

MINUTES
MONTANA SENATE
68th LEGISLATURE - REGULAR SESSION
COMMITTEE ON (S) LOCAL GOVERNMENT

Call to Order: Chair Sen. Chris Friedel-R, on February 20, 2023 at 3:01 PM, in 405

ROLL CALL

Members Present: Sen. Chris Friedel, Chair (R)
Sen. Kenneth Bogner, Vice Chair (R)
Sen. Mary Ann Dunwell, Vice Chair (D)
Sen. Ellie Boldman (D)
Sen. Forrest Mandeville (R)
Sen. Christopher Pope (D)
Sen. Jeremy Trebas (R)
Sen. Daniel Zolnikov (R)

Members Excused: Sen. Terry Vermeire (R)

Staff Present: Toni Henneman, Research Analyst
Lorna Mason, Secretary

Audio Committees: These minutes are in outline form only. They provide a list of participants and a record of official action taken by the committee. The link to the audio recording of the meeting is available on the Legislative Branch website.

Committee Business Summary:

Hearing & Date Posted:

SB 268 02/15/2023
SB 301 02/15/2023
SB 323 02/15/2023
SB 331 02/15/2023
SB 379 02/17/2023

Executive Action:

HEARING ON SB 268 - Generally revise short-term rental laws

Opening Statement:

15:04:46 Sen. Greg Hertz (R), SD 12, opened the hearing on SB 268, Generally revise short-term rental laws.

Proponent Testimony:

15:11:55 Sam Sill, Montana Association of Realtors (MAR)

15:14:23 Stephanie Baucus, self

Opponent Testimony:

15:00:54 Andy Skinner, self

[EXHIBIT\(230220LOSa1\)](#)

[EXHIBIT\(230220LOSa2\)](#)

[EXHIBIT\(230220LOSa3\)](#)

15:23:12 Kelly Lynch, Montana League of Cities and Towns (MTLCT)

15:24:10 Karen Alley, Montana Association of Counties (MACo)

15:24:50 Jennifer Hensley, County of Missoula

15:25:22 Robyn Turner, City of Whitefish

15:27:12 Sam Forth, City of Bozeman, City of Missoula

15:27:54 Jake Brown, Shelter Whitefish

15:28:21 Ethan Handley, Associated Students of University of Montana

15:28:51 Zack Brown, Gallatin County

15:29:45 John Bandy, Wheatland Estates H.O.A.

15:31:25 Alanah Griffith, self

15:34:01 Sean O'Callaghan, Montana Association of Planners (MAP)

15:36:02 Ed Meece, City of Polson

15:37:40 Sen. Kenneth Bogner joined the meeting.

15:38:15 Melissa Mitton, American Hotel and Lodging Association (AHLA)

15:40:15 Steve Rosso, self

Informational Witness Testimony:

15:42:18 Eric Copeland, Department of Labor and Industry (DOLI)

Questions from Committee:

15:42:57 Sen. Forrest Mandeville

15:44:07 Sen. Greg Hertz-R

15:44:25 Sen. Kenneth Bogner

15:44:30 Stephanie Baucus, self

15:46:55 Sen. Christopher Pope

15:47:11 Steve Rosso, self

15:49:38 Sen. Christopher Pope

15:50:02 Eric Copeland, DOLI

15:51:37 Sen. Christopher Pope

15:52:24 Sen. Greg Hertz-R

15:53:35 Sen. Christopher Pope

15:53:42 Alanah Griffith, self

15:57:21 Sen. Chris Friedel

15:57:32 Sean O'Callaghan, (MAP)

Closing Statement:

15:59:22 Sen. Greg Hertz (R), SD 12, closed the hearing on SB 268.

HEARING ON SB 301 - Revise property laws related to lakeshore regulations

Opening Statement:

16:01:51 Sen. Greg Hertz (R), SD 12, opened the hearing on SB 301, Revise property laws related to lakeshore regulations.

Proponent Testimony:

16:04:01 Mark Taylor, Taylor Luther Group
16:06:25 Sam Still, Montana Association of Realtors, (MARS)

Opponent Testimony:

16:07:45 Karen Alley, Montana Association of Counties (MACo)
[EXHIBIT\(230220LOSa4\)](#)
[EXHIBIT\(230220LOSa5\)](#)
16:09:41 Kelly Lynch, Montana League of Cities and Towns (MTLCT)
16:10:51 Jennifer Hensley, County of Missoula
16:12:45 Laura Dever, City of Polson
16:14:42 Steve Rosso, self
16:16:58 Ed Meece, self

Informational Witness Testimony:

None

Questions from Committee:

16:17:54 Sen. Kenneth Bogner
16:18:36 Sen. Greg Hertz-R

Closing Statement:

16:18:44 Sen. Greg Hertz (R), SD 12, closed the hearing on SB 301.

HEARING ON SB 331 - Revise condo and townhouse exemptions

Opening Statement:

16:20:10 Sen. Greg Hertz (R), SD 12, opened the hearing on SB 331, Revise condo and townhouse exemptions.

