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Public Notices – Rentals – Help Wanted – Real Estate

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VALLEY VIEW HOME

A "Caring Home" 1225 Perry Lane Glasgow, MT 59230

HELP WANTED RNs and CNAs

Come and join our exciting new team! Please call (406) 228-2461 or admin@vvnh1. net for further information.

FOR RENT: 2 bedroom house

one mile west of Glasgow. Full basement with washer & dryer hookups. No Pets. No Smokers. Deposit & References required. \$800/month plus utilities. 406-228-9014

VALLEY VIEW HOME

A "Caring Home" 1225 Perry Lane • Glasgow, MT 59230 • 406-228-2461

WARD CLERK

Valley View Home is searching for a new full time Ward Clerk. The Ward Clerk diligently works with nursing and social services to meet our residents needs. Please apply if interested, starting wage DOE and it is very competitive.

The Irving building (formerly known as First National Bank) has a second floor rental space available on December 1, 2023. The address of the space

is Room 106, 110 5th Street South, Glasgow, Mt. The space is comprised of three office spaces and one common area totaling 831 square feet. Some furniture and fixtures are included in space. Rental amount is negotiable.

Please direct all inquiries to 406-228-2554.

HELLAND AGENCY, INC.

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Broker/Owner CHRIS HELLAND

SALES ASSOCIATE JACK HELLAND

406-228-2114 NORTHWEST-NATIONAL.COM



20-1145 – Unique 4 bed, 2 bath condo

for sale in St. Marie, Mont., with the full bathroom being on the



first floor. 1,100 square feet of living space, laundry hookups, 1-car garage, fully furnished, and most importantly is in overall great condition. Give us a call to schedule your private showing today, 406-228-2114. Priced at \$55,000.

20-1130 – Discover the perfect blend of affordable and adventure in this charming 2 bedroom, 1 bathroom, 2 car garage, Glasgow,



Montana home for sale. With a generous 816 square feet upstairs and an additional 816 square foot basement which boasts an extra sleeping room, there's plenty of space for you and your loved ones to create lasting memories. 2 bedrooms, 1 bathroom - The perfect size for a cozy retreat or a growing family. Spacious basement with sleeping room. Call now: (406) 228-2114. **Price Reduced to \$145,000**

20-1141 – Saint Marie, Montana condo for **sale.** This single level 1,340 square foot, 3 bedroom 1.5 bath home

corner lot. Price Reduced \$62,0000.



HELP WANTED

We are hiring in the **Meat Department** at \$17 an hour depending on experience. Also Night Crew and Cashiers.

Please apply online: www.reynoldsmarket.com or stop in for an application. Competitive wages, also benefits after a brief probation period and a pleasant crew to work with.



54218 U.S. Highway 2, Glasgow, MT 59230 Phone: (406) 228-2633 Hours: Open 6:00 a.m. Closes 9:00 p.m.

Valley County has a full-time position available for **Administrative Assistant to the County Commissioners** Posted 02/07/2024

Valley County local government is hiring a permanent, fulltime administrative assistant for the County Commissioners. This iob reports to the Clerk and Recorder. Starting pay is \$21.00 per hour and includes full County benefits. This position provides administrative support to the County Commissioners and the Clerk and Recorder as needed. It requires strong administrative and

customer service skills. The full job description and job application are available online at <u>valleycountymt.net</u> and in the Clerk and Recorder's office in the Valley County Courthouse. Please contact the Clerk and Recorder at 406-228-6226 for questions. The job is open until filled.

You may drop off an application with the Clerk and Recorder or mail it to Valley County Clerk and Recorder, 501 Court Square #2, Glasgow, MT, 59230.

Alaska, Europe, Hawaii plus dozens of other popular trips! Starting at \$1649 per person (double occupancy req'd.) YMT Vacations plans everything, leaving you to relax and enjoy. Call 1-833-658-1230 for more details. Use promo code YMT2024 for \$250 off. Limited time only.

