

TREASURE COUNTY BOARD OF COUNTY COMMISSIONERS
Regular Meeting Minutes
February 3rd, 2026

10:05 AM - Call to Order and Pledge of Allegiance with Commissioners, Ruth Baue, Ruth Baker, and Marlo Mochr Chairman. Treasure County Clerk & Recorder, Marlee Sears; Treasure County Road Department Supervisor, Robin Rich; Treasure County Attorney, Hanna Schantz; Treasure County DES Coordinator, Nicole Stephenson; Treasure County Conservation & Weed Board, Bart Icopini; Treasure County Volunteer Fire Department, Bill Hutchison and Guests, Gary VanHaele, Salenna Mochr, Dan Brewer, Scheena Schiffer & Kelly Blea with Eastern Montana Land & Home, Jim Espy & Cory Gangle with The Ranch Mart, Ward Fenton with Fenton Enterprises, and Drew Gerber with the Goggins Company.

10:08 AM - Minutes Approval, Claims & Payroll

- Approval of minutes for Regular Meeting for January 20th, 2026.
 - ****MOTION****- Baue moved to Approve the minutes for January 20th, 2026, Baker 2nd Motion Carries.
- **Claims:** Claims for January 31st, 2026 were presented for payment in the amount of: \$12,263.54 for check numbers 32712 through 32725 for employee checks and 23613-23620 through deductions.
- **Payroll:** Payroll for was approved for January in the amount of \$107,536.89 will be on the next commissioner meeting minutes.
- ***All Other Claims were approved & paid.**

10th:15 AM - Treasure County Maintenance, Sean Sears

- **Mainstreet Firehall**
 - There are pickets that are broken, as if people were hopping the fence. Sean would like the ok to fix, the board agreed to fence should be fixed with the possibility of renting the building.
 - Sean would like to proceed with removing the decorative fire hydrant out of the walkway of the entry way door of the main street firehall.
 - Discussion regarding mop/broom closet and where to place it, possibly beside the refrigerator.
 - Discussion regarding the insulation issue at the firehall.
- **Courthouse**
 - Sean would like to build shelving in the maintenance closet in order to not block the man hole in the floor
 - Ceilings in the courthouse update. The JOP, Sheriff, and the Clerk and Recorder office, possibly the men and women's bathrooms are the remaining rooms and then the ceiling will be completed.
- **Community Center**
 - Sean discussed possibility of hiring an outside company to deep clean the tile floors within the community center. It was discussed that the board is hoping to replace the flooring, so Sean will begin looking at flooring options.

10:30 AM - Treasure County Road Department Discussion, Robin Rich

- **MACR**

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- Rich and the crew will be attending MACR training in Great Falls March 30th through April 2nd, 2026.
- **Equipment Purchase**
 - Discussion to pull the funds from the capital project fund.
 - ****MOTION**** - Baker moved to Approve the purchase of the packer from the Road Capitol Outlay Fund, Baue 2nd Motion Carries.
 - A letter from MDT is presented to the Commission stating; Pumphouse Bridge is satisfactory. Commissioners discuss other bridges in the County.
- **Weed Update**
 - Discussion regarding a plan/ projection of the budget. Not a lot of monies was spent last fiscal year so there is actually money standing in the account.
 - Discussion of hiring a contractor for weed spraying within the county. Rosebud County has a contractor spray some of their roads as well.

11:00 AM - Public Comment - Bill Hutchison was in on behalf of the fire department and to listen to the event coordinator discussion. Volunteer fire update, there are elections this Thursday February 5th, 2026. Bill is currently working with Nicole, DES Coordinator, on grant monies for new radios, an antenna and a new chainsaw.

11:10 AM - Treasure County Department Heads

- **Treasure County Attorneys Office, Legal Secretary Nicole Stephenson - H. Schantz had a meeting in her office and had to step out.**
 - **County Event Coordinator/ Custodian Position Discussion**
 - Discussion of max and minimum hours. Commissioners would like to conduct interviews and to schedule for next week.

