

A REGULAR COMMISSION MEETING OF THE LEWISTOWN CITY COMMISSION ON FEBRUARY 17, 2026 WHICH WAS HELD AT THE CENTRAL MONTANA COMMUNITY CENTER AND STARTED AT 7:00 P.M.

CALL TO ORDER

Chairman Day called the meeting to order.

PLEDGE OF ALLEGIANCE

Chairman Day asked everyone to stand and say the Pledge to the Flag.

ROLL CALL

Present were Commissioners: Bowser, Buehler, Day, Hewitt, Robertson, Warren, and Shaver.

APPROVAL OF MINUTES

Commissioner Day stated that without objection and based on the corrections the minutes for February 2, 2026 are approved.

COURTESIES

There were none.

PROCLAMATIONS

There were none.

BOARD AND COMMISSION REPORTS

Commissioner Buehler reported the Central Montana Foundation will meet on Tuesday, February 24, 2026 at 2 pm.

Commissioner Bowser reported the Library Board and Ordinance Committee meet tomorrow, Wednesday, February 18th.

Commissioner Hewitt reported the Airport Board met the first of the month and there are three new hangars going up at the airport. Commissioner Hewitt commented everything is running fine at the airport.

Commissioner Day reported the Park and Recreation Board met on February 4th. A lot of the pickleball participants were in attendance and there was discussion with the board about some complaints happening at the pickleball courts. The Park and Recreation Board recommended that all complaints and issues should be directed to the Park and Recreation Director. A memorandum of understanding is still being worked on between the City of Lewistown and the Pickleball organization. The Hockey group reported the multipurpose room was used for hockey tournaments in January. Wier Furniture donated a large stand-up freezer, the City is purchasing a microwave for the facility and the AV and Wi-Fi installation is still pending. Automatic locks are being installed at the Creekside bathrooms and the locks were funded by the Creekside Endowment. The Friends of the Trails is working on an adopt a kiosk program and signage to be finalized and discussed at the March meeting. The Friends of the Pool are exploring the

purchase of a new diving board and completion of sanding the waterslides. The fee structure within the Civic Center and the pool will be discussed in upcoming board meetings.

Commissioner Day reported the Audit committee will meet this week on Thursday, February 19th at noon.

CITY MANAGER REPORT

City Manager Holly Phelps reported on the following items:

The City of Lewistown is responsible for the enforcement of both residential and commercial building codes inside the city limits. The City of Lewistown is required to adopt the same codes as the State Building Code Bureau. The current codes are IBC 2021 edition as amended by ARM 24.301.131, IRC edition as amended by ARM 24.301.154, IECC 2021 edition as amended by ARM 24.301.161, and the IEBC 2021 edition as amended by ARM 24.301.131. these are the codes that our building inspector enforces and current projects are designed to. The State is currently working on adopting the 2024 codes, once that is done the local building department will have 90 days to adopt these codes. City Manager Phelps explained that to obtain a building permit owners or contractors need to bring the necessary documents to the Building Department. Once the plans for your project are approved you will be issued a building permit. As a reminder all contractors working inside the city limits need to have a valid city business license. In January the City issued 10 permits, two of those permits were commercial renovations and the rest of the permits were residential projects. Most of the residential projects are replacing existing windows, roof or renovations of kitchens, bathrooms and basements. The cost of a building permit is based on the valuation of the work.

The Civic Center continues to be very busy with two more weekends of high school basketball tournaments. The Park and Recreation Department are working on spring events. Those events include Little Eagle Basketball, Glow in the Dark Dodge ball and community garage sale.

The City of Lewistown is required to record the Commission meetings and those meetings need to be uploaded to the internet within five days of the meeting. These meetings can be found on YouTube.

The CDBG grant for the Library is moving along and in the process of working on a contract with Mosaic. City Manager Phelps commented the Library project is right on schedule and Mosaic had hoped to start work in March. The project will take place over the next year.

The engineering contract for biosolids is on the agenda for approval.

The auditors are currently on site and the audit committee will meet with them on Thursday at noon.

The new heaters for the Fire Department have been installed, the building of an office for the City Attorney is starting and work on outside lighting is complete.

There will be a kickoff meeting with Cushing Terrell for the zoning code updates. The Planning Commission will play a big role in the zoning code update and the public will have an active role as well. The Planning Commission will host listening sessions and the City Commission will have the final say through the ordinance process.

