant may lose their sewer capacity allocation. Nothing herein relieves the applicant from the other requirements under the WYMC such as zoning permits, building permits, etc. In addition, all projects shall be under construction by June 30, 2020, otherwise the project will forfeit their capacity allocation. The Town may, based on extra-ordinary circumstances, allow for extension of these deadlines.
- VI. All forfeited sewer capacity will be allocated to next applicant on the respective list. If the forfeited sewer capacity does not meet the needs of the next applicant, then the Town will move to the next applicant on the respective list.

- VII. Any un-allocated capacity after the lottery, will be assigned on a first come – first serve basis. This newly allocated capacity will have the same deadlines mentioned above unless the applicant receives their capacity after those dates. In those cases, the applicant has thirty (30) days from the date of notice of the capacity allocation to submit site plans and construction documents for approval and ninety (90) days from the date of notice of capacity allocation to start construction. Due the time of year, the construction start deadline may be modified by the Town.
- VIII. The Town reserves the right to adjust or modify this process and/or decrease/increase available capacity.

DRAFT

Received
9-12-19 CR
COPY to DA
9-24-19

Amendment Request to the See Yellowstone Alpen Guides
and Yellowstone Point S parking plan

We are asking the Town Council of West Yellowstone to approve an amendment to our parking plan to allow for two less parking spaces in order to add the necessary storage for our inventory needs.

In 2018, See Yellowstone Alpen Guides and Yellowstone Point S had a mixed use parking plan approved by the Town Council based on the numbers provided below. In addition to our approved private parking of 39 spaces, we agreed to purchase two parking spots 'in leui of' to make up a shortage of 41 parking spots required by town ordinance.

With changes in our business, we will be operating one less snowcoach this 2019-20 winter season and possibly even fewer in the future. This means we will need at least two less parking spaces. It is our desire to put a storage unit behind our shop (see diagram) with easy access from our shop and clear from snow piles, etc. This storage unit (10'X26') would take up the better part of two parking spaces (10'X40').

(submitted in May of 2018 to the Town of West Yellowstone)

See Yellowstone Alpen Guides operates out of 2 properties that are 160 feet apart, located at 555 Yellowstone Avenue and 617 Yellowstone Avenue. We operate 13 snowcoaches in the winter months (December 15 – March 15) and we operate up to 8 tour vans in the summer months (May – October).

For about 18 years, Don Perry has leased the shop at Alpen Guides at 555 Yellowstone Avenue and operated Yellowstone Automotive from that location. He used the current 3 bays. Last October, Don closed Yellowstone Automotive at that location.

It is our desire to open and operate a similar shop, called Yellowstone Point S. We plan to add one more bay to the east side of the building that would be tall enough to service larger vehicles. We will be adding a state of the art wheel alignment machine in that new bay. With this building addition, it has become necessary to review our parking plan.

Along with the parking plan, we want to note some things about our business that we feel is important in this parking plan review:

-Our winter season is 91 days and the demand for parking spaces when following the parking plan guidelines would require 41 parking spaces.

-Our summer season would require 29 parking spaces as well as an additional 2 with 2 RV spots.

-We have the ability to store all of our tour vans and snowcoaches inside our garages, with 30 spots available and another 2 spots with the new addition. We currently have 17 vehicles and 7 small trailers (which can be stored in 2 spots in our garages).

-Using both of our properties, in the summer, we have room for 39 parking spots in the summer as well as 2 RV spots. In the winter, we have room for 44 parking spots.

Yellowstone Point S would operate on a limited basis in the winter months as it's our priority to service our snowcoaches. We plan to have public hours from 10am to 3pm. We will have the same staff on property.