Housing Authority of Glasgow is looking for families of 3 or more to qualify for units.

Applications available on our website at housingauthorityofglasgow.com or at our office. Our hours are 8a-4p Mon-Thurs and 8a-3p Fridays. Call for details 406.228.4942

Missing since Thursday, March 21 **Maximus Appello**

Chocolate Labrador Retriever, 5 years old, 100 lbs., goes by Max, loves people and has a zigzag collar on. Microchip 941000022881903 Please call with information

Therressa Swank

Phone: 406-263-7912

Email: therressajo0223@gmail.com



PUBLIC NOTICES

RESOLUTION FOR PROPOSED LAND SALE/LOT:

As provided in 20-6-604, MCA, the Trustees of Frazer School District #2&2B hereby resolve to sell Land-Lot 5 Block 11 Frazer Townsite that is owned by the District. The Trustees of the Frazer School District 2 & 2B further resolve that notices of this resolution shall be published in the local paper, The Glasgow Courier, the weeks of March 18th, 2024 and March 25th, 2024. This resolution shall become effective 14 days after publication of the second notice identified in the above paragraph, unless appealed to the district court by a taxpayer in compliance with and provided in 20-6-604, MCA. The Land/Lot Sale will be on April 8th, 2024 at the Regular Board Meeting. Yancey Beston - Board Chair-Superintendent Melanie Blount-Cole

MNAXLP

(Published March 20 & 27, 2024)

11 A.M. - 2 P.M. Soup and Sandwiches

7 DAYS A WEEK!

Pizza Chicken Ribs Shrimp Burgers pen for Lunch! Monday-Friday 11 a.m. - 2 p.m.

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REAL ESTATE - PUBLIC NOTICES



Broker - Owner

Karen Waarvik 321 Klein Ave. • Glasgow, MT 59230



IUST LISTED!

#435 - Charming and cozy 1718 +/- sq. ft. 2 story home has 3 bedrooms, 1 bath and is located on 2.55 acres! Updated gourmet

kitchen with quartz counter tops and stainless-steel appliances and an updated bathroom with walk in shower! The basement is partially finished with 2 additional sleeping rooms and lots of storage. New windows, metal roof, siding, updated electrical and 2 composite decks. The property has a corral, 2 sheds, large garden area, Dry Prairie water and room to build a garage! Call for more information or to schedule a private showing! Asking \$172,900.00



#430 - One Level Home on Acreage! 2280 sq. ft. 2019 modular home has 4 bedrooms, 3 bathrooms on 7.8 +/- Acres with views from every direction you

look! Open and bright with cathedral ceilings throughout the home. Gourmet kitchen with panty and large island for easy meal prep. The dining room has sliding patio doors out to the deck for easy BBQ! The front deck is large and plenty of room for a large patio set for entertaining! Move in ready! Located at: 55563 US Highway 2 in Nashua! Price Reduced: \$303,000.00



#433 - Beautiful 3304 +/**sq. ft. home** built in 2002 has 3 bedrooms, 3 baths with cathedral ceilings and recessed lighting throughout. The gourmet kitchen has

stainless steel appliances and is open to the dining room with French doors to private back yard and spacious deck. The primary bedroom has a full bath and patio doors to a private back deck. The lower level has a large family room with fireplace, wet bar and additional sleeping room, plus additional storage. Attached heated and insulated 3 stall garage has radiant floor heat and plenty of storage for an added bonus! All on 1.01 Acres! Located in Silver Hills at 1003 Walleye Street in Fort Peck! **Price Improvement: \$649,000.00**

394 - COMMERCIAL LOT On Highway 2! 11,700 sq. ft. Lot for sale on Highway 2 in Glasgow! Great location if you are considering a business in Glasgow with a great location! Located at 54187 US Highway 2. Price Reduced to \$89,000.00

> Check out our listings at www.redfoxxrealestate.com

Check us out on Facebook!



