



LOCAL GOVERNMENT INTERIM COMMITTEE

68th Montana Legislature

SENATE MEMBERS

Mary Ann Dunwell
Russel (Russ) Tempel
Jeremy Trebas
Terry Vermeire

HOUSE MEMBERS

Larry Brewster
Tom France
Steve Gist
Greg Oblander

COMMITTEE STAFF

Toni Henneman - Research Analyst
Julie Johnson - Attorney
Daniel Rosenberg - Secretary

MINUTES LOG

January 24, 2024
Capitol Room 137
Helena, Montana

Please note: This document is a Minutes Log and provides annotation of the time elapsed between the beginning of the meeting and the time at which the item was presented or discussed, a motion was made, or a vote was taken. The narrative presented here is provided only as a guide to the audio or video recording of the meeting. The official discussion, motion, or vote is available on the audio or video archive of this meeting. The Legislature does not prepare a transcript of the meeting activities. The time designation may be used to locate the referenced discussion on the audio or video recording of this meeting.

Access to an electronic copy of these minutes and the audio or video recording is provided from the Legislative Branch home page at <https://leg.mt.gov>. From the home page, select the "Committees" drop down menu at the top, then select Administrative or Interim, and the appropriate committee. The written minutes log can be located by expanding the accordion menu for the date of the meeting. Links to the audio/video files can be located by selecting the Video/Audio button on the same page, then the "past/current recordings" button. From there, use the calendar to select the date of the meeting you wish to view/listen to. The written Minutes Log, along with links to the audio and video recordings, is listed by meeting date on the interim committee's web page. Each of the Exhibits is linked and can be viewed by clicking on the Exhibit of interest. All Exhibits are public information and may be printed. Please contact the Legislative Services Division at 406-444-3064 for more information.

MEMBERS PRESENT:

Rep. Larry Brewster, Chair (R)
Sen. Mary Ann Dunwell, Vice Chair (D)
Rep. Tom France (D)
Rep. Steve Gist (R)
Rep. Greg Oblander (R)
Sen. Russel (Russ) Tempel (R)
Sen. Jeremy Trebas (R)
Sen. Terry Vermeire (R)

MEMBERS EXCUSED:

MEMBERS ABSENT:

STAFF PRESENT:

Toni Henneman, Research Analyst
Julie Johnson, Attorney
Daniel Rosenberg, Secretary

AGENDA ([Attachment 1](#))

VISITORS' LIST ([Attachment 2](#))

COMMITTEE ACTION

CALL TO ORDER/ROLL CALL

08:29:42 Presiding Officer Brewster called the meeting to order at 8:29 AM. The committee secretary took roll.

INFRASTRUCTURE NEEDS AND FUNDING UPDATE

08:30:40 Toni Henneman, Research Analyst, Legislative Services Division (LSD)

Review of Long-Range Planning Data Tool & Infrastructure Funding Sources

08:31:20 Katy Callon, Staff, Legislative Fiscal Division (LFD)/ LSD

[EXHIBIT 1](#)

[EXHIBIT 2](#) (interactive online map)

[EXHIBIT 3](#)

08:35:21 Rep. France joined the meeting via Zoom.

Committee Questions/ Discussion

08:48:15 Rep. Oblander

House Bill 355 and Senate Bill 536 Distributions

08:49:25 Toni Henneman

[EXHIBIT 4](#)

[EXHIBIT 5](#)

Infrastructure Needs Discussion

08:52:32 Daryl James, Executive Director, Infrastructure Coalition

Committee Questions/ Discussion

08:55:43 Rep. Gist

08:56:27 Vice Presiding Officer Dunwell

Public Comment

08:58:23 Kelly Lynch, Executive Director, Montana League of Cities and Towns

HOUSING NEEDS AND SUPPLY STUDIES - AFFORDABILITY FOCUS

Topic Introduction

09:01:03 Toni Henneman

MT Community Reinvestment Act (House Bill 819) Update

09:02:07 Cheryl Cohen, Executive Director, Montana Housing Division, Department of Commerce (DOC)

[EXHIBIT 6](#)

[EXHIBIT 7](#)

Montana Housing Situation Report & Community Reinvestment Data Tool

09:05:27 Mary Craigle, Research & Information Services Bureau Chief, DOC
[EXHIBIT 8](#) (online link, Montana Housing Situation Report)
[EXHIBIT 9](#) (online link, Community Reinvestment data tool)

Committee Questions/ Discussion

09:09:39 Rep. Gist
09:17:29 Rep. Oblander
09:18:03 Rep. Oblander
09:19:34 Vice Presiding Officer Dunwell
09:21:24 Rep. Gist
09:25:11 Rep. France
09:30:33 Rep. Oblander
09:33:17 Rep. Oblander
09:35:30 Rep. Gist
09:36:45 Cheryl Cohen
09:38:03 Rep. France
09:40:37 Rep. France
09:42:21 Vice Presiding Officer Dunwell
09:44:03 Cheryl Cohen
09:45:15 Rep. Gist

Gallatin Association of Realtors Housing Report

10:07:09 Toni Henneman
10:07:19 Joanna Harper, 2022 Past President Gallatin Association of Realtors and 2024
Housing Report Chair
[EXHIBIT 10](#)
[EXHIBIT 11](#)

Committee Questions/ Discussion

10:12:31 Sen. Trebas
10:14:39 Sen. Trebas
10:15:28 Sen. Trebas
10:17:25 Rep. Oblander
10:18:43 Rep. Oblander

Public Comment

10:20:05 Jason Rittal, Montana Association of Counties (MACO)
10:22:52 Kaia Peterson, Executive Director, NeighborWorks Montana

RECESS

10:26:17 Reconvened at 10:38 a.m.