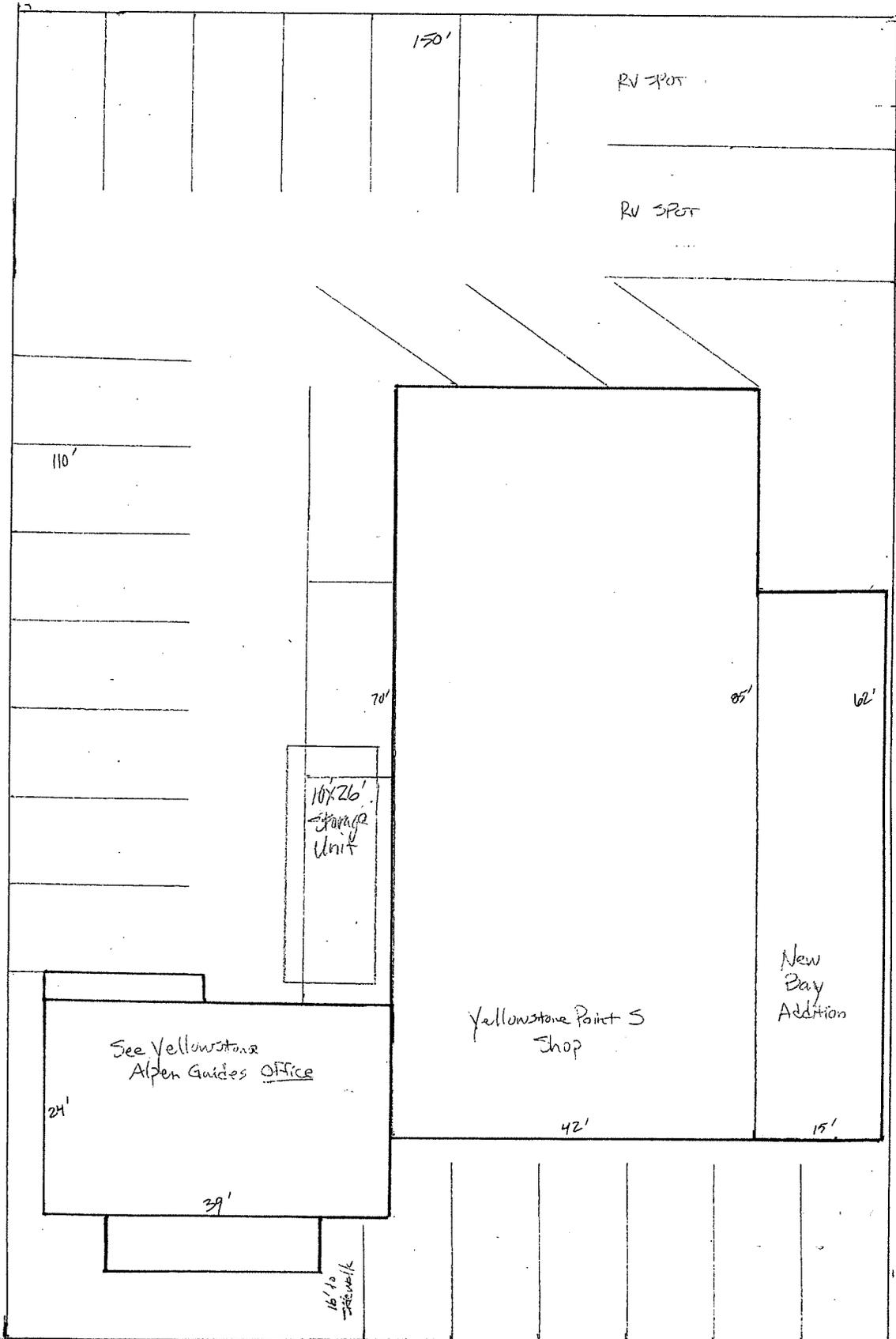
All of the snowcoaches/vans can be stored inside our garages. We have a total of 9 bombardier snowcoaches, 4 Ford Vanterra van/snowcoaches, 3 Ford Transits, and 1 Honda minivan for a total of 17 vehicles. We have 7 small trailers that can all be parked in the back garage using 2 spots.

85 seats in summer max, 124 snowcoach seats max.

With the See Yellowstone property, the Obsidian Ave garages and the Yellowstone Alpen Guides shop, we can store 30 vehicles inside, and will be able to add 2 more with the new addition.

This leaves another 15 outside parking spots at the See Yellowstone property, 24 parking spots at the Yellowstone Alpen Guides property, and another 2 RV spots behind Yellowstone Alpen Guides, for a total of 39 outdoor parking spots in the summer and 44 in the winter available for employees and customers.

555 Yellowstone Ave



3/32 scale

100

10.5' x 11"

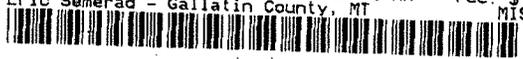
I would recommend that Yellowstone Alpine Guides and Yellowstone Point S, give us a written description of exactly how many snow coaches they will be using, just stating that they will be operating one less snow coach does not guarantee that they won't put it back in services.

David

Return to:
Town of West Yellowstone
P.O. Box 1570
West Yellowstone, MT 59758

2640195

Page: 1 of 2 03/18/2019 11:49:05 AM Fee: \$14.00
Eric Semerad - Gallatin County, MT MISC



RESTRICTIVE COVENANT

The undersigned hereby agrees that, in accordance with Section 17.42.030(C) of the Municipal Code of the Town of West Yellowstone, that they are the owner of the land described below and that the following real property is subject to the restrictions set out herein. The encumbered real property is described as:

WEST YELLOWSTONE ORIGINAL PLAT, S34, T13 S, R05 E, BLOCK 22, Lot 15, PLAT B-47

and more commonly known as 613 Yellowstone Avenue, West Yellowstone, Montana, 59758.

RESTRICTIONS:

Off-street parking contained on this real property has been used to satisfy parking requirements for 535 and 555 Yellowstone Avenue. Therefore, this property cannot transfer ownership without meeting parking requirements of the Town of West Yellowstone for 535 & 555 Yellowstone Avenue as well as this real property.

Off-site parking areas must be accessible by a public street, parkway, or interior park and shall be owned or leased by the owner of the property being served by such parking.

Each parking lot shall be maintained as a parking lot so long as the property, building or use served is in operation or until another suitable parking area is established in accordance with Section 17.42.030, and approved by the Town Council.

This Restrictive Covenant runs with the land and is binding upon the heirs, successors, estates or assigns of the undersigned landowner. This Restrictive Covenant is enforceable by the Town of West Yellowstone or any other landowner who is adversely affected by refusal or failure to follow the restrictions set out herein.