PUBLIC COMMENT – non agenda items

Ms. Leslie Long, 97 Trails End Lane, Lewistown, addressed the Commission regarding the letter from Ms. Kathy Wolter. The letter is requesting a sidewalk be installed on the west side of the park. Ms. Long reported that Symmes Park is used regularly. There was discussion regarding the reasons for the request

to install the sidewalk. The area is a dangerous area, very uneven ground, divots and just a big hazard. Ms. Kathy Walter commented the sidewalk would enhance the park and a lot more participants at the farmer's market. Commissioner Buehler asked if a level grassy area would be equivalent to a sidewalk. It was commented that a sidewalk would be safer and the lawn would eventually erode. Commissioner Day asked if this item should be brought before the Park and Recreation Board. City Manager Phelps answered yes, the Park and Recreation Board is looking at possible improvements in parks. The Board is looking at improvements in 3 parks at a time and on a three rotation. Commissioner Shaver commented he represents the ward Symmes Park is in and he thinks it is an excellent idea. There was discussion on the cost of sidewalks and what funding would be available.

CONSENT AGENDA

Commissioner Buehler made the motion to approve the consent agenda and Commissioner Robertson seconded the motion. The consent agenda was the acknowledgment of the claims that have been paid from February 1, 2026 to February 12, 2026 for a total of \$96,588.61

***REGULAR AGENDA – Resolutions, Ordinances & Other Action Items:**

1. Discussion and action on second reading of Ordinance No. 1775, An Ordinance Amending Section 10-5-3 of the Lewistown City Code Relating to Snow Routes and Parking Restrictions

City Manager Phelps explained this does not change the snow ordinance, but gives a mechanism to make changes to the designation of streets included in the snow routes by resolution. The ability to make these changes by resolution instead of by ordinance will allow the process to be quicker. Commissioner Robertson made the motion to approve the second reading of Ordinance No. 1775, An Ordinance Amending Section 10-5-3 of the Lewistown City Code Relating to Snow Routes and Parking Restrictions and Commissioner Buehler seconded the motion. Commissioner Day asked for comments from the audience and Commission. There being none, the question was called for and the motion passed unanimously.

2. Discussion and action on first reading of Ordinance No. 1776, an ordinance amending Lewistown City Code Section 10-5-1, parking time limits designated, to include penalty section and clarifying language

City Manager Phelps explained this is another code section that outlines time restrictions for parking along Main Street and at the Post Office. There are restrictions for how long and when a car could be parked there. Currently the penalty is \$5 per occurrence and the ordinance is proposing the penalty to be the same as the snow ordinance. It is a progressive fee structure that would reset each calendar year. There was a discussion on the type of vehicles that are parked in these areas and what is available for off street parking. Commissioner Robertson commented as a member of the TIF board, there has been a lot of discussion to encourage downtown properties to develop second story housing. This change in penalties runs contrary to their ability to do that if they don't have the land to build parking for residents and employees. Commissioner Robertson stated he would like to point out to the other Commissioners there is already an overnight parking issue and even though this seems appropriate but it would amplify the issue. City Manager explained the area is Main Street from Dawes to 6th and the downtown district, which is probably a Tier 1 or Tier 2 street. City Manager Phelps stated that about a block off Main Street there is five-day parking. Commissioner Buehler asked if we had an estimate of how many residential units in the area being discussed. City Manager Phelps answered approximately 50 units. Commissioner Robertson commented the TIF board has some ideas on this issue. Commissioner Day stated this will also be discussed as part of the downtown master plan. Commissioner Robertson made the motion to approve the first reading of Ordinance No. 1776, an ordinance amending Lewistown City Code Section 10-5-1, parking time limits designated, to include penalty section and clarifying language and

Commissioner Buehler seconded the motion. Commissioner Hewitt asked if anyone had talked with Mr. Gehlen to utilize his parking lot or to build a parking lot. City Manager Phelps answered he does use it for daytime parking and does have some spots leased for daytime parking. Commissioner Buehler asked why the Main Street parking is packaged with avenues as well as Janeaux and Broadway. There was discussion on breaking out some streets to help with overnight parking. Commissioner Robertson made the motion to remove parking on Janeaux Street between 1st Avenue and 6th Avenue and Broadway Street between 1st Ave and 6th Ave and Commissioner Buehler seconded the motion. Commissioner Day asked for comments on the amended motion. There being none, the City Clerk took a roll call vote with Commissioners: Bowser, Buehler, Day, Robertson, Shaver and Warren voting against and Commissioner Hewitt abstained. The amended motion fails due to lack of a majority vote. Commissioner Day asked for comments on the main motion. There being none, the City Clerk took a roll call vote with Commissioners: Buehler, Day and Robertson voting in favor of the motion. Commissioners: Bowser, Shaver and Warren voting against the motion and Commissioner Hewitt abstained. The City Clerk announced the motion died due to a majority vote. Commissioner Day explained this will be brought before the ordinance committee for more discussion.