Proponent Testimony:

16:23:12 Sam Still, Montana Association of Realtors (MARS)

16:24:16 Alan McCormick, Montana Association of Realtors (MARS)

Opponent Testimony:

16:26:19 Jennifer Hensley, County of Missoula

16:27:15 Andrew Hagemeyer, Montana Association of Planners (MAPS)

Informational Witness Testimony:

None

Questions from Committee:

16:28:28 Sen. Christopher Pope

16:31:31 Sen. Greg Hertz-R

16:32:12 Sen. Chris Friedel

16:32:29 Sen. Forrest Mandeville

Closing Statement:

16:32:40 Sen. Greg Hertz (R), SD 12, closed the hearing on SB 331.

HEARING ON SB 323 - Allow for duplex, triplex, and fourplex housing in city zoning

Opening Statement:

16:34:34 Sen. Jeremy Trebas (R), SD 26, opened the hearing on SB 323, Allow for duplex, triplex, and fourplex housing in city zoning.

Proponent Testimony:

16:40:38 Kendall Cotton, Frontier Institute

[EXHIBIT\(230220LOSa6\)](#)

16:42:20 Sen. Ellie Boldman joined the meeting.

16:43:12 Ethan Handley, Associated Students of Montana University

16:45:07 Jake Brown, Shelter Whitefish

16:45:37 Sen. Chris Friedel left the meeting.

16:46:53 Patrick Webb, Americans for Prosperity (AFP)

16:48:31 Izzy Milch, Forward Montana
16:49:47 Ann Schwend, Montana Environmental Information Center (MEIC)
16:51:10 Sen. Chris Friedel joined the meeting.
16:51:16 Patrick Yawakie, Blackfeet Tribe
16:52:46 Danny Tenenbaum, self
16:55:05 Christopher Chitty, self
16:55:27 Sandra Vasecka, self
16:58:09 Dan Brooks, Billings Chamber of Commerce

Opponent Testimony:

17:00:26 Joe McKinney, City of Great Falls
17:05:11 Kelly Lynch, Montana League of Cities and Towns (MTLCT)
17:07:31 J.P. Callagher, City of Butte, City of Silver Bow
17:09:08 Ed Meece, City of Polson
17:11:20 Alan McCormick, Montana Association of Realtors (MARS)

Informational Witness Testimony:

None

Questions from Committee:

17:15:13 Sen. Christopher Pope
17:18:22 Ed Meece. self
17:21:38 Sen. Daniel Zolnikov
17:21:51 Ed Meece, self
17:23:08 Sen. Daniel Zolnikov
17:23:12 Joe McKinney, City of Great Falls
17:27:19 Sen. Daniel Zolnikov
17:27:49 Sen. Jeremy Trebas-R

Closing Statement:

17:28:05 Sen. Jeremy Trebas (R), SD 26, closed the hearing on SB 323.

HEARING ON SB 379 - Revise zoning laws

Opening Statement:

17:30:31 Sen. Steve Fitzpatrick (R), SD 10, opened the hearing on SB 379, Revise zoning laws.

Proponent Testimony:

None

Opponent Testimony:

17:34:37 Greg McNally, Lewis and Clark County

[EXHIBIT\(230220LOSa7\)](#)

17:38:50 Dennis Haywood, self

17:40:12 Amanda Cooley, Powell County

17:42:40 Lois Steinbeck, self

17:45:52 Randy Mammix, Powell County

17:48:54 Becky Beard, Senator

17:50:06 Ann Schwend, Montana Environmental Information Center (MEIC)

17:52:10 Zach Brown, Gallatin County

17:54:02 Andy Hunthausen, Lewis and Clark County

17:56:58 Candace Payne, Lewis and Clark County

17:59:14 Karen Alley, Montana Association of Counties (MACo)

18:00:17 Amy Seaman, Montana Audubon

[EXHIBIT\(230220LOSa8\)](#)

18:01:45 Garrett McAllister, Gallatin County

18:03:33 Debo Powers, self

18:05:23 Richard Liebert, self
18:06:52 Sean O'Callaghan, Montana Association of Planners (MAP)
18:09:16 Jerry Grebence, self
18:10:53 Roger Sullivan, self

Informational Witness Testimony:

None

Questions from Committee:

18:12:49 Sen. Daniel Zolnikov
18:13:20 Karen Alley, MACo
18:14:16 Sen. Daniel Zolnikov
18:14:21 Randy Mammax, self
18:15:22 Sen. Daniel Zolnikov
18:15:36 Sen. Steve Fitzpatrick-R
18:16:14 Sen. Christopher Pope
18:16:30 Andy Hunthausen, self
18:20:32 Sen. Jeremy Trebas
18:21:00 Dale Paulson, self
18:22:14 Sen. Jeremy Trebas
18:22:18 Andy Hunthausen, self
18:24:18 Sen. Kenneth Bogner left the meeting.

Closing Statement:

18:26:19 Sen. Steve Fitzpatrick (R), SD 10, closed the hearing on SB 379.

ADJOURNMENT

Adjournment: 18:29:29

Lorna Mason, Secretary

Additional Documents: [EXHIBIT\(230220LOSaad\)](#)