LANDOWNER:

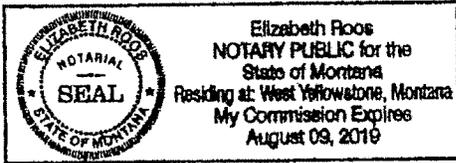
Clyde G. Seely CLUG. Seely
On Behalf of Seely Clyde & Linda Family Limited Partnership

STATE OF MONTANA)

:SS.

County of Gallatin)

On this 21 of September, 2018, before me personally appeared Clyde G. Seely whose identity is proved to me on the basis of satisfactory evidence and who by me duly sworn, did say that said document was signed by him/her and acknowledged to me that he/she executed the same.



E. Roos

Notary Public for the State of Montana
Printed Name

(SEAL)

Return to:
Town of West Yellowstone
P.O. Box 1570
West Yellowstone, MT 59758

2640196

Page: 1 of 2 03/18/2019 11:49:05 AM Fee: \$14.00
Eric Semerad - Gallatin County, MT MISC



RESTRICTIVE CONVENANT

The undersigned hereby agrees that, in accordance with Section 17.42.030(C) of the Municipal Code of the Town of West Yellowstone, that they are the owner of the land described below and that the following real property is subject to the restrictions set out herein. The encumbered real property is described as:

WEST YELLOWSTONE ORIGINAL PLAT, S34, T13 S, R05 E, BLOCK 23, Lot 10, PLAT B-47

and more commonly known as 535 and 555 Yellowstone Avenue, West Yellowstone, Montana, 59758.

RESTRICTIONS:

Parking requirements to satisfy the Town of West Yellowstone's Zoning Code for this real property are being met utilizing parking spaces on 613 Yellowstone Avenue. Therefore, this property cannot transfer ownership without meeting parking requirements of the Town of West Yellowstone.

Off-site parking areas must be accessible by a public street, parkway, or interior park and shall be owned or leased by the owner of the property being served by such parking.

Each parking lot shall be maintained as a parking lot so long as the property, building or use served is in operation or until another suitable parking area is established in accordance with Section 17.42.030, and approved by the Town Council.

This Restrictive Covenant runs with the land and is binding upon the heirs, successors, estates or assigns of the undersigned landowner. This Restrictive Covenant is enforceable by the Town of West Yellowstone or any other landowner who is adversely affected by refusal or failure to follow the restrictions set out herein.

LANDOWNER:

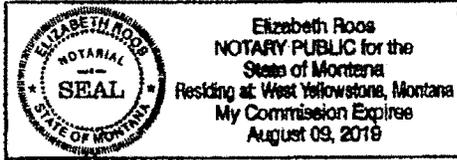
Clyde G. Seely Clyde G. Seely
On Behalf of Three Bear Rentals LLC

STATE OF MONTANA)

:SS.

County of Gallatin)

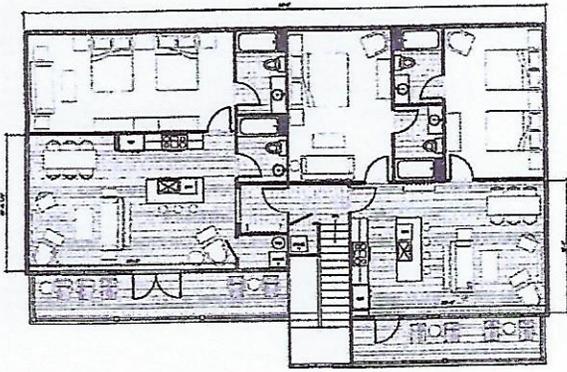
On this 21 of September, 2018, before me personally appeared Clyde G. Seely* whose identity is proved to me on the basis of satisfactory evidence and who by me duly sworn, did say that said document was signed by him/her and acknowledged to me that he/she executed the same.



