
Information Memorandum
7/3/2020

1. Parks Department

Most branches have been picked up from the boulevards from the May 31 windstorm. Our Forestry crew continues to work to remove hangers from tree canopies throughout the urban forest. Approximately 40 city owned trees were blown over during the storm. Due to structural deficiencies, there are additional trees that will need to be removed in the coming weeks. As an example, this picture shows a large crack that developed after the wind event.

Our Park crew is finishing the clean-up within parks from the wind event. Stumps are being removed, soils brought in and topped dress and seeded. Crews also continue with mowing, string trimming, and repairing irrigation systems throughout the park system. All the annual flowers have been planted at the garden and at the entrance near the cannon at Woodland Park.



Camp Woodland Summer Day Camp numbers continue to increase each week. Week 3 (June 22-26), we averaged 90 kids per day. The theme for week 3 was “Wild Kingdom” with animal themed games, crafts, and activities, including presentations from Lone Pine State Park and Animal Wonders from Missoula, presenting exotic animals to camp on Friday, June 26.

The Woodland Water Park opened on Monday, June 22. We had 130 patrons visit the pool and were understanding of the new COVID-19 precautions and procedures (i.e. limited capacity, no locker rooms or showers, no tubes, etc.). The pool was also active with swim lesson registrations. We had 191 on the first day registration opened. Our first session of swim lessons will begin on Monday, June 29.

2. Police Department

Officer Kyle Enser and Officer Eric Juhl graduated from the Montana Law Enforcement Academy in Helena on June 24. They will return to Kalispell and continue the 14-week Field Training Program.

Officer Quintin Fowler and Officer Brady Gray attended the Field Training Officer School in East Helena, June 22-26. This training provides skills and resources to effectively train officers in the field prior to being released on their own.

Detective Sgt. Ryan Bartholomew and Detectives Shane Lidstrom and Dan Williams are attending background investigations school in Missoula to learn the skills for investigators to conduct thorough and legal background checks to identify the best candidates for the Kalispell Police Department.

As of June 24, calls for service stood at 15,272. This compares with 17,632 in 2019 and 16,160 in 2018.

3. Public Works

FLATHEAD RAIN GARDEN INITIATIVE

The first two rain gardens for Kalispell residents are complete! Both homeowners utilized the Flathead Rain Garden Initiative incentive program, which assisted with purchasing native plants for their gardens. Big Sky Watershed Corps members from both the City and the Flathead Conservation District, as well as City staff, provided support throughout the process.

Rain gardens are landscaped depressions that collect, filter, and absorb stormwater runoff from roof tops, driveways, and other



hard surfaces that don't allow water to soak in. They can filter oil and grease from driveways, fertilizers and pesticides from lawns, and other pollutants before they reach groundwater or the storm drain which eventually discharges in streams, rivers, and lakes. This initiative, a collaborative program between the City of Kalispell and Flathead Conservation District, helps the City

maintain compliance with the Municipal Separate Storm Sewer System (MS4) Permit.



2ND ALLEY EN SEWER MAIN REPAIR PROJECT

Sewer Staff have completed the repairs on 4 partially collapsed sewer mains in 2nd Alley EN between Montana and California. This project was initiated due to the collapsing sewer pipes. The sewer superintendent and field crews identified plans to repair each segment via excavation and replacement and/or trenchless pipe lock fittings, and solicited costs from contractors to complete the work. In May, field crews received approval to

proceed with the project with a total estimated project cost of \$15,473.58. Staff completed the project under budget in June, for a total project cost (including 4 repairs) at \$13,066.39.

4. Planning Department

The Kalispell City Planning Board will hold a public hearing at their July 14 meeting to hear two application requests consisting of the following:

1. File #KCU-20-04 – A request from Colton Lee Communities, LLC, for a conditional use permit to construct a multi-family residential development with four buildings and a total of 96 dwelling units, along with an associated parking lot area. Annexation, initial zoning, and a growth policy amendment related to the proposal are pending in front of City Council. The property contains approximately 3.27 acres and is located at 216 Hutton Ranch Road to the east of Hilton Homewood Suites.
2. Files # KPUD-20-01 and KPP-20-01– 430 Stillwater Road LLC has submitted a Planned Unit Development (“PUD”) application for a Residential Mixed Use PUD along with applications for rezoning and preliminary plat on approximately 28.2 acres of land within an existing R-3/PUD Zone. The Planning Board has held two work sessions on the application request. The subject property is located at 430 Stillwater Road at the intersection of Stillwater Road and Four Mile Drive, and was part of the now expired Starling PUD covering Section 35. The project envisions a mixture of single family residential and multi-family residential uses along with a retail area intended to serve the development and the greater area. The plan includes 83 single family lots, 192 multi-family units, and approximately 1.77 acres of commercial/retail area, along with two clubhouses and approximately 4.15 acres of park areas. The PUD would provide for smaller lot sizes/widths and longer block lengths than typical standards. The proposed rezoning of the property would change the underlying zone from R-3 (Residential) to RA-1 (Residential Apartment) and B-1 (Neighborhood Business).

