

**RESOLUTION 24-11225**

**A RESOLUTION LEVYING A SPECIAL ASSESSMENT TAX  
UPON ALL BENEFITED PROPERTY IN A SPECIAL  
IMPROVEMENT DISTRICT OR PROJECT KNOWN AS 1425, IN  
THE CITY OF BILLINGS, MONTANA**

WHEREAS, the City created a special improvement district or project known as 1425 and;

WHEREAS, it is necessary to levy a special assessment tax upon each benefited property in the district or project area to defray the cost and expenses of said district or project; and

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Billings, Montana as follows:

**SECTION 1: LEVY AND ASSESSMENT**. That for the purpose of defraying the cost and expense of making improvements in a special improvement district or project known as 1425 of the City of Billings, Montana, there is hereby levied and assessed upon each lot or parcel of land described below, owned by persons respectively indicated, a special assessment tax payable in semi-annual installments with an interest rate of 5.25% for a term of 15 years. Each lot and parcel assessed and the owner thereof is hereinafter described:

<b>Tax Code</b>	<b>Amount Assessed</b>	<b>Owner Name</b>	<b>Legal Description</b>
A30682	38,546.65	NORTHWEST PIPE FITTING INC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 5A, AMD (19)
A30685	21,518.82	HARTS BASIN RANCH CORP	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 8A, AMD (11)
A30687	34,199.44	BILLINGS VENTURES LP	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 10A, AMD 11.179 AC (07)
A30688	4,466.52	PARK STREET INVESTMENTS, LC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 11A, AMD 1.460 AC (07)
A30688A	5,130.37	BILLINGS HOTEL DEVELOPERS LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 11B, AMD 1.677 AC (07)

A30689	3,557.92	PARK STREET INVESTMENTS LC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 12A1, AMD (14)
A30689A	10,878.72	EMBER LANE LODGING INVESTORS LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 12B - 13B, (19)
A30690	5,870.71	JPK TR BILLINGS LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 13A2, AMD (14)
A30691	9,462.28	BROSO VALLEY LODGING INVESTORS LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 14A, AMD 3.093 AC (06)
A30692	4,827.51	ROCKY MOUNTAIN OIL INC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 15A, (07)
A30693	3,970.91	ROCKY MOUNTAIN OIL, LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 16A1, (07)
A30694	5,938.02	CLUB PROPERTIES LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 17A, AMD (11)
A30695	10,964.38	NATIONWIDE HEALTH PROPERTIES INC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 1, Lot 18A, AMD (11)
A30704	12,200.32	HENSLEY PROPERTIES-OAK TERRACE LP	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 2, Lot 7A, AMD (19)
A30709	6,886.39	BILLINGS LODGING WEST LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 2, Lot 10A, AM LTS 10-12 (23)
A30714	2,710.50	AEAMS PROPERTIES LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 3, Lot 2, 38,606 SF (04)
A30715	1,967.10	AEAMS PROPERTIES LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 3, Lot 3, 27,989 SF (04)
A30716	4,209.54	AEAMS PROPERTIES LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 3, Lot 4 - 5, (14)
A30718	2,113.95	S & E STORAGE LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 3, Lot 6, 30,099 SF (04)
A30721	10,040.48	BILLINGS VA 2008 LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 4, Lot 1A, AMD (14)
A30725	7,329.98	KRE HCRE 2 OWNER 3 LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 4,

			Lot 4A, AMD (12)
A30726	3,456.96	IHC HEALTH SERVICES INC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 4, Lot 6, 1.130 AC (04)
A30727	5,577.03	IHC HEALTH SERVICES INC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 4, Lot 7, 1.823 AC (04)
A30730	20,145.21	BILLINGS VA 2012 LLC	BROSO VALLEY PARK SUB, S23, T01 S, R25 E, BLOCK 4, Lot 10A, AMD (14)

**SECTION 2: DISPOSITION OF COLLECTION.** All monies collected from the assessment shall be paid into a special improvement district or project Fund. Assessments become delinquent based on the semi-annual due dates of real property taxes, currently December 1 and June 1 of each year.

**SECTION 3: NOTICE AND HEARING.** On Monday, September 9, 2024 at 5:30 p.m., or as soon thereafter as the matter could be considered on the agenda in the Council Chambers of the City Hall, Billings, Montana, the City Council heard objections to the adoption of this resolution. The City Clerk published notice of the public hearing twice, at least six (6) days separating each publication in a newspaper or general paid circulation with a periodicals mailing permit. The final publication was made at least 10 days prior to the hearing as provided in section 7-12-4177, MCA.

**SECTION 4: EFFECTIVE DATE.** This resolution shall be effective upon adoption.

ADOPTED AND APPROVED this 9<sup>th</sup> day of September, 2024.



CITY OF BILLINGS:

BY: William A. Cole  
William A. Cole, Mayor

ATTEST:

BY: Denise R. Bohlman  
Denise R. Bohlman, City Clerk