PUBLIC NOTICES

REQUEST FOR QUALIFICATIONS

In accordance with 18-2, Part 5 MCA, Frazer School District is soliciting for Qualifications submittals from interested parties for a Design/Build contract involving pre-construction and construction services with a guaranteed maximum price.

Qualifications submittals will be accepted until 3:00 PM on Thursday, April 4, 2024 at: Frazer Public School

325 6th Street Frazer, MT 59225

The project may include HVAC, controls, electric, and lighting upgrades to existing systems. Performance and Payment bonds, minimum 50% Montana resident workforce, and compliance with Montana State Prevailing Wage Rates (Building) will be required. Interested parties shall obtain and comply with the RFQ document which describes the project, schedule, information to be submitted, and criteria that will be used for selection.

The RFQ document may be obtained at the district offices (address above), via email mblount-cole@frazer.k12.mt.us or by calling (406) 695.2241.

The Owner reserves the right to reject any or all submissions and to waive any and all irregularities or informalities and the right to determine what constitutes any and all irregularities or informalities.

LEGAL NOTICE

MNAXLP

(Published March 13, 20 & 27, 2024)

So many eggs to choose from. Start your hunt with us!



Don Elletson (Sales) 406-263-0248

Deb Henry

(Broker)

Jarrell Schock 406-480-5500

mrrealty1@gmail.com

MissouriRiverRealty.com

490BD - NHN Nickwall Rd LISTED! South Wolf Point – 280 acres of prime wildlife

habitat. 72 acres of cropland and the balance being a combination of native grasses, steep breaks, brush cover and

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宜

111 3rd St. S.

Glasgow, MT 59230



trees. There is a small cabin on the property with solar power, cistern, and septic system. Redwater River enters and exits the property on the South and then empties into the Missouri River just a short distance away. \$250,000

(406) 228-2273

Fax (406) 228-2644

312AA - 931 Jet Drive 1,200 sq. ft completely READY! remodeled main floor!

3-bed, walk-in shower bathroom, main floor laundry, large living room, galley kitchen w/snack bar & dining space. The patio door opens to a large deck & backyard. The 1,200 sq. ft. basement



sprinklers w/drip system, fenced backyard, shed & more! \$179,900 308LW - 631 2nd Ave 4-bed 2 bath home. New kitchen and flooring, Enjoy the

shop, and room to build a garage is

desired. A must see! \$179,900

rooms, kitchen and appliances. UG



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PUBLIC NOTICES

Notice of Close of Regular Voter Registration and Option for Late Registration

Notice is hereby given that regular registration for the: Glasgow School District No. 1A Hinsdale School District No. 7A & 7C Lustre Elementary School District No. 23 Nashua School District No. 13

Opheim School District No. 9 elections to be held on May 7, 2024, will close at 5:00 p.m., on April 8, 2024. Persons who wish to register or need to update registration information may do so by submitting a form for registration by mail or by appearing at the county election office during regular registration. If you have moved, please update your registration information by submitting a voter registration form indicating the voter's current address.

After regular registration has closed, late registration is currently available at the county election office up until 8 PM on election day. Note: There is an active lawsuit regarding Montana's late registration deadline and the deadline may be subject to change.

Ballots will be automatically mailed to Active Electors only. If you believe you are a registered voter and do not receive a ballot, contact the county election office to update your information as necessary and receive a ballot.

DATED this 20th day of March 2024.