LAND USE LEGISLATION STUDY TOPIC

Litigation Update

10:38:38 Julie Johnson, Staff Attorney, LSD
[EXHIBIT 12](#)

Committee Questions/ Discussion

10:45:35 Vice Presiding Officer Dunwell
10:46:35 Vice Presiding Officer Dunwell
10:48:36 Rep. France
10:50:00 Rep. Oblander
10:50:55 Vice Presiding Officer Dunwell

Department of Transportation (DOT) Considerations

10:51:17 Malcolm "Mack" Long, Director, DOT

Committee Questions/ Discussion

10:56:30 Vice Presiding Officer Dunwell
10:59:59 Rep. Gist
11:05:15 Rep. Gist
11:09:23 Sen. Trebas
11:11:49 Sen. Trebas

Department of Commerce Public Participation Best Practices

11:12:40 Galen Steffens, Community MT Division Administrator, DOC

City Officials Panel - Senate Bill 382 Implementation Progress

11:20:43 Wyeth Friday, Planning & Community Services Director, Billings
11:21:02 Brock Cherry, Planning & Community Development Director, Great Falls
11:21:08 Chris Brink, Community Development Director, Helena
11:21:25 PJ Sorenson, Senior Planner, Kalispell
11:21:31 Anna Bentley, Community Development Director, Bozeman

Committee Questions/ Discussion

12:04:03 Sen. Trebas
12:04:59 Rep. Oblander
12:05:53 PJ Sorenson
12:06:50 Brock Cherry
12:08:20 Chris Brink
12:10:07 Wyeth Friday
12:11:59 Anna Bentley
12:12:51 Rep. Oblander
12:13:31 Sen. Tempel
12:13:55 PJ Sorenson

12:14:21 Chris Brink
12:16:07 Wyeth Friday
12:17:30 Rep. Gist
12:18:31 PJ Sorenson
12:18:42 Rep. Gist
12:18:59 Sen. Trebas
12:19:14 Rep. Gist
12:19:43 Vice Presiding Officer Dunwell
12:20:58 Chris Brink
12:22:58 Anna Bentley
12:24:05 Wyeth Friday
12:25:37 Brock Cherry
12:26:24 Sen. Trebas
12:27:52 Presiding Officer Brewster

Public Comment

12:32:28 Kelly Lynch
12:36:18 Jake Brown, Shelter Whitefish

HOMEOWNER'S ASSOCIATION TOPIC

Review of Current State Statutes and Review Other State Models

12:37:36 Toni Henneman
[EXHIBIT 13](#)
12:41:04 Laura Sherley, Research Assistant, LSD
[EXHIBIT 14](#)

Committee Questions/ Discussion

12:44:02 Rep. Gist
12:45:01 Rep. France
12:46:52 Sen. Trebas

Update From the Montana Bar Association

12:47:22 Alanah Griffith, BETTR Section
[EXHIBIT 15](#) (online document, 2021 Uniform Common Interest Ownership Act)

Committee Questions/ Discussion

12:51:49 Sen. Trebas
12:53:32 Sen. Trebas
12:54:26 Vice Presiding Officer Dunwell
12:57:03 Rep. Gist
12:57:58 Rep. France

Public Comment

13:00:20 Sam Sill, Montana Bankers Association

COMMITTEE WORK SESSION**Review March Study Plans**

13:03:40 Toni Henneman
[EXHIBIT 16](#)

Committee Questions/ Discussion

13:05:58 Rep. Oblander
13:06:44 Presiding Officer Brewster
13:07:04 Rep. Gist
13:07:56 Vice Presiding Officer Dunwell
13:09:12 Toni Henneman
13:09:37 Rep. Oblander
13:10:58 Toni Henneman
13:11:12 Vice Presiding Officer Dunwell
13:12:00 Rep. Gist
13:12:43 Rep. France
13:13:56 Rep. Gist
13:14:23 Toni Henneman
13:14:46 Vice Presiding Officer Dunwell
13:17:10 Presiding Officer Brewster
13:18:05 Vice Presiding Officer Dunwell
13:18:47 Presiding Officer Brewster
13:19:15 Rep. Gist
13:20:08 Sen. Trebas
13:21:03 Toni Henneman
13:24:22 Presiding Officer Brewster
13:24:34 Rep. Oblander
13:25:38 Presiding Officer Brewster
13:25:54 Toni Henneman
13:26:29 Presiding Officer Brewster
13:27:07 Toni Henneman
13:27:37 Vice Presiding Officer Dunwell
13:30:14 Presiding Officer Brewster
13:30:37 Toni Henneman
13:31:02 Rep. Oblander

PUBLIC COMMENT on any item in LGIC's subject matter jurisdiction

13:31:28 None

ADJOURNMENT

13:31:39 Presiding Officer Brewster adjourned the meeting at 2:31 p.m.