

Ordinance 2022-05

ORDINANCE ACCEPTING THE ANNEXATION PETITION OF TRD, INC,
81123 GALLATIN ROAD, BOZEMAN, MT 59718. ANNEXATION INTO THE
FOUR CORNERS WATER & SEWER DISTRICT

WHEREAS, TRD, ^{INC}~~LLC~~ submitted a petition for annexation of Rainbow Subdivision Lots 468B, 468A, 469 570 AND 472A, 81123 Gallatin Road, Bozeman, MT 59718 (total of 30.03 acres) with full legal description attached hereto as Exhibit A, being located in Section 14, Township 2 South, Range 4 East, Gallatin County, Montana ("Properties") requesting that the Properties be annexed into the Four Corners County Water and Sewer District to connect to water and wastewater services; and

WHEREAS, the Properties is contiguous to the District boundary; and

WHEREAS, on October 18, 2022 at a duly noticed meeting of the Board of Directors, the Board considered the Petition to annex the Property as contiguous property and determined that the systems has capacity to provide service to the new proposed residence to be located on the Property; and

WHEREAS, the Four Corners County Water and Sewer District will be selling each lot and the future owner will need to purchase water and sewer capacity from the Four Corners County Water and Sewer District. The new owner will also need to provide proof of purchase of water rights.

WHEREAS, the Property will need to provide its own irrigation water.

NOW THEREFORE, the Board by passage of this ordinance does accept the Petition and annex the Property described as Four Corners County Water and Sewer District, submitted a petition for annexation of Rainbow Subdivision Lots 468B, 468A, 469 570 AND 472A as more particularly described in the attached and incorporated Exhibit A with this annexation not providing additional water or sewer service but amending the legal description of the property annexed to conform with the owners realignment of common boundary.

Landowners/petitioners acknowledge prior to the second reading that should additional structures which utilized water or sewer on the property, the District makes no representation that the District will have sufficient water or sewer capacity to service future structures.

ADOPTED by the Board of Directors of the Four Corners County Water and Sewer District after first reading on Oct 18, 2022 with a vote of 5 in favor and 0 against and second reading on Nov 15, 2022 with a vote of 4 in favor and 0 against.

This Ordinance shall be in effect 30 days after the date of the second reading.

1st Read and approved: Four Corner's County Water and Sewer District

Dated: Oct 18 2022

Nancy A. Filikkema
Its: President

Attested: [Signature]
Secretary

2nd Read and approved: Four Corner's County Water and Sewer District

Dated: Nov 15, 2022

Nancy A. Filikkema
Its: President

Attested: [Signature]
Secretary