



**VISION STATEMENT:**

"The Magic City: A diverse, welcoming community where people prosper and business succeeds."

**CITY COUNCIL  
REGULAR BUSINESS MEETING**

**AGENDA**

**NOVEMBER 10, 2025**

**5:30 P.M.**

**COUNCIL CHAMBERS**  
**316 N. 26th Street, 5th Floor**

**CALL TO ORDER:** Mayor Cole

**PLEDGE OF ALLEGIANCE:** Mayor Cole

**INVOCATION:** Councilmember Boyett

**ROLL CALL:**

Present: Councilmember Ed Gulick, Ward I  
Councilmember Roy Neese, Ward II  
Councilmember Jennifer Owen, Ward II  
Councilmember TJ Rogers, Ward III  
Councilmember Bill Kennedy, Ward III  
Councilmember Scott Aspenlieder, Ward IV  
Councilmember Daniel Tidswell, Ward IV  
Councilmember Mike Boyett, Ward V  
Councilmember Tom Rupsis, Ward V  
Mayor William Cole

Absent/

Excused: Councilmember Kendra Shaw, Ward I

Staff

Present: Chris Kukulski, City Administrator  
Gina Dahl, City Attorney  
Toni Keehner, Deputy City Clerk  
Andy Zoeller, Finance Director  
Sarah Lane, Fiscal Services Manager  
Rich St. John, Police Chief  
Matt Hopple, Fire Chief  
Jeff Roach, Aviation and Transit Director  
Wyeth Friday, Planning Director

**MINUTES:** October 27, 2025

**APPROVED 10-0,** CM Shaw absent/excused

**COURTESIES:**

- Citizens Hero Awards

**PROCLAMATIONS:****COUNCIL REPORTS:****ADMINISTRATOR REPORTS - CHRISKUKULSKI**

**PUBLIC COMMENT on "NON-PUBLIC HEARING" Agenda Items: 1, 3 and 4 ONLY. Speaker sign-in required.** (Comments are limited to three (3) minutes or as set by the Mayor. Please sign the roster at the cart located at the back of the Council chambers or at the podium. Comments on items listed as public hearing items will be heard ONLY during the designated public hearing time for each respective item. For items not on this agenda, public comment will be taken at the end of the agenda.)

1. **CONSENT AGENDA** -- Separations:

A. Mayor Cole recommends that Council confirm the following appointments:

	Name	Board/Commission	Term	
			Begins	Ends
1	Mark Morse	EBURD Advisory Committee — Yellowstone County Rep.	01/01/26	12/31/29
2	Zack Terakedis	EBURD Advisory Committee — School District 2 Rep.	01/01/26	12/31/29
3	Robert Johnson	EBURD Advisory Committee	01/01/26	TBD*
4	Jarod Greenwood	EBURD Advisory Committee	01/01/26	TBD*
5	Jill Dawson	EBURD Advisory Committee	01/01/26	TBD*
6	Patrick Scott	EBURD Advisory Committee	01/01/26	TBD*
7		EBURD Advisory Committee	01/01/26	TBD*
8		EBURD Advisory Committee	01/01/26	TBD*
9	Mark Morse	SBBURD Advisory Committee — Yellowstone County Rep.	01/01/26	12/31/29
10	Jourdan Guidice	SBBURD Advisory Committee — School District 2 Rep.	01/01/26	12/31/29
11		SBBURD Advisory Comm — Elysian School District 23 Rep.	01/01/26	12/31/28
12	Scott Hanser	SBBURD Advisory Committee	01/01/26	TBD*
13	Andrew Houlihan	SBBURD Advisory Committee	01/01/26	TBD*
14	Michael Mayott	SBBURD Advisory Committee	01/01/26	TBD*
15	Jeff Muri	SBBURD Advisory Committee	01/01/26	TBD*
16	Kelphen Lienemann	SBBURD Advisory Committee	01/01/26	TBD*
17	Joseph Walsh	SBBURD Advisory Committee	01/01/26	TBD*
18		SBBURD Advisory Committee	01/01/26	TBD*
19	Chris White	Downtown Urban Renewal AC - Yellowstone County Rep.	01/01/26	12/31/29
20	Janna Hafer	Downtown Urban Renewal AC - School District 2 Rep.	01/01/26	12/31/29
21	Heather Kirpach	Downtown Urban Renewal AC - BSEDA Rep.	01/01/26	12/31/28

22	Mary Walks Over Ice	Downtown Urban Renewal AC - NA Development Corp	01/01/26	12/31/29
23	Nick Steen	Downtown Urban Renewal AC - DBA Rep.	01/01/26	12/31/28
24	Blake Wahrlich	Downtown Urban Renewal AC - BID #0001 Rep.	01/01/26	12/31/29
25	Jan Peterson	Downtown Urban Renewal Advisory Committee	01/01/26	TBD*
26	Sean Lynch	Downtown Urban Renewal Advisory Committee	01/01/26	TBD*
27	JR Reger	Downtown Urban Renewal Advisory Committee	01/01/26	TBD*
28	Ethan Kanning	Downtown Urban Renewal Advisory Committee	01/01/26	TBD*

**B. Bid Awards:**

1. **Snow Plowing on Local Streets.** (Opened 10/21/25) Recommend awarding all contractors. **APPROVED 10-0**, Shaw absent/excused

- C. Agreements** with Downtown Billings Partnership, BIRDworks and South Billings Urban Renewal Association. **APPROVED 10-0**, Shaw absent/excused
- D. Amendment No. 4, Airport Automobile Parking Concession Agreement;** SP Plus, LLC. **APPROVED 9-1**, Neese opposed, Shaw absent/excused
- E. Amendment No. 31, Airline Ticket Counters and Installation of a New Baggage Inspection System;** Morrison-Maierle. **APPROVED 10-0**, Shaw absent/excused
- F. Change Order No. 7 to W.O. 19-12: West End Reservoir Project,** GC/CM Contract; Dick Anderson Construction, Inc. **APPROVED 10-0**, Shaw absent/excused
- G. Final Acquisition** of 123.52 acres from Dr. Morledge Family, LLC, for the Airport. **APPROVED 9-1**, Neese opposed, Shaw absent/excused
- H. FY25 Law Enforcement Mental Health and Wellness Act (LEMHWA) Grant.** **APPROVED 10-0**, Shaw absent/excused
- I. Donation** to Parks and Recreation Department from BSEDA and Pedal United for bicycle pump track at Coulson Park. **APPROVED 10-0**, Shaw absent/excused
- J. Donation** to the City from Anne and Bill Cole for Christmas tree and wreaths at City Hall. **APPROVED 9-0**, Mayor Cole abstained, Shaw absent/excused
- K. Donation** to the City's Anti-Graffiti Fund from Anne and Bill Cole for 6th Street Underpass mural project. **APPROVED 9-0**, Mayor Cole abstained, Shaw absent/excused
- L. Donations** to Police Department from various donors. **APPROVED 9-0**, Boyett abstained, Shaw absent/excused
- M. Donation** to Billings Public Library from Friends of the Library for Co+Lab. **APPROVED 10-0**, Shaw absent/excused
- N. Final Plat** of L.J. Wells Subdivision. **\*Quasi-Judicial** **APPROVED 10-0**, Shaw absent/excused
- O. Resolution 25-11305** allocating \$7,500 Council Contingency for an open house for new City Hall. Amended to \$10,000 to include Covid-19 Memorial Plaque **APPROVED 8-2**, Kennedy and Aspenlieder opposed, Shaw absent/excused
- P. Second/Final Reading Ordinance 25-5922 expanding the boundaries** of the South Billings Boulevard Urban Renewal District (SBBURD) and adopting a modified Urban Renewal Plan. **APPROVED 8-2**, Neese and Rupsis opposed, Shaw absent/excused

**Q. Bills for the Weeks of:**

1. September 30, 2025 **APPROVED 10-0**, Shaw absent/excused
2. October 8, 2025 **APPROVED 10-0**, Shaw absent/excused
3. October 13, 2025 **APPROVED 10-0**, Shaw absent/excused

**REGULAR AGENDA:**

3. **PUBLIC HEARING AND RESOLUTION 25-11306** approving and adopting FY2026 Budget Amendments. Staff recommends approval. **APPROVED 10-0**, Shaw absent/excused
4. **TAX INCREMENT FINANCING ASSISTANCE** from the Downtown Urban Renewal TIF District for Old Billings Hardware Development Venture, LP for its mixed use project at 2802 Montana Avenue, up to \$745,000. Downtown Billings Partnership (DBP) Board recommends approval. **AMENDED – SUBSTANTIAL COMPLETION BY END OF JUNE 2027**  
**APPROVED 9-0**, Gulick abstained, Shaw absent/excused
5. **NOMINATION AND ELECTION OF DEPUTY MAYOR.** Staff recommends Council nominate and elect a Deputy Mayor. **BOYETT ELECTED BY ACCLAMATION**

**PUBLIC COMMENT on "NON-AGENDA ITEMS". Speaker Sign-in required.** *(Restricted to ONLY items not on this printed agenda. Comments are limited to 3 minutes or as set by the Mayor. Please sign the roster at the cart located at the back of the Council chambers or at the podium.)*

**COUNCIL INITIATIVES:**

None

**ADJOURN: 7:50 PM**