Prairie County Board of Commissioners Meeting

September 2nd, 2026

Prairie County Court House Commissioners Room

217 West Park St Terry, MT 59349

www.prairiecounty.org

Prairie County Board of Commissioners Todd Devlin, Christine Keltner and Dennis Teske met in regular session at 9:00 a.m. In attendance Administrative Assistant Harry McNall.

9:00 a.m. Call to order, pledge of allegiance. Public Comment.

Harold Gaub commented on the first 10 miles of the cabin creek road is rough. The road has not had maintenance since early in the spring.

Garrett Lapp as superintendent of schools, there are issues with the Cherry Creek Road, and it is extremely rough for the bus route.

9:30 a.m. Road Department discussion about road access while Milwaukee bridge work is occurring, and invoice received in 2025 for the shipping container.

10:00 a.m. Commissioner Teske made a motion to sign the contract for Bridge 04084 contract agreement, seconded by Commissioner Keltner, "all in favor" motion passed.

10:00 a.m. Commissioner Devlin read the minutes from August 26th, 2026, commissioners meeting.

10:18 a.m. Commissioner Keltner made a motion to accept the minutes from the August 26th, 2026, commissioners meeting as corrected, seconded by Commissioner Teske, "all in favor" motion passed.

10:30 a.m. William Doney to visit about contract for meals on wheels.

10:31 a.m. Commissioner Teske made a motion to sign the independent contractor agreement with William Doney for Meals on Wheels Delivery, seconded by Commissioner Keltner, "all in favor" motion passed.

11:00 a.m. Rolane Christopherson, Terry Mayor and Chris Newman with Terry Volunteer Fire Department met to discuss the change in ISO ratings concerning fire protection. It will be 5 road miles from the Terry Fire Department and could result in lower insurance premiums for some residents. The process going forward will be public notices, public meetings etc, to inform residents of the change and what they need to do in order to see if their insurance premiums could be reduced. The ISO rating changed to 8b/10 which was a direct result of the great efforts the Terry Fire Department put in over the last two years, in order to prepare for an ISO review that ultimately resulted in lower ISO rating. Residents within 5 road miles after November 1st should reach out to their insurance companies to see if this rate change will affect their

insurance. The county commission are in agreement that the joint letter/press release to be posted by the Town of Terry.

Exhibit A shows press release, maps etc.

11:25 a.m. Tylene Eaton County Health Nurse presented the commission with PHEP annual contract acceptance for $25,099.00 grant. This covers part of salary, emergency preparedness, travel expenses. Commission Devlin electronically signed the document when received.

11:33 a.m. Commission Keltner made a motion to sign the PHEP annual contract Task order number 27-07-6-11-044-0 to the Master contract DPHHS HHS-PHSD-00000627 between the State of Montana Department of Public Health and Human Services and Prairie County., seconded by Commissioner Teske, "all in favor" motion passed.

12:00 p.m. Lunch Break

1:00 p.m. Deputy Clerk & Recorder Aria Walters provided claims for the commissioners to review and sign.

Prairie County Voucher # 1028 $1,404.28

Prairie County Voucher # 1029 $ 457.47

Prairie County Voucher # 1026 $31,443.95

Prairie County Voucher # 1027 $2,929.01

Prairie County Voucher # 1009 $150.00

Void Report Voucher # 1009

2:00 p.m. Clerk & Recorder Shari Robertson provided the commission with budget and conducted the Budget Preliminary Hearing, and went over resolutions 27-4,27-5,27-6,27-7

3:00 p.m. Public Comment: no comment.

3:31 p.m. Andrea Bybee Ambulance explained to the commission that the ambulance service has been awarded funding for a new ambulance. It will take 6-8 months to receive the new vehicle after the order is made. Andrea also spoke about the ambulance fee increases and proposed resolution, last updated in 2020.

3:54 p.m. Commissioners reviewed DES John Pisks vehicle grant information package.

3:58 p.m. Commissioner Teske made a motion to sign the Homeland Security Vehicle grant for $80,000 for a special truck for DES, seconded by Commissioner Keltner, "all in favor" motion passed.

4:17 p.m. Commissioner Teske made a motion to adjourn the meeting, seconded by Commissioner Keltner, "all in favor" motion passed.