11:35 AM - Commissioners

- **County Land Sale** - Commissioners advised Clerk Sears to reach out to MACO rep., Nancy Everson on where to place funds from the county land for sale if the county proceeds with a sale.
- **Joint Meeting with Town** - The board asked Attorney Schantz to discuss with the Town to host another joint meeting.
- **Study Commission** - The study commission is going to meet next Tuesday February 10th, at 10 am in the county courtroom.

11:52 AM - Recess for Lunch: LEPC at the Ambulance Hall

1:30 PM -Reconvene after Lunch

- The board reconvened and had all previous discussions handles. County Attorney Schantz was present. The board was waiting until two for the public hearing on the county land sale.

2:00 PM - ***PUBLIC HEARING*******

- **Discussion on County Owned Land**
 - County Attorney Schantz opened the public meeting. Introductions were made with all the realtors present. Scheena Schiffer & Kelly Blea with Eastern Montana Land & Home, Jim Espy & Cory Gangle with The Ranch Mart, Ward Fenton with Fenton Enterprises, and Drew Gerber with the Goggins Company

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- **Public Comment** - Community Member Gary Van Haele expressed his concerns selling the Treasure County Property and asked that it not be sold.
- Discussion of valuations and easements.
- Attorney Schantz opened the discussion for commissioners to invest the monies and use interest to function for regular county business.
 - The board would like to see the proceeds from the land sale invested and the interest aid in the function of regular county business.
- **** MOTION **** - Baker moved to sale the property owned Treasure County legally described as follows:
 - Township 8 North, Range 32 East, M.P.M. in Treasure County, MT
 - Section 2: W1/2
 - Section 3: ALL
 - Section 4: ALL
 - Section 10: ALL
 - Section 11: ALL
 - Section 14: S1/2
- To be sold, Baue 2nd, motion carries
- County Attorney Schantz proceeds to ask the board of commission if they agree to sale the land to the public and not through a public auction, The Board of commissioners agree.
- County Attorney Schantz proceeds to ask the board of commission if they would like to retain the mineral rights to said property, The Board of Commissioners would like to keep the mineral rights.
 - ****MOTION**** - Baue moved to retain the mineral rights in above said property, Baker 2nd, motion carries.
- All Real Estate Agents provided introductions to the board as well as information about their agencies. Please see attached for proposals from each real estate agency.
- Discussion regarding the split of the percentage of costs paid to the realtors.
- Discussion about hiring a realtor for the county to sell said property.
 - ****MOTION**** - Baker moved to use a realtor to sell the said land, Baue 2nd, motion carries
- The next step is a selection of realtor.
 - ****MOTION**** - Baker moved to list the said property with The Ranch Mart, Baue 2nd, motion carries
- Discussion of the land being open for sale for ALL of the public and should be posted in all designated posting locations per Resolution 2026-007 - Resolution for posting locations for Treasure County agendas and notices. Then County attorney advised to call for a motion to advertise for online services
 - ****MOTION**** - Baker moved to allow online service, Baue 2nd, motion carries.
- County Attorney Schantz requested to The Ranch Mart Reps that when an offer is received the board of commissioners have to post an agenda, 48 hours in advance of said meeting to accept the offer, therefore they, the realtor would not get a response right away as it is a board decision that has to be made in a public meeting setting.
- Resolution 2026-012 - A resolution Regarding the Sale and Disposition of County Land - was presented to the commissioners awarding the listing to The Ranch Mart agency with specific details of the process.

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- o Baker moved to approve Resolution 2026-012, Baue 2nd motion carries.

2:30 PM - Commissioners

- o Meetings to Report - No Meetings to Report
 - Ruth Baker -
 - Ruth Baue -
 - Marlo Moehr -

3:05 PM - Adjournment, being no further business to come before the Board, Ruth Baker moved for adjournment, Ruth Baue 2nd the motion.

Dated this 30th day of February, 2026.

TREASURE COUNTY BOARD OF COMMISSIONERS

Ruth Baue

Marlo-Moehr, Chair

Ruth Baue, Vice Chairman.

Marlee Sears

ATTEST:

Marlee Sears, Clerk & Recorder

BY: _____

Dani Erickson, Deputy Clerk & Recorder