Marie L Pippin

Valley County Election Administrator

MNAXLP

(Published March 27 & April 3, 2024)

Nashua School Board of Trustees Resolution of Intent to Impose an Increase in Levies Fiscal Year 2025

As an essential part of its budgeting process, the Nashua School Board of Trustees is authorized by law to impose levies to support its budget. Senate Bill 307 requires the District to provide notice of its intent to increase non-voted levies in the ensuing fiscal year. The Nashua School Board of Trustees estimates the following increases/decreases in revenues and mills for funds noted below for the next school fiscal year beginning July 1,2024, using certified taxable valuations from the current school fiscal year as provided to the district:

	2023-2024 Actual Levies			2024-2025 Projections									
									Change		t. Annual Tax pact \$100K		Annual Tax act \$200K
Fund	\bot	5	Mills		\$	Mills		Change \$	Mills		home		home
General - BASE	S	185,078	46.33	\$	145,087	36.31	\$	(39,991)	(10.02)	\$	(13.53)	\$	(27.06)
General - OverBASE	S	320,709	80.27	\$	337,003	84.35	\$	16,294	4.08	\$	5.51	\$	11.02
Transportation	\$	92,036	23.04	\$	93,260	23.34	\$	1,224	0.30	\$	0.41	\$	0.82
Bus Depreciation	S	-	-				\$		-	\$		\$	
Tuition	\$	-	-	\$	-		\$		-	\$		\$	-
Adult Ed	S	-	-	\$	-	-	\$	-		\$		\$	•
Technology	\$	39,000	9.76	\$	39,000	9.76	\$	-	-	\$		\$	-
Flexibility	\$	-	-	\$	-	-	\$	-	-	\$	-	\$	
Debt Service	S		-	\$		-	\$	-	-	\$		\$	•
Building Reserve Permissive	S	-	-			-	\$	-		\$		\$	
Building Reserve Voted	\$	-	-				\$	-		\$		\$	-
Grand Total	\$	<u>636.823</u>	<u>159.40</u>	\$	614.349	<u>153.76</u>	\$	(22,474)	(5.64)	<u>\$</u>	(7.61)	\$	(15.22)

Impacts above are based on the current certified taxable valuations from the current school fiscal year

03-19-24

This notice requirement is an estimate only. None of the budget changes have officially been adopted for the 2024-2025 school year. Action will not be taken on these items until final Budgets are approved.

Dated this 19th day of March, 2024

Nashua School District

MNAXLP

/s/ Sharon Meridith **Board Chair**

03/19/24 /s/ Marisa Collins

(Published March 27, 2024)

tec INSURANCE REALTY

406 228-9356 / agency@unitedir.com

www.unitedinsuranceandrealty.com



SALE PENDING 143 4th Avenue North, Glasgow, Montana Cozy two bedroom home, one bathroom upstairs + half bathroom in the basement. Storage shed, fenced yard, newer NGFA furnace and hot water heater.



FOR SALE 284 Skylark Road, Glasgow, Montana Three bedroom home, 1.5 baths, sunroom, enclosed entryway, detached 2 stall garage, shop, garden shed, and corrals, all on $3\,$ acres. Listing Price \$250,000



PRICE UPDATE 511 4th Avenue North, Glasgow, Montana Nicely updated 3 bedroom, 1 1/2 bath home with a detached 1 stall garage, deck area, garden area & garden shed, underground sprinkler system, NGFA + AC. LISTING NOW \$215,000

PUBLIC NOTICES

Zachary M. Lipszyc Helland Law Firm, pllc 217 5th Street South P. O. Box 512 Glasgow, Montana 59230 Telephone: (406) 228-9331 E-mail: zach@hellandlawfirm.com haley@hellandlawfirm.com

Attorneys for Personal Representative

MONTANA SEVENTEENTH JUDICIAL DISTRICT COURT, VALLEY COUNTY

IN THE MATTER OF THE ESTATE

Cause No. DP 2024-07

FRANKLIN KUMMERFELDT, Deceased

NOTICE TO CREDITORS

NOTICE IS HEREBY GIVEN, that the undersigned has been appointed personal representative of the above-named estate. All persons having claims against the said deceased are

required to present their claims within four (4) months after the date of the first publication of this notice or said claims will be forever barred. Claims must be mailed to the undersigned at the office of Helland Law Firm, pllc, 217 5th Street South, P.O. Box 512, Glasgow, Montana 59230, return receipt requested, or filed with the Clerk of the above-named Court.