The Kalispell City Planning Board will also be providing the public hearing forum for Creekside Commons, but will not be taking any formal action on the request. The project consists of the following:

Creekside Commons Public Hearing – Housing Solutions, LLC has a proposal before the Montana Board of Housing for a new affordable senior development called Creekside Commons. The project consists of 24 one-bedroom and 12 two-bedroom units specifically designed for seniors, located at 120 Financial Drive. Housing Solutions properties serve those earning between 30 to 60% of the area median income with below market rents. If awarded, the project will be financed with federal low-income housing tax credits. Each state has an agency that awards these credits to the projects they deem most worthy based on a variety of factors. In Montana, Montana Housing, a division of the Department of Commerce has this responsibility. As part of the process, the applicant is required to hold a public hearing in the community for which the development is proposed. The applicant will be providing a presentation and seek public comment for the

proposal. Specifically, the applicant is hoping to address whether Creekside Commons meets a community need.

Staff has prepared a request for qualifications for downtown Kalispell historic design standards, which will be advertised over the coming month. Following the advertising period a selection committee will review any proposals received and forward a recommendation to the Council for their consideration.

5. Building Department

In the last 4 weeks, we have issued permits for 8 single-family homes and 10 townhomes. That will bring the total of new single-family/duplex and townhouse units for the year to 113, compared to 59 last year at this time.

The permit was issued for the new College Center at FVCC located at 795 Grandview Dr. The project has an estimated value of \$22,000,000. The permit was also issued for the UPS expansion at 1151 N Meridian; this project has an estimated value of \$5,230,464.

There was a total of 201 combined building and/or fire inspections completed in the last 4 weeks.

Residential – 108	Plumbing – 15
Commercial – 23	Mechanical - 6
Electrical – 12	Fire - 37

6. Community Development

The Airport Rd/18th Street project started Monday, June 29 with LHC as the selected contractor. The project is expected to be completed in October.

The former CHS Agronomy Center property located at 55 4th Avenue East is owned by Flathead County Economic Development Authority (FCEDA). The City is utilizing Brownfields assessment grant funds at this site for a petroleum phase II environmental site assessment. The assessment work is scheduled to be conducted the week of July 13. As a part of the environmental assessment work, the northwest fuel island canopy, pumps, underground storage tanks and associated underground piping will be removed. Drone image of the site (below) is taken from west to east. The City is pursuing additional brownfields assessment work on behalf of FCEDA for the fueling system at the northeast area of the site. As of June 29, FCEDA has a contractor at the site demolishing buildings. That



work is expected to require twelve business days to complete.

The former CHS Grain Elevator property on West Center Street is owned by Flathead County Economic Development Authority (FCEDA). The City is working with EPA through the process for a brownfields environmental cleanup RLF loan to FCEDA for hazardous substance remediation at the site.

As part of the [Kalispell Core & Rail Redevelopment Project](#), the City of Kalispell and BNSF are finalizing the railbanking agreement in preparation for City acquisition of the rail line. Federal Railroad Administration review of the [Supplemental Environmental Assessment](#) and summation of public comment is nearly complete, allowing for the potential issue of a Finding of No Significant Impact and selection of a core area north/south street connector.

7. Fire Department

Since the last update, the Kalispell Fire Department has received 177 calls for service and in accordance to the loosened restrictions for COVID, have once again started to conduct public education events.

The preliminary Insurance Services Office (ISO) report for the fire department operations has been released and the fire department staff are currently reviewing the report for accuracy. The ISO classification studies fire department, PSAP, and city water system capabilities for fire response and classifies this ability to a number which in turn is used by insurance companies. A final report is expected in October of this year once edits or changes are completed. It is expected that the City of Kalispell ISO rating will remain the same.

The process of performing employment testing for Firefighter Paramedics and Firefighter EMT Basics is coming to a close. The process was significantly delayed and cumbersome do to the COVID mandates and considerations. Fire department staff will be conducting the final physical agility assessments and interviews July 23rd and 24th.

In cooperation with Flathead Valley Community College, we are once again hosting, teaching, and proctoring this year's class of paramedic students. You will see them respond with the fire department staff to emergency calls throughout the summer and fall period.