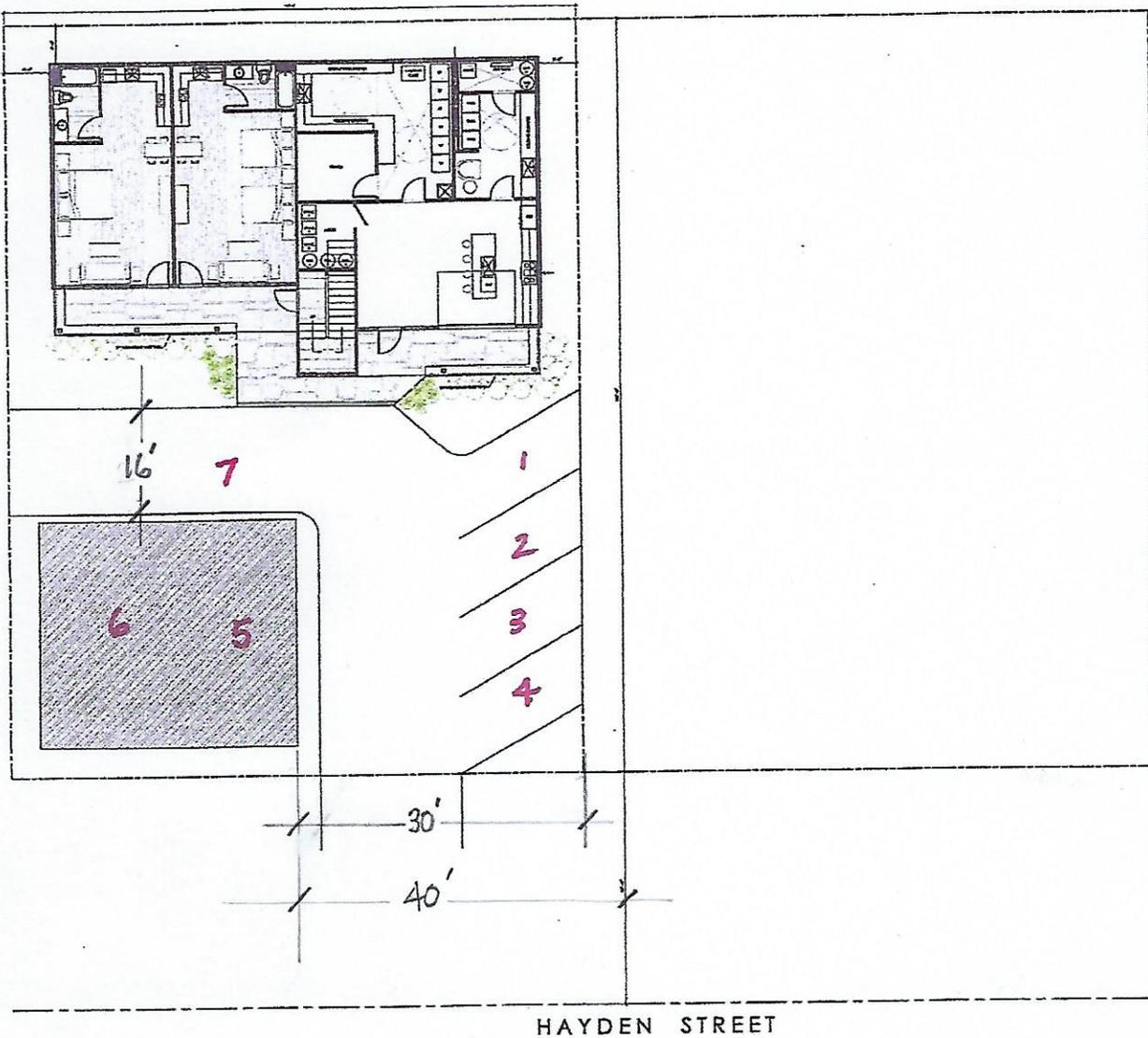
Elizabeth Roos
Notary Public for the State of Montana
Printed Name

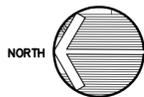
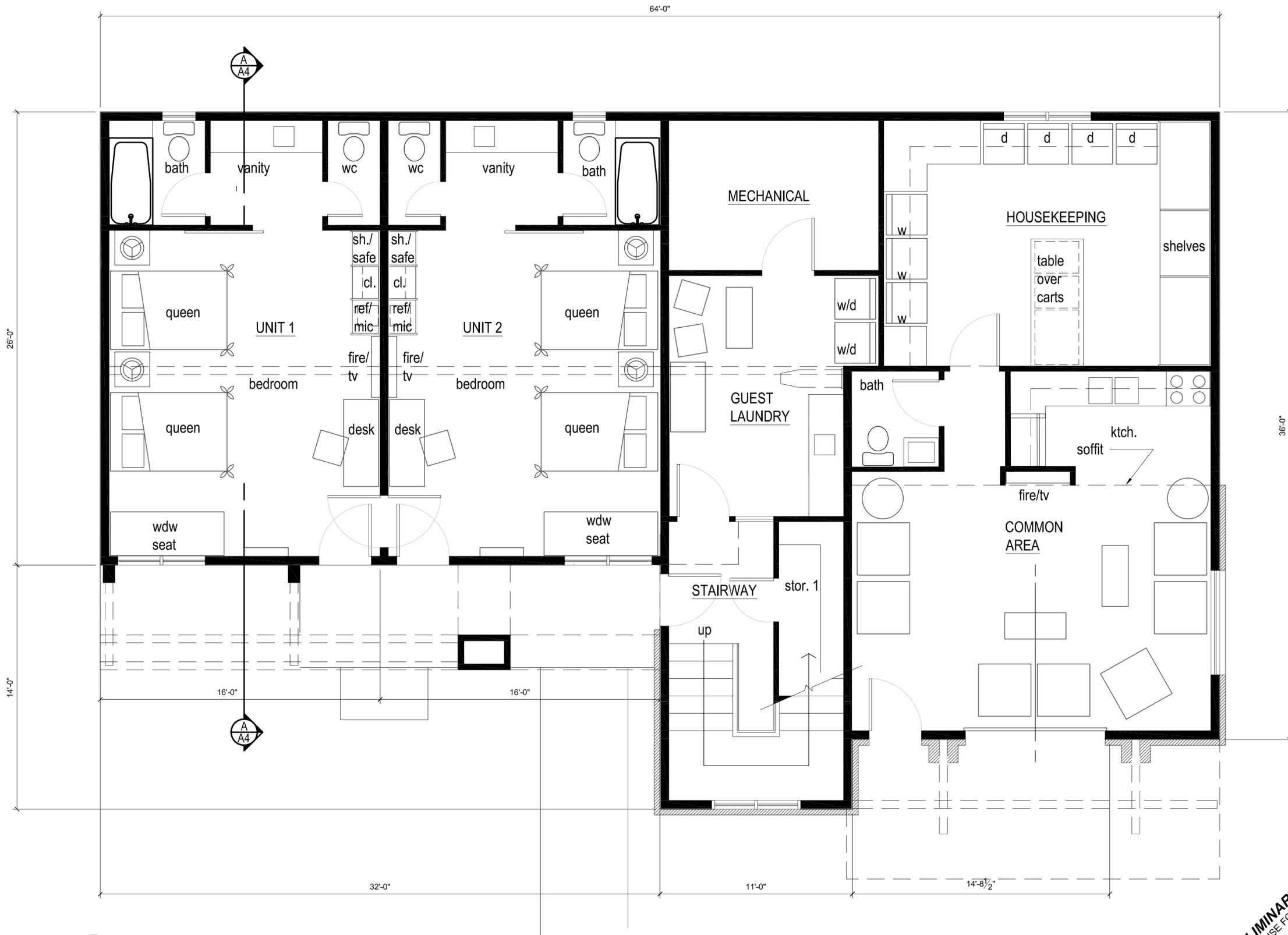
(SEAL)