Signed this 25th day of September 2026

Todd Devlin, Commissioner Chair

ATTEST:

Shari Robertson, Clerk & Recorder

Exhibit A

1000 Bishops Gate Blv. Ste 300
Mt. Laurel, NJ 08054-5404

t1.800.444.4554 Opt.2
f1.800.777.3929

July 20, 2026

Mr. Rolane Christofferson, Mayor
Terry
114 Laundre Ave
Terry, Montana, 59349

RE: Terry, Prairie County, Montana
Public Protection Classification: 8B/10
Effective Date: November 01, 2026

Dear Mr. Rolane Christofferson,

We wish to thank you and Mr. Chris Neumann for your cooperation during our recent Public Protection Classification (PPC) survey. ISO has completed its analysis of the structural fire suppression delivery system provided in your community. The resulting classification is indicated above.

If you would like to know more about your community's PPC classification, or if you would like to learn about the potential effect of proposed changes to your fire suppression delivery system, please call us at the phone number listed below.

ISO's Public Protection Classification Program (PPC) plays an important role in the underwriting process at insurance companies. In fact, most U.S. insurers – including the largest ones – use PPC information as part of their decision- making when deciding what business to write, coverage's to offer or prices to charge for personal or commercial property insurance.

Each insurance company independently determines the premiums it charges its policyholders. The way an insurer uses ISO's information on public fire protection may depend on several things – the company's fire-loss experience, ratemaking methodology, underwriting guidelines, and its marketing strategy.

Through ongoing research and loss experience analysis, we identified additional differentiation in fire loss experience within our PPC program, which resulted in the revised classifications. We based the differing fire loss experience on the fire suppression capabilities of each community. The new classifications will improve the predictive value for insurers while benefiting both commercial and residential property owners. We've published the new classifications as "X" and "Y" — formerly the "9" and "8B" portion of the split classification, respectively. For example:

- A community currently graded as a split 6/9 classification will now be a split 6/6X classification; with the "6X" denoting what was formerly classified as "9."
- Similarly, a community currently graded as a split 6/8B classification will now be a split 6/6Y classification, the "6Y" denoting what was formerly classified as "8B."

