

April 8, 2026

The Lincoln County Board of Commissioners met for a regular session on April 8, 2026, in the Lincoln County Courthouse, Libby, Montana. Present were Commissioner Teske, Commissioner Hammons, Commissioner Duram and Clerk and Recorder Corrina Brown.

Zoom participation: Alaena Woody, Brian Berreman, Chanel Geer, Dallas Bowe, Darren Short, Jesse Haag, Jessica Jenson, Jonathan Jameson, Kristie Wilson, Melanie Howell, Molly McCarty, Ray Stout, Scott Mattheis, Traci Street, Travis Sigea, Tyler Reed and Wendy Drake.

09:45 AM Administrative Issues/Old Business: Approve Minutes. PILT Claims. Commissioners' Report. National Crime Victims' Proclamation. Strengthening Families Month: Present were Marty Dunbar and Rocky Gifford.

- Approval of minutes: **Motion** by Commissioner Hammons to approve April 1, 2026, regular commissioner meeting minutes. Second by Commissioner Duram. No public comment. Motion carried.
- PILT claims: RS Security, LLC. Jail assessment \$12,997.50. **Motion** by Commissioner Duram to pay the invoice. Second by Commissioner Hammons. No public comment. Motion carried.
- Commissioners' Report:
 - Commissioner Duram reported that fairgrounds improvements are progressing, with electrical work contractors in place, including Lincoln Electric, following prior approval. Sewer and septic work is also underway, with completion anticipated around April 20 and DEQ approval has been secured.
 - Commissioner Hammons advised the Flathead Valley Community College building lease has been approved by the County Attorney and will be on next week's agenda.
- National Crime Victims' Proclamation was read by Commissioner Teske. **Motion** by Commissioner Hammons to approve the National Crime victims' rights week April 19-25th proclamation. Second by Commissioner Duram. Rocky Griffin expressed support for the idea and emphasized the importance of public awareness. Commissioner Teske noted the event is typically advertised in the newspaper and includes a candlelight vigil on the courthouse lawn. No further public comment. Motion carried.
- Strengthening Families Month: Commissioner Teske discussed a request from Public Health and Lincoln County Kids seeking approval to display blue pinwheels and signage on county properties in support of Strengthening Families Month. The Commissioners expressed support for the promotional effort.

10:00 AM Neumann vs. Lincoln County Settlement Agreement: Present were Jeff Koskela, Marty Dunbar and Rocky Gifford.

Commissioner Duram read the Neumann-Benson and Lincoln Conservation District, Lincoln County settlement agreement outlining mutual dismissals, payments, required permits and a full release of claims with no admission of liability. **Motion** by Commissioner Hammons to approve the mutual release and settlement agreement. Second by Commissioner Duram. No public comment. Motion carried.

10:15 AM Public Hearing – Resolution 2026-11 Adopting Revised Lincoln County Health Department Fee Schedule: Present were Jeff Koskela and Marty Dunbar.

Commissioner Teske read the public hearing notice and confirmed the Commission received no public comment. Commissioner Duram read Resolution 2026-11. **Motion** by Commissioner Duram to approve Resolution 2026-11. Second by Commissioner Hammons. The public hearing was opened with no public comment received. Discussion of staying in compliance with current legislation and increasing costs. No public comment. Motion carried.

10:30 AM Public Comment Time Non-Agenda Items: Present were Jeff Koskela and Marty Dunbar.

Jonathan Jameson spoke in support of developing a biomass facility, noting it would benefit the community by utilizing debris as a resource and potentially generating revenue for the County.

10:45 AM Kauffman Family Transfer - Planning Present were Byron Sanderson, Chelsea Sanderson, Jeff Koskela, Kristin Smith and Marty Dunbar.

Kristin Smith presented the Kauffman Family Transfer request to gift property to their three children. She advised the Planning Department recommended denial due to multiple recent property transfers by builders and developers, citing past county practice of denying similar requests. Findings included recent quitclaim deeds, business use of the property and questions about intent. She noted that standard subdivision review would be the alternative if the exemption is denied. **Motion** by Commissioner Duram to accept the recommendations of the Planning Department to deny the use of the family transfer. Second by Commissioner Hammons. Discussion that if the Kauffman transfer proceeded through standard subdivision review instead, DEQ approval would be required and there would be no two-year hold on the sale of the lots, unlike the exemption process. Byron Sanderson explained the transfer aims to gift property to the Kaufmans' children, noting the site includes a residence and business. He emphasized intent for the children to receive the land and requested reconsideration of the exemption, highlighting that the family transfer simplifies the process, reduces costs and still meets DEQ and subdivision requirements. No further comment. Commissioners Hammons and Teske voted to deny the family transfer exemption and Commissioner Duram opposed the denial.