* President of Three Bear Rentals LLC



Arrowhead II
Corrected Parking Plans





entry level floor plan
1/4"=1'-0"

PRELIMINARY DRAWING
DO NOT USE FOR CONSTRUCTION

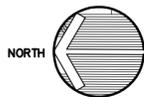
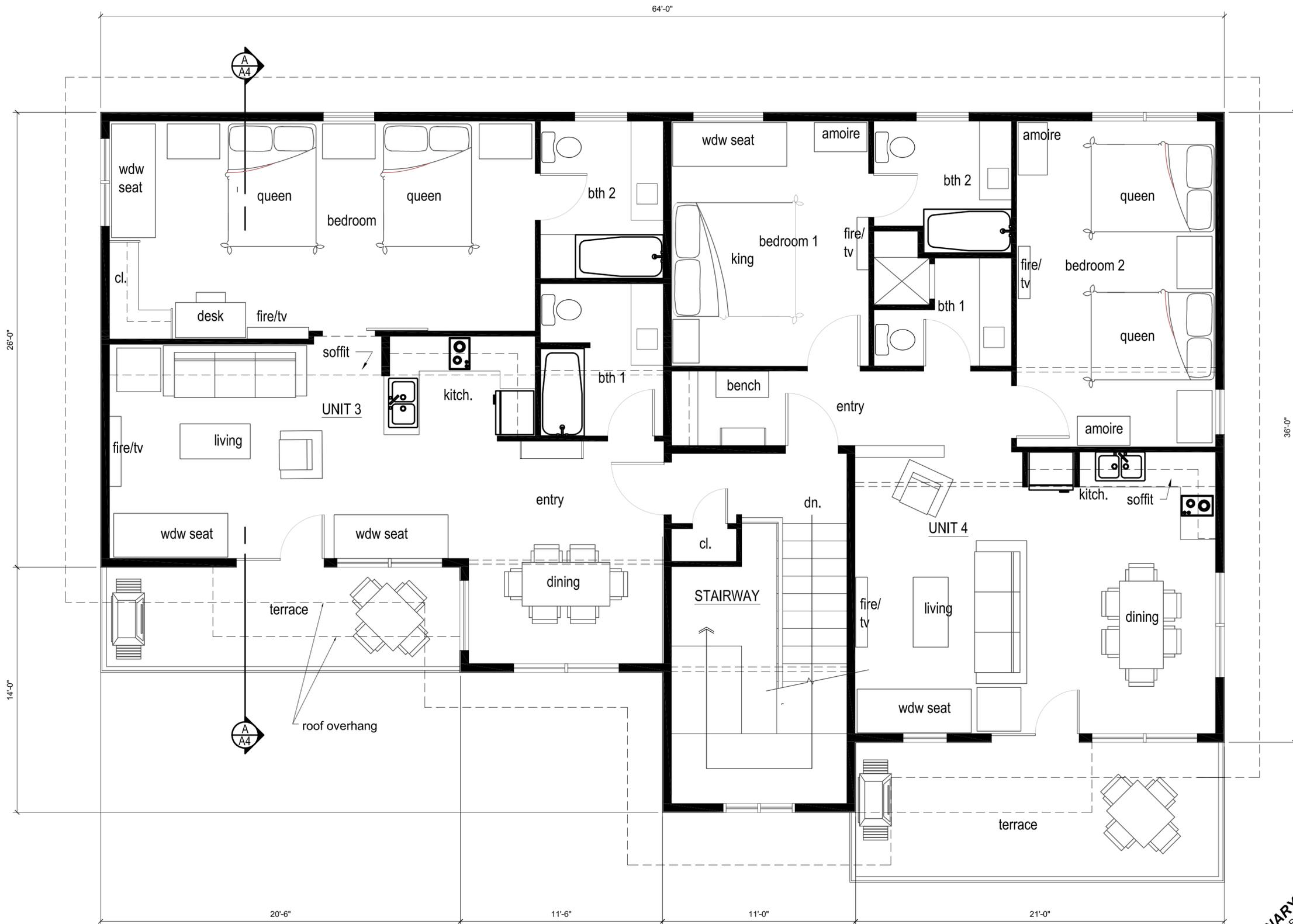
REVISIONS	
DATE	DESCRIPTIONS
xx-xx-xx	xx

