ORDINANCE NO. 2945

AN ORDINANCE ASSIGNING A ZONING CLASSIFICATION
OF R-3 SINGLE-FAMILY HIGH DENSITY DISTRICT TO
SOUTH PARK ADDITION PHASE 1, IN THE N/2 OF SECTION
22, TOWNSHIP 20 NORTH, RANGE 3 EAST, P.M.M.,
CASCADE COUNTY, MONTANA

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WHEREAS, North Park Investments, LLP, has petitioned the City of Great Falls to annex South
Park Addition Phase 1, located in the N/2 of Section 22, Township 20 North, Range 3 East, P.M.M.,
Cascade County, Montana; and,

WHEREAS, North Park Investments, LLP, has petitioned said South Park Addition Phase 1, be
assigned a City zoning classification to accommodate conventional single family residential
development, upon annexation to City; and,

WHEREAS, notice of assigning a zoning classification of R-3 Single-family high density district, to
said South Park Addition Phase 1, was published in the Great Falls Tribune advising that a public
hearing on this zoning designation would be held on the 5th day of September, 2006, before final
passage of said Ordinance herein; and,

WHEREAS, following said public hearing, it was found and recommended that the said zoning
designation be made, NOW THEREFORE,

BE IT ORDAINED BY THE COMMISSION OF THE CITY OF GREAT FALLS, STATE OF
MONTANA:

Section 1. It is determined that the herein requested zoning designation will meet the criteria and
guidelines cited in Section 76-2-304 Montana Code Annotated, and Section 17.16.40.030 of the Unified
Land Development Code of the City of Great Falls.

Section 2. That the zoning of South Park Addition Phase 1, be designated as R-3 Single-family
high density district classification.

Section 3. This ordinance shall be in full force and effect either thirty (30) days after its passage
and adoption by the City Commission or upon filing in the office of the Cascade County Clerk and
Recorder the resolution annexing South Park Addition Phase 1, into the corporate limits of the City of
Great Falls, Montana, whichever event shall occur later.

PASSED BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS, MONTANA, this
5th day of September, 2006.

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Dona R. Stebbins, Mayor

ATTEST:

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Peggy J. Bourne, City Clerk

(SEAL OF CITY)
I, Peggy J. Bourne, City Clerk of the City of Great Falls, Montana, do hereby certify that the foregoing Ordinance No. 2945 was placed on its final passage and passed by the Commission of the City of Great Falls, Montana at a meeting thereof held on the 5th day of September, 2006.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Seal of said City on this 5th day of September, 2006.

Peggy J. Bourne, City Clerk

(SEAL OF CITY)