Exhibit A

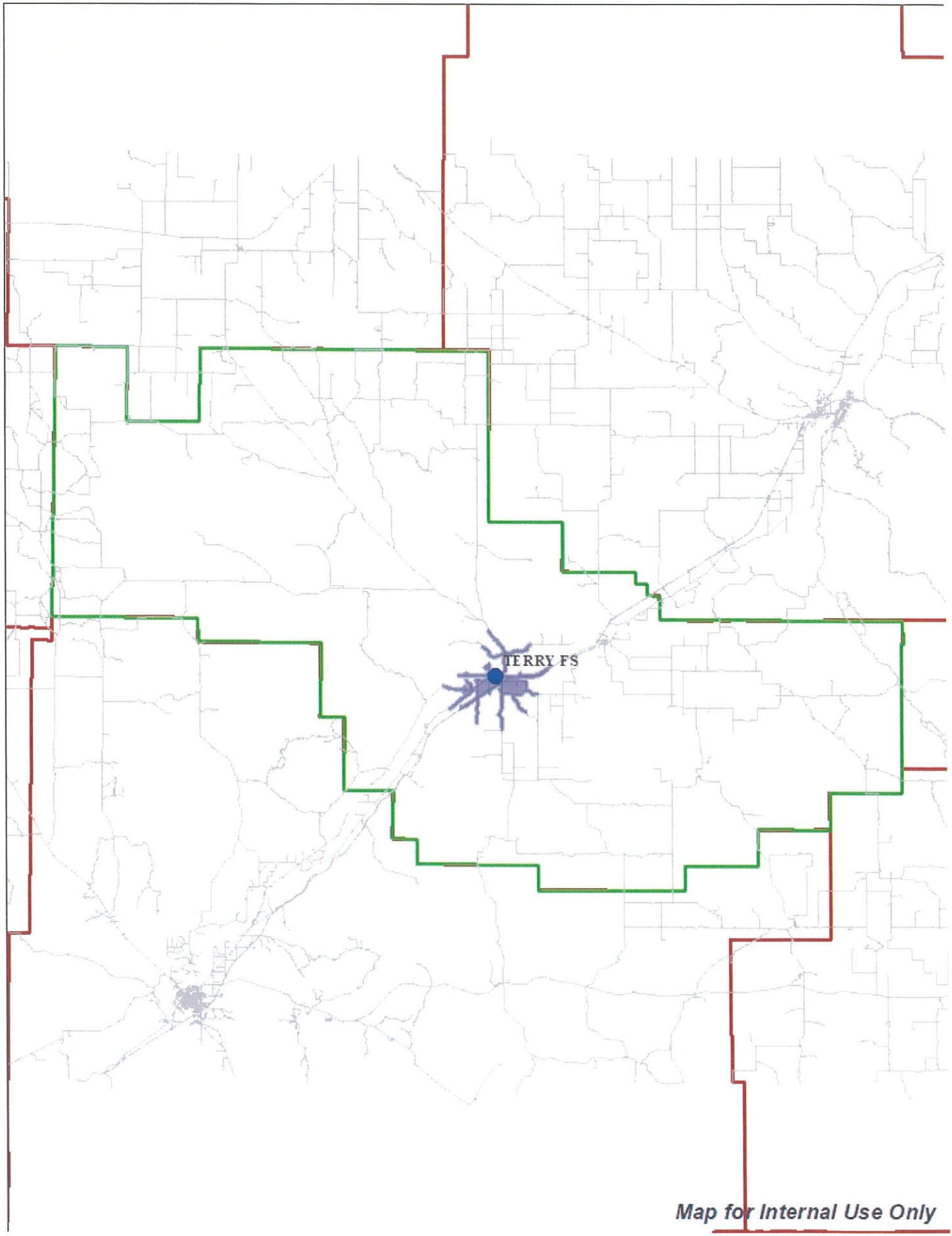

Exhibit A

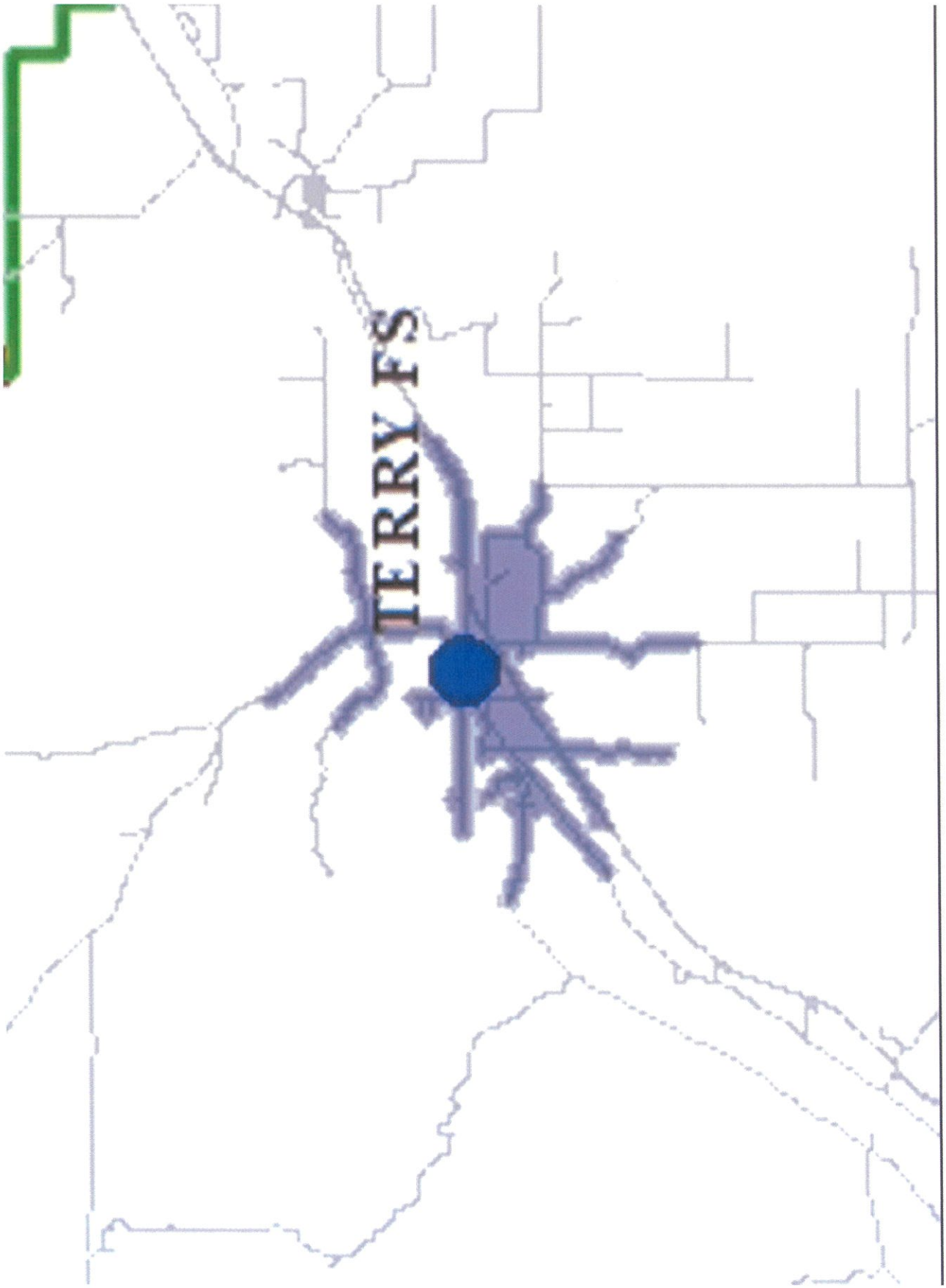

Exhibit A

These are a packet of documents about the **new ISO Public Protection Classification (PPC)** for the Town of Terry and Prairie County.

The official result

ISO completed a survey of the Terry Fire Department's structural fire-suppression system. Effective **November 1, 2026**, the classification is **8B/10**:

- **Class 8B** — properties generally within **5 road miles** of a recognized Terry fire station.
- **Class 10** — properties more than 5 road miles from a recognized station.

ISO also updated the recognized fire-protection boundary to match the **entire Prairie County line**. That does **not** automatically give every property in the county an 8B rating. Distance from a recognized station still controls the individual property class.

Why it matters

Most insurance companies use ISO PPC ratings when they decide whether to write a policy and how much to charge for homes, farms, ranches, and businesses. Moving from Class 10 to 8B can produce modest premium reductions (the documents estimate 0–15% with the current insurer, possibly 5–25% if the owner shops) or can make a property eligible for a standard policy that was previously unavailable. Savings are not automatic and are not guaranteed.

What the rest of the packet is

The other pages are working drafts prepared for local officials:

- **Public Release Procedures** — step-by-step legal process under Montana open-meeting and public-records law (MCA Title 2 and Title 7). It recommends separate agenda items for the Terry Town Council and the Prairie County Commissioners, public comment, minutes, a coordinated press release, and multi-channel notice. It repeatedly warns against claiming that "every property is now 8B" or that everyone will get a discount.
- **Draft press release** ("TERRY FIRE PROTECTION RATING UPDATED...") explaining the 8B/10 split, the 5-road-mile rule, and telling owners to contact their own insurance agents after November 1.