Issued: June 24, 2019
C S Construction
PO Box 415
311 Hayden Avenue
West Yellowstone, MT 59758
406 220-7778

ARROWHEAD II
Hayden Street Parcel 1
West Yellowstone, MT 59758

ENTRY LEVEL
FLOOR PLAN

A1



upper level floor plan
1/4"=1'-0"

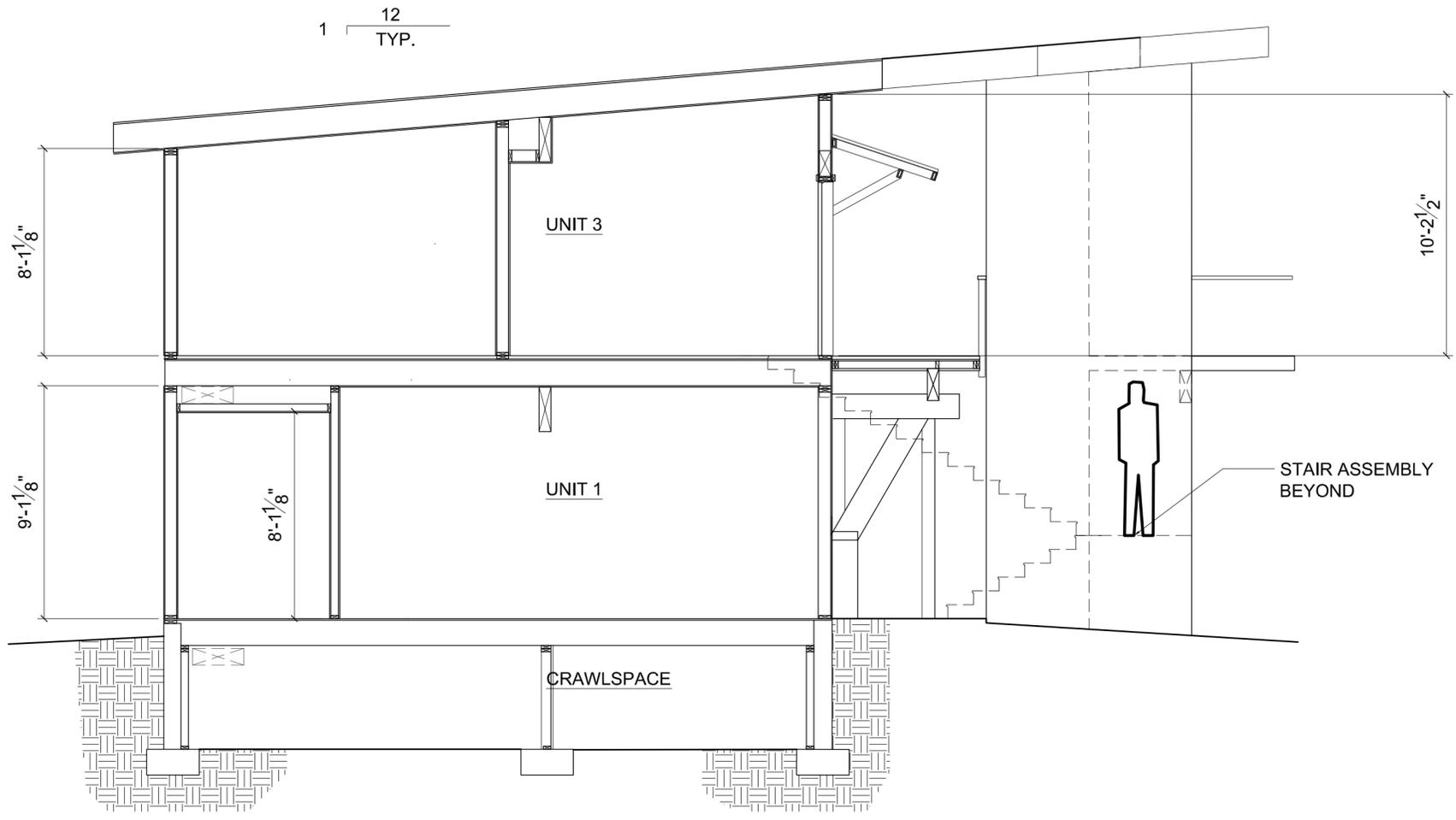
PRELIMINARY DRAWING
DO NOT USE FOR CONSTRUCTION

