

ORDINANCE NO. 2970

AN ORDINANCE ASSIGNING A ZONING CLASSIFICATION OF C-2 GENERAL COMMERCIAL DISTRICT TO LOTS 1 AND 2, BLOCK 1, AND R-5 MULTI-FAMILY RESIDENTIAL MEDIUM DENSITY DISTRICT TO LOT 1, BLOCK 2, HILTON GARDEN INN MINOR SUBDIVISION, IN SECTION 15, TOWNSHIP 20 NORTH, RANGE 3 EAST, P.M.M., CASCADE COUNTY, MONTANA

* * * * *

WHEREAS, Erck Hotels, Jay and Renee Russell and the Deloris M. Russell Bypass Trust have petitioned the City of Great Falls to annex the unincorporated portion of Hilton Garden Inn Minor Subdivision, located in the SW1/4 of Section 15, Township 20 North, Range 3 East, P.M.M., Cascade County, Montana; and,

WHEREAS, Erck Hotels has petitioned Lots 1 and 2, Block 1, Hilton Garden Inn Minor Subdivision, be assigned a zoning classification of C-2 General commercial district and Jay and Renee Russell and the Deloris M. Russell Bypass Trust have petitioned the unincorporated portion of Lot 1, Block 2, Hilton Garden Inn Minor Subdivision, be assigned a zoning classification of R-5 Multi-family residential medium density district, upon annexation to City and the incorporated portion of Lot 1, Block 2, Hilton Garden Inn Minor Subdivision, be rezoned from R-2 Single-family medium density district to R-5 Multi-family residential medium density district; and,

WHEREAS, since petitioning for the hereinabove described annexation and assignment/change of City zoning, Peter D. Bleskin has acquired and assumed the interest of Jay and Renee Russell and the Deloris M. Russell Bypass Trust in Lot 1, Block 2, Hilton Garden Inn Minor Subdivision; and,

WHEREAS, notice of assigning a zoning classification of C-2 General commercial district to Lots 1 and 2, Block 1, Hilton Garden Inn Minor Subdivision, and R-5 Multi-family residential medium density district to the incorporated portion of Lot 1, Block 2, Hilton Garden Inn Minor Subdivision, upon annexation to the City and rezoning the incorporated portion of Lot 1, Block 2, Hilton Garden Inn Minor Subdivision, from R-2 Single-family medium density district to R-5 Multi-family residential medium density district, was published in the Great Falls Tribune advising that a public hearing on this zoning designation/change would be held on the 1st day of May, 2007, before final passage of said Ordinance herein; and,

WHEREAS, following said public hearing, it was found and recommended that the said zoning designation/change 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/change 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 Lots 1 and 2, Block 1, Hilton Garden Inn Minor Subdivision, be designated C-2 General commercial district and the unincorporated portion of

Lot 1, Block 2, Hilton Garden Inn Minor Subdivision be designated as R-5 Multi-family residential medium density district and the incorporated portion of Lot 1, Block 2, Hilton Garden Inn Minor Subdivision, be rezoned from R-2 Single-family medium density district to R-5 Multi-family residential medium density district with the maximum height for any building to be placed on subject Lot 1, Block 2, limited to twenty (20) feet.

Section 3. This ordinance shall be in full force and effect 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 the unincorporated portion of the Hilton Garden Inn Minor Subdivision, 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 1st day of May, 2007.

Dona R. Stebbins, Mayor

ATTEST:

Peggy J. Bourne, City Clerk

(SEAL OF CITY)

APPROVED FOR LEGAL CONTENT:

David V. Gliko, City Attorney

State of Montana)
County of Cascade : ss.
City of Great Falls)

I, Peggy J. Bourne, City Clerk of the City of Great Falls, Montana, do hereby certify that the foregoing Ordinance No. 2970 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 1st day of May, 2007.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Seal of said City on this 1st day of May, 2007.

Peggy J. Bourne, City Clerk

(SEAL OF CITY)

State of Montana)
County of Cascade : ss.
City of Great Falls)

Peggy J. Bourne, being first duly sworn, deposes and says: That on the 1st day of May, 2007, and prior thereto, she was the City Clerk of the City of Great Falls, Montana; that as said City Clerk she did publish and post as required by law and as prescribed and directed by the Commission, Ordinance No. 2970 of the City of Great Falls, in three conspicuous places within the limits of said City to-wit:

On the Bulletin Board, first floor, Civic Center Building;
On the Bulletin Board, first floor, Cascade County Court House;
On the Bulletin Board, Great Falls Public Library

Peggy J. Bourne, City Clerk

(SEAL OF CITY)