- **Insurance-savings analysis** and a list of questions local agents should be asked when quoting representative properties (town home, rural home inside 5 miles, farm/ranch inside the new 8B

area, and a remaining Class 10 property).

- **Improvement Plan** — what it would take to move from 8B toward a better class (mainly documented water supply of 250 gpm for two hours, possible satellite stations, better staffing/ training records, etc.). It also lists community priorities and the ISO phone number (1-800-444-4554, option 2) to request the full scoring report.

In short: this is the official ISO letter plus the supporting legal, communications, and planning documents that Town and County officials would use to announce the change and decide what, if anything, to do next.

There's no statutory deadline — the classification is already set by ISO and takes effect November first, twenty twenty-six. The county's job is just to handle it lawfully and publicly, and the documents lay out a nine-step timeline that ends with a reminder mailing shortly after that date.

The sequence: get written confirmation from ISO of the boundary and station details, put the matter on the Terry Town Council agenda and separately on the Prairie County Commissioners' agenda, hold both discussions in open meetings with public comment, approve a coordinated press release, publish and post it, notify local insurance agents before November first, remind property owners again right after the effective date, and keep a public file of everything.

The legal backbone is Montana's open-meeting and public-records laws — the council and commissioners can't act on the item without giving the public a chance to comment first, and the minutes have to document what was discussed and decided. The documents also recommend the town and county attorneys check the procedure against local notice ordinances before anything goes out.

One thing worth flagging: the packet is written for both the town and the county, but the county can't formally act for the town and vice versa, so they need separate agenda items even though they'll issue one joint press release.