REVISIONS	
DATE	DESCRIPTIONS
XX-XX-XX	XX

Issued: June 24, 2019
C S Construction
 PO Box 415
 311 Hayden Avenue
 West Yellowstone, MT 59758
 406 220-7778

ARROWHEAD II
 Hayden Street Parcel 1
 West Yellowstone, MT 59758

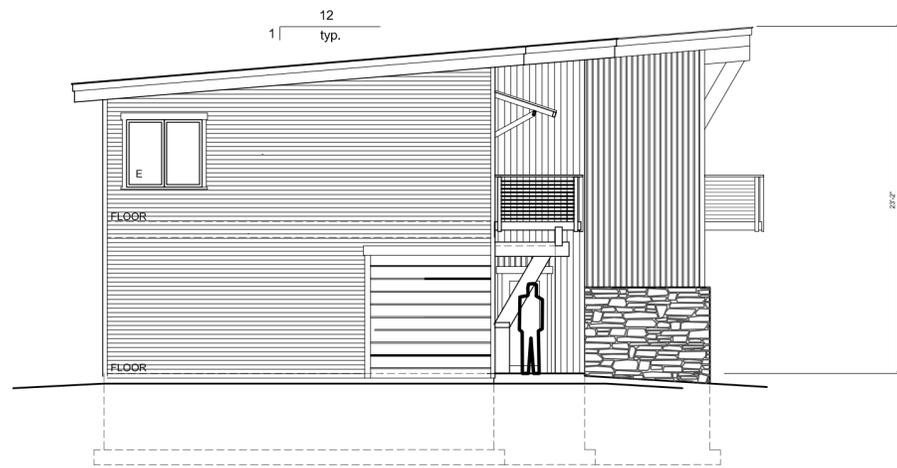
UPPER LEVEL
 FLOOR PLAN
A2



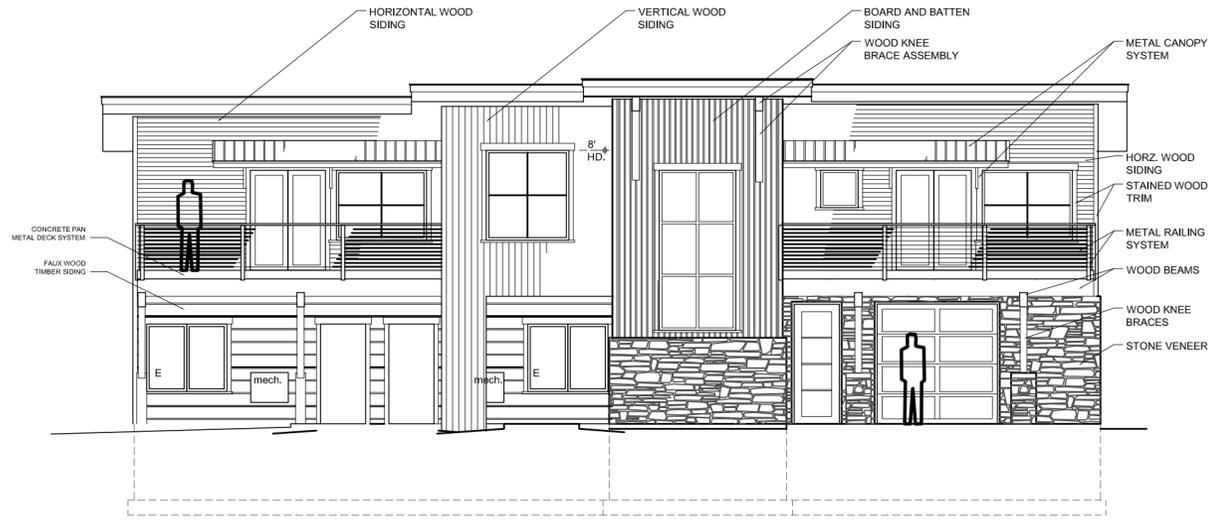
A
A4 section/ elevation
1/4"=1'-0"

PRELIMINARY DRAWING
DO NOT USE FOR CONSTRUCTION

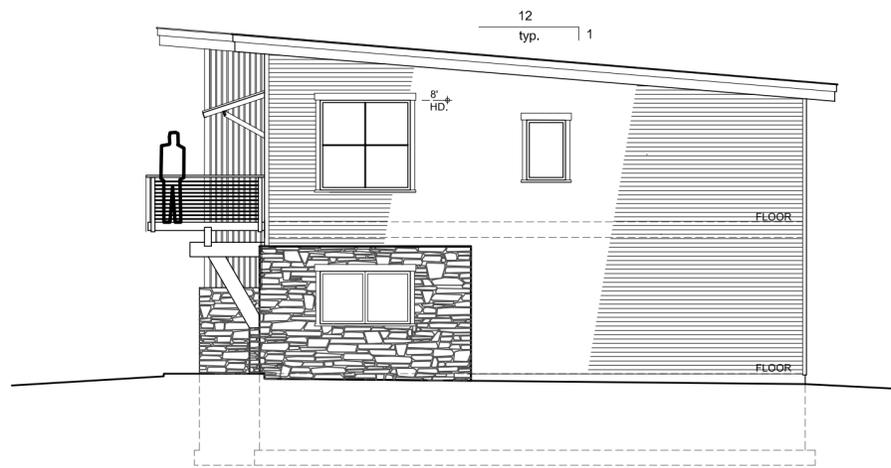
REVISIONS		Issued: June 24, 2019	ARROWHEAD II Hayden Street Parcel 1 West Yellowstone, MT 59758	SECTIONS A
DATE	DESCRIPTIONS	C S Construction PO Box 415 311 Hayden Avenue West Yellowstone, MT 59758 406 220-7778		A4
xx-xx-xx	xx			



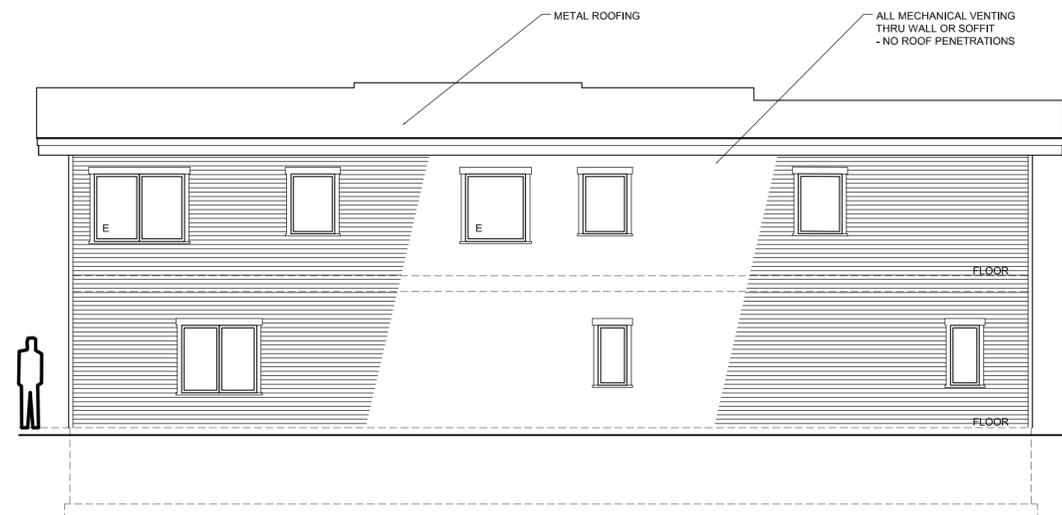
LEFT ELEVATION (north)
1/8"=1'-0"



ENTRY ELEVATION (west)
1/8"=1'-0"



RIGHT ELEVATION (south)
1/8"=1'-0"



REAR ELEVATION (east)
1/8"=1'-0"

PRELIMINARY DRAWING
DO NOT USE FOR CONSTRUCTION

REVISIONS		Issued: June 24, 2019	ARROWHEAD II Hayden Street Parcel 1 West Yellowstone, MT 59758	ELEVATIONS
DATE	DESCRIPTIONS	C S Construction PO Box 415 311 Hayden Avenue West Yellowstone, MT 59758 406 220-7778		A3
△ XX-XX-XX	XX			

From: [Agata Morrill](#)
To: [Elizabeth Roos](#)
Subject: new proof
Date: Friday, October 4, 2019 11:24:43 AM



What's on the ballot?

RESORT TAX EXTENSION

Should the town council of West Yellowstone be authorized to increase the Town's 3% resort tax for an additional twenty years? The Town's 3% tax is currently scheduled to expire on December 31, 2025. Resort tax helps pay for Town services and keeps property taxes low. Approval of this ballot measure authorizes the Town of West Yellowstone to extend the 3% resort tax for an additional twenty years, beginning on January 1, 2026 and ending on December 31, 2045.

RESORT TAX INCREASE FOR INFRASTRUCTURE

Should the town council of West Yellowstone be authorized to increase the Town's 3% resort tax by 1% for infrastructure projects? The new 1% will only pay for upgrades and replacements of: wastewater treatment facility, water lines, sewer lines, streets, sidewalks, and water storage tank. These projects have an estimated cost of over \$24 million. The additional 1% tax would be effective January 1, 2020 and expire once debts and project costs are paid, but no later than December 31, 2045.

REMEMBER

- ★ Ballots will be mailed October 16, 2019 and must be returned to the Election Office in Bozeman or dropped at the Town Hall by November 5, 2019.
- ★ The Town Hall will be open on Election Day from 7:00 AM until 8:00 PM for the purpose of collecting ballots.



Paid for by: Town of West Yellowstone Incidental Committee,
Treasurer Elizabeth Roos, PO Box 1570, West Yellowstone, MT 59758

Town of
West Yellowstone
PO Box 1570
West Yellowstone
MT 59758

PRESORT STD
ECRWSS
U.S. POSTAGE
PAID FROM
ZIP CODE 59758
PERMIT NO 101

BOXHOLDER
West Yellowstone
MT 59758

Agata
QuickPrint
406.646.0555
sales@quickprintwy.com

On Oct 2, 2019, at 3:25 PM, Elizabeth Roos <eroos@townofwestyellowstone.com> wrote:

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