



**Item:** Accept Malmstrom Air Force Base Joint Land Use Study (JLUS) final document – Resolution 9965

**From:** Mike Haynes, AICP, Director of Planning and Community Development

**Initiated By:** Planning and Community Development Department

**Presented By:** Mike Haynes, AICP, Director of Planning and Community Development

**Action Requested:** Adopt Resolution 9965

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**Suggested Motion:**

1. Commissioner moves:

“I move the City Commission (adopt/deny) Resolution 9965 accepting the Malmstrom Air Force Base Joint Land Use Study (JLUS) final document.”

2. Mayor calls for a second, discussion, inquiries from the public, and calls the vote.

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**Staff Recommendation:** Staff Recommends the City Commission adopt Resolution 9965.

**Background:** Through a grant from the U.S. Department of Defense, Office of Economic Adjustment (OEA), Cascade County was able to prepare a Joint Land Use Study (JLUS) for Malmstrom Air Force Base (MAFB) and the surrounding localities.

On November 5, 2008 the City Commission adopted Resolution 9799 authorizing participation in the Malmstrom JLUS, approving Cascade County’s role as project sponsor and proceeding with a grant application to OEA.

The City of Great Falls participated in the JLUS through representatives on the JLUS Policy and Technical Committees. Other local partners in the JLUS included Chouteau County, Fergus County, Judith Basin County, Lewis and Clark County, Teton County, and Wheatland County. The JLUS focused on two Study Areas: the Malmstrom Air Force Base Study Area that was the primary focus of city staff, and the greater Malmstrom Missile Complex Study Area that covers the seven-counties mentioned above.

The purpose of a JLUS is to promote cooperation between the military installation and the surrounding localities in order to strengthen the mission of the installation while at the same time providing for more compatible land use and development near the installation. Land use issues addressed in the Study include accident potential and encroachment. The Study recommends

measures to increase land use compatibility and adoption by local planning commissions and governing bodies.

Matrix Design Group, Inc. was selected from eleven (11) submittals to conduct the JLUS on February 25, 2010. Public outreach began with the community kick-off meeting on September 15, 2010. Public meetings were held regarding the JLUS in Lewistown (February 22, 2011, October 4, 2011); Simms (February 24, 2011); Ft. Benton (February 23, 2011); Choteau (October 6, 2011); and in Great Falls (October 5, 2011). A website was created for the Malmstrom JLUS for information and to provide a forum to make comments. The local media published several articles on the JLUS and local television covered some of the public meetings. There were also several Technical Committee and Policy Committee meetings that the public was invited to attend.

The JLUS Policy Committee was comprised of representatives of these communities as well as representatives from Malmstrom Air Force Base (MAFB), Great Falls International Airport Authority, Great Falls Association of Realtors, Great Falls Chamber of Commerce, Great Falls Citizens Council, the Montana House of Representatives, MACO and the Great Falls Development Authority. The JLUS Policy Committee voted to recommend the JLUS final document be accepted on March 27, 2012. Cascade County Commissioners accepted the final JLUS document on March 28, 2012.

The JLUS and supporting documents are available for review on the Planning and Community Development Department main webpage at <http://www.greatfallsmt.net/planning>

Cascade County proposes to establish a committee, of which the City of Great Falls would be a member, to establish ongoing coordination with MAFB and consider possible implementation strategies from the range of alternatives outlined in the JLUS.

At the April 17, 2012, City Commission work session, the Director of Planning and Community Development presented details of the JLUS process, participants and timelines, a summary of the findings and key exhibits in the final report, and potential next steps.

**Fiscal Impact:** There is no fiscal impact to accepting the JLUS document as complete.

**Attachments/Exhibits:** Resolution 9965

RESOLUTION 9965

A RESOLUTION BY THE CITY COMMISSION OF THE CITY OF  
GREAT FALLS, MONTANA, TO ACCEPT THE MALMSTROM AIR  
FORCE BASE JOINT LAND USE STUDY (JLUS)

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WHEREAS, the City of Great Falls participated with Cascade County in the Malmstrom Air Force Base Joint Land Use Study (JLUS) intended to develop a strategic and cooperative planning process for the use of property surrounding Malmstrom Air Force Base; and,

WHEREAS, the study process provided opportunities for public involvement including a community kick-off meeting, a public survey, a project web site, and public meetings to receive comments on the final draft report; and,

WHEREAS, the Malmstrom Air Force Base JLUS was completed in February, 2012; and,

WHEREAS, the JLUS Policy Committee comprised of representatives of the Counties of Cascade, Chouteau, Fergus, Judith Basin, Lewis and Clark, Teton and Wheatland, the City of Great Falls, and other individuals that represented area property owners, Montana House of Representatives, Great Falls Association of Realtors, Great Falls International Airport Authority, Great Falls Chamber of Commerce, Great Falls Citizens Council, voted to recommend to forward to the Cascade County Commissioners to accept the JLUS report on March 27, 2012; and,

WHEREAS, Cascade County Commissioners formally accepted the JLUS on March 28, 2012; and,

WHEREAS, the City of Great Falls finds the recommendations contained in the JLUS may protect the mission and future missions of Malmstrom, encourage compatible land use around the base and help to sustain growth within the City and Cascade County.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSION OF THE CITY OF GREAT FALLS, MONTANA:

That, after hearing all persons relative to the proposed acceptance of the Malmstrom Air Force Base JLUS Final Report, the City Commission hereby accepts said final report as a completed study and may be used as a resource for guidance in developing future land use decisions.

PASSED AND ADOPTED by the City Commission of the City of Great Falls, Montana, on this 1<sup>st</sup> day May, 2012.

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Michael J. Winters, Mayor

ATTEST:

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Lucy Hallett, Acting City Clerk

(CITY SEAL)

APPROVED FOR LEGAL CONTENT:

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James W. Santoro, City Attorney