11:00 AM **Airport Improvements Bid Selection:** Present were Jeff Koskela and Marty Dunbar.

Kristi Wilson with Morrison-Maierle presented a summary of recommended options as follows:

Project	Option	Description	Lowest Bidder	Schedules/Costs	Cost to County
Libby Pavement Maintenance	1	Award Schedule I to Lowest Bidder	Road Products, LLC	Schedule I - Airfield Pavement Maintenance - \$229,571	\$0
Eureka Pavement Maintenance	1	Award all three schedules to lowest bidder	Hardrives Construction, Inc	Schedule I - Airfield Pavement Maintenance (AIP) = \$210,195.92 Schedule II - Taxiway Mastic Crack Repair (AIP) = \$8,680.00 Schedule III - Access Road Pavement Maintenance (Non-AIP) = \$5,070.00	\$5,070
	2	Award schedules I and II to lowest bidder	Hardrives Construction, Inc	Schedule I - Airfield Pavement Maintenance (AIP) = \$210,195.92 Schedule II - Taxiway Mastic Crack Repair (AIP) = \$8,680.00	\$0
Libby Access Road	1	Award all three schedules of work to lowest bidder	Noble Excavating, Inc.	Schedule I - Access Road Rehabilitation (AIP) = \$117,500.00 Schedule II - Parking Area Rehabilitation (Non AIP) = \$52,225.00 Schedule III - Parking Area Curb Stops (Non AIP) = \$4,000.00	\$56,225.00
	2	Award Schedules I and III to lowest bidder	Thompson Contracting, Inc.	Schedule I - Access Road Rehabilitation (AIP) = \$110,564.00 Schedule III - Parking Area Curb Stops (Non AIP) = \$1,500	\$1,500.00
	3	Award Schedule I to lowest bidder	Thompson Contracting, Inc.	Schedule I - Access Road Rehabilitation (AIP) = \$110,564.00	\$0

Scott Mattheis, Lincoln County Airport Board Chairman, reviewed pavement maintenance needs at Eureka and Libby airports. He recommended option 1 for both locations, noting Eureka's cracks require immediate attention and Libby's parking area and access road rehab could be done with varying county costs. Discussion included available airport funds, the necessity of curb stops at Libby and the timing of contractor awards. **Motion** by Commissioner Duram to approve option 1 for the Libby pavement maintenance with no cost to the county. Second by Commissioner Hammons. No public comments. Motion carried. **Motion** by Commissioner Duram to approve option 1 on the Eureka pavement maintenance with \$5,070 county requirement and later **amended** with up to 50% of costs covered by PILT funds and the remainder explored from available airport funds. Second by Commissioner Hammons. It was clarified that although FAA grants typically include a contingency, the \$5,070 needed for the Eureka access road cannot be covered by FAA/AIP contingency funds, as this portion of the project is not eligible for federal funding. No additional public comment. Motion carried. **Motion** by Commissioner Duram to award option 3 of the Libby access road rehabilitation to Thompson Contracting, Inc. Second by Commissioner Hammons. It was clarified that option 3 with Thompson Contracting would rehabilitate the Libby access road at no additional cost to the county, but the parking area rehabilitation and curb stop installation would not be completed. No public comment. Motion carried.

11:15 AM **CSKT: Kootenai Falls Discussion:** Present were Jeff Koskela, Jennifer Nelson, Madeline Caye and Marty Dunbar.

Madeline Caye, Tribal Historic Preservation Officer with the Confederated Salish and Kootenai Tribes, requested to reestablish communication and renew a historical agreement for the annual gathering at Kootenai Falls. Discussion included the busy location, recent trail and parking improvements and closing the area during the event. Commissioner Teske will research the original agreement and coordinate with the tribe for a written update.

11:25 AM **Adjourned**

LINCOLN COUNTY BOARD OF COMMISSIONERS

Brent Teske, Chairman

ATTEST: _____
Corrina Brown, Clerk of the Board