3. Discussion and action on approving Resolution No. 4219, a resolution appointing members to the Planning Commission pursuant to the Montana Land Use Planning Act and 2024 Lewistown Plan

City Attorney West explained the next step in the land use planning act process is to appoint members to the planning commission. City Attorney West explained a change needs to be done on page 1 the last two Whereas need to be struck. City Attorney West further explained The whereas references Fergus County and the conservation district and he does not have confirmation that they have actually appointed their members yet. City Attorney West proposes removing the two whereas at the bottom. City Attorney West reported the members being appointed have confirmed they would like to serve on the Planning Commission. The Montana Land Use Planning Act does say that you do first have to pull people from the current boards. City Attorney West explained the appointees currently serve on the City County Planning Board or the Board of Adjustments. City Attorney proposed excising the following on page 2 paragraphs B and C under Sub i. These paragraphs reference the county and conservation district members. City Attorney reported that once the County and Conservation district members are appointed another resolution would come before the City Commission for approval. Once this is all done a resolution will be need to be passed to disband the City County Planning Board, Zoning Commission and Board of Adjustment. Commissioner Robertson made the motion to approve Resolution No. 4219, a resolution appointing members to the Planning Commission pursuant to the Montana Land Use Planning Act and 2024 Lewistown Plan, striking the seventh and eighth whereas, section 2 i uppercase B and C be struck and Commissioner Hewitt seconded the motion. Commissioner Day asked for any comments from the audience and Commission. There being none, the City Clerk took a roll call vote with Commissioners: Bowser, Buehler, Day, Hewitt, Robertson and Warren voting in favor of the motion. Commissioner Shaver voted against the motion.

4. Discussion and action on purchasing a GA Valve for the water pump station

City Manager Phelps explained the upper pump station which located at the above ground water tank has a part called a GA Valve. GA stands for glove and was installed during the 1996 water project and it is no longer functional. City Manager Phelps explained the valve is approximately eight to twelve weeks out and is replacing like item with like. The cost of the valve is \$26,300. Commissioner Buehler made the motion to approve purchasing a GA valve for the water pump station and Commissioner Bowser seconded the motion. Commissioner Buehler confirmed this valve is for the large water tank by Subway. City Manager Phelps answered yes. Commissioner Hewitt asked if the price was a firm bid. City Manager Phelps answered yes, it is firm for 30 days. Commissioner Shaver asked if this is a replacement

valve or to sit on the shelf. City Manager Phelps answered this is for replacement for one that is no longer functioning. City Manager Phelps further explained water and sewer systems are built for redundancy, so there are two in the system. Commissioner Day asked for comments from the audience and Commission. There being none, the question was called for and the motion passed unanimously.

5. Discussion and action on approving Task Order Number Nine, agreement to furnish engineering services for Lewistown Wastewater Facility Solids Dewatering improvements 2026, design phase services

City Manager Phelps commented the biosolids and the handling of biosolids has been discussed often. City Manager Phelps explained this is the design phase of the project, which would include designing the process, present to DEQ for approval and then take it all the way to bidding the filter press. Commissioner Hewitt asked if the drying beds could still be used. City Manager Phelps answered yes, and some of the existing infrastructure will be used. City Clerk Brummond asked the amount of this proposal and if the amount was budgeted. City Manager Phelps answered the amount is \$208,970 and will possibly need to do a budget amendment. The total project including this was estimated at \$1,000,000. Commissioner Buehler asked if this is billed all at once or in payments. City Manager Phelps answered it is typically billed by hours. Commissioner Buehler made the motion to approve Task Order Number Nine, agreement to furnish engineering services for Lewistown Wastewater Facility Solids Dewatering improvements 2026, design phase services and Commissioner Hewitt seconded the motion. Commissioner Day asked for comments from the audience and Commission. There being none, the question was called for and the motion passed unanimously.

CITIZENS' REQUESTS

There were none.

COMMISSIONER'S MINUTE

Commissioner Buehler commented how appreciative she is with the information that has been presented during the committee of the wholes.

Commissioner Robertson commented there is a young skater winning in the Olympics from his wife's home town with a population of 6,000. Commissioner Robertson further commented that some of the Commission decisions can do big things.

ADJOURNMENT

Chairman Day adjourned the meeting.

Dated this 17th day of February, 2026.

Loraine Day, Commission Chairman

ATTEST:

Nikki Brummond, City Clerk