

The Board of County Commissioners approved the format of their meeting minutes as summary minutes. While in the process of moving to audio/summary minutes with time stamps, the Commissioners' Office will provide summary minutes and a Windows Media Player audio file online. **The time stamps noted on the document will not work.** They can, however, serve as an approximate counter for the Windows Media Player file (convert the time stamp to a counter by subtraction). For example, the time stamp may read 1:29:38 PM, which would be 0 minutes on the Windows Media Player counter. The time stamp next to the item you want to listen to may read 2:53:56, which would be about 1:24 on the counter (2:53 minus 1:29). You can then pull the "seek" button on the Windows Media Player to the approximate time).

**PUBLIC MEETING**  
**MISSOULA BOARD OF COUNTY COMMISSIONERS**  
**WEDNESDAY, MAY 27, 2009 – 1:30 P.M.**  
**ROOM 201 – COURTHOUSE ANNEX**  
**MINUTES**

**1. CALL TO ORDER**

[1:32:50 PM](#) Chair Bill Carey called the meeting to order at 1:30 p.m.

Commissioners Present: Commissioner Jean Curtiss, Chair Bill Carey and Commissioner Michele Landquist. Absent: None.

Staff Present: Deputy County Attorney James McCubbin, Public Works Director Greg Robertson, and Office of Planning & Grants Planner Tim Worley.

**2. [1:32:56 PM](#) PLEDGE OF ALLEGIANCE**

**3. [1:33:14 PM](#) PUBLIC COMMENT**

**4. ROUTINE ADMINISTRATIVE ACTIONS AND PUBLIC ANNOUNCEMENTS**

a. Weekly Claims List - \$291,881.76

[1:33:27 PM](#) Commissioner Michele Landquist made a motion that the Board of County Commissioners approve the weekly claims list in the amount of \$291,881.76. Commissioner Jean Curtiss seconded the motion. The motion carried on a vote of 3-0.

b. [1:33:41 PM](#) Public Announcements

**5. HEARING (continued from May 13, 2009)**

a. Homestead Vista (12 lots on 25.05 acres) - West of Lolo, Sleeman Gulch Road & Highway 12 ([verbatim transcription](#))

[1:33:49 PM](#) Chair Bill Carey opened the hearing.

[1:34:10 PM](#) Tim Worley reviewed the hearing from [May 13, 2009](#) and presented a [Memo](#) and [spreadsheet](#). ([PowerPoint](#))

[1:45:48 PM](#) Developer's representative presentation, Bill Burnett ([Slides](#))

[2:00:47 PM](#) John Kellogg

[2:04:51 PM](#) Public Comment

[2:05:00 PM](#) Marge Silveta

[2:05:56 PM](#) Staff comment, Tim Worley, Condition #26

[2:06:35 PM](#) Discussion

[2:07:52 PM](#) Marge Silveta  
[2:08:17 PM](#) Commissioner Jean Curtiss and Marge Silveta  
[2:08:37 PM](#) Bill Burnett and Marge Silveta  
[2:09:41 PM](#) Discussion  
[2:11:20 PM](#) Marge Silveta  
[2:11:40 PM](#) Andy [inaudible]  
[2:12:40 PM](#) Questions from Commission  
Public Comment  
[2:19:03 PM](#) Drake Lemm  
[2:19:39 PM](#) Commissioner Jean Curtiss and Drake Lemm  
[2:25:16 PM](#) Bill Burnett  
[2:25:53 PM](#) Ray DiPasquale  
[2:27:44 PM](#) Kathleen Stachowski  
[2:28:45 PM](#) Executive Session  
[2:28:53 PM](#) Commissioner Michele Landquist  
[2:29:09 PM](#) Staff comment, Tim Worley and Commissioner Michele Landquist  
[2:29:52 PM](#) Staff comment, James McCubbin, Commissioner Michele Landquist, and Commissioner Jean Curtiss  
[2:30:29 PM](#) John Kellogg  
[2:30:52 PM](#) Staff comment, Tim Worley, Chair Bill Carey, and Commissioner Michele Landquist  
[2:31:15 PM](#) Commissioner Jean Curtiss  
[2:32:06 PM](#) James McCubbin and Commissioner Jean Curtiss  
[2:32:53 PM](#) Staff comment, Greg Robertson and James McCubbin  
[2:33:22 PM](#) Discussion  
[2:36:20 PM](#) Staff comment, Tim Worley, recommended motion  
[2:36:49 PM](#) Staff comment, James McCubbin  
[2:36:55 PM](#) Commissioner Michele Landquist  
[2:37:20 PM](#) Staff comment, Greg Robertson  
[2:37:27 PM](#) Commissioner Jean Curtiss and Greg Robertson  
[2:37:34 PM](#) Andy?  
[2:37:59 PM](#) Commissioner Michele Landquist  
  
[2:39:23 PM](#) Commissioner Jean Curtiss made a motion that the Board of County Commissioners amend the first sentence under Finding of Fact #7, under (B) Primary Criteria Compliance, Criterion 1: Effects on Agriculture and Agricultural Water User Facilities to read, "Minglewood Drive, the offsite access road proposed for the subdivision, does cross an irrigation ditch." Commissioner Michele Landquist seconded the motion. The motion carried on a vote of 3-0.  
  
[2:39:57 PM](#) Commissioner Jean Curtiss made a motion that the Board of County Commissioners amend the first sentence of Finding of Fact #8 under Criterion 2: Effects on Local Services, Roads to read, "Minglewood Drive construction will be required to accommodate drainage under the road prism or facilitate the flow of water through a historic irrigation ditch that will be crossed by the road." Commissioner Michele Landquist seconded the motion. The motion carried on a vote of 3-0.  
  
[2:40:32 PM](#) Discussion on fences  
  
[2:42:05 PM](#) Commissioner Jean Curtiss, Condition #27 Discussion

2:43:25 PM Commissioner Jean Curtiss made a motion that the Board of County Commissioners amend Condition #27 by striking the second section, which reads, "A gravel emergency access road with minimum width and horizontal clearance to be approved by the Missoula Rural Fire District shall be constructed within the 60' wide public access easement prior to final plat approval," leaving the condition to read, "The final plat shall include a 60-foot wide public access easement extending from Jubilee Drive Cul-de-sac to Sleeman Creek Road." Commissioner Michele Landquist seconded the motion. The motion carried on a vote of 3-0.

2:43:53 PM Commissioner Jean Curtiss made a motion that the Board of County Commissioners amend Finding of Fact #14 under On-Site Roads, Criterion 2: Effects On Local Services Roads to read, "The plat shows a 60' wide Public Utility Easement beyond the Jubilee Drive cul-de-sac that connects with Sleeman Creek Road. An onsite investigation indicates a grade change in this area that would not accommodate a through-road connection." Commissioner Michele Landquist seconded the motion. The motion carried on a vote of 3-0.

2:44:51 PM Commissioner Jean Curtiss made a motion that the Board of County Commissioners approve Homestead Vista Subdivision with the amended conditions of approval, amended findings of fact, and amended conclusions of law as presented in the staff memo dated May 27, 2009. Commissioner Michele Landquist seconded the motion. The motion carried on a vote of 3-0.

6. **2:45:18 PM OTHER BUSINESS**

7. **2:45:24 PM RECESS**

There being no further business to come before the Board of County Commissioners, the meeting was recessed at 2:45 p.m.