DATED: 3-14-24.

/s/ Kurt Kummerfeldt, KURT KUMMERFELDT Personal Representative

I, KURT KUMMERFELDT, declare under penalty of perjury that I have read the foregoing Notice to Creditors and the facts and matters contained therein are true.

DATED: 3-14-24 at Glasgow, MT.

/s/ Kurt Kummerfeldt, KURT KUMMERFELDT

HELLAND LAW FIRM, PLLC

/s/ Zachary M. Lipszyc Attorneys for Personal Representative

(Published March 20, 27; & April 3, 2024)

MNAXLP

Matthew W. Knierim

KNIERIM LAW OFFICE, P.C. P. O. Box 29 513 First Avenue South Glasgow, MT 59230 Telephone: (406) 228-2487

ATTORNEY FOR PERSONAL REPRESENTATIVE

MONTANA SEVENTEENTH JUDICIAL DISTRICT COURT, VALLEY COUNTY IN THE MATTER OF THE ESTATE Cause No.: DP-2024-06

OF

NOTICE TO CREDITORS

WILLARD A. TOAVS,

NOTICE IS HEREBY GIVEN, that the undersigned has been appointed personal representative of the above named estate. All persons having claims against the said deceased are required to present their claims within four (4) months after the date of the first publication of this notice or said claims will be forever barred. Claims must be mailed to the undersigned at the following address:

KNIERIM LAW OFFICE, P.C. 513 First Avenue South

P. O. Box 29

Glasgow, Montana 59230 Telephone: (406) 228-2487

return receipt requested, or filed with the Clerk of the above named Court. I declare under penalty of perjury and under the laws of the State of Montana that the foregoing is true and correct.

Dated: March 11, 2024.

/s/ Brent J. Toavs BRENT J. TOAVS, Personal Representative

(Published March 20, 27, & April 3, 2024) **MNAXLP**

PUBLIC NOTICES

Hinsdale School District 7A & 7C

Resolution of Intent to Impose an Increase on Non-Voted Levies

March 19, 2024

Senate Bill 307 (SB307) requires the District to provide notice of its intent to increase non-voted levies in the ensuing fiscal year.

As an essential part of its budgeting process, the Hinsdale Board of Trustees is authorized by law to impose levies to support its budget. The Hinsdale Board of Trustees estimates the following increase/decrease in revenues and mills for the funds noted below for the next school fiscal year beginning July 1, 2024 using certified taxable valuations from the current school fiscal year as provided to the district.

Fund Supported	Estimated Change in	Estimated Change in Mills	Estimated impact, Home of	Estimated impact, Home of			
	Revenue		\$100,000	\$200,000			
Adult Education	\$0.00	0.00	\$0.00	\$0.00			
Bus Depreciation	\$0.00	0.00	\$0.00	\$0.00			
Transportation	\$0.00	0.00	\$0.00	\$0.00			
Tuition	\$0.00	0.00	\$0 .00	\$0.00			
Flex Fund	\$0.00	0.00	\$0.00	\$0.00			
Building Reserve	\$0.00	0.00	\$0.00	\$0.00			
Total	\$0.00	0.00	\$0.00	\$0.00			

MNAXLP

(Published March 27, 2024)

Resolution of Intent to Impose an Increase/Decrease in Levies

As an important component of our transparent budgeting process, the Glasgow Public Schools Board of Trustees is authorized by law to impose levies to support its budget. The Glasgow Public School Board of Trustees estimates the following increases/decreases in revenues and mills for the funds noted below for the next school fiscal year beginning July 1, 2024 using certified taxable valuations from the current school fiscal year as provided to the district:

	2023-24 Levies		2024-25 Projections									
						+/-	Impact \$100K	Impact \$200K	Impact \$300K	Impact \$600K		
Fund	\$	Mills	\$	Mills	+/- \$	Mills	home	home	home	home		
General-BASE*	\$730,888	45.05	\$598,851	36.92	-\$132,037	-8.13	-\$10.98	-\$21.96	-\$32.94	-\$65.88		
General -OverBASE*	\$1,369,046	84.40	\$1,356,737	83.64	-\$12,309	76	-\$1.03	-\$2.06	-\$3.09	-\$6.18		
Transportation**	\$428,371	26.41	\$442,626	27.29	\$14,255	.88	\$1.19	\$2.38	\$3.57	\$7.14		
Bus Depreciation**	\$250,193	15.42	\$250,193	15.42	\$0	0	\$0	\$0	\$0	\$0		
Tuition**	\$136,141	8.39	\$136,141	8.39	\$0	0	\$0	\$0	\$0	\$0		
Adult Ed**	\$30,007	1.85	\$30,007	1.85	\$0	0	\$0	\$0	\$0	\$0		
Technology***	\$90,000	5.55	\$90,000	5.55	\$0	0	\$0	\$0	\$0	\$0		
Flexibility**	\$ 0	0.00	\$0	0	\$0	0	\$0	\$0	\$0	\$0		
Debt Service***	\$1,134,819	69.96	\$1,135,630	70.01	\$811	.05	\$.07	\$.14	\$.21	\$.42		
Bldg Reserve-SMMA**	\$56,300	3.47	\$46,232	2.85	-\$ 10,068	62	-\$.84	-\$1.68	-\$2.52	-\$5.04		
Bldg Reserve-Voted***	\$0	0.00	\$197,500	12.18	\$197,500	12.18	\$16.44	\$32.88	\$49.32	\$98.64		
Grand Total****	\$4,225,765	260.50	\$4,283,917	264.10	\$58,152	3.60	\$4.85	\$9.70	\$14.55	\$29.10		

*GENERAL FUND LEVY REDUCTIONS- Due to loss in enrollment these levies are significantly reduced based on the school funding formula.

**FUNDS REQUIRED TO BE REPORTED TO THE PUBLIC (Permissive--Non-Voted)

This notice must also document the District's expected use of its Building Reserve School Major Maintenance (SMMA) levies and associated funding. For FY2025 the District is allowed to levy \$46,232 for SMMA and the State will then contribute \$72,318.42 for a total budget of \$118,550. The District expects to use those proceeds to replace GHS windows and make loan payments for the GHS boiler replacement project.

PUBLIC NOTICES

Notice of Close of Regular Voter Registration and Option for Late Registration

Notice is hereby given that <u>regular registration</u> for the Fort Peck Rural County Water District, Inc. election to be held on May 7, 2024, will close at 5:00 p.m., on April 8, 2024. Persons who wish to register or need to update registration information may do so by submitting a form for registration by mail or by appearing at the county election office during regular registration. If you have moved, please update your registration information by submitting a voter registration form indicating the voter's current address.

After regular registration has closed, <u>late registration</u> is currently available at the county election office up until 8 PM on election day. Note: There is an active lawsuit regarding Montana's late registration deadline and the deadline may be subject to change.

late registration deadline and the deadline may be subject to change.

Ballots will be automatically mailed to **Active Electors only**. If you believe you are a registered voter and do not receive a ballot, contact the county election office to update your information as necessary and receive a ballot.

DATED this 20th day of March 2024.

Marie L Pippin, Valley County Election Administrator

(Published March 27 & April 3, 2024)

MNAXLP

^{***}VOTED LEVIES – levies previously approved by voters.

^{****}THE GRAND TOTAL is an estimated net increase of 3.60 mills, increasing taxes \$4.85 on a home valued at \$100,000, increasing taxes \$9.70 on a home valued at \$200,000, increasing taxes \$14.55 on a home valued at \$300,000, & increasing taxes \$29.10 on a home valued at \$600,000. This would be an overall net increase to tax